

TOWN PLANNING SECTION

BUILDING PERMIT ORDER

PRESENT SRI. B. SUMAN RAO, Commissioner

TO

| | |
|------------|-----------------------------------|
| Sri / Smt. | <u>Dameera Family</u> |
| | <u>Ch. Venkateswara</u> |
| | <u>SY NO. 477/A, 531/B, 533/B</u> |
| | <u>Vidyanagar</u> |

| | | |
|------------|----------------|-----------------------|
| FILE No. | <u>G1/ 600</u> | <u>2016</u> |
| PERMIT No. | <u>220</u> | <u>2016</u> |
| Date | <u>24</u> | <u>03</u> <u>2016</u> |

Sir / Madam,

Sub: Building Permission - Sanctioned - Reg.

Ref: 1. Your Application dated: 18-03-2016
 2. GOMS NO.168 DT. 7-04-2012.

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

| A APPLICANT AND LICENSED PERSONNEL DETAILS: | | | | | | | |
|---|--|-----------------------------------|------------------------|----------------------------|------------------------|----------------|----------------------------|
| 1 | Applicant | <u>Dameera Family</u> | | Lic.No. | | | |
| 2 | Developer / Builder | | | Lic.No. | <u>6158103</u> | | |
| 3 | Licensed Technical Person | <u>K. Ram. Pr. Invidhar</u> | | Lic.No. | | | |
| 4 | Structural Engineer | | | Lic.No. | | | |
| 5 | Others | | | | | | |
| B SITE DETAILS | | | | | | | |
| 1 | T.S.No. | <u>SI NO: 477/A, 531/B, 533/B</u> | | | | | |
| 2 | Premises No | <u>6-4-77</u> | | | | | |
| 3 | Plot No. | | | | | | |
| 4 | Layout / Sub Divn. No. | | | | | | |
| 5 | Street | | | | | | |
| 6 | Locality | <u>Vidyanagar</u> | | | | | |
| 7 | Town/ City | <u>Ch. Venkateswara</u> | | | | | |
| C DETAILS OF PERMISSION SANCTIONED | | | | | | | |
| 1 | Floors | Ground | | Upper floors | | Parking floors | |
| 2 | Use | No. | Area (m ²) | No. | Area (m ²) | Level | No. Area (m ²) |
| A | Residential | 1 | <u>84.05</u> | 2 | <u>84.05</u> | Cellar | |
| B | Commercial | | | | | Stilt | |
| C | Others | | | | | U. Floors | |
| D | No of floors (<u>2</u>) | -- | | -- | | -- | |
| 3 | Setbacks (m) | Front | | Rear | Side I | Side II | |
| | | <u>1.5</u> | | <u>1.0</u> | <u>1.0</u> | <u>1.0</u> | |
| 4 | Site Area (m ²) | <u>133.78</u> | | | | | |
| 5 | Road affected area (m ²) | | | | | | |
| 6 | Net Area (m ²) | <u>133.78</u> | | | | | |
| 7 | Tot-let Area (m ²) | | | | | | |
| 8 | Height (m) | <u>6.0</u> | | | | | |
| 9 | No. of RWHPs | <u>1</u> | | | | | |
| 10 | No. of Trees | <u>2</u> | | | | | |
| 11 | Others | | | | | | |
| D DETAILS OF FEES PAID (RS.) TOTAL : | | | | | | | |
| 1 | Building Permit Fee | <u>10675=10</u> | 7 | Impact Fee | | | |
| 2 | Development Charges | <u>11900=10</u> | 8 | City Level Infra. Imp. Fee | | | |
| 3 | Betterment Charges | | 9 | Compounding Fee | | | |
| 4 | Ext. Betterment Charges | | 10 | <u>2075=10</u> | | | |
| 5 | Sub-Division Charges | <u>1600=10</u> | 11 | <u>3115=10</u> | | | |
| 6 | Open space Charges | | 12 | | | | |
| E OTHER DETAILS : | | | | | | | |
| 1 | Contractor's all Risk Policy No. | | Dt | Valid Upto | | | |
| 2 | Notarised Affidavit No. | <u>Dt</u> | Floor handed over | Area (m ²) | | | |
| 3 | Entered in prohibitory property watch register S.No. | <u>Dt</u> | S.R.O. | | | | |
| F | Construction to be Commenced Before | | | <u>24-03-2016</u> | | | |
| G | Construction to be Completed Before | | | <u>23-03-2019</u> | | | |

PROCEEDINGS OF THE MUNICIPAL COMMISSIONER SIRCILLA MUNICIPALITY

TOWN PLANNING SECTION

BUILDING PERMIT ORDER

PRESENT SRI. B. SUMAN RAO, Commissioner

TO

| |
|-----------------------------------|
| Sri / Smt. <u>Drimera, Family</u> |
| <u>Sh. Venkatesh</u> |
| <u>SY NO. 477/A, 531/B, 533/B</u> |
| <u>Vidyanagar</u> |

| | | |
|------------|----------------|-------------|
| FILE No. | <u>G1/ 600</u> | <u>2013</u> |
| PERMIT No. | <u>020</u> | <u>2016</u> |
| Date | <u>24 03</u> | <u>2016</u> |

Sir / Madam,

Sub: **Building Permission - Sanctioned - Reg.**

Ref: 1. Your Application dated: 18-03-2016
2. GOMS NO.168 DT. 7-04-2012.

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

| A APPLICANT AND LICENSED PERSONNEL DETAILS: | | | | | | | | |
|---|---|-----------------------------------|------------------------|-------------------|----------------------------|------------------------|---------------------------|-----------------|
| 1 | Applicant | <u>Drimera, Family</u> | | | | | Lic.No. | |
| 2 | Developer / Builder | | | | | | Lic.No. | |
| 3 | Licensed Technical Person | <u>Extam. pruthivihar</u> | | | | | Lic.No. | <u>61128103</u> |
| 4 | Structural Engineer | | | | | | Lic.No. | |
| 5 | Others | | | | | | | |
| B SITE DETAILS | | | | | | | | |
| 1 | T.S.No. | <u>SI NO. 477/A, 531/B, 533/B</u> | | | | | | |
| 2 | Premises No | <u>6-4-77</u> | | | | | | |
| 3 | Plot No. | | | | | | | |
| 4 | Layout / Sub Divn. No. | | | | | | | |
| 5 | Street | | | | | | | |
| 6 | Locality | <u>Vidyanagar</u> | | | | | | |
| 7 | Town/ City | <u>Sircilla</u> | | | | | | |
| C DETAILS OF PERMISSION SANCTIONED | | | | | | | | |
| 1 | Floors | Ground | | Upper floors | | Parking floors | | |
| 2 | Use | No. | Area (m ²) | No. | Area(m ²) | Level | No. Area(m ²) | |
| A | Residential | <u>1</u> | <u>84.05</u> | <u>2</u> | <u>84.05</u> | Cellar | | |
| B | Commercial | | | | | Stilt | | |
| C | Others | | | | | U. Floors | | |
| D | No of floors (<u>2</u>) | -- | | -- | | | | |
| 3 | Setbacks (m) | Front | | Rear | Side I | Side II | | |
| | | <u>1.5</u> | | <u>1.0</u> | <u>1.0</u> | <u>1.0</u> | | |
| 4 | Site Area (m ²) | <u>133.78</u> | | | | | | |
| 5 | Road affected area (m ²) | | | | | | | |
| 6 | Net Area(m ²) | <u>133.78</u> | | | | | | |
| 7 | Tot-lot Area (m ²) | | | | | | | |
| 8 | Height (m) | <u>6.0</u> | | | | | | |
| 9 | No. of RWHPs | <u>1</u> | | | | | | |
| 10 | No. of Trees | <u>2</u> | | | | | | |
| 11 | Others | | | | | | | |
| D DETAILS OF FEES PAID (RS.) TOTAL : | | | | | | | | |
| 1 | Building Permit Fee | <u>10675 = (0)</u> | | 7 | Impact Fee | | | |
| 2 | Development Charges | <u>1740 = (0)</u> | | 8 | City Level Infra. Imp. Fee | | | |
| 3 | Betterment Charges: | | | 9 | Compounding Fee | | | |
| 4 | Ext. Betterment Charges | | | 10 | <u>2000</u> | <u>2000 = (0)</u> | | |
| 5 | Sub-Division Charges | <u>1610 = (0)</u> | | 11 | <u>500</u> | <u>500 = (0)</u> | | |
| 6 | Open space Charges | <u>-</u> | | 12 | | | | |
| E OTHER DETAILS : | | | | | | | | |
| 1 | Contractor's all Risk Policy No. | | | Dt | | Valid Upto | | |
| 2 | Notarised Affidavit No | | Dt: | Floor handed over | | Area (m ²) | | |
| 3 | Entered in prohibitory property watch register Sl.No. | | Dt: | S.R.O. | | | | |
| F | Construction to be Commenced Before | | | | | | <u>24-03-2016</u> | |
| G | Construction to be Completed Before | | | | | | <u>23-03-2019</u> | |

**Technical remarks of TP&BO/TPS/TPO
Municipal Council Sircilla**

File No. GI/6m/2016

BA No. 220/2016

DETAILS OF THE PROPOSALS:

1) The applicant Damma Ramulu slovenkataiah..... has submitted the proposals for construction individual residential building Ground & First Second floor in Sy No./H No. 477/A, S31/B, & 477/253/B situated at Vidyannagar of Municipal Corporation Karimnagar.

2) **Ownership Document Details:**

In support of ownership title on the site the applicants have furnished copies of the following documents attested by Gazetted Officer, the title deeds have been examined and the details are tabulated below:

| SI No | Document No | Status | Vendor | Vendee | Sy No / H. No. | Extent In Sq mtrs | Schedule of Boundaries |
|-------|-------------|-----------|---------------------|--------------|---------------------|-------------------|------------------------|
| 1 | 1118/1993 | Sale Deed | Madhura Machharamma | Damma Ramulu | 477/A, S31/B, S33/B | 133.78 | |

3) As per the above Documents it is observed that the site under reference is located developed area. Therefore, the application has been taken up for scrutiny as per the rules, regulations and procedure in vogue.

4) **Inspection Report:** Inspected the site and verified the measurements, Schedule of boundaries documents etc. site under reference is located in old developed area. At present, the site is surrounded by

East : Extd 33'0" wide Road
 West : Open place of Poosa Maisaiah,
 North : Extd 40'0" wide Road
 South : Open place of Madhura Machharamma

The Plans submitted have been verified with reference to the ground position (levels, dimension and area of the plot) and as well as the documents, road width, etc. and found correct and applicant has not commenced the construction work.

5) The following technical report is submitted with reference to the G.O.Ms.No.168 dt. 07.4.2012 and the relevant other Zoning Regulations, Building Byelaws.

a) **Land Use :** As per the sanctioned master plan of GO. No. 546 MA. Dt: 1-12-2003 of Sircilla town. The proposed site under reference is covered by Residential/Commercial use Zone

b) **Details of Plot area:**

| Affected area | Net area |
|---------------|----------|
|---------------|----------|

Proposed built up area:

Stilt Floor built up area:.....Sq mtrs.

Ground Floor built up area: 84.05.....Sq mtrs.

First Floor built up area: 84.05.....Sq mtrs.

Second Floor built up area:.....Sq mtrs.

c) ALL ROUND OPEN SPACES:

(all in mts)

| Sides | Direction | Road width | Set back (in m) | | | Remarks |
|-------|-----------|------------|-----------------|----------|-----------|---------|
| | | | Required | Provided | Shortfall | |
| Front | | | 1.5 | 1.5 | | |
| Rear | | | 1.0 | 1.0 | | |
| S(1) | | | 1.0 | 1.0 | | |
| S(2) | | | 1.0 | 1.0 | | |

d) Height of the Building:

| Permissible as per the G.O.Ms.No.168, MA, dt: 7.04.2012 | Proposed | Remarks |
|---|----------|---------|
| 10.0 | 6.0 | |

e) Mortgage Area:

| Built up Area | Required | Provided | Remarks |
|---------------|----------|----------|---------|
| - | - | - | - |

The Technical data above is satisfying the provisions laid down in the above said G.O Ms No. 168, MA., dt: 07-4-2012 and the building proposals are not in violation of B.R/Z.R

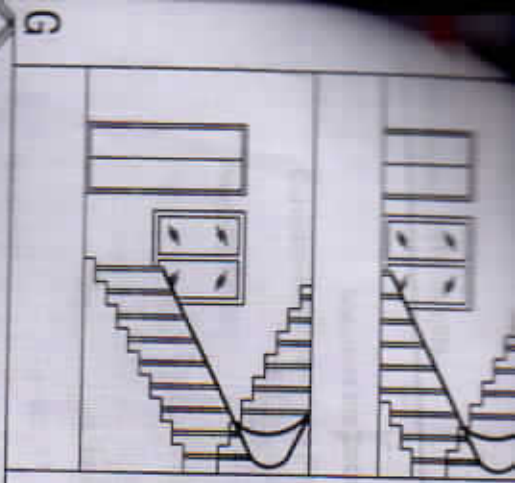
Hence the proposals submitted by the applicant for construction of Commercial /Residential building with Ground floor/First floor/~~Second floor~~ may be granted.

The proposal may be accorded

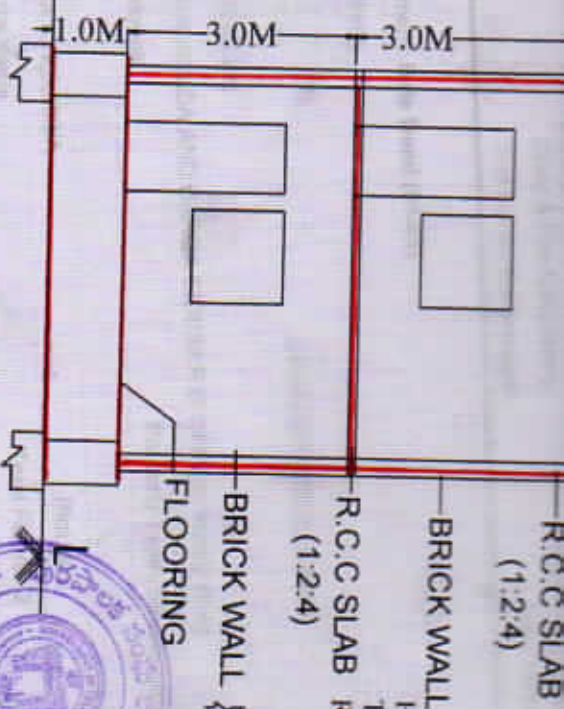
TPB
TPB 24/3

TPB
T.P.O. 24/3

Commissioner
Commissioner 24/3



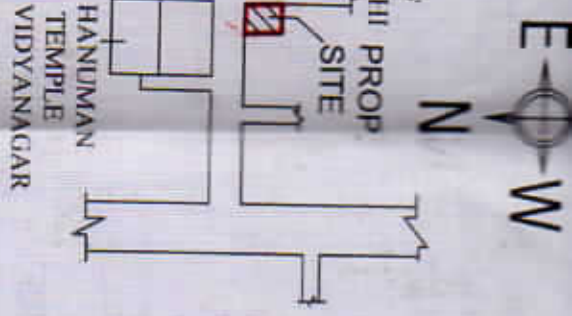
ELEVATION



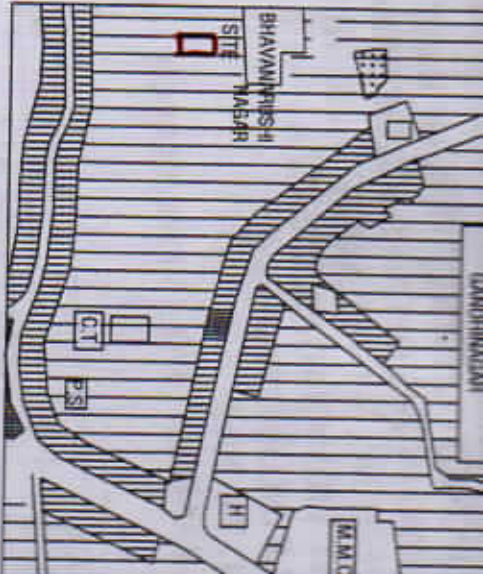
SECTION AT A-A



LOCATION MAP (NOT TO SCALE)



EXTRACT OF MASTER PLAN.



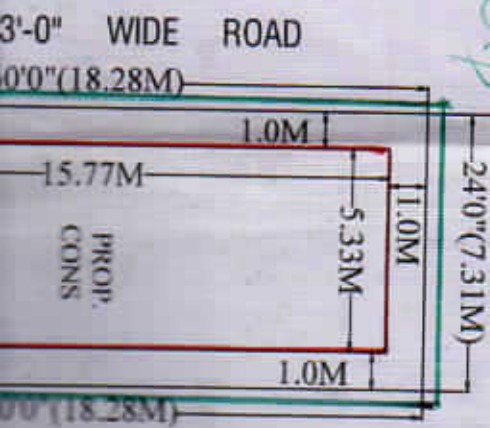
TP: B.S. [Signature]

Commissioner

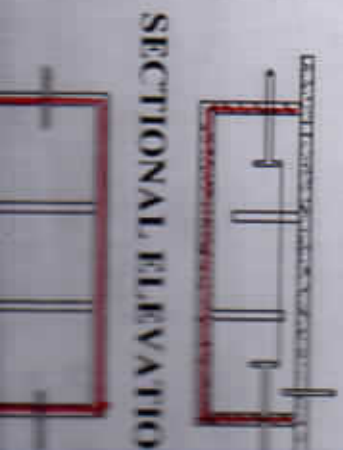
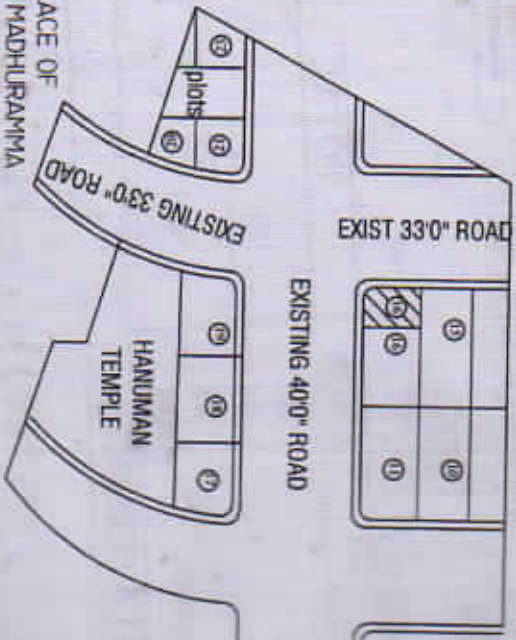
BEDROOM MUNICIPALITY SIRICILLA

T.P.O. [Signature]

This Permission will not establish the right to ownership in case any civil dispute arises in future
 Note: This is only municipal sanction for construction without prejudice to anybody's civil right on the land this permission is here by sanctioned to.....
 Residential/ Commercial Other use vide permit
 Date: 24/03/2016



LAY-OUT EXTRACT PLAN



SECTIONAL ELEVATION