

1. TECHNICAL APPROVAL IS HERE BY ACCORDED FOR ONLY 20 dwelling Units in S.No: 155/p,162,163,164,165/p in Bachupally Village, Bachupally Mandal, Medchal-Malkajgiri District of HMDA & Forwarded to the Municipality/Local Body for Final Sanction subject to conditions mentioned on Approved Plan No. 002545/MED/19 of HMDA/02082017. Approved Plan No. 002545/MED/19 of HMDA/02082017. 20/06/2018.

2. All the construction impacts of the project shall be as per the approved plan No. 002545/MED/19 of HMDA/02082017. 20/06/2018.

3. 10.00 % of Built Up Area 184.51 sq mts in first floor as shown in mortgage plan Mortgaged in favour of Metropolitan Commissioner, Hyderabad. Vide Document No.94/2018 Dt: 03/05/2018 at Office of the Joint Sub Registrar, Quthbullapur.

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in setbacks, the 10.00% mortgaged Built Up Area for the technical approval shall be cancelled and the plan shall be withdrawn and cancelled without notice and action will be taken as per law.

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

6. The applicant shall ensure that the 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. 1933/19/97 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 Authority of ownership site boundary is the responsibility of the applicant.

8. The Builder/Developer/Owner shall be responsible and ensure that the fire safety, structural stability and fire fighting equipment of the complex are in accordance with the AP Fire Services Act – 1999.

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

10. 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.

11. That the applicant shall comply the conditions laid down in the G.O.Ms No. 168 MA Dt: 07-04-2012 of its Assigned governing Orders.

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

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

14. The applicant shall follow the fire service department norms as per act 1999.

15. Two numbers water supply fire extinguisher For every 600sq. Mtrs of floor area. Minimum of four minimum of four minimum of four minimum of 5Kgs. DCP extinguisher minimum 2No.s each of Generator and Transformer area shall be provided as per alarm ISI specification No. 2190-1992.

16. Manually operated and alarm system in the entire building. Separate Sump Water storage Sump Water storage of 25,000 Ltrs. Capacity Separate Terrace tank of 25,000 ltrs Capacity for Residential buildings. Hose Reel, Down Corner.

17. 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.

18. To create a joint open spaces with the Neighbours building/premises for manoeuvrability of fire vehicles. No parking or any structure shall be constructed in setbacks of 50 Mts of SB MA Dt: 07-04-2012.

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

20. If any litigation/discrepancy arises in future regarding ownership documents the applicant is whole responsible and not made party to HMDA or its employees.

21. The HMDS and SB and AP Transco not to provide the permanent connection till to produce the occupancy certificate from the Sanctioning Authority.

22. If on case above said conditions are not adhered HMDA/Local Authority can withdraw the said permission.

23. The applicant shall provide the STP /septic tank as per standard specification.

24. If any cases are pending in court of law with regard to the site U/R has any adverse orders, the permission granted shall deemed to be withdrawn and cancelled.

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

26. 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.

27. The applicant/ developer is the whole responsible if any loss of human beings or any concrete structure while building or during the construction of building and have no rights to claim and HMDA and its employees shall be held as a party to any such dispute/ litigations.

28. The HMDA reserve the right to cancel the permission, if it is found that the permission is obtained by fraud or misrepresentation or suppression of any material facts or rule.

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (A1)	D2	0.75	2.10	70
A (A1)	D1	0.90	2.10	
A (A1)	MD	1.05	2.10	20

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (A1)	V	0.75	0.60	30
A (A1)	KW	1.20	1.20	20
A (A1)	W1	1.50	1.20	39
A (A1)	w1	1.50	1.50	01
A (A1)	W	2.00	1.50	30

Building USE/SUBUSE Details

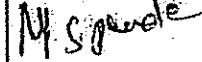
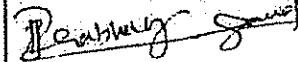
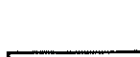
Building Name	Building Use	Building Sub Use	Building Type	Building Structure	Floor Details
A (A1)	Residential	Residential Bldg	NA	Non-Highrise Building	1 Slft + 5 upper floors

Floor Name	Total Built Up Area (Sq.m)	Reductions (Area in Sq.m)		Proposed Net BUA Area (Sq.m)	Total Net BUA Area (Sq.m)	Dwelling Units (No.)
		Parking	Rest.			
8th Floor	368.38	368.38	0.00	0.00	0.00	04
First Floor	368.34	0.00	368.34	368.34	368.34	04
Second Floor	368.34	0.00	368.34	368.34	368.34	04
Third Floor	368.34	0.00	368.34	368.34	368.34	04
Fourth Floor	368.34	0.00	368.34	368.34	368.34	04
Fifth Floor	368.34	0.00	368.34	368.34	368.34	04
Terrace Floor	0.00	0.00	0.00	0.00	0.00	00
Total :	2210.08	368.38	1841.70	1841.70	1841.70	20
Total Number of Same Buildings :						
Total :	2210.08	368.38	1841.70	1841.70	1841.70	20

Net BUA & Dwelling Units Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)		Proposed Net BUA Area (Sq.mt.)	Total Net BUA Area (Sq.mt.)	Dwelling Units (No.)
			Parking	Road			
A (A1)	1	2210.08	368.38	1841.70	1841.70	1841.70	20
Grand Total -	1	2210.08	368.38	1841.70	1841.70	1841.70	20.00

For Gemini Infra (India) Private Limited
[Signature]
 Director

OWNER'S SIGNATURE	BUILDER'S SIGNATURE
	
ARCHITECT'S SIGNATURE	STR. ENGR. SIGNATURE
 R. BHASKI KHATU RAIPUR-7742	 U.K. PRISHITHA GURUG. UC No. 157750

Name : GOPIKA RAMYA
PADALA
Designation : Assistant
Planning Officer
Date : 27-Jun-2018 12:

Name : K VIKAS
Designation : Planning
Officer
Date : 27-Jun-2018 15
02:03