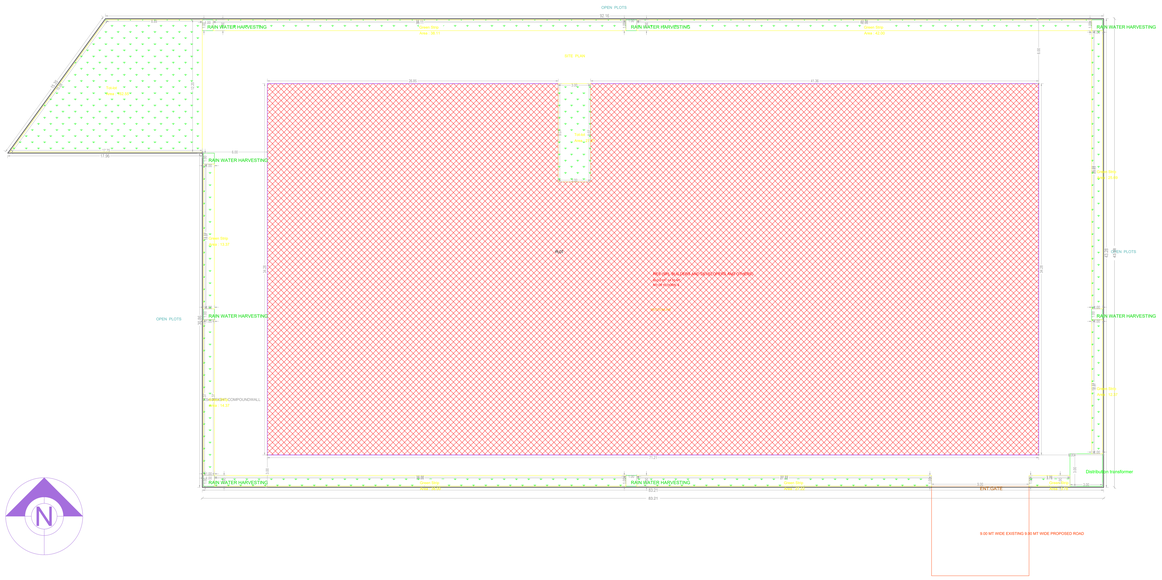
Project Title :PLAN SHOWING THE PROPOSED CONSTRUCTIONOF RESIDENTIAL BUILDING (STILT + 5 FLOORS) THE OPENPLOTS, IN SURVEY NO.S.287/A1, 286, 262/A/1/2/1, 295/B, 236/1/1/1/1/2, 236/1/2, 236/1/1/1/2 & 236/1/1/2, SITUATEDAT AMEENPUR VILLAGE & MUNICIPALITY AND MANDAL, SANGAREDDY DISTRICT, TELANGANA STATE.BELONGS TO :M/S S R L BUILDERS & DEVELOPERS AND OTHERS



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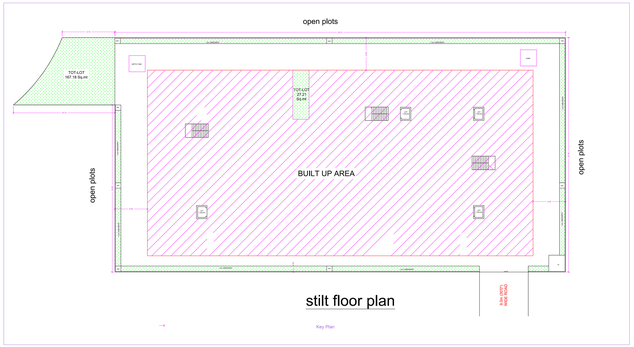
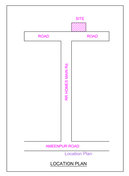




LOCATION PLAN

TITLE DETAILS	
LTP NAME	HARIN ELURI
LTP LICENCE NO	CA/2011/86638
DATE	27-11-2024
FILE NO	TD/08/2024/A
SHEET NO.	1 / 2
Layout Plan Details , Building Plan Details	
AREA STATEMENT	
PROJECT DETAIL	
AUTHORITY	Building Permission
NATURE OF DEVELOPMENT	NEW
PLOTS	AREA
NO. OF PLOTS	1
LOCATION	INSIDE AREA OF ENTRANCE AREA (NEW)
SUB LOCTION	NEW AREAS, APPROVED LAYOUT AREAS
TOWN	TELANGANA
Building Use	Residential
Building Sub Use	Residential
BUILDING TYPE	
AREA DETAILS	
SITE AREA (Sq.mtrs)	2362.00
NET AREA OF PLOT	2362.00
PROPOSED AREA DETAILS	
Total Built Up Area	1504.00
TOTAL PROPOSED BUILT UP AREA EXCLUDING PARKING	1504.00
TOTAL PROPOSED BUILT UP AREA INCLUDING PARKING	1504.00

Color Notes

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

BUILDING USE / BUILDING SUB USE DETAIL

BUILDING USE	BUILDING SUB USE	BUILDING TYPE	BUILDING CATEGORY	FLOOR DETAILS
NEW GOVT. BUILDINGS AND DEVELOPERS AND OTHERS	Residential	Residential Apartment Bldg	Ms	Stilt + 5 upper floors

NET BUILT UP AREA AND DWELLING UNITS DETAILS

BUILDING NAME	BLDG. NUMBER	TOTAL BLDG. BUILT UP AREA	TOTAL NO. OF DWELLING UNITS	CONSTRUCTION COST	NET BUILT UP AREA	Height	PARKING AREA	NET PARKING
NEW GOVT. BUILDINGS AND DEVELOPERS AND OTHERS	1	1504.00	24.00	16.00	1504.00	80	2385.88	2385.88
GRAND TOTAL	1	1504.00	24.00	16.00	1504.00	80.00	2385.88	2385.88

Mortgage Area Details

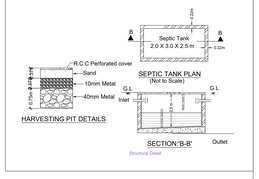
Type of Mortgage	Building Name	Floor Name	Proposed Carpet Area Name	Mortgage Area(Sq.mtr) Required	Mortgage Area(Sq.mtr) Proposed
Built Up Area in Mortgage	RESIDENTIAL BUILDING (APARTMENT BUILDING)	FIRST FLOOR PLAN	SPLIT SL 3L 1 D 1 K 1 L 1 W 1 T 1 S 1 W 1 P 1 T 1 K 1	1583.87 (15%)	1127.81

REQUIRED PARKING

Building Name	Type	Subuse	Proposed Net Built Up Area	Parking Percentage	Visitor Parking Percentage	Req. Parking Area(Sq.Mts.)
RESIDENTIAL BUILDINGS AND COTAGES AND OTHERS	Residential	Residential Apartment Bldg	1504.00	2127.20 (50 %)	212.72 (10 %)	2340.92

Parking Check

Vehicle Type	Required	Proposed Area(Sq.mt.)
Parking Area	2127.20	2385.88
Visitor's Car Parking	212.72	212.72
On Site		0.00
Total Car	2340.92	2598.60
No of cars Proposed	50	



GENERAL CONDITIONS

1 In all cases quality is upon of planning control which the corporate will not grant nor institute to interfere water in any manner, shape or form any property belonging to government or private persons and also not to cause any nuisance hereto. The plotted water goes as provided by the rain water supply of Architecture depts for drinking, washing, cooking, bathing, lavatory, cattle, gardening and industrial purposes. Rain water harvesting structure is mandatory to recharge the ground. groundwater from wells and tankers. 2) Violated Easements.
3 Provision of Electrical wiring and installation shall be made by a licensed electrician as per Central Electricity Authority (CEA) Technical Requirements for Connection of Electrical Generators, Transmitters and Distributors with the Electric Supply System and shall be certified by the electrical wiring installation shall be certified by the electrical inspector for safety.
4 Provision of lifts as per the requirements of CEC Rules and above and in case of Group Housing Buildings where there are 100 units and above or Buildings exceeding four floors in height, the owner shall install lifts of such capacity as is necessary according to the capacity of the units, and provide for such lifting and maintenance.
5 Provision of Fire Safety measures as per the requirements of the Fire Department of Municipal Corporation of Greater Hyderabad (GHMC) and Hyderabad Metropolitan Development Authority (HMDA). Fire safety measures should be provided at every stage for building construction as per the NBC and GHMC Fire Safety Bye-laws. Fire safety measures should be provided in the premises, the common areas and entrance must maintain free movement.
6 Provision of Solid Waste Management as per the requirements of the GHMC and HMDA. Solid waste management should be carried out as per the provisions of the GHMC Act and the Municipal Solid Waste (Management and Handling) Rules 2016.
7 Access and car embarking is prior to the Architect or Engineer certifying that building has executed minimum access to and from the premises to the nearest public road and of adequate size.

CONDITION

1 PROVISIONAL APPROVAL IS GIVEN IN ACCORDANCE WITH ——Hotel/Commercial/ Building/ ——— in Sketch no. # of the Sketch Plan Approved by the GHMC/ HMDA/ DTCP/ ——— Municipality/ ——— Panchayat vide Lr. No. ——— dated ———.
2 Land ceiling clearance vide Lr. No. ——— dated ———.
3 The Applicant shall obtain the Fire Safety Clearance from the Fire Department as per the provisions of the Fire Safety Act, Rules and Regulations and Fire Safety Bye-laws before the commencement of the construction of the building.
4 The Applicant shall not use the premises for any purpose other than the purpose for which permission is granted.
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OFFICER DETAILS

OFFICER NAME :

DESIGNATION :

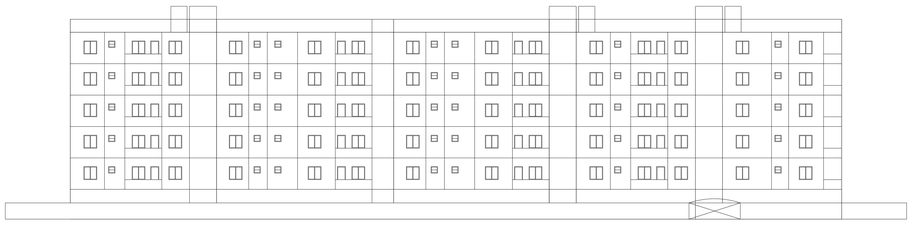
DATE AND TIME :

APPROVAL NO	SEAL OF APPROVAL
DATE OF APPROVAL	
OWNER'S SIGNATURE	ARCHITECT'S SIGNATURE
BUILDER'S SIGNATURE	STRUCTURAL ENGINEER'S SIGNATURE

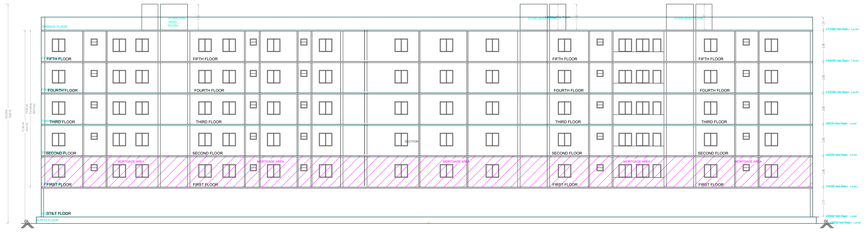
Note: All dimensions are in meters

Project Title :PLAN SHOWING THE PROPOSED CONSTRUCTIONOF RESIDENTIAL BUILDING (STILT + 5 FLOORS) THE OPENPLOTS, IN SURVEY NO.S.287/A1, 286, 262/A/1/2/1, 295/B, 236/1/1/1/1/2, 236/1/2, 236/1/1/1/2 & 236/1/1/2, SITUATEDAT AMEENPUR VILLAGE & MUNICIPALITY AND MANDAL, SANGAREDDY DISTRICT, TELANGANA STATE.BELONGS TO :M/S S R L BUILDERS & DEVELOPERS AND OTHERS

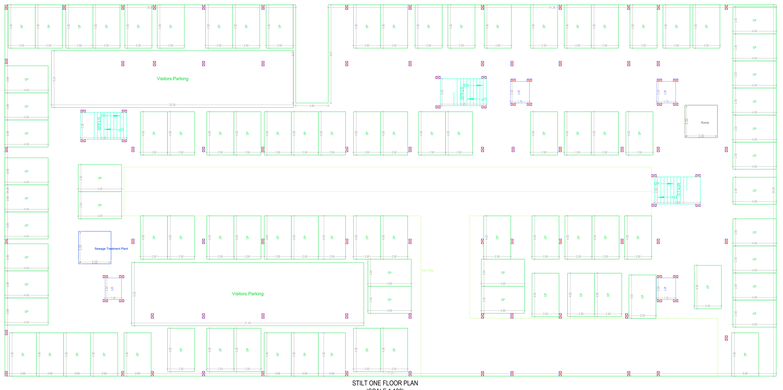
TITLE DETAILS			
LP NAME	VARRAJ ELURI		
LP LICENCE NO	CA/297/98AGB	DATE	27-11-2024
FILE NO	TS/SRD/SRDER	SHEET NO.	2 / 2
SHEET NAME	Building Plan Details		



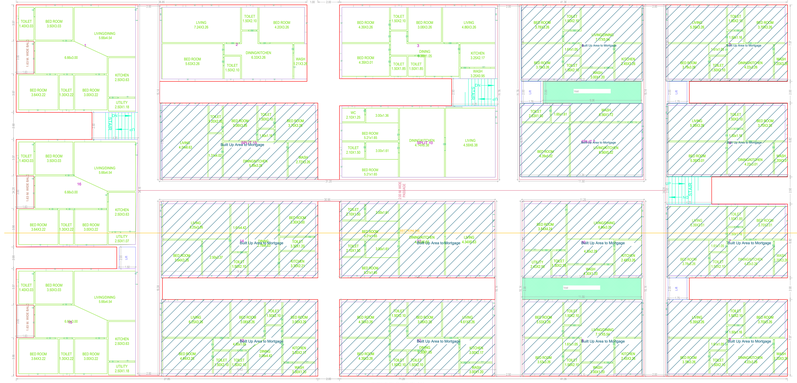
ELEVATION



SECTION A-A

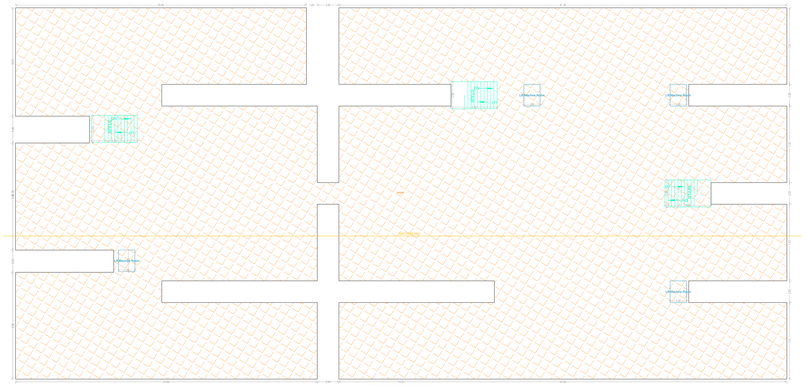


STILT ONE FLOOR PLAN
(SCALE 1:100)



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

TYPICAL - 2, 3, 4& 5 FLOOR PLAN
(Proposed)
(SCALE 1:100)



TERRACE FLOOR PLAN
(SCALE 1:100)

SCHEDULE OF JOINERY

BUILDING NAME	NAME	L X H	NOS
RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)	D2	0.91 X 2.10	28
RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)	D	0.68 X 2.10	16
RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)	D2	0.76 X 2.10	292
RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)	D	0.85 X 2.10	54
RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)	D1	0.90 X 2.10	165
RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)	OD	1.00 X 2.10	20
RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)	D	1.10 X 2.10	81
RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)	OD	1.20 X 2.10	40

SCHEDULE OF JOINERY

BUILDING NAME	NAME	L X H	NOS
RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)	V	0.60 X 1.20	150
RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)	W	0.60 X 1.20	21
RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)	W	1.35 X 1.20	15
RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)	W	1.21 X 1.20	34
RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)	W	1.60 X 1.20	121
RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)	W	1.80 X 2.00	16
RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)	W1	1.97 X 1.20	16
RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)	W1	2.80 X 1.20	16
RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)	W	2.40 X 1.20	16
RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)	W	2.72 X 1.20	16

BUILDING: RES (SR) BUILDERS AND DEVELOPERS AND OTHERS)

FLOOR NAME	TOTAL BUA	DEDUCTIONS (VOID)	DEDUCTIONS (STAIRS)	NET SALE AREA	TNMFSI	PARKING AREA	NO OF STALLS	NET PARKING
STILT FLOOR	2356.99	0.00	16.00	0.00	00	2356.99	1	2356.99
FIRST FLOOR	2167.07	40.13	0.00	2126.95	15	0.00	0	0.00
TYPICAL FLOOR	2167.07	40.13	0.00	2127.94	16	0.00	0	0.00
TYPICAL FLOOR	2167.07	40.13	0.00	2127.94	16	0.00	0	0.00
TYPICAL FLOOR	2167.07	40.13	0.00	2127.94	16	0.00	0	0.00
TYPICAL FLOOR	2167.07	40.13	0.00	2127.94	16	0.00	0	0.00
TOTAL	13205.35	200.65	0.00	13004.70	97	2356.99		2356.99
TOTAL NO. OF BLDG	1	1						

Balcony Calculations Table

FLOOR NAME	AREA	TOTAL AREA
TYPICAL - 2, 3, 4& 5 FLOOR PLAN	1.65 X 0.55 X 4 X 4	36.08
FIRST FLOOR PLAN	1.65 X 0.55 X 4	3.63
	Total	75.35

GENERAL CONDITIONS:

1.Drainage system is to be as shown by broken lines separate all of your own material in building water or other liquids from the ground or from any part of the building or from any other building or from any external water. The separate water pipes are connected to the main water supply and distribution water for drinking, washing, cooking, bathing and other domestic purposes. Provision of water meters to be made as per the drawing. Drainage system shall be built with all drains, in sealed disposal system.
2.Provision for the safety of the public and workmen shall be made in accordance as per Central Building Rules(CBR), Factories Act, Fire Safety Requirements for Construction of Development Operations Rules(FSR), IS:6246 Rules of Safety Requirements for Construction of Development Operations Rules(FSR), IS:6246 Measures of Safety Requirements for Construction.
3.For Schedules as per CGHS Cost and above and in case of Group Housing Building where there are 100 units and above, the provision of Fire Hydrant System, Fire Alarm System, Sprinkler System, Fire Pump, Water Storage, Fire Lift, Fire Staircase and Fire Lobby and Fire Fighting Arrangements, Fire Safety Requirements of Development Operations Rules(FSR), IS:6246 Measures of Safety Requirements for Construction.
4.Provision for the safety of the public and workmen shall be made in accordance with the Factories Act, Central Building Rules(CBR), Fire Safety Requirements for Construction of Development Operations Rules(FSR), IS:6246 Measures of Safety Requirements for Construction.
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10.Provision for the safety of the public and workmen shall be made in accordance with the Factories Act, Central Building Rules(CBR), Fire Safety Requirements for Construction of Development Operations Rules(FSR), IS:6246 Measures of Safety Requirements for Construction.

CONDITIONS:

1.THIS PERMIT APPROVAL IS MADE BY ACCEPTANCE OF ____ (HRA/Commissioner/Town Planning) ____ in Session no of _____ dt.____ for ____ dwelling units ____ Shops ____ Offices ____ Industrial units ____ Others in accordance with the conditions as follows:
2.All the conditions imposed in G.O. ____ Dt. ____ are to be strictly followed.
3.Permission is hereby accorded for the construction of the building as shown in colouring in plans, the TOTAL BUILT UP AREA of the building is ____ for the proposed building plus area of ____ for ancillary and ancillary office units as per the approved plan in Survey No. ____ of ____ Village.
4.The Owner/Builder/Developer shall not be permitted to occupy the building or part thereof until the same has been occupied for the purpose for which permission is granted.
5.The Owner/Builder/Developer shall not be permitted to change the use of the premises or part thereof unless permission is obtained from the Municipal Authority.
6.The Owner/Builder/Developer shall not be permitted to deviate from the approved plan except minor deviations without prior permission of the Municipal Authority.
7.Provision for the safety of the public and workmen shall be made in accordance with the Factories Act, Central Building Rules(CBR), Fire Safety Requirements for Construction of Development Operations Rules(FSR), IS:6246 Measures of Safety Requirements for Construction.
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19.Provision for the safety of the public and workmen shall be made in accordance with the Factories Act, Central Building Rules(CBR), Fire Safety Requirements for Construction of Development Operations Rules(FSR), IS:6246 Measures of Safety Requirements for Construction.
20.Provision for the safety of the public and workmen shall be made in accordance with the Factories Act, Central Building Rules(CBR), Fire Safety Requirements for Construction of Development Operations Rules(FSR), IS:6246 Measures of Safety Requirements for Construction.

OFFICER DETAILS

OFFICER NAME

DESIGNATION:

DATE AND TIME

APPROVAL NO:	SEAL OF APPROVAL
DATE OF APPROVAL	
OWNER'S SIGNATURE	ARCHITECT'S SIGNATURE
BUILDER'S SIGNATURE	STRUCTURAL ENGINEER'S SIGNATURE

Note: All dimensions are in meters.

ISO_full_bleed_4A0_(1682.00_x_2378.00_MM)