

**HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY**District Commercial Complex, Administrative 'L' - Block,
Tarnaka, Hyderabad - 500 007.

Planning Department

Letter No.004509/SKP/LT/U6/H/2017

Date:22-03-2018

To
M/s. Green Mark Properties
D.No. 1-98/6/1/26/NR
P.No. 26, Jubilee Enclave, Madhapur
Serlingampally Hyderabad

Sir,

Sub:- HMDA- Plg.Dept.- Approval of Layout with Housing in Sy.No. 159/P, 160, 161, 162, 163/P, 171/P & 172 situated at Kondakal (V) Shankerpally (M) R.R. District to an extent of 286367.57 Sq Mtrs - Intimation to Pay Development charges and Other Charges and action to meet the precedent conditions for processing the case further - Reg - Reg.

Ref- 1. Online File No. 004509/SKP/LT/U6/H/25102017
3. Application of M/s. Green Mark Properties Dt 02.03.2018
4. Note Orders of Metropolitan Commissioner, HMDA Dt 20.03.2018

It is informed that, your request Approval of Layout with Housing in Sy.No. 159/P, 160, 161, 162, 163/P, 171/P & 172 situated at Kondakal (V) Shankerpally (M) R.R. District to an extent of 286367.57 Sq Mtrs has been examined in favour of M/s. Green Mark Properties is **under process** as per provisions of Section 19 of HMDA Act, 2008 and rules and regulations.

To process the application further, the following charges are to be remitted through separate challans in favour of Metropolitan Commissioner, HMDA at Cash Collection Counter, I.O.B., Extension Counter, HUDA Complex, Tarnaka.

| Sl.No | Description | Amount in Rs. |
|-------|---|-----------------|
| 1 | Development charges for built up area @ Rs.100/- per sq.mts (135715.26 sq.mts) | 1,35,71,526.00 |
| 2 | Development charges for total site area @ Rs.80/- per sq.mts (286367.57 Sq.mts) | 2,29,09,405.60 |
| 3 | Development charges amenities plotted area @ Rs.100/- per sqm (3674.38 sq.mts) | 3,67,438.00 |
| 4 | Development charges for plotted area @ Rs.80/- per sq.mts (174297.78 sq.mts) | 1,39,43,822.40 |
| 5 | Development Charges Built up area - Amenities Buildings @ Rs.120/- per sq.mts (4243.53 sq.mts) | 5,09,223.60 |
| 6 | Processing charges for total site area @ Rs.10/- per sq.mts (286367.57 Sq.mts) | 28,63,675.70 |
| 7 | Processing charges for total built up area @ Rs.25/- per sq.mts (135715.26 sq.mts) | 33,92,881.50 |
| 8 | PC Charges for plotted area including amenities plot @ Rs.10/- per sq.mts (17429.78 + 3674.38) | 17,79,721.60 |
| 9 | Capitalization charges @ 1.5 times of market value X plotted area in Sq.yds x 5% (5% x 208458.40 sq.yds X 1.5 x 800) | 1,25,07,504.00 |
| 10 | Shelter fees 20% of site area (286367.57sq.mtrs X 20% X 400) | 2,29,09,405.00 |
| 11 | Publication Charges | 5,000.00 |
| | Total | 9,47,59,603.40 |
| | Environmental Impact fees : As per Go MS No: 34, dt : 06.07.2015 286367.57 Sq.mtrs + 139947.57 Sq.mtrs = 4,26,315.14Sq.mts 4,26,315.14 Sq.mtrs X 10.764X 3/- = 1,37,66,568.50/- | 1,37,66,570.00 |
| | Grand Total | 10,85,26,173.40 |

You are requested to pay the above charges within one month i.e., before dt. 21-04-2018 and submit the challan for further necessary action.

You are also requested to take further action to meet the following precedent conditions for processing the development permission further and produce documentary proof / evidence of meeting the precedent conditions:

- 1) The applicant shall pay the D.C. P.C and other charges in favour of Metropolitan Commissioner, HMDA in IOB Bank within one month from issues of letter failing which liable to pay the 10% interest per annum.
- 2) The applicant comply the conditions laid down in the G.O.Ms.No. 288 MA Dt 03.04.2008, G.O.Ms.No. 527, G.O.Ms.No. 168 Dt 07.04.2012 & G.O.Ms.No. 245 DT 30.06.2012.
- 3) The applicant has to mortgagee of units i.e Plot No's 298 to 304, 307 to 313, 314 to 320, 323 to 337 (36 Nos) to an extent of 7206.17 Sq Mtrs (5.31%) in favour of Metropolitan Commissioner, HMDA.
- 4) The applicant shall comply the conditions mention the SEIAA clearance vide Lr.No. SEIAA/TS/OL/RRD-133/2017-1428 Dt 03.08.2017.
- 5) The Applicant shall comply the conditions mentioned HMWS&SB Lr.No. CGM(E)/TC/T1/Dn.VIII-NOC/2017-18/12 Dt 04.01.2018

This shall not be construed as approval of the proposal and permission for development.

Yours faithfully,

Sd/-

for Metropolitan Commissioner
Director Planning-I

//t.c.f.b.o//

D.D. Luckhary
Divisional Accounts Officer (S)
Planning. 22/3/18