

NEIGHBOUR'S LAND
IN SY.NO:148/P



DRAFT LAYOUT PLAN
SCALE:(1:200)

NEIGHBOUR'S LAND

Name : GANGAVATH
KOTESHIWAR RAO
Designation : Assistant
Planning Officer
Date : 19-Apr-2022 15:

Name : D YADAGIRI
RAO
Designation : Planning
Officer
Date : 19-Apr-2022 16:

NEIGHBOUR'S LAND
IN SY.NO:149/P



LOCATION PLAN

- 1) THE TECHNICAL APPROVAL OF DRAFT LAYOUT OF HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY with Layout Permit No.000063/LO/Plg/HMDA/2022, Date : 18 April, 2022, File No. 052442/SKP/LT/US/HMDA/15022022 dt:18 April, 2022 Layout Plan approved in Sy. No. 149/AA/2/2, 149/AA/3/2, 149/E/2/2 & 149/AA/4/1/1 of Bhanoor Village, Patancheru Mandal, Sangli Reddy District to an extent of 7,110.98 Sq. Mt is accorded subject to following conditions:
- 2) The Layout Number issued does not exempt the lands under reference from purview of Urban Land Ceiling Act 1976.
- 3) This permission of developing the land shall not be used as proof of the title of the land. And if any litigation / court cases to settle the matter by the applicant / developer & not made party of HMDA and its Employees.
- 4) The applicant shall solely be responsible for the development of layout and in no way HMDA will take up the development work as per specifications given in Lr. No. 052442/SKP/LT/US/HMDA/15022022 dt:18 April, 2022.
- 5) The Deed of Mortgage by conditional sale executed by the applicant in favour of HMDA is purely a measure to ensure compliance of the condition of development of infrastructure by the applicant / developer and HMDA is no way accountable to the plot purchaser in the layout of default by applicant / developer.
- 6) The applicant / developer are directed to complete the above developmental works within a period of 3 years and submit a request letter for releasing of mortgage plots / area which is in favour of METROPOLITAN COMMISSIONER, HMDA duly enclosing letter to Municipality Commissioner / Executive Authority in regards to roads and open spaces taken over by the Executive Authority before release of the Final Layout Plan.
- 7) The applicant shall not be permitted to sell the plots/area which is in mort gaged in favour of HMDA (i.e. from Plot No(s). 5 to 9 to an extent of 738.71 Sq.m and Local Body shall ensure that no developments like building authorized or un- authorized should come in the site until Final Layout Approval by HMDA.
- 8) The applicant is permitted to sell the plots, other than mortgaged plots as mentioned in item no. 7 above.
- 9) The Municipal Commissioner/Executive Authority shall not approve and release any building permission or all un-authorized developments in the area under mortgage to HMDA in particular and in other plots of the layout in general until and unless the applicant has completed the developmental works and then got released the mortgaged land from HMDA.
- 10) The Layout applicant shall display a board at a prominent in the above site showing the layout pattern with permit LP No. and with full details of the layout specifications and conditions to facilitate the public in the matter.
- 11) Zonal Commissioner/Municipal/Executive Authority should ensure that the open spaces shall be developed by the applicant along with other development with ornamental compound wall and grill as per sanctioned layout plan.
- 12) The GHMC/Municipal Gram Panchayat shall ensure that areas covered by roads and open spaces of the layout shall take care and not allow any type of construction in the layout and collect undertaking before release of Draft Layout Plan after collecting the necessary charges and fees as per their rules in force.
- 13) This permission does not bar any public agency including HMDA/Local Body to acquire the lands for public purpose as per law.
- 14) The applicant / developer shall comply the conditions mentioned in the G.O.M.s.No. 33 MA Dt: 24-01-2013, G.O.Ms.No. 168 MA Dt: 07-04-2012, G.O.Ms.No. 246 MA Dt: 30-06-2012, G.O.Ms.No. 276 MA Dt: 02-07-2010, G.O.Ms.No. 526 & G.O.Ms.No. 527.

THE PLAN SHOWING THE PROPOSED RESIDENTIAL DRAFT LAYOUT WITH OPEN PLOTS IN SY.NOS. 149/AA/2/2, 149/AA/3/2, 149/E/2/2 & 149/AA/4/1/1 SITUATED AT BHANOOR VILLAGE, PATANCHERUVU MANDAL, SANGA REDDY DIST. T.S.

BELONGING TO:-
MANITHA GOURI

DATE : 18/04/2022 SHEET NO.: 01/01

AREA STATEMENT HMDA

PROJECT DETAIL :		
Authority : HMDA	Plot Use : Residential	
File Number : 052442/SKP/LT/US/HMDA/15022022	Plot Sub/Use : Residential Bldg	
Application Type : General Proposal	Plot/Neighbourly/Religious/Structure : NA	
Project Type : Open Layout	Land Use Zone : Residential	
Nature of Development : New	Land Sub/Use Zone : Residential zone-1 (urban areas contiguous to growth corridor)	
Location : Extended area of Ershwathi HUDA (HMDA)	Abutting Road Width : 30.00	
Sub/Location : New Areas / Approved Layout Areas	Survey No. : 149/AA/2/2, 149/AA/3/2, 149/E/2/2 & 149/AA/4/1/1	
Village Name : Bhanoor	North : ROAD WIDTH - 20.12	
Mandal : Patancheruvu	South : PLOT NO - NEIGHBOURS LAND	
	East : PLOT NO - NEIGHBOURS LAND IN SY.NO.149/P	
	West : PLOT NO - NEIGHBOURS LAND IN SY.NO.148/P	

AREA DETAILS :			SQ.MT.
AREA OF PLOT (Minimum)	(A)		7579.89
NET AREA OF PLOT	(A-Deductions)		7110.98
Road Widening Area			468.91
Amenity Area			0.00
BALANCE AREA OF PLOT	(A-Deductions)		7110.98
LAND USE ANALYSIS			7110.98
Plotted Area			4404.49
Road Area			1930.48
Organized open space/park Area/Utility Area			597.67
Social Infrastructure Area			178.31

BUILT UP AREA CHECK			738.71
MORTGAGE AREA Plot No(s). 5 to 9			0.00
ADDITIONAL MORTGAGE AREA			0.00
ARCH / ENGG / SUPERVISOR (Regd)			Owner
DEVELOPMENT AUTHORITY			LOCAL BODY

COLOR INDEX	
PLOT BOUNDARY	
ABUTTING ROAD	
PROPOSED CONSTRUCTION	
COMMON PLOT	
ROAD WIDENING AREA	

