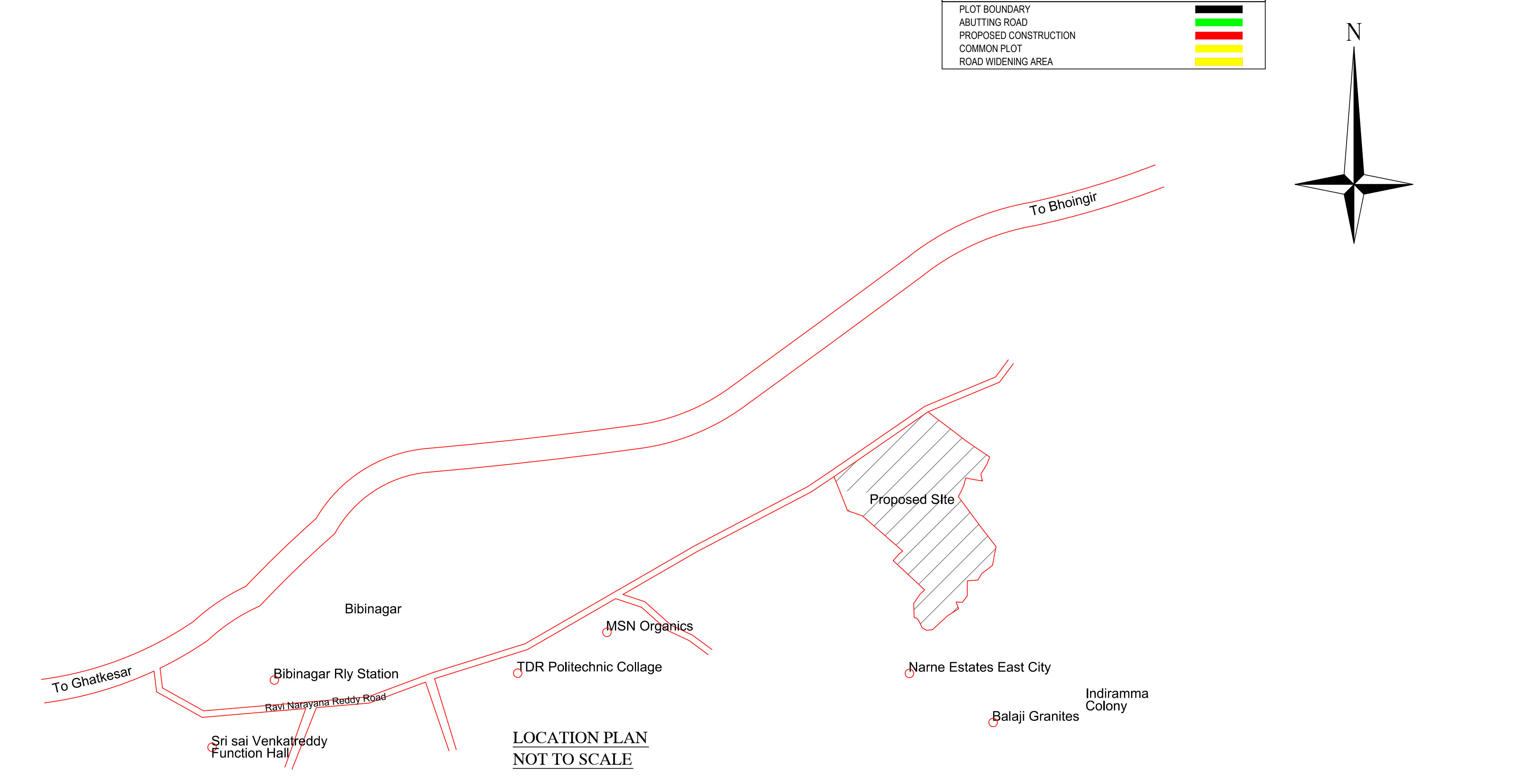




DRAFT LAYOUT PLAN
SCALE:(1:600)

- 1.) THE TECHNICAL APPROVAL OF DRAFT LAYOUT OF HYDERABAD METROPOLITAN DEVELOPMENT 50007 with Layout - AUTHORITY District Commercial Complex, Amrset, Hyderabad Layout Permit No. 000165/LD/Pig/HMDA/2021, Date : 22 March, 2021, File No. 041009/GHT/17/16/HMDA/08122020 D122 March, 2021 Layout Plan approved in Sy. No(s), 260/P, 261/P, 262/P, 263, 264, 265, 266/P, 267, 268, 269, 305, 306 of Bibinagar Village covering an extent of 61950.13 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. 041009/GHT/17/16/HMDA/08122020 D122 March, 2021.
- 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 regard to roads and open spaces taken over by the Executive Authority before release of the Final Layout Plan.
- 7) The applicant has mortgaged 15.33 % of plotted area i.e.5687.07 Sq. Mtrs in Plot Nos. 174 to 203 (30 plots) of Survey No. 260/P, 261/P, 262/P, 263, 264, 265, 266/P, 267, 268, 269, 305, 306 of Bibinagar Village, Bibinagar Mandal, Yadadri District, Mortgaged in favour of The Metropolitan Commissioner, Hyderabad Metropolitan Development Authority, District Commercial Complex,Tamaka,Hyderabad,File Document No.2319/2021 Dt: 15/03/2021 and submitted Additional mortgage deed against NALA conversion certificate vide Doc.no.2918/2021 dt.15/03/2021 in plot no.s.104 to 111,171 to 173 (11 plots) to an extent of 1265.41 Sq.mtrs in favour of The Metropolitan Commissioner, Hyderabad Metropolitan Development Authority, District Commercial Complex,Tamaka,Hyderabad.
- 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 L.P. 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 G.M.C/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.M.s.No. 168 MA Dt: 07-04-2012, G.O.M.s.No. 246 MA Dt: 30-06-2012, G.O.M.s.No. 276 MA Dt: 02-07-2010, G.O.M.s.No. 526 & G.O.M.s.No. 527.

THE SHOWING THE PROPOSED RESIDENTIAL DRAFT LAYOUT WITH OPEN PLOTS IN SY NOS. 260/P, 261/P, 262/P, 263, 264, 265, 266/P, 267, 268, 269, 305, 306 SITUATED AT BIBINAGAR VILLAGE, BIBINAGAR MANDAL, YADADRI DIST. T.S.		
BELONGING TO:- KINETIC ESTATES REP BY BOMMAREDDY VANSI KRISHNA AND OTHERS		
DATE: 22/3/2021	SHEET NO: 01/01	
AREA STATEMENT HMDA		
PROJECT DETAIL :		
Authority : HMDA	Plot Use : Residential	
File Number : 041009/GHT/LTU/HMDA/08122020	Plot Sub/Use : Residential Bldg	
Application Type : General Proposal	PlotNearbyReligiousStructure : 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 Erstwhile HUDA (HMDA)	Abutting Road Width : 30.00	
Sub/Location : New Areas / Approved Layout Areas (HMDA)	Survey No. : 260/P, 261/P, 262/P, 263, 264, 265, 266/P, 267, 268, 269, 305, 306	
Village Name : Bibinagar	North : ROAD WIDTH - 30	
Mandal : Bibinagar	South : CTS NO -	
	East : CTS NO -	
	West : CTS NO -	
AREA DETAILS :		SQ.MT.
AREA OF PLOT (Minimum)	(A)	61950.13
NET AREA OF PLOT	(A-Deductions)	61950.13
Amenity Area		0.00
Total		0.00
BALANCE AREA OF PLOT	(A-Deductions)	61950.13
Vacant Plot Area		61950.13
LAND USE ANALYSIS		
Plotted Area		37083.85
Road Area		18184.62
Organized open space/park Area/Utility Area		5138.19
Social Infrastructure Area		1563.52
BUILD UP AREA CHECK		
MORTGAGE AREA Plot Nos. 174 to 203 (30 plots)		5687.07
ADDITIONAL MORTGAGE AREA plot no.s 104 to 111,171 to 173 (11 plots)		1955.41
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'S SIGNATURE
FOR DATE: 22/3/2021 BOMMAREDDY VANSI KRISHNA Owner	G.S. SREEDEVI ARCHITECT C.O.A.No. CA/2019/164