

OFFICE OF THE NARSINGI MUNICIPALITY
DISTRICT RANGA REDDY
TOWN PLANNING SECTION
BUILDING PERMIT ORDER

To

Sri T.Ram Kumar Reddy and others, Developers M/s
Lansum Properties LLP, Rep by its Designated
Partner Sri Kunapareddy Umesh S/o late K.N.Rao.
2-293/82/HE/38/1, Huda Enclave Jubilee Hills,
Hyderabad., Telangana Pincode-5000034

FILE No. G1/174/2021

PERMIT No. BA.NO: 37/2020-21

DATE: 15 02 2021

Sub:- Technical Approved HMDA Building Permission – Released - Reg.

Ref:- 1. HMDA Technical Approved Vide No. 034687/SKP/R1/U6/HMDA/2020, Date: 30-01-2021
2. GOMS No 7 MA & UD Dated: 05.01.2016
3. Your Application Dated: 04-02-2021 and 12.02.2021.

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Your application, in the reference third cited, has been examined with reference to the rules and regulations in force and Permission is hereby sanctioned conditionally as detailed below:

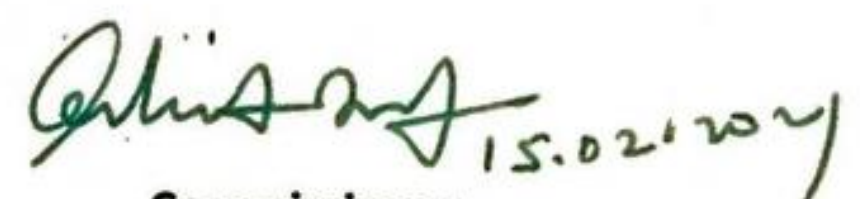
A	APPLICATION AND LICENSED PERSONNEL DETAILS:				
	Applicant	Sri T.Ram Kumar Reddy and others, Developers M/s Lansum Properties LLP, Rep by its Designated Partner Sri Kunapareddy Umesh S/o late K.N.Rao			
s	Developer / Builder	NA			
	Licensed Technical Person	NA			
	Structural Engineer	NA			
	Others	NA			
B	SITE DETAILS				
	T.S.No./Sy.No.	342/1 & 343			
	Premises No./H.No.	NA			
	Plot No.	-			
	Layout / Sub Divn. No.	NA			
	Street	NA			
	Locality	Narsingi			
	Name of the ULB	Narsingi			
C	DETAILS OF PERMISSION SANCTIONED:				
	Nature	Number of the Block	No of Floors	Built up area Sq Mts	Height of the Building
	Commercial,	Amenities (Block)	4 Cellar+ 1 Stlit +6 upper floors	4139.76	27.60
	Residential	Block (A)	4 Cellar+ 1 Stlit + 40 upper floors	80482.8	131.79
	Residential	Block (B)	4 Cellar+ 1 Stlit + 40 upper floors	81161.81	131.79
	Set Backs (m)	As per sanctioned Plan of HMDA to be maintained			
	Total Site Area	17,199.52 Sq Mts			
	Road affected area (m ²)	1291.71 Sq Mts			
	Net Area (m ²)	15,907.81 Sq Mts			
	Tot-lot (m ²)	-			
	No.of RWHPs	-			
	No.of Trees	-			
	Others	-			
D	DETAILS OF FEES PAID (RS.) TOTAL				
1.	Building Permit Fee	1,33,45,476/-	7	VLT, Library cess	2,46,574/-
			8	Conversion Charges,	00.00
2	Development Charges	0	9	Compounding Fee	-
3	Betterment Charges	00.00	10	Open space Charges	00.00
4	Ext. Betterment Charges	-	11	Others (RWHS)	3,97,695/-
5	Sub-Division Charges	00.00	12	Drainage Charges	00.00
6	Debris Removal Charges	5,000/-	13	Others'	20,654/-

[Signature]
15.02.2021
Commissioner,
Narsingi Municipality.
[Signature]

E Amount paid in Installments as per G.O Ms No 197 MA& UD Dept, Dt 16/11/2020.						
	Installments	Due Date	Amount In RS	Cheque No/ D.D.No.	Bank Name	Bank Branch
	1	11/02/2021	Rs. 35,03,850/-	483236	SBI Bank	Filim Nagar
	2	11/08/2021	Rs. 35,03,850/-	749950	SBI Bank	Filim Nagar
	3	11/02/2022	Rs. 35,03,850/-	749951	SBI Bank	Filim Nagar
	4	11/08/2022	Rs. 35,03,850/-	749952	SBI Bank	Filim Nagar
F Labour Cess						
			Paid at Labour Department and submitted Form-I			
1	Contractor's all Risk Policy No.		0000000020663532 Dt 07/01/2021 SBI General insurance			
2	Notarized Affidavit No.		Dt.			
3	Entered in Prohibitory Property Watch register Sl.No. 1		Dt.			
G	Building plans are valid for a SIX YEARS from the date of issue of permission letter as per G.O.Ms No.7, dt 05.01-2016					

The Building permission is sanctioned subject to following conditions:

1. The permission accorded does not confer any ownership rights, At later stage if it is found that the document are false and fabricated the permission will be revoked.
2. If Construction is not commenced within one year, building application shall be submitted a fresh duly paying required fees.
3. Sanctioned plan shall be followed strictly while making the construction,
4. Sanctioned Plan copy shall be displayed at the construction site for public view.
5. Commencement Notice shall be submitted by the applicant before commencement of the building.
6. Completion Notice shall be submitted after completion of the building to obtain occupancy certificate.
7. Occupancy Certificate is compulsory before occupying any building.
8. Public Amenities such as Water Supply, Electricity Connections will be provided only on production of occupancy certificate.
9. Prior Approval should be obtained separately for any modification in the construction.
10. Rain Water Harvesting Structure (percolation pit) shall be constructed.
11. This sanction is accorded on surrendering of Road affected portion of the site to Narsingi Municipality free of cost without claiming any compensation at any time as per the undertaking submitted.
12. Strip of greenery on periphery of the site shall be maintained as per rules.
13. Stocking of Building materials on footpath and road margin causing obstruction to free movement of public & vehicles shall not be done, failing which permission is liable to be suspended.
14. The permission accorded does not bar the application or provisions of Urban Land Ceiling & Registrations Act, 1976.
15. The Developer/Building/Owner to provide service road wherever required with specified standards at their own cost.
16. A safe distance of minimum 3.0 mts. Vertical and Horizontal Distance between the Building & High tension Electrical Lines and 1.5 mts. For Low Tension electrical line shall be maintained.
17. If greenery is not maintained 10% additional property tax shall be imposed as penalty every year till the condition is fulfilled.
18. The mortgaged built up area shall be allowed for registration only after an Occupancy Certificate is produced.
19. The Registration authority shall register only the permitted built up area as per sanctioned plan.


15.02.2024
Commissioner,
Narsingi Municipality.

Copy to:

1. The Town Planning Section Head.
2. The Officer concerned Property tax section.
3. The Municipal Engineer.
4. The Div. Executive Engineer, TGS Transco.
5. The Officer concerned Stamps and Registration Dept.
6. The Officer concerned Fire and Emergency Dept.

