



OFFICE OF THE GWMC CORPORATION
HANAMKONDA DISTRICT

TS-bPASS

LETTER OF APPROVAL FOR COMMENCEMENT OF WORK
INSTANT APPROVAL

To,

Sri. BEEMISHETTY VINAY KUMAR
S/o SARAIAH
HNO:11-23-1847,L.B. NAGAR,BHARATH
GAS GODOWN,WARANGAL

Letter No	344710/GWMC/6410/2023
Date	17-11-2023

Dear Sir/Madam,

Sub: GWMC Corporation - Hanamkonda District Individual Residential Building consisting of Stilt For Parking + 3 Upper Floor situated at Plot No: 69/2 AND 70/2, Street/Road: 10A, Locality: O CITY, Survey No: 51,57,58,76,79,80,82,86,87,92, GWMC(V), Kashibugga, GWMC(M), GWMC, Hanamkonda(Dist) to an extent of 167.07 Sq.Mtrs (199.82 Sq.Yds) - Letter of Approval For Commencement of Work-Issued - Reg

Ref:

1. Telangana Municipalities Act 2019 (Act No. 11 of 2019).
2. G.O.Ms. No. 168, MA&UD, Dt. 07-04-2012
3. G.O.Ms.No.7 MA&UD, Dt.05-01-2016.
4. G.O.Ms.No. 62, MA&UD Dt. 21-03-2020.
5. Application No:344710/GWMC/6410/2023 dated: 14-11-2023 of Sri BEEMISHETTY VINAY KUMAR.
6. TSbPASS Certificate of registration ,Application No. 344710/GWMC/6410/2023 dt. 14-11-2023
7. Remarks of the Post verification team 17-11-2023

The TS-bPASS Instant Approval vide Building Permit Order No. **344710/GWMC/6410/2023** dated.**14-11-2023** for construction of Individual Residential Building consisting of Stilt For Parking + 3 Upper Floor,has been verified through Post Verification Team vide reference 7th cited, in terms of Rules & Regulations in force and found satisfactory.

Hence, the Building permission accorded through Instant approval issued vide Application No. **344710/GWMC/6410/2023** is here with confirmed and accordingly the applicant shall commence the construction of work as per Building Permit Order and conditions laid down

The details of Instant Approval are as follows:

A	APPLICANT DETAILS	
1	Name	Sri BEEMISHETTY VINAY KUMAR

2	S/o	SARAI AH
3	Address	HNO:11-23-1847,L.B. NAGAR,BHARATH GAS GODOWN,WARANGAL
B PLOT DETAILS		
1	Extent of the Plot	167.07 Sq.Mtrs (199.82 Sq.Yds)
2	Road Affected Area	0.0 Sq. Meters
3	Net Plot Area	167.07 Sq. Meters
4	Plot No	69/2 AND 70/2
5	Survey No	51,57,58,76,79,80,82,86,87,92
6	Street	10A
7	Locality	O CITY
8	Village Name	GWMC
9	Mandal Name	GWMC
10	District Name	Hanamkonda
C DETAILS OF APPROVAL		
1	No. of Floors	Stilt For Parking + 3 Upper Floor
1	Total Built-up Area	337.98 Sq. Meters
1	Parking area	112.66Sq. Meters
D SETBACKS		
1	Front Setback (Mts)	1.5
2	Rear Setback (Mts)	1.0
3	Side 1 Setback (Mts)	1.0
4	Side 2 Setback (Mts)	1.0
E MORTGAGE		
1	Mortgage Area	33.798Sq. Meters
2	Mortgage floor	Floor3
3	Mortgage No	22357
4	SRO	WARANGAL RO
5	Mortgage Date	2023-10-06
F DETAILS OF PAYMENT		
1	Development Charges on built up area(As per G.O. Ms. No.225, dt: 30.08.2016 , G.O. Ms No. 226 and dt: 30.08.2016 ,G.O. Ms No. 223, dt: 30.08.2016)	₹ 13519.2
2	Vacant Plot Charges	₹ 1904.35
3	Debris Charges	₹ 2500
4	Compound Wall Fee	₹ 500
5	Rain Water Harvesting Charges	₹ 4176.75

6	Postage/ Advertisement Charges	₹ 200
7	Building Permit Fee	₹ 5069.7
8	TS-bPASS User Charges	₹ 1000
9	Vacant Land Tax	₹ 18882.59
10	Labour cess	₹ 49113.23
Total		₹ 96865.82

The approval for building construction is issued subject to the following conditions:

- The approval issued does not confer upon any ownership rights over the property. The applicant is solely responsible for legal litigations or disputes if any
- The extent of the plot should not be a part of bigger plot split for this purpose as per the declaration.
- Applicant should not construct more than Stilt For Parking + 3 Upper Floor. Any further construction beyond will be liable for penalty / demolition without notice.
- If the abutting road width is less than 30 feet (9.00Mts.), 15 feet (4.5Mts.) from the center of the existing road has to be left for road widening as per rule 4(a) of G.O. Ms. No. 168 MA dt:07-04-2012 and its amendments or required area effected under Master Plan road.
- The proposed construction should be in conformity with the master plan land use and zoning regulations.
- No building activity shall be carried out in certain area as per rule 3 of G.O. Ms. No. 168 MA dt:07-04-2012 and its amendments.
- Applicant shall construct 1 rain water harvesting pits, and plant 15 Trees with in the plot at appropriate location as per G.O.Ms.No.350 MA dt:09-06-2000.
- The applicant shall commence the construction within 6 months and should complete with in a period of 3 years from date of approval for building constructions. Further, applicant shall upload the photographs of commencement of construction within 6 months as per 174 (13) of Telangana Municipalities Act 2019.
- Applicant is liable for penal action as per Telangana Municipalities Act, 2019 in case of misrepresentation or false declaration during post verification. Further the Certificate of Registration will be revoked and construction thereupon will be demolished without issuance of any notice under section 174 (4) of Telangana Municipalities Act 2019.
- The area mortgaged will be released on submission of building completion certificate and occupancy certificate.
- If there are any Court cases pending, the proposal is subject to outcome of Court Orders.



for Sri. Rizwanbasha Shaik
Commissioner
GWMC Corporation
Date: 17-11-2023
Time: 09:57 pm

NOTE: This is computer generated letter, doesn't require any manual signatures