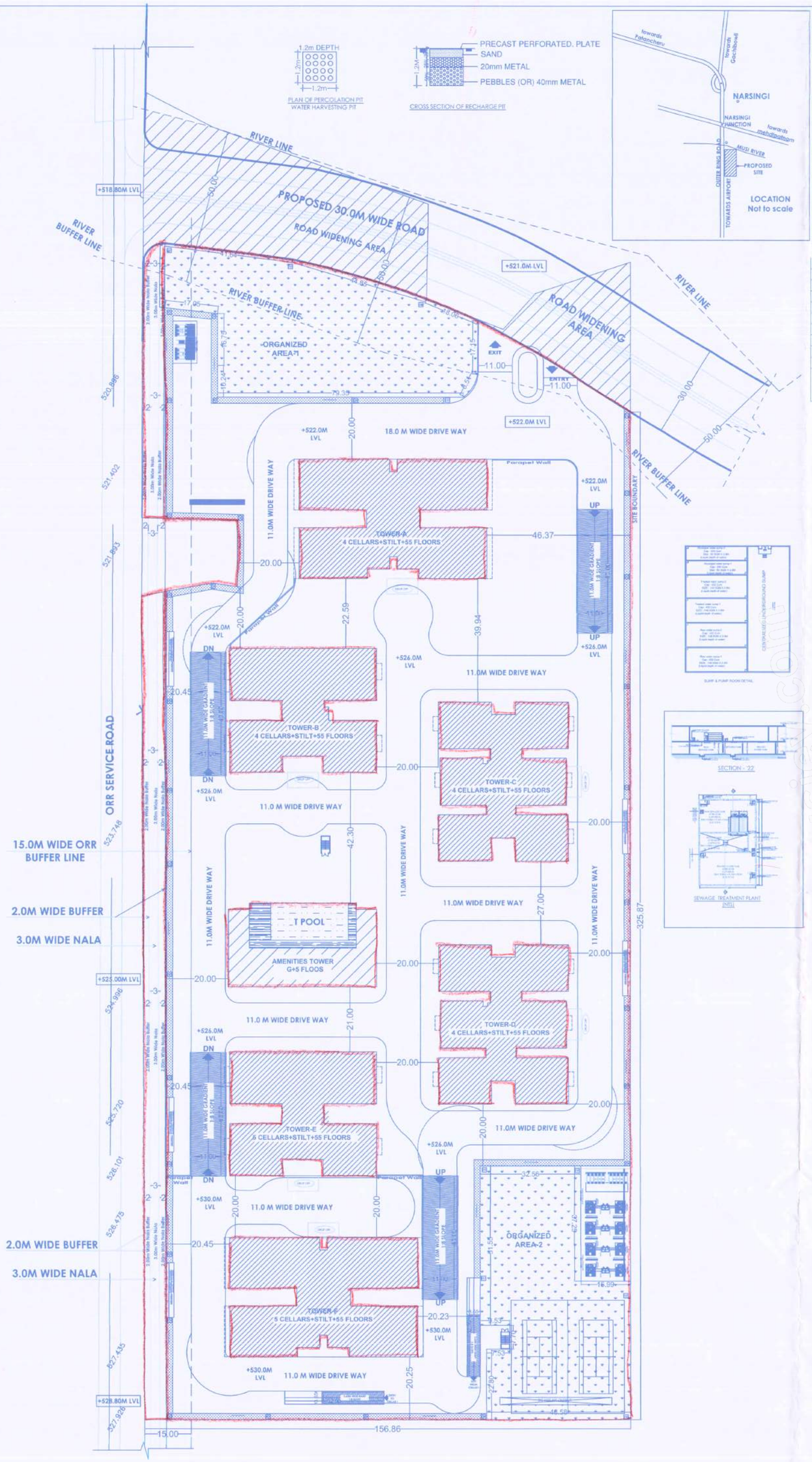

SITE PLAN

AREA STATEMENT

	Sqmts	Sqyds	Ac
TOTAL SITE AREA	59,185.62	70,786.00	14.625
ROAD WIDENING	4,226.81	5,055.22	
NALA AREA (3m Nala and 2m buffer on either side)	2,516.25	3,009.41	
NET SITE AREA	**52,442.56**	**62,720.78**	**12.959**
	REQUIRED	PROPOSED	Units
ORGANISED OPEN AREA	5,244.26	6,789.94	Sqmts
	10.00%	12.95%	
RESIDENTIAL BUILTUP AREA		6,07,821.00	Sqmts
AMENITIES BUILTUP AREA	4,645.11	6,430.29	Sqmts
	50,000.00	69,215.64	Sqft
TOTAL PROPOSED BUILTUP AREA		6,14,251.29	Sqmts
TOTAL No: Of Flats		1,526	No's
TOTAL No: Of Cars		4,477	No's
PARKING AREA	REQUIRED	PROPOSED	
AMENITIES	2,122.00	2,500.00	Sqmts
	33.00%	38.88%	
RESIDENTIAL	1,33,720.82	1,72,469.71	Sqmts
	22.00%	28.38%	
TOTAL PARKING AREA		1,74,969.71	Sqmts

PARKING AREA CALCULATIONS

Floors	Floor Area	Ventilation Area	Common/ Serv	Net Parking Area	No:of Cars
STILT	12,810.54	952.79	1,602.15	10,255.60	
CELLAR - 1	8,581.76	249.92	457.97	7,873.87	171
CELLAR - 2	42,018.03	1189.57	4,734.16	36,094.30	844
CELLAR - 3	44,388.70	1189.57	2,186.00	41,013.13	1,196
CELLAR - 4	44,388.70	1189.57	3,235.41	39,963.72	1,149
CELLAR - 5	44,388.70		4,619.61	39,769.09	1,117
TOTAL				**1,74,969.71**	4,477

VENTILATION AREA	Required	Proposed
	1050.45	1189.57
	2.50%	2.83%

	Block A	Block B	Block C	Block D	Block E	Block F
1st Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
2nd Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
3rd Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
4th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
5th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
6th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
7th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
8th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
9th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
10th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
11th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
12th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
13th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
14th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
15th Floor	2,071.11	1,628.10	1,860.79	1,860.79	1,628.10	2,071.11
16th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
17th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
18th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
19th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
20th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
21st Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
22nd Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
23rd Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
24th Floor	2,071.11	1,628.10	1,860.79	1,860.79	1,628.10	2,071.11
25th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
26th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
27th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
28th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
29th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
30th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
31st Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
32nd Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
33rd Floor	2,071.11	1,628.10	1,860.79	1,860.79	1,628.10	2,071.11
34th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
35th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
36th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
37th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
38th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
39th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
40th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
41st Floor	2,071.11	1,628.10	1,860.79	1,860.79	1,628.10	2,071.11
42nd Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
43rd Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
44th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
45th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
46th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
47th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
48th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
49th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
50th Floor	2,071.11	1,628.10	1,860.79	1,860.79	1,628.10	2,071.11
51st Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
52nd Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
53rd Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
54th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
55th Floor	2,050.08	1,616.52	1,855.61	1,855.61	1,616.52	2,050.08
Total	**1,12,859.55**	**88,966.50**	**1,02,084.45**	**1,02,084.45**	**88,966.50**	**1,12,859.55**

TOTAL BUILTUP AREA	
Block A	1,12,859.55
Block B	88,966.50
Block C	1,02,084.45
Block D	1,02,084.45
Block E	88,966.50
Block F	1,12,859.55
TOTAL	**6,07,821.00**
Amenities	6,430.29
TOTAL	**6,14,251.29**

AMENITIES	
Ground Floor	1,278.93
1st Floor	1,216.42
2nd Floor	1,233.81
3rd Floor	1,207.16
4th Floor	809.38
5th Floor	684.59
Total	**6,430.29**

ORGANISED OPEN AREA	Sqmts
Organised Open area - 1	3604.09
Organised Open area - 2	3185.85
TOTAL	**6,789.94**

TECHNIC APPROVAL IS HERE ACCORDED FOR ONLY
DWELLING UNITS UNDER SECTION 20(2) (I) (I) OF HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY ACT 2008 & FORWARDED TO THE MUNICIPALITY/LOCAL BODY FOR FINAL SANCTION SUBJECT TO CONDITIONS MENTIONED ON APPROVED PLAN. CORRECTED PLAN
File No. 26923/HMDA/BP/PLS/H/2023 dt: 30/11/2023
BY 11258/BP/PLS/H/2023
26923/11258/BP/PLS/H/2023

2. All the conditions imposed in Lr. No.
3. This approval is given for the purpose of the provision of the Urban Land (Ceiling & Regulations) Act, 1976
4. The local authority shall ensure than ownership clearance (and Urban Land Ceiling/clearnace of the site under reference are in order and should scrupulously follow the Government instructions vide Memo No.1933/1/11/97 MA, dt.18-6-97 before sanctioning and releasing these technical approved building plans
5. This approval does not confer or affirm the ownership of the site Authority of ownership site boundary is the responsibility of the applicant.
6. The Builder/Developer/Owner shall be responsible and ensure the the five safety structural stability requirements of the proposed complex are in accordance with the National Building Code, 2005 Provisions
7. The Commissioner of Municipality/Local Authority should phytically take over the land shown in Road widening at free of cost before releasing Building permission as per statutory Master Plan/Z.D.P.
8. The Cellar/ / /t parking should not be mis-used for any other purpose.
9. The Builder/Developer should construct sump, drainage as per ISI Standards and to the satisfaction of Municipality in addition to the drainage system available
10. THAT THE APPLICANT SHALL COMPLY THE CONDITIONS LAID DOWN G.O.MS. NO. 470 M.A. Dt. 8-7-2008, G.O.M.S.NO. 168 M.A. Dt., 7-4-2012 AND ITS ENDOWMENTS
11. The applicant shall obtain necessary clearance from the FIRE SERVICES DEPARTMENT for the proposed Apartment complex/Building as per the provisional of A.P. FIRE SERVICES ACT, 1999
12. This permission does not give any public agency include HMDA/Local Body to acquire the lands for public purpose as per Law
13. Two numbers water type fire extinguisher For every 500 Sq.Mtre of floor area with Minimum of four numbers fire extinguisher Per floor and 5 kgs. ISI Fire extinguisher maximum 2 Nos. each at Staircase and Transformer area shall be provide as per Annexure VII specification No.2190-1992.
14. Manually operated and alarm system in the Entire Building; Separate Underground static Water storage tank capacity of 25,000 Ltr. exclusly Seperate Terrace tank of 25,000 ltrs Capacity for Residential Buildings. House Rain Down Com
15. 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.
16. To create a joint open spaces with the Neighbours buildings / premises for Maneuverability of fire vehicles. No parking Ossay constructions shall be made in setback area
17. Transformers shall be provided with 1 hours Rating fire resistant constructions as per Rule 13(8) of A.P. Apartments (Promotion Of construction and ownership) rules 1987
18. To provide one entry and one exit To the premises with a minimum Width of 4.5 mtrs and height Clearance of 5 mtrs
19. To provide sewage treatment plant/ or system Of sewage water for usage of recycled water for Gardening etc as per APPCB norms.
20. Provide Fire evacuation swing DOOR For the collapsible life in all floors Provide Generator, as alternate Source of electric supply. Emergency Lighting in the corridors/common Passage and stair cases

For METROPOLITAN COMMISSIONER
Hyderabad Metropolitan Development Authority

PLAN SHOWING THE PROPOSED RESIDENTIAL APARTMENTS IN SURVEY NOS. 84/P,85/P,86,87,88, 89,90,91, 92/P,93, 94,95,96,OF BAIRAGIGUDA AND SURVEY NO'S 12/P,438/P,444/P, 445/P,447/P,448/P, 515/P, 516,518 & 519 IN MANCHIREVULA IN GANDIPET MANDAL, RANGAREDDY DISTRICT

BELONGING TO:

M/S. RAJAPUSHPA TRUSTNEST REALTY LLP,

REPRESENTED BY IT'S

AUTHORIZED SIGNATORY

MR. P. SUJITH REDDY, S/O PJC REDDY

SPECIFICATIONS:

FOUNDATION	:	RCC M:30
COLUMNS	:	RCC M:30
SUPER STRUCTURE	:	RCC SHEAR WALLS
SLABS, BEAMS, CHAJJA	:	RCC M:20 / M:30
DOORS, WINDOWS, VENTILATORS	:	WOOD AND UPVC
FLOORING	:	VITRIFIED TILES
PLASTERING	:	IN C.M.

OPENINGS:

DOORS:	WINDOWS:	VENTILATIONS
SD : 2.40 x 2.10	W : 1.50 x 1.20	V: 0.60 x 0.60
SD1 : 2.50 x 2.10	W1: 1.20 x 1.20	
FD1 : 3.00 x 2.10		
FRD : 1.20 x 2.10		
FRD1 : 1.50 x 2.10		
D : 1.20 x 2.10		
D1 : 0.80 x 2.10		

REFERENCE:

PROPOSED

EXISTING

TO BE DISMANTLED

NORTH: N E S W

NOTE: ALL DIMENSIONS ARE IN METERS

SCALE :1 : 600

Owner's/Builder's Signature:

Structural Engineer's Signature:

Architect's Signature:

Sheet Title: Sanction Drawing

SITE PLAN

Sheet no: 01 Of 48