

THE TECHNICAL APPROVAL OF DRAFT LAYOUT OF HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY District Commercial Complex, Tarnaka, Hyderabad ? 500007 with Layout Permit No .000128/LO/Plg/HMDA/2018, Date : 30 June, 2018, File No. 011514/SKP/LT /U6/HMDA/09052018, Date :30 June, 2018, Layout Plan approved in Sy. No(s). 49p, 50p of Rameshwar Banda Village covering an extent of 57768.15 Sq.Mts 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.

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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.

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. 011514/SKP/LT/U6/HMDA/09052018, Date: 30 June, 2018

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). 52 to 64 and 196 to 198 (total 16 number of plots) of Survey No. 49p, 50p to an extent of 5558 (15.00 %) Sq.mts, vide document no. 21426 of 2018. Dt: 08/06/2018 and also additional mortgage plots and Lacal 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). 80 to 86 (total 7 number of plots) of Survey No. 49p, 50p to an extent of 1856 (5.01 %) Sq.mts, vide document no. 21425 of 2018, Dt: 08/06/2018. and also additional mortgage plots 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.

The applicant is permitted to sell the plots, other than mortgaged plots as mentioned in item no. 7 above.
 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.
 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.

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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 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

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.M s.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 OPEN PLOT LAYOUT IN SY NO. 49P, 50P RAMESHWARAM BANDA VILLAGE, PATANCHERU (M) SANGA REDDY DISTRICT, TELANGANA STATE

BELONGING TO:

MAHA INFRA AND DEVELOPERS REP BY ITS MANAGING PARTNER

MUNNANGI RAVIKUMAR AND OTHERS

DATE: 30-06-2018	SHEET NO.: 01/01	
AREA STATEMENT HMDA		
PROJECT DETAIL :		
Authority : HMDA	Plot Use : F	Residential
File_No : 011514/SKP/LT/U6/HMDA/09052018	Plot SubUse :	Residential Bldg
Application Type : General Proposal	PlotNearbyReligiousStructure : 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	: 9.00
SubLocation : New Areas / Approved Layout Areas	Survey No.	: 49p, 50p
Village Name : Rameshwar Banda	North : -	
Mandal : Patancheruvu	South : -	
	East : -	
	West : -	
AREA DETAILS :		SQ.MT.
AREA OF PLOT (Minimum)	(A)	61538.63
NET AREA OF PLOT	(A-Deductions)	57768.84
Road Widening Area		3769.80
Amenity Area		0.00
Total		3769.80
BALANCE AREA OF PLOT	(A-Deductions)	57768.84
Vacant Plot Area	,	57768.84
LAND USE ANALYSIS		.1
Plotted Area		37055.17
Road Area		14623.58
Organized open space/park Area/Uitility Area		4561.24

ORTGAGE AREA PLOT NO(S). 52 TO 64 AND 196 TO 198 (TOTAL 16 NUMBER OF PLOTS)	5558.00
DDITIONAL MORTGAGE AREA PLOT NO(S). 80 TO 86 (TOTAL 07 NUMBER OF PLOTS)	1856
ARCH / ENGG / SUPERVISOR (Regd)	Owner
DEVELOPMENT AUTHORITY	LOCAL BODY

1528.53

PLOT BOUNDARY
ABUTTING ROAD
PROPOSED CONSTRUCTION
COMMON PLOT
ROAD WIDENING AREA

Social Infrastructure Area



