

SY.NO: 337 / P

LAND BELONGS TO " BHOJI REDDY "

# HMDA APPROVED LAY-OUT PLAN

SY.NO: 332 / P

SY.NO: 338

DRAFT LAYOUT PLAN  
(SCALE 1:400)

1. THE TECHNICAL APPROVAL OF DRAFT LAYOUT OF HYDERABAD METROPOLITAN DEVELOPMENT AUTH. 50003R with Layout Permit No. 000123/LO/Plg/HMDA/2023, Date : 19 June, 2023, File - DRITY Ammepet , Hyderabad No: 057682/SKP/LT/UE/HMDA/02112022, Dt:02.11.2022,Layout Plan approved in Sy.No. 332/Part & 337 Part Situated at Tallapally Village,Shabad Mandal,Ranga Reddy District to extent of 23572.85 Sqm. is accorded subject to following conditions: The Layout Number issued does not exempt the lands under reference from purview of Urban Land Ceiling Act 1976.
2. 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 app licant / developer & not made party of HMDA and its Employees.
3. 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. 057582/SKP/LT/UE/HMDA/02112022, Dt:19 June, 2023.
4. 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.
5. 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 mort gage plots / area which is in favour of METROPOLITAN COMMISSIONER, HMDA duly enc losing 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.
6. The applicant shall not be permitted to sell the plots/area which is in mortgaged in favour of HMDA i.e. from Plot Nos . 8 to 19 (total 12 number of plots) i.e. 2950.39 (21.30%) Sq.Mts. 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.
7. The applicant is permitted to sell the plots, other than mortgaged plots as ment ioned in item no. 7 above.
8. 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.
9. The Layout applicant shall display a board at a prominent in the above site show ing the layout pattern with permit LP No. and with full details of the layout specifications and conditions to facilitate the public in the matter.
10. Zonal Commissioner/Municipal/Executive Authority should ensure that the open spa ces shall be developed by the applicant along with other development with ornamental compound wall and grill as per sanctioned layout plan.
11. The GMC/Municipal Grom 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.
12. This permission does not bar any public agency including HMDA/Local Body to acqu ire the lands for public purpose as per law.

13. 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 DRAFT LAYOUT OPEN PLOT IN SY.NOS. 332 P AND 337 P SITUATED AT TALLAPALLY VILLAGE, SHABAD MANDAL, RANGA REDDY DIST. T.S.

BELONGING TO :  
SRI. SAMA BQJI REDDY AND SMT. SAMA JAYAMMA

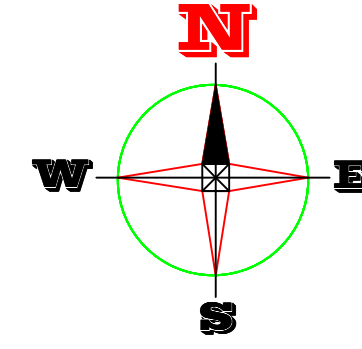
DATE : 19/06/2023 SHEET NO : 01/01

## AREA STATEMENT HMDA

PROJECT DETAIL :		
Authority : HMDA	Plot Use : Residential	
File Number : 057682/SKP/LT/UE/HMDA/02112022	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 Erastwhite HUDA (HMDA)	Abutting Road Width : 24.00	
Sub/Location : New Areas / Approved Layout Areas	Survey No : 332 P AND 337 P	
Village Name : Tallapally	North : SURVEY NO - 337/PART	
Mandal : Shabad	South : ROAD WIDTH - 30	
	East : SURVEY NO - 332P AND 18 M ROAD	
	West : SURVEY NO - 338	

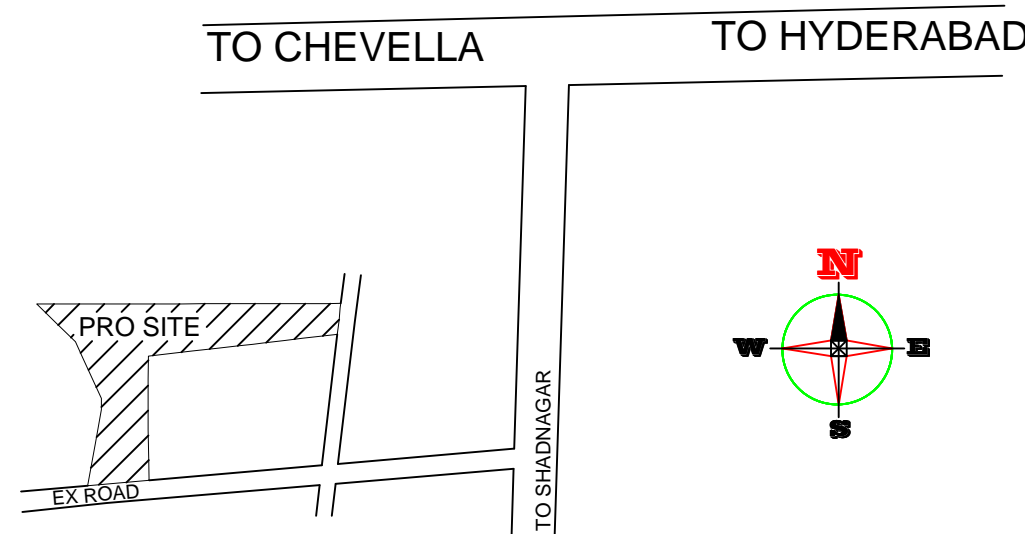
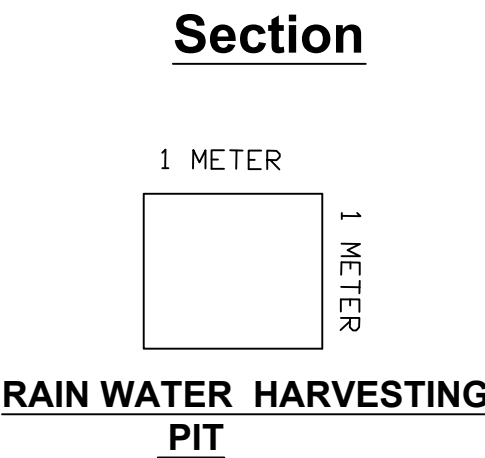
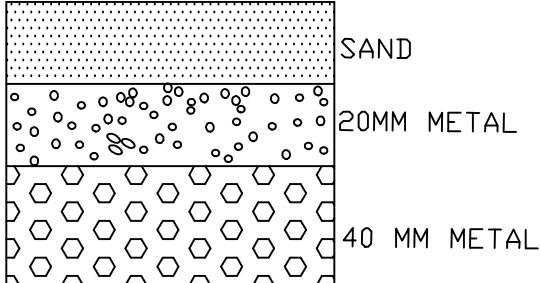
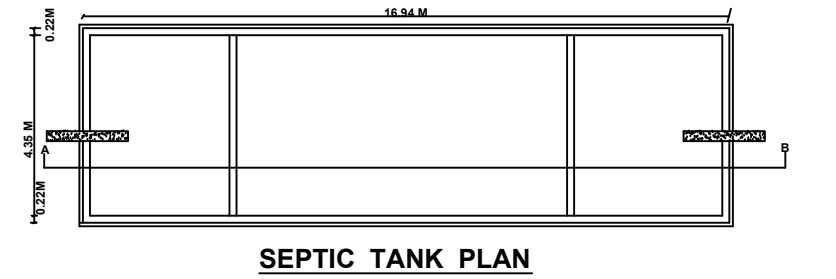
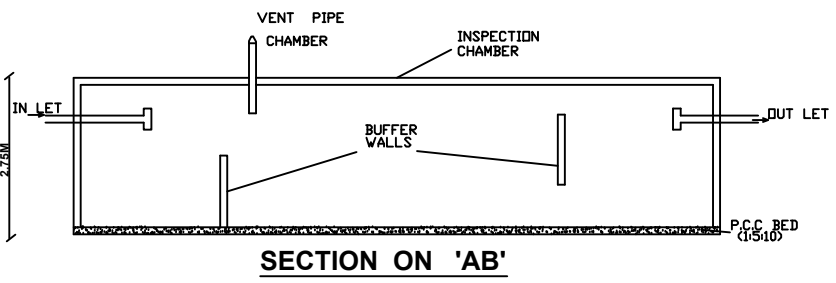
AREA DETAILS :		SQ.MT.
AREA OF PLOT (Minimum)	(A)	23572.79
NET AREA OF PLOT	(A-Deductions)	23338.99
Road Widening Area		233.80
Total		233.80
BALANCE AREA OF PLOT	(A-Deductions)	23338.99
Vacant Plot Area		23338.99
Land use analysis/Area distribution		
Plotted Area		13850.96
Road Area		6865.03
Organized open space/park/Area/Utility Area		1804.07
Social Infrastructure Area		584.50
Amenity Area		234.51
BUILT UP AREA CHECK		
MORTGAGE AREA Plot Nos. 8 to 19 (total 12 number of plots)		2950.39
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	

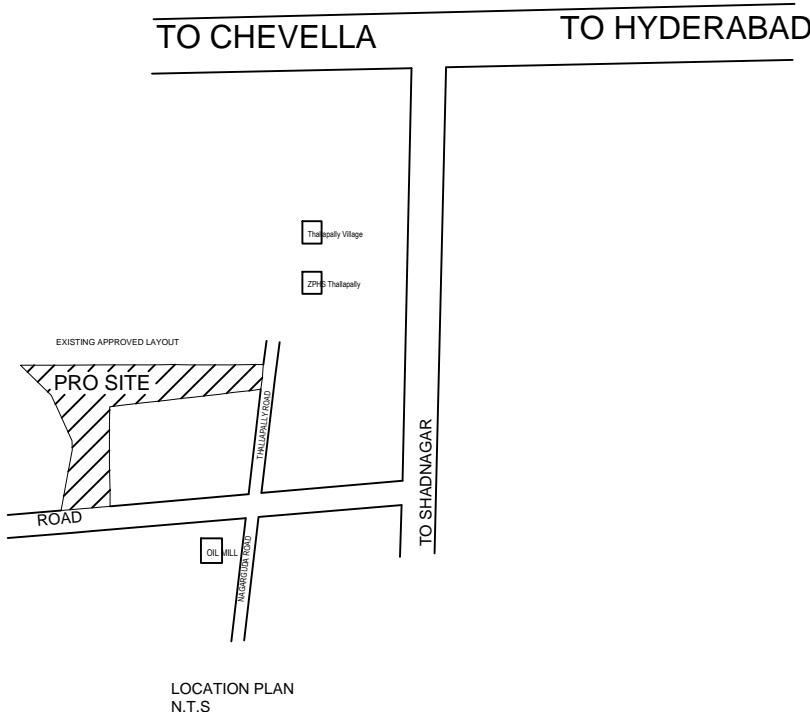
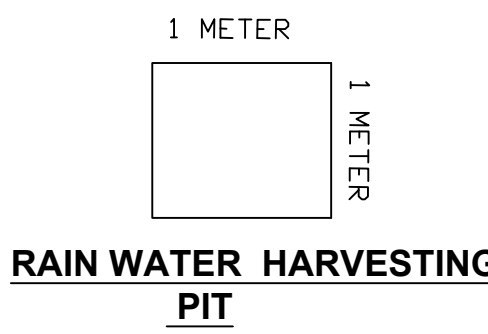


PLOT NOS. 8 TO 19 MORTGAGE AREA  
2950.39 SQ MTS  
21.30%

SY.NO: 332 / P



LOCATION PLAN (NOT TO SCALE)



OWNER'S SIGNATURE

*S. Bhoji Reddy*  
S. Bhoji Reddy

ARCHITECT'S SIGNATURE

C. LAKSHMI NARAYANA  
C. LAKSHMI NARAYANA  
Architect (Regd)  
6-3-111/115, 8-3-111/115  
Begumpet, H-2-16