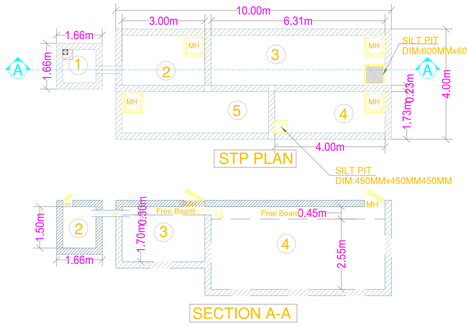
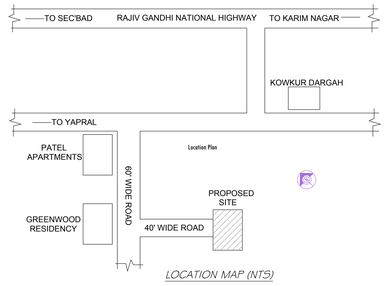


LEGEND	
①	BAR SCREEN DIM:1.0Mx1.0Mx1.5M
①	EQUALIZATION TANK DIM:3.0Mx3.0Mx2.0M
③	STP TANK(AERATOR) DIM:7.25Mx3.5Mx3.3M
④	CLARIFIED WATER TANK DIM:3.0Mx1.5Mx3.0M
⑤	TREATED WATER TANK DIM:6.0Mx1.5Mx4.0M
MH	MAN HOLE



DetailS

Project Title :PLAN SHOWING THE PROPOSED GROUP HOUSING SCHEME IN SY.NO. 196 OF KOWKUR VILLAGE, GHMC ALWAL CIRCLE, MALKAJGIRI MANDAL, MEDCHAL DISRTICT, TELANGANA.

BELONGING TO:

SRI.PREM KUMAR SANGHI S/O. LATE. M.L.SANGHI

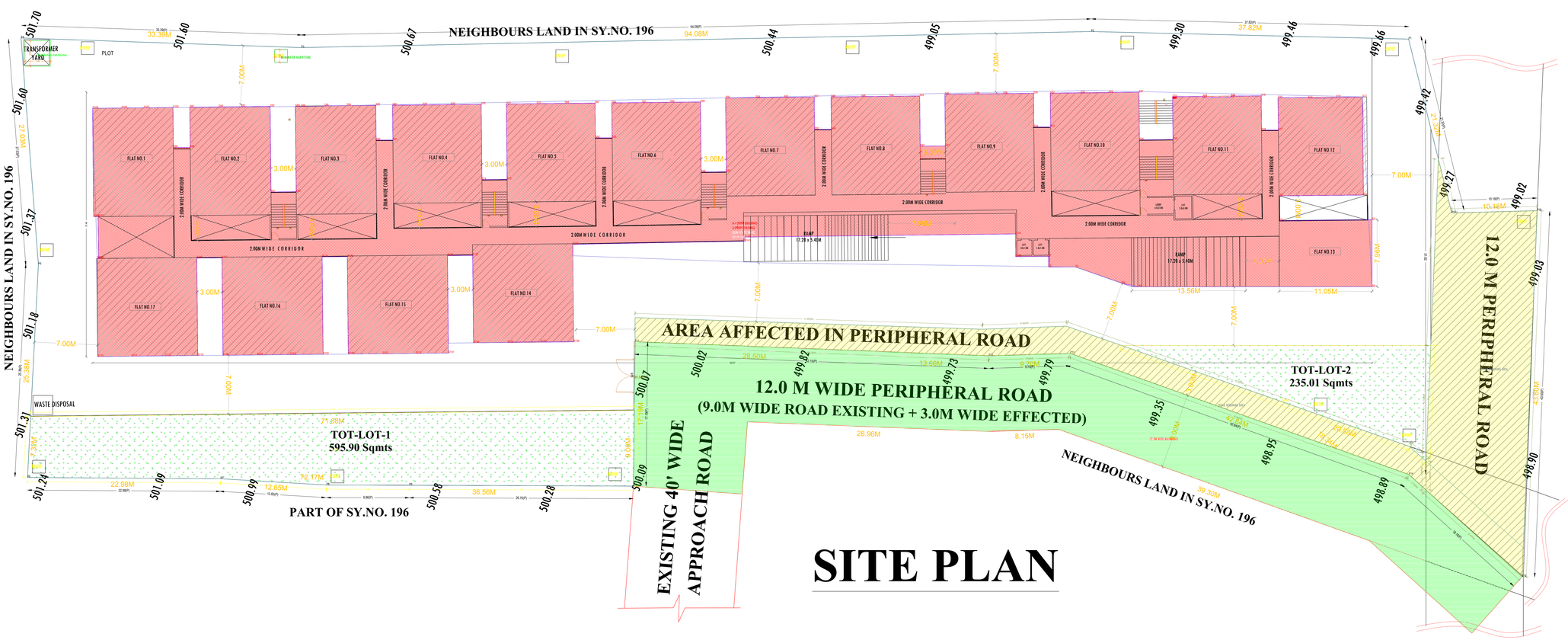
SRI.PREM KUMAR SANGHI HUF

SMT.SUSHMA SANGHI W/O. SRI.PREM KUMAR SANGHI

SRI.NILESH AGARWAL S/O. SRI. K.N. AGARWAL

SRI.NILESH AGARWAL HUF

SMT. MUKTA AGARWAL W/O. SRI. NILESH AGARWAL


NEIGHBOURS LAND IN SY.NO. 196
TRANSFORMER YARD
PLOT
WMP
BOUNDARY MARKSTONE
FLAT NO.1
FLAT NO.2
FLAT NO.3
FLAT NO.4
FLAT NO.5
FLAT NO.6
FLAT NO.7
FLAT NO.8
FLAT NO.9
FLAT NO.10
FLAT NO.11
FLAT NO.12
FLAT NO.13
FLAT NO.14
FLAT NO.15
FLAT NO.16
FLAT NO.17
2.00M WIDE CORRIDOR
3.00M
7.00M
RAMP
17.29 x 5.40M
13.56M
11.05M
4.00M
WASTE DISPOSAL
TOT-LOT-1
595.90 Sqmts
TOT-LOT-2
235.01 Sqmts
AREA AFFECTED IN PERIPHERAL ROAD
12.0 M WIDE PERIPHERAL ROAD
(9.0M WIDE ROAD EXISTING + 3.0M WIDE EFFECTED)
EXISTING 40' WIDE APPROACH ROAD
12.0 M PERIPHERAL ROAD
NEIGHBOURS LAND IN SY.NO. 196
PART OF SY.NO. 196
501.70
501.60
500.67
500.44
499.05
499.30
499.46
499.66
499.42
501.40
501.37
501.18
501.31
501.24
501.09
500.99
500.58
500.28
500.09
500.07
500.02
499.82
499.73
499.79
499.35
498.95
498.89
498.90
499.03
499.02
499.27
SILT PIT
STP
SILT PIT
WMP
BUS STOP
SITE ENTRANCE
EXIT
OHT
UGT
LIFT 1.8x2.0M
LIFT 1.8x2.0M
LIFT 1.8x2.0M
LIFT 1.8x2.0M
6 + 2WAY MACHINE & SPACE FOR FUTURE MACHINE
SITE ENTRANCE
EXIT
SITE EXIT
SITE ENTRANCE
SITE EXIT
SITE ENTRANCE
SITE EXIT
SITE ENTRANCE

Project Title :PLAN SHOWING THE PROPOSED GROUP HOUSING SCHEME IN SY.NO. 196 OF KOKKUR VILLAGE, GHMC ALWAL CIRCLE, MALKAJGIRI MANDAL, MEDCHAL DISRTICT, TELANGANA.

BELONGING TO;
SRI.PREM KUMAR SANGHI S/O. LATE. M.L SANGHI
SRI.PREM KUMAR SANGHI HUF
SMT.SUSHMA SANGHI W/O. SRI.PREM KUMAR SANGHI
SRI.NILESH AGARWAL S/O. SRI. K.N. AGARWAL
SRI.NILESH AGARWAL HUF
SMT. MUKTA AGARWAL W/O. SRI. NILESH AGARWAL

The permission accorded does not confer any ownership rights. At a later stage if it is found that the documents are false and fabricated the permission will be revoked U/s 56 of HYDRA.
Construction activity commencement and Building application shall be submitted about 3 days required fees.
Sanctioned Plan shall be followed strictly while making the construct ion.
Sanctioned Plan copy as attested by the GHMC shall be displayed at the construction site for public view.
Commencement Certificate shall be submitted by the applicant before commenc ement of the building U/s 455 of HYMC Act.
Completion Notice shall be submitted after completion of the building & obtain occupancy certificate U/s 455 of HYMC Act.
Occupancy Certificate is compulsory before occupying any building.
Temporary Sheds for Labour, Security, Water & Sanitary facilities will be provided only on production of occupancy certificates.
Prior Approval should be obtained separately for any modification in the Sanctioned Plan.
Tree Plantation shall be done along the periphery and also in front of the premises.
Trch full shall be fenced and shall be maintained as greenery all owners cost before issue of occupancy certificate.
Rain Water Harvesting Structure (percolation pit) shall be constructed

Space for Transformer shall be provided in the site keeping the safety distance from the building.
Garbage House shall be made within the premises
Cellar and stilts approved for parking in the plan should be used exel usively for parking and for the purpose shall form part of the NOC issu ed and the same should not be converted or misused for any other pur pose at any time in future as per undertaking submitted.
No. of units as sanctioned shall not be increased without prior approval of GHMC at any time in future.
The applicant shall undertake that ownership 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.
Rain Wat er greenery on periphery of the site shall be maintained as per GHMC
Stocking of Building Materials on footpath and road margin causing obs tructions to the traffic is strictly prohibited. Hoardings shall not be erec ted in such premises in future as per the rules.
The sanctioned accorded does not bar the application or provisions of Urban Land Ceiling & Regulations Act 1976.
The Developer / Builder / Owner to provide service road wherever requ ired as per the requirements of the GHMC.
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 Lines is to be maintained.
No form 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.
If greenery is not maintained 10% additional property tax shall be imp osed and collected along with property tax collection.
All Public and Semi Public buildings above 3000Sq.mts. shall be constru cted to provide facilities to physically handicapped persons as per rules framed by the GHMC.
The mortgaged built-up area shall be allowed for registration only after an Occupancy Certificate is produced.
The Owners shall maintain a regular stay the permitted built-up area as per sanctioned plan.
The Financial Agencies and Institutions shall extend loans facilities only to the permitted built-up area as per sanctioned plan.
The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, Electrification and Lifts etc., shall be executed under the supervision of Qualified Technical Personnel.
Architect / Structural Engineer if changed, the consent of the previous Architect / Structural Engineer is required and to be intimated to the GHMC.
Construction shall be covered under the contractors all risk Insurance Pl ithe issue of occupancy certificate (wherever applicable).
As per the undertaking executed in terms of G.O. Ms. No. 51 Mc. dt. 9.2.2006 the Owner / Developer shall get the work inspected at the stone by the owner, only in accordance with sanctioned Plan under the strict supervision of the Architect, Structural Engineer and site engineer
The Owner / Developer shall explore the possibilities of rain water harv esting in the site.
In the event of the Architect, Structural Engineer and site engineer are jointly & severely responsible to carry out and complete the entire project in accordance with the sanctioned plan and 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 C.C.o. The Owner / Builder should not deliver the possession of the premises to the prospective buyers, if the C.C.o. is not I ssues unless and until Occupancy Certificate is obtained from GHMC after providing all the regular service connections to each portion
The Owner / Developer shall submit the Structural Stability Report and Cert ificate issued by the Architect duly certifying that the build ing 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 sanctioned plan and (iii) Fire Safety Certificate issued by the aining inspection reports of the Engineer, Structural Engineer and Architect (iv) Insurance Policy for the completed building for a minimum period of 5 years.
(v) Structural Safety and Fire Safety Requirements shall be the respon sibility 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 Am.

i) To provide one entry and one exit to the premises with a minimum width of 4.0mts. and height clearance of 5mts.

ii) Provide Fire resistant swing door for the col lapsible 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 500 Sq.mts. of floor area with minimum of four numbers for each occupancy per floor and 50 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 Ltr. Capacity.

viii) Separate Terr ace 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 manoeuverability of fire vehicles. No parking or any constructions shall be made in set back areas.
The Builder/Developer shall register the project in the RERA website after the launch in July 2018

Project Title

PLAN SHOWING THE PROPOSED PLOT NO. : N.A	Residential
SURVEY NO : 196	
SITUATED AT : MEDCHAL Kowkoor	
BELONGING TO : Mr./Ms./Mrs & OTHERS	PREM KUMAR SANGHI
REP BY : Supervisor_C	ABDUL NAYEEM NASIR
LICENCE NO : CA/1990/12947	APPROVAL NO : 1/C/211407/5/2019
DATE : 25-09-2019	SHEET NO : 2 / 6

Layout Plan Details

AREA STATEMENT		
PROJECT DETAIL		
Inward_No : 1/C/270215/12018	Plot Use : Residential	
Project Type : Building Permission	Plot SubUse : Residential	
Nature of Development : New	ProNearby-AirStrike/Religious/Structure : NA	
SubLocation : Existing Built-Up Areas	Land Use Zone : Residential	
Village Name : Kowkoor	Land SubUse Zone : NA	
Mandal : MALKAJGIRI	Abutting Road Width : 12.00	
	Plot No : N.A	
	Survey No. : 196	
	North side details : SURVEY NO - 196 Part	
	South side details : SURVEY NO - 196 Part	
	East side details : SURVEY NO - 196 Part	
	West side details :SURVEY NO - 196 Part	

AREA DETAILS :		SQ.MT.
AREA OF PLOT (Minimum)	(A)	8099.63
Deduction for NetPlot Area		
Road Affected Area \ Road Widening Area		758.74
Total		758.74
NET AREA OF PLOT	(A-Deductions)	7340.89
Accessory\Use Area		9.30
Vacant Plot Area		4170.97
COVERAGE		
Proposed Coverage Area (43.06 %)		3160.62
Net BUA		
Residential Net BUA		18787.14
Commercial Net BUA		815.17
BUILT UP AREA		
		22124.27
		29615.72
MORTGAGE AREA		2138.3
EXTRA INSTALLMENT MORTGAGE AREA		0.00
Proposed Number of Parkings		140

Approval No. :

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (PROP BUILDING)	D	0.76	2.10	87
A (PROP BUILDING)	D1	0.76	2.13	264
A (PROP BUILDING)	D2	0.74	2.13	89
A (PROP BUILDING)	S	0.80	2.10	57
A (PROP BUILDING)	D3	0.90	2.13	126
A (PROP BUILDING)	D	0.91	2.10	26
A (PROP BUILDING)	D1	0.91	2.10	112
A (PROP BUILDING)	D2	0.91	2.13	63
A (PROP BUILDING)	MD	0.92	2.10	56
A (PROP BUILDING)	D1	0.92	2.10	52
A (PROP BUILDING)	D1	0.92	2.13	42
A (PROP BUILDING)	MD	1.02	2.10	57
A (PROP BUILDING)	MD	1.02	2.13	105
A (PROP BUILDING)	DP	1.07	2.13	71
A (PROP BUILDING)	MD	1.07	2.13	35
A (PROP BUILDING)	md	1.07	2.13	63
A (PROP BUILDING)	MD	1.19	2.10	61
A (PROP BUILDING)	DP	1.22	2.10	28
A (PROP BUILDING)	DP	1.42	2.10	35

SCHEDULE OF JOINERY:

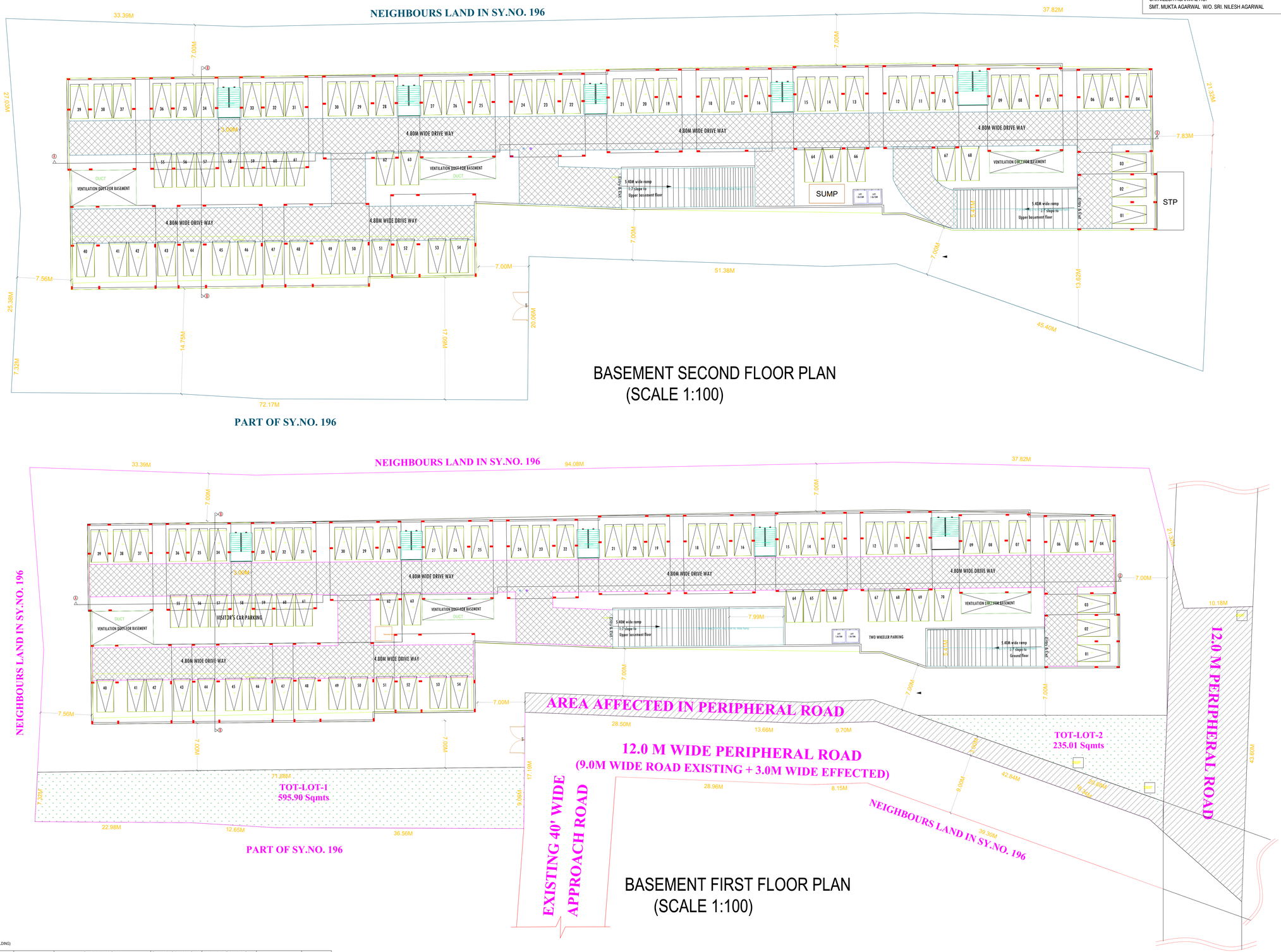
BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (PROP BUILDING)	V	0.74	1.22	231
A (PROP BUILDING)	V	0.76	1.35	224
A (PROP BUILDING)	######	0.76	1.50	42
A (PROP BUILDING)	W	0.76	1.35	14
A (PROP BUILDING)	V	0.88	1.22	31
A (PROP BUILDING)	W	1.10	0.90	87
A (PROP BUILDING)	W	1.11	1.22	52
A (PROP BUILDING)	V	1.13	1.22	84
A (PROP BUILDING)	W	1.13	1.22	52
A (PROP BUILDING)	W	1.18	0.90	87
A (PROP BUILDING)	W	1.19	1.22	87
A (PROP BUILDING)	W	1.19	1.50	87
A (PROP BUILDING)	###	1.22	1.05	133
A (PROP BUILDING)	###	1.22	1.50	28
A (PROP BUILDING)	W	1.22	1.35	87
A (PROP BUILDING)	W	1.22	1.22	52
A (PROP BUILDING)	###	1.22	1.05	21
A (PROP BUILDING)	W1	1.42	2.65	57
A (PROP BUILDING)	W1	1.42	2.65	57
A (PROP BUILDING)	W	1.48	1.22	57
A (PROP BUILDING)	W	1.49	1.22	52
A (PROP BUILDING)	W	1.50	1.22	58
A (PROP BUILDING)	W	1.50	1.50	87
A (PROP BUILDING)	W	1.66	0.90	87
A (PROP BUILDING)	W	1.68	0.90	57
A (PROP BUILDING)	W	1.83	1.35	36
A (PROP BUILDING)	W	1.83	1.22	419
A (PROP BUILDING)	W	1.83	2.65	87
A (PROP BUILDING)	W1	1.83	2.65	21
A (PROP BUILDING)	W1	1.96	2.65	57
A (PROP BUILDING)	W	1.96	2.65	14
A (PROP BUILDING)	W	2.28	2.65	62
A (PROP BUILDING)	W	2.66	2.65	21
A (PROP BUILDING)	W	3.05	2.65	35

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
GROUND FLOOR PLAN	2.00 X 2.96 X 2.5 X 1	15.00	107.11
	2.00 X 2.35 X 7.4 X 1	46.56	
	1.94 X 3.35 X 1.8 X 1	6.77	
	1.80 X 2.35 X 1.8 X 1	6.26	
	2.01 X 3.96 X 4.8 X 1	21.76	
SECOND FLOOR PLAN	2.00 X 2.96 X 2.5 X 1	15.00	107.11
	2.00 X 2.35 X 7.4 X 1	46.56	
	1.94 X 3.35 X 1.8 X 1	6.77	
	1.80 X 2.35 X 1.8 X 1	6.26	
	2.01 X 3.96 X 4.8 X 1	21.76	
FIRST FLOOR PLAN	2.00 X 2.96 X 2.5 X 1	15.00	107.11
	2.00 X 2.35 X 7.4 X 1	46.56	
	1.94 X 3.35 X 1.8 X 1	6.77	
	1.80 X 2.35 X 1.8 X 1	6.26	
	2.01 X 3.96 X 4.8 X 1	21.76	
THIRD FLOOR PLAN	2.00 X 2.96 X 2.5 X 1	15.00	107.11
	2.00 X 2.35 X 7.4 X 1	46.56	
	1.94 X 3.35 X 1.8 X 1	6.77	
	1.80 X 2.35 X 1.8 X 1	6.26	
	2.01 X 3.96 X 4.8 X 1	21.76	
FOURTH FLOOR PLAN	2.00 X 2.96 X 2.5 X 1	15.00	107.11
	2.00 X 2.35 X 7.4 X 1	46.56	
	1.94 X 3.35 X 1.8 X 1	6.77	
	1.80 X 2.35 X 1.8 X 1	6.26	
	2.01 X 3.96 X 4.8 X 1	21.76	
FIFTH FLOOR PLAN	2.00 X 2.96 X 2.5 X 1	15.00	107.11
	2.00 X 2.35 X 7.4 X 1	46.56	
	1.94 X 3.35 X 1.8 X 1	6.77	
	1.80 X 2.35 X 1.8 X 1	6.26	
	2.01 X 3.96 X 4.8 X 1	21.76	
SIXTH FLOOR PLAN	2.00 X 2.96 X 2.5 X 1	15.00	107.11
	2.00 X 2.35 X 7.4 X 1	46.56	
	1.94 X 3.35 X 1.8 X 1	6.77	
	1.80 X 2.35 X 1.8 X 1	6.26	
	2.01 X 3.96 X 4.8 X 1	21.76	
Total			749.77

COLOR INDEX

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



Building :A (PROP BUILDING)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed Net Built up Area (Sq.mt.)		Add Area In Net Built up Area (Sq.mt.)		Total Net Built up Area (Sq.mt.)	Dwelling Units (No.)
		V.Shaft	Void	Accessory Use	Parking	Resi.	Commercial	Stair	Lift		
Basement Second Floor	0.00	107.71	0.00	0.00	3295.11	0.00	0.00	67.98	6.49	74.47	00
Basement First Floor	0.00	107.71	0.00	5.17	3225.34	0.00	0.00	67.98	6.49	74.47	00
Ground Floor	3160.61	333.93	0.00	0.00	0.00	2684.24	142.44	0.00	0.00	2826.68	17
First Floor	3160.09	335.98	0.00	0.00	0.00	2682.17	142.44	0.00	0.00	2824.61	17
Second Floor	3160.61	334.39	0.00	0.00	0.00	2683.78	142.44	0.00	0.00	2826.22	17
Third Floor	3160.60	333.93	0.00	0.00	0.00	2684.23	142.44	0.00	0.00	2826.67	17
Fourth Floor	3160.62	333.93	0.00	0.00	0.00	2684.24	142.44	0.00	0.00	2826.68	17
Fifth Floor	3160.62	333.93	90.96	0.00	0.00	2684.24	51.48	0.00	0.00	2735.73	17
Sixth Floor	3160.62	333.93	90.96	0.00	0.00	2684.24	51.48	0.00	0.00	2735.73	17
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97	19751.27	119
Total Number of Same Buildings :	1	1	1	1	1	1	1	1	1	1	
Total :	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97	19751.27	119

Building Use/Subuse Details

Building Name	Building Use	Building SubUse	Building Type	Floor Details
A (PROP BUILDING)	Residential	Residential Apartment Bldg	Group Development Scheme	2 Cellar + 1 Ground + 6 upper floors

Net Built up Area & Dwelling Units Details

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed Net Built up Area (Sq.mt.)		Add Area In Net Built up Area(Sq.mt.)		Total Net Built up Area (Sq.mt.)	Dwelling Units (No.)
			V.Shaft	Void	Accessory Use	Parking	Resi.	Commercial	Stair	Lift		
A (PROP BUILDING)	1	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97	19751.27	119
Grand Total :	1	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97	19751.27	119.00

Required Parking

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Required Parking Area (Sq.mt.)
				Required	Proposed	
A (PROP BUILDING)	Residential	Residential Apartment Bldg	> 0	1	18787.14	9636.14 (50 %)
Total :				-	-	9636.14

Parking Check

Vehicle Type	Required		Proposed		Proposed Area(Sq.mt.)
	No.	Area(Sq.mt.)	No.	Area(Sq.mt.)	
Total Car	-	9636.14	138	1502.92	6908.40
Visitor's Car Parking	-	563.61	59.10	664.82	-
Total		6199.75		2217.32	6908.40

Name : K MALLIKARJUN RAO
Designation : CITY PLANNER(RKP2HO
Date : 27-Sep-2019 17:

OWNER'S NAME AND SIGNATURE
BUILDER'S NAME AND SIGNATURE
ARCHITECTS NAME AND SIGNATURE
STRUCTURAL ENGINEER'S NAME AND SIGNATURE

Note: All dimensions are in meters.

Project Title :PLAN SHOWING THE PROPOSED GROUP HOUSING SCHEME IN SY.NO. 196 OF KOWKUR VILLAGE, GHMC ALWAL CIRCLE, MALKAJGIRI MANDAL, MEDCHAL DISTRICT, TELANGANA.

BELONGING TO:
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Completion Notice shall be submitted after completion of the building. & obtain occupancy certificate (As 455 of HMC Act).
Occupancy Certificate is compulsory before occupying any building.
Temporary Occupancy Certificate (TOC) for part of the premises will be provided only on production of occupancy certificate.
Prior Approval should be obtained separately for any modification in the Sanctioned Plan.
Tree Plantation shall be done along the periphery and also in front of the premises.
Tot-lot shall be fenced and shall be maintained as greenery all owners visit before issue of occupancy certificate.
Rain Water Harvesting Structure (percolation pit) shall be constructed

Space for Transformer shall be provided in the site keeping the safety clearances from the buildings.
Garbage House shall be made within the premises.
Cellar and stilts approved for parking in the plan should be used exclusively for the purpose of parking vehicles only and the area for the same shall not be converted or misused for any other pur pose at any time in future as per undertaking submitted.
No. of units as sanctioned shall not be increased without prior approval of GHMC at any time in future.
The Owner/Developer shall hand over the ownership 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.
Walls if greenery on periphery of the site shall be maintained as per GHMC.
Stacking of Building Materials on footpath and road margin causing obs tructions to the traffic and pedestrians & vehicles shall not be done. Not to store construction material in front of the premises.
The commission accorded does not bar the application or provisions of Urban Land Ceiling & Regulations Act 1976.
The Developer / Builder / Owner to provide service road wherever requi red as per the sanctioned plan at his own cost.
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 Lines should be maintained.
No form 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.
If greenery is not maintained 10% additional property tax shall be imp osed and collected along with property tax collection.
All Public and Semi Public buildings above 3000sq.mts. shall be constru cted to provide facilities to physically handicapped persons as per sanctioned plan (As 13 (g)).
The mortgaged builtup area shall be allowed for registration only after an Occupancy Certificate is produced.
The Owner/Developer shall not use / register any the permitted built-up area as per sanctioned plan.
The Financial Agencies and Institutions shall extend loans facilities only to the permitted built-up area as per sanctioned plan.
The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, Electrification works etc., shall be executed under the supervision of Qualified Technical Personnel.
Architect / Structural Engineer if changed, the consent of the previous Architect / Structural Engineer is required and to be intimated to the GHMC.
Construction shall be covered under line contractors all risk Insurance
Till the issue of occupancy certificate,(wherever applicable),
As per the undertaking executed in terms of G.O. Ms. No. 51 MA, dt. 29.01.2002 the Owner/Developer shall pay 2% of the cost of the stone by the owner, only in accordance with sanctioned Plan under the strict supervision of the Architect, Structural Engineer and site engineer
The Owner/Developer shall obtain Commencement Certificate under Sec. 5 of the Telangana Building (Regulation and Supervision) Act, 2016.
The Owner, Builder, Architect, Structural Engineer and site Engineer are jointly and severely responsible to carry out and complete the construction in accordance with the sanctioned plan (As 3(1)).
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 C.C.o. The Owner / Builder should not deliver the possession of the premises to the prospective buyers (As 3(1)) and (1)(case unless and until Occupancy Certificate is obtained from GHMC after providing all the regular service connections to each portion
The Owner / Builder shall submit the Structural Stability Certificate and Completion Certificate issued by the Architect duly certifying that the build ing is completed as per the sanctioned plan (c) Structural Stability Certificate issued by the Structural Engineer duly certifying that the building is structurally safe and the construction is in accordance with the sanctioned plan (As 3(1)) and (1)(c) The Owner shall maintain among inspection reports of the Engineer, Structural Engineer and Architect (iv) Insurance Policy for the completed building for a minimum period of 5 years (As
33 Structural Safety and Fire Safety Requirements shall be the respon sibility 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 Am.

i) To provide one entry
and one exit to the premises with a minimum width of 6.0mts. and height clearance of 5mts.

ii) Provide Fire resistant swing door for the cct
tapostle lifts in all floors.

iii) Provide Generator, as alternate
source of electric supply.

iv) Emergency Lighting in the Corridor
/ Common passages and stair cases.

v) Two numbers water type fire
extinguishers for every 500 Sq.mts. of floor area with minimum of four numbers fire extinguishers per floor and 50 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 Ltr. Capacity.

viii) Seperate Terr
ace 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 manoeuvrability of fire tenders. No parking or any constructions shall be made in set backs area.
The Builder/Developer shall register the project in the RERA website after the launch in July 2018 .

Project Title
PLAN SHOWING THE PROPOSED PLOT NO. : N.A.
SURVEY NO : 196
SITUATED AT : MEDCHAL Kowkoor
BELONGING TO : Mr./Ms./Mrs & OTHERS
Residential
PREM KUMAR SANGHI

REP BY : Supervisor_C
ABDUL NAYEEM NASIR

LICENCE NO : CA/1990/12947
APPROVAL NO : 1/C27114075/2019
DATE : 25-09-2019
SHEET NO : 3 / 6

Layout Plan Details

AREA STATEMENT		
PROJECT DETAIL :		
Inward_No : 1/C27201/2018	Plot Use : Residential	
Project Type : Building Permission	Plot SubUse : Residential	
Nature Of Development : New	Plot/Nearby/AirSite/Religious/Structure : NA	
SubLocation : Existing Built-Up Areas	Land Use Zone : Residential	
Village Name : Kowkoor	Land SubUse Zone : NA	
Mandal : MALKAJGIRI	Abutting Road Width : 12.00	
	Plot No : N.A	
	Survey No. : 196	
	North side details : SURVEY NO - 196 Part	
	South side details : SURVEY NO - 196 Part	
	East side details : SURVEY NO - 196 Part	
	West side details : SURVEY NO - 196 Part	

AREA DETAILS :		SQ.MT.
AREA OF PLOT (Minimum)	(A)	8099.63
Deduction for NetPlot Area		
Road Affected Area \ Road Widening Area		758.74
Total		758.74
NET AREA OF PLOT	(A-Deductions)	7340.89
Accessory Use Area		9.30
Vacant Plot Area		4170.97
COVERAGE		
Proposed Coverage Area (43.06 %)		3160.62
Net BUA		
Residential Net BUA		18787.14
Commercial Net BUA		815.17
BUILT UP AREA		
		22124.27
		28615.72
MORTGAGE AREA		2138.3
EXTRA INSTALLMENT MORTGAGE AREA		0.00
Proposed Number of Parkings		140

Approval No. :

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (PROP.BUILDING)	D	0.76	2.10	87
A (PROP.BUILDING)	D1	0.76	2.10	87
A (PROP.BUILDING)	D2	0.76	2.13	264
A (PROP.BUILDING)	D3	0.74	2.13	89
A (PROP.BUILDING)	D	0.80	2.10	87
A (PROP.BUILDING)	D1	0.80	2.13	348
A (PROP.BUILDING)	D	0.91	2.10	26
A (PROP.BUILDING)	D1	0.91	2.10	112
A (PROP.BUILDING)	D2	0.91	2.13	62
A (PROP.BUILDING)	MD	0.92	2.10	56
A (PROP.BUILDING)	D1	0.92	2.10	52
A (PROP.BUILDING)	D1	0.92	2.13	52
A (PROP.BUILDING)	MD	1.02	2.10	87
A (PROP.BUILDING)	D1	1.02	2.10	87
A (PROP.BUILDING)	MD	1.07	2.13	65
A (PROP.BUILDING)	DP	1.07	2.13	21
A (PROP.BUILDING)	DP	1.22	2.10	28
A (PROP.BUILDING)	DP	1.42	2.13	26

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (PROP.BUILDING)	V	0.74	1.22	231
A (PROP.BUILDING)	V	0.76	1.35	224
A (PROP.BUILDING)	ew	0.76	1.50	42
A (PROP.BUILDING)	W	0.76	1.50	14
A (PROP.BUILDING)	V	0.88	1.22	91
A (PROP.BUILDING)	W	1.10	0.90	87
A (PROP.BUILDING)	W	1.11	1.22	52
A (PROP.BUILDING)	V	1.13	1.22	84
A (PROP.BUILDING)	W	1.13	1.22	52
A (PROP.BUILDING)	W	1.18	1.22	87
A (PROP.BUILDING)	W	1.19	1.22	87
A (PROP.BUILDING)	W	1.20	1.22	174
A (PROP.BUILDING)	ew	1.22	1.35	126
A (PROP.BUILDING)	ew	1.22	1.50	28
A (PROP.BUILDING)	W	1.22	1.35	87
A (PROP.BUILDING)	W	1.22	1.22	52
A (PROP.BUILDING)	ew	1.22	1.50	21
A (PROP.BUILDING)	W1	1.40	2.00	87
A (PROP.BUILDING)	W1	1.42	2.00	87
A (PROP.BUILDING)	W	1.48	1.22	87
A (PROP.BUILDING)	W	1.48	1.22	52
A (PROP.BUILDING)	W	1.50	1.22	58
A (PROP.BUILDING)	W	1.50	1.35	87
A (PROP.BUILDING)	W	1.56	2.00	87
A (PROP.BUILDING)	W	1.68	2.00	87
A (PROP.BUILDING)	W	1.83	1.35	39
A (PROP.BUILDING)	W	1.83	1.22	419
A (PROP.BUILDING)	W	1.83	2.00	87
A (PROP.BUILDING)	W1	1.83	2.00	21
A (PROP.BUILDING)	W1	1.86	2.00	87
A (PROP.BUILDING)	W	1.86	2.00	14
A (PROP.BUILDING)	W	2.28	2.00	63
A (PROP.BUILDING)	W	2.66	2.00	21
A (PROP.BUILDING)	W	3.05	2.00	35

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
GROUND FLOOR PLAN	2.00 X 2.96 X 2 & 1	19.80	1267.11
	2.00 X 3.30 X 9 & 1	46.86	
	1.90 X 3.30 X 1 & 1	6.27	
	1.90 X 3.30 X 1 & 1	6.27	
	2.01 X 3.30 X 4 & 1	31.76	
SECOND FLOOR PLAN	2.00 X 2.96 X 5 & 1	19.80	1267.11
	2.00 X 3.30 X 9 & 1	46.86	
	1.90 X 3.30 X 1 & 1	6.27	
	1.90 X 3.30 X 1 & 1	6.26	
	2.01 X 3.30 X 4 & 1	31.76	
FIRST FLOOR PLAN	2.00 X 2.96 X 5 & 1	19.80	1267.11
	2.00 X 3.30 X 7 & 1	46.86	
	1.90 X 3.30 X 1 & 1	6.27	
	1.90 X 3.30 X 1 & 1	6.26	
	2.01 X 3.30 X 4 & 1	31.76	
THIRD FLOOR PLAN	2.00 X 2.96 X 5 & 1	19.80	1267.11
	2.00 X 3.30 X 7 & 1	46.86	
	1.90 X 3.30 X 1 & 1	6.27	
	1.90 X 3.30 X 1 & 1	6.26	
	2.01 X 3.30 X 4 & 1	31.76	
FOURTH FLOOR PLAN	2.00 X 2.96 X 2 & 1	19.80	1267.11
	2.00 X 3.30 X 7 & 1	46.86	
	1.90 X 3.30 X 1 & 1	6.27	
	1.90 X 3.30 X 1 & 1	6.26	
	2.01 X 3.30 X 4 & 1	31.76	
FIFTH FLOOR PLAN	2.00 X 2.96 X 5 & 1	19.80	1267.11
	2.00 X 3.30 X 7 & 1	46.86	
	1.90 X 3.30 X 1 & 1	6.27	
	1.90 X 3.30 X 1 & 1	6.26	
	2.01 X 3.30 X 4 & 1	31.76	
SIXTH FLOOR PLAN	2.00 X 2.96 X 5 & 1	19.80	1267.11
	2.00 X 3.30 X 7 & 1	46.86	
	1.90 X 3.30 X 1 & 1	6.27	
	1.90 X 3.30 X 1 & 1	6.26	
	2.01 X 3.30 X 4 & 1	31.76	
Total :		-	7600.77

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

NEIGHBOURS LAND IN SY.NO. 196
NEIGHBOURS LAND IN SY.NO. 196
PART OF SY.NO. 196
TRANSFORMER YARD
AREA AFFECTED IN PERIPHERAL ROAD
12.0 M WIDE PERIPHERAL ROAD
(9.0M WIDE ROAD EXISTING + 3.0M WIDE EFFECTED)
12.0 M PERIPHERAL ROAD
EXISTING 40' WIDE APPROACH ROAD
TOT-LOT-1
595.90 Sqmts
TOT-LOT-2
235.01 Sqmts
FSI-1975
COMMFSI-2616
FIRST FLOOR PLAN
(Proposed)
(SCALE 1:100)
GROUND FLOOR PLAN
(Proposed)
(SCALE 1:100)

Building :A (PROP.BUILDING)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed Net Built up Area (Sq.mt.)	Add Area In Net Built up Area (Sq.mt.)			Total Net Built up Area (Sq.mt.)	Dwelling Units (No.)
		VShaft	Void	Accessory Use	Parking	Resi.	Commercial	Stair	Lift		
Basement Second Floor	0.00	107.71	0.00	0.00	3266.11	0.00	0.00	67.98	6.49	74.47	00
Basement First Floor	0.00	107.71	0.00	5.17	3225.34	0.00	0.00	67.98	6.49	74.47	00
Ground Floor	3160.61	333.93	0.00	0.00	0.00	2684.24	142.44	0.00	0.00	2826.68	17
First Floor	3160.59	335.98	0.00	0.00	0.00	2682.17	142.44	0.00	0.00	2824.61	17
Second Floor	3160.61	334.39	0.00	0.00	0.00	2683.78	142.44	0.00	0.00	2826.22	17
Third Floor	3160.60	333.93	0.00	0.00	0.00	2684.23	142.44	0.00	0.00	2826.67	17
Fourth Floor	3160.62	333.93	0.00	0.00	0.00	2684.24	142.44	0.00	0.00	2826.69	17
Fifth Floor	3160.62	333.93	90.96	0.00	0.00	2684.24	51.48	0.00	0.00	2735.73	17
Sixth Floor	3160.62	333.93	90.96	0.00	0.00	2684.24	51.48	0.00	0.00	2735.73	17
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97	19751.27	119
Total Number of Same Buildings :	1										
Total :	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97	19751.27	119

Building Use/Subuse Details

Building Name	Building Use	Building SubUse	Building Type	Floor Details
A (PROP.BUILDING)	Residential	Residential Apartment Bldg	Group Development Scheme	2 Cellar + 1 Ground + 6 upper floors

Net Built up Area & Dwelling Units Details

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed Net Built up Area (Sq.mt.)		Add Area In Net Built up Area(Sq.mt.)		Total Net Built up Area (Sq.mt.)	Dwelling Units (No.)
			VShaft	Void	Accessory Use	Parking	Resi.	Commercial	Stair	Lift		
A (PROP.BUILDING)	1	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97	19751.27	119
Grand Total :	1	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97	19751.27	119.00

Required Parking

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Required Parking Area (Sq.mt)
				Required	Proposed	
A (PROP.BUILDING)	Residential	Residential Apartment Bldg	> 0	1	18787.14	9636.14 (30 %)
	Total		-	-	-	9636.14

Parking Check

Vehicle Type	Required		Proposed		Proposed Area(Sq.mt.)
	No.	Area(Sq.mt.)	No.	Area(Sq.mt.)	
Total Car	-	9636.14	138	1552.50	6908.40
Visitor's Car Parking	-	563.61	59.10	664.82	-
Total		6199.75		2217.32	6908.40

Name : K MALLIKARJUN RAO
Designation : CITYPLANNERKPZHO
Date : 27-Sep-2019 17:

OWNER'S NAME AND SIGNATURE
BUILDER'S NAME AND SIGNATURE
ARCHITECT'S NAME AND SIGNATURE
STRUCTURAL ENGINEER'S NAME AND SIGNATURE

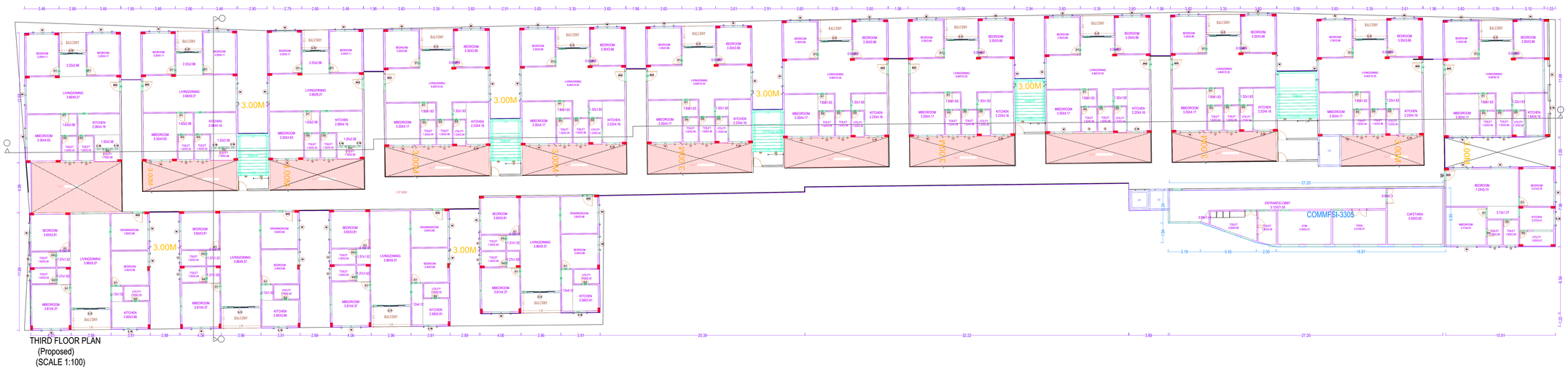
Note: All dimensions are in meters.

ISO_full_bleed_2A0_(1189.00_x_1682.00_MM)

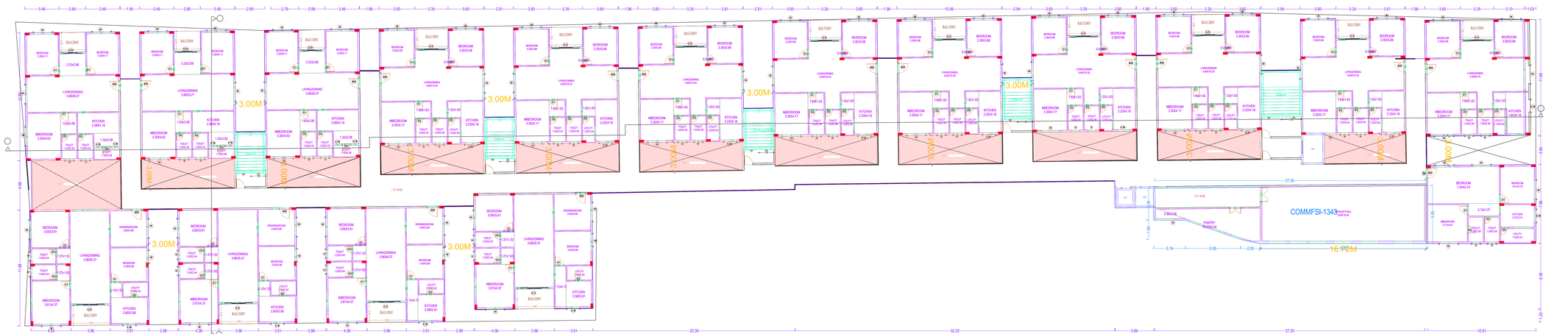
Project Title :PLAN SHOWING THE PROPOSED GROUP HOUSING SCHEME IN SY.NO. 196 OF KOWKUR VILLAGE, GHMC ALWAL CIRCLE, MALKAJGIRI MANDAL, MEDCHAL DISRTICT, TELANGANA.

BELONGING TO:
SRI.PREM KUMAR SANGHI S/O. LATE. M.L.SANGHI
SRI.PREM KUMAR SANGHI HUF
SMT.SUSHMA SANGHI W/O. SRI.PREM KUMAR SANGHI
SRI.NILESH AGARWAL S/O. SRI. K.N. AGARWAL
SRI.NILESH AGARWAL HUF
SMT. MUKTA AGARWAL W/O. SRI. NILESH AGARWAL

SOUTH SIDE ELEVATION



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



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

The permission accorded does not confer any ownership rights. At a later stage if it is found that the documents are false and fabricates the permission will be revoked U/s 450 of HMC Act 1955.
Construction activity shall commence only after obtaining application shall be submitted atleast duly paying required fees.
Sanctioned Plan shall be followed strictly while making the construction etc.
Sanctioned Plan copy as attested by the GHMC shall be displayed at the site during the entire work.
Commencement Notice shall be submitted by the applicant before commencement of the building U/s 443 of HMC Act.
Occupancy Certificate shall be applied after completion of the building & obtain occupancy certificate U/s 455 of HMC Act.
Occupancy Certificate is compulsory before occupying any building
Temporary Occupancy Certificate for part of the building sections will be provided only on production of occupancy certificate.
Prior Approval should be obtained separately for any modification in the construction.
Tree Plantation shall be done along the periphery and also in front portion of the site.
Trust shall be fenced and shall be maintained as greenery at owners cost before issue of occupancy certificate.
Rain Water Harvesting Structure (percolation pit) shall be constructed
Space for Transformer shall be provided in the site keeping the safety of the residents in view.
Garbage / construction waste made within the premises.
Car parking should be provided 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 as per the undertaking submitted.
No. of units as sanctioned shall not be increased without prior approval of GHMC at any time in future.
The applicant shall maintain the amenendering 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.
Strip of greenery on periphery of the site shall be maintained as per rules.
Stacking of Building Materials on footpath and road margin causing obstruction to the movement of public & vehicles shall not be done, failing which permission is liable to be suspended.
The Owner/Developer shall abide by the rules, regulation or provisions of Urban Land Ceiling & Regulations Act 1976.
The Developer / Builder / Owner to provide service road wherever required as per sanctioned plan before occupancy certificate.
Min distance of minimum 3.0mts. Vertical and Horizontal Distance between the Building & High Tension Electrical Lines and 2.5mts. for Low Tension electrical line shall be maintained.
No front compound wall for the site abutting 18 mt. road width shall be constructed only iron grill or Low height greenery hedge shall be allowed.
If greenery is not maintained 10% additional property tax shall be imposed every year till greenery is developed in the site.
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.
The mortgaged/ built-up area shall be allowed for registration only after the completion of the building.
The Registration authority shall register only the permitted built-up area as per sanctioned plan.
The Registration authority / Institutions shall extend loans facilities only to the permitted built-up area as per sanctioned plan.
The Service like Sanitation, Plumbing, Fire Safety requirements, lifts, Rain water harvesting shall be executed under the supervision of Qualified Technical Personnel.
Architect / Structural Engineer if changed, the consent of the previous Architect / Structural Engineer is required and to be intimated to the GHMC.
The construction shall be covered under the contractors all risk Insurance till the issue of occupancy certificate (wherever applicable).
As per the undertaking executed in terms of G.O. Ms. No. 541 Ms. dt. 29.08.2006 the construction of the building shall be supervised by the owner, who in accordance with under the strict supervision of the Architect, Structural Engineer and site engineer failing which the violations are liable for demolition besides legal action.
The owner, builder, Architect, Structural Engineer and site engineer shall be responsible for any violation of the sanctioned plans during the building construction and shall strictly adhere to all the conditions in the G.O.s/ The Owner / Builder should not deliver the possession of the premises to the prospective buyers till the Fire, Lifts, Lifts, I Lakes criteria and 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 structurally safe and the construction is in accordance with the sanctioned plans (ii) Structural Safety Certificate issued by the Structural Engineer duly certifying that the building is structurally safe and the construction is in accordance with the sanctioned plans (iii) Insurance Policy for the completed building for a minimum period of three years.
(i) Structural Safety and Fire Safety Requirements shall be the responsibility of the Owner, Structural Engineer, Architect and (ii) Engineer to provide all necessary Fire Fighting installations as stipulated in National Building Code of India, 2005 Rev.

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 handles lifts in all floors.

iii) Provide Generator, as alternate source of electric supply.

iv) Emergency Lighting in the Corridor / Common passages and stair cases.

v) Two numbers water type fire extinguishers of 9 litres capacity for Hall area with minimum of four numbers fire extinguishers per floor and 5A 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 wet alarm system in the entire buildings.

vii) Separate Underground static water storage tank capacity of 20, 000 Ltr. Capacity.

viii) Separate Terr ace 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 tenders. No parking or any constructions shall be made in set backs area.
The Builder/Developer shall register the project in the RERA website after the launch in July 2018

Project Title		
PLAN SHOWING THE PROPOSED PLOT NO. : N.A SURVEY NO. : 196 SITUATED AT : MEDCHAL Kowkoor BELONGING TO : Mr./Ms./Mrs & OTHERS		Residential PREM KUMAR SANGHI
REP BY : Supervisor_C		ABDUL NAYEEM NASIR
LICENCE NO : CA/1990/12947		APPROVAL NO : 1/C211/4075/2019
DATE : 25-09-2019		SHEET NO : 4 / 6

Layout Plan Details

AREA STATEMENT		
PROJECT DETAIL		
Inward_No : 1/C27221/57/2018	Plot Use : Residential	
Project Type : Building Permission	Plot SubUse : Residential	
Nature of Development : New	Plot/Nearby/Archile/Religious/Structure : NA	
SubLocation : Existing Built-Up Areas	Land Use Zone : Residential	
Village Name : Kowkoor	Land SubUse Zone : NA	
Mandal : MALKAJGIRI	Abutting Road Width : 12.00	
	Plot No : N.A	
	Survey No. : 196	
	North side details : SURVEY NO - 196 Part	
	South side details : SURVEY NO - 196 Part	
	East side details : SURVEY NO - 196 Part	
	West side details : SURVEY NO - 196 Part	

AREA DETAILS :		SQ.MT.
AREA OF PLOT (Minimum)	(A)	8099.63
Deduction for NetPlot Area		
Road Affected Area / Road Widening Area		758.74
Total		758.74
NET AREA OF PLOT	(A-Deductions)	7340.89
AccessoryUse Area		9.30
Vacant Plot Area		4170.97
COVERAGE		
Proposed Coverage Area (43.06 %)		3160.62
Net BUA		
Residential Net BUA		18787.14
Commercial Net BUA		815.17
BUILT UP AREA		
		22124.27
		29615.72
MORTGAGE AREA		2138.3
EXTRA INSTALLMENT MORTGAGE AREA		0.00
Proposed Number of Parkings		140

Approval No. :

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (PROP BUILDING)	D	0.90	2.10	84
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A (PROP BUILDING)	D2	0.76	2.10	252
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A (PROP BUILDING)	D	0.90	2.10	57
A (PROP BUILDING)	D1	0.90	2.10	126
A (PROP BUILDING)	D	0.91	2.10	28
A (PROP BUILDING)	D2	0.91	2.10	112
A (PROP BUILDING)	D2	0.91	2.13	63
A (PROP BUILDING)	MD	1.02	2.10	56
A (PROP BUILDING)	D1	0.92	2.10	52
A (PROP BUILDING)	MD	1.02	2.10	56
A (PROP BUILDING)	MD	1.02	2.10	57
A (PROP BUILDING)	MD	1.02	2.10	56
A (PROP BUILDING)	UP	1.27	2.13	71
A (PROP BUILDING)	UP	1.27	2.13	35
A (PROP BUILDING)	md	1.07	2.13	63
A (PROP BUILDING)	MD	1.02	2.10	56
A (PROP BUILDING)	UP	1.22	2.10	28
A (PROP BUILDING)	UP	1.22	2.10	28

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (PROP BUILDING)	V	0.74	1.20	31
A (PROP BUILDING)	V	0.76	1.20	224
A (PROP BUILDING)	ms	0.75	1.35	42
A (PROP BUILDING)	V	0.75	1.20	42
A (PROP BUILDING)	W	1.13	1.22	52
A (PROP BUILDING)	W	1.13	1.22	52
A (PROP BUILDING)	W	1.19	1.22	57
A (PROP BUILDING)	W	1.19	1.22	57
A (PROP BUILDING)	ms	1.22	1.35	133
A (PROP BUILDING)	ms	1.22	1.35	28
A (PROP BUILDING)	W	1.22	1.35	81
A (PROP BUILDING)	W	1.22	1.22	52
A (PROP BUILDING)	W	1.22	1.35	81
A (PROP BUILDING)	W1	1.40	2.00	57
A (PROP BUILDING)	W1	1.42	2.00	57
A (PROP BUILDING)	W	1.48	1.22	57
A (PROP BUILDING)	W	1.48	1.22	52
A (PROP BUILDING)	W	1.50	1.22	58
A (PROP BUILDING)	W	1.50	1.22	57
A (PROP BUILDING)	W	1.56	2.00	57
A (PROP BUILDING)	W	1.69	2.00	57
A (PROP BUILDING)	W	1.83	1.35	56
A (PROP BUILDING)	W	1.83	1.22	419
A (PROP BUILDING)	W	1.83	2.00	57
A (PROP BUILDING)	W1	1.83	2.00	21
A (PROP BUILDING)	W1	1.96	2.00	21
A (PROP BUILDING)	W	1.96	2.00	14
A (PROP BUILDING)	W	2.28	2.00	42
A (PROP BUILDING)	W	2.66	2.00	21
A (PROP BUILDING)	W	3.05	2.00	35

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
GROUND FLOOR PLAN	2.00 X 2.96 X 2 N 1	10.92	187.11
	2.00 X 3.30 X 3 N 1	46.56	
	1.94 X 0.30 X 1 N 1	0.17	
	1.94 X 3.30 X 1 N 1	6.39	
	2.31 X 3.96 X 4 N 1	21.76	
SECOND FLOOR PLAN	2.00 X 2.96 X 2 N 1	10.93	187.11
	2.00 X 3.30 X 3 N 1	46.56	
	1.94 X 0.30 X 1 N 1	0.17	
	1.94 X 3.30 X 1 N 1	6.39	
	2.31 X 3.96 X 4 N 1	21.76	
FIRST FLOOR PLAN	2.00 X 2.96 X 2 N 1	10.93	187.11
	2.00 X 3.30 X 3 N 1	46.56	
	1.94 X 0.30 X 1 N 1	0.17	
	1.94 X 3.30 X 1 N 1	6.39	
	2.31 X 3.96 X 4 N 1	21.76	
THIRD FLOOR PLAN	2.00 X 2.96 X 2 N 1	10.92	187.11
	2.00 X 3.30 X 3 N 1	46.56	
	1.94 X 0.30 X 1 N 1	0.17	
	1.94 X 3.30 X 1 N 1	6.39	
	2.31 X 3.96 X 4 N 1	21.76	
FOURTH FLOOR PLAN	2.00 X 2.96 X 2 N 1	10.93	187.11
	2.00 X 3.30 X 3 N 1	46.56	
	1.94 X 0.30 X 1 N 1	0.17	
	1.94 X 3.30 X 1 N 1	6.39	
	2.31 X 3.96 X 4 N 1	21.76	
FIFTH FLOOR PLAN	2.00 X 2.96 X 2 N 1	10.93	187.11
	2.00 X 3.30 X 3 N 1	46.56	
	1.94 X 0.30 X 1 N 1	0.17	
	1.94 X 3.30 X 1 N 1	6.39	
	2.31 X 3.96 X 4 N 1	21.76	
SIXTH FLOOR PLAN	2.00 X 2.96 X 2 N 1	10.93	187.11
	2.00 X 3.30 X 3 N 1	46.56	
	1.94 X 0.30 X 1 N 1	0.17	
	1.94 X 3.30 X 1 N 1	6.39	
	2.31 X 3.96 X 4 N 1	21.76	
Total	-	-	1683.77

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

Building :A (PROP BUILDING)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed Net Built up Area (Sq.mt.)	Add Area In Net Built up Area (Sq.mt.)			Total Net Built up Area (Sq.mt.)	Dwelling Units (No.)
		VShaft	Void	Accessory Use	Parking	Resi.	Commercial	Stair	Lift		
Basement Second Floor	0.00	107.71	0.00	0.00	3266.11	0.00	0.00	67.98	6.49	74.47	00
Basement First Floor	0.00	107.71	0.00	5.17	3225.34	0.00	0.00	67.98	6.49	74.47	00
Ground Floor	3160.61	333.93	0.00	0.00	0.00	2684.24	142.44	0.00	0.00	2826.68	17
First Floor	3160.59	335.98	0.00	0.00	0.00	2682.17	142.44	0.00	0.00	2824.61	17
Second Floor	3160.61	334.39	0.00	0.00	0.00	2683.78	142.44	0.00	0.00	2826.22	17
Third Floor	3160.60	333.93	0.00	0.00	0.00	2684.23	142.44	0.00	0.00	2826.67	17
Fourth Floor	3160.62	333.93	0.00	0.00	0.00	2684.24	142.44	0.00	0.00	2826.69	17
Fifth Floor	3160.62	333.93	90.96	0.00	0.00	2684.24	51.48	0.00	0.00	2735.73	17
Sixth Floor	3160.62	333.93	90.96	0.00	0.00	2684.24	51.48	0.00	0.00	2735.73	17
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97	19751.27	119
Total Number of Same Buildings :	1										
Total :	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97	19751.27	119

Building Use/Subuse Details

Building Name	Building Use	Building SubUse	Building Type	Floor Details
A (PROP BUILDING)	Residential	Residential Apartment Bldg	Group Developement Scheme	2 Cellar + 1 Ground + 6 upper floors

Net Built up Area & Dwelling Units Details

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed Net Built up Area (Sq.mt.)	Add Area In Net Built up Area(Sq.mt.)			Total Net Built up Area (Sq.mt.)	Dwelling Units (No.)
			VShaft	Void	Accessory Use	Parking	Resi.	Commercial	Stair	Lift		
A (PROP BUILDING)	1	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97	19751.27	119
Grand Total :	1	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97	19751.27	119.00

Required Parking

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Required Parking Area (Sq.mt.)	Name : K MALLIKARJUN RAO Designation : CITYPLANNERKPZHO Date : 27-Sep-2019 17:
				Required	Proposed		
A (PROP BUILDING)	Residential	Residential Apartment Bldg	> 0	1	18787.14	9636.14 (30 %)	
	Total :			-	-	9636.14	

Parking Check

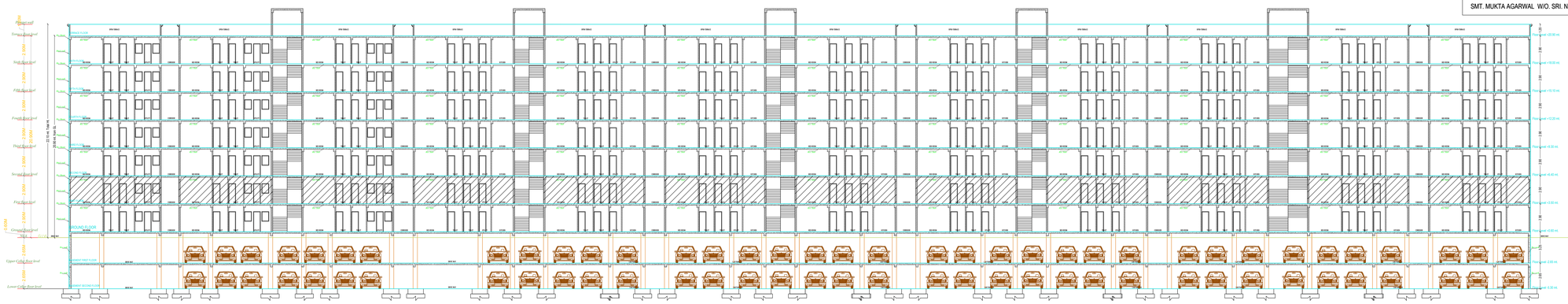
Vehicle Type	Required		Proposed		Proposed Area(Sq.mt.)
	No.	Area(Sq.mt.)	No.	Area(Sq.mt.)	
Total Car	-	9636.14	138	1552.50	6908.40
Visitor's Car Parking	-	563.61	59.10	664.82	-
Total		6199.75		2217.32	6908.40

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.

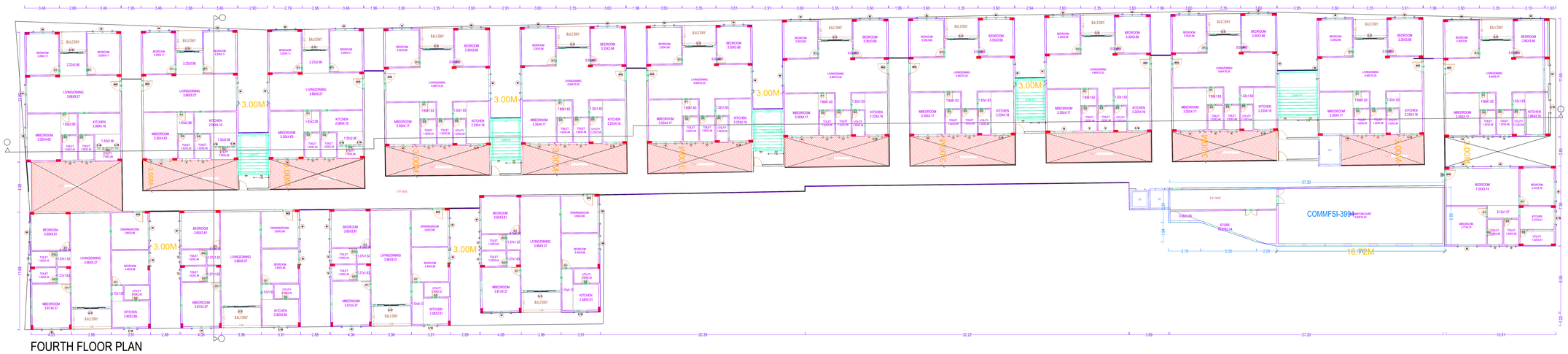
Project Title :PLAN SHOWING THE PROPOSED GROUP HOUSING SCHEME IN SY.NO. 196 OF KOWKUR VILLAGE, GHMC ALWAL CIRCLE, MALKAJGIRI MANDAL, MEDCHAL DISTRICT, TELANGANA.

BELONGING TO:
SRI.PREM KUMAR SANGHI S/O. LATE. M.L.SANGHI
SRI.PREM KUMAR SANGHI HUF
SMT.SUSHMA SANGHI W/O. SRI.PREM KUMAR SANGHI
SRI.NILESH AGARWAL S/O. SRI. K.N. AGARWAL
SRI.NILESH AGARWAL HUF
SMT. MUKTA AGARWAL W/O. SRI. NILESH AGARWAL



SECTION A-A

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



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

The permission accorded does not confer any ownership rights. At a later stage if it is found that the documents are false and fabricated the permission will be revoked (As Per GO 168 of 1998).
The applicant has submitted the application and the Building application shall be submitted atleast days paying required fees.
Sanctioned Plan shall be followed strictly while making the construction of building.
Sanctioned Plan copy as attested by the GHMC shall be displayed at the construction site for public view.
Occupancy Certificate shall be submitted by the applicant before commencement of the building (As 440 of HMC Act).
Completion Notice shall be submitted after completion of the building & obtain occupancy certificate (As 455 of HMC Act).
Occupancy Certificate is compulsory before occupying any building.
Temporary Occupancy Certificate (TOC) for part of the building/ blocks will be provided only on production of occupancy certificate.
Prior Approval should be obtained separately for any modification in the sanctioned plan.
Tree Plantation shall be done along the periphery and also in front of the premises.
Tor-bit shall be fenced and shall be maintained as greenery all owners cost before issue of occupancy certificate.
Rain Water Harvesting Structure (percolation pit) shall be constructed.
Space for Transformer shall be provided in the site keeping the safety aspects in the regard.
Garbage House shall be made within the premises.
Cellar and stilts approved for parking in the plan should be used and should not be converted for residential purpose at any time in future.
Ramp slope should not be converted or misused for any other purpose at any time in future as per undertaking submitted.
No. of units as sanctioned shall not be increased without prior approval of GHMC at any time in future.
The applicant shall undertake the 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.
Trees if greenery on periphery of the site shall be maintained as per GHMC.
Stocking of Building Materials on footpath and road margin causing obstructions to the traffic is strictly prohibited, if violated shall not be done, NA permission is liable to be revoked.
The permission accorded does not bar the application or provisions of Urban Land Ceiling & Regulations Act 1976.
The Developer / Builder / Owner to provide service road wherever required as per the sanctioned plan at his own cost.
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 Lines should be maintained.
No Form 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.
If greenery is not maintained 10% additional property tax shall be imp posed and collected along with the property tax.
All Public and Semi Public buildings above 3000sq.mts. shall be constructed to provide facilities to physically handicapped persons as per Notification No.571 dt:14.12.98.
The mortgaged builtup area shall be allowed for registration only after an Occupancy Certificate is produced.
The Owner/Developer shall not sell / register any the permitted built-up area as per sanctioned plan.
The Financial Agencies and Institutions shall extend loans facilities only to the permitted built-up area as per sanctioned plan.
The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, Electrification works etc., shall be executed under the supervision of Qualified Technical Personnel.
Architect / Structural Engineer if changed, the consent of the previous Architect / Structural Engineer is required and to be intimated to the GHMC.
Construction shall be covered under the contractors all risk Insurance Policy.
If the issue of occupancy certificate (wherever applicable) is delayed beyond the validity period of one year (As per G.O. Ms. No. 168 dt: 26.11.98) as per the undertaking executed at the time of D.C. No. the same shall be done by the owner, only in accordance with sanctioned Plan under the strict supervision of the Architect, Structural Engineer and site engineer.
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 C.C.o. The Owner / Builder should not deliver the possession of the premises to the purchasers / tenants / lessees, etc., if case unless and until Occupancy Certificate is obtained from GHMC after providing all the regular service connections to each portion.
Structural Stability Certificate should be submitted before Occupancy Certificate issued by the Architect duly certifying that the building is completed as per the sanctioned plan.(c) Structural Stability Certificate issued by the Structural Engineer duly certifying that the building is structurally safe and the construction is in accordance with the sanctioned plan shall be insisted by the Architect / Structural engineering inspection reports of the Engineer, Structural Engineer and Architect.(e) Insurance Policy for the completed building for a minimum period of 3 years.
(f) Structural Safety and Fire Safety Requirements shall be the respon sibility of the Owner, Builder/ Developer, Architect and St. Engineer
(g) Provide all necessary Fire Fighting installations as stipulated in National Building Code of India, 2005 Am.

i) To provide one entry and one exit to the premises with a minimum width of 4.0mts. and height clearance of 5mts.

ii) Provide Fire resistant swing door for the col lapsible lifts in all floors.

iii) Provide Generator, as alternate source of electric supply.

iv) Emergency Lighting in the Corridor / Common passage and stair case.

v) Two numbers water type fire extinguishers for every 500 Sq.mts. of floor area with minimum of four numbers fire extinguishers per floor and 50 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 Ltr. Capacity.

viii) Separate Terr ace Tank of 20,000ltrs 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 pro tective distance from neighbours building / premises for manoeuverability of the vehicles. No parking or any constructions shall be made in set backs area
The Builder/Developer shall register the project in the RERA website after the launch in July 2019.

Project Title	
PLAN SHOWING THE PROPOSED PLOT NO. : N.A. SURVEY NO. : 196 SITUATED AT : MEDCHAL Kowkoor BELONGING TO : Mr./Ms./M/s & OTHERS	Residential PREM KUMAR SANGHI
REP BY : Supervisor_C	ABDUL NAYEEM NASIR
LICENCE NO : CA/1990/12947	APPROVAL NO : 1/C27114075/2019
DATE : 25-09-2019	SHEET NO : 1 / 6
Layout Plan Details	

AREA STATEMENT		
PROJECT DETAIL		
Created_No : 1/C27122157/2018	Plot Use : Residential	
Project Type : Building Permission	Plot SubUse : Residential	
Nature Of Development : New	Plot Nearby Arch/Metro/Religious/Structure : NA	
SubLocation : Existing Built-Up Areas	Land Use Zone : Residential	
Village Name : Kowkoor	Land SubUse Zone : NA	
Mandal : MALKAJGIRI	Abutting Road Width : 12.00	
	Plot No : N.A	
	Survey No. : 196	
	North side details : SURVEY NO - 196 Part	
	South side details : SURVEY NO - 196 Part	
	East side details : SURVEY NO - 196 Part	
	West side details : SURVEY NO - 196 Part	

AREA DETAILS :		SQ.MT.
AREA OF PLOT (Minimum)	(A)	8099.63
Deduction for NetPlot Area		
Road Affected Area \ Road Widening Area		758.74
Total		758.74
NET AREA OF PLOT	(A-Deductions)	7340.89
AccessoryUse Area		9.30
Vacant Plot Area		4170.97
COVERAGE		
Proposed Coverage Area (43.06 %)		3160.62
Net BUA		
Residential Net BUA		18787.14
Commercial Net BUA		815.17
BUILT UP AREA		
		22134.27
		29615.72
MORTGAGE AREA		2138.3
EXTRA INSTALLMENT MORTGAGE AREA		0.00
Proposed Number of Parkings		140

Approval No. :

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (PROP BUILDING)	V	0.74	1.22	31
A (PROP BUILDING)	V	0.76	1.35	224
A (PROP BUILDING)	SD	0.76	2.13	242
A (PROP BUILDING)	S	0.76	2.13	84
A (PROP BUILDING)	D	0.90	2.10	57
A (PROP BUILDING)	SD	0.90	2.13	126
A (PROP BUILDING)	D	0.91	2.10	26
A (PROP BUILDING)	D1	0.91	2.10	112
A (PROP BUILDING)	D2	0.91	2.13	63
A (PROP BUILDING)	MD	0.92	2.10	56
A (PROP BUILDING)	D1	0.92	2.10	52
A (PROP BUILDING)	D2	0.92	2.13	26
A (PROP BUILDING)	MD	1.02	2.10	57
A (PROP BUILDING)	MD	1.02	2.13	63
A (PROP BUILDING)	MD	1.07	2.10	57
A (PROP BUILDING)	DP	1.07	2.13	31
A (PROP BUILDING)	MD	1.07	2.13	26
A (PROP BUILDING)	md	1.07	2.13	63
A (PROP BUILDING)	DP	1.12	2.10	57
A (PROP BUILDING)	DP	1.22	2.10	28
A (PROP BUILDING)	DP	1.22	2.13	63

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (PROP BUILDING)	V	0.74	1.22	31
A (PROP BUILDING)	V	0.76	1.35	224
A (PROP BUILDING)	ms	0.76	1.35	42
A (PROP BUILDING)	V	0.76	1.35	14
A (PROP BUILDING)	V	0.88	1.22	31
A (PROP BUILDING)	W	0.90	1.20	57
A (PROP BUILDING)	W	1.11	1.22	52
A (PROP BUILDING)	V	1.11	1.22	52
A (PROP BUILDING)	W	1.13	1.22	52
A (PROP BUILDING)	W	1.16	1.22	57
A (PROP BUILDING)	W	1.19	1.22	57
A (PROP BUILDING)	W	1.20	1.22	168
A (PROP BUILDING)	ms	1.22	1.35	28
A (PROP BUILDING)	ms	1.22	1.50	28
A (PROP BUILDING)	W	1.22	1.22	57
A (PROP BUILDING)	W	1.22	1.22	52
A (PROP BUILDING)	W	1.40	2.00	57
A (PROP BUILDING)	W1	1.40	2.00	57
A (PROP BUILDING)	W	1.48	1.22	57
A (PROP BUILDING)	W	1.48	1.22	52
A (PROP BUILDING)	W	1.50	1.22	58
A (PROP BUILDING)	W	1.50	2.00	57
A (PROP BUILDING)	W	1.66	2.00	57
A (PROP BUILDING)	W	1.68	2.00	57
A (PROP BUILDING)	W	1.83	1.35	56
A (PROP BUILDING)	W	1.83	1.22	419
A (PROP BUILDING)	W	1.83	2.00	57
A (PROP BUILDING)	W1	1.83	2.00	21
A (PROP BUILDING)	W1	1.86	2.00	21
A (PROP BUILDING)	W	1.86	2.00	14
A (PROP BUILDING)	W	2.28	2.00	63
A (PROP BUILDING)	W	2.66	2.00	21
A (PROP BUILDING)	W	3.05	2.00	35

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
GROUND FLOOR PLAN	2.20 X 2.86 X 5.5 T	16.85	167.11
	1.80 X 3.36 X 7.5 T	45.36	
	2.20 X 2.86 X 5.5 T	16.85	
	1.80 X 3.36 X 5.5 T	9.35	
	2.20 X 2.86 X 4.5 T	21.76	
SECOND FLOOR PLAN	2.20 X 2.86 X 5.5 T	16.85	167.11
	2.20 X 2.06 X 7.4 T	46.56	
	1.80 X 3.36 X 5.5 T	9.11	
	1.80 X 3.36 X 7.4 T	6.26	
	2.20 X 2.86 X 4.5 T	21.76	
FIRST FLOOR PLAN	2.20 X 2.86 X 5.5 T	16.85	167.11
	2.20 X 2.06 X 7.4 T	46.56	
	1.80 X 3.36 X 7.4 T	6.17	
	1.80 X 3.36 X 5.5 T	9.35	
	2.20 X 2.86 X 4.5 T	21.76	
THIRD FLOOR PLAN	2.20 X 2.86 X 5.5 T	16.85	167.11
	2.20 X 2.06 X 7.4 T	46.56	
	1.84 X 3.36 X 7.4 T	6.17	
	1.80 X 3.36 X 5.5 T	9.35	
	2.21 X 2.86 X 4.5 T	21.76	
FOURTH FLOOR PLAN	2.20 X 2.86 X 5.5 T	16.85	167.11
	2.20 X 2.06 X 7.4 T	46.56	
	1.84 X 3.36 X 7.4 T	6.17	
	1.80 X 3.36 X 7.4 T	6.26	
	2.21 X 2.86 X 4.5 T	21.76	
FIFTH FLOOR PLAN	2.20 X 2.86 X 5.5 T	16.85	167.11
	2.20 X 2.06 X 7.4 T	46.56	
	1.84 X 3.36 X 7.4 T	6.17	
	1.80 X 3.36 X 7.4 T	6.26	
	2.21 X 2.86 X 4.5 T	21.76	
SIXTH FLOOR PLAN	2.20 X 2.86 X 5.5 T	16.85	167.11
	2.20 X 2.06 X 7.4 T	46.56	
	1.84 X 3.36 X 7.4 T	6.17	
	1.80 X 3.36 X 7.4 T	6.26	
	2.21 X 2.86 X 4.5 T	21.76	
Total			1002.77

COLOR INDEX

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

Building :A (PROP BUILDING)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed Net Built up Area (Sq.mt.)				Add Area In Net Built up Area (Sq.mt.)				Total Net Built up Area (Sq.mt.)	Dwelling Units (No.)
		VShaft	Void	Accessory Use	Parking	Resi.	Commercial	Stair	Lift	Resi.	Commercial	Stair	Lift		
Basement Second Floor	0.00	107.71	0.00	0.00	3266.11	0.00	0.00	67.98	6.49	74.47				74.47	00
Basement First Floor	0.00	107.71	0.00	5.17	3225.34	0.00	0.00	67.98	6.49	74.47				74.47	00
Ground Floor	3160.61	333.93	0.00	0.00	0.00	2684.24	142.44	0.00	0.00					2826.68	17
First Floor	3160.59	335.98	0.00	0.00	0.00	2682.17	142.44	0.00	0.00					2824.61	17
Second Floor	3160.61	334.39	0.00	0.00	0.00	2683.78	142.44	0.00	0.00					2826.22	17
Third Floor	3160.60	333.93	0.00	0.00	0.00	2684.23	142.44	0.00	0.00					2826.67	17
Fourth Floor	3160.62	333.93	0.00	0.00	0.00	2684.24	142.44	0.00	0.00					2826.69	17
Fifth Floor	3160.62	333.93	90.96	0.00	0.00	2684.24	51.48	0.00	0.00					2735.73	17
Sixth Floor	3160.62	333.93	90.96	0.00	0.00	2684.24	51.48	0.00	0.00					2735.73	17
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00				0.00	00
Total :	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97					19751.27	119
Total Number of Same Buildings :	1														
Total :	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97					19751.27	119

Building Use/Subuse Details

Building Name	Building Use	Building SubUse	Building Type	Floor Details
A (PROP BUILDING)	Residential	Residential Apartment Bldg	Group Development Scheme	2 Cellar + 1 Ground + 6 upper floors

Net Built up Area & Dwelling Units Details

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed Net Built up Area (Sq.mt.)		Add Area In Net Built up Area(Sq.mt.)		Total Net Built up Area (Sq.mt.)	Dwelling Units (No.)
			VShaft	Void	Accessory Use	Parking	Resi.	Commercial	Stair	Lift		
A (PROP BUILDING)	1	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97	19751.27	119
Grand Total :	1	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97	19751.27	119.00

Required Parking

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Required Parking Area (Sq.mt.)
				Required	Proposed	
A (PROP BUILDING)	Residential	Residential Apartment Bldg	> 0	1	18787.14	5636.14 (30 %)
	Total :			-	-	5636.14

Parking Check

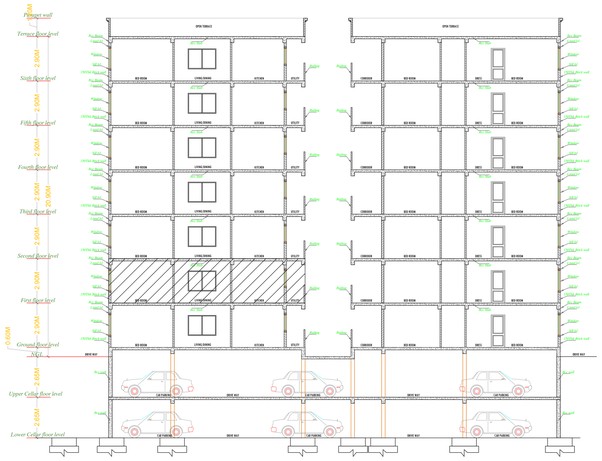
Vehicle Type	Required		Proposed		Proposed Area(Sq.mt.)
	No.	Area(Sq.mt.)	No.	Area(Sq.mt.)	
Total Car	-	5636.14	138	1552.50	6908.40
Visitor's Car Parking	-	563.61	59.10	664.82	-
Total		6199.75		2217.32	6908.40

Name - K MALLIKARJUN RAO
Designation : CITYPLANNERKPZHO
Date : 27-Sep-2019 17:

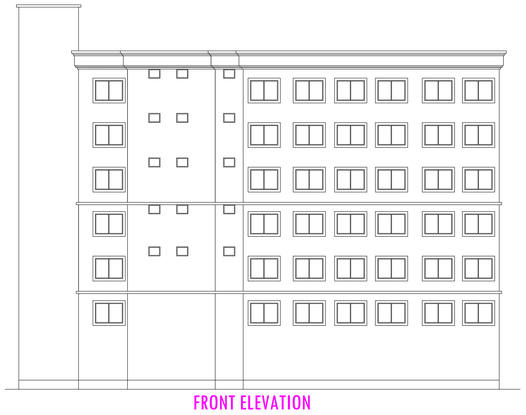
OWNER'S NAME AND SIGNATURE
BUILDER'S NAME AND SIGNATURE
ARCHITECT'S NAME AND SIGNATURE
STRUCTURAL ENGINEER'S NAME AND SIGNATURE

Note: All dimensions are in meters.

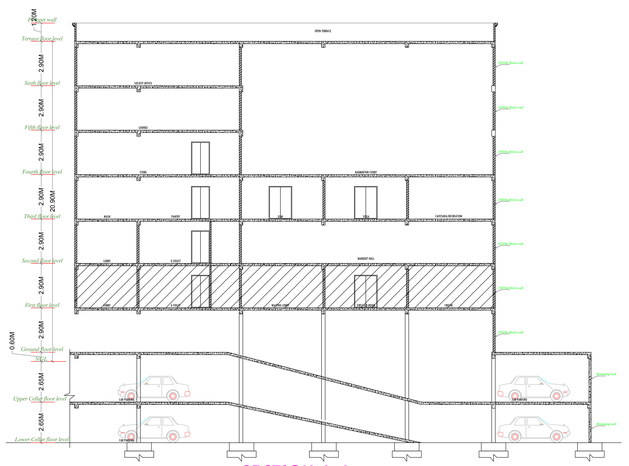
ISO_full_bleed_2A0_(1189.00_x_1682.00_MM)



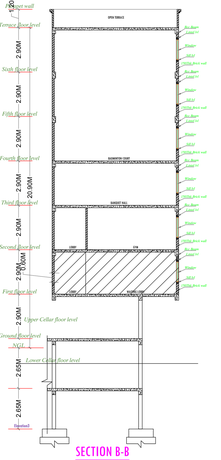
SECTION B-B



FRONT ELEVATION



SECTION A-A



SECTION B-B

Project Title :PLAN SHOWING THE PROPOSED GROUP HOUSING SCHEME IN SY.NO. 196 OF KOWKUR VILLAGE, GHMC ALWAL CIRCLE, MALKAJGIRI MANDAL, MEDCHAL DISRTICT, TELANGANA,

BELONGING TO:

SRI.PREM KUMAR SANGHI S/O. LATE. M.L.SANGHI

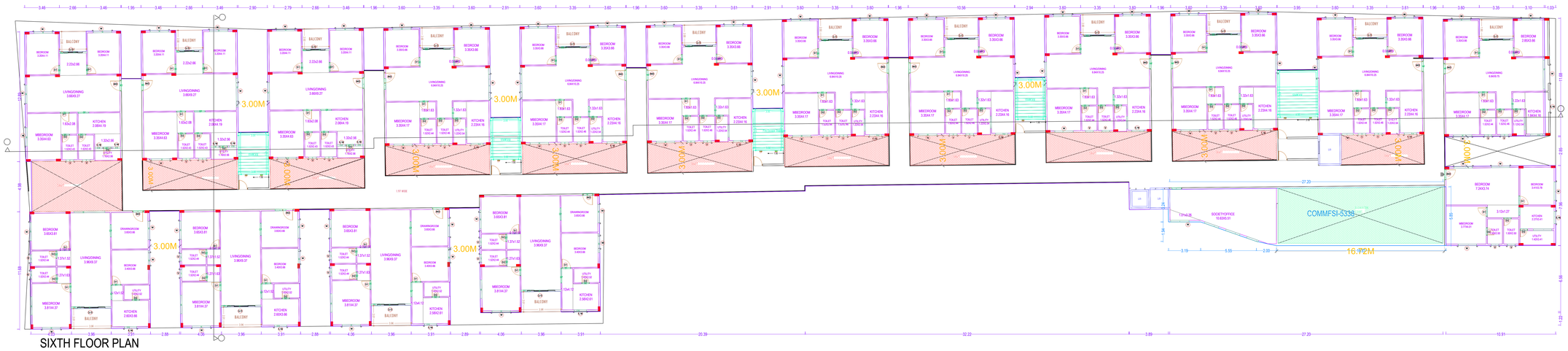
SRI.PREM KUMAR SANGHI HUF

SMT.SUSHMA SANGHI W/O. SRI.PREM KUMAR SANGHI

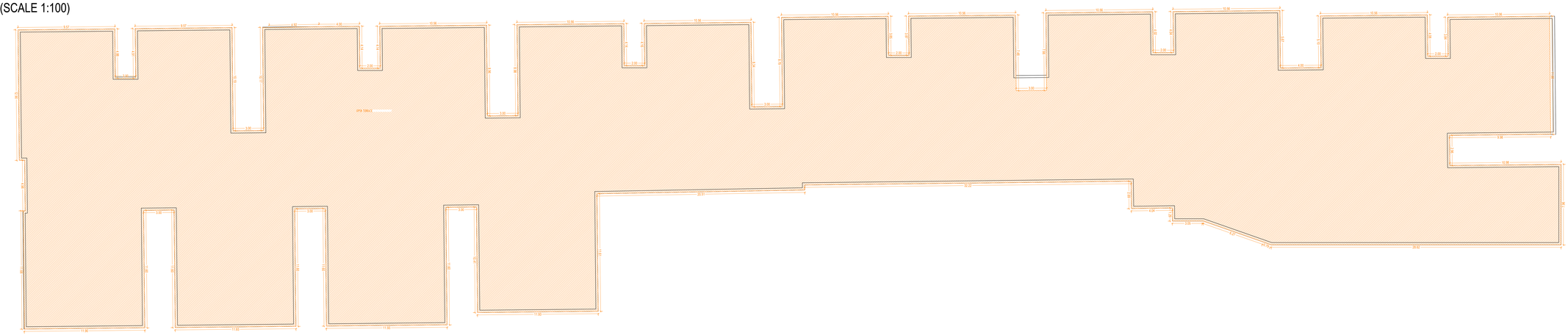
SRI.NILESH AGARWAL S/O. SRI. K.N. AGARWAL

SRI.NILESH AGARWAL HUF

SMT. MUKTA AGARWAL W/O. SRI. NILESH AGARWAL



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



TERRACE FLOOR PLAN
(SCALE 1:100)

Project Title

PLAN SHOWING THE PROPOSED Residential
PLOT NO. : N.A.
SURVEY NO. : 196
SITUATED AT : MEDCHAL
Kowkoor
BELONGING TO : Mr./Ms./Mrs PREM KUMAR SANGHI
& OTHERS

REP BY : Supervisor_C ABDUL NAYEEM NASIR

LICENCE NO. : CA/1990/12947 APPROVAL NO. : 1/C27114075/2019

DATE : 25-09-2019 SHEET NO. : 6 / 6

Layout Plan Details

AREA STATEMENT		
PROJECT DETAIL		
Permit_No : VC27/27015/2018	Plot Use : Residential	
Project Type : Building Permission	Plot SubUse : Residential	
Nature of Development : New	Plot/Nearby/Ant/Relig/Hist/Structure : NA	
SubLocation : Existing Built-Up Areas	Land Use Zone : Residential	
Village Name : Kowkoor	Land SubUse Zone : NA	
Mandal : MALKAJGIRI	Abutting Road Width : 12.00	
	Plot No. : N.A	
	Survey No. : 196	
	North side details : SURVEY NO - 196 Part	
	South side details : SURVEY NO - 196 Part	
	East side details : SURVEY NO - 196 Part	
	West side details : SURVEY NO - 196 Part	

AREA DETAILS :		SQ.MT.
AREA OF PLOT (Minimum)	(A)	8099.63
Deduction for NetPlot Area		
Road Affected Area \ Road Widening Area		758.74
Total		758.74
NET AREA OF PLOT	(A-Deductions)	7340.89
AccessoryUse Area		9.30
Vacant Plot Area		4170.97
COVERAGE		
Proposed Coverage Area (43.06 %)		3160.62
Net BUA		
Residential Net BUA		18787.14
Commercial Net BUA		815.17
BUILT UP AREA		
		22124.27
		29615.72
MORTGAGE AREA		2138.3
EXTRA INSTALLMENT MORTGAGE AREA		0.00
Proposed Number of Parkings		140

Approval No. :

The permission accorded does not confer any ownership rights. At a later stage if it is found that the documents are false and fabricated the permission will be revoked (Vs 69 of HMC Act).

Any misrepresentation of facts in the application and Building application shall be submitted atleast days passing required fees.

Sanctioned Plan shall be followed strictly while making the construct ion.

Sanctioned Plan copy as attested by the GHMC shall be displayed at the construction site for public view.

Commencement Certificate to be submitted by the applicant before commenc ement of the building (As 440 of HMC Act).

Completion Notice shall be submitted after completion of the building. B obtain occupancy certificate (As 455 of HMC Act).

Occupancy Certificate is compulsory before occupying any building.

Temporary Occupancy Certificate (TOC) for part of the building/flats will be provided only on production of occupancy certificate.

Prior Approval should be obtained separately for any modification in the Sanctioned Plan.

Tree Plantation shall be done along the periphery and also in front of the premises.

Trch'd shall be fenced and shall be maintained as greenery all owners visit before issue of occupancy certificate.

Rain Water Harvesting Structure (percolation pit) shall be constructed

Space for Transformer shall be provided in the site keeping the safety aspects in consideration.

Garbage House shall be made within the premises.

Cellar and stilts approved for parking in the plan should be used and converted for any other purpose at any point of time. Ramp slope of not less and the same should not be converted or misused for any other pur pose at any time in future as per undertaking submitted.

No. of units as sanctioned shall not be increased without prior approval of GHMC at any time in future.

The applicant shall undertake to 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.

Rain harvesting pit and sanitary of the site shall be maintained as per CMWS.

Stocking of Building Materials on footpath and road margin causing obs tructions to the traffic is strictly prohibited. Activities shall not be done, Not to cause nuisance to local residents.

The sanctioned accorded does not bar the application or provisions of Urban Land Ceiling & Regulations Act 1976.

The Developer / Builder / Owner to provide service road wherever requ ired as per the Master Plan road in the site.

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 Lines should be maintained.

No form 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.

If greenery is not maintained 10% additional property tax shall be imp osed and collected along with property tax collection.

All Public and Semi Public buildings above 3000Sq.mts. shall be constru cted to provide facilities to physically handicapped persons as per Notification G.O.Ms.No.168.

The mortgaged builtup area shall be allowed for registration only after an Occupancy Certificate is produced.

The Developer shall not sell any part / register only the permitted built-up area as per sanctioned plan.

The Financial Agencies and Institutions shall extend loans facilities only to the permitted built-up area as per sanctioned plan.

The Services like Sanitation, Plumbing, Fire Safety requirements, lifts, Electrification and Lifts etc., shall be executed under the supervision of Qualified Technical Personnel.

Architect / Structural Engineer if changed, the consent of the previous Architect / Structural Engineer is required and to be intimated to the GHMC.

Construction shall be covered under the contractors all risk Insurance Pl the issue of occupancy certificate,wherever applicable.

As per the undertaking executed in terms of G.O. Ms. No. 51 Mc. Dt. 1 1-02-2012 the construction of the proposed development has to be done by the owner only in accordance with sanctioned Plan under the strict supervision of the Architect, Structural Engineer and site engineer and the Structural Engineer shall furnish the periodical certificate to the au thor ity. The owner, builder, Architect, Structural Engineer and site engineer are jointly & severely responsible to carry out and complete the construction in accordance with sanctioned plan and GHMC Act. The Owner, Builder, Architect, Structural Engineer and Site Engineer are ex 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.s& The Owner / Builder should not deliver the possession of the premises to the prospective purchasers in full or in part (lease unless and until Occupancy Certificate is obtained from GHMC. after providing all the regular service connections to each portion

The Owner / Builder shall submit the Structural Stability Certificate and Completion Certificate issued by the Architect duly certifying that the build ing 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 sanctioned plan and (iii) Fire N.O.C. issued by the Director after taking inspection reports of Site Engineer, Structural Engineer and Architect (iv) Insurance Policy for the completed building for a minimum period of 3 years.

(i) Structural Safety and Fire Safety Requirements shall be the respon sibility 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 Am.

i) To provide one entry and one exit to the premises with a minimum width of 4.0mts. and height clearance of 5mts.

ii) Provide Fire resistant swing door for the ost lapsible 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 500 Sq.mts. of floor area with minimum of four numbers fire extinguishers per floor and 50 KGP extinguishers minimum 2 Nos. each at Generator and Transformer area shall be provided as per I.S.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) Sepearate Tarr with fire 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 manoeuverability of the vehicles. No parking or any constructions shall be made in set backs area

The Builder/Developer shall register the project in the RERA website after the launch in July 2018

Balcony Calculations Table

FLOOR	SIZE	AREA	TOTAL AREA
GROUND FLOOR PLAN	2.03 X 2.96 X 2 N 1	12.02	127.11
	2.05 X 3.35 X 1 N 1	46.56	
	1.94 X 0.35 X 1 N 1	6.77	
	1.80 X 3.35 X 1 N 1	6.03	
	1.74 X 1.35 X 1 N 1	6.39	
	2.01 X 3.96 X 4 N 1	31.76	
SECOND FLOOR PLAN	2.00 X 2.96 X 4 N 1	11.83	127.11
	2.05 X 3.35 X 7 N 1	46.56	
	1.94 X 0.35 X 1 N 1	6.77	
	1.80 X 3.35 X 1 N 1	6.26	
	2.01 X 3.96 X 4 N 1	31.76	
FIRST FLOOR PLAN	2.00 X 2.96 X 4 N 1	11.83	127.11
	2.05 X 3.35 X 7 N 1	46.56	
	1.94 X 0.35 X 1 N 1	6.77	
	1.80 X 3.35 X 1 N 1	6.26	
	2.01 X 3.96 X 4 N 1	31.76	
THIRD FLOOR PLAN	2.00 X 2.96 X 4 N 1	11.83	127.11
	2.05 X 3.35 X 7 N 1	46.56	
	1.94 X 0.35 X 1 N 1	6.77	
	1.80 X 3.35 X 1 N 1	6.26	
	2.01 X 3.96 X 4 N 1	31.76	
FOURTH FLOOR PLAN	2.00 X 2.96 X 4 N 1	11.83	127.11
	2.05 X 3.35 X 7 N 1	46.56	
	1.94 X 0.35 X 1 N 1	6.77	
	1.80 X 3.35 X 1 N 1	6.26	
	2.01 X 3.96 X 4 N 1	31.76	
FIFTH FLOOR PLAN	2.00 X 2.96 X 4 N 1	11.83	127.11
	2.05 X 3.35 X 7 N 1	46.56	
	1.94 X 0.35 X 1 N 1	6.77	
	1.80 X 3.35 X 1 N 1	6.26	
	2.01 X 3.96 X 4 N 1	31.76	
SIXTH FLOOR PLAN	2.00 X 2.96 X 2.5 N 1	11.83	127.11
	2.05 X 3.35 X 7 N 1	46.56	
	1.94 X 0.35 X 1 N 1	6.77	
	1.80 X 3.35 X 1 N 1	6.26	
	2.01 X 3.96 X 4 N 1	31.76	
Total			749.77

COLOR INDEX

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

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (PROP BUILDING)	D	0.90	2.10	87
A (PROP BUILDING)	D1	0.76	2.10	84
A (PROP BUILDING)	D2	0.74	2.13	252
A (PROP BUILDING)	D3	0.80	2.10	84
A (PROP BUILDING)	D	0.90	2.10	57
A (PROP BUILDING)	D1	0.90	2.13	126
A (PROP BUILDING)	D	0.91	2.10	28
A (PROP BUILDING)	D1	0.91	2.10	112
A (PROP BUILDING)	D2	0.91	2.13	63
A (PROP BUILDING)	MD	0.92	2.10	56
A (PROP BUILDING)	D1	0.92	2.10	52
A (PROP BUILDING)	D1	0.92	2.13	52
A (PROP BUILDING)	MD	1.02	2.10	57
A (PROP BUILDING)	MD	1.07	2.10	28
A (PROP BUILDING)	MD	1.07	2.13	70
A (PROP BUILDING)	DP	1.07	2.13	31
A (PROP BUILDING)	MD	1.07	2.13	28
A (PROP BUILDING)	md	1.07	2.13	63
A (PROP BUILDING)	MD	1.19	2.10	81
A (PROP BUILDING)	DP	1.22	2.10	28
A (PROP BUILDING)	DP	1.42	2.10	28

SCHEDULE OF JOINERY:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
A (PROP BUILDING)	V	0.74	1.22	231
A (PROP BUILDING)	V	0.76	1.22	224
A (PROP BUILDING)	ven	0.76	1.50	42
A (PROP BUILDING)	V	0.76	1.50	14
A (PROP BUILDING)	V	0.98	1.22	91
A (PROP BUILDING)	W	0.98	1.22	91
A (PROP BUILDING)	W	1.11	1.22	52
A (PROP BUILDING)	W	1.11	1.22	52
A (PROP BUILDING)	W	1.13	1.22	52
A (PROP BUILDING)	W	1.13	1.22	52
A (PROP BUILDING)	W	1.19	1.22	57
A (PROP BUILDING)	W	1.19	1.22	57
A (PROP BUILDING)	ven	1.22	1.50	133
A (PROP BUILDING)	ven	1.22	1.50	28
A (PROP BUILDING)	W	1.22	1.50	91
A (PROP BUILDING)	W	1.22	1.22	52
A (PROP BUILDING)	W	1.22	1.50	52
A (PROP BUILDING)	W1	1.40	2.00	57
A (PROP BUILDING)	W1	1.42	2.00	57
A (PROP BUILDING)	W	1.48	1.22	57
A (PROP BUILDING)	W	1.48	1.22	57
A (PROP BUILDING)	W	1.50	1.22	58
A (PROP BUILDING)	W	1.50	1.50	58
A (PROP BUILDING)	W	1.53	1.22	415
A (PROP BUILDING)	W	1.53	2.00	57
A (PROP BUILDING)	W1	1.63	2.00	21
A (PROP BUILDING)	W	1.65	2.00	57
A (PROP BUILDING)	W	1.86	2.00	14
A (PROP BUILDING)	W	2.28	2.00	14
A (PROP BUILDING)	W	2.66	2.00	21
A (PROP BUILDING)	W	3.05	2.00	35

Building: A (PROP BUILDING)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed Net Built up Area (Sq.mt.)		Add Area In Net Built up Area (Sq.mt.)		Total Net Built up Area (Sq.mt.)	Dwelling Units (No.)
		VShaft	Void	Accessory Use	Parking	Resi.	Commercial	Stair	Lift		
Basement Second Floor	0.00	107.71	0.00	0.00	3206.11	0.00	0.00	87.98	6.49	74.47	00
Basement First Floor	0.00	107.71	0.00	5.17	3225.34	0.00	0.00	87.98	6.49	74.47	00
Ground Floor	3160.61	333.93	0.00	0.00	0.00	2684.24	142.44	0.00	0.00	2826.68	17
First Floor	3160.59	335.98	0.00	0.00	0.00	2682.17	142.44	0.00	0.00	2824.61	17
Second Floor	3160.61	334.39	0.00	0.00	0.00	2683.78	142.44	0.00	0.00	2826.22	17
Third Floor	3160.60	333.93	0.00	0.00	0.00	2684.23	142.44	0.00	0.00	2826.67	17
Fourth Floor	3160.62	333.93	0.00	0.00	0.00	2684.24	142.44	0.00	0.00	2826.68	17
Fifth Floor	3160.62	333.93	90.96	0.00	0.00	2684.24	51.48	0.00	0.00	2735.73	17
Sixth Floor	3160.62	333.93	90.96	0.00	0.00	2684.24	51.48	0.00	0.00	2735.73	17
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total :	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97	19751.27	119
Total Number of Same Buildings :	1										
Total :	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97	19751.27	119

Building Use/Subuse Details

Building Name	Building Use	Building SubUse	Building Type	Floor Details
A (PROP BUILDING)	Residential	Residential Apartment Bldg	Group Development Scheme	2 Cellar + 1 Ground + 6 upper floors

Net Built up Area & Dwelling Units Details

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)				Proposed Net Built up Area (Sq.mt.)		Add Area In Net Built up Area(Sq.mt.)		Total Net Built up Area (Sq.mt.)	Dwelling Units (No.)
			VShaft	Void	Accessory Use	Parking	Resi.	Commercial	Stair	Lift		
A (PROP BUILDING)	1	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97	19751.27	119
Grand Total :	1	22124.27	2555.44	181.92	5.17	6491.45	18787.14	815.17	135.96	12.97	19751.27	119.00

Required Parking

Building Name	Type	SubUse	Area (Sq.mt.)	Units		Required Parking Area (Sq.mt.)
				Required	Proposed	
A (PROP BUILDING)	Residential	Residential Apartment Bldg	> 2	1	18787.14	5636.14 (30 %)
Total :			-	-	-	5636.14

Parking Check

Vehicle Type	Required		Proposed		Proposed Area(Sq.mt.)
	No.	Area(Sq.mt.)	No.	Area(Sq.mt.)	
Total Car	-	5636.14	138	1502.50	6908.40
Visitor's Car Parking	-	563.61	59.10	664.82	-
Total		6199.75		2217.32	6908.40

Name : K MALLIKARJUN RAO
Designation : CITYPLANNERKPZHO
Date : 27-Sep-2019 17:

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.

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