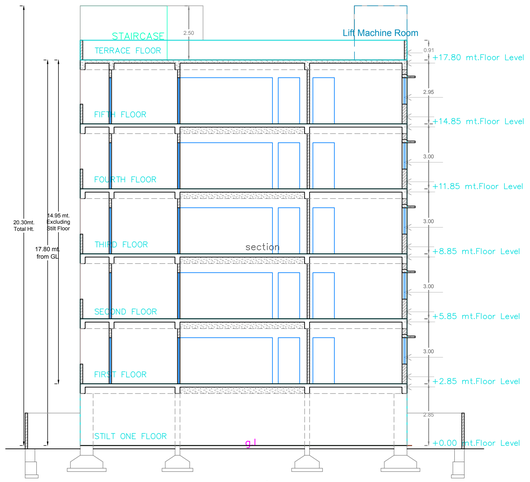
PROJECT TITLE:-PLAN SHOWING THE PROPOSAL FOR CONSTRUCTION OF RESIDENTIAL BUILDING PERMISSION CONSISTING OF STILT + 5 UPPER FLOORS E AT PR.NO. 7-1-69/3, AMEERPET, DHARAM KARAM ROAD, HYDERABAD.

BELONGS TO:- Sri/Smt Nirmala V. Jhabakh

Project Title	
PLAN SHOWING THE PROPOSED Residential PLOT NO. 7–1–69/3 SURVEY NO SITUATED AT , Hyderabad Ameerpet BELONGING TO : Mr./Ms./Mrs Nirmala V. Jhabakh	
REP BY : Civil Eng.	ZAKI AHMED
LICENCE NO:	APPROVAL NO:1/C17/03994/2021
DATE :15–03–2021	SHEET NO.:1 / 1

Layout Plan Details



section

SECTION @ B–B

CONDITION:

1. Commencement Notice shall be submitted by the applicant before commencement of the building u/s 440 of HMC Act.
2. Occupancy Certificate 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. Total plot 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 & rolling shutters and 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 fulfilled.
21. All Public and Semi Public buildings above 300Sq.mts. shall be constructed to provide facilities to physically handicapped persons as per provisions of NBC of 2005.
22. Only segregated built up 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 as per the standards prescribed in the National Building Code of India 2005 and the Hyderabad Municipal Corporations Act, 1955 and the Hyderabad Municipal Corporations Act, 1955 and the Hyderabad Municipal Corporations Act, 1955