



HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY

District Commercial Complex, Administrative 'L' - Block,
Tarnaka, Hyderabad - 500 007.

Planning Department

Application No. **018585/ZOC/R1/U6/HMDA/24122018**

Application Date **24/12/2018**

Date : **04 February, 2020**

To

P.RAGHAVENDRA VARMA & OTHERS,M/s Kotech Projects

PLOT NO .262/E, VIVEKANANDA NAGAR COLONY,KUKATPALLY, HYDERABAD, TELANGANA

Pincode : 500072

Sir,

Sub: HMDA- Plg.Dept - Application for approval of **Residential Bldg/Apartment** building containing **D (AMENITY) : 1Ground + 2, C (RAGHAVENDRA) : 1Stilt + 5, B (RAGHAVENDRA) : 1Stilt + 5, A (RAGHAVENDRA) : 1Stilt + 5** Upper floors in plot nos in Survey No. **211** of **Mallampet-ORRG** Village, **Dundigal/Gandimaisamma-ORRG** Mandal, **Medchal-Malkajgiri** District to an extent of **6,604.22** Sq. Mt. - Reg.

Ref: 1. This application number **018585/ZOC/R1/U6/HMDA/24122018**, Date: **24/12/2018**

2. This DC letter addressed to the applicant , Date: **20/03/2019** .

With reference to your application cited, it is to inform that the application submitted by you for technical approval of **Residential Bldg/Apartment** in Sy.No. **211** of **Mallampet-ORRG** Village, **Dundigal/Gandimaisamma-ORRG** Mandal, **Medchal-Malkajgiri** District belonging to **P.RAGHAVENDRA VARMA & OTHERS,M/s Kotech Projects** an extent of **6,604.22** Sq. Mt. has been examined and technical approval is accorded.

Therefore, you are requested to approach the Executive Authority, of **Mallampet-ORRG** Village, **Dundigal/Gandimaisamma-ORRG** Mandal, **Medchal-Malkajgiri** District for the sanction and release the same.

This is for information.

Name : KOTTALA
YASWANTHA RAO
Designation : Planning Officer
Date : 04-Feb-2020 18: 27:05

For Metropolitan Commissioner

For KOTECH PROJECTS

Managing Partner

**HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY**

District Commercial Complex, Administrative 'L' - Block,
Tarnaka, Hyderabad - 500 007.

Planning Department

Application No. **018585/ZOC/R1/U6/HMDA/24122018**
Application Date **24/12/2018**

Date : **04 February, 2020**

To

**The Executive Authority/Commissioner,
Mallampet village/Gram panchayath/ Municipality ,
Dundigal/Gandimaisamma mandal,
Medchal-Malkajgiri District.**

Sir,

Sub: HMDA- Plg.Dept - Application for approval of **Residential Bldg/Apartment** building consisting of **D (AMENITY) : 1Ground + 2, C (RAGHAVENDRA) : 1Stilt + 5, B (RAGHAVENDRA) : 1Stilt + 5, A (RAGHAVENDRA) : 1Stilt + 5** Upper floors in plot nos in Survey No. **211** of **Mallampet-ORRG** Village, **Dundigal/Gandimaisamma-ORRG** Mandal, **Medchal-Malkajgiri** District to an extent of **6,604.22** Sq. Mt. - Technical Approval Accorded - Reg.

Ref: 1. This application number **018585/ZOC/R1/U6/HMDA/24122018**, Date: **24/12/2018**
2. This DC letter addressed to the applicant , Date: **20/03/2019** .

Vide reference to application cited for technical approval of **Residential Bldg/Apartment in plot Nos.** in Sy.No. **211** of **Mallampet-ORRG** Village, **Dundigal/Gandimaisamma-ORRG** Mandal, **Medchal-Malkajgiri** District belonging to **P.RAGHAVENDRA VARMA & OTHERS,M/s Kotech Projects** to an extent of Ac. **6,604.22** Sq.Mtr. has been examined with reference to the notified/sanctioned master plans, zoning regularization

and stipulated building regulations.

I. Technical approval No. : **018585/ZOC/R1/U6/HMDA/24122018**, Date : **04/02/2020**

II. Name of the Owner and

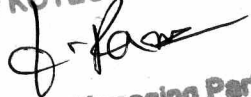
Applicant address : **P.RAGHAVENDRA VARMA & OTHERS,M/s Kotech Projects
PLOT NO .262/E, VIVEKANANDA NAGAR COLONY,KUKATPALLY,
HYDERABAD, TELANGANA**

Pincode : **500072**

Nature	Number of the Block	No. of Floors	Built up Area	Height of the building
Residential	D (AMENITY)	1Ground + 2	443.4	8.85
Residential	A (RAGHAVENDRA)	1Stilt + 5	4859.65	14.75
Residential	B (RAGHAVENDRA)	1Stilt + 5	4859.65	14.75
Residential	C (RAGHAVENDRA)	1Stilt + 5	4953.55	14.75

Applicant has paid all required Fees and charges to HMDA.

The applicant has made simple mortgage of 10% of built up area in favor of MC,HMDA as per rule 25 (d) of G.O. Ms No.168 Dt: 07.04.2012.The same is executed at Sub-Register **QUTHBULLAPUR**, vide Doc No.**1465/2019** Dt:**30/4/2019** at joint Sub-Registrar. The mortgage details are as follows:

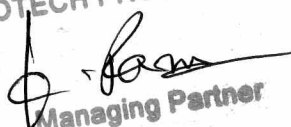
For KOTECH PROJECTS

Managing Partner

Block	Proposed Built-up Area	Required 10% Mortgage area	Provided Mortgage area(In Sq.mts)	Total Built up Area (In Sq.mts)
D (AMENITY)	443.4	44.34	0	443.4
A (RAGHAVENDRA)	4859.65	485.965	511.66	5967.19
B (RAGHAVENDRA)	4859.65	485.965	511.66	5967.19
C (RAGHAVENDRA)	4953.55	495.355	523.85	6080.88
Total	15116.25	1511.625	1547.17	18458.66

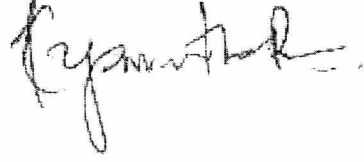
GENERAL CONDITIONS FOR COMPLIANCE:-

- a) The building plans shall be sanctioned by the Executive Authority in conformity with the technically approved plans by HMDA.
- b) The Executive Authority shall scrupulously follow the instructions of the Govt. vide Govt. Memo.No.1933/11/97-1 M.A., dated 18-6-97 i.e., ensure the ownership and ceiling clearance aspect of the site under reference are in order before sanctioning and releasing the technically approved building plans.
- c) The building plans technically approved by HMDA are valid for period of (6) years from date of issue of this letter if the work is commenced within the one year from the date of issue.
- d) With regard to water supply, drainage and sewerage disposal system to be provided / facilitated to the proposed building the Executive Authority shall ensure the following.
 - i. The location of water supply source & sewerage disposal source are located at appropriate distance within the site preferably at 100 feet distance so as to avoid contamination.
 - ii. The depth of the bore and sizes shall be limited to the minimum depth and size of existing nearby bore-well. Water shall be disinfected by adding hypo-solution to maintain 0.3 to 0.4 p.m. of residual chlorine in the sump / overhead tanks.
 - iii. Where main Gram Panchayat drains exist in vicinity of site, insist on connecting the treated sewerage to main existing drain by laying a sewer pipe of diameter ranging from 200mm. To 300mm.
 - iv. In case where such Gram Panchayat drain exist, insist on connecting the treated sewerage overflow to a natural drain or nala with a sewer pipe of diameter 150mm.
 - v. Before allowing the overflow mentioned in (iii) & (iv) above ensure the sewerage of the proposed building is invariably 1st into a common septic tank constructed on as per ISI standard specification (ISI) Code No.2470 of 1985 (Annexure - I) and constructed with a fixed contact bed, duly covered and ventilated for primary treatment. The Executive Authority shall ensure that no effluent / drainage over flows on the road or public place.
 - vi. To prevent chokage of sewers / drains, the last inspection chamber within the site / premises shall be provided with safety pads / gates.
 - vii. The party should clean that septic tank periodically by themselves, and cart away the sludge, etc., to an unobjectionable place.
 - viii. All the above shall be supervised and inspected by the Executive Authority concerned for compliance during the construction stage.
 - ix. Since eventually the public sewerage and water supply systems are expected to be systematically added / extended by the Hyderabad Metropolitan Water Supply & Sewerage Board to the outlying areas of Hyderabad, the proposed building owners shall pay proportionate pro-rata charges to Hyderabad Metropolitan Water Supply & Sewerage board for the above facilities as and when demanded by the Hyderabad Water Supply & Sewerage Board.
- e) The Executive Authority should ensure the party undertakes to abide by the conditions and pays the pro-rate charges, which may be imposed, for regularization the layout in terms of G.O.Ms.No.367 MA, dt.12-07-1988.
- f) The Executive Authority should ensure that the proposed building / complex is constructed strictly as per the technically approved building plans mandatory inspection shall be made at foundation stage, plinth level and first floor and subsequent floor level as required under G.O.Ms.No.168 MA, dt.07-04-2012 deviation, misuse or violations of minimum setbacks, common parking floor / stilt marking / violation and other balcony projections shall not be allowed.
- g) The Executive Authority shall allow the proposed building complex to be occupied used or otherwise let out etc., only after;
 - (i) The proposed building is completed in accordance with the technically approved building plans;
 - (ii) After ensuring all the above conditions at (a) to (i) are complied.
 - (iii) After ensuring the conditions with regard to water supply and sewerage disposal system as mentioned in (d) above are

For KOTECH PROJECTS


Managing Partner

Yours faithfully,



Name : KOTTALA
YASWANTHA RAO
Designation : Planning Officer
Date : 04-Feb-2020 18: 27:04

For Metropolitan Commissioner, HMDA
Planning Officer

Copy to:

1. The Chairman & managing Director,
Central Power Distribution Company Ltd,
Singareni Bhavan,
Red Hills,
Hyderabad-500004
2. The Vice - Chairman & Managing Director,
H.M.W.S & S.B.,
Khairtabad,
Hyderabad.

For KOTECH PROJECTS

Managing Partner