



Building :BUILD (CLUB HOUSE)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)	Proposed Net BUA Area (Sq.mt.)	Total Net BUA Area (Sq.mt.)
		Lift Machine	Commercial	Total Net BOA Area (Sq.III.)
Ground Floor	469.47	0.00	469.47	469.47
First Floor	526.75	0.00	526.75	526.75
Second Floor	526.75	0.00	526.75	526.75
Third Floor	526.75	0.00	526.75	526.75
Fourth Floor	526.75	0.00	526.75	526.75
Terrace Floor	6.23	6.23	0.00	0.00
Total :	2582.70	6.23	2576.48	2576.47
Total Number of Same Buildings :	1			

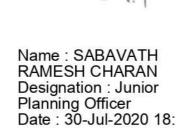
2576.48

2576.47

(SCALE 1:200)

CLUB HOUSE

CLUB HOUSE





368/AA2, 368/EE1/2, 368/EE2, 368/U, 368/U3, 368/U4, in Tellapur Village, Ramchandrapuram Mandal, Sanga Reddy District of HMDA & Forwarded to the Municipality/ Local Body for Final Sanction subject to conditions mentioned on Approved Plan Vide No. 020648/SKP/R1/U6/HMDA/20022019(20/2/2019) Dt: 26-06-2020. All the conditions imposed in Lr. No. 020648/SKP/R1/U6/HMDA/20022019(20/2/2019)

Dt: 26-06-2020, to be strictly followed. 3.10.00% of Built Up Area to an extent of 8678.37 sq mtrs Mortgaged (2025.52 Sq.mtrs Mortgaged in First and second floor on Block-A , 1144,75 Sg.mtrs Mortgaged in First and Second floor on Block-B ,1476.83 Sq.mtrs Mortgaged in First and second floor on Block-C , 1655.84 Sq.mtrs Mortgaged in First and second floor on Block-D ,1096.10 Sq.mtrs Mortgaged in First floor on Block-E ,1279.33 Sq.mtrs Mortgaged in First and second floor on Block-F) in favour of The Metropolitan Commissioner ,Hyderabad Metropolitan Development Authority. Vide Document No.

13994/2020 dt:30-05-2020.as per Common Building Rules 2012 (G.O.Ms.No. 168, Dt:07-04-2012.) 4. 5.00% of additional Built Up Area (for non submission of nala conversion) to an extent of 4630.25 Sq.mtrs Mortgaged (922.99Sq.mtrs Mortgaged in secondfloor on Block-A, 495.16 Sq.mtrs Mortgaged in Second floor on Block-B, 644.88Sq.mtrs Mortgaged in second floor on Block-C ,766.74Sq.mtrs Mortgaged in second floor on Block-D ,803.82 Sq.mtrs Mortgaged in Second floor on Block-E ,996.66 Sq.mtrs Mortgaged in second floor on Block-F)in in favour of The Metropolitan Commissioner ,Hyderabad Metropolitan Development Authority. Vide Document No. 13993/2020 dt:30-05-2020.as per Common Building Rules 2012 (G.O.Ms.No. 168, Dt: 07-04-2012.) 22. If any cases are pending in court of law with regard to the site U/R and have adverse orders, the permission granted shall deem to be withdrawn and cancelled.

 The applicant shall construct the Building as per Sanctioned Plan if any deviations made in setbacks, the 10.00% mortgaged Built Up Area forfeited, the technical approved building plans will be withdrawn and cancelled without notice and action will be taken as per law.

 This approval does not bar the application of the provision of the Urban Land (Ceiling & Regulation) Act, 1976. 6. The local authority shall ensure that ownership clearance and Urban Land Ceiling clearance of the site under reference are in order, and should scrupulously follow the Government instructions Vide Memo No. 1933/II/97 MA, Dt: 18.06.1997 before sanctioning and releasing these technical approved building plans. 7. This approval does not confer or effect the ownership of the site and ownership

of site boundary is the responsibility of the applicant.

alarm ISI specification No. 2190-1992.

not be used for any other purposes as per the G.O.Ms.No. 168 MA Dt: 07-04-2012. 9. The Builder/Developer should construct sump, septic tank and underground drainage as per ISI standards and to the satisfaction of Local Authority / Municipality. In addition to the drainage system available. That the applicant shall comply the conditions laid down in the G.O.Ms.No. 168 MA Dt: 07-04-2012 and its Amended Government Orders. 11. This permission does not bar any public agency including HMDA/Local Body to

8. The Cellar floor/Stilt floor shall be used for parking purpose only and should

acquire the lands for public purpose as per Law. 12. The Builder/Developer/Owner shall be responsible and ensure that the fire safety, structural stability requirements of the proposed complex are in accordance with the A.P Fire Services Act - 1999. 13. Two numbers water type fire extinguisher For every 600Sq. Mtrs of floor area with Minimum of four numbers fire extinguisher Per floor and 5Kgs. DCP extinguis her minimum 2No.s each at Generator and Transformer area shall be provide as per

14. Manually operated and alarm system in the entire building; Separate Underground Sump Water storage tank capacity of 25,000. Lits. Capacity Separate Terrace tank of 25,000 lits Capacity for Residential buildings. Hose Reel, Down Corner. 15. Automatic Sprinkler system is to be provided if the basement area exceeds 200 Sq. Mtrs Electrical wiring and installation shall be certified by the electrical engineers to Ensure electrical fire safety.

16. To created a joint open spaces with the Neighbours building/premises for manoeuvrability of fire vehicles. No parking or any construction shall be made in setbacks area as per G.O.Ms.No. 168 MA Dt: 07-04-2012. 17. Transformers shall be provided with 4 hours Rating fire resistant constructions as per Rule 15 (e) of A.P Apartments (Promotion of constructions and ownership) 18. If any litigations/discrepancy arises in future regarding ownership documents,

and plans deemed to be withdrawn and cancelled. 19. The HMWS and SB and T.S. Transco not to provide the permanent connection till to produce the occupancy certificate from the Sanctioning Authority. 20. If in case above said conditions are not adhered HMDA/Local Authority can withdraw the said permission. 21. If any cases are pending in court of law with regard to the site U/R and have

the applicant is whole responsible and not made party to HMDA or its employees

adverse orders, the permission granted shall deemed to be withdrawn and cancelled. 22. The applicant/ developer are the whole responsible if anything happens/ while constructing the building . 23. The applicant is the whole responsible if any discrepancy occurs in the ownership documents and ULC aspects and if any litigation occurs, the technically approved building plans may be with-drawn without any notice and action taken

24. The applicant/ developer is the whole responsible if any loss of human life or any damage occurs while constructing the building and after construction of building and have no rights to claim to HMDA and its employees shall not be held as a party to any such dispute/ litigations. 25. The HMDA reserve the right to cancel the permission, if it is found that the permission is obtained by false statement or misinterpretation or suppression

of any material facts or rule. 26. In case of Commercial / Industrial / Residential Buildings constructions over 10,000 Sq.mts area and above, provision shall be made in the plans for Sewage Treatment Plant(STP) Which shall bring Sewage and domestic discharge within the Prescribed Parameters. Further, such plans should duly provide for a complete and comprehensive system of collection, transportation and disposal of municipal

solid waste strictly in accordance with the solid waste Management Rule- 2016. The Owner/Developers shall ensure the safety of construction workers.

1. TECHNICAL APPROVAL IS HERE BY ACCORDED FOR Only 120 Dwelling Units in Sy. No: PLAN SHOWING THE PROPOSED RESIDENTIAL MULTY STORIED BUILDING CONSISTENCE OF (BLOCK A): 3STILT + 10, BUILD (CLUB HOUSE): 1GROUND + 4, BUILD (BLOCK D): 3STILT + 10, BUILD (BLOCK E): 3STILT + 10, BUILD (BLOCK F): 3STILT + 10, BUILD (BLOCK B): 3STILT + 10, BUILD (BLOCK C): 3STILT + 10 UPPER FLOORS IN PLOT NOS IN SURVEY NO. 368/AA2, 368/EE1/2, 368/EE2, 368/U, 368/U3, 368/U4, OF TELLAPUR VILLAGE, TELLAPUR MUNCIPALITY MANDAL, SANGA REDDY DISTRICT, TELANGANA STATE.

BELONGING TO :-M/S.TRIPURA CONSTRUCTIONS REPR. BY MR.P.SUDHAKAR

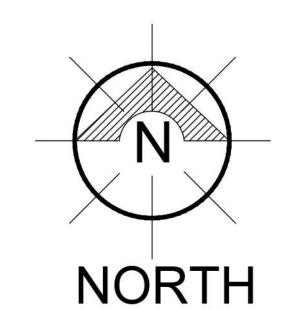
PLOT BOUNDARY

ABUTTING ROAD

COMMON PLOT

PROPOSED CONSTRUCTION

DATE: 26-06-2020	SHEET NO.: 08/08		
AREA STATEMENT HMDA			
PROJECT DETAIL :			
Authority: HMDA	Plot Use : Residential		
File Number : 020648/SKP/R1/U6/HMDA/20022019	Plot SubUse : Residential Bldg		
Application Type : General Proposal	PlotNearbyReligiousStructure : NA		
Project Type : Building Permission	sion Land Use Zone : Residential		
Nature of Development : New	Land SubUse Zone : NA		
Location : Erstwhile Hyderabad Urban Development Authority (HUDA)	Abutting Road Width: 18.00		
ocation : New Areas / Approved Layout Areas Survey No. : 368/AA2, 368/EE1/2		2, 368/EE2, 368/U, 368/U3, 368/U4,	
Village Name : Tellapur	North : CTS NO -		
Mandal : Ramchandrapuram	South : ROAD WIDTH - 18		
	East : CTS NO -		
	West: CTS NO -		
AREA DETAILS :		SQ.MT.	
AREA OF PLOT (Minimum)	(A)	21749.98	
NET AREA OF PLOT	(A-Deductions)	21749.98	
AccessoryUse Area	18.00		
Vacant Plot Area	10720.26		
COVERAGE CHECK			
Proposed Coverage Area (50.63 %)		11011.72	
Net BUA CHECK			
Residential Net BUA	84006.23		
Commercial Net BUA	2576.48		
Proposed Net BUA Area	86582.7		
Total Proposed Net BUA Area	86582.70		
Consumed Net BUA (Factor)	3.98		
BUILT UP AREA CHECK		-	
MORTGAGE AREA		8678.37	
ADDITIONAL MORTGAGE AREA	4630.25		
ARCH / ENGG / SUPERVISOR (Rego	l)	Owner	
DEVELOPMENT AUTHORITY		LOCAL BODY	
DEVELOPINENT AUTHORITY	Ī	LOCAL BODT	



OWNER'S SIGNATURE BUILDER'S SIGNATURE ARCHITECT SIGNATURE STR.ENGR. SIGNATURE