




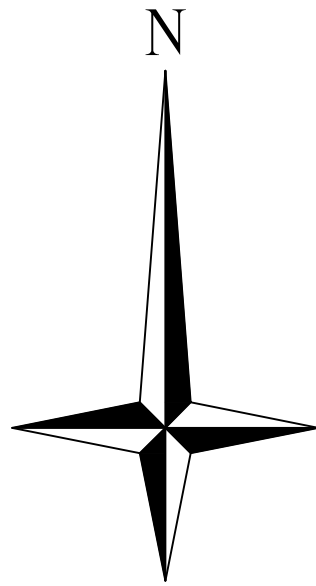


1. THE TECHNICAL APPROVAL OF DRAFT LAYOUT OF HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY Ameerpet , Hyderabad –500038 with Layout Permit No.000011/LO/Plg/HMDA/2025, Dt:31-01-2025, File No: 061650/GHT/LT/U6/HMDA/07082023, Dt:31-01-2025,Layout Plan approved in Sy.Nos. 325/PART AND 327/PART, Situated at BOGARAM VILLAGE covering an extent of 18207.11 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. 061650/GHT/LT/U6/HMDA/07082023, Dt:31-01-2025.
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 Nos . 6 to 11 & 20 to 26 (Total 13 Plots) i.e., 1811.61 Sq.Mts (15.97%) and 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 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. 53 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.325/PART AND 327/PART SITUATED AT BOGARAM VILLAGE, KEESARA MANDAL, MEDCHAL-BALKRAGURI DISTRICT, TELANGANA STATE.		
BELONGING TO :-		
M/s. RISE GOLD MARKS REP.BY ITS MANAGING PARTNERS RAGHAVENDER VELPULA AND OTHERS		
DATE: 31-01-2025	SHEET NO.: 0101	
AREA STATEMENT HMDA		
PROJECT DETAIL :		
Authority : HMDA	Plot Use : Residential	
File Number : 061650/GHT/LT/U6/HMDA/07082023	Plot Sub/Use : Residential Bldg	
Application Type : General Proposal	Plot/Nearby/Religious/Structure : NA	
Project Type : Open Layout	Land Use Zone : Residential	
Nature of Development : Addition or Alteration	Land Sub/Use Zone : NA	
Location : Erstwhile Hyderabad Urban Development Authority (HUDA)	Abutting Road Width : 30.00	
Sub/Location : New Areas / Approved Layout Areas	Survey No. : 325/PART AND 327/PART	
Village Name : Bogaram	North : VACANT LAND	
Mandal : Keesara	South : ROAD WIDTH - 20	
	East : VACANT LAND	
	West : VACANT LAND	
AREA DETAILS :		SQ.MT.
AREA OF PLOT (Minimum)	(A)	18206.73
NET AREA OF PLOT	(A-Deductions)	17681.86
Road Widening Area		524.87
Amenity Area		0.00
Total		524.87
BALANCE AREA OF PLOT	(A-Deductions)	17681.86
Vacant Plot Area		17681.86
LAND USE ANALYSIS		
Plotted Area		11341.67
Road Area		4386.95
Organized open space/park Area/Utility Area		1500.37
Social Infrastructure Area		442.84
BUILT UP AREA CHECK		
MORTGAGE AREA IN Plot Nos. 6 to 11 & 20 to 26 (Total 13 Plots)		1811.61
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