

PLANNING DEPARTMENT

Lr.No.034586/LT/SKP/FLT/U6/H/25022020

Dt:18-02-2021

To,

The Executive Authority,

Kondakal Gram Panchayath / Nagar Panchayath / Municipality,

Shankerpally Mandal, Ranga Reddy District

Sub:- HMDA- Plg.Dept.- Issue of Final Residential Layout with open plots in Sy.No. 426/P, 430/P, 431/P & 432/P of Kondakal village, Shankerpally Mandal, Ranga Reddy Dist. to an extent of 100907.63 Sqm, M/s. Lahari Infra Structure Ltd Represented by its Managing Director Sri G.Hari Babu - Approval Accorded - Reg

Ref:- 1. Application No. 025292/SKP/LT/U6/HMDA/29062019

2. This office letter No. 025292/SKP/LT/U6/HMDA/29062019 Dt. 26.10.2019 intimating the DC

3. This Office Letter No. 025292/SKP/LT/U6/HMDA/29062019, issue of Draft Layout Dt. 26.11.2019

4. Application No. 034586/LT/SKP/FLT/U6/H/25022020 Dt. 25.02.2020

5. Relinquishment Deed Doc.No. 5098/2020 Dt 23/12/2020

Vide reference 3rd cited, M/s. Lahari Infra Structure Ltd Represented by its Managing Director Sri G.Hari Babu has applied for final Residential Layout with open Sy.No. 426/P, 430/P, 431/P & 432/P of Kondakal village, Shankerpally Mandal, Ranga Reddy Dist. to an extent of 100907.63 Sqm. The matter has been examined and this office hereby approved the Final Layout under Section-14 of A.P. Urban Areas (Dev) Act, 1975, and Section-19 of HMDA Act 2008 subject to the following conditions:

Conditions for Proceeding Letter:

1. That the layout now issued does not exempt the lands under reference from the purview of the A.P. Agricultural Land Ceiling Act, 1973.
2. The roads, open spaces etc., have been taken over by the Local Authority with registered gift deed vide doc. No.602/2020, dt. 27-01-2020 and also confirmed by the Local Authority vide reference 8th cited.
3. After handing over of the open spaces etc., to the local body, deed of relinquishment with reference to mortgaged plots was executed vide release deed 5098/2020 Dt 23/12/2020.
4. Every building site shown in the sanctioned plan Layout Permit No. 000350/LO/Plg/HMDA/2019 Dt. .02.2021 shall be utilized for the construction of any Residential dwelling house and no shop, godown / industry, or any other building which is not ordinarily connected with dwelling shall be constructed in the site. No building shall be converted to any other than to which it has been permitted for.
5. The individual building permission shall be considered for approval as per A.P. Building Rules – 2012 and the amended rules issued by the Government from time to time.
6. In this layout which has been provided with water supply, sewerage and drainage disposal systems, street lighting rain water harvesting structure and other civic amenities, the local body shall ensure proper and effective maintenance of the said services and impose any further conditions for their usage and maintenance.
7. The Local Authority shall ensure that the roads and open spaces which are provided with necessary plantation and greenery shall be maintained by the Local Authority.

8. There will not be any revision of this Final Layout. If revised, the same will be communicated to the Executive Authority.
9. This permission does not bar any public agency including HMDA to acquire the lands for any public purpose as per law.
10. If any dispute litigation arises in future, regarding the ownership of the land, site boundary 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.
11. The HMDA reserves the right to cancel the permission if it is found that the permission obtained by fraud, misrepresentation or by mistake of facts.
12. The applicant is solely responsible for ownership land disputes / boundary dispute / discrepancy / encroachments / litigations arising in future and HMDA shall not be responsible at any cost.
13. The applicant shall comply with the terms and conditions and to adhere as imposed in the final layout proceedings of this office and layout rules and regulations.
14. The other general conditions are applicable.
15. Any conditions laid by the authority are applicable.
16. The applicant shall keep all the roads open for free access to the general public and lands in the interior and no compound wall is permitted.
17. The executive authority shall ensure that a minimum safety distance (both vertical & horizontal) of 3m (10'0") shall be maintained between the building and the high tension electricity lines while approving the individual residential building in the layout.

You are therefore requested to release the said Final Layout plan approved by HMDA to the applicant within (7) seven days, with the above conditions and after collecting the layout fee.

You are requested to scrupulously follow the above and Final Layout Permit No. 000350/LO/Plg/HMDA/2019 dt.18.02.2021 while according individual building permissions

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

Copy to:

1. M/s. Lahari Infrastructure Pvt Limited
Plot No. 723/A, Road No. 37, Jubilee Hills
Hyderabad 500033
2. The Sub-Registrar,
Shankarpally SRO,
Ranga Reddy District.
3. The District Registrar, Ranga Reddy District.
4. The Collector, Ranga Reddy District.
5. The Special Officer & Comp. Authority, Urban Land Ceilings,
3rd Floor, Chandra Vihar Complex, M.J.Road, Hyderabad. - for information.

C.C. to:

1. The Executive Authority,
Kondakal Gram Panchayath / Nagar Panchayath / Municipality,
Shankarpally Mandal,
Ranga Reddy District.
2. The District Registrar, Ranga Reddy. - for information.

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Divisional Accounts Officer (SJ)
Planning

PLANNING DEPARTMENT

Lr.No.034586/LT/SKP/FLT/U6/H/25022020

Dt:18-02-2021

To,
M/s. Lahari Infrastructure Pvt Limited
Plot No. 723/A, Road No. 37, Jubilee Hills
Hyderabad 500033

Sir,

Sub:- HMDA- Plg.Dept.- Issue of Final Residential Layout with open plots in Sy.No. 426/P, 430/P, 431/P & 432/P of Kondakal village, Shankerpally Mandal, Ranga Reddy Dist. to an extent of 100907.63Sqm, M/s. Lahari Infrastructure Ltd Represented by its Managing Director Sri G.Hari Babu - Approval Accorded - Reg

- Ref:-** 1. Application No. 025292/SKP/LT/U6/HMDA/29062019
2. This office letter No. 025292/SKP/LT/U6/HMDA/29062019 Dt. 26.10.2019 intimating the DC
3. This Office Letter No. 025292/SKP/LT/U6/HMDA/29062019, issue of Draft Layout
4. Application No. 034586/LT/SKP/FLT/U6/H/25022020
5. Relinquishment Deed Doc. No. 5098/2020 Dt 23/12/2020

Kind attention is invited to the subject and references cited above.

With reference, your request with open plots in Sy.No. 426/P, 430/P, 431/P & 432/P of of Kondakal village, Shankerpally Mandal, Ranga Reddy Dist. to an extent of 100907.63 Sqm,for Residential Purpose has been examined, it is to inform that the proposals have been technically approved and forwarded to the Executive Authority, Kondakal, Shankerpally Mandal, Sanga Reddy District vide this office Letter No. 034586/LT/SKP/FLT/U6/H/25022020 & Final Layout Permit No. 000350/LO/Plg/HMDA/2019 dt.18.02.2021 for taking further necessary action as per the powers delegated to the Local Authority.

Yours faithfully,

Sd/-

for Metropolitan Commissioner
Director Planning –I

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



Divisional Accounts Officer (SJ)
Planning

