

OFFICE OF THE BANDLAGUDA JAGIR MUNICIPAL CORPORATION :: DISTRICT RANGA REDDY



To

B. GOUTHAM REDDY, M/s. GKRS PROPERTIES
Rep by its Managing partner Sri B. GOUTHAM REDDY
SY No .18/Part, BANDLAGUDA JAGIR (V), GANDIPET (M)
RANGA REDDY (DIST)., HYDERABAD, TELANGANA
Hyderabad.
Ranga Reddy District.

FILE No.	G1/1045/2019-20		
PERMIT No.	BA.NO: 017989/SKP/R1/U6/HMDA/04122018		
DATE:	16	08	2019

Sir/Madam,

Sub:- Technical Approved HMDA Building Permission – Released - Reg.

- Ref:- 1. . Your Application Dt.19.07.2019.
2. HMDA Lr.No.017989/SKP/R1/U6/HMDA/04122018, Dt.04.12.2019.
3. Your Lr.Dt.19.07.2019.

* * *

Your application submitted in the reference has been examined with reference to the rules and regulations in force and permission is hereby sanctioned conditionally as detailed below:

A APPLICATION AND LICENSED PERSONNEL DETAILS:											
	Applicant			B. GOUTHAM REDDY, M/s. GKRS PROPERTIES							
s	Developer / Builder			-							
	Licensed Technical Person			017989/SKP/R1/U6/HMDA/04122018, 							
	Structural Engineer			-							
	Others			-							
B	SITE DETAILS			-							
	T.S.No./Sy.No.			18/Part							
	Premises No./H.No.			-							
	Plot No.			-							
	Layout / Sub Divn. No.			-							
	Street			-							
	Locality			Bandlaguda (Jagir)							
	Name of the ULB			Bandlaguda (Jagir)							
C	DETAILS OF PERMISSION SANCTIONED:										
I	Floors					1Stilt + 5 Floors				Parking Floors	
2 (A)	Use						Area (Sqm.)	Level			
	Residential			1.			8312.25	1Stilt +5		Stilt	
	Commercial										
	Others										
	Set Backs (m)			Front		Rear		Side -I		Side - II	
				5.00		4.50		4.82		4.50	
	Site Area (m ²)			3449.15							
	Road affected area (m ²)			-							
	Net Area (m ²)			3449.15							
	Tot-lot (m ²)			-							
	Height (m)			14.5							
	No.of RWHPs			1							
	No.of Trees			10							
	Others			-							
	DETAILS OF FEES PAID (RS.) TOTAL										
1.	Building Permit Fee			660391.80		7	VLT, Library cess		44553.00		
						8	Conversion Charges		51737.25		
2	Development Charges			-		9	Compounding Fee		-		
3	Betterment Charges			344915.00		10	Open space Charges		00.00		
4	Ext. Betterment Charges			-		11	Others (RWHS)		207806.25		
5	Sub-Division Charges			51737.00		12	Drainage Charges		00.00		
6	Debris Removal Charges			10000.00		13	Others		32867.70		
	OTHER DETAILS:			Paid vide DD. No 506973 Dt 16-08-2019						Total Fee :14,04,008/-	
	Labour Cess			Rs.6,26,313/- Paid vide DD. No.506974 Dt 16-08-2019							
1	Contractor's all Risk Policy No.			2600015553 00 01		01.07.2019		30.06.2021			
2	Notarized Affidavit No.		-	Dt.	Mortgage Deed Nos.6461/2019		13-06-2019				
3	Entered in Prohibitory Property Watch register Sl.No. 1			Dt.							
F	Construction to be Commenced From: 03.11.2020										
G	Construction to be Completed Before: 14.11.2024										

[Signature]
Commissioner
Bandlaguda Jagir Municipality
Bandlaguda Jagir Municipal Corporation

[Signature]
16/9

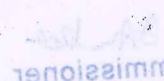
The Building permission is sanctioned subject to following conditions:

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. This sanction is accorded on surrendering of Road affected portion of the site to Narsingi Municipality free of cost without claiming any compensation at any time as per the undertaking submitted.
12. Strip of greenery on periphery of the site shall be maintained as per rules.
13. 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.
14. The permission accorded does not bar the application or provisions of Urban Land Ceiling & Registrations Act, 1976.
15. The Developer/Building/Owner to provide service road wherever required with specified standards at their own cost.
16. 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.
17. If greenery is not maintained 10% additional property tax shall be imposed as penalty every year till the condition is fulfilled.
18. The mortgaged built up area shall be allowed for registration only after an Occupancy Certificate is produced.
19. The Registration authority shall register only the permitted built up area as per sanctioned plan.


Commissioner
Bandlaguda Jagt Municipal Corporation

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.
6. The Officer concerned Fire and Emergency Dept.


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