



1. THE TECHNICAL APPROVAL OF DRAFT LAYOUT OF HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY District Commercial Complex, Tarnaka, Hyderabad - 500070 with Layout Permit No. 0000423.0/Plg/HMDA/2018, Date: 14 March 2018, File No. File No. 001077/SKPI/LTU/6/HMDA / 02062017, Dt:14 March, 2018, Layout Plan approved in Sy. No(s). 568/P, 569/P, 565/P, 571/P & 602/P of Patighanpur Village covering an extent of 87442.52 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.001077/SKPI/LTU/6/HMDA / 02062017, Dt:14, March, 2018.
5. The Deed of Mortgage by conditional sale executed by the applicant in favour of 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 endorsing 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). 15 to 44, (30plots) i.e. 7588.04 (15, 18.18) 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.
- 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 get 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. 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 IN Sy.Nos. 568/P, 569/P, 565/P, 571/P & 602/P, SITUATED AT PATIGHANPUR VILLAGE, PATANCHERUVU MANDAL, SANGAREDDY DIST., TELANGANA STATE.

BELONGS TO : ONE DEVELOPERS PRIVATE LIMITED

DATE: 14/3/2018 SHEET NO.: 1/1

**AREA STATEMENT HMDA**

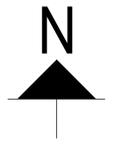
<b>PROJECT DETAIL :</b>	
Authority : HMDA	Plot Use : Residential
File No. : 001077/SKPI/LTU/6/HMDA/02062017	Plot SubUse : Residential Bldg
Application Type : General Proposal	PlotNearby/ReligiousStructure : NA
Project Type : Open Layout	Land Use Zone : Residential
Nature of Development : New	Land SubUse Zone : NA
Location : Erstwhile Hyderabad Urban Development Authority (HUDA)	Abutting Road Width : 35.00
SubLocation : New Areas / Approved Layout Areas	Survey No. : 568/P, 569/P, 565/P, 571/P & 602/P
Village Name : Patighanpur	North : SURVEY NO - 569 part and 571 part
Mandal : Patancheruvu	South : SURVEY NO - 568 part and 566
	East : SURVEY NO - 563, 564 and 571 part
	West : ROAD WIDTH - 24

**AREA DETAILS :**

AREA OF PLOT (Minimum)	(A)	SQ.MT.
NET AREA OF PLOT	(A-Deductions)	87503.41
		86214.67
Road Widening Area		1288.74
Amenity Area		3221.06
Total		4509.80
BALANCE AREA OF PLOT	(A-Deductions)	82993.61
Vacant Plot Area		86214.67
MORTGAGE AREA DETAILS :		
Mortgage area details plot no. 15 to 44 (30 plots)		7588.04
<b>LAND USE ANALYSIS DETAILS :</b>		
Plotted Area		49979.91
Road Area		25501.42
Amenity Area		1053.83
Organized open space/park Area/Utility Area		7512.37
Social Infrastructure Area		2167.23
ARCH / ENGG / SUPERVISOR (Regd)		Owner
DEVELOPMENT AUTHORITY		LOCAL BODY

**COLOR INDEX**

PILOT BOUNDARY	Black
ABUTTING ROAD	Green
PROPOSED CONSTRUCTION	Red
COMMON PLOT	Yellow
ROAD WIDENING	Blue



OWNER SIGNATURE :

ARCHITECT SIGNATURE :

**N.P. KUSUMA KUMARI**  
C.A. No. 2000/20805  
Registered Architect  
Flat N. 303, ICICI Building,  
Chandamangal, Hyderabad - 50.