



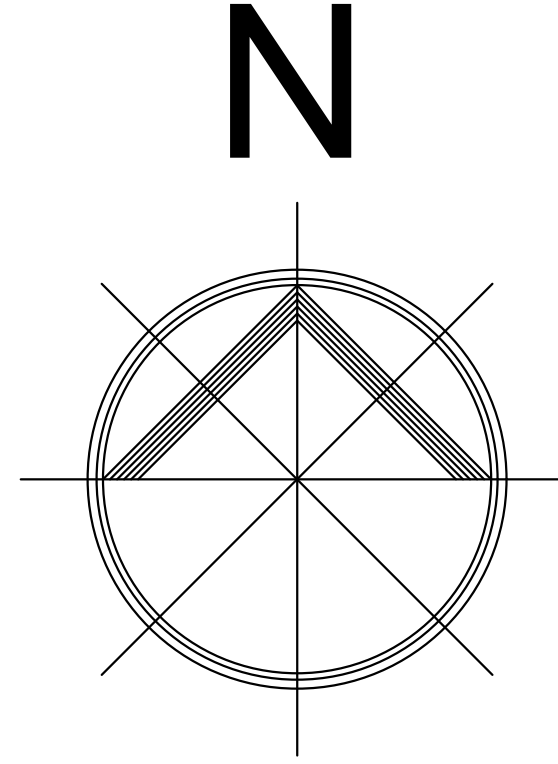
DRAFT LAYOUT
(SCALE 1:800)

Name : D RADHA BAI
Designation : Junior
Planning Officer
Date : 27-Sep-2022 14:
29:36

Name : YADAGIRI RAO
Designation : Planning
Officer
Date : 27-Sep-2022 15:

- 1) THE TECHNICAL APPROVAL OF DRAFT LAYOUT OF HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY, Swarna Jayanti Complex, Ameerpet, Hyderabad with Layout Permit No.001088/OP/HMDA/2022 Dt: 23-09-2022 File No. 055486/SKPL/TU/6/HMDA/29062022 Dt:23-09-2022 Layout Plan approved in Sy. No(s). 310, 311, 312, 314/P & 315/P of Aloor I Village, Chevella Mandal, Ranga Reddy District covering an extent of 1,20,207.57 Sq.m 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 L.r. No. 055486/SKPL/TU/6/HMDA/29062022 Dt:23-09-2022.
- 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 requisition 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 mortgaged in favour of HMDA i.e. from Plot No(s). 19 TO 31, 100 TO 104 AND 107 TO 111 total to an extent of 11408.35 Sq.mtrs 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 any 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.Ms.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.

PLAN SHOWING THE PROPOSED RESIDENTIAL DRAFT LAYOUT IN SY NOS.310, 311, 312, 314/P & 315/P SITUATED AT ALOOR I VILLAGE, CHEVELLA MANJAL RANGA REDDY DISTRICT, TELANGANA STATE.		
BELONGING TO :-		
URBAN SPACES REP BY ITS MANAGING PARTNER - CHINNAM CHAITANYA		
DATE : 23-09-2022	SHEET NO. : 01/01	
AREA STATEMENT HMDA		
PROJECT DETAIL :		
Authority : HMDA		Plot Use : Residential
File Number : 055486/SKPL/TU/6/HMDA/29062022		Plot Sub/Use : Residential Bldg
Application Type : General Proposal		Plot/Neerby/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 Ershwaha HUDA (HMDA)		Abutting Road Width : 30.00
SubLocation : New Areas / Approved Layout Areas		Survey No. : 310, 311, 312, 314/P & 315/P
Village Name : Aloor I		North : ROAD WIDTH - 9.14
Mandal : Chevella		South : SURVEY NO - SY NOS.314/P & 315/P
		East : SURVEY NO - 309
		West : ROAD WIDTH - 12.19
AREA DETAILS :		
AREA OF PLOT (Minimum)	(A)	SQ.MT.
NET AREA OF PLOT	(A-Deductions)	124924.14
Road Widening Area		4716.57
Total		4716.57
BALANCE AREA OF PLOT	(A-Deductions)	120207.57
Vacant Plot Area		120207.57
LAND USE ANALYSIS		
Plotted Area		74807.38
Road Area		23191.41
Organized open space/park Area/Utility Area		14125.63
Social Infrastructure Area		3240.13
Amenity Area		4842.85
BUILT UP AREA CHECK		
MORTGAGE AREA IN Plot No(s). 19 TO 31, 100 TO 104 AND 107 TO 111		11408.35
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		



OWNER'S SIGNATURE	ARCHITECT SIGNATURE
For URBAN SPACES Managing Partner	CH. NAVEEN B. Tech (Civil) License No. 388/Engineer/PT/GR/MC/2018 Greater Hyderabad Municipal Corporation H.No. 45-355, Shankar Nagar Whitefield, Hyderabad