

## GOVERNMENT OF TELANGANA

From:  
Regional Deputy Director  
Of Town & Country Planning,  
2<sup>nd</sup> Floor, DT&CP Building,  
640-AC Guards, Masabtank,  
Hyderabad - 500004

To  
The Panchayat Secretary,  
Kadthal, Gram Panchayat, & (M)  
Ranga Reddy District.

Lr.Roc.No. 1117/2018/HRO/H1, Dt.03- 11-2018.

Sir,

Sub:- Layout – Kadthal, Gram Panchayat, & (M), Ranga Reddy District  
– Layout in Sy. No 789/AA, 789/LUU/A/2 & 788/AVU - to an extent  
of Ac 3.00 gnts at Kadthal, Gram Panchayat applied by M/s  
Fortune Infra Developers Pvt Ltd, Represented by its C.M.D, Sri.  
B. Seshagiri Rao - Draft Technical Layout Pattern - Approved -  
Reg.

Ref:- 1.Lr.No.95, Dt.19.07.18 of P.S. Kadthal, G.P.  
2.Circular Memo.No.1637/2018/P,Dt.18-05-2018 and 9-05-2018  
of DT&CP, Hyderabad.

-:OO:-

The proposal forwarded by you for approval of layout in Sy. Nos 789/AA, 789/LUU/A/2 & 788/AVU - to an extent of Ac 3.00 gnts at Kadthal, Gram Panchayat applied by M/s Fortune Infra Developers Pvt Ltd Represented by its CMD, Sri. B. Seshagiri Rao has been examined under the provisions of Section 113 of Telangana Panchayat Raj Act 2018 (Act 5 of 2018), Telangana Gram Panchayat Land Development (Layout and Building) Rules 2002, issued vide G.O.Ms.No.67 PR & RD Department, dt:26-02-2002 and Circular issued by DT&CP vide reference 2<sup>nd</sup> cited, approved revised Draft Technical Layout Pattern in Draft - TLP.No.79/2018/HRO/H1 with the following provisions.

|    |                                                |   |                |                  |
|----|------------------------------------------------|---|----------------|------------------|
| 1. | Layout area                                    | : | Ac.3.00 Cents  | 14520.00 Sq.Yds. |
| 2. | open space (10.00 %)                           | : | Ac.0.30 Cents  | 1452.00 Sq. Yds. |
| 3. | Road area (31.66 %)                            | : | Ac.0.95 Cents  | 4598.00 Sq. Yds. |
| 4. | Plotted area (58.34 %)                         | : | Ac. 1.75 Cents | 8470.00 Sq.Yds.  |
| 5. | Mortgage area (15.27 %)<br>(Plot Nos 21 to 24) | : |                | 1293.45 Sq. Yds. |
| 6. | No. of plots                                   | : | (25) Nos.      |                  |

The Draft Technical Layout Pattern is accorded subject to the conditions imposed in the Annexure attached.

I enclose herewith three copies of Draft Technical Layout Pattern along with Annexure with a request to advise the applicant to comply the conditions as per Annexure.

The Gram Panchayat shall intimate the layout owner / developer to demarcate the layout on ground and then execute the mortgage of the plots in favour of Gram Panchayat along with details of fee & other charges to be paid.

As per the fee & other charges mortgage deed, ECs (before and after

After completion of developmental works by the layout owner / developer and complying the conditions imposed (as per Annexure), he shall submit proposals through Gram Panchayat for obtaining final layout.

The draft layout shall be executed within a period of two years from the date of approval by the Gram Panchayat. If the draft layout is not executed within the said period, shall become invalid.

Encl: Draft-TLP.No.79/2018/HRO/H1  
In triplicate with Annexure

Yours faithfully,

  
3/11/18  
REGIONAL DEPUTY DIRECTOR

Copy submitted to the DT&CP, Govt. of Telangana, Hyderabad for favour of information. 8/3/14

**Copy to:**

1. The District Town and Country Planning Officer, Ranga Reddy, District for information.
2. The District Panchayat Officer, Ranga Reddy, District for information.
3. The Sub-Registrar, Maheshwaram Mandal for information.
4. The Layout Owner / Developer M/s Fortune Infra Developers Pvt Ltd Represented by its C.M.D, Sri. B. Seshagiri Rao.