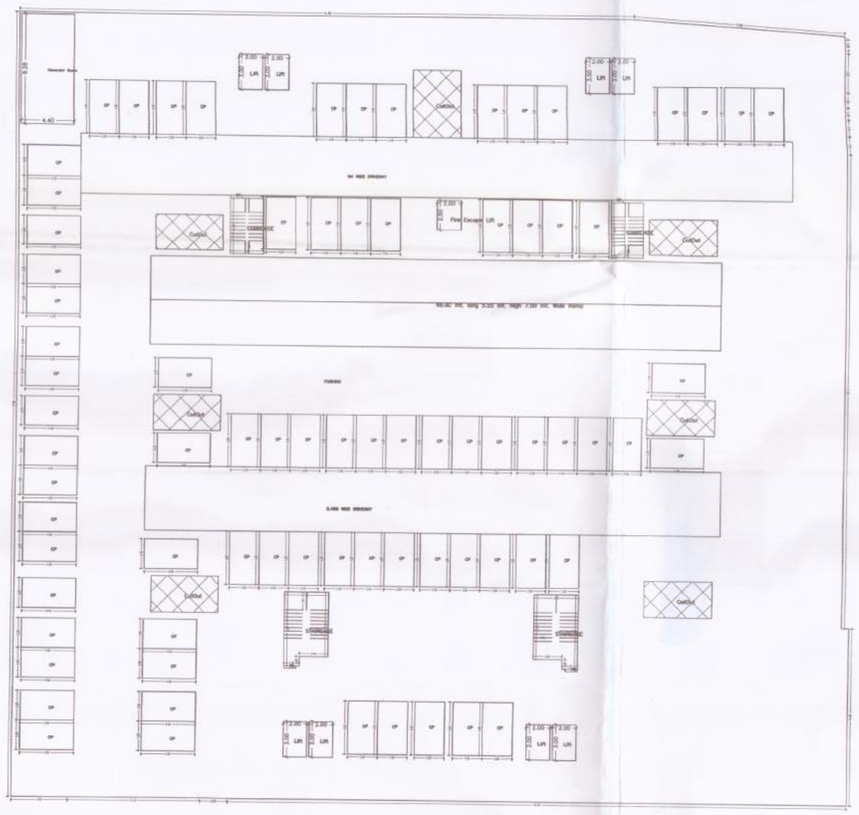
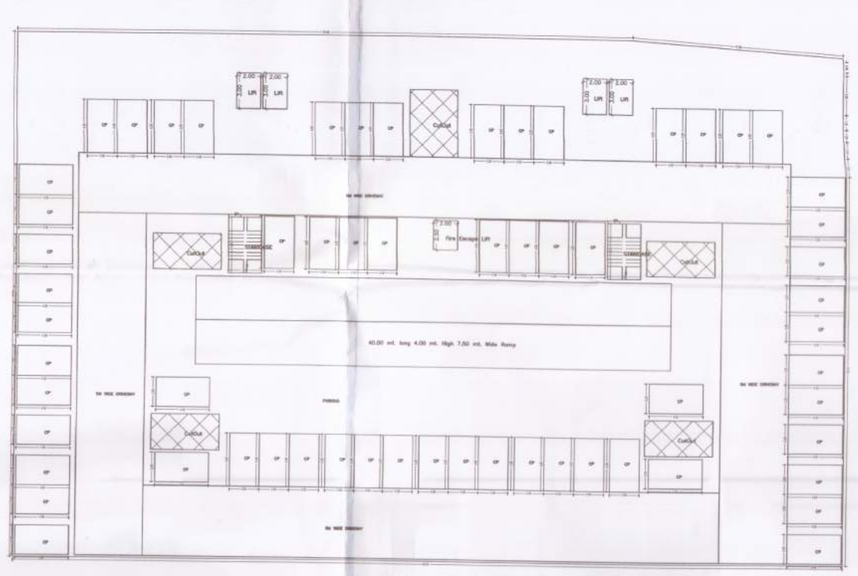
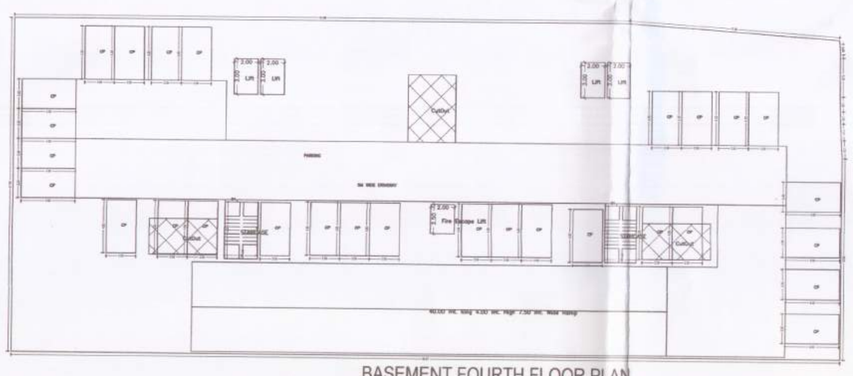


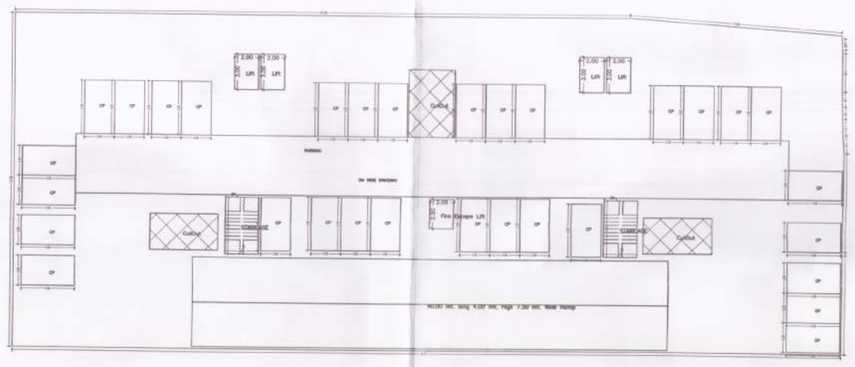
BASEMENT FIRST FLOOR PLAN
SCALE:(1:200)



BASEMENT SECOND FLOOR PLAN
SCALE:(1:200)



BASEMENT FOURTH FLOOR PLAN
SCALE:(1:200)



BASEMENT THIRD FLOOR PLAN
SCALE:(1:200)

1. TECHNICAL APPROVAL IS HERE BY ACCORDED ONLY FOR 82 Dwelling units Building permission in Sy. No. 104/PART in Puppalguda Village, Gandipet Mandal, Ranga Reddy District of HMDA & Forwarded to the Municipality/Local Body for Final Sanction subject to conditions mentioned on Approved Plan Vide No 000564/SKP/R1/U6/H MDA/17022017, Dt:26 July, 2021.

2. All the conditions imposed in Lr. No. 000564/SKP/R1/U6/HMDA/17022017 Dt:26 July, 2021 are to be strictly followed.

3.10%of Built Up Area to an extent of 2582.88 sq mtrs Mortgaged in second floor in favour of the Metropolitan Commissioner ,Hyderabad Metropolitan Development Authority. Vide Document No.7566/2018 dt:20-08-2018.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 NALA certificate of to an extent of 2524.04 Sq.mtrs Mortgaged in first floor in favour of the Metropolitan Commissioner ,Hyderabad Metropolitan Development Authority. Vide Document No.7567/2018 dt:03-08-2018. as per Common Building Rules 2012 (G.O.Ms.No. 168, Dt: 07-04-2012.)

5. The applicant has handed over the area affected under road widening to an extent of 96.30 sq mtrs to the local body through registered gift deed nos.7569 /2018, dt :03-08.2018.

6. This approval does not bar the application of the provision of the Urban Land (Ceiling & Regulation) Act, 1976.

7. 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. 1533/8/97 MA, Dt: 18.06.1997 before sanctioning and releasing these technical approved building plans. 8. This approval does not confer or affect the ownership of the site Authority of ownership site boundary is the responsibility of the applicant.

9. The Builder/Developer/Owner shall be responsible and ensure that the fire safety, structural requirements of the proposed complex are in accordance with the National Building Code, 1983 Provisions.

10. The Commissioner Of Municipality/Local Authority should physically take over the land shown as road widening at free of cost before releasing Building Permission as per statutory master Plan/Z.D.P.

11.The Cellar/1st floor shall be used for parking purpose only and should not be used for any other purpose as per the G.O.Ms.No. 168 MA Dt: 07-04-2012.

12.The Builder/Developer should construct sump, drainage as per ISI standards and to the satisfaction of Municipality in addition to the drainage system avail able.

13.That the applicant shall comply the conditions laid down. G.O.MS NO:470 M.A Dt:8-7-208, G.O.MS NO:168 M.A Dt:7-4-2012 and its amendments.

14.The applicant shall obtain necessary clearance from the Fire Services Department for the proposed Apartment complex/Building as per the provisions of A.P. Fire Services Act, 1999.

15.This permission does not bar any public agency including HMDA/Local Body to acquire the lands for public purpose as per Law.

16.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 extinguisher minimum 2No.s each at Generator and Transformer area shall be provide as per alarm ISI specification No. 2190-1992.

17.Manually operated and alarm system in the entire building; Separate Underground static Water storage tank capacity of 25,000. Lits. Capacity Separate Terrace tank of 25,000 lits Capacity for Residential buildings. Hose Reel, Down Corner.

18. 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.

19.To unrestrict ingress open spaces with the Neighbours building/premises for Manoeuverability of fire vehicles. No parking or any construction shall be made in setbacks area.

20.Transformers shall be provided with 4 hours Rating fire resistant constructions as per Rule 15 (a) of A.P Apartments (Promotion of constructions and ownership) rules, 1987.

21.To provide one entry and one exit to the premises with minimum Width of 4.5 Mtrs and height clearance of 5 Mtrs.

22.To provide sewerage treatment plant for recycling of sewage water for usage of recycled water for Gardening etc. As per APPCB Norms.

23.Provide fire resistant swing 0001 for the collapsible life in all floors, pro vide generator, as alternate source of electrical supply. Emergency lighting in the corridors/common passage and stair cases.

24. 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.

25.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. 2

6.This permission does not bar any public agency including HMDA/Local Body to acquire the lands for public purpose as per Law.

27.The HMWS and SB and T.S Transco not to provide the permanent connection till to produce the occupancy certificate from the Sanctioning Authority .

28.The applicant/ developer are the whole responsible if anything happens/ while constructing the building.

29. 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.

30. The applicant should comply the conditions laid down by the Airports Authority of India ,SEIAA and T.S State Disaster Response & Fire Services Department.

THE PLAN SHOWING THE PROPOSED RESIDENTIAL BLDG/APARTMENT CONSISTING OF 4CELLAR + 1GROUND + 7 UPPER FLOORS IN PLOT NO8 IN SURVEY NO. 104/PART OF PUPPALGUDA VILLAGE, MANIKONDA MUNICIPALITY MANDAL, RANGA REDDY DISTRICT.T.S.

BELONGING TO:-
SMT. PRATIMA REDDY

DATE : 26/07/2021 | SHEET NO.: 02/05

AREA STATEMENT HMDA

PROJECT DETAIL :	
Authority : HMDA	Plot Use : Residential
File Number : 000564/SKP/R1/U6/HMDA/17022017	Plot SubUse : Residential Bldg
Application Type : General Proposal	PlotNearbyReligiousStructure : NA
Project Type : Building Permission	Land Use Zone : Residential
Nature of Development : New	Land SubUse Zone : NA
Location : Erstwhile Hyderabad Urban Development Authority (HUDA)	Abutting Road Width : 12.00
SubLocation : New Areas / Approved Layout Areas	Survey No. : 104/PART
Village Name : Puppalguda	North : Existing building -
Mandal : Gandipet(M)	South : ROAD WIDTH - 12
	East : Existing building -
	West : Existing building -

AREA DETAILS :		SQ.MT.
AREA OF PLOT (Minimum)	(A)	8485.52
NET AREA OF PLOT	(A-Deductions)	6389.22
Road Widening Area		96.30
Amenity Area		699.16
Total		795.46
BALANCE AREA OF PLOT	(A-Deductions)	5700.06
AccessoryUse Area		9.00
Vacant Plot Area		3122.85
COVERAGE CHECK		
Proposed Coverage Area (50.98 %)		3257.37
Net BUA CHECK		
Residential Net BUA		19235.83
Proposed Net BUA Area		19601.78
Total Proposed Net BUA Area		19601.78
Consumed Net BUA (Factor)		3.07
BUILT UP AREA CHECK		
MORTGAGE AREA		2582.88
ADDITIONAL MORTGAGE AREA		2524.00
ARCH / ENGG / SUPERVISOR (Regd)		Owner
DEVELOPMENT AUTHORITY		LOCAL BODY

COLOR INDEX
- PLOT BOUNDARY
- ABUTTING ROAD
- PROPOSED CONSTRUCTION
- COMMON PLOT
- ROAD WIDENING AREA

N

Name : B V KRISHNA KUMAR
Designation : JPO
Date : 02-Sep-2021 18:03:44

Name : D YADAGIRI RAO
Designation : Planning Officer
Date : 04-Sep-2021 15:

HMDA వారు సంకేతికముగా అనుమతించిన ఈ ప్లాన్ ప్రకారము రెసిడెన్షియల్ అపార్ట్మెంట్ నిర్మాణమునకు స్థానిక సంస్థ, మణికొండ మండీ నిర్మాణ అనుమతి ఇవ్వబడింది

Commissioner
Municipal Council
Manikonda
Rangareddy Dist

Office of the Municipal Council Manikonda Ranga Reddy Dist.

OWNER'S SIGNATURE

Pratima Reddy

ARCHITECT'S SIGNATURE	STR ENGR'S SIGNATURE
M. GURUPAJ Municipal Licensed ARCHITECT / TP13-ARCH/2000 CA/97/6424/2004	ZAKI AHMED STRUCTURAL ENGINEER LICENSE No. 47.