

Building Plan Approval System

Building Plan Scrutiny



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1 Building Plan Scrutiny

1.1 Users

- Valid Business Licensee: Architect, Building Designer A, Building Designer B, Engineer A, Engineer B, Town Planner A, Town Planner B, Supervisor A and Supervisor B.

1.2 Overview

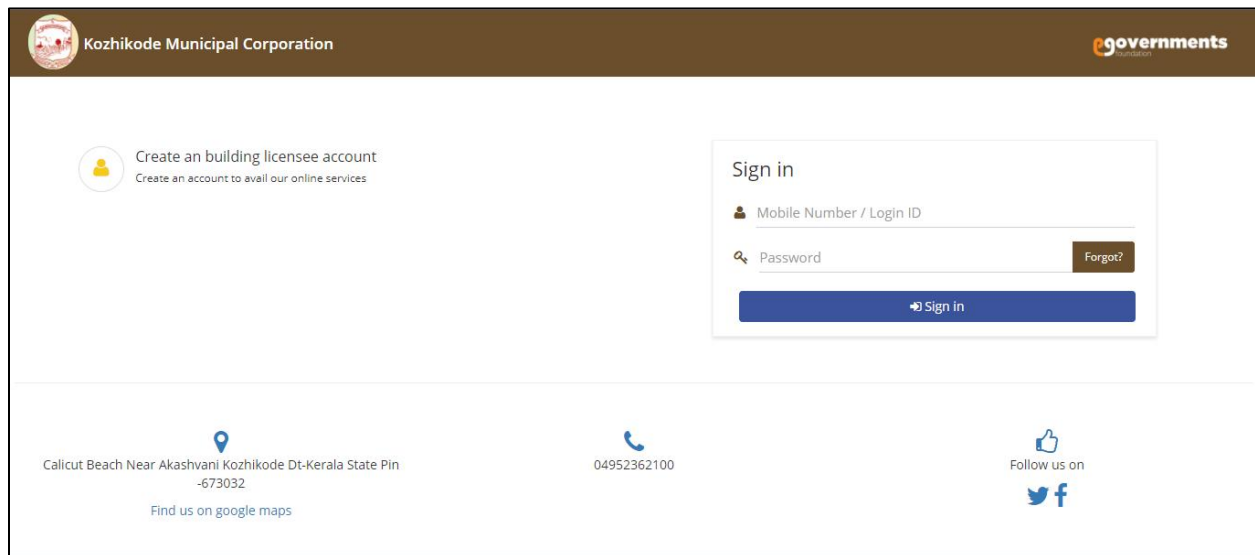
- A business user resembles the one who has valid license from ULB in order to submit a “Building Plan Approval” (BPA) application.
- Only a business user can submit a **Building Plan Approval** application.
- A business user can do plan scrutiny for “n” number of times for a single plan and can submit and scrutinize multiple building plans for ‘n’ number of time.
- Business user and citizen will be completely in sync with each and every details related to building plan approval application, via Building Plan Approval system, throughout the application cycle

1.3 Building Plan Scrutiny:

In order to make a complete automated and transparent process for scrutinizing a building plan and getting the government approval for the same, eGovernments foundation has created an open source software (built on all open source tools) for ‘Building Plan Scrutiny’ and ‘Building Plan Approval System’

1.4 Steps to submit a Building Plan Scrutiny

- 1) For registration of Business licensee, click on new registration on kozhikode.emunicipal.egovernments.org
- 2) A business user will be able to login or will receive the unique login credentials only after approval from the ULB authority.
- 3) Login as registered business user using the user name and password send via SMS and Email.
- 4) URL for login: kozhikode.emunicipal.egovernments.org



Kozhikode Municipal Corporation

egovernments foundation

Create an building licensee account
Create an account to avail our online services

Sign in

Mobile Number / Login ID

Password [Forgot?](#)

Sign in

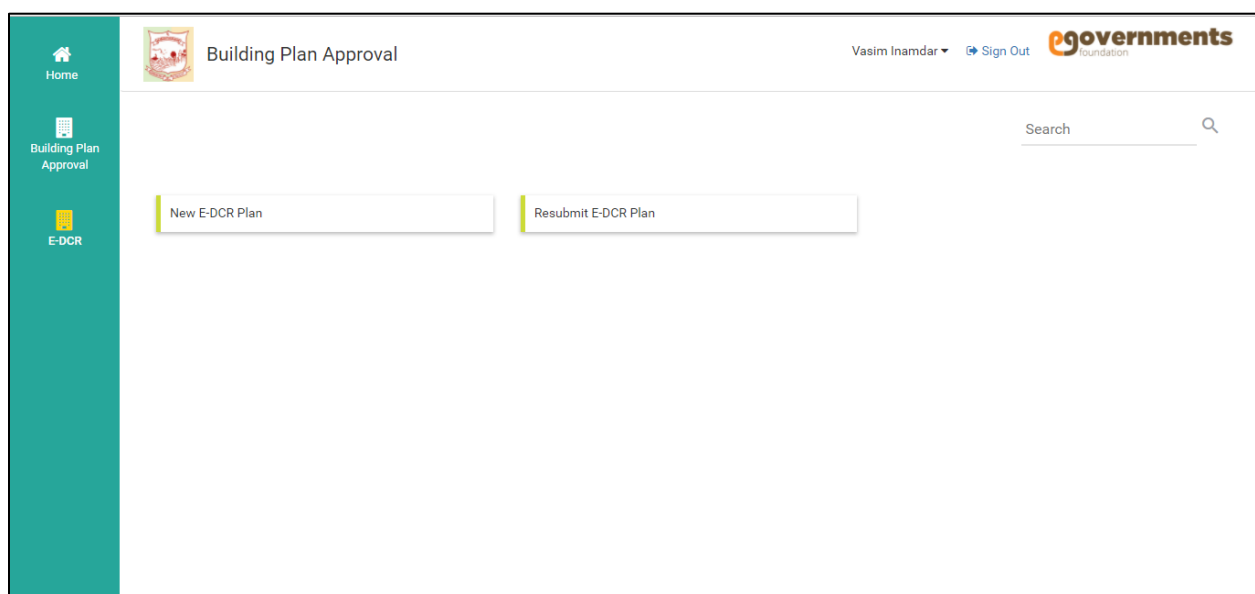
Calicut Beach Near Akashvani Kozhikode Dt-Kerala State Pin -673032
Find us on google maps

04952362100

Follow us on
f t

1.4.1 EDCR- Building Plan Scrutiny

1. On the left panel dashboard click on **EDCR** icon.
2. Two options will appear on the screen.
3. A) **New EDCR Plan**
4. B) **Resubmit EDCR Plan**



Building Plan Approval

Vasim Inamdar Sign Out egovernments foundation

Home

Building Plan Approval

E-DCR

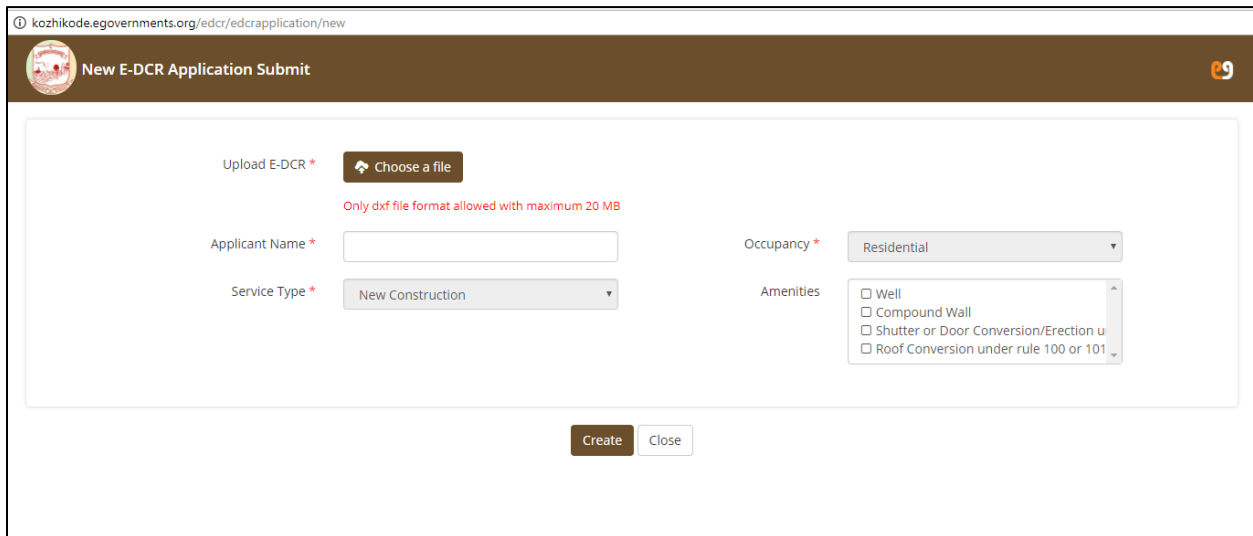
New E-DCR Plan

Resubmit E-DCR Plan

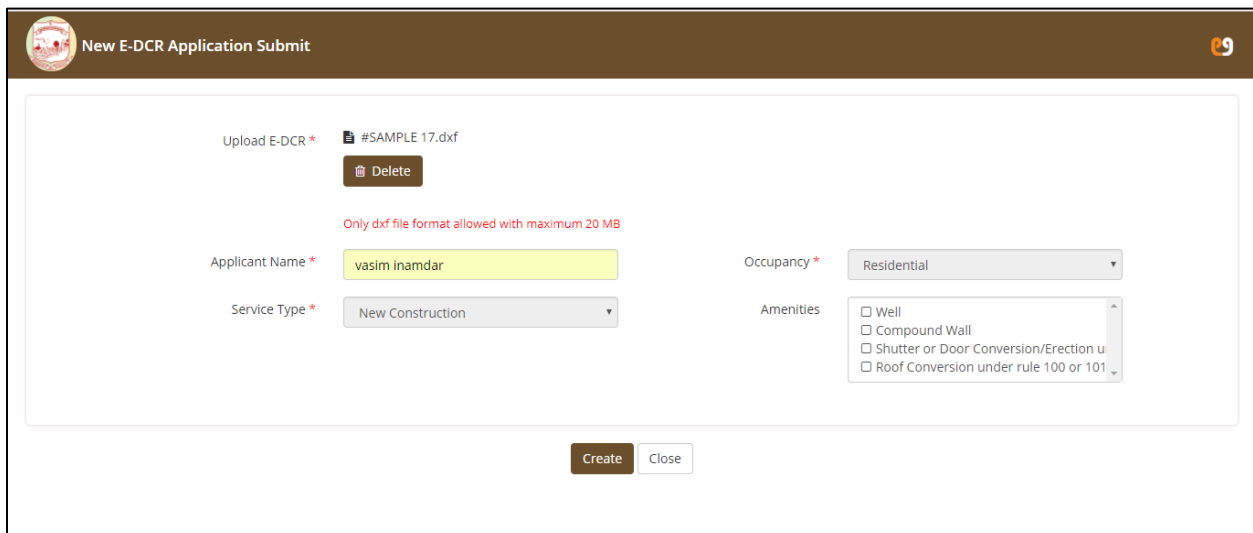
Search

1.4.2 New EDCR Plan

- For submitting the 'Building Plan Scrutiny', the user can upload only **.DXF** type of cad drawing file. Maximum size of the file can be up to **20MB**.

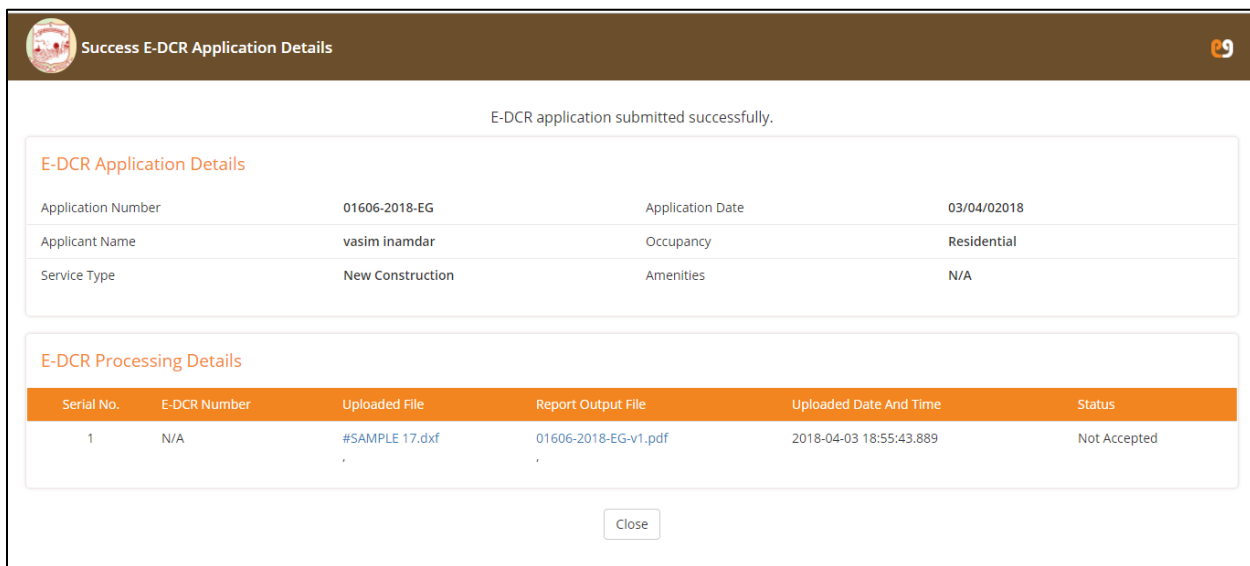


- The user needs to enter the applicant name occupancy type and service type (along with amenities if any) mandatorily.



- Click on **create** in order to scrutinize the building plan
- Click **close** to close the tab.

- The system scrutinizes the submitted plan automatically in few seconds and output report is generated along with the status of the report as shown in the below screenshot
- The first tabular form the screen shows the submitted **EDCR Application details** before doing building plan scrutiny of the submitted file.
- In **EDCR Application details** the system generates an unique application number.
- The table with the header '**EDCR Processing Details**' gives details of submitted 'Building Plan Scrutiny' file. The table contains details like **uploaded file name, report output file name, uploaded date and time and status of the submitted** 'Building Plan'.



E-DCR application submitted successfully.

E-DCR Application Details

Application Number	01606-2018-EG	Application Date	03/04/02018
Applicant Name	vasim inamdar	Occupancy	Residential
Service Type	New Construction	Amenities	N/A

E-DCR Processing Details

Serial No.	E-DCR Number	Uploaded File	Report Output File	Uploaded Date And Time	Status
1	N/A	#SAMPLE 17.dxf	01606-2018-EG-v1.pdf	2018-04-03 18:55:43.889	Not Accepted

Close

- Click on **close** button to close the tab.
- On clicking **report output file** that is generated after system doing the building plan scrutiny, the in detailed report of the scrutiny file is generated as shown in the below screens.
- The **report** is generated based on latest version of **KMBR** rules.

01606-2018-EG-v1.pdf 1 / 2

KOZHIKODE MUNICIPAL CORPORATION
AUTOMATED BUILDING PERMIT APPROVAL SYSTEM
PLAN DOCUMENT SCRUTINY REPORT

APPLICATION DETAILS			
1	APPLICANT NAME	vasim inamdar	6 PLOT RESURVEY NUMBER
2	APPLICATION NUMBER	01606-2018-EG	7 WARD
3	APPLICATION DATE	03/04/2018	8 DESOM
4	OCCUPANCY TYPE	Residential	9 VILLAGE
5	LICENSEE		

AREA DETAILS		OTHER GENERAL DETAILS	
1	TOTAL BUILT UP AREA	587.9186 m2	1 APPLICABILITY OF CRZ
2	TOTAL FLOOR AREA	575.5010 m2	2 AVAILABILITY OF NOC TO ABUT SIDE OF THE PLOT
3	TOTAL CARPET AREA	460.4008 m2	3 AVAILABILITY OF NOC TO ABUT REAR OF THE
4	PLOT AREA	1270.47 m2	4 WHETHER SITUATED IN SECURITY ZONE?
5	FAR	0.453 m2	5 VOLTAGE OF OVERHEAD ELECTRIC LINE
6	COVERAGE	15.470 m2	6 HEIGHT OF BUILDING

Status of Report: Not Accepted
Errors
 1. Cul-de-sac road, Shortest Distance not defined in the plan.

- The report explains **rule number, rule description, required as per rule, provided as per drawings and accepted/Not accepted** in a tabular form as mentioned in the below screen.
- The report also clearly mentioned for which rule the plan is accepted or not accepted. Based on the rule wise status output, the user can re-submit the plan again by correcting the submitted plan for all the rules which shows ‘Not Accepted’ status in the report.

01606-2018-EG-v1.pdf 1 / 2

Building Rule Scrutiny

KMBR Rule No.	Rule description	Required by Rule	Provided as per drawings	Accepted / Not Accepted
23(5)	Horizontal line distance from electric line	1.85(MTR)	21.8781(MTR)	Accepted
24(1)	Every habitable room shall abut on an exterior or interior open space or verandah	Habitable Room shall abut on an exterior or interior open space or verandah	All Habitable Room (s) are abutting an exterior or interior open space or verandah	Accepted
24(3)	Front yard distance	(Minimum distance, Mean distance) (1.8,3)(MTR)	(4.029,6.50277)(MTR)	Accepted
24(4)	Rear Yard	(Minimum distance, Mean distance) (Minimum 1 MTR , Average 2.0 MTR)(MTR)	(3.516,22.0781)(MTR)	Accepted
24(5) Side Yard 1	Minimum open space on Side 1	Minimum 1 MTR	3.619(MTR)	Accepted
24(5) Side Yard 2	Minimum open space on Side 2	1.2(MTR)	4.705(MTR)	Accepted
24(10)	No construction or hangings outside the boundaries of the site	Shades or Overhangs, Building foot print Should be inside Plot Boundary	Shades or Overhangs, Building foot print are inside Plot Boundary	Accepted

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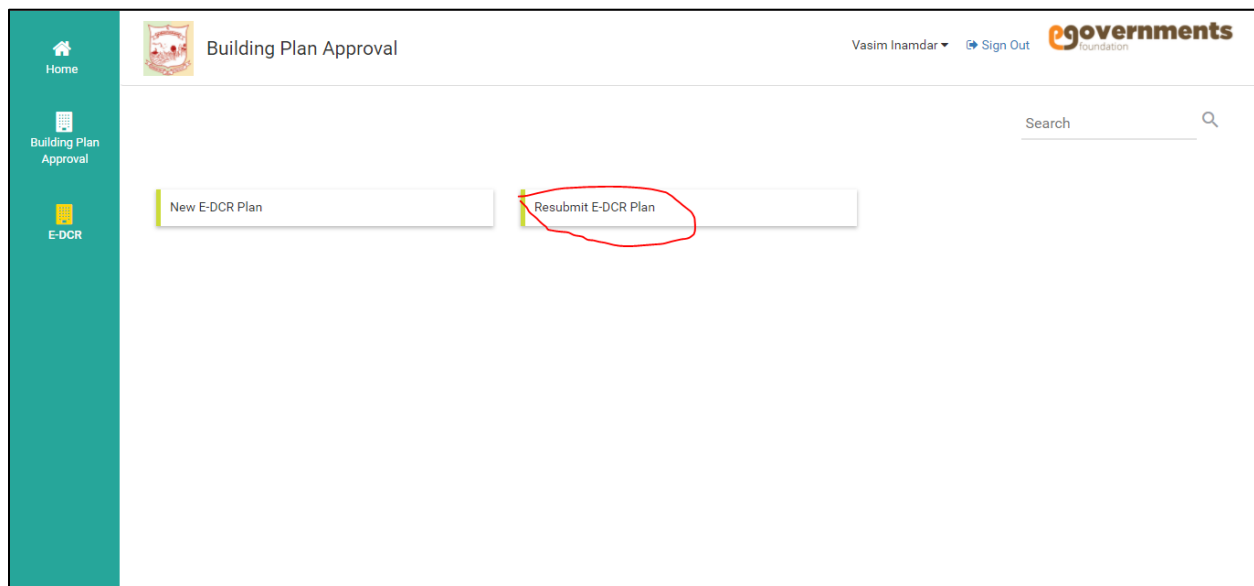
01606-2018-EG-v1.pdf 2 / 2

30	Occupancy of Buildings		Resubmit Occupancy Defined in the plan.	Verify
31(1)	FAR	Should be less than 4.0	0.453	Accepted
31(2)	FAR Coverage	should less than 65	15.470	Accepted
33(1)	Access to building	2.0(MTR)	3.0(MTR)	Accepted
34(1)	Parking Slots Area	2.70 M x 5.50 M Minimum Area of Each parking	No violation of area in 3 parking	Accepted
34(2)	Total number of Parking	5.0 Numbers	3 Numbers	NotAccepted

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1.4.3 Resubmit 'Building Plan Scrutiny'

- Click on '**Resubmit EDCR Plan**' (Building Plan Scrutiny), to resubmit the building plan.



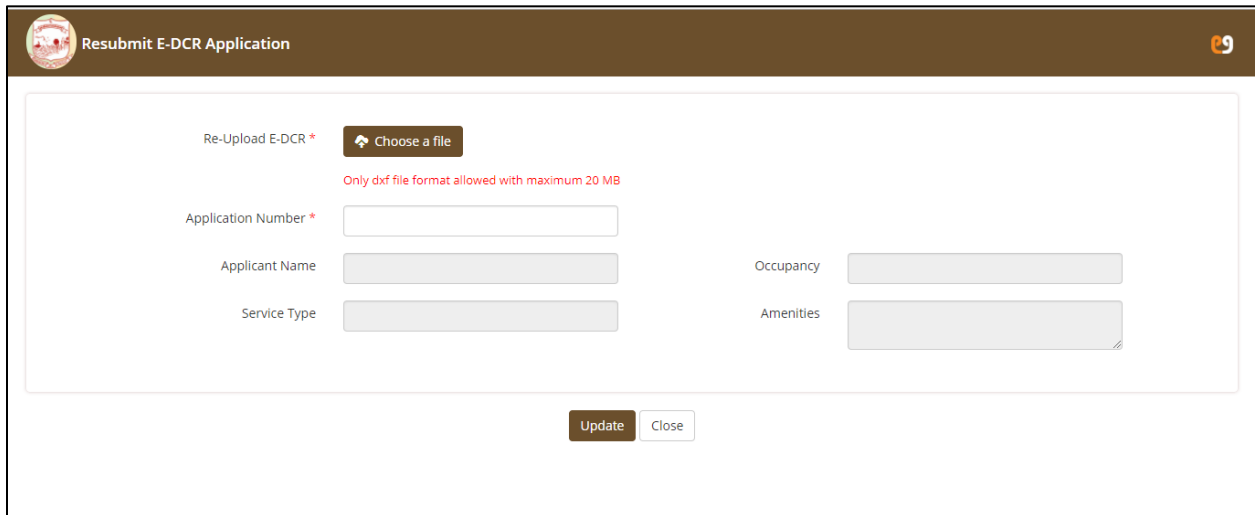
Building Plan Approval Vasim Inamdar Sign Out egovernments foundation

Search

New E-DCR Plan Resubmit E-DCR Plan

- On Click of 'Resubmit EDCR Plan' (Building Plan Scrutiny), the system navigates to below mentioned screen.

- The user needs to resubmit the corrected ‘Building Plan Scrutiny’ file and upload the corrected **.DXF** file.
- The user needs to enter already generated application number with previous ‘Building Plan Scrutiny’ report.
- Click on **update** and generate the ‘Building Plan Scrutiny’ report for the resubmitted file.
- Click on **close** button to close the tab.



Resubmit E-DCR Application

Re-Upload E-DCR *

Only dxf file format allowed with maximum 20 MB

Application Number *

Applicant Name

Service Type

Occupancy

Amenities

- The resubmitted file details will also be updated in the **E-DCR processing details**.
- The user can download the scrutinized report for the resubmitted file by clicking on the **report output file**.

Success E-DCR Application Details

E-DCR application submitted successfully.

E-DCR Application Details

Application Number	01606-2018-EG	Application Date	03/04/2018
Applicant Name	vasim inamdar	Occupancy	Residential
Service Type	New Construction	Amenities	N/A

E-DCR Processing Details

Serial No.	E-DCR Number	Uploaded File	Report Output File	Uploaded Date And Time	Status
1	N/A	#Sample_17-03-03-18.dxf	01606-2018-EG-v2.pdf	2018-04-03 18:59:26.967	Not Accepted
2	N/A	#SAMPLE 17.dxf	01606-2018-EG-v1.pdf	2018-04-03 18:55:43.889	Not Accepted

Close

- Click on **close** button to close tab.
- The final accepted 'Building Plan Scrutiny' file has a **unique application number** which is used while submitting the 'Building Plan Approval' application.
- All the detail of the scrutinized and accepted building plan file which is generated is automatically attached along with the 'Building Plan Scrutiny' submitted file and accepted output report.
- The user needs to mandatorily enter the accepted 'Building Plan Scrutiny' report unique application number while submitting the building plan approval application for various service types (for required service type).

End of Document