

PROCEEDINGS OF THE MUNICIPAL COMMISSIONER, KOMPALLY MUNICIPALITY
MEDCHAL-MALKAJGIRI DISTRICT
TOWN PLANNING SECTION
BUILDING PERMIT ORDER

Lr.No.1930/TP/KM/2022 Permit.No.0005/2022

Date:06.06.2022

Sub: -Kompally Municipality, Medchal – Malkajgiri Dist. – Town Planning Section – Proposed construction of Residential / Apartment building with 3Cellar+1Ground+11 Upper floors in Plot Nos.A,B,C,1P,2P,3P and 4P in Sy.Nos.180P,182P and 183P situated at Kompally Village – Technical approval issued by HMDA – Building permission released– Orders – Issued.

Ref: - 1. HMDA Technical Approved Vide No. 005170/BP/HMDA/0746/MED/2021, Dt.07.05.2022.
2. Your Application Dated:28.05. 2022.

ORDER:

In the reference 1st read above, the Metropolitan Commissioner, HMDA, Hyderabad have issued technical approval for construction of Residential building in Open Land as detailed below has been examined with reference to the rules and regulations in force and permission is hereby released subject to following conditions:

Sir/Madam,

A	APPLICATION AND LICENSED PERSONNEL DETAILS:					
	Applicant	M/s Amrutha Projects rep. by Sri Thalachiru Venkata Krishnaiah				
	Developer / Builder	M/s. Sri Amrutha Projects				
	Licensed Technical person/Architect	Shravan Kumar				
	Structural Engineer	Srinivas Vasam				
B	SITE DETAILS:					
	T.S.No./Sy.No.	180P,182P and 183P				
	Plot No.	A,B,C,1P,2P,3P and 4P				
	Street / Locality	Kompally Village				
	Name of the ULB	Kompally Municipality				
C	DETAILS OF PERMISSION SANCTIONED:					
1	Floors	Upper Floors			Parking Area	
2	Building Use	No.	Built up Area (Sqm.)		Level	Built up Area (Sqm.)
(A)	Residential	G+11	37607.76		3Cellar	18972.72
	Set Backs (m)	Front	Rear		Side –I	Side – II
		12.33M	12.08M		12.02M	12.00M
	Site Area (m ²)	8647.6				
	Road affected area (m ²)	-				
	Net Area (m ²)	8647.6				
	Tot-lot (m ²)	1296.86				
	Height (m)	39.99				
	Mortgage Area (m ²)	5904.52				
	No. of RWHPs	10				
D	DETAILS OF FEES PAID (RS.) TOTAL					
1	Building Permit Fee	23,26,224.00	5	VLT, Library Cess		86,470.00
2	Betterment Charges	6,48,570.00	6	Others (RWHS)		1,29,714.00
3	Debris Removal Charges	3,000.00	7	Others (Postage, Documents Verification and Building Application Fee)		2500.00
4	TS-BPASS Charges	50,000.00				
E	OTHER DETAILS:	Amount Paid Total Fee (Sl.no.01-07): -Rs.32,46,478.00 paid through RTGS vide UTR NO.SBINR52022031772978297, Dt.17/03/2022				
	Labour Cess	Rs.83,67,175.00 , RTGS vide UTR NO.SBINR52022031772978297, Dt.17/03/2022				
	Environmental impact fee	Rs.20,02,365.00, Treasury Challan No.6104140669				
1	Contractor's all Risk Policy No.	Dt.	-	Dt.	-	Valid up to:
2	Notarized Affidavit No.	-	Mortgage Deed No.4718 & 4717/2022		Dt.28/03/2022	
3	Entered in Prohibitory Property Watch register Sl.No.	-	Dt			
F	Construction to be Commenced From: 06.06.2022					
G	Construction to be Completed Before: 05.06.2028					

The Building permission is sanctioned subject to following conditions:

1. The permission accorded does not confer any ownership rights, At later stage if it is found that the document are false and fabricated the permission will be revoked.
2. If Construction is not commenced within one year, building application shall be submitted a fresh duly paying required fees.
3. Sanctioned plan shall be followed strictly while making the construction.
4. Sanctioned Plan copy shall be displayed at the construction site for public view.
5. Commencement Notice shall be submitted by the applicant before commencement of the building.
6. Completion Notice shall be submitted after completion of the building to obtain occupancy certificate.
7. Occupancy Certificate is compulsory before occupying any building.
8. Public Amenities such as Water Supply, Electricity Connections will be provided only on production of occupancy certificate.
9. Prior Approval should be obtained separately for any modification in the construction.
10. Rain Water Harvesting Structure (percolation pit) shall be constructed.
11. Strip of greenery on periphery of the site shall be maintained as per rules.
12. 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.
13. The permission accorded does not bar the application or provisions of Urban Land Ceiling & Registrations Act, 1976.
14. The Developer/Building/Owner to provide service road wherever required with specified standards at their own cost.
15. A safe distance of minimum 3.0 mts. Vertical and Horizontal Distance between the Building & High tension Electrical Lines and 1.5 mts. For Low Tension electrical line shall be maintained.
16. If greenery is not maintained 10% additional property tax shall be imposed as penalty every year till the condition is fulfilled.
17. The mortgaged built up area shall be allowed for registration only after an Occupancy Certificate is produced.
18. The Registration authority shall register only the permitted built up area as per sanctioned plan.
19. Strictly follow the conditions prescribed by the HMDA Lr No.005170/BP/HMDA/0746/MED/2021, Dt.07.05.2022.


**Municipal Commissioner
Kompally Municipality**



To,
M/s. Amrutha Projects rep. by Thalachiru Venkata Krishnaiah,
201, 2nd floor, Maruthi Plaza, Adj. Shadan College,
Khairthabad, Hyderabad, Telanagana.
Pincode-500004

Copy to:

1. The Town Planning Section Head.
2. The Officer concerned Property tax section.
3. The Municipal Engineer.
4. The Div. Executive Engineer, TGS Transco.
5. The Officer concerned Stamps and Registration Dept.