

**Technical remarks of TP&BO/TPS/TPO
Municipal Corporation Karimnagar**

135

File No. G2/271/2015

BA No. 188/2015-16

DETAILS OF THE PROPOSALS:

1) The applicant N. Kavitha s/o. Raji Reddy has submitted the proposals for construction individual residential building Ground & First, Second floor in Sy No./H No. 1230 situated at Vidyanagar 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.	3588 2014.	Sale deed.	D. Inna Reddy	N. Kavitha	1230.	168.00 Sq. mts	
2.	Proc. No. G2/2/49/6RS/2015, dt. 2-2-2016.						

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 : Plot of others 171
West : Plot of others 173.
North : 30'-00" feet Road.
South : Plot of others 119.

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 and provisions of HMC Act 1955.

a) **Land Use :** As per the sanctioned GTP No. 2/97 of Karimnagar town the proposed site Under reference is covered by Residential use.

b) **Details of Plot area:**

Total area	Affected area	Net area
168.00. Sq. mts.		168.00. Sq. mts.

Proposed built up area: 225.48 Sq mtrs

Front	North	30'-00"	1.50	1.50	Satisfy
Rear	South		1.00	1.00	"
S(1)	East		1.00	1.00	"
S(2)	West		1.00	1.00	"

d) Height of the Building:

Permissible as per the G.O.Ms.No.168, MA, dt: 7.04.2012	Proposed	Remarks
10-00m	5.9m	Satisfy

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

I inspected the proposed site. The applicant has proposed building to construct Ground floor & first floor Residential building Sy. no. 1230, at, Vidyanagar.

The party has submitted ownership documents and plans. Submitted were tallied to the proposed site. The proposed site is covered by B.R.S. issued by this office. Proc. no. G2/2/49/BRS/2015/KVR, dt: 2-2-16.

Hence the permission sought for which may be accorded.

(A) may be approved

mp3 1/2/16

TPO.

Signature of TPO

File
22/2/16
TP&BO.

Submitted:- As per above approval the building permission proceedings with plans are put up for signature pl sir

mp3 1/2/16

Signature
6/2/16