

HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY

TOWN PLANNING SECTION

APPLICATION FOR BUILDING PERMISSION

[For Residential building below 4000 Sq Mt. & Non multistoried (below 18 Mt.)]

A) TYPE OF DEVELOPMENT	
1	Building Permission Residential- Below 4000.00 Sq Mt. Non multistoried (below 18 Mt.)
2	Submitted On 31 October, 2015
B) DETAILS OF APPLICANT	
1	Applicantion is for Self Use or Selling Purpose? Land Owner (Self Use)
2	Name (In Full) Sri. Srinivas Bingi
3	Address Line 1 Villa No.5, SRR PRIDE, At Bachupally, Hyderabad.
4	Address Line 2
5	City State/Province/Region Hyderrabad Telangana
6	PIN 5 0 0 0 2 4
7	Land Line Phone Mobile No. 9849647442
8	E-mail mallika.kuppa@softtech-engr.com
C) LOCATION OF THE PROPOSED SITE	
1	Project Location Erstwhile Hyderabad Urban Development Authority (HUDA)
2	Plot No. 31
3	Survey No. 41 & 43
4	District Mandal Ranga Reddy District RajendraNagar
5	Village Bandlaguda (Jagir)
6	Premises No./Door No. -
7	Road/Street -
8	Locality/Nearest Land Mark -
9	Zone/Planning Unit Zone-4 Shankerpally
10	Case Type New
11	Is plot part of a sanctioned layout? Yes
12	Sanctioned Layout No. and Date in case of Sanctioned subdivision / layout 9405/MP2/PLG/H/2006 - 10/11/2006
D) DETAILS OF DEVELOPER/ ARCHITECT	
	Name Address License No. Validity
1	RAJESH Ist floor,Bhavana enclave,VI phase,kukatpally. CA/2012/52544 31 December, 2018

E) DETAILS OF PROPOSED CONSTRUCTION								
1	Total Area (in Sq. m)			As per Documents		501.60		
				As on Ground		501.60		
2	Proposed Plot Area (Site Area) in Sq. Mt.			501.60				
3	Tot-lot Area in Sq. Mt.			00.00				
4	No. of Plots			1				
5	Plot Name	Gift Deed	Lease Deed	Sale Deed	Encumbrance Certificate (ECM)	Physically measured at Site	ROR	Pahanies/ Adangal Area
a)	31	00.00	00.00	501.60	00.00	00.00	00.00	00.00
6	Permission For			S(Stilt)+5				
7	Proposed Use			Residential				
8	Proposed Activity			Residential Bldg/Apartment				
9	Land Use Zone			Residential				
10	Approach Road - Is it marked on Master Plan?			No				
11	Approach Road , Whether existing on site			No				
12	Whether connected with an existing Public Road			No				
13	Status of Road			Public				
14	Nature of the Road			Blacktop				
15	Width of the Approach Road in Mts.			12				
16	Commencement of work on Site			No				
F) DETAILS OF BUILDING								
	No. of Blocks		1		Total Built-up Area (in sq. mt.)		1,221.25	
No.	Building Name	Use	Sub Use	Type	Height	No. of Floors		
1.	Proposed Building	Residential	Residential Bldg/Apartment	NA	14.95	5		
G) AUTOCAD FILE								
1	AutoCAD File		Bandlaguda 1.dwg					
H) APPLICATION CHECKLIST								
No.	Description				Yes/No	Remarks		
1.	Whether proposed site falls within the distance of 1000 M from Military / Airport?				No	-		
2.	Whether the site is falling within the vicinity of Raw water channel/ pipe line of Krishna, Godavari, Osman Sagar & Manjeera Water?				No	-		
3.	Whether the proposed height of the building is more than 10 Mtrs?				Yes	-		
4.	Declaration Certificate by the Architect				No	-		
5.	Piece of land				NA	-		
6.	Undertaking as per the G.O.Ms. No. 168 MA & UD dt: 07-04-2012, Rule 5(18)				Yes	-		
7.	Risk insurance policy as per G.O. Ms. No. 168 MA & UD dt: 07-04-2012 rule 5 (18)				Yes	-		

8.	Revenue sketch issued by the Tahsildar concerned duly incorporating the site under reference in the survey number (if site is part of survey number)	No	-
9.	Contour plan to be submitted in the list of drawing.	No	-
10.	If site is the part of approved layout/LRS?	Yes	-
11.	Site is part of approved layout	No	-
12.	Latest market value issued by sub registrar concerned duly incorporating the site under reference in the part of survey number/piece of land/unapproved layout?	Yes	-
13.	Whether HT lines passing through the site?	No	-
14.	Whether Proposed site is located in the vicinity of Oil / Gas pipe line?	No	-
15.	Whether Proposed site is located in the vicinity of Defense Establishments (500 Mt)?	No	-
16.	Is the property located within the distance up to 100 Mt from the protected Monuments (Heritage Structure)?	No	-
17.	Whether proposed site falls within the Air Funnel Zone / Vicinity of Airport?	No	-
18.	Whether proposed site is within the 30 Mts distance from the railway property?	No	-
19.	Whether Proposed site falls within (200 Mt) to Water Bodies?	No	-
1)	DOCUMENT CHECKLIST		

Technical Aspects(Mandatory)

Sr. No.	Name of the Document	Attachment
1.	Land Use Certificate issued by HMDA	land use certificate.pdf
2.	Photographs of the site and established BT approach road.	photographs.pdf
3.	Site plan drawn to a metric scale 1: 200 showing setbacks, tot-lot, schedule of boundaries and outer measurements of blocks as per Building Rules, 2012. Proposal showing plans drawn to a metric scale 1:100, section, elevation, of all floors of all blocks drawn to appropriate scale in metric system clearly indicating all dimensions, use of each area / room, Wall thickness, columns & beams thickness / dimensions, giving statements of all areas, utility areas, general specifications of materials to be used.	plans.pdf
4.	Location Plan drawn showing site and surrounding physical features (Only one copy required)	location plan.pdf
5.	Structural stability certificate from structural engineer.	structural stability certificate.pdf
6.	Self Declaration by the Owner appointing the Architect.	self declaration.pdf

Ownership Aspects(Mandatory)

Sr. No.	Name of the Document	Attachment
1.	Copy of registered sale deed.	Sale deed.pdf
2.	Registered Development Agreement of sale cum General Power of Attorney/ Registered lease deed.	General power of attorney.pdf
3.	Pattadar Pass Book / Title deed issued by Revenue authorities.	pattadar passbook.pdf
4.	Khasara Pahanie for the year 1954/55 and latest year issued by Mandal Revenue Officer/Thasildar	pahani.pdf
5.	Encumbrance certificate from 1st Jan 1983 till to date.(Searching EC, covering all transactions within last 13 years in respect of applied survey numbers).	encumbarenc certificate.pdf

Technical Aspects(Cond. Mandatory)

Sr. No.	Name of the Document	Attachment
1.	Layout copy in case the site is part of approved Layout/LRS Proceedings.	layout plan.pdf
2.	Latest market value certificate per Sq.Yrd issued by the concerned sub-registrar office, in case the site is not part of approved layout.	market value.pdf
3.	Report of Soil Test issued after personal inspection by Institution / Consultant empanelled with / licensed by the local authority.	soil report.pdf
4.	Structural designs and drawings prepared duly taking the soil bearing capacity into consideration and certified by qualified Structural Engineer / Consultant Firm empanelled with / licensed by the local authority. The Structural Engineer / Consultant Firm is held responsible for defect in the design.	structural dwgs.pdf
5.	Building Plan and Application shall be invariably signed by the owner of the property, builder if any, the Architect and the Structural Engineer who designed the structure. They shall give their present and permanent addresses and to submit license copy.	plans.pdf
6.	If the construction is being taken up by a builder, an attested copy of the registered agreement entered between the owner of the property and the builder shall be submitted. In case of any changes in the agreement at a later date, a copy of the same shall also be submitted to the local authority.	site pl.pdf
7.	An undertaking on a Stamp Paper of Rs.100/-duly signed by the owner and builder specifying that no flat or built-up area shall be given possession to the purchaser / tenant unless they obtain the occupancy certificate from the local authority and provide all regular service connections.	undertaking.pdf
8.	Contractor / Builders / Developer / Owner shall submit All Risks Insurance Policy for the construction period.	Risk insurance policy.pdf
9.	Report of Geo-technical Investigation issued after personal inspection by Institution / Consultant empanelled with / licensed by the local authority.	licence.pdf

I hereby declare that I am the owner/ PAH in possession of the plot on which the work is proposed and that the statement made in this form are true and correct to the best of my knowledge.

J) SIGNATURE	
Signature of the Applicant and Or Firm	Sri. Srinivas Bingi
Signature of the Architect	RAJESH

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