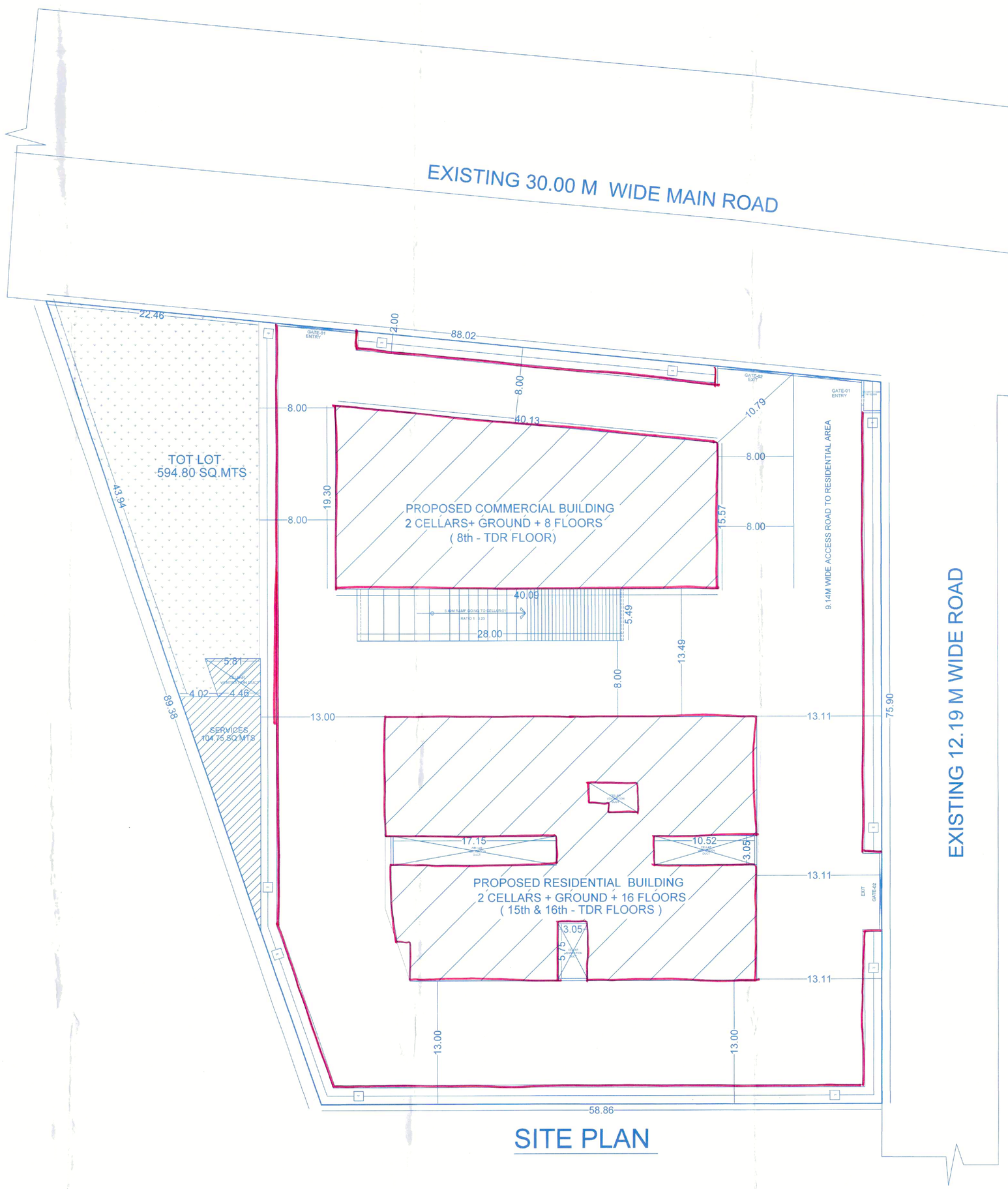

SITE PLAN

TECHNICAL APPROVAL IS HERE[illegible] FOR ACCORDED ONLY.....
DWELLING UNITS UNDER SECTION 20(2) I. II OF HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY ACT 2008 & FORWARDED TO THE MUNICIPALITY/LOCAL BODY FOR FINAL SANCTION SUBJECT TO CONDITIONS MENTIONED ON APPROVED PLAN [illegible] CORRECTED PLAN No. 132/MED/P&S/HMDA/2022 dt 04.11.2022
2. All the conditions imposed in 132/MED/P&S/HMDA/2022 [illegible] are to be strictly followed.
3. This approval does not bar the application of the provision of the Urban Land (Ceiling & Regulation) Act, 1976.
4. The local authority shall ensure than ownership clearance (and Urban Land Ceiling/clearnace of the site under reference are in order and should scrupulously follow the Government instructions vide Memo No.1933/1/11/97 MA, dt 18-6-97 before sanctioning and releasing these technical approved building plans
5. This approval does not confer or develop the ownership of the site Authority or ownership site sanctity is the responsibility of the applicant.
6. The Builder/Developer/Owner shall be responsible and ensure the the five safety structural stability requirements of the proposed complex are in accordance with the National Building Code, 2005 Provisions
7. The Commissioner of Municipal/Local Authority should physically take over the land shown in Road widening at free of cost before releasing Building permission as per statutory Master Plan/Z.D.P.
8. The Cellar/Stilt parking should not be misused for any other purpose.
9. The Builder/Developer should construct sump, drainage as per ISI Standards and to the satisfaction of Municipality in addition to the drainage system already.
10. THAT THE APPLICANT SHALL COMPLY THE CONDITIONS LAID DOWN G.O.MS. NO. 670 M.A. Dt. 5-7-2003, G.O.M.S.NO. 168 M.A.Dt.7-4-2012 AND ITS ENDOWMENTS.
11. The applicant shall obtain necessary clearnce from the FIRE SERVICES DEPARTMENT for the proposed Apartment complex/Building as per the provisional of A.P. FIRE SERVICES ACT, 1999.
12. This permission does not bare any public agency include HMDA/Local Body to acquire the lands for public purpose as per Law
13. Two numbers water type fire extinguisher for every 600 Sq.Mtrs of floor area with Minimum of four numbers fire extinguisher Per floor and 5 kgs. DCP extinguisher minimum 2 Nos. each at Generator and Transformer area shall be provide as per ISI Standard specification No.2190-1992.
14. Manually operated and alarm system in the Entire Building, Seperate Underground static Water storage tank capacity of 25,000 Ltr capacity Seperate Terrace tank of 25,000 ltrs Capacity for [illegible] Residential Buildings, House Hold Dowm Com
15. Automatic Sprinkler system is to be provided If the basement area exceeds 200 Sq. mtrs Electrical wiring and installion shall be Certified by the electrical engineers to Ensure electrical fire safety.
16. To create a jaoc open spaces with the Neighbours building / premises for Manouverability of fire vehicles. No parking Ofany constructions shall be made in side
17. Transformers shall be provided with 4 hr Rating fire resistant constructions as per Rule 15(8) of A.P Apartments (Promotion of construction and ownership) [illegible]
18. To provide one entry and an exit To the premises with a minimum Width of 4.5 mtrs and height Clearnce of 5 mtrs.
19. To provide sewage treatment plant for recycling of sewage water for usage of recycled water for Gardening etc as per NBC 2005.
20. Provide Fire resistant [illegible] For the collapsible lift in all floors Provide Generator, as alternate Source of electric supply. Emergency Lighting in the corridors/common [illegible]

For METROPOLITAN COMMISSIONER
Hyderabad Metropolitan Development Authority

TITLE :
Plan Showing the proposed construction of Multi Storied building with 2 blocks with Block - A (Commercial Block) consisting of 2 Cellar + Ground + 8 Upper Floors (8th TDR Floors) and Block - B (Residential Block) consisting of 2 Cellar + Ground + 16 Upper Floors (i.e., 15th & 16th TDR Floors) and in Part of Sy. No's: 179 & 180 Situated at Kompally (V), Quthbullapur (M), Medchal - Malkajgiri Dist

Belonging To :
P.Nagaraju & Others

Scale : 1 : 100

Reference : Proposed / Existing / To be Demolish

Direction:

OPENINGS :
DOORS : MD - 1.80 X 2.10 m, D - 1.10 X 2.10m, D1-0.90X2.10m.
WINDOWS : W - 6.00 X 1.35, W1- 4.60 X 1.35m.
VENTILATOR : V - 1.00 X 0.6m.

SPECIFICATIONS :

FOUNDATION	: C.R.S IN C.M
COLUMNS	: R.C.C.1:2:4
SUPER STRUCTURE	: BRICK IN C.M
SLAB,BEAMS,CHAJJAS	: R.C.C 1:2:4
DOORS	: C.T.WOOD
WINDOWS	: C.T.WOOD
VENTILATORS	: C.T.WOOD
FLOORING	: MOSAIC
PLASTERING	: IN C.M

Details of Area Statement (Sq.Mtrs) :

Total Site Area : 5,821.22 Sq.Mtrs (or) 6,962.12 Sq.Yds

Tot-Lot
Required (10.00%) : 582.12 Sq.Mtrs
Provided (10.18%) : 592.46 Sq.Mtrs

Description of Floors	Block - A (Commercial)	Block -B (Residential)
Ground Floor	693.50	813.24
First Floor	693.50	942.49
Typical Each Floor (Block - A) 2nd to 7th	939.48	---
Typical Each Floor (Block - B) 2nd to 14th	---	1,163.48
Typical TDR Floors Area	939.48 (8th Floor)	1,163.48 X 2 = 2,326.96 (15th & 16th Floors)
Typical Floors Area	939.48 X 7 6,576.36	1,163.48 X 15 17,452.20
Each Block Total B.U.A	7,963.36	19,207.93
Total 2 Blocks B.U.A	27,171.29 Sq.Mtrs	

Mortgage Area Details : (In Sq.Mtrs)

Required (10.00%) : 2,717.12	Required (5.00%) : 1,358.56
Provided (10.02%) : 2,723.00	Provided (5.00%) : 1,361.00

Parking Area Details : (In Sq.Mtrs)

Required (33.00%) : 8,966.52	Cellar - 01 : 4,773.35
Provided (35.13%) : 9,546.70	Cellar - 02 : 4,773.35

Ventilation Details : (In Sq.Mtrs)
Required (2.50%) : 119.33
Provided (2.50%) : 119.64

Owner's Sign:

Architect Sign:
P.V.NAGESWRA RAO
ARCHITECT
CA/2004/03906

Builder's Sign:

Str Eng Sign:
FOR OPTIMIZATION CONSULTANTS
DR. RAJEEV DIXIT
B.Tech (IIT), M.Tech. (IIT), Ph.D. (IIT)

Details of Proposals:
Site Plan

Sheet No:
01

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