



**COLOR INDEX**  
 PLOT BOUNDARY  
 ABUTTING ROAD  
 PROPOSED ROAD (COVERAGE AREA)  
 EXISTING (To be retained)  
 EXISTING (To be demolished)

**AREA STATEMENT (BBP)**  
 VERSION NO.: 1.0.20  
 VERSION DATE: 26/03/2025

**PROJECT DETAIL**  
 Authority: BBMP  
 Project No: 6232024-05  
 Application Type: General  
 Land Use Zone: Residential (Main)  
 Proposal Type: Building Permission  
 Plot/Plot No.: 149  
 Nature of Sandan: MODIFY

City Survey No: 45-1/16/15/16/17/18/19/20/21/22/23/24/25/26/27/28/29/30/31/32/33/34/35/36/37/38/39/40/41/42/43/44/45/46/47/48/49/50/51/52/53/54/55/56/57/58/59/60/61/62/63/64/65/66/67/68/69/70/71/72/73/74/75/76/77/78/79/80/81/82/83/84/85/86/87/88/89/90/91/92/93/94/95/96/97/98/99/100/101/102/103/104/122/161/162/163/164/17/ BHATTARAHALLI VILLAGE, BIDARAHALLI HOBBIBANGALORE

Location: RING-II  
 Khas No. (As per Khas Extract): 149

Ward: Ward-052  
 Plot No: 311-Horamavu

Locality / Street of the property: BHATTARAHALLI VILLAGE,

Zone: Mahadevapura

Building Line Specified as per Z.R.: 0m (No Building Line beyond New Air Engine Factory)

Permit Type: Building Permission

Area of Plot (Minimum): 63053.38

Deduction for Net Plot Area: Surrender Free of Cost

Area of Plot (Maximum): 151.25

Deduction for Net Plot Area: 151.25

Area of Plot (Deductions): 61642.13

Deduction for Building Plot Area: 151.25

RW Area surrendered Free of Cost: 151.25

Amity Area: 3192.89

Area of Plot (Deductions): 4594.14

Balance Area of Plot (Deductions): 50359.24

COVERAGE CHECK

Permissible Coverage area (50.00 %)

Proposed Coverage Area (64.43 %)

Existing Coverage Area (64.35 %)

Area of Plot (Deductions): 3752.05

Balance coverage area (51.86 %)

PLOT AREA CONSIDERED FOR FAR: 63053.38 Sqm (3182.89-149.00)

FAR CHECK

Permissible FAR: 1.25 for zoning regulation 2015 (3.25)

Total Perm. FAR area: 1.25

Residential FAR: 100.00%

Proposed FAR Area: 7524.53

Existing FAR Area: 7524.53

Achieved FAR Area: 11807.26

Balance FAR Area: 14505.78

BUILT UP AREA CHECK

Proposed Built-up Area: 114508.81

Existing Built-up Area: 155099.22

Substructure Area in BUA (Layout Lvl): 0.00

Achieved Built-up Area: 26950.03

Block USE/SUBUSE Details

Block Name: Block Use: Block Subuse: Block Structure: Block Land Use Category

BLOCK1 (ABCD): Residential Apartment Highrise R

CLUB HOUSE (CLUB): Residential Apartment Highrise R

Required Parking(Table 7a)

Block Name: Type: Subuse: Area (Sq.m): Units: Req'd: Prop: Req'd/Unit: Req'd/Prop:

BLOCK2 (ABCD): Residential Apartment 50+ 2 1 30 544 -

50+ 225 1 - 1 574 683 -

Total: - - 574 683 -

Parking Check (Table 7b)

Vehicle Type: Regd. No.: Area (Sq.m): Achieved Area (Sq.m):

Car: 574 7892.50 683 9391.25

Vehicle Car Parking: 58 797.50 0 0

Total Car: 632 8689.00 683 9391.25

Two Wheeler: 797.50 0 0

Other Parking: - - 24769.96

Total: 9497.50 - 34161.21

FAR & Terrain Details

Block Name: Deductions for Gross Built Up Area (Sq.m): Total Deductions for Gross Built Up Area (Sq.m): Proposed FAR Area (Sq.m): Total FAR Area (Sq.m): Proposed FAR Area (Sq.m): Total FAR Area (Sq.m):

BLOCK (ABCD): 1 11807.26 112953.38 431.34 102.43 102.43 204.13 1008.26 1139.89 2047.68 7895.90 604 779.78

HOUSE (CLUB HOUSE): 1 2301.52 446.33 1859.15 157.06 15.64 292.29 0.00 0.00 130.85 130.85 0 0 132.20

Total: 2 119192.43 11353.83 449.68 2096.77 1119.00 1905.85 1139.89 2047.68 7548.55 604 779.78

Existing Block Details

Name: Use: Subuse: Type: Structure: Height: Floor No: FAR Area (Sq.m): BUA Area (Sq.m):

ExStructure To Be RETAINED-1: Residential Apartment Building Highrise 118.00 42 118807.26 155099.22

Total: 155099.22 155099.22

PARK & OPEN SPACE = 6364.04 SQM

C.A. AREA = 3182.89 SQM

TOTAL No. of E.W.S UNITS = 61 UNITS

Block BLOCK2 (ABCD)

Floor Name: Deductions from Gross Built Up Area (Sq.m): Total Deductions (Area in Sq.m): Proposed FAR Area (Sq.m): Total FAR Area (Sq.m): Carpet Area other than Tenement (No.): E.W.S Tenement (No.):

Coloum: StarCase Lift Void Substructure Ramp Parking Res.

Terrace Floor: 333.69 0.00 333.69 231.25 0.00 102.44 0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00

First Floor: 1215.03 6.17 1153.32 33.32 21.55 420.75 0.00 0.00 666.24 666.24 04 0.00

Second Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Third Floor: 4036.77 250.16 3730.57 3730.57 172.09 88.19 30.00 328.72 0.00 3169.61 3169.61 27 0.00

Fourth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Fifth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Sixth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Seventh Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Eighth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Ninth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Tenth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Eleventh Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Twelfth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Thirteenth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Fourteenth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Fifteenth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Sixteenth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Seventeenth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Eighteenth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Nineteenth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Twenty-Fifth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Twenty-Sixth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Twenty-Seventh Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Twenty-Eighth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Twenty-Ninth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00

Thirtieth Floor: 3988.11 257.54 3730.57 3730.57 172.09 88.19 30.00 0.00 0.00 3442.29 3442.29 29 0.00