



HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY

District Commercial Complex, Tarnaka, Hyderabad - 500 007

Planning Department

Letter No.202376/LO/Plg./H/2015

Date: 27-04-2017

Sri. V. Subba Rao & B. Venkatram Reddy
Flat No. 302, Plot No. 22,
Women's Co-operative Society
Krishna Nagar- Hyd.

Sir,

Sub:- HMDA -Plg Dept,-SHZ-Approval of Draft layout with open plots in Sy.Nos. 219, 220 & 221 situated at Elikatta village, Farooqnagar Mandal, Mahaboobnagar District to an extent Ac. 29-05 gts,-Approval Accorded - Reg.

- Ref:-
1. Application letter dated:07.07.2015.
 - 2.This office lr.No. even dt:15.12.2015,intimation DC, PC&other charges.
 3. Your letter dated: 10.10.2016.
 4. This office letter even No. dated:22.11.2016.
 5. Applicant Lr.dated:08-03-2017, submitting Agreement & Deed of Mortgage vide Document No.2350/2017, dt. 04.03.2017 in favour of M.C, HMDA along with EC vide App. No.993065, Statement No. 25306825, dated: 11.04.2016 issued by Sub-Registrar, Farooqnagar, Mahaboobnagar District.
 6. This Office letter No.202376/LO/Plg/H/2015, dated: -04-2017.

* * *

With reference to your application cited for approval of Draft Layout Extension to the approved final layout with open plots have been technically approved and forwarded to the Executive Authority, Elikatta Village, Farooqnagar Mandal, Mahaboobnagar District vide this office **Letter No.202376/LO/Plg/H/2015& Layout Permit No. 16/LO/Plg/H/2017, Dated:27-04-2017** for taking further necessary action as per the powers delegated to the Local Authority and to release the plans within (7) days after collecting necessary fees at their end.

You are therefore, requested to approach the Executive Authority, Elikatta Village, Farooqnagar Mandal, Mahaboobnagar District for release of Draft Layout Permission.

This is for information.

Yours faithfully,

Sd/-

for Metropolitan Commissioner
Director Planning-I

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

D.D. Sudhakar
Divisional Accounts Officer-II
Shamshabad Zone,
HMDA 28/4/17



HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY

District Commercial Complex, Tarnaka, Hyderabad - 500 007

Planning Department

Letter No.202376/LO/Plg./H/2015

Date: 27-04-2017

To,
The Executive Authority,
Elikatta Village,
Farooqnagar (M),
Mahaboobnagar District

Sir,

Sub:- HMDA -Plg Dept,-SHZ-Approval of Draft layout with open plots in Sy.Nos. 219, 220 & 221 situated at Elikatta village, Farooqnagar Mandal, Mahaboobnagar District to an extent Ac. 29-05 gts,-Approval Accorded - Reg.

Ref:- 1. Application letter dated:07.07.2015.
2.This office lr.No. even dt:15.12.2015,intimation DC, PC&other charges.
3. Your letter dated: 10.10.2016.
4. This office letter even No. dated:22.11.2016.
5. Applicant Lr.dated:08-03-2017, submitting Agreement & Deed of Mortgage vide Document No.2350/2017, dt. 04.03.2017 in favour of M.C, HMDA along with EC vide App. No.993065, Statement No. 25306825, dated: 11.04.2016 issued by Sub-Registrar, Farooqnagar, Mahaboobnagar District.

It is to inform that, in the reference 1st cited, Sri. V. Subba Rao & B. Venkatram Reddy has applied to HMDA for development of Draft Layout with open plots in Sy.Nos. 219, 220 & 221 situated at Elikatta village, Farooqnagar Mandal, Mahaboobnagar District to an extent Ac. 29-05 gts has been scrutinized and approval accorded with following conditions.

The applicant submitted Agreement & Deed of Mortgage executed in favour of the Metropolitan Commissioner, HMDA for Plot Nos. 36 to 39, 69 to 78 & 79 to 88 (Total 24 plots) to an extent of 13004.67 Sq.yards or 10,887.63 sq.mtrs as per G.O.Ms.No.276 MA dated:02-07-2010 vide Document No. 2350/2017, dt.04.03.2017.

The applicant has submitted the layout plan to an extent of **Ac. 29.05 gts** and the same is hereby approved in Draft Layout Permit No. 16/LO/Plg/HMDA/2017, Date: 27-04-2017 and hereby communicated subject to the following conditions:

1. The applicant shall mortgage 15.44% of plotted area in favor of M.C HMDA vide Plot Nos. 36 to 39, 69 to 78 & 79 to 88 (Total 24 plots) to an extent of 13004.67 Sq.yards or 10,887.63 sq.mtrs.
2. The Applicant/developer should handover the open space area 13,718.12 sq.yds, Social infrastructure area: 5561.40 sq.yards and roads area: 32349.21 sq.yards to the Local Body at free of cost by way of Registered Deed before the release of the Final Layout Plan from HMDA.
3. The applicant is not permitted the construction the compound wall around the site u/r and also not to block the road, so as to private access to the neighboring lands.

4. If there is any court cases is pending in court of law, the applicant by developer the responsible for settlement of the same and if any court orders issued against the applicant/developer, the approved draft layout plans is withdrawn and cancelled without notice and action will taken as per law.
5. If any dispute litigation arises in future regarding the ownership of a land, site boundaries etc, the applicant shall be responsible for the settlement of the same HMDA or its employees shall not be a party to any such dispute/litigation.
6. The applicant is the whole responsible if any discrepancy occurs in the ownership documents and ULC aspects and if any litigation occurs, the technically approved building plans may with-drawn without notice.
7. The HMDA reserve the right to cancel the permission, if it found that the permission is obtained by false statement or misinterpretation or suppression of any material facts or rule.
8. The applicant shall comply the guidelines which are applicable for development of layout as per G.O.Ms.No 33 MA, dated.24.01.2013 & G.O.Ms.No 168, MA dated:07.04.2012.
9. Any conditions laid by the Authority are applicable.
10. The applicant shall re-align the existing LT lines along the proposals road network in the Draft layout.
11. The applicant shall construct the sufficient Harvesting Pits, Septic tank and Sump/OHT etc. as per standard specifications.
12. The applicant shall demarcate the layout as ground and if any disputes site, the same shall be brought to the notice of this office.
13. Levelling with suitable gradient and formation of all roads with proper sub-surface and camber, kerbed stones, metalling of the carriageway, side drains /gutters and central medians (for roads 18 mts and above).
14. Black topping or developing the carriageway with cement concrete (as per BIS Code or Practice) of all roads including the main approach road up to the nearest existing public road.
15. Undertake street lighting and electricity facilities.
16. Provision of independent sewerage disposal system and protected water supply system including OHT/sumps.
17. Undertake underground ducting of all utilities and services lines either under the footpaths or central median of the roads as the case may be with proper provisions at junctions and crossing, etc.
18. Undertake greenery in the scheme/layout including avenue plantation, in public open spaces as per norms prescribed with a view to enhancing the environmental quality.

19. Construction of low height compound wall with ornamental grill to the open spaces and handing over the open spaces along with other spaces at free of cost and through Registered Gift Deed to the local body.
20. The applicant shall handover the area affected due to the proposed 30 m wide Master Plan road free of cost to the Local Body vide registered gift deed before the release of plans and shall develop the same before the release of final layout.

Yours faithfully,
Sd/-
for Metropolitan Commissioner
Director Planning-I

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

D.D. Sudhakar
Divisional Accounts Officer-II
Shamshabad Zone,
HMDA 28/4/17

Copy to:

- ✓ 1. Sri. V. Subba Rao & B. Venkatram Reddy
Flat No. 302, Plot No. 22,
Women's Co-operative Society
Krishna Nagar- Hyd.
2. The Sub-Registrar, Farooqnagar,
Mahaboobnagar District.
3. The District Registrar, Mahaboobnagar District.
4. The Collector, Mahaboobnagar District.
5. The Spl. Officer & Comp. Authority, Urban Land Ceilings,
3rd floor, Chandra Vihar Complex, M.J.Road, Hyderabad.

} for information