Project Title :REVISED PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING CONSISTING OF 2-CELLARS, GROUND + (5) UPPER FLOORS IN PLOT NO. 2-166/1/PART & 2-167/PART IN SY.NO.71, 72 & 73 SITUATED AT JEEDIMETLA VILLAGE, QUTHBULLAPUR BELONGING TO :M/S. PRAGATHI HOMES, REP. BY ITS MANAGING PARTNERS, SRI . SUMEET JAIN AND ANOTHER

Project Title

PLAN SHOWING THE PROPOSED Residential
PLOT NO. 2-166/1 PART AND 2-167/PART
SURVEY NO 71, 72 AND 73
SITUATED AT MEDCHAL
Jeedimetla Village-1 -15
BELONGING TO : Mr./Ms./M/s M/S. PRAGATHI HOMES,
REP. BY ITS MANAGING PARTNERS, SRI . SUMEET JAIN AND ANOTHER

REP BY : Town Planner G MOHAN REDDY

LICENCE NO: 322/AENGG/TP10/GHMC APPROVAL NO: 1/C25/10025/2021

DATE : 08-11-2021	SHEET NO.: 1 / 8
Layout Plan Details	INWARD_NO.: 1/C25/03807/2021

CONDITION:

1. Commencement Notice shall be submitted by the applicant before commencement of the building U/s 440 of HMC Act.
2. Completion Notice shall be submitted after completion of the building & obtain occupancy certificate U/s 455 of HMC Act.
3. Occupancy Certificate is compulsory before occupying any building.
4. Public Amenities such as Water Supply, Electricity Connections will be provided only on production of occupancy certificate.
5. Prior Approval should be obtained separately for any modification in the construction.
6. Tree Plantation shall be done along the periphery and also in front of the premises.
7. Tot-lot shall be fenced and shall be maintained as greenery at owners cost before issue of occupancy certificate.
8. Rain Water Harvesting Structure (percolation pit) shall be constructed.
9. Space for Transformer shall be provided in the site keeping the safety of the residents in view.
10. Garbage House shall be made within the premises.
11. Cellar and stilts approved for parking in the plan should be used exclusively for parking of vehicles without partition walls and the usage of the same should not be converted or misused for any other purpose at any time in future as per undertaking submitted.
12. No. of units as sanctioned shall not be increased without prior approval of GHMC at any time in future
13. This sanction is accorded on surrendering of Road affected portion of the site to GHMC free of cost with out claiming any compensation at any time as per the undertaking submitted.
14. Strip of greenery on periphery of the site shall be maintained as per rules.
15. Stocking of Building Materials on footpath and road margin causing obstruction to free movement of public & vehicles shall not be done, failing which permission is liable to be suspended.
16. The permission accorded does not bar the application or provisions of Urban Land Ceiling & Regulations Act 1976.
17. The Developer / Builder / Owner to provide service road wherever required with specified standards at their own cost.
18. A safe distance of minimum 3.0mts. Vertical and Horizontal Distance between the Building & High Tension Electrical Lines and 1.5mts. for Low Tension electrical line shall be maintained.
19. No front compound wall for the site abutting 18 mt. road width shall be allowed and only Iron grill or Low height greenery hedge shall be allowed.
20. If greenery is not maintained 10% additional property tax shall be imposed as penalty every year till the condition is complied.
21. All Public and Semi Public buildings above 3000sq.mts. shall be constructed to provide facilities to physically handicapped persons as per provisions of NBC of 2005.
22. The mortgaged builup area shall be allowed for registration only after an Occupancy Certificate is produced.
23. The Registration authority shall register only the permitted builup area as per sanctioned plan.
24. The Financial Agencies and Institutions shall extend loans facilities only to the permitted built-up area as per sanctioned plan.
25. The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, electrical installations etc., shall be executed under the supervision of Qualified Technical Personnel.
26. The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, electrical installations etc., shall be executed under the supervision of Qualified Technical Personnel.
27. Architect / Structural Engineer if changed, the consent of the previous Architect / Structural Engineer is required and to be intimated to the GHMC.
28. Construction shall be covered under the contractors all risk Insurance till the issue of occupancy certificate (wherever applicable).
29. As per the undertaking executed in terms of G.O. Ms. No. 541 MA, dt: 17-11-2000 (wherever applicable),a. The construction shall be done by the owner, only in accordance with sanctioned Plan under the strict supervision of the Architect, Structural Engineer and site engineer failing which the violations are liable for demolition besides legal action.b. The owner, builder, Architect, Structural Engineer and site engineer are jointly & severely responsible to carry out and complete the construction strictly in accordance with sanctioned plan.c. The Owner, Builder, Architect, Structural Engineer and Site Engineer are jointly and severely are held responsible for the structural stability during the building construction and should strictly adhere to all the conditions in the G.O.d. The Owner / Builder should not deliver the possession of any part of built up area of the building, by way of Sale / Lease unless and until Occupancy Certificate is obtained from GHMC after providing all the regular service connections to each portion of the building and duly submitting the following.(i) Building Completion Certificate issued by the Architect duly certifying that the building is completed as per the sanctioned plan.(ii) Structural Stability Certificate issued by the Structural Engineer duly certifying that the building is structurally safe and the construction is in accordance with the specified designs.(iii) An extract of the site registers containing inspection reports of Site Engineer, Structural Engineer and Architect.(iv) Insurance Policy for the completed building for a minimum period of three years.
30. Structural Safety and Fire Safety Requirements shall be the responsibility of the Owner, Builder/ Developer, Architect and St. Engineer to provide all necessary Fire Fighting installations as stipulated in National Building Code of India, 2005 like; i)To provide one entry and one exit to the premises with a minimum width of 4.5mts. and height clearance of 5mts. ii)Provide Fire resistant swing door for the collapsible lifts in all floors. iii)Provide Generator, as alternate source of electric supply. iv)Emergency Lighting in the Corridor / Common passages and stair case. v)Two numbers water type fire extinguishers for each floor. vi)Hose reel system in the staircase premises with provision of wet risers / down comers. vii)ISI approved fire extinguishers minimum 2 Nos. each of Generator and Transformer area shall be provided as per I.S.I. specification No.2190- 1992. viii) Manually operated and alarm system in the entire buildings; ix)) Separate Underground static water storage tank capacity of 25, 000 lts. Capacity. x)i)Separate Terrace Tank of 25,000ltrs capacity for Residential buildings; ix)Hose Reel, Down Comer; x)Automatic Sprinkler system is to be provided if the basement area exceed 200 Sq.mts. xi)Electrical Wiring and installation shall be certified by the electrical engineers to ensure electrical fire safety. xii)Transformers shall be protected with 4 hours rating fire resist constructions. xiii) To create a joint open spaces with the neighbours building / premises for maneuverability of fire vehicles. No parking or any constructions shall be made in setbacks area.
31. The Builder/Developer shall register the project in the RERA website after the launch in July 2018
32. If construction is not commenced within one year, building application shall be submitted afresh duly paying required fees.
33. Sanctioned Plan shall be followed strictly while making the construction.
34. Sanctioned Plan copy as attested by the GHMC shall be displayed at the construction site for public view.
35. The permission accorded does not confer any ownership rights. As a later stage if it is found that the documents are false and fabricated the permission will be revoked U/s 450 of HMC Act 1955.

AREA STATEMENT	
PROJECT DETAIL :	
INWARD_NO :	1/C25/03807/2021
PROJECT TYPE :	Building Permission
NATURE OF DEVELOPMENT :	Addition or Alteration
SUB LOCATION :	Gram Panchayat Area with Revenue Survey
STREET NAME:	
DISTRICT NAME :	MEDCHAL
STATE NAME :	TELANGANA
PINCODE :	
MADAL :	
PLOT USE :	Residential
PLOT SUB USE :	Residential Apartment Bldg
PLOT NEAR BY NOTIFIED RELEGIOUS STRUCTURE :	NA
LAND USE ZONE :	Residential
LAND SUBUSE ZONE :	NA
ABUTTING ROAD WIDTH :	12
PLOT NO :	2-166/1 PART AND 2-167/PART
SURVEY NO :	71, 72 AND 73
NORTH SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73
SOUTH SIDE DETAIL :	ROAD WIDTH - 12
EAST SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73+
WEST SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73
AREA DETAILS :	SQ.MT.
AREA OF PLOT (Minimum)	2781.38
NET AREA OF PLOT	2781.38
AMENTITY AREA	162.29
TOTAL	162.29
BALANCE AREA OF PLOT	2619.09
VACANT PLOT AREA	1382.80
COVERAGE	
PROPOSED COVERAGE AREA (50.28 %)	1398.58
EXISTING STRUCTURE TO BE DEMOLISH	858.99
NET BUA	
RESIDENTIAL NET BUA	7811.70
COMMERCIAL NET BUA	162.29
BUILT UP AREA	
	8630.14
	11977.04
MORTGAGE AREA	800.21
EXTRA INSTALLMENT MORTGAGE AREA	0.00
PROPOSED NUMBER OF PARKINGS	104

Approval No. :

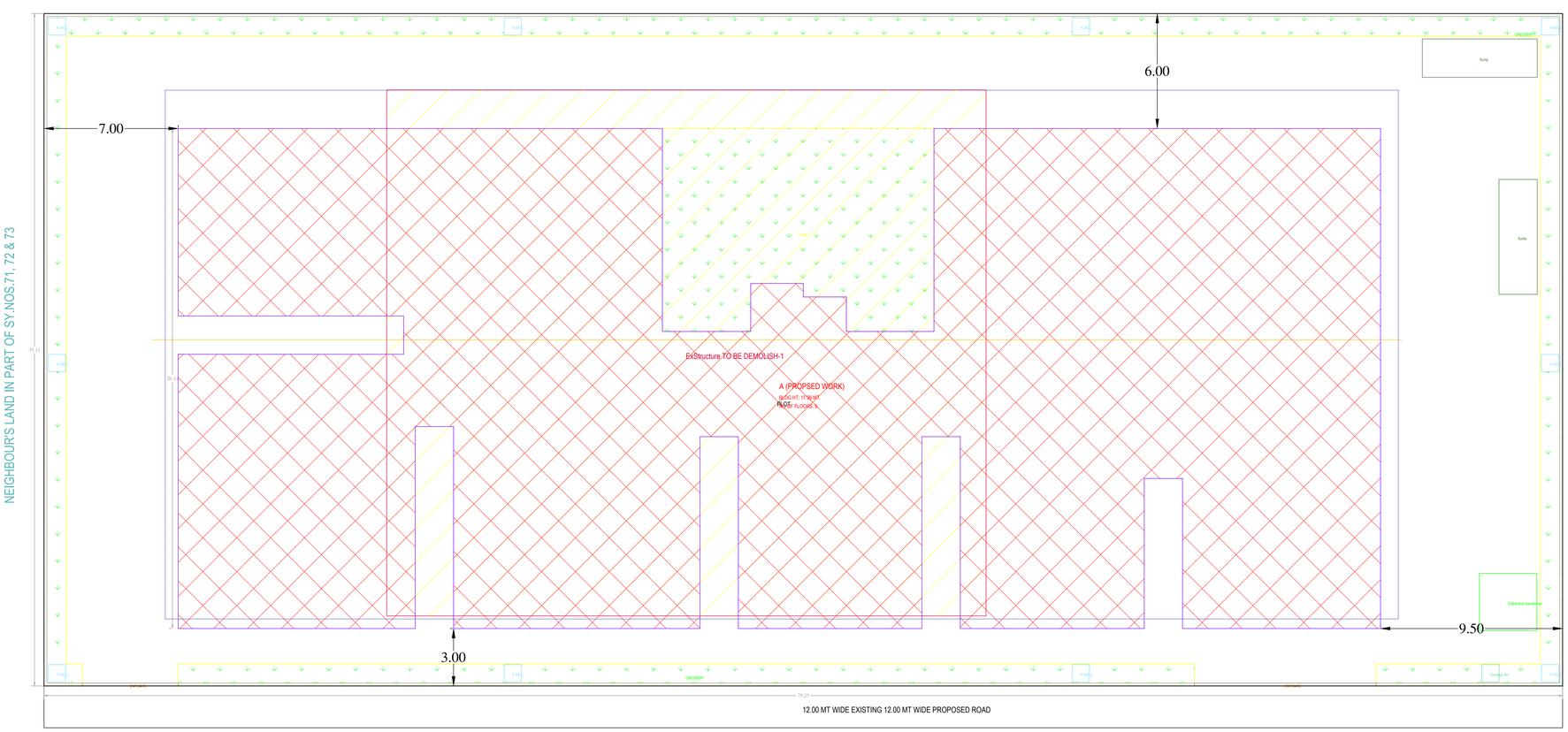
Additional/Other
1. The applicant has to provide automatic sprinkler system in cellar floor and other fire safety systems as per Table 7 of part 4 NBC of India'2016
2. To provide STP as shown in the plans at the time of obtaining OC.

SCHEDULE OF JOINERY

BUILDING NAME	NAME	L X H	NOS
A (PROPSED WORK)	O	0.61 X 2.10	05
A (PROPSED WORK)	D2	0.76 X 2.10	283
A (PROPSED WORK)	D2	0.89 X 2.10	01
A (PROPSED WORK)	D1	0.91 X 2.10	148
A (PROPSED WORK)	O	0.94 X 2.10	05
A (PROPSED WORK)	O	0.96 X 2.10	11
A (PROPSED WORK)	O	1.00 X 2.10	05
A (PROPSED WORK)	D	1.07 X 2.10	54
A (PROPSED WORK)	O	1.22 X 2.10	09
A (PROPSED WORK)	O	1.23 X 2.10	02
A (PROPSED WORK)	O	1.26 X 2.10	05
A (PROPSED WORK)	O	1.29 X 2.10	02
A (PROPSED WORK)	O	1.45 X 2.10	06
A (PROPSED WORK)	O	1.50 X 2.10	01
A (PROPSED WORK)	O	1.63 X 2.10	04
A (PROPSED WORK)	O	1.71 X 2.10	05
A (PROPSED WORK)	O	1.98 X 2.10	06
A (PROPSED WORK)	O	2.13 X 2.10	06
A (PROPSED WORK)	O	2.21 X 2.10	02
A (PROPSED WORK)	O	2.44 X 2.10	10
A (PROPSED WORK)	O	2.74 X 2.10	05

SCHEDULE OF JOINERY

BUILDING NAME	NAME	L X H	NOS
A (PROPSED WORK)	W4	0.46 X 1.37	04
A (PROPSED WORK)	W3	0.60 X 1.37	06
A (PROPSED WORK)	V	0.76 X 0.60	135
A (PROPSED WORK)	V	0.76 X 1.00	44
A (PROPSED WORK)	W2	0.76 X 1.37	03
A (PROPSED WORK)	W2	0.91 X 1.37	15
A (PROPSED WORK)	KW	1.22 X 1.00	55
A (PROPSED WORK)	W1	1.22 X 1.37	196
A (PROPSED WORK)	W1H	1.22 X 2.10	14
A (PROPSED WORK)	W	1.83 X 1.37	64
A (PROPSED WORK)	WH	1.83 X 2.10	23



SITE PLAN
SCALE (1:100)

BUILDING :A (PROPSED WORK)

FLOOR NAME	TOTAL BUA	DEDUCTIONS		NET BUA		TNMTS.	PARKING AREA	NO OF STACK	NET PARKING
		VSHAFT	ACCES.	RESI.	COMM.				
SUB-CELLAR FLOOR	1776.61	54.77	36.33	0.00	0.00	00	1518.80	1	1518.80
CELLAR FLOOR	1776.61	53.97	61.24	0.00	0.00	00	1494.70	1	1494.70
GROUND FLOOR	1342.42	40.38	0.00	1139.75	162.29	07	0.00	0	0.00
FIRST FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
SECOND FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
THIRD FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
FOURTH FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
FIFTH FLOOR	1374.77	40.38	0.00	1334.39	0.00	08	0.00	0	0.00
TERRACE FLOOR	207.55	0.00	137.16	0.00	0.00	00	0.00	0	0.00
TOTAL	11977.05	351.02	234.73	7811.70	162.29	51	3013.50		3013.50
TOTAL NO OF BLDG	1								
TOTAL	11977.05	351.02	234.73	7811.70	162.29	51	3013.50		3013.50

BUILDING USE/SUBUSE DETAILS

BUILDING NAME	BUILDING USE	BUILDING SUBUSE	BUILDING TYPE	FLOOR DETAILS
A (PROPSED WORK)	Residential	Residential Apartment Bldg	NA	2 Cellar + 1 Ground + 5 upper floors

Name : M RAJENDRA PRASAD NAIK
Designation : CITYPLANNERKPZHO
Date : 11-Nov-2021 16:

COLOR INDEX	
PLOT BOUNDARY	
ABUTTING ROAD	
PROPOSED CONSTRUCTION	
COMMON PLOT	
ROAD WIDENING AREA	
EXISTING (To be retained)	
EXISTING (To be demolished)	

OWNER'S NAME AND SIGNATURE

BUILDER'S NAME AND SIGNATURE

ARCHITECT'S NAME AND SIGNATURE

STRUCTURAL ENGINEER'S NAME AND SIGNATURE

ISO_A0_(841.00_x_1189.00_MM)

Note: All dimensions are in meters.

Project Title :REVISED PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING CONSISTING OF 2-CELLARS, GROUND + (5) UPPER FLOORS IN PLOT NO. 2-166/1/PART & 2-167/PART IN SY.NO.71, 72 & 73 SITUATED AT JEEDIMETLA VILLAGE, QUTHBULLAPUR BELONGING TO :M/S. PRAGATHI HOMES, REP. BY ITS MANAGING PARTNERS, SRI . SUMEET JAIN AND ANOTHER

Project Title		
PLAN SHOWING THE PROPOSED Residential PLOT NO. 2-166/1 PART AND 2-167/PART SURVEY NO 71, 72 AND 73 SITUATED AT MEDCHAL Jeedimetla Village-1 -15 BELONGING TO : Mr./Ms./Mrs M/S. PRAGATHI HOMES, REP. BY ITS MANAGING PARTNERS, SRI . SUMEET JAIN AND ANOTHER REP BY : Town Planner G MOHAN REDDY LICENCE NO: 322/A/ENGG/TP1/GHMC APPROVAL NO: 1/C25/10025/2021		
DATE : 08-11-2021	SHEET NO.: 2 / 8	
Layout Plan Details	INWARD_NO.: 1/C25/03807/2021	

CONDITION:

1. Commencement Notice shall be submitted by the applicant before commencement of the building U/s 440 of HMC Act.
2. Completion Notice shall be submitted after completion of the building & obtain occupancy certificate U/s 455 of HMC Act.
3. Occupancy Certificate is compulsory before occupying any building.
4. Public Amenities such as Water Supply, Electricity Connections will be provided only on production of occupancy certificate.
5. Prior Approval should be obtained separately for any modification in the construction.
6. Tree Plantation shall be done along the periphery and also in front of the premises.
7. Tot-lot shall be fenced and shall be maintained as greenery at owners cost before issue of occupancy certificate.
8. Rain Water Harvesting Structure (percolation pit) shall be constructed.
9. Space for Transformer shall be provided in the site keeping the safety of the residents in view.
10. Garbage House shall be made within the premises.
11. Cellar and stilts approved for parking in the plan should be used exclusively for parking of vehicles without partition walls and the ceiling height the same should not be converted or misused for any other purpose at any time in future as per undertaking submitted.
12. No. of units as sanctioned shall not be increased without prior approval of GHMC at any time in future
13. This sanction is accorded on surrendering of Road affected portion of the site to GHMC free of cost with out claiming any compensation at any time as per the undertaking submitted.
14. Strip of greenery on periphery of the site shall be maintained as per rules.
15. Stocking of Building Materials on footpath and road margin causing obstruction to free movement of public & vehicles shall not be done, failing which permission is liable to be suspended.
16. The permission accorded does not bar the application or provisions of Urban Land Ceiling & Regulations Act 1976.
17. The Developer / Builder / Owner to provide service road wherever required with specified standards at their own cost.
18. A safe distance of minimum 3.0mts. Vertical and Horizontal Distance between the Building & High Tension Electrical Lines and 1.5mts. for Low Tension electrical line shall be maintained.
19. No front compound wall for the site abutting 18 mt. road width shall be allowed and only Iron grill or Low height greenery hedge shall be allowed.
20. If greenery is not maintained 10% additional property tax shall be imposed as penalty every year till the condition is complied.
21. All Public and Semi Public buildings above 3000sq.mts. shall be constructed to provide facilities to physically handicapped persons as per provisions of NBC of 2005.
22. The mortgaged builup area shall be allowed for registration only after an Occupancy Certificate is produced.
23. The Registration authority shall register only the permitted builup area as per sanctioned plan.
24. The Financial Agencies and Institutions shall extend loans facilities only to the permitted built-up area as per sanctioned plan.
25. The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, electrical installations etc., shall be executed under the supervision of Qualified Technical Personnel.
26. The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, electrical installations etc., shall be executed under the supervision of Qualified Technical Personnel.
27. Architect / Structural Engineer if changed, the consent of the previous Architect / Structural Engineer is required and to be intimated to the GHMC.
28. Construction shall be covered under the contractors all risk Insurance till the issue of occupancy certificate (wherever applicable).
29. As per the undertaking executed in terms of G.O. Ms. No. 541 MA, dt: 17-11-2000 (wherever applicable),a. The construction shall be done by the owner, only in accordance with sanctioned Plan under the strict supervision of the Architect, Structural Engineer and site engineer failing which the violations are liable for demolition besides legal action.b. The owner, builder, Architect, Structural Engineer and site engineer are jointly & severely responsible to carry out and complete the construction strictly in accordance with sanctioned plan.c. The Owner, Builder, Architect, Structural Engineer and Site Engineer are jointly and severely are held responsible for the structural stability during the building construction and should strictly adhere to all the conditions in the G.O.d. The Owner / Builder should not deliver the possession of any part of built up area of the building, by way of Sale / Lease unless and until Occupancy Certificate is obtained from GHMC after providing all the regular service connections to each portion of the building and duly submitting the following.(i) Building Completion Certificate issued by the Architect duly certifying that the building is completed as per the sanctioned plan.(ii) Structural Stability Certificate issued by the Structural Engineer duly certifying that the building is structurally safe and the construction is in accordance with the specified designs.(iii) An extract of the site registers containing inspection reports of Site Engineer, Structural Engineer and Architect.(iv) Insurance Policy for the completed building for a minimum period of three years.
30. Structural Safety and Fire Safety Requirements shall be the responsibility of the Owner, Builder/ Developer, Architect and St. Engineer to provide all necessary Fire Fighting installations as stipulated in National Building Code of India, 2005 like; i)To provide one entry and one exit to the premises with a minimum width of 4.5mts. and height clearance of 5mts. ii)Provide Fire resistant swing door for the collapsible lifts in all floors. iii)Provide Genset, as alternate source of electric supply. iv)Emergency Lighting in the Corridor / Common passages and stair case. v)Two numbers water type fire extinguishers for each floor. vi)Hose reel system in the staircase common passages in each floor as per IS:3844 & DCP extinguishers minimum 2 Nos. each at Generator and Transformer area shall be provided as per I.S.I. specification No.2190- 1992. vii) Manually operated and alarm system in the entire buildings; viii) Separate Underground static water storage tank capacity of 25, 000 lts. Capacity. viii)Separate Terrace Tank of 25,000ltrs capacity for Residential buildings; ix)Hose Reel, Down Corner; x)Automatic Sprinkler system is to be provided if the basement area exceed 200 Sq.mts. xi)Electrical Wiring and installation shall be certified by the electrical engineers to ensure electrical fire safety. xii)Transformers shall be protected with 4 hours rating fire resist constructions. xiii) To create a joint open spaces with the neighbours building / premises for maneuverability of fire vehicles. No parking or any constructions shall be made in setbacks area.
31. The Builder/Developer shall register the project in the RERA website after the launch in July 2018
32. If construction is not commenced within one year, building application shall be submitted afresh duly paying required fees.
33. Sanctioned Plan shall be followed strictly while making the construction.
34. Sanctioned Plan copy as attested by the GHMC shall be displayed at the construction site for public view.
35. The permission accorded does not confer any ownership rights. As a later stage if it is found that the documents are false and fabricated the permission will be revoked U/s 450 of HMC Act 1955.

AREA STATEMENT	
PROJECT DETAIL :	
INWARD_NO :	1/C25/03807/2021
PROJECT TYPE :	Building Permission
NATURE OF DEVELOPMENT :	Addition or Alteration
SUB LOCATION :	Gram Panchayat Area with Revenue Survey
STREET NAME:	
DISTRICT NAME :	MEDCHAL
STATE NAME :	TELANGANA
PINCODE :	
MADAL :	
PLOT USE :	Residential
PLOT SUB USE :	Residential Apartment Bldg
PLOT NEAR BY NOTIFIED RELEGIOUS STRUCTURE :	NA
LAND USE ZONE :	Residential
LAND SUBUSE ZONE :	NA
ABUTTING ROAD WIDTH :	12
PLOT NO :	2-166/1 PART AND 2-167/PART
SURVEY NO :	71, 72 AND 73
NORTH SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73
SOUTH SIDE DETAIL :	ROAD WIDTH - 12
EAST SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73+
WEST SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73
AREA DETAILS :	SQ.MT.
AREA OF PLOT (Minimum)	2781.38
NET AREA OF PLOT	2781.38
AMENITITY AREA	162.29
TOTAL	162.29
BALANCE AREA OF PLOT	2619.09
VACANT PLOT AREA	1382.80
COVERAGE	
PROPOSED COVERAGE AREA (50.28 %)	1398.58
EXISTING STRUCTURE TO BE DEMOLISH	858.99
NET BUA	
RESIDENTIAL NET BUA	7811.70
COMMERCIAL NET BUA	162.29
BUILT UP AREA	
	8630.14
	11977.04
MORTGAGE AREA	800.21
EXTRA INSTALLMENT MORTGAGE AREA	0.00
PROPOSED NUMBER OF PARKINGS	104

Approval No. :

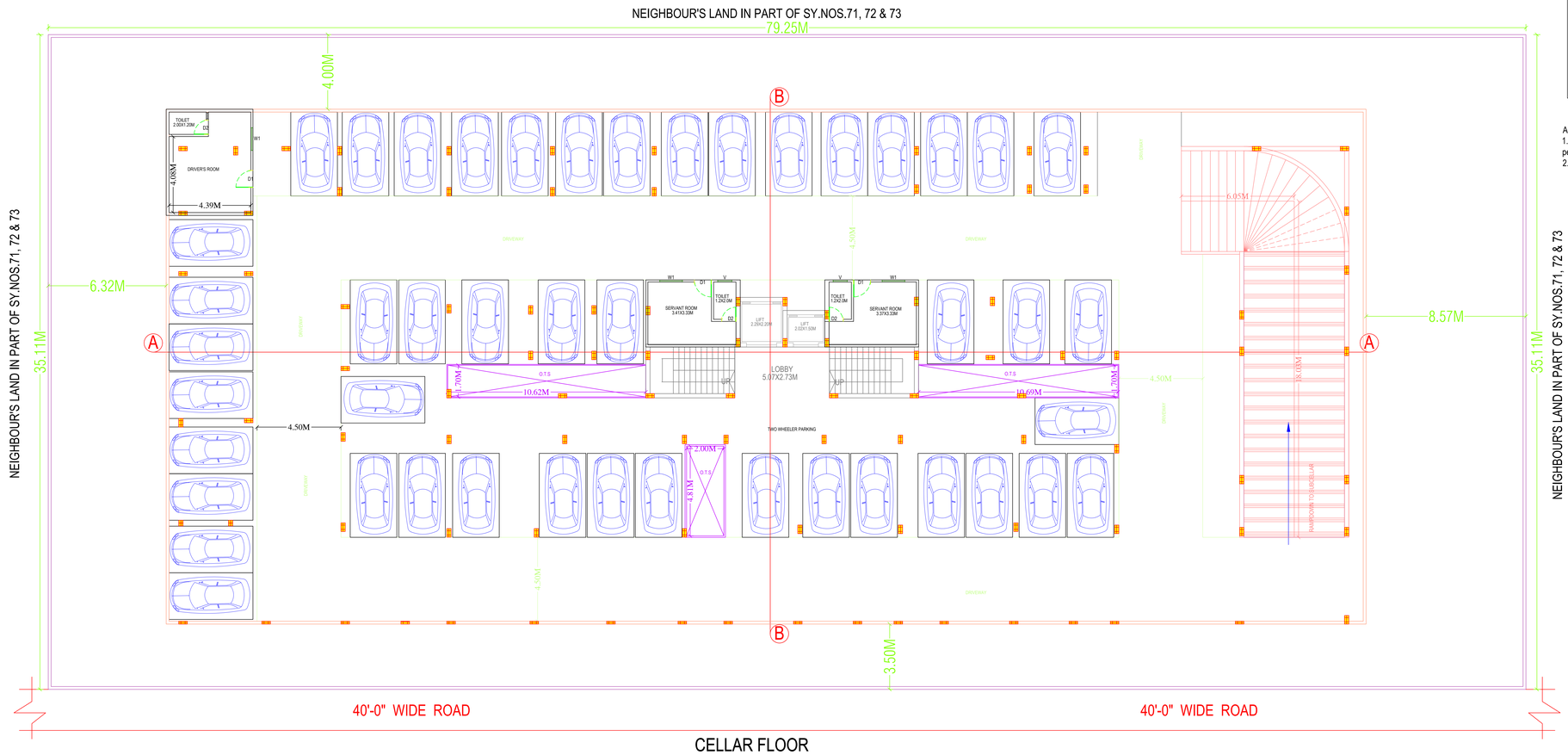
Additional/Other
1. The applicant has to provide automatic sprinkler system in cellar floor and other fire safety systems as per Table 7 of part 4 NBC of India'2016
2. To provide STP as shown in the plans at the time of obtaining OC.

SCHEDULE OF JOINERY

BUILDING NAME	NAME	L X H	NOS
A (PROPSED WORK)	O	0.61 X 2.10	05
A (PROPSED WORK)	D2	0.76 X 2.10	283
A (PROPSED WORK)	D2	0.89 X 2.10	01
A (PROPSED WORK)	D1	0.91 X 2.10	148
A (PROPSED WORK)	O	0.94 X 2.10	05
A (PROPSED WORK)	O	0.96 X 2.10	11
A (PROPSED WORK)	O	1.00 X 2.10	05
A (PROPSED WORK)	D	1.07 X 2.10	54
A (PROPSED WORK)	O	1.22 X 2.10	09
A (PROPSED WORK)	O	1.23 X 2.10	02
A (PROPSED WORK)	O	1.26 X 2.10	05
A (PROPSED WORK)	O	1.29 X 2.10	02
A (PROPSED WORK)	O	1.45 X 2.10	06
A (PROPSED WORK)	O	1.50 X 2.10	01
A (PROPSED WORK)	O	1.63 X 2.10	04
A (PROPSED WORK)	O	1.71 X 2.10	05
A (PROPSED WORK)	O	1.98 X 2.10	06
A (PROPSED WORK)	O	2.13 X 2.10	06
A (PROPSED WORK)	O	2.21 X 2.10	02
A (PROPSED WORK)	O	2.44 X 2.10	10
A (PROPSED WORK)	O	2.74 X 2.10	05

SCHEDULE OF JOINERY

BUILDING NAME	NAME	L X H	NOS
A (PROPSED WORK)	W4	0.46 X 1.37	04
A (PROPSED WORK)	W3	0.60 X 1.37	06
A (PROPSED WORK)	V	0.76 X 0.60	135
A (PROPSED WORK)	V	0.76 X 1.00	44
A (PROPSED WORK)	W2	0.76 X 1.37	03
A (PROPSED WORK)	W2	0.91 X 1.37	15
A (PROPSED WORK)	KW	1.22 X 1.00	55
A (PROPSED WORK)	W1	1.22 X 1.37	196
A (PROPSED WORK)	W1/H	1.22 X 2.10	14
A (PROPSED WORK)	W	1.83 X 1.37	64
A (PROPSED WORK)	W/H	1.83 X 2.10	23



CELLAR FLOOR PLAN
(SCALE=1:100)

BUILDING :A (PROPSED WORK)

FLOOR NAME	TOTAL BUA	DEDUCTIONS		NET BUA		TNMTS.	PARKING AREA	NO OF STACK	NET PARKING
		VSHAFT	ACCES.	RESI.	COMM.				
SUB-CELLAR FLOOR	1776.61	54.77	36.33	0.00	0.00	00	1518.80	1	1518.80
CELLAR FLOOR	1776.61	53.97	61.24	0.00	0.00	00	1494.70	1	1494.70
GROUND FLOOR	1342.42	40.38	0.00	1139.75	162.29	07	0.00	0	0.00
FIRST FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
SECOND FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
THIRD FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
FOURTH FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
FIFTH FLOOR	1374.77	40.38	0.00	1334.39	0.00	08	0.00	0	0.00
TERRACE FLOOR	207.55	0.00	137.16	0.00	0.00	00	0.00	0	0.00
TOTAL	11977.05	351.02	234.73	7811.70	162.29	51	3013.50		3013.50
TOTAL NO OF BLDG	1								
TOTAL	11977.05	351.02	234.73	7811.70	162.29	51	3013.50		3013.50

BUILDING USE/SUBUSE DETAILS

BUILDING NAME	BUILDING USE	BUILDING SUBUSE	BUILDING TYPE	FLOOR DETAILS
A (PROPSED WORK)	Residential	Residential Apartment Bldg	NA	2 Cellar + 1 Ground + 5 upper floors

✓
Name : M RAJENDRA PRASAD NAIK
Designation : CITYPLANNERKPZHO
Date : 11-Nov-2021 16:

COLOR INDEX
PLOT BOUNDARY
ABUTTING ROAD
PROPOSED CONSTRUCTION
COMMON PLOT
ROAD WIDENING AREA
EXISTING (To be retained)
EXISTING (To be demolished)
OWNER'S NAME AND SIGNATURE
BUILDER'S NAME AND SIGNATURE
ARCHITECT'S NAME AND SIGNATURE
STRUCTURAL ENGINEER'S NAME AND SIGNATURE

ISO_A0_(841.00_x_1189.00_MM)

Note: All dimensions are in meters.

Project Title :REVISED PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING CONSISTING OF 2-CELLARS, GROUND + (5) UPPER FLOORS IN PLOT NO. 2-166/1/PART & 2-167/PART IN SY.NO.71, 72 & 73 SITUATED AT JEEDIMETLA VILLAGE, QUTHBULLAPUR BELONGING TO :M/S. PRAGATHI HOMES, REP. BY ITS MANAGING PARTNERS, SRI . SUMEET JAIN AND ANOTHER

Project Title		
PLAN SHOWING THE PROPOSED Residential PLOT NO. 2-166/1 PART AND 2-167/PART SURVEY NO 71, 72 AND 73 SITUATED AT MEDCHAL Jeedimetla Village-1 -15 BELONGING TO : Mr./Ms./Mrs M/S. PRAGATHI HOMES, REP. BY ITS MANAGING PARTNERS, SRI . SUMEET JAIN AND ANOTHER REP BY : Town Planner G MOHAN REDDY LICENCE NO: 322/A/ENGG/TP1/GHMC APPROVAL NO: 1/C25/10025/2021		
DATE : 08-11-2021	SHEET NO.: 3 / 8	
Layout Plan Details	INWARD_NO.: 1/C25/03807/2021	

CONDITION:

1. Commencement Notice shall be submitted by the applicant before commencement of the building U/s 440 of HMC Act.
2. Completion Notice shall be submitted after completion of the building & obtain occupancy certificate U/s 455 of HMC Act.
3. Occupancy Certificate is compulsory before occupying any building.
4. Public Amenities such as Water Supply, Electricity Connections will be provided only on production of occupancy certificate.
5. Prior Approval should be obtained separately for any modification in the construction.
6. Tree Plantation shall be done along the periphery and also in front of the premises.
7. Tot-lot shall be fenced and shall be maintained as greenery at owners cost before issue of occupancy certificate.
8. Rain Water Harvesting Structure (percolation pit) shall be constructed.
9. Space for Transformer shall be provided in the site keeping the safety of the residents in view.
10. Garbage House shall be made within the premises.
11. Cellar and stilts approved for parking in the plan should be used exclusively for parking of vehicles without partition walls and the user of the same should not be converted or misused for any other purpose at any time in future as per undertaking submitted.
12. No. of units as sanctioned shall not be increased without prior approval of GHMC at any time in future
13. This sanction is accorded on surrendering of Road affected portion of the site to GHMC free of cost with out claiming any compensation at any time as per the undertaking submitted.
14. Strip of greenery on periphery of the site shall be maintained as per rules.
15. Stocking of Building Materials on footpath and road margin causing obstruction to free movement of public & vehicles shall not be done, failing which permission is liable to be suspended.
16. The permission accorded does not bar the application or provisions of Urban Land Ceiling & Regulations Act 1976.
17. The Developer / Builder / Owner to provide service road wherever required with specified standards at their own cost.
18. A safe distance of minimum 3.0mts. Vertical and Horizontal Distance between the Building & High Tension Electrical Lines and 1.5mts. for Low Tension electrical line shall be maintained.
19. No front compound wall for the site abutting 18 mt. road width shall be allowed and only Iron grill or Low height greenery hedge shall be allowed.
20. If greenery is not maintained 10% additional property tax shall be imposed as penalty every year till the condition is complied.
21. All Public and Semi Public buildings above 3000sq.mts. shall be constructed to provide facilities to physically handicapped persons as per provisions of NBC of 2005.
22. The mortgaged builup area shall be allowed for registration only after an Occupancy Certificate is produced.
23. The Registration authority shall register only the permitted builup area as per sanctioned plan.
24. The Financial Agencies and Institutions shall extend loans facilities only to the permitted built-up area as per sanctioned plan.
25. The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, electrical installations etc., shall be executed under the supervision of Qualified Technical Personnel.
26. The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, electrical installations etc., shall be executed under the supervision of Qualified Technical Personnel.
27. Architect / Structural Engineer if changed, the consent of the previous Architect / Structural Engineer is required and to be intimated to the GHMC.
28. Construction shall be covered under the contractors all risk Insurance till the issue of occupancy certificate (wherever applicable).
29. As per the undertaking executed in terms of G.O. Ms. No. 541 MA, dt: 17-11-2000 (wherever applicable),a. The construction shall be done by the owner, only in accordance with sanctioned Plan under the strict supervision of the Architect, Structural Engineer and site engineer failing which the violations are liable for demolition besides legal action.b. The owner, builder, Architect, Structural Engineer and site engineer are jointly & severely responsible to carry out and complete the construction strictly in accordance with sanctioned plan.c. The Owner, Builder, Architect, Structural Engineer and Site Engineer are jointly and severely are held responsible for the structural stability during the building construction and should strictly adhere to all the conditions in the G.O.d. The Owner / Builder should not deliver the possession of any part of built up area of the building, by way of Sale / Lease unless and until Occupancy Certificate is obtained from GHMC after providing all the regular service connections to each portion of the building and duly submitting the following.(i) Building Completion Certificate issued by the Architect duly certifying that the building is completed as per the sanctioned plan.(ii) Structural Stability Certificate issued by the Structural Engineer duly certifying that the building is structurally safe and the construction is in accordance with the specified designs.(iii) An extract of the site registers containing inspection reports of Site Engineer, Structural Engineer and Architect.(iv) Insurance Policy for the completed building for a minimum period of three years.
30. Structural Safety and Fire Safety Requirements shall be the responsibility of the Owner, Builder/ Developer, Architect and St. Engineer to provide all necessary Fire Fighting installations as stipulated in National Building Code of India, 2005 like; i)To provide one entry and one exit to the premises with a minimum width of 4.5mts. and height clearance of 5mts. ii)Provide Fire resistant swing door for the cut/paddle lifts in all floors. iii)Provide Generator, as alternate source of electric supply. iv)Emergency Lighting in the Corridor / Common passages and stair case. v)Two numbers water type fire extinguishers for each floor. vi)Hose reel system in the staircase premises with provision of atleast 2 Nos. of ISI ISP extinguishers minimum 2 Nos. each at Generator and Transformer area shall be provided as per I.S.I. specification No.2190- 1992. vii) Manually operated and alarm system in the entire buildings; viii) Separate Underground static water storage tank capacity of 25, 000 lts. Capacity. viii)Separate Terrace Tank of 25,000ltrs capacity for Residential buildings; ix)Hose Reel, Down Corner, x)Automatic Sprinkler system is to be provided if the basement area exceed 200 Sq.mts. xi)Electrical Wiring and installation shall be certified by the electrical engineers to ensure electrical fire safety. xii)Transformers shall be protected with 4 hours rating fire resist constructions. xiii) To create a joint open spaces with the neighbours building / premises for maneuverability of fire vehicles. No parking or any constructions shall be made in setbacks area.
31. The Builder/Developer shall register the project in the RERA website after the launch in July 2018
32. If construction is not commenced within one year, building application shall be submitted afresh duly paying required fees.
33. Sanctioned Plan shall be followed strictly while making the construction.
34. Sanctioned Plan copy as attested by the GHMC shall be displayed at the construction site for public view.
35. The permission accorded does not confer any ownership rights, As a later stage if it is found that the documents are false and fabricated the permission will be revoked U/s 450 of HMC Act 1955.

AREA STATEMENT	
PROJECT DETAIL :	
INWARD_NO :	1/C25/03807/2021
PROJECT TYPE :	Building Permission
NATURE OF DEVELOPMENT :	Addition or Alteration
SUB LOCATION :	Gram Panchayat Area with Revenue Survey
STREET NAME:	
DISTRICT NAME :	MEDCHAL
STATE NAME :	TELANGANA
PINCODE :	
MADAL :	
PLOT USE :	Residential
PLOT SUB USE :	Residential Apartment Bldg
PLOT NEAR BY NOTIFIED RELEGIOUS STRUCTURE :	NA
LAND USE ZONE :	Residential
LAND SUBUSE ZONE :	NA
ABUTTING ROAD WIDTH :	12
PLOT NO :	2-166/1 PART AND 2-167/PART
SURVEY NO :	71, 72 AND 73
NORTH SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73
SOUTH SIDE DETAIL :	ROAD WIDTH - 12
EAST SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73+
WEST SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73
AREA DETAILS :	SQ.MT.
AREA OF PLOT (Minimum)	2781.38
NET AREA OF PLOT	2781.38
AMENTITY AREA	162.29
TOTAL	162.29
BALANCE AREA OF PLOT	2619.09
VACANT PLOT AREA	1382.80
COVERAGE	
PROPOSED COVERAGE AREA (50.28 %)	1398.58
EXISTING STRUCTURE TO BE DEMOLISH	858.99
NET BUA	
RESIDENTIAL NET BUA	7811.70
COMMERCIAL NET BUA	162.29
BUILT UP AREA	
	8630.14
	11977.04
MORTGAGE AREA	800.21
EXTRA INSTALLMENT MORTGAGE AREA	0.00
PROPOSED NUMBER OF PARKINGS	104

Approval No. :

Additional/Other
1. The applicant has to provide automatic sprinkler system in cellar floor and other fire safety systems as per Table 7 of part 4 NBC of India'2016
2. To provide STP as shown in the plans at the time of obtaining OC.

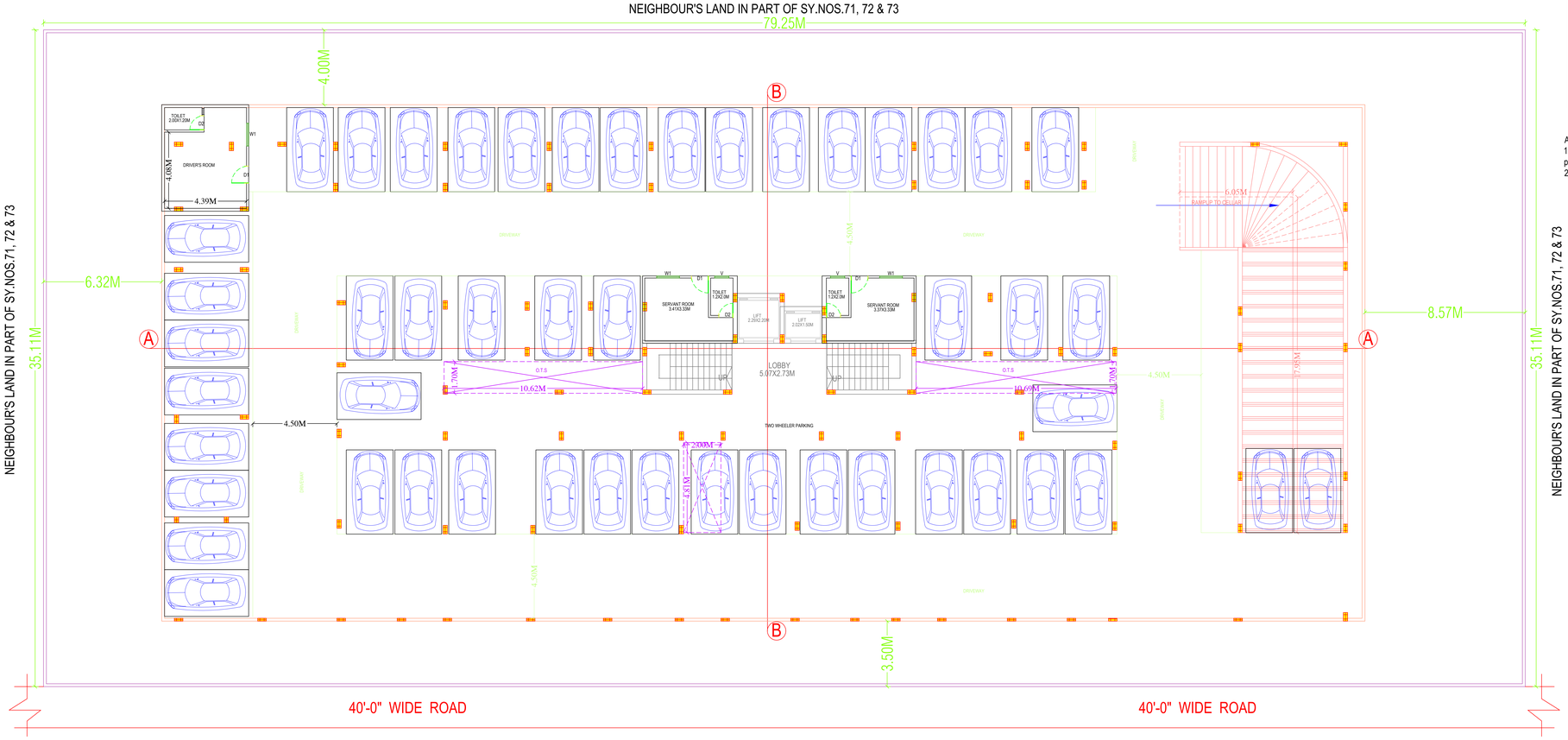
SCHEDULE OF JOINERY

BUILDING NAME	NAME	L X H	NOS
A (PROPSED WORK)	O	0.61 X 2.10	05
A (PROPSED WORK)	D2	0.76 X 2.10	283
A (PROPSED WORK)	D2	0.89 X 2.10	01
A (PROPSED WORK)	D1	0.91 X 2.10	148
A (PROPSED WORK)	O	0.94 X 2.10	05
A (PROPSED WORK)	O	0.96 X 2.10	11
A (PROPSED WORK)	O	1.00 X 2.10	05
A (PROPSED WORK)	D	1.07 X 2.10	54
A (PROPSED WORK)	O	1.22 X 2.10	09
A (PROPSED WORK)	O	1.23 X 2.10	02
A (PROPSED WORK)	O	1.26 X 2.10	05
A (PROPSED WORK)	O	1.29 X 2.10	02
A (PROPSED WORK)	O	1.45 X 2.10	06
A (PROPSED WORK)	O	1.50 X 2.10	01
A (PROPSED WORK)	O	1.63 X 2.10	04
A (PROPSED WORK)	O	1.71 X 2.10	05
A (PROPSED WORK)	O	1.98 X 2.10	06
A (PROPSED WORK)	O	2.13 X 2.10	06
A (PROPSED WORK)	O	2.21 X 2.10	02
A (PROPSED WORK)	O	2.44 X 2.10	10
A (PROPSED WORK)	O	2.74 X 2.10	05

SCHEDULE OF JOINERY

BUILDING NAME	NAME	L X H	NOS
A (PROPSED WORK)	W4	0.46 X 1.37	04
A (PROPSED WORK)	W3	0.60 X 1.37	06
A (PROPSED WORK)	V	0.76 X 0.60	135
A (PROPSED WORK)	V	0.76 X 1.00	44
A (PROPSED WORK)	W2	0.76 X 1.37	03
A (PROPSED WORK)	W2	0.91 X 1.37	15
A (PROPSED WORK)	KW	1.22 X 1.00	55
A (PROPSED WORK)	W1	1.22 X 1.37	196
A (PROPSED WORK)	W1/H	1.22 X 2.10	14
A (PROPSED WORK)	W	1.83 X 1.37	64
A (PROPSED WORK)	W/H	1.83 X 2.10	23

NEIGHBOUR'S LAND IN PART OF SY.NOS.71, 72 & 73



NEIGHBOUR'S LAND IN PART OF SY.NOS.71, 72 & 73

NEIGHBOUR'S LAND IN PART OF SY.NOS.71, 72 & 73

40'-0" WIDE ROAD

SUB-CELLAR FLOOR PLAN
(SCALE=1:100)

BUILDING :A (PROPSED WORK)

FLOOR NAME	TOTAL BUA	DEDUCTIONS		NET BUA		TNMTS.	PARKING AREA	NO OF STACK	NET PARKING
		VSHAFT	ACCES.	RESI.	COMM.				
SUB-CELLAR FLOOR	1776.61	54.77	36.33	0.00	0.00	00	1518.80	1	1518.80
CELLAR FLOOR	1776.61	53.97	61.24	0.00	0.00	00	1494.70	1	1494.70
GROUND FLOOR	1342.42	40.38	0.00	1139.75	162.29	07	0.00	0	0.00
FIRST FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
SECOND FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
THIRD FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
FOURTH FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
FIFTH FLOOR	1374.77	40.38	0.00	1334.39	0.00	08	0.00	0	0.00
TERRACE FLOOR	207.55	0.00	137.16	0.00	0.00	00	0.00	0	0.00
TOTAL	11977.05	351.02	234.73	7811.70	162.29	51	3013.50		3013.50
TOTAL NO OF BLDG	1								
TOTAL	11977.05	351.02	234.73	7811.70	162.29	51	3013.50		3013.50

BUILDING USE/SUBUSE DETAILS

BUILDING NAME	BUILDING USE	BUILDING SUBUSE	BUILDING TYPE	FLOOR DETAILS
A (PROPSED WORK)	Residential	Residential Apartment Bldg	NA	2 Cellar + 1 Ground + 5 upper floors

✓
Name : M RAJENDRA PRASAD NAIK
Designation : CITYPLANNERKPZHO
Date : 11-Nov-2021 16:

COLOR INDEX	
PLOT BOUNDARY	
ABUTTING ROAD	
PROPOSED CONSTRUCTION	
COMMON PLOT	
ROAD WIDENING AREA	
EXISTING (To be retained)	
EXISTING (To be demolished)	
OWNER'S NAME AND SIGNATURE	
BUILDER'S NAME AND SIGNATURE	
ARCHITECT'S NAME AND SIGNATURE	
STRUCTURAL ENGINEER'S NAME AND SIGNATURE	

ISO_A0_(841.00_x_1189.00_MM)

Note: All dimensions are in meters.

Project Title :REVISED PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING CONSISTING OF 2-CELLARS, GROUND + (5) UPPER FLOORS IN PLOT NO. 2-166/1/PART & 2-167/PART IN SY.NO.71, 72 & 73 SITUATED AT JEEDIMETLA VILLAGE, QUTHBULLAPUR BELONGING TO :M/S. PRAGATHI HOMES, REP. BY ITS MANAGING PARTNERS, SRI . SUMEET JAIN AND ANOTHER

Project Title		
PLAN SHOWING THE PROPOSED	Residential	
PLOT NO.	2-166/1 PART AND 2-167/PART	
SURVEY NO	71, 72 AND 73	
SITUATED AT	MEDCHAL	
Jeedimetla Village-1 -15		
BELONGING TO : Mr./Ms./M/s	M/S. PRAGATHI HOMES,	
REP. BY ITS MANAGING PARTNERS, SRI . SUMEET JAIN AND ANOTHER		
REP BY : Town Planner	G MOHAN REDDY	
LICENCE NO: 322/A/ENGG/TP1/GHMC	APPROVAL NO: 1/C25/10025/2021	
DATE : 08-11-2021	SHEET NO.: 4 / 8	
Layout Plan Details	INWARD_NO.: 1/C25/03807/2021	

CONDITION:

1. Commencement Notice shall be submitted by the applicant before commencement of the building U/s 440 of HMC Act.
2. Completion Notice shall be submitted after completion of the building & obtain occupancy certificate U/s 455 of HMC Act.
3. Occupancy Certificate is compulsory before occupying any building.
4. Public Amenities such as Water Supply, Electricity Connections will be provided only on production of occupancy certificate.
5. Prior Approval should be obtained separately for any modification in the construction.
6. Tree Plantation shall be done along the periphery and also in front of the premises.
7. Tot-lot shall be fenced and shall be maintained as greenery at owners cost before issue of occupancy certificate.
8. Rain Water Harvesting Structure (percolation pit) shall be constructed.
9. Space for Transformer shall be provided in the site keeping the safety of the residents in view.
10. Garbage House shall be made within the premises.
11. Cellar and stilts approved for parking in the plan should be used exclusively for parking of vehicles without partition walls & the usage of the same should not be converted or misused for any other purpose at any time in future as per undertaking submitted.
12. No. of units as sanctioned shall not be increased without prior approval of GHMC at any time in future
13. This sanction is accorded on surrendering of Road affected portion of the site to GHMC free of cost with out claiming any compensation at any time as per the undertaking submitted.
14. Strip of greenery on periphery of the site shall be maintained as per rules.
15. Stocking of Building Materials on footpath and road margin causing obstruction to free movement of public & vehicles shall not be done, failing which permission is liable to be suspended.
16. The permission accorded does not bar the application or provisions of Urban Land Ceiling & Regulations Act 1976.
17. The Developer / Builder / Owner to provide service road wherever required with specified standards at their own cost.
18. A safe distance of minimum 3.0mts. Vertical and Horizontal Distance between the Building & High Tension Electrical Lines and 1.5mts. for Low Tension electrical line shall be maintained.
19. No front compound wall for the site abutting 18 mt. road width shall be allowed and only Iron grill or Low height greenery hedge shall be allowed.
20. If greenery is not maintained 10% additional property tax shall be imposed as penalty every year till the condition is complied.
21. All Public and Semi Public buildings above 3000sq.mts. shall be constructed to provide facilities to physically handicapped persons as per provisions of NBC of 2005.
22. The mortgaged bullup area shall be allowed for registration only after an Occupancy Certificate is produced.
23. The Registration authority shall register only the permitted bullup area as per sanctioned plan.
24. The Financial Agencies and Institutions shall extend loans facilities only to the permitted built-up area as per sanctioned plan.
25. The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, electrical installations etc., shall be executed under the supervision of Qualified Technical Personnel.
26. The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, electrical installations etc., shall be executed under the supervision of Qualified Technical Personnel.
27. Architect / Structural Engineer if changed, the consent of the previous Architect / Structural Engineer is required and to be intimated to the GHMC.
28. Construction shall be covered under the contractors all risk Insurance till the issue of occupancy certificate (wherever applicable).
29. As per the undertaking executed in terms of G.O. Ms. No. 541 MA, dt: 17-11-2000 (wherever applicable),a. The construction shall be done by the owner, only in accordance with sanctioned Plan under the strict supervision of the Structural Engineer and site engineer failing which the violations are liable for demolition besides legal action.b. The owner, builder, Architect, Structural Engineer and site engineer are jointly & severely responsible to carry out and complete the construction strictly in accordance with sanctioned plan.c. The Owner, Builder, Architect, Structural Engineer and Site Engineer are jointly and severely are held responsible for the structural stability during the building construction and should strictly adhere to all the conditions in the G.O.d. The Owner / Builder should not deliver the possession of any part of built up area of the building, by way of Sale / Lease unless and until Occupancy Certificate is obtained from GHMC after providing all the regular service connections to each portion of the building and duly submitting the following.(i) Building Completion Certificate issued by the Architect duly certifying that the building is completed as per the sanctioned plan.(ii) Structural Stability Certificate issued by the Structural Engineer duly certifying that the building is structurally safe and the construction is in accordance with the specified designs.(iii) An extract of the site registers containing inspection reports of Site Engineer, Structural Engineer and Architect.(iv) Insurance Policy for the completed building for a minimum period of three years.
30. Structural Safety and Fire Safety Requirements shall be the responsibility of the Owner, Builder/ Developer, Architect and St. Engineer to provide all necessary Fire Fighting installations as stipulated in National Building Code of India, 2005 like; i)To provide one entry and one exit to the premises with a minimum width of 4.5mts. and height clearance of 5mts. ii)Provide Fire resistant swing door for the collapsible lifts for all floors. iii)Provide Generator, as alternate source of electric supply. iv)Emergency Lighting in the Corridor / Common passages and stair case. v)Two numbers water type fire extinguishers for each floor. vi)Two numbers sand buckets filled with sand for each floor. vii)Two numbers ABC type DCP extinguishers minimum 2 Nos. each at Generator and Transformer area shall be provided as per I.S.I. specification No.2190- 1992. viii) Manually operated and alarm system in the entire buildings; ix)i) Separate Underground static water storage tank capacity of 25, 000 Ltrs. Capacity. x)i)Separate Terrace Tank of 25,000ltrs capacity for Residential buildings; ii)Hose Reel, Down Corner; xi)Automatic Sprinkler system is to be provided if the basement area exceed 200 Sq.mts. xii)Electrical Wiring and installation shall be certified by the electrical engineers to ensure electrical fire safety. xi)Transformers shall be protected with 4 hours rating fire resist constructions. xii) To create a joint open spaces with the neighbours building / premises for maneuverability of fire vehicles. No parking or any constructions shall be made in setbacks area.
31. The Builder/Developer shall register the project in the RERA website after the launch in July 2018
32. If construction is not commenced within one year, building application shall be submitted afresh duly paying required fees.
33. Sanctioned Plan shall be followed strictly while making the construction.
34. Sanctioned Plan copy as attested by the GHMC shall be displayed at the construction site for public view.
35. The permission accorded does not confer any ownership rights. As a later stage if it is found that the documents are false and fabricated the permission will be revoked U/s 450 of HMC Act 1955.

AREA STATEMENT	
PROJECT DETAIL :	
INWARD_NO :	1/C25/03807/2021
PROJECT TYPE :	Building Permission
NATURE OF DEVELOPMENT :	Addition or Alteration
SUB LOCATION :	Gram Panchayat Area with Revenue Survey
STREET NAME:	
DISTRICT NAME :	MEDCHAL
STATE NAME :	TELANGANA
PINCODE :	
MADAL :	
PLOT USE :	Residential
PLOT SUB USE :	Residential Apartment Bldg
PLOT NEAR BY NOTIFIED RELEGIOUS STRUCTURE :	NA
LAND USE ZONE :	Residential
LAND SUBUSE ZONE :	NA
ABUTTING ROAD WIDTH :	12
PLOT NO :	2-166/1 PART AND 2-167/PART
SURVEY NO :	71, 72 AND 73
NORTH SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73
SOUTH SIDE DETAIL :	ROAD WIDTH - 12
EAST SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73+
WEST SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73
AREA DETAILS :	SQ.MT.
AREA OF PLOT (Minimum)	2781.38
NET AREA OF PLOT	2781.38
AMENTITY AREA	162.29
TOTAL	162.29
BALANCE AREA OF PLOT	2619.09
VACANT PLOT AREA	1382.80
COVERAGE	
PROPOSED COVERAGE AREA (50.28 %)	1398.58
EXISTING STRUCTURE TO BE DEMOLISH	858.99
NET BUA	
RESIDENTIAL NET BUA	7811.70
COMMERCIAL NET BUA	162.29
BUILT UP AREA	
	8630.14
	11977.04
MORTGAGE AREA	800.21
EXTRA INSTALLMENT MORTGAGE AREA	0.00
PROPOSED NUMBER OF PARKINGS	104

Approval No. :

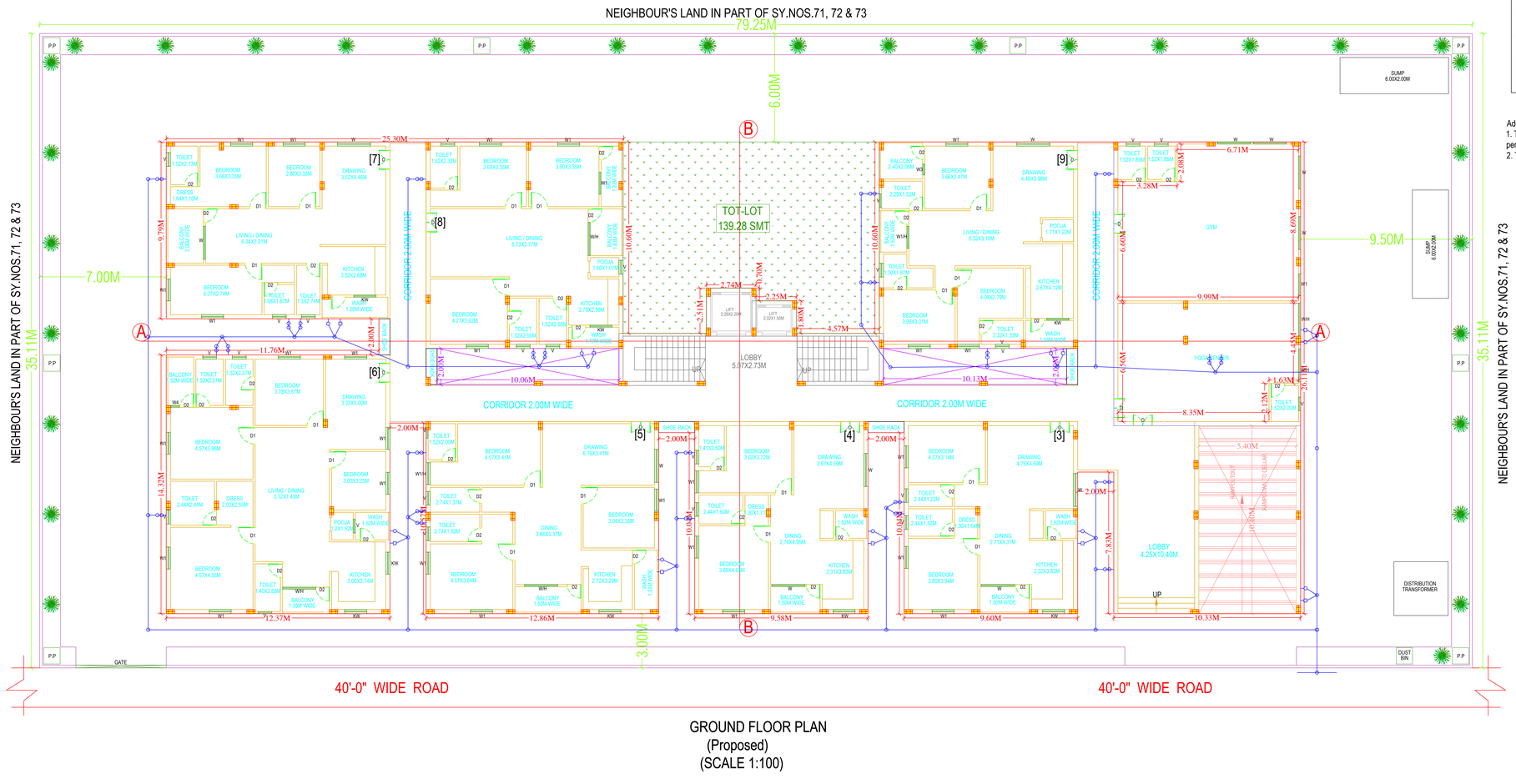
Additional/Other
1. The applicant has to provide automatic sprinkler system in cellar floor and other fire safety systems as per Table 7 of part 4 NBC of India'2016
2. To provide STP as shown in the plans at the time of obtaining OC.

SCHEDULE OF JOINERY

BUILDING NAME	NAME	L X H	NOS
A (PROPSED WORK)	O	0.61 X 2.10	05
A (PROPSED WORK)	D2	0.76 X 2.10	283
A (PROPSED WORK)	D2	0.89 X 2.10	01
A (PROPSED WORK)	D1	0.91 X 2.10	148
A (PROPSED WORK)	O	0.94 X 2.10	05
A (PROPSED WORK)	O	0.95 X 2.10	11
A (PROPSED WORK)	O	1.00 X 2.10	05
A (PROPSED WORK)	D	1.07 X 2.10	54
A (PROPSED WORK)	O	1.22 X 2.10	09
A (PROPSED WORK)	O	1.23 X 2.10	02
A (PROPSED WORK)	O	1.26 X 2.10	05
A (PROPSED WORK)	O	1.29 X 2.10	02
A (PROPSED WORK)	O	1.45 X 2.10	06
A (PROPSED WORK)	O	1.50 X 2.10	01
A (PROPSED WORK)	O	1.63 X 2.10	04
A (PROPSED WORK)	O	1.71 X 2.10	05
A (PROPSED WORK)	O	1.98 X 2.10	06
A (PROPSED WORK)	O	2.13 X 2.10	06
A (PROPSED WORK)	O	2.27 X 2.10	02
A (PROPSED WORK)	O	2.44 X 2.10	10
A (PROPSED WORK)	O	2.74 X 2.10	05

SCHEDULE OF JOINERY

BUILDING NAME	NAME	L X H	NOS
A (PROPSED WORK)	W4	0.46 X 1.37	04
A (PROPSED WORK)	W3	0.60 X 1.37	06
A (PROPSED WORK)	V	0.76 X 0.60	135
A (PROPSED WORK)	V	0.76 X 1.00	44
A (PROPSED WORK)	W2	0.76 X 1.37	03
A (PROPSED WORK)	W2	0.91 X 1.37	15
A (PROPSED WORK)	KW	1.22 X 1.00	55
A (PROPSED WORK)	W1	1.22 X 1.37	196
A (PROPSED WORK)	W1H	1.22 X 2.10	14
A (PROPSED WORK)	W	1.83 X 1.37	64
A (PROPSED WORK)	WH	1.83 X 2.10	23



GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)

BUILDING :A (PROPSED WORK)

FLOOR NAME	TOTAL BUA	DEDUCTIONS		NET BUA		TNMTS.	PARKING AREA	NO OF STACK	NET PARKING
		VSHAFT	ACCES.	RESI.	COMM.				
SUB-CELLAR FLOOR	1776.61	54.77	36.33	0.00	0.00	00	1518.80	1	1518.80
CELLAR FLOOR	1776.61	53.97	61.24	0.00	0.00	00	1494.70	1	1494.70
GROUND FLOOR	1342.42	40.38	0.00	1139.75	162.29	07	0.00	0	0.00
FIRST FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
SECOND FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
THIRD FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
FOURTH FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
FIFTH FLOOR	1374.77	40.38	0.00	1334.39	0.00	08	0.00	0	0.00
TERRACE FLOOR	207.55	0.00	137.16	0.00	0.00	00	0.00	0	0.00
TOTAL	11977.05	351.02	234.73	7811.70	162.29	51	3013.50		3013.50
TOTAL NO OF BLDG	1								
TOTAL	11977.05	351.02	234.73	7811.70	162.29	51	3013.50		3013.50

BUILDING USE/SUBUSE DETAILS

BUILDING NAME	BUILDING USE	BUILDING SUBUSE	BUILDING TYPE	FLOOR DETAILS
A (PROPSED WORK)	Residential	Residential Apartment Bldg	NA	2 Cellar + 1 Ground + 5 upper floors

✓
Name : M RAJENDRA PRASAD NAIK
Designation : CITYPLANNERKPZHO
Date : 11-Nov-2021 16:

COLOR INDEX	
PLOT BOUNDARY	
ABUTTING ROAD	
PROPOSED CONSTRUCTION	
COMMON PLOT	
ROAD WIDENING AREA	
EXISTING (To be retained)	
EXISTING (To be demolished)	

OWNER'S NAME AND SIGNATURE

BUILDER'S NAME AND SIGNATURE

ARCHITECT'S NAME AND SIGNATURE

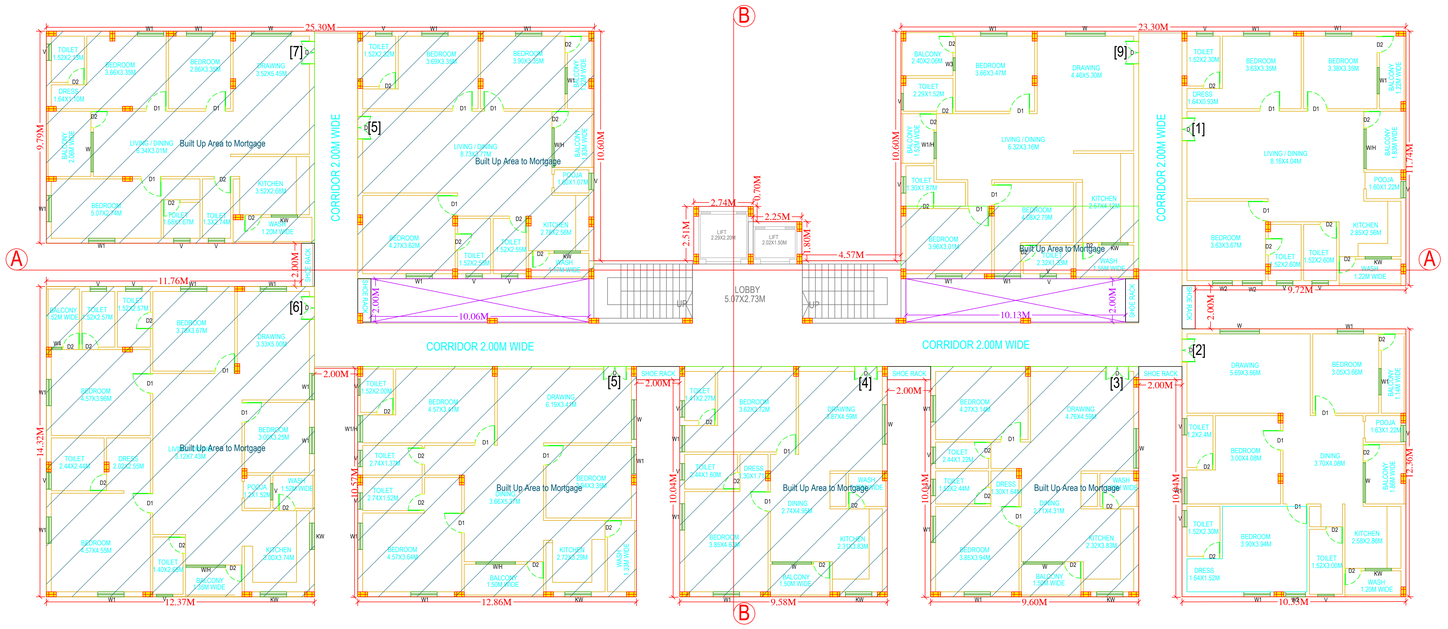
STRUCTURAL ENGINEER'S NAME AND SIGNATURE

ISO_A0_(841.00_x_1189.00_MM)

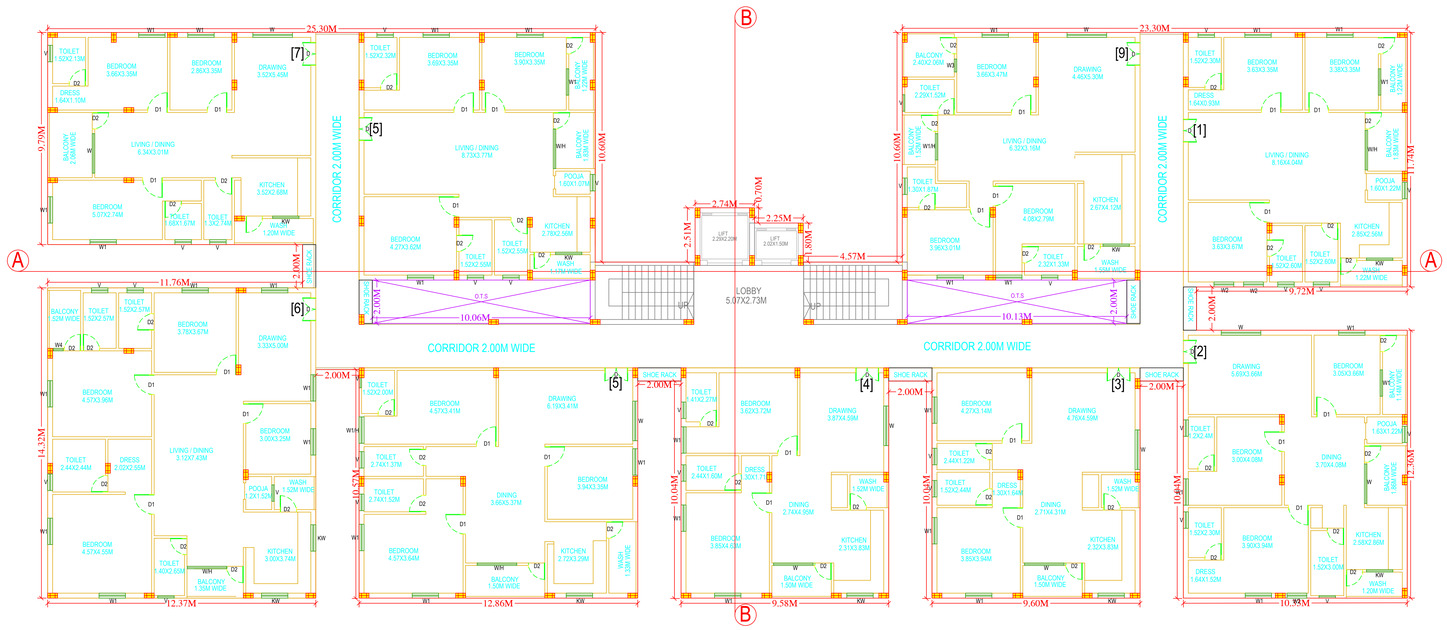
Note: All dimensions are in meters.

Project Title :REVISED PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING CONSISTING OF 2-CELLARS, GROUND + (5) UPPER FLOORS IN PLOT NO. 2-166/1/PART & 2-167/PART IN SY.NO.71, 72 & 73 SITUATED AT JEEDIMETLA VILLAGE, QUTHBULLAPUR BELONGING TO :M/S. PRAGATHI HOMES, REP. BY ITS MANAGING PARTNERS, SRI . SUMEET JAIN AND ANOTHER

Project Title		
PLAN SHOWING THE PROPOSED	Residential	
PLOT NO. 2-166/1 PART AND 2-167/PART		
SURVEY NO. 71, 72 AND 73		
SITUATED AT MEDCHAL		
Jeedimetla Village-1 -15		
BELONGING TO :Mr./Ms./Mrs M/S. PRAGATHI HOMES,		
REP. BY ITS MANAGING PARTNERS, SRI . SUMEET JAIN AND ANOTHER		
REP BY : Town Planner	G MOHAN REDDY	
LICENCE NO: 322/AVENGG/TP1/GHMC	APPROVAL NO: 1/C25/10025/2021	
DATE : 08-11-2021	SHEET NO.: 5 / 8	
Layout Plan Details	INWARD_NO.: 1/C25/03807/2021	



SECOND FLOOR PLAN
(Proposed)
(SCALE 1:100)



TYPICAL - 1, 3 FLOOR PLAN
(Proposed)
(SCALE 1:100)

CONDITION:

1. Commencement Notice shall be submitted by the applicant before commencement of the building U/s 440 of HMC Act.
2. Completion Notice shall be submitted after completion of the building & obtain occupancy certificate U/s 455 of HMC Act.
3. Occupancy Certificate is compulsory before occupying any building.
4. Public Amenities such as Water Supply, Electricity Connections will be provided only on production of occupancy certificate.
5. Prior Approval should be obtained seperately for any modification in the construction.
6. Tree Plantation shall be done along the periphery and also in front of the premises.
7. Tot-lot shall be fenced and shall be maintained as greenery at owners cost before issue of occupancy certificate.
8. Rain Water Harvesting Structure (percolation pit) shall be constructed.
9. Space for Transformer shall be provided in the site keeping the safety of the residents in view.
10. Garbage House shall be made within the premises.
11. Cellar and stilts approved for parking in the plan should be used exclusively for parking of vehicles without partition walls and the ceiling height the same should not be converted or misused for any other purpose at any time in future as per undertaking submitted.
12. No. of units as sanctioned shall not be increased without prior approval of GHMC at any time in future
13. This sanction is accorded on surrendering of Road affected portion of the site to GHMC free of cost with out claiming any compensation at any time as per the undertaking submitted.
14. Strip of greenery on periphery of the site shall be maintained as per rules.
15. Stocking of Building Materials on footpath and road margin causing obstruction to free movement of public & vehicles shall not be done, failing which permission is liable to be suspended.
16. The permission accorded does not bar the application or provisions of Urban Land Ceiling & Regulations Act 1976.
17. The Developer / Builder / Owner to provide service road wherever required with specified standards at their own cost.
18. A safe distance of minimum 3.0mts. Vertical and Horizontal Distance between the Building & High Tension Electrical Lines and 1.5mts. for Low Tension electrical line shall be maintained.
19. No front compound wall for the site abutting 18 mt. road width shall be allowed and only Iron grill or Low height greenery hedge shall be allowed.
20. If greenery is not maintained 10% additional property tax shall be imposed as penalty every year till the condition is complied.
21. All Public and Semi Public buildings above 3000sq.mts. shall be constructed to provide facilities to physically handicapped persons as per provisions of NBC of 2005.
22. The mortgaged builtup area shall be allowed for registration only after an Occupancy Certificate is produced.
23. The Registration authority shall register only the permitted builtup area as per sanctioned plan.
24. The Financial Agencies and Institutions shall extend loans facilities only to the permitted built-up area as per sanctioned plan.
25. The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, electrical installations etc., shall be executed under the supervision of Qualified Technical Personnel.
26. The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, electrical installations etc., shall be executed under the supervision of Qualified Technical Personnel.
27. Architect / Structural Engineer if changed, the consent of the previous Architect / Structural Engineer is required and to be intimated to the GHMC.
28. Construction shall be covered under the contractors all risk insurance till the issue of occupancy certificate (wherever applicable).
29. As per the undertaking executed in terms of G.O. Ms. No. 541 MA, dt. 17-11-2000 (wherever applicable),a. The construction shall be done by the owner, only in accordance with sanctioned Plan under the strict supervision of the Architect, Structural Engineer and site engineer failing which the violations are liable for demolition besides legal action.b. The owner, builder, Architect, Structural Engineer and site engineer are jointly & severely responsible to carry out and complete the construction strictly in accordance with sanctioned plan.c. The Owner, Builder, Architect, Structural Engineer and Site Engineer are jointly and severely are held responsible for the structural stability during the building construction and should strictly adhere to all the conditions in the G.O.d. The Owner / Builder should not deliver the possession of any part of all parts of the building, by way of Sale / Lease unless and until Occupancy Certificate is obtained from GHMC after providing all the regular service connections to each portion of the building and duly submitting the following.(i) Building Completion Certificate issued by Architect duly certifying that the building is completed as per the sanctioned plan.(ii) Structural Stability Certificate issued by the Structural Engineer duly certifying that the building is structurally safe and the construction is in accordance with the specified designs.(iii) An extract of the site registers containing inspection reports of Site Engineer, Structural Engineer and Architect.(iv) Insurance Policy for the completed building for a minimum period of three years.
30. Structural Safety and Fire Safety Requirements shall be the responsibility of the Owner, Builder/ Developer, Architect and St. Engineer to provide all necessary Fire Fighting installations as stipulated in National Building Code of India, 2005 like; i)To provide one entry and one exit to the premises with a minimum width of 4.5mts. and height clearance of 5mts. ii)Provide Fire resistant swing door for the collapsible lifts in all floors. iii)Provide Generator, as alternate source of electric supply. iv)Emergency Lighting in the Corridor / Common passages and stair case. v)Two numbers water type fire extinguishers of 9 Ltrs. each on each floor and one Hydrant point for every 800 sq.mts. of plinth area. vi)Type ABC DP extinguishers minimum 2 Nos. each at Generator and Transformer area shall be provided as per I.S.I. specification No.2190- 1992. vii) Manually operated and alarm system in the entire buildings. viii) Separate Underground static water storage tank capacity of 25, 000 ltrs. Capacity. ix)Separate Terrace Tank of 25,000ltrs capacity for Residential buildings; x)Hose Reel, Down Corner, xi)Automatic Sprinkler system is to be provided if the basement area exceed 200 Sq.mts. xii)Electrical Wiring and installation shall be certified by the electrical engineers to ensure electrical fire safety. xiii)Transformers shall be protected with 4 hours rating fire resist constructions. xiv) To create a joint open spaces with the neighbours building / premises for maneuverability of fire vehicles. No parking or any constructions shall be made in setbacks area.
31. The Builder/Developer shall register the project in the RERA website after the launch in July 2018
32. If construction is not commenced within one year, building application shall be submitted afresh duly paying required fees.
33. Sanctioned Plan shall be followed strictly while making the construction.
34. Sanctioned Plan copy as attested by the GHMC shall be displayed at the construction site for public view.
35. The permission accorded does not confer any ownership rights, As a later stage if it is found that the documents are false and fabricated the permission will be revoked U/s 450 of HMC Act 1955.

Approval No. :

Additional/Other
1. The applicant has to provide automatic sprinkler system in cellar floor and other fire safety systems as per Table 7 of part 4 NBC of India'2016
2. To provide STP as shown in the plans at the time of obtaining OC.

AREA STATEMENT	
PROJECT DETAIL :	
INWARD_NO :	1/C25/03807/2021
PROJECT TYPE :	Building Permission
NATURE OF DEVELOPMENT :	Addition or Alteration
SUB LOCATION :	Gram Panchayat Area with Revenue Survey
STREET NAME:	
DISTRICT NAME :	MEDCHAL
STATE NAME :	TELANGANA
PINCODE :	
MADAL :	
PLOT USE :	Residential
PLOT SUB USE :	Residential Apartment Bldg
PLOT NEAR BY NOTIFIED RELEGIOUS STRUCTURE :	NA
LAND USE ZONE :	Residential
LAND SUBUSE ZONE :	NA
ABUTTING ROAD WIDTH :	12
PLOT NO :	2-166/1 PART AND 2-167/PART
SURVEY NO :	71, 72 AND 73
NORTH SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73
SOUTH SIDE DETAIL :	ROAD WIDTH - 12
EAST SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73+
WEST SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73
AREA DETAILS :	SQ.MT.
AREA OF PLOT (Minimum)	2781.38
NET AREA OF PLOT	2781.38
AMENITITY AREA	162.29
TOTAL	162.29
BALANCE AREA OF PLOT	2619.09
VACANT PLOT AREA	1382.80
COVERAGE	
PROPOSED COVERAGE AREA (50.28 %)	1398.58
EXISTING STRUCTURE TO BE DEMOLISH	858.99
NET BUA	
RESIDENTIAL NET BUA	7811.70
COMMERCIAL NET BUA	162.29
BUILT UP AREA	
	8630.14
	11977.04
MORTGAGE AREA	800.21
EXTRA INSTALLMENT MORTGAGE AREA	0.00
PROPOSED NUMBER OF PARKINGS	104

SCHEDULE OF JOINERY

BUILDING NAME	NAME	L X H	NOS
A (PROPSED WORK)	O	0.61 X 2.10	05
A (PROPSED WORK)	D2	0.76 X 2.10	283
A (PROPSED WORK)	D2	0.89 X 2.10	01
A (PROPSED WORK)	D1	0.91 X 2.10	148
A (PROPSED WORK)	O	0.94 X 2.10	05
A (PROPSED WORK)	O	0.96 X 2.10	11
A (PROPSED WORK)	O	1.00 X 2.10	05
A (PROPSED WORK)	D	1.07 X 2.10	54
A (PROPSED WORK)	O	1.22 X 2.10	09
A (PROPSED WORK)	O	1.23 X 2.10	02
A (PROPSED WORK)	O	1.26 X 2.10	05
A (PROPSED WORK)	O	1.29 X 2.10	02
A (PROPSED WORK)	O	1.45 X 2.10	06
A (PROPSED WORK)	O	1.50 X 2.10	01
A (PROPSED WORK)	O	1.63 X 2.10	04
A (PROPSED WORK)	O	1.71 X 2.10	05
A (PROPSED WORK)	O	1.98 X 2.10	06
A (PROPSED WORK)	O	2.13 X 2.10	06
A (PROPSED WORK)	O	2.21 X 2.10	02
A (PROPSED WORK)	O	2.44 X 2.10	10
A (PROPSED WORK)	O	2.74 X 2.10	05

SCHEDULE OF JOINERY

BUILDING NAME	NAME	L X H	NOS
A (PROPSED WORK)	W4	0.46 X 1.37	04
A (PROPSED WORK)	W3	0.60 X 1.37	06
A (PROPSED WORK)	V	0.76 X 0.60	135
A (PROPSED WORK)	V	0.76 X 1.00	44
A (PROPSED WORK)	W2	0.76 X 1.37	03
A (PROPSED WORK)	W2	0.91 X 1.37	15
A (PROPSED WORK)	KW	1.22 X 1.00	55
A (PROPSED WORK)	W1	1.22 X 1.37	196
A (PROPSED WORK)	W1/H	1.22 X 2.10	14
A (PROPSED WORK)	W	1.83 X 1.37	64
A (PROPSED WORK)	W/H	1.83 X 2.10	23

BUILDING :A (PROPSED WORK)

FLOOR NAME	TOTAL BUA	DEDUCTIONS		NET BUA		TNMTS.	PARKING AREA	NO OF STACK	NET PARKING
		VSHAFT	ACCES.	RESI.	COMM.				
SUB-CELLAR FLOOR	1776.61	54.77	36.33	0.00	0.00	00	1518.80	1	1518.80
CELLAR FLOOR	1776.61	53.97	61.24	0.00	0.00	00	1494.70	1	1494.70
GROUND FLOOR	1342.42	40.38	0.00	1139.75	162.29	07	0.00	0	0.00
FIRST FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
SECOND FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
THIRD FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
FOURTH FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
FIFTH FLOOR	1374.77	40.38	0.00	1334.39	0.00	08	0.00	0	0.00
TERRACE FLOOR	207.55	0.00	137.16	0.00	0.00	00	0.00	0	0.00
TOTAL	11977.05	351.02	234.73	7811.70	162.29	51	3013.50		3013.50
TOTAL NO OF BLDG	1								
TOTAL	11977.05	351.02	234.73	7811.70	162.29	51	3013.50		3013.50

BUILDING USE/SUBUSE DETAILS

BUILDING NAME	BUILDING USE	BUILDING SUBUSE	BUILDING TYPE	FLOOR DETAILS
A (PROPSED WORK)	Residential	Residential Apartment Bldg	NA	2 Cellar + 1 Ground + 5 upper floors

Name : M RAJENDRA PRASAD NAIK
Designation : CITYPLANNERKPZHO
Date : 11-Nov-2021 16:

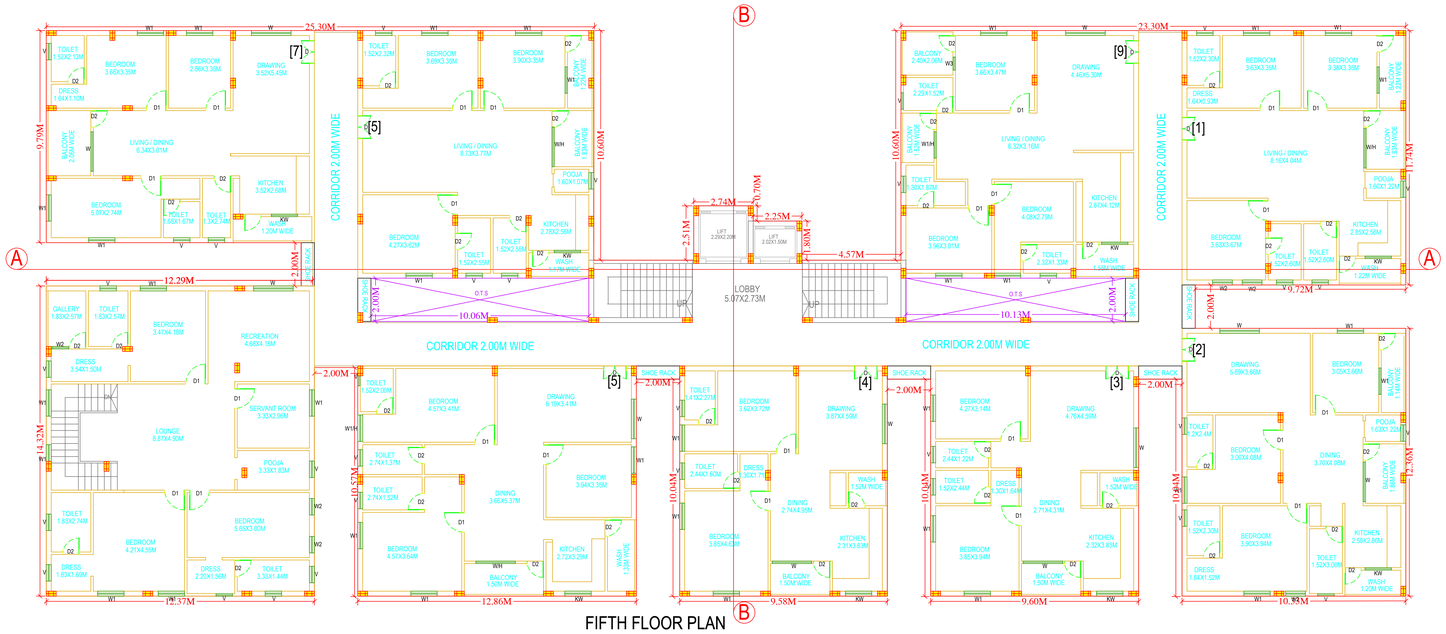
COLOR INDEX	
PLOT BOUNDARY	
ABUTTING ROAD	
PROPOSED CONSTRUCTION	
COMMON PLOT	
ROAD WIDENING AREA	
EXISTING (To be retained)	
EXISTING (To be demolished)	
OWNER'S NAME AND SIGNATURE	
BUILDER'S NAME AND SIGNATURE	
ARCHITECT'S NAME AND SIGNATURE	
STRUCTURAL ENGINEER'S NAME AND SIGNATURE	

ISO_A0_(841.00_x_1189.00_MM)

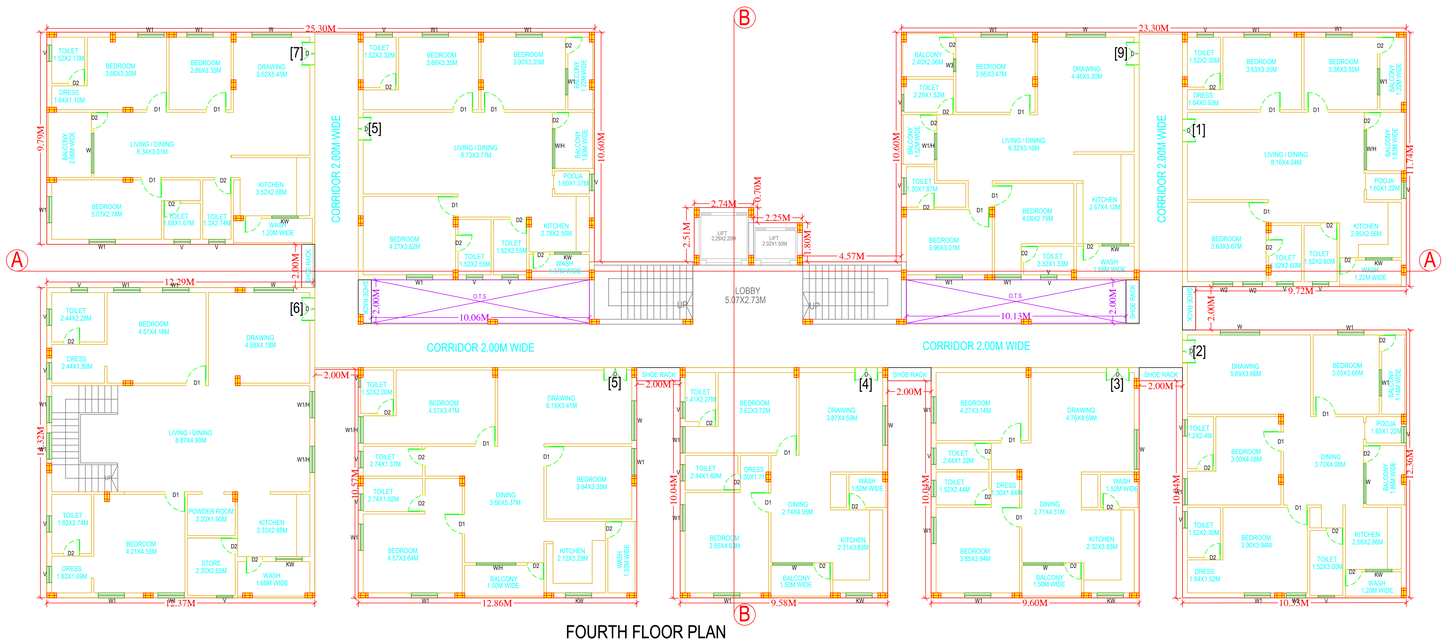
Note: All dimensions are in meters.

Project Title :REVISED PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING CONSISTING OF 2-CELLARS, GROUND + (5) UPPER FLOORS IN PLOT NO. 2-166/1/PART & 2-167/PART IN SY.NO.71, 72 & 73 SITUATED AT JEEDIMETLA VILLAGE, QUTHBULLAPUR BELONGING TO :M/S. PRAGATHI HOMES, REP. BY ITS MANAGING PARTNERS, SRI . SUMEET JAIN AND ANOTHER

Project Title	
PLAN SHOWING THE PROPOSED	Residential
PLOT NO.	2-166/1 PART AND 2-167/PART
SURVEY NO.	71, 72 AND 73
SITUATED AT	MEDCHAL
Jeedimetla Village-1 -15	
BELONGING TO : Mr./Ms./M/s	M/S. PRAGATHI HOMES,
REP. BY ITS MANAGING PARTNERS, SRI . SUMEET JAIN AND ANOTHER	
REP BY : Town Planner	G MOHAN REDDY
LICENCE NO: 322/AENGG/TP10/GHMC	APPROVAL NO: 1/C25/10025/2021
DATE : 08-11-2021	SHEET NO.: 6 / 8
Layout Plan Details	INWARD_NO.: 1/C25/03807/2021



FIFTH FLOOR PLAN
(Proposed)
(SCALE 1:100)



FOURTH FLOOR PLAN
(Proposed)
(SCALE 1:100)

CONDITION:

1. Commencement Notice shall be submitted by the applicant before commencement of the building U/s 440 of HMC Act.
2. Completion Notice shall be submitted after completion of the building & obtain occupancy certificate U/s 455 of HMC Act.
3. Occupancy Certificate is compulsory before occupying any building.
4. Public Amenities such as Water Supply, Electricity Connections will be provided only on production of occupancy certificate.
5. Prior Approval should be obtained seperately for any modification in the construction.
6. Tree Plantation shall be done along the periphery and also in front of the premises.
7. Tot-lot shall be fenced and shall be maintained as greenery at owners cost before issue of occupancy certificate.
8. Rain Water Harvesting Structure (percolation pit) shall be constructed.
9. Space for Transformer shall be provided in the site keeping the safety of the residents in view.
10. Garbage House shall be made within the premises
11. Cellar and stilts approved for parking in the plan should be used exclusively for parking of vehicles without partition walls and the user of the same should not be converted or misused for any other purpose at any time in future as per undertaking submitted.
12. No. of units as sanctioned shall not be increased without prior approval of GHMC at any time in future
13. This sanction is accorded on surrendering of Road affected portion of the site to GHMC free of cost with out claiming any compensation at any time as per the undertaking submitted.
14. Strip of greenery on periphery of the site shall be maintained as per rules.
15. Stocking of Building Materials on footpath and road margin causing obstruction to free movement of public & vehicles shall not be done. Mixing which permission is liable to be suspended.
16. The permission accorded does not bar the application or provisions of Urban Land Ceiling & Regulations Act 1976.
17. The Developer / Builder / Owner to provide service road wherever required with specified standards at their own cost.
18. A safe distance of minimum 3.0mts. Vertical and Horizontal Distance between the Building & High Tension Electrical Lines and 1.5mts. for Low Tension electrical line shall be maintained.
19. No front compound wall for the site abutting 18 mt. road width shall be allowed and only Iron grill or Low height greenery hedge shall be allowed.
20. If greenery is not maintained 10% additional property tax shall be imposed as penalty every year till the condition is complied.
21. All Public and Semi Public buildings above 3000sq.mts. shall be constructed to provide facilities to physically handicapped persons as per provisions of NBC of 2005.
22. The mortgaged bulkay area shall be allowed for registration only after an Occupancy Certificate is produced.
23. The Registration authority shall register only the permitted built-up area as per sanctioned plan.
24. The Financial Agencies and Institutions shall extend bank facilities only to the permitted built-up area as per sanctioned plan.
25. The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, electrical installations etc., shall be executed under the supervision of Qualified Technical Personnel.
26. The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, electrical installations etc., shall be executed under the supervision of Qualified Technical Personnel.
27. Architect / Structural Engineer if changed, the consent of the previous Architect / Structural Engineer is required and to be intimated to the GHMC.
28. Construction shall be covered under the contractors all risk Insurance till the issue of occupancy certificate (wherever applicable).
29. As per the undertaking executed in terms of G.O. Ms. No. 541 MA, dt. 17-11-2000 (wherever applicable),a. The construction shall be done by the owner, only in accordance with sanctioned Plan under the strict supervision of the Architect, Structural Engineer and site engineer failing which the violations are liable for demolition besides legal action.b. The owner, builder, Architect, Structural Engineer and site engineer are jointly & severely responsible to carry out and complete the construction strictly in accordance with sanctioned plan.c. The Owner, Builder, Architect, Structural Engineer and Site Engineer are jointly and severely are held responsible for the structural stability during the building construction and should strictly adhere to all the conditions in the G.O.d. The Owner / Builder should not deliver the possession of any part of built up area of the building, by way of Sale / Lease unless and until Occupancy Certificate is obtained from GHMC after providing all the regular service connections to each portion of the building and duly submitting the following.(i) Building Completion Certificate issued by the Architect duly certifying that the building is completed as per the sanctioned plan.(ii) Structural Stability Certificate issued by the Structural Engineer duly certifying that the building is structurally safe and the construction is in accordance with the specified designs.(iii) An extract of the site registers containing inspection reports of Site Engineer, Structural Engineer and Architect.(iv) Insurance Policy for the completed building for a minimum period of three years.
30. Structural Safety and Fire Safety Requirements shall be the responsibility of the Owner, Builder/ Developer, Architect and St. Engineer to provide all necessary Fire Fighting installations as stipulated in National Building Code of India, 2005 like; i)To provide one entry and one exit to the premises with a minimum width of 4.5mts. and height clearance of 5mts. ii)Provide Fire resistant swing door for the collapsible lifts in all floors. iii)Provide Generator, as alternate source of electric supply. iv)Emergency Lighting in the Corridor / Common passages and stair case. v)Two numbers water type fire extinguishers for every 750 Sq.mts. of floor area or part thereof in addition to the requirements as per rule 32 of DCP extinguishers minimum 2 Nos. each at Generator and Transformer area shall be provided as per I.S.I. specification No.2190- 1992. vi) Manually operated and alarm system in the entire buildings. vii) Separate Underground static water storage tank capacity of 25, 000 Ms. Capacity. viii)Separate Terrace Tank of 25,000ltrs capacity for Residential buildings; ix)Hose Reel, Down Corner, x)Automatic Sprinkler system is to be provided if the basement area exceed 200 Sq.mts. xi)Electrical Wiring and installation shall be certified by the electrical engineers to ensure electrical fire safety. xii)Transformers shall be protected with 4 hours rating fire resist constructions. xiii) To create a joint open spaces with the neighbours building / premises for maneuverability of fire vehicles. No parking on any constructions shall be made in setbacks area.
31. The Builder/Developer shall register the project in the RERA website after the launch in July 2018
32. If construction is not commenced within one year, building application shall be submitted afresh duly paying required fees.
33. Sanctioned Plan shall be followed strictly while making the construction.
34. Sanctioned Plan copy as attested by the GHMC shall be displayed at the construction site for public view.
35. The permission accorded does not confer any ownership rights. As a later stage if it is found that the documents are false and fabricated the permission will be revoked U/s 450 of HMC Act 1955.

Additional/Other
1. The applicant has to provide automatic sprinkler system in cellar floor and other fire safety systems as per Table 7 of part 4 NBC of India'2016
2. To provide STP as shown in the plans at the time of obtaining OC.

Approval No.:

AREA STATEMENT	
PROJECT DETAIL :	
INWARD_NO :	1/C25/03807/2021
PROJECT TYPE :	Building Permission
NATURE OF DEVELOPMENT :	Addition or Alteration
SUB LOCATION :	Gram Panchayat Area with Revenue Survey
STREET NAME:	
DISTRICT NAME :	MEDCHAL
STATE NAME :	TELANGANA
PINCODE :	
MADAL :	
PLOT USE :	Residential
PLOT SUB USE :	Residential Apartment Bldg
PLOT NEAR BY NOTIFIED RELEGIOUS STRUCTURE :	NA
LAND USE ZONE :	Residential
LAND SUBUSE ZONE :	NA
ABUTTING ROAD WIDTH :	12
PLOT NO :	2-166/1 PART AND 2-167/PART
SURVEY NO :	71, 72 AND 73
NORTH SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73
SOUTH SIDE DETAIL :	ROAD WIDTH - 12
EAST SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73+
WEST SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73
AREA DETAILS :	SQ.MT.
AREA OF PLOT (Minimum)	2781.38
NET AREA OF PLOT	2781.38
AMENITITY AREA	162.29
TOTAL	162.29
BALANCE AREA OF PLOT	2619.09
VACANT PLOT AREA	1382.80
COVERAGE	
PROPOSED COVERAGE AREA (50.28 %)	1398.58
EXISTING STRUCTURE TO BE DEMOLISH	858.99
NET BUA	
RESIDENTIAL NET BUA	7811.70
COMMERCIAL NET BUA	162.29
BUILT UP AREA	
	8630.14
	11977.04
MORTGAGE AREA	800.21
EXTRA INSTALLMENT MORTGAGE AREA	0.00
PROPOSED NUMBER OF PARKINGS	104

SCHEDULE OF JOINERY

BUILDING NAME	NAME	L X H	NOS
A (PROPSED WORK)	O	0.61 X 2.10	05
A (PROPSED WORK)	D2	0.76 X 2.10	283
A (PROPSED WORK)	D2	0.89 X 2.10	01
A (PROPSED WORK)	D1	0.91 X 2.10	148
A (PROPSED WORK)	O	0.94 X 2.10	05
A (PROPSED WORK)	O	0.96 X 2.10	11
A (PROPSED WORK)	O	1.00 X 2.10	05
A (PROPSED WORK)	D	1.07 X 2.10	54
A (PROPSED WORK)	O	1.22 X 2.10	09
A (PROPSED WORK)	O	1.23 X 2.10	02
A (PROPSED WORK)	O	1.26 X 2.10	05
A (PROPSED WORK)	O	1.29 X 2.10	02
A (PROPSED WORK)	O	1.45 X 2.10	06
A (PROPSED WORK)	O	1.50 X 2.10	01
A (PROPSED WORK)	O	1.63 X 2.10	04
A (PROPSED WORK)	O	1.71 X 2.10	05
A (PROPSED WORK)	O	1.98 X 2.10	06
A (PROPSED WORK)	O	2.13 X 2.10	06
A (PROPSED WORK)	O	2.21 X 2.10	02
A (PROPSED WORK)	O	2.44 X 2.10	10
A (PROPSED WORK)	O	2.74 X 2.10	05

SCHEDULE OF JOINERY

BUILDING NAME	NAME	L X H	NOS
A (PROPSED WORK)	W4	0.46 X 1.37	04
A (PROPSED WORK)	W3	0.60 X 1.37	06
A (PROPSED WORK)	V	0.76 X 0.60	135
A (PROPSED WORK)	V	0.76 X 1.00	44
A (PROPSED WORK)	W2	0.76 X 1.37	03
A (PROPSED WORK)	W2	0.91 X 1.37	15
A (PROPSED WORK)	KW	1.22 X 1.00	55
A (PROPSED WORK)	W1	1.22 X 1.37	196
A (PROPSED WORK)	W1/H	1.22 X 2.10	14
A (PROPSED WORK)	W	1.83 X 1.37	64
A (PROPSED WORK)	W/H	1.83 X 2.10	23

BUILDING :A (PROPSED WORK)

FLOOR NAME	TOTAL BUA	DEDUCTIONS		NET BUA		TNMTS.	PARKING AREA	NO OF STACK	NET PARKING
		VSHAFT	ACCES.	RESI.	COMM.				
SUB-CELLAR FLOOR	1776.61	54.77	36.33	0.00	0.00	00	1518.80	1	1518.80
CELLAR FLOOR	1776.61	53.97	61.24	0.00	0.00	00	1494.70	1	1494.70
GROUND FLOOR	1342.42	40.38	0.00	1139.75	162.29	07	0.00	0	0.00
FIRST FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
SECOND FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
THIRD FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
FOURTH FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
FIFTH FLOOR	1374.77	40.38	0.00	1334.39	0.00	08	0.00	0	0.00
TERRACE FLOOR	207.55	0.00	137.16	0.00	0.00	00	0.00	0	0.00
TOTAL	11977.05	351.02	234.73	7811.70	162.29	51	3013.50		3013.50
TOTAL NO OF BLDG	1								
TOTAL	11977.05	351.02	234.73	7811.70	162.29	51	3013.50		3013.50

BUILDING USE/SUBUSE DETAILS

BUILDING NAME	BUILDING USE	BUILDING SUBUSE	BUILDING TYPE	FLOOR DETAILS
A (PROPSED WORK)	Residential	Residential Apartment Bldg	NA	2 Cellar + 1 Ground + 5 upper floors

COLOR INDEX	
PLOT BOUNDARY	
ABUTTING ROAD	
PROPOSED CONSTRUCTION	
COMMON PLOT	
ROAD WIDENING AREA	
EXISTING (To be retained)	
EXISTING (To be demolished)	

OWNER'S NAME AND SIGNATURE

BUILDER'S NAME AND SIGNATURE

ARCHITECT'S NAME AND SIGNATURE

STRUCTURAL ENGINEER'S NAME AND SIGNATURE

✓
Name : M RAJENDRA PRASAD NAIK
Designation : CITYPLANNERKPZHO
Date : 11-Nov-2021 16:

Note: All dimensions are in meters.

ISO_A0_(841.00_x_1189.00_MM)

Project Title :REVISED PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING CONSISTING OF 2-CELLARS, GROUND + (5) UPPER FLOORS IN PLOT NO. 2-166/1/PART & 2-167/PART IN SY.NO.71, 72 & 73 SITUATED AT JEEDIMETLA VILLAGE, QUTHBULLAPUR BELONGING TO :M/S. PRAGATHI HOMES, REP. BY ITS MANAGING PARTNERS, SRI . SUMEET JAIN AND ANOTHER

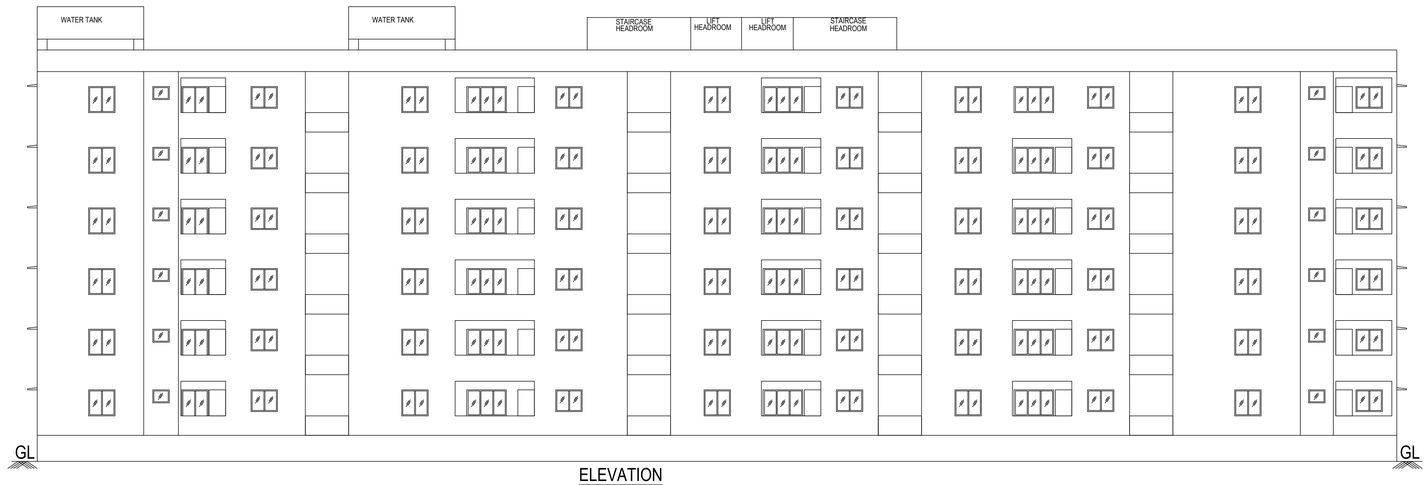
Project Title

PLAN SHOWING THE PROPOSED Residential
PLOT NO. 2-166/1 PART AND 2-167/PART
SURVEY NO 71, 72 AND 73
SITUATED AT MEDCHAL
Jeedimetla Village-1 -15
BELONGING TO :Mr./Ms./Mrs M/S. PRAGATHI HOMES,
REP. BY ITS MANAGING PARTNERS, SRI . SUMEET JAIN AND ANOTHER

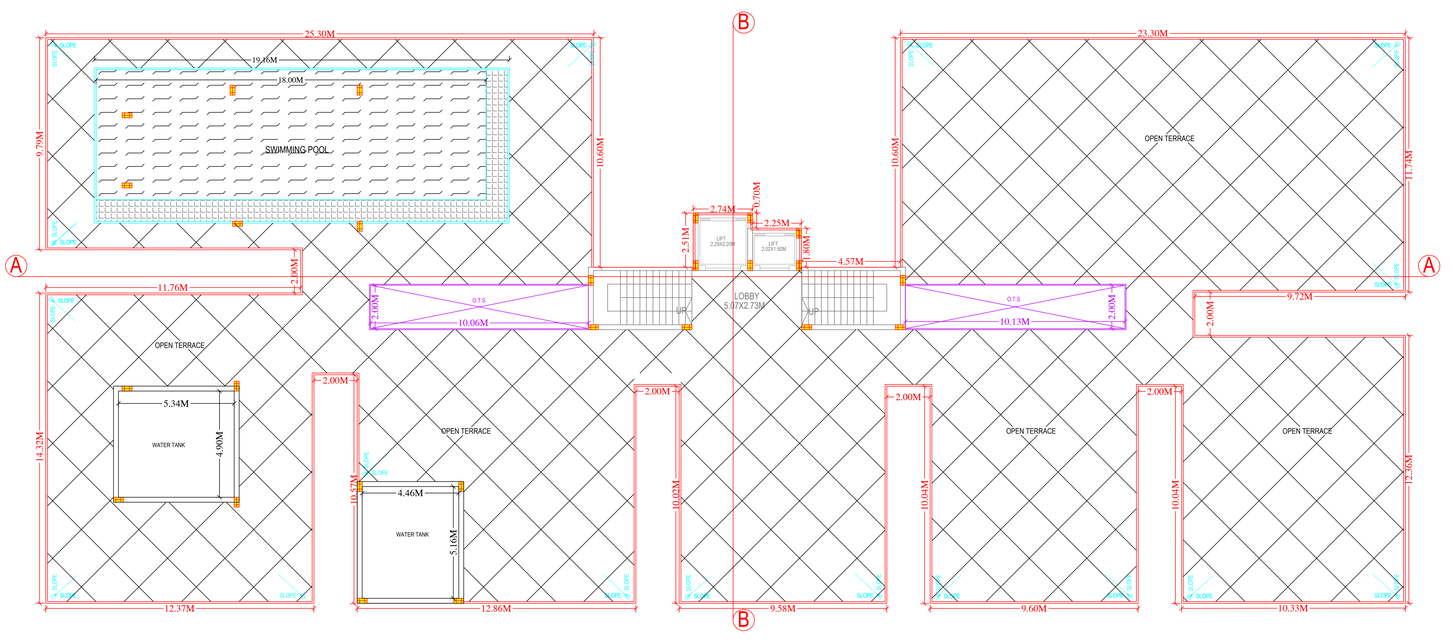
REP BY : Town Planner G MOHAN REDDY

LICENCE NO: 322/AENGG/TP1/GHMC APPROVAL NO: 1/C25/10025/2021

DATE : 08-11-2021	SHEET NO.: 7 / 8
Layout Plan Details	INWARD_NO.: 1/C25/03807/2021



ELEVATION



TERRACE FLOOR PLAN
(SCALE=1:100)

BUILDING :A (PROPSED WORK)

FLOOR NAME	TOTAL BUA	DEDUCTIONS		NET BUA		TNMTS.	PARKING AREA	NO OF STACK	NET PARKING
		VSHAFT	ACCES.	RESI.	COMM.				
SUB-CELLAR FLOOR	1776.61	54.77	36.33	0.00	0.00	00	1518.80	1	1518.80
CELLAR FLOOR	1776.61	53.97	61.24	0.00	0.00	00	1494.70	1	1494.70
GROUND FLOOR	1342.42	40.38	0.00	1139.75	162.29	07	0.00	0	0.00
FIRST FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
SECOND FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
THIRD FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
FOURTH FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
FIFTH FLOOR	1374.77	40.38	0.00	1334.39	0.00	08	0.00	0	0.00
TERRACE FLOOR	207.55	0.00	137.16	0.00	0.00	00	0.00	0	0.00
TOTAL	11977.05	351.02	234.73	7811.70	162.29	51	3013.50		3013.50
TOTAL NO OF BLDG	1								
TOTAL	11977.05	351.02	234.73	7811.70	162.29	51	3013.50		3013.50

BUILDING USE/SUBUSE DETAILS

BUILDING NAME	BUILDING USE	BUILDING SUBUSE	BUILDING TYPE	FLOOR DETAILS
A (PROPSED WORK)	Residential	Residential Apartment Bldg	NA	2 Cellar + 1 Ground + 5 upper floors

CONDITION:

1. Commencement Notice shall be submitted by the applicant before commencement of the building U/s 440 of HMC Act.
2. Completion Notice shall be submitted after completion of the building & obtain occupancy certificate U/s 455 of HMC Act.
3. Occupancy Certificate is compulsory before occupying any building.
4. Public Amenities such as Water Supply, Electricity Connections will be provided only on production of occupancy certificate.
5. Prior Approval should be obtained seperately for any modification in the construction.
6. Tree Plantation shall be done along the periphery and also in front of the premises.
7. Tot-lot shall be fenced and shall be maintained as greenery at owners cost before issue of occupancy certificate.
8. Rain Water Harvesting Structure (percolation pit) shall be constructed.
9. Space for Transformer shall be provided in the site keeping the safety of the residents in view.
10. Garbage House shall be made within the premises.
11. Cellar and stilts approved for parking in the plan should be used exclusively for parking of vehicles without partition walls & the same should not be converted or misused for any other purpose at any time in future as per undertaking submitted.
12. No. of units as sanctioned shall not be increased without prior approval of GHMC at any time in future
13. This sanction is accorded on surrendering of Road affected portion of the site to GHMC free of cost with out claiming any compensation at any time as per the undertaking submitted.
14. Strip of greenery on periphery of the site shall be maintained as per rules.
15. Stocking of Building Materials on footpath and road margin causing obstruction to free movement of public & vehicles shall not be done, failing which permission is liable to be suspended.
16. The permission accorded does not bar the application or provisions of Urban Land Ceiling & Regulations Act 1976.
17. The Developer / Builder / Owner to provide service road wherever required with specified standards at their own cost.
18. A safe distance of minimum 3.0mts. Vertical and Horizontal Distance between the Building & High Tension Electrical Lines and 1.5mts. for Low Tension electrical line shall be maintained.
19. No front compound wall for the site abutting 18 mt. road width shall be allowed and only Iron grill or Low height greenery hedge shall be allowed.
20. If greenery is not maintained 10% additional property tax shall be imposed as penalty every year till the condition is complied.
21. All Public and Semi Public buildings above 3000sq.mts. shall be constructed to provide facilities to physically handicapped persons as per provisions of NBC of 2005.
22. The mortgaged bullup area shall be allowed for registration only after an Occupancy Certificate is produced.
23. The Registration authority shall register only the permitted built-up area as per sanctioned plan.
24. The Financial Agencies and Institutions shall extend loans facilities only to the permitted built-up area as per sanctioned plan.
25. The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, electrical installations etc., shall be executed under the supervision of Qualified Technical Personnel.
26. The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, electrical installations etc., shall be executed under the supervision of Qualified Technical Personnel.
27. Architect / Structural Engineer if changed, the consent of the previous Architect / Structural Engineer is required and to be intimated to the GHMC.
28. Construction shall be covered under the contractors all risk Insurance till the issue of occupancy certificate (wherever applicable).
29. As per the undertaking executed in terms of G.O. Ms. No. 541 MA, dt. 17-11-2000 (wherever applicable),a. The construction shall be done by the owner, only in accordance with sanctioned Plan under the strict supervision of the Architect, Structural Engineer and site engineer failing which the violations are liable for demolition besides legal action.b. The owner, builder, Architect, Structural Engineer and site engineer are jointly & severely responsible to carry out and complete the construction strictly in accordance with sanctioned plan.c. The Owner, Builder, Architect, Structural Engineer and Site Engineer are jointly and severely are held responsible for the structural stability during the building construction and should strictly adhere to all the conditions in the G.O.d. The Owner / Builder should not deliver the possession of any part of built up area of the building, by way of Sale / Lease unless and until Occupancy Certificate is obtained from GHMC after providing all the regular service connections to each portion of the building and duly submitting the following.(i) Building Completion Certificate issued by the Architect duly certifying that the building is completed as per the sanctioned plan.(ii) Structural Stability Certificate issued by the Structural Engineer duly certifying that the building is structurally safe and the construction is in accordance with the specified designs.(iii) An extract of the site registers containing inspection reports of Site Engineer, Structural Engineer and Architect.(iv) Insurance Policy for the completed building for a minimum period of three years.
30. Structural Safety and Fire Safety Requirements shall be the responsibility of the Owner, Builder/ Developer, Architect and St. Engineer to provide all necessary Fire Fighting installations as stipulated in National Building Code of India, 2005 like; i)To provide one entry and one exit to the premises with a minimum width of 4.5mts. and height clearance of 5mts. ii)Provide Fire resistant swing door for the collapsible lifts in all floors. iii)Provide Generator, as alternate source of electric supply. iv)Emergency Lighting in the Corridor / Common passages and stair case. v)Two numbers water type fire extinguishers for 50 Sq.mts. of floor area in each floor and group of rooms in public utility buildings. vi)Provide ISI approved DCP extinguishers minimum 2 Nos. each of Generator and Transformer area shall be provided as per I.S.I. specification No.2190- 1992. vii) Manually operated and alarm system in the entire buildings; viii) Separate Underground static water storage tank capacity of 25, 000 lts. Capacity. viii)Separate Terrace Tank of 25,000ltrs capacity for Residential buildings; ix)Hose Reel, Down Corner; x)Automatic Sprinkler system is to be provided if the basement area exceed 200 Sq.mts. xi)Electrical Wiring and installation shall be certified by the electrical engineers to ensure electrical fire safety. xii)Transformers shall be protected with 4 hours rating fire resist constructions. xiii) To create a joint open spaces with the neighbours building / premises for maneuverability of fire vehicles. No parking or any constructions shall be made in setbacks area.
31. The Builder/Developer shall register the project in the RERA website after the launch in July 2018
32. If construction is not commenced within one year, building application shall be submitted afresh duly paying required fees.
33. Sanctioned Plan shall be followed strictly while making the construction.
34. Sanctioned Plan copy as attested by the GHMC shall be displayed at the construction site for public view.
35. The permission accorded does not confer any ownership rights. As a later stage if it is found that the documents are false and fabricated the permission will be revoked U/s 450 of HMC Act 1955.

AREA STATEMENT	
PROJECT DETAIL :	
INWARD_NO :	1/C25/03807/2021
PROJECT TYPE :	Building Permission
NATURE OF DEVELOPMENT :	Addition or Alteration
SUB LOCATION :	Gram Panchayat Area with Revenue Survey
STREET NAME:	
DISTRICT NAME :	MEDCHAL
STATE NAME :	TELANGANA
PINCODE :	
MADAL :	
PLOT USE :	Residential
PLOT SUB USE :	Residential Apartment Bldg
PLOT NEAR BY NOTIFIED RELEGIOUS STRUCTURE :	NA
LAND USE ZONE :	Residential
LAND SUBUSE ZONE :	NA
ABUTTING ROAD WIDTH :	12
PLOT NO :	2-166/1 PART AND 2-167/PART
SURVEY NO :	71, 72 AND 73
NORTH SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73
SOUTH SIDE DETAIL :	ROAD WIDTH - 12
EAST SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73+
WEST SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73
AREA DETAILS :	SQ.MT.
AREA OF PLOT (Minimum)	2781.38
NET AREA OF PLOT	2781.38
AMENTITY AREA	162.29
TOTAL	162.29
BALANCE AREA OF PLOT	2619.09
VACANT PLOT AREA	1382.80
COVERAGE	
PROPOSED COVERAGE AREA (50.28 %)	1398.58
EXISTING STRUCTURE TO BE DEMOLISH	858.99
NET BUA	
RESIDENTIAL NET BUA	7811.70
COMMERCIAL NET BUA	162.29
BUILT UP AREA	
	8630.14
	11977.04
MORTGAGE AREA	800.21
EXTRA INSTALLMENT MORTGAGE AREA	0.00
PROPOSED NUMBER OF PARKINGS	104

Approval No. :

Additional/Other
1. The applicant has to provide automatic sprinkler system in cellar floor and other fire safety systems as per Table 7 of part 4 NBC of India'2016
2. To provide STP as shown in the plans at the time of obtaining OC.

SCHEDULE OF JOINERY

BUILDING NAME	NAME	L X H	NOS
A (PROPSED WORK)	O	0.61 X 2.10	05
A (PROPSED WORK)	D2	0.76 X 2.10	283
A (PROPSED WORK)	D2	0.89 X 2.10	01
A (PROPSED WORK)	D1	0.91 X 2.10	148
A (PROPSED WORK)	O	0.94 X 2.10	05
A (PROPSED WORK)	O	0.95 X 2.10	11
A (PROPSED WORK)	O	1.00 X 2.10	05
A (PROPSED WORK)	D	1.07 X 2.10	54
A (PROPSED WORK)	O	1.22 X 2.10	09
A (PROPSED WORK)	O	1.23 X 2.10	02
A (PROPSED WORK)	O	1.26 X 2.10	05
A (PROPSED WORK)	O	1.29 X 2.10	02
A (PROPSED WORK)	O	1.45 X 2.10	06
A (PROPSED WORK)	O	1.50 X 2.10	01
A (PROPSED WORK)	O	1.63 X 2.10	04
A (PROPSED WORK)	O	1.71 X 2.10	05
A (PROPSED WORK)	O	1.98 X 2.10	06
A (PROPSED WORK)	O	2.13 X 2.10	06
A (PROPSED WORK)	O	2.21 X 2.10	02
A (PROPSED WORK)	O	2.44 X 2.10	10
A (PROPSED WORK)	O	2.74 X 2.10	05

SCHEDULE OF JOINERY

BUILDING NAME	NAME	L X H	NOS
A (PROPSED WORK)	W4	0.46 X 1.37	04
A (PROPSED WORK)	W3	0.60 X 1.37	06
A (PROPSED WORK)	V	0.76 X 0.60	135
A (PROPSED WORK)	V	0.76 X 1.00	44
A (PROPSED WORK)	W2	0.76 X 1.37	03
A (PROPSED WORK)	W2	0.91 X 1.37	15
A (PROPSED WORK)	KW	1.22 X 1.00	55
A (PROPSED WORK)	W1	1.22 X 1.37	196
A (PROPSED WORK)	W1/H	1.22 X 2.10	14
A (PROPSED WORK)	W	1.83 X 1.37	64
A (PROPSED WORK)	W/H	1.83 X 2.10	23

COLOR INDEX	
PLOT BOUNDARY	
ABUTTING ROAD	
PROPOSED CONSTRUCTION	
COMMON PLOT	
ROAD WIDENING AREA	
EXISTING (To be retained)	
EXISTING (To be demolished)	

OWNER'S NAME AND SIGNATURE

BUILDER'S NAME AND SIGNATURE

ARCHITECT'S NAME AND SIGNATURE

STRUCTURAL ENGINEER'S NAME AND SIGNATURE

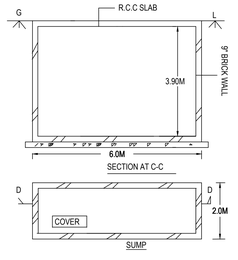
✓
Name : M RAJENDRA PRASAD NAIK
Designation : CITYPLANNERKPZHO
Date : 11-Nov-2021 16:

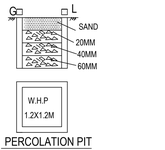
Note: All dimensions are in meters.

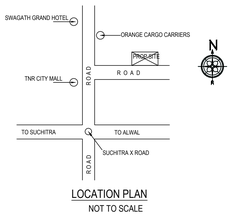
ISO_A0_(841.00_x_1189.00_MM)

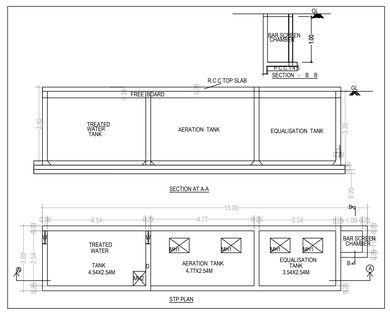
Project Title :REVISED PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING CONSISTING OF 2-CELLARS, GROUND + (5) UPPER FLOORS IN PLOT NO. 2-166/1/PART & 2-167/PART IN SY.NO.71, 72 & 73 SITUATED AT JEEDIMETLA VILLAGE, QUTHBULLAPUR BELONGING TO :M/S. PRAGATHI HOMES, REP. BY ITS MANAGING PARTNERS, SRI . SUMEET JAIN AND ANOTHER

Project Title	
PLAN SHOWING THE PROPOSED PLOT NO. 2-166/1 PART AND 2-167/PART SURVEY NO 71, 72 AND 73 SITUATED AT MEDCHAL Jeedimetla Village-1 -15	Residential
BELONGING TO : Mr./Ms./M/s	M/S. PRAGATHI HOMES, REP. BY ITS MANAGING PARTNERS, SRI . SUMEET JAIN AND ANOTHER
REP BY : Town Planner	G MOHAN REDDY
LICENCE NO: 322/AENGG/TP1/GHMC	APPROVAL NO: 1/C25/10025/2021
DATE : 08-11-2021	SHEET NO.: 8 / 8
Layout Plan Details	INWARD_NO.: 1/C25/03807/2021









CONDITION:

1. Commencement Notice shall be submitted by the applicant before commencement of the building U/s 440 of HMC Act.
2. Completion Notice shall be submitted after completion of the building & obtain occupancy certificate U/s 455 of HMC Act.
3. Occupancy Certificate is compulsory before occupying any building.
4. Public Amenities such as Water Supply, Electricity Connections will be provided only on production of occupancy certificate.
5. Prior Approval should be obtained seperately for any modification in the construction.
6. Tree Plantation shall be done along the periphery and also in front of the premises.
7. Tot-lot shall be fenced and shall be maintained as greenery at owners cost before issue of occupancy certificate.
8. Rain Water Harvesting Structure (percolation pit) shall be constructed.
9. Space for Transformer shall be provided in the site keeping the safety of the residents in view.
10. Garbage House shall be made within the premises.
11. Cellar and stilts approved for parking in the plan should be used exclusively for parking of vehicles without partition walls & the parking in the same should not be converted or misused for any other purpose at any time in future as per undertaking submitted.
12. No. of units as sanctioned shall not be increased without prior approval of GHMC at any time in future
13. This sanction is accorded on surrendering of Road affected portion of the site to GHMC free of cost with out claiming any compensation at any time as per the undertaking submitted.
14. Strip of greenery on periphery of the site shall be maintained as per rules.
15. Stocking of Building Materials on footpath and road margin causing obstruction to free movement of public & vehicles shall not be done, failing which permission is liable to be suspended.
16. The permission accorded does not bar the application or provisions of Urban Land Ceiling & Regulations Act 1976.
17. The Developer / Builder / Owner to provide service road wherever required with specified standards at their own cost.
18. A safe distance of minimum 3.0mts. Vertical and Horizontal Distance between the Building & High Tension Electrical Lines and 1.5mts. for Low Tension electrical line shall be maintained.
19. No front compound wall for the site abutting 18 mt. road width shall be allowed and only Iron grill or Low height greenery hedge shall be allowed.
20. If greenery is not maintained 10% additional property tax shall be imposed as penalty every year till the condition is complied.
21. All Public and Semi Public buildings above 3000sq.mts. shall be constructed to provide facilities to physically handicapped persons as per provisions of NBC of 2005.
22. The mortgaged builup area shall be allowed for registration only after an Occupancy Certificate is produced.
23. The Registration authority shall register only the permitted builup area as per sanctioned plan.
24. The Financial Agencies and Institutions shall extend loans facilities only to the permitted built-up area as per sanctioned plan.
25. The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, electrical installations etc., shall be executed under the supervision of Qualified Technical Personnel.
26. The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, electrical installations etc., shall be executed under the supervision of Qualified Technical Personnel.
27. Architect / Structural Engineer if changed, the consent of the previous Architect / Structural Engineer is required and to be intimated to the GHMC.
28. Construction shall be covered under the contractors all-risk Insurance till the issue of occupancy certificate (wherever applicable).
29. As per the undertaking executed in terms of G.O. Ms. No. 541 MA, dt: 17-11-2000 (wherever applicable),a. The construction shall be done by the owner, only in accordance with sanctioned Plan under the strict supervision of the Architect, Structural Engineer and site engineer failing which the violations are liable for demolition besides legal action.b. The owner, builder, Architect, Structural Engineer and site engineer are jointly & severely responsible to carry out and complete the construction strictly in accordance with sanctioned plan.c. The Owner, Builder, Architect, Structural Engineer and Site Engineer are jointly and severely are held responsible for the structural stability during the building construction and should strictly adhere to all the conditions in the G.O.d. The Owner / Builder should not deliver the possession of any part of built up area of the building, by way of Sale / Lease unless and until Occupancy Certificate is obtained from GHMC after providing all the regular service connections to each portion of the building and duly submitting the following.(i) Building Completion Certificate issued by the Architect duly certifying that the building is completed as per the sanctioned plan.(ii) Structural Stability Certificate issued by the Structural Engineer duly certifying that the building is structurally safe and the construction is in accordance with the specified designs.(iii) An extract of the site registers containing inspection reports of Site Engineer, Structural Engineer and Architect.(iv) Insurance Policy for the completed building for a minimum period of three years.
30. Structural Safety and Fire Safety Requirements shall be the responsibility of the Owner, Builder/ Developer, Architect and St. Engineer to provide all necessary Fire Fighting installations as stipulated in National Building Code of India, 2005 like; i)To provide one entry and one exit to the premises with a minimum width of 4.5mts. and height clearance of 5mts. ii)Provide Fire resistant swing door for the collapsible lifts in all floors. iii)Provide Genset Generator, as alternate source of electric supply. iv)Emergency Lighting in the Corridor / Common passages and stair case. v)Two numbers water type fire extinguishers of 9 Ltrs. Each on every floor and one fire extinguisher for every 2000 sq.mts. of floor area. vi)ABC type DCP extinguishers minimum 2 Nos. each at Generator and Transformer area shall be provided as per I.S.I. specification No.2190- 1992. vii) Manually operated and alarm system in the entire buildings. viii) Separate Underground static water storage tank capacity of 25, 000 lts. Capacity. viii)Separate Terrace Tank of 25,000ltrs capacity for Residential buildings; ix)Hose Reel, Down Corner, x)Automatic Sprinkler system is to be provided if the basement area exceed 200 Sq.mts. xi)Electrical Wiring and installation shall be certified by the electrical engineers to ensure electrical fire safety. xii)Transformers shall be protected with 4 hours rating fire resist constructions. xiii) To create a joint open spaces with the neighbours building / premises for maneuverability of the vehicles. No parking or any constructions shall be made in setbacks area.
31. The Builder/Developer shall register the project in the RERA website after the launch in July 2018
32. If construction is not commenced within one year, building application shall be submitted afresh duly paying required fees.
33. Sanctioned Plan shall be followed strictly while making the construction.
34. Sanctioned Plan copy as attested by the GHMC shall be displayed at the construction site for public view.
35. The permission accorded does not confer any ownership rights. As a later stage if it is found that the documents are false and fabricated the permission will be revoked U/s 450 of HMC Act 1955.

AREA STATEMENT	
PROJECT DETAIL :	
INWARD_NO :	1/C25/03807/2021
PROJECT TYPE :	Building Permission
NATURE OF DEVELOPMENT :	Addition or Alteration
SUB LOCATION :	Gram Panchayat Area with Revenue Survey
STREET NAME:	
DISTRICT NAME :	MEDCHAL
STATE NAME :	TELANGANA
PINCODE :	
MADAL :	
PLOT USE :	Residential
PLOT SUB USE :	Residential Apartment Bldg
PLOT NEAR BY NOTIFIED RELEGIOUS STRUCTURE :	NA
LAND USE ZONE :	Residential
LAND SUBUSE ZONE :	NA
ABUTTING ROAD WIDTH :	12
PLOT NO :	2-166/1 PART AND 2-167/PART
SURVEY NO :	71, 72 AND 73
NORTH SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73
SOUTH SIDE DETAIL :	ROAD WIDTH - 12
EAST SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73+
WEST SIDE DETAIL :	Others - NEIGHBOURS LAND PART OF SY NOS:- 71, 72 AND 73
AREA DETAILS :	SQ.MT.
AREA OF PLOT (Minimum)	2781.38
NET AREA OF PLOT	2781.38
AMENTITY AREA	162.29
TOTAL	162.29
BALANCE AREA OF PLOT	2619.09
VACANT PLOT AREA	1382.80
COVERAGE	
PROPOSED COVERAGE AREA (50.28 %)	1398.58
EXISTING STRUCTURE TO BE DEMOLISH	858.99
NET BUA	
RESIDENTIAL NET BUA	7811.70
COMMERCIAL NET BUA	162.29
BUILT UP AREA	
	8630.14
	11977.04
MORTGAGE AREA	800.21
EXTRA INSTALLMENT MORTGAGE AREA	0.00
PROPOSED NUMBER OF PARKINGS	104

Approval No. :

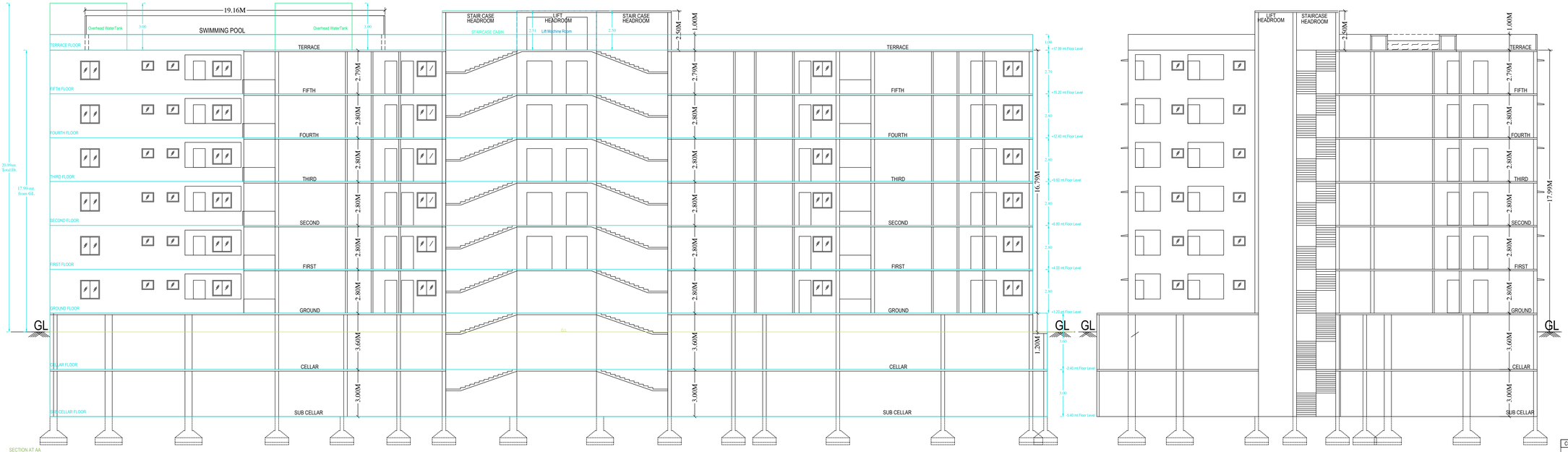
Additional/Other
1. The applicant has to provide automatic sprinkler system in cellar floor and other fire safety systems as per Table 7 of part 4 NBC of India'2016
2. To provide STP as shown in the plans at the time of obtaining OC.

SCHEDULE OF JOINERY

BUILDING NAME	NAME	L X H	NOS
A (PROPSED WORK)	O	0.61 X 2.10	05
A (PROPSED WORK)	D2	0.76 X 2.10	283
A (PROPSED WORK)	D2	0.89 X 2.10	01
A (PROPSED WORK)	D1	0.91 X 2.10	148
A (PROPSED WORK)	O	0.94 X 2.10	05
A (PROPSED WORK)	O	0.95 X 2.10	11
A (PROPSED WORK)	O	1.00 X 2.10	05
A (PROPSED WORK)	D	1.07 X 2.10	54
A (PROPSED WORK)	O	1.22 X 2.10	09
A (PROPSED WORK)	O	1.23 X 2.10	02
A (PROPSED WORK)	O	1.26 X 2.10	05
A (PROPSED WORK)	O	1.29 X 2.10	02
A (PROPSED WORK)	O	1.45 X 2.10	06
A (PROPSED WORK)	O	1.50 X 2.10	01
A (PROPSED WORK)	O	1.63 X 2.10	04
A (PROPSED WORK)	O	1.71 X 2.10	05
A (PROPSED WORK)	O	1.98 X 2.10	06
A (PROPSED WORK)	O	2.13 X 2.10	06
A (PROPSED WORK)	O	2.21 X 2.10	02
A (PROPSED WORK)	O	2.44 X 2.10	10
A (PROPSED WORK)	O	2.74 X 2.10	05

SCHEDULE OF JOINERY

BUILDING NAME	NAME	L X H	NOS
A (PROPSED WORK)	W4	0.46 X 1.37	04
A (PROPSED WORK)	W3	0.60 X 1.37	06
A (PROPSED WORK)	V	0.76 X 0.60	135
A (PROPSED WORK)	V	0.76 X 1.00	44
A (PROPSED WORK)	W2	0.76 X 1.37	03
A (PROPSED WORK)	W2	0.91 X 1.37	15
A (PROPSED WORK)	KW	1.22 X 1.00	55
A (PROPSED WORK)	W1	1.22 X 1.37	196
A (PROPSED WORK)	W1/H	1.22 X 2.10	14
A (PROPSED WORK)	W	1.83 X 1.37	64
A (PROPSED WORK)	W/H	1.83 X 2.10	23



SECTION AT 'AA'

SECTION AT 'BB'

BUILDING :A (PROPSED WORK)

FLOOR NAME	TOTAL BUA	DEDUCTIONS		NET BUA		TNMTS.	PARKING AREA	NO OF STACK	NET PARKING
		VSHAFT	ACCES.	RESI.	COMM.				
SUB-CELLAR FLOOR	1776.61	54.77	36.33	0.00	0.00	00	1518.80	1	1518.80
CELLAR FLOOR	1776.61	53.97	61.24	0.00	0.00	00	1494.70	1	1494.70
GROUND FLOOR	1342.42	40.38	0.00	1139.75	162.29	07	0.00	0	0.00
FIRST FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
SECOND FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
THIRD FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
FOURTH FLOOR	1374.77	40.38	0.00	1334.39	0.00	09	0.00	0	0.00
FIFTH FLOOR	1374.77	40.38	0.00	1334.39	0.00	08	0.00	0	0.00
TERRACE FLOOR	207.55	0.00	137.16	0.00	0.00	00	0.00	0	0.00
TOTAL	11977.05	351.02	234.73	7811.70	162.29	51	3013.50		3013.50
TOTAL NO OF BLDG	1								
TOTAL	11977.05	351.02	234.73	7811.70	162.29	51	3013.50		3013.50

BUILDING USE/SUBUSE DETAILS

BUILDING NAME	BUILDING USE	BUILDING SUBUSE	BUILDING TYPE	FLOOR DETAILS
A (PROPSED WORK)	Residential	Residential Apartment Bldg	NA	2 Cellar + 1 Ground + 5 upper floors

Name : M RAJENDRA PRASAD NAIK
Designation : CITYPLANNERKPZHO
Date : 11-Nov-2021 16:

COLOR INDEX

PLOT BOUNDARY	
ABUTTING ROAD	
PROPOSED CONSTRUCTION	
COMMON PLOT	
ROAD WIDENING AREA	
EXISTING (To be retained)	
EXISTING (To be demolished)	

OWNER'S NAME AND SIGNATURE

BUILDER'S NAME AND SIGNATURE

ARCHITECT'S NAME AND SIGNATURE

STRUCTURAL ENGINEER'S NAME AND SIGNATURE

Note: All dimensions are in meters.

ISO_A0_(841.00_x_1189.00_MM)