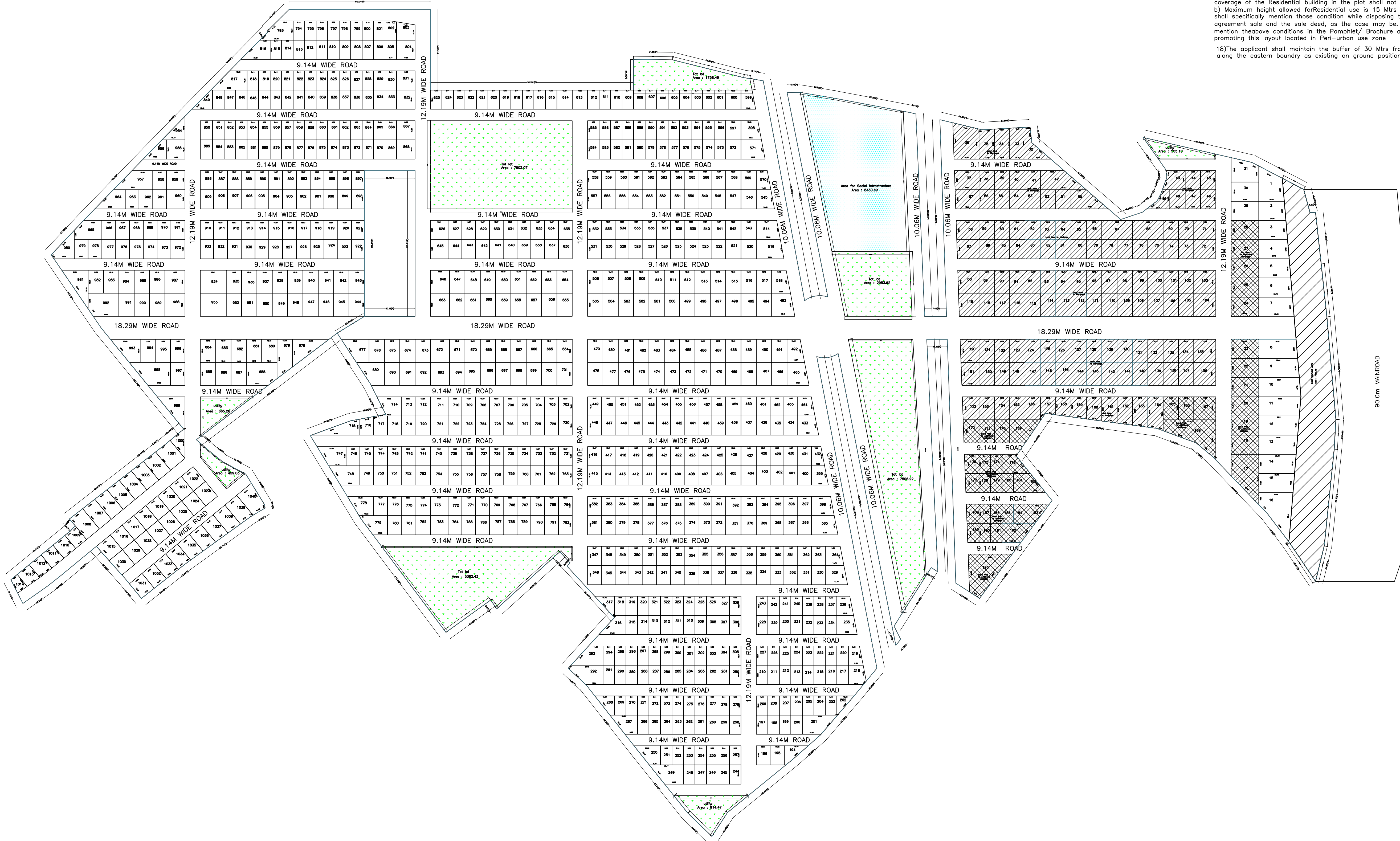




DRAFT LAYOUT
(SCALE 1:1600)

- 1) THE TECHNICAL APPROVAL OF DRAFT LAYOUT OF HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY District Commercial Complex, Tarnaka, Hyderabad -500007 with Layout Permit No.002230/LO/Plg/HMDA/2019.Dt.25-07-2019 ,File No. 023488/SKP/11/U6/HMDA/09052019 Dt.25-07-2019 Layout Plan approved in Sy. No(s). 119/p.120/p.121/p.122/p.124/p.137 &138 of Eddumailaram (V), Kandi Mandal, 189/p.190/p.192,193,201,202/p.203/p.204/p.205/p &210 Singapur (V),Shankarpalle Mandal covering an extent of 344349.91 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 Lr. No. 023488/SKP/LT/U6/HMDA/09052019 Dt.25-07-2019 .
- 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 in mortgaged in favour of HMDA i.e. from Plot No(s). 32-36, 37-42, 50-57, 43-49, 58-67, 88-119, 120-151, 152-164 to an extent of 30486.12 Sq. Mtrs.Local Body shall ensure that no developments like building authorized or un-authorizedly should come in the site until Final Layout Approval by HMDA.
- 8)The applicant shall not be permitted to sell the plots/area which is in mortgaged in favour of HMDA i.e. from Plot No(s). 17-23, 24-28, 165-168, 169-172, 173-182, 183-192,193 to an extent of 10795.32 Sq. Mtrs for availing insolvency facility.
- 9) The applicant is permitted to sell the plots, other than mortgaged plots as mentioned in item no. 7 & 8 above.
- 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) 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 get released the mortgaged land from HMDA.
- 12)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.
- 13)The CHMC/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.
- 14)This permission does not bar any public agency including HMDA/Local Body to acquire the lands for public purpose as per law.
- 15)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: 02-07-2015, G.O.Ms.No. 538 & G.O.Ms.No.527.
- 16)The plot no: 9/part 10/part to 23.134 to 137,166,167 & 168 falling in per urban use zone
- 17) The Part of the proposed site (as mention in serial no.18) is earmarked for Peri-Urban Use Zone and the applicant shall follow the specific conditions as follows: a) The ground coverage of the Residential building in the plot shall not exceed 25% of total plot area. b) Maximum height allowed (for Residential use is 15 Mtrs and below-c). The owner/ developer shall specifically mention those condition while disposing the plot in this layout in the agreement sale and the sale deed, as the case may be. d) The owner/ developer shall also mention the above conditions in the Pamphlet/ Brochure and the sign boards etc., for promoting this layout located in Peri-urban use zone
- 18)The applicant shall maintain the buffer of 30 Mtrs from the railway track/boundary along the eastern boundary as existing on ground position

PLAN SHOWING THE PROPOSED RESIDENTIAL DRAFT LAYOUT IN SY NOS 119P,120P,121P,122P,124P,137 &138 OF EDDUMAILARAM (V),KANDI MANDAL,189P,190P,192,193,201,202P,203P,204P,205P &210, SITUATED AT SINGAPUR VILLAGE,SHANKARPALLE MANDAL, RANGAREDDY DISTRICT, TELANGANA STATE

BELONGING TO :
Y RAVI PRASAD AND OTHERS

DATE : 25-07-2019

SHEET NO.: 01/01

AREA STATEMENT HMDA

PROJECT DETAIL :
Authority : HMDA
File Number : 023488/SKP/LT/U6/HMDA/09052019
Application Type : General Proposal
Project Type : Open Layout
Nature of Development : New
Location : Erstwhile Hyderabad Urban Development Authority (HUDA)
SubLocation : New Areas / Approved Layout Areas
Village Name : Singapur
Mandal : Shankarpalle

Plot Use : Residential
Plot SubUse : Residential Bldg
PlotNearby/ReligiousStructure : NA
Land Use Zone : Residential
Land SubUse Zone : Residential zone-1 (urban areas contiguous to growth corridor)
Abutting Road Width : 90.00
SURVEY NO. : 119P,120P,121P,124P,137 &138 OF EDDUMAILARAM (V),KANDI MANDAL,189P,190P,192,193,201,202P,203P,204P,205P &210
North : ROAD WIDTH - 30
South : CTS NO -
East : CTS NO -
West : CTS NO -

AREA DETAILS :
AREA OF PLOT (Minimum)
NET AREA OF PLOT

(A)
(A-Deductions)

SQ.MT.
344349.91
336410.72

Road Widening Area
Amenity Area
Total

7939.18
0.00
7939.18

BALANCE AREA OF PLOT
Vacant Plot Area

(A-Deductions)

336410.72
336410.72

LAND USE ANALYSIS
Plotted Area
Road Area
Organized open space/park Area/Utility Area
Social Infrastructure Area

20013.89
99819.18
28048.00
8430.69

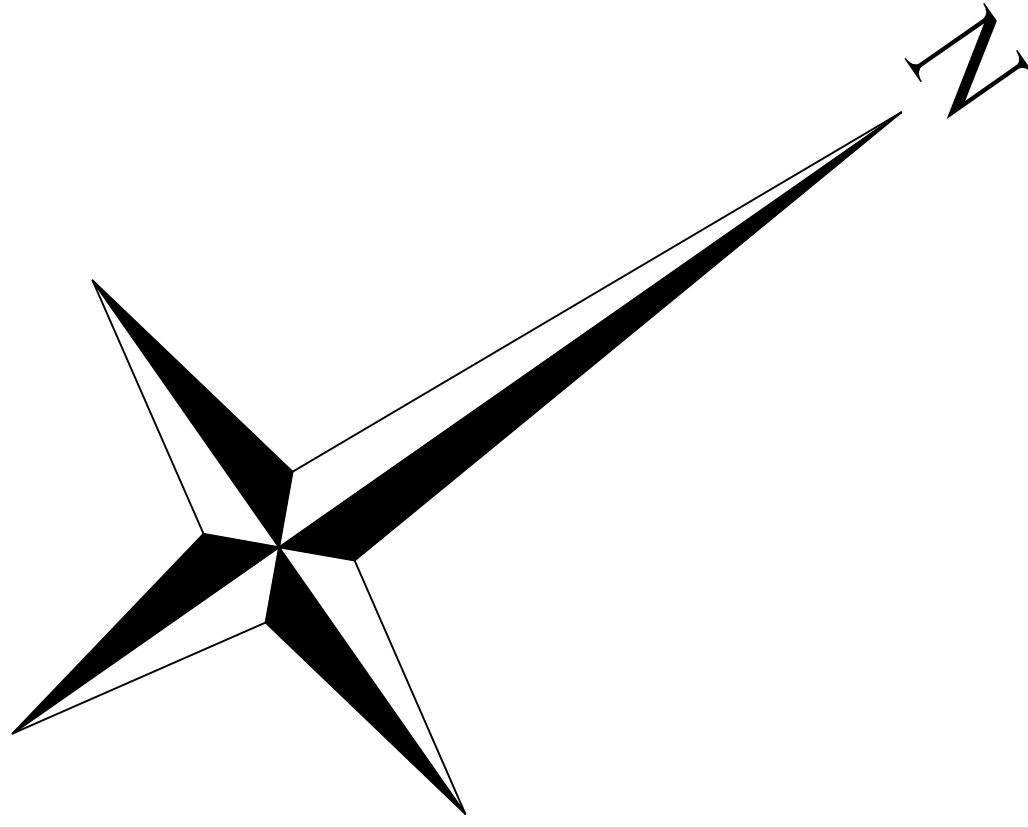
BUILT UP AREA CHECK
MORTGAGE AREA IN PLOT NO(S). 32-36, 37-42, 50-57, 43-49, 58-67,88-119, 120-151, 152-164
ADDITIONAL MORTGAGE AREA IN Plot No(s). 17-23, 24-28, 165-168, 169-172, 173-182, 183-192,193 (FOR INSTALMENT)

30486.12
10795.32

ARCH / ENGG / SUPERVISOR (Regd)
DEVELOPMENT AUTHORITY

Owner
LOCAL BODY

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



OWNER'S SIGNATURE

ARCHITECT SIGNATURE

For Meenakshi Estates
Partner

G.S.SREEDEVI
ARCHITECT
C.O.A.No. CA/2009/46164