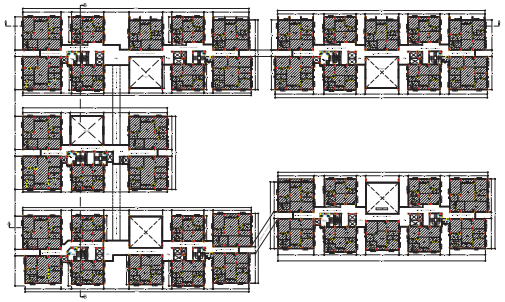
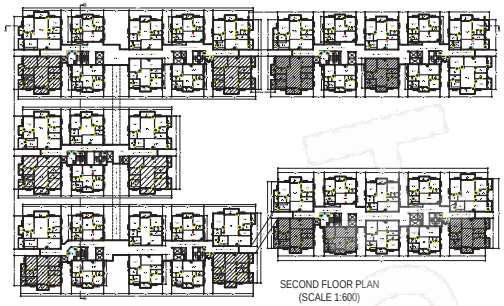


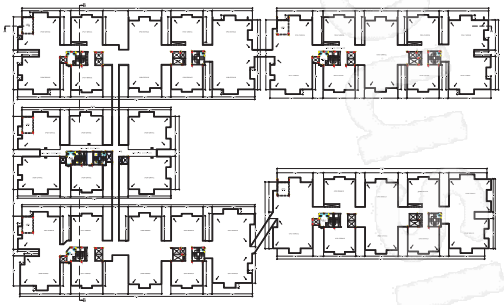
FIRST FLOOR PLAN
(SCALE 1:600)
(BLOCK-A)



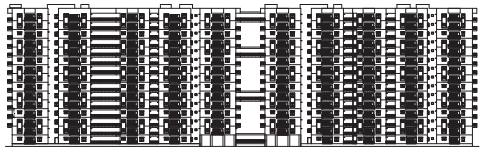
SECOND FLOOR PLAN
(SCALE 1:600)
(BLOCK-A)

TYPICAL 3,4,6,7,8,9,11,12 & 13 FLOOR PLAN
(SCALE 1:600)
(BLOCK-A)

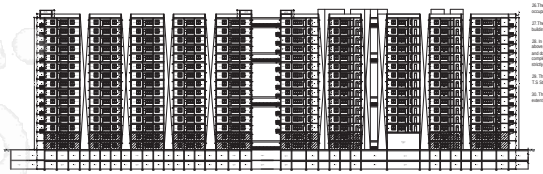
TYPICAL 5,10 & 14TH FLOOR PLAN
(SCALE 1:600)
(BLOCK-A)



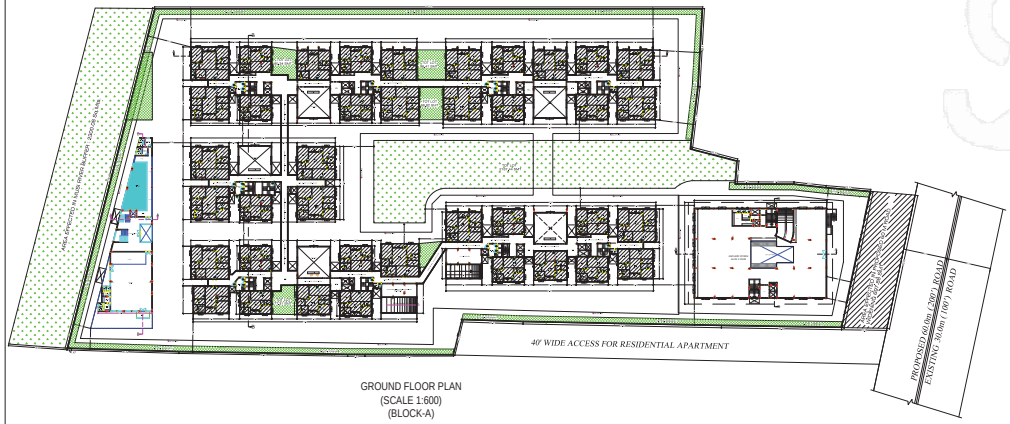
TERRACE FLOOR PLAN
(SCALE 1:600)
(BLOCK-A)



ELEVATION
(SCALE 1:600)
(BLOCK-A)

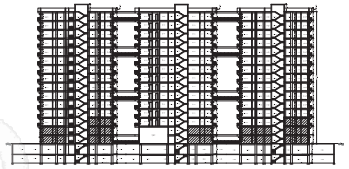


SECTION AT A-A
(SCALE 1:600)
(BLOCK-A)



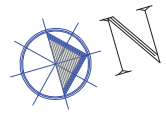
GROUND FLOOR PLAN
(SCALE 1:600)
(BLOCK-A)

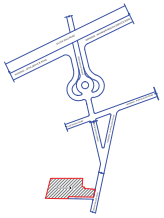
SECTION OF STEP



SECTION AT B-B
(SCALE 1:600)
(BLOCK-A)

3rd FLOOR





LOCATION PLAN

1. TECHNICAL APPROVAL IS NEED AT ACCORDED for only 275 Dwelling units in Sy. No. 340/8 PART & 340/9 PART situated in Narsingi Village, Gandipet Mandal, Ranga Reddy District of HMDA & Forwarded to the Municipality/Local Body for Final Sanction subject to conditions mentioned in Approved Plan Vide No. 031/JS/SKP/R1/U/HMDA/1/1032019, Dt: 20-04-2021.

2. All the conditions imposed in G.O. No. 151/JS/SKP/R1/U/HMDA/1/1032019 Dt: 20-04-2021 are to be strictly followed.

3 10.00% of Built Up Area to an extent of 1583.14 sq mtrs Mortgaged (flat nos G-01, G-02, G-03, G-06, G-05, G-07, G-08, G-10 in Ground floor, flat nos 101,102,103,104,105,107,108,109,110 in first floor, flat nos 201,202,203,204,205,209 in second floor in block-A, flat nos G-01,G-02, G-04, G-05, G-06, G-07, G-08, G-09, G-10 in ground floor, flat nos 101,102,103,104,105,106,107,108,109,110 in first floor, flat nos 201,202, 206 in second floor in block-B, flat nos G-01, G-02,G-03, G-05, G-06,G-10 in Ground floor, flat nos,101,102,103,105,106 in first floor, flat nos,201,202, 205 in second floor in block-C, flat nos G-01, G-02,G-03, G-04, G-06, G-07,G-08, G-9, G-10 in ground floor, flat nos,101,102,103,104,106,107,108,109,110 in first floor, flat nos,201,202, 207, 208 in second floor in block-D, flat nos G-01, G-02, G-03, G-04, G-06, G-07,G-08, G-9, G-10 in ground floor, flat nos,101,102,103,104, 107,108,109,110 in first floor, flat nos,201,203,206, 208 in second floor in block-E) in favour of the Metropolitan Commissioner, Hyderabad Metropolitan Development Authority, vide Document no.8864/2020 dt:09-06-2020, as per Common Building Rules-2012 (G.O.Ms.No. 168, Dt: 07-04-2012.) and to an extent of 1275.62 sq mtrs in secure flat vide Document no.6924/2021 dt:20-04-2021.

4 The applicant has submitted Agriculture to non agricultural conversion certificate from RDO vide Letter no.C/1387/2018 dt:30-11-2018 to an extent of Ac.0-39 gts.

5. This approval does not bar the application of the provision of the Urban Land (Ceiling & Regulation) Act, 1976.

6. The local authority shall ensure that ownership clearance and Urban Land Ceiling clearance of the site under reference are in order, and should scrupulous follow the Government instructions Vide Memo No. 35035/97 MA, Dt: 18.06.1997 before sanctioning and releasing these technical approved building plans.

7. This approval does not confer or effect the ownership of the site Authority of ownership site boundary is the responsibility of the applicant.

8. The Builder/Developer/Owner shall be responsible and ensure that the fire safety, structural stability requirements of the proposed complex are in accordance with the National Building Code, 1983 Provisions.

9. The Commissioner of Municipality/Local Authority should physically take over the land shown in Road widening at free of cost before releasing Building Permission as per statutory Master Plan/Z.D.P.

10.The Cellar/Stilt floor shall be used for parking purpose only and should not be used for any other purposes as per the G.O.Ms.No. 168 Mnk Dt: 07-04-2012.

11.The Builder/Developer should construct sump, drainage as per GI standards and to the satisfaction of Municipality in addition to the drainage system available.

12.That the applicant shall comply the conditions laid down. G.O.Ms.NO.470 M & Dt:8-7-2008, G.O.MS NO.168 M & Dt:7-4-2012 and its amendments.

13.The applicant shall obtain necessary clearance from the Fire Services Department for the proposed Apartment complex/Building as per the provisions of A.P. Fire Services Act, 1999.

14.This permission does not bar any public agency including HMDA/Local Body to acquire the lands for public purpose as per Law.

15.Two numbers water type fire extinguisher For every 4000sq. Mtrs of floor area with Minimum of four numbers fire extinguisher Per floor and 5Kgs. DCP extinguisher minimum 2Nos.s each at Generator and Transformer area shall be provide as per atomic 60 specification No. 2180-1982.

16.Manually operated and alarm system in the entire building, Separate Underground static Water storage tank capacity of 35,000 Ltr. Capacity Separate Terrace tank of 25,000 ltrs Capacity for Residential buildings. Inlet Bwel, Down Comer.

17. Automatic Sprinkler system is to be provided if the basement area exceeds 200 Sq. Mtrs Electrical wiring and installation shall be Certified by the electrical engineers to Ensure electrical fire safety.

18.To created a joint open spaces with the Neighbours buildings/premises for Manouverability of the vehicles. No parking or any construction shall be made in ventilator area.

19.Transformers shall be provided with 4 hours Rating fire resistant constructions as per Rule 15 (e) of A.P Apartments (Promotion of constructions and ownership) rules, 1987.

20.To provide one entry and one exit to the premises with minimum Width of 4.5 Mtrs and height clearance of 5 Mtrs.

21.To provide sewerage treatment plant for recycling of sewage water for usage of recycled water for Gardening etc. As per APPCB Norms.

22.Provide fire resistant swing DGS for the collapsible life in all floors, provide generator, an alternate source of electrical supply, Emergency lighting in the corridors/common passage and stair cases.

23. The applicant shall construct the Building as per Sanctioned Plan if any deviations made in setbacks, the Building shall be demolished. If any deviations made in approved building plans will be withdrawn and cancelled without notice and action will be taken as per law.

24.That the applicant shall comply the conditions laid down in the G.O. Ms.No. 168 MA Dt: 07-04-2012 and its Amended Government Orders.

25.This permission does not bar any public agency including HMDA/Local Body to acquire the lands for public purpose as per Law.

26.The HMWS and SB and T & Transco not to provide the permanent connection till to produce the occupancy certificate from the Sanctioning Authority.

27.The applicant/ developer are the whole responsible if anything happens/ while constructing the building.

28. In case of Commercial / Industrial / Residential Buildings constructions over 10,000 Sq.mtrs area and above, provision shall be made in the plans for Sewage Treatment Plant(STP) Which shall bring Sewage and domestic discharge within the Prescribed Parameters. Further, such plans should duly provide for a complete and comprehensive system of collection, transportation and disposal of municipal solid waste strictly in accordance with the solid waste Management Rule - 2016.

29. The applicant should comply the conditions laid down by the Airports Authority of India, SEIAA and T.S State Disaster Response & Fire Services Department.

30. The applicant has handed over the area affected under proposed 60 mtrs Master plan road to an extent of 697.68 Sq.mtrs to the local body through registered gift deed No.6867/2020 dt: 03.08.2020.

PLAN SHOWING THE PROPOSED RESIDENTIAL BLDG/APARTMENT BUILDING CONTAINING BLOCK (A) : 2CELLAR + 1GROUND + 14, CLUB (BLG) : 2CELLAR + 1GROUND + 4, BLG (CMRL) : 2CELLAR + 1GROUND + 7 TJPPER FLOORS IN PLOT NOS IN SURVEY NO. 340/8 PART & 340/9 PART OF NARSINGI VILLAGE, NARSINGI MUNICIPALITY MANDAL, RANGA REDDY DISTRICT, TELANGANA STATE.

BELONGING TO :-

M/s. HALLMARK HOUSING INFRA REP. BY. 1)SRI.ALLU SRINIVASA REDDY & 2)SRI. KANDULA ASOKA VARDHAN

DATE : 20-04-2021	SHEET NO.: 03/05

AREA STATEMENT HMDA

PROJECT DETAIL :

Authority : HMDA	Plot Use : Residential
File Number : 021425/SKP/R1/U/HMDA/1/1032019	Plot SubUse : Residential Bldg
Application Type : General Proposal	Proffearby/Religious/Structure : NA
Project Type : Multistoried Buildings	Land Use Zone : Residential
Nature of Development : New	Land SubUse Zone : NA
Location : Erstwhile Hyderabad Urban Development Authority (HUDA)	Abutting Road Width : 30.00
SubLocation : New Areas / Approved Layout Areas	Survey No. : 340/8 PART & 340/9 PART
Village Name : Narsingi	North : ROAD WIDTH - 30.00
Mandal : Gandipet	South : CTS NO -
	East : SURVEY NO - 340/7
	West : SURVEY NO - 340/10

AREA DETAILS :

		SQ.MT.
AREA OF PLOT (Minimum)	(A)	25623.20
NET AREA OF PLOT	(A-Deductions)	24925.32
Accessory/Use Area		160.59
Vacant Plot Area		15585.98
COVERAGE CHECK		
Proposed Coverage Area (36.62 %)		9178.75
Net BUA CHECK		
Residential Net BUA		113550.65
Commercial Net BUA		12579.48
Proposed Net BUA Area		128383.09
Total Proposed Net BUA Area		128383.03
Consumed Net BUA (Factor)		5.15
BUILT UP AREA CHECK		
MORTGAGE AREA FOR RESIDENTAIL		11626.14
MORTGAGE AREA FOR COMMERCIAL		1275.62
ARCH / ENGG / SUPERVISOR (Regd)		Owner
DEVELOPMENT AUTHORITY		LOCAL BODY

COLOR INDEX
- PLOT BOUNDARY
- ABUTTING ROAD
- PROPOSED CONSTRUCTION
- COMMON PLOT
- ROAD WIDENING AREA

Building BLOCK (A)

Floor Name	Gross Building Area	Deductions Porch Extra BUA Stairs & Ramp			Deductions Extra in Stairs				Proposed Net BUA Area (Sq.mtr)	Add Extra in Net BUA (Sq.mtr)			Total Net BUA Area (Sq.mtr)	Dwelling Units (No.)
		Cellar	Porch	Total	UnDeduction	Stairs	Total	Parking	Area	Up	Passage			
Upper Basement Floor	0.00	0.00	0.00	0.00	0.00	1323.47	1323.47	14000.00	0.00	0.00	0.00		676.53	00
Upper Basement Floor	0.00	0.00	0.00	0.00	1323.47	1323.47	1323.47	14000.00	0.00	0.00	0.00		676.53	00
Ground Floor	6991.33	0.00	6991.33	0.00	0.00	6944.62	0.00		6323.99	0.00	0.00		6323.99	00
Ground Floor	7001.00	0.00	7001.00	0.00	0.00	0.00	0.00		6323.99	0.00	0.00		6323.99	00
Typical Floor	7001.00	0.00	7001.00	0.00	0.00	0.00	0.00		7488.07	0.00	0.00		7488.07	07
Third Floor	7001.00	0.00	7001.00	0.00	0.00	51.47	0.00		7488.07	0.00	0.00		7488.07	07
Fourth Floor	7001.00	0.00	7001.00	0.00	0.00	51.47	0.00		7488.07	0.00	0.00		7488.07	07
Fifth Floor	7001.00	0.00	7001.00	0.00	0.00	51.47	0.00		7488.07	0.00	0.00		7488.07	07
Sixth Floor	7001.00	0.00	7001.00	0.00	0.00	51.47	0.00		7488.07	0.00	0.00		7488.07	07
Seventh Floor	7001.00	0.00	7001.00	0.00	0.00	51.47	0.00		7488.07	0.00	0.00		7488.07	07
Eighth Floor	7001.00	0.00	7001.00	0.00	0.00	51.47	0.00		7488.07	0.00	0.00		7488.07	07
Ninth Floor	7001.00	0.00	7001.00	0.00	0.00	51.47	0.00		7488.07	0.00	0.00		7488.07	07
Tenth Floor	7001.00	0.00	7001.00	0.00	0.00	51.47	0.00		7488.07	0.00	0.00		7488.07	07
Eleventh Floor	7001.00	0.00	7001.00	0.00	0.00	51.47	0.00		7488.07	0.00	0.00		7488.07	07
Twelfth Floor	7001.00	0.00	7001.00	0.00	0.00	51.47	0.00		7488.07	0.00	0.00		7488.07	07
Thirteenth Floor	7001.00	0.00	7001.00	0.00	0.00	51.47	0.00		7488.07	0.00	0.00		7488.07	07
Fourteenth Floor	7001.00	0.00	7001.00	0.00	0.00	51.47	0.00		7488.07	0.00	0.00		7488.07	07
Terrace Floor	118.00	0.00	0.00	0.00	0.00	0.00	0.00		0.00	0.00	0.00		0.00	00
Total :	113550.65	0.00	0.00	0.00	0.00	0.00	0.00		113550.65	0.00	0.00		113550.65	0.00
Total Number of Same Buildings :	1													
Total :	113550.65	0.00	0.00	0.00	0.00	0.00	0.00		113550.65	0.00	0.00		113550.65	0.00

Name : B V KRISHNA KUMAR
Designation : JPO
Date : 22-Apr-2021 14:02:41

Name : B V KRISHNA KUMAR
Designation : Planning Officer
Date : 22-Apr-2021 14:

OWNER'S SIGNATURE	BUILDER'S SIGNATURE
ARCHITECT SIGNATURE	STR.ENGR. SIGNATURE
P. SREENIVAS CHARY	Ar. ARUN RYAKAN