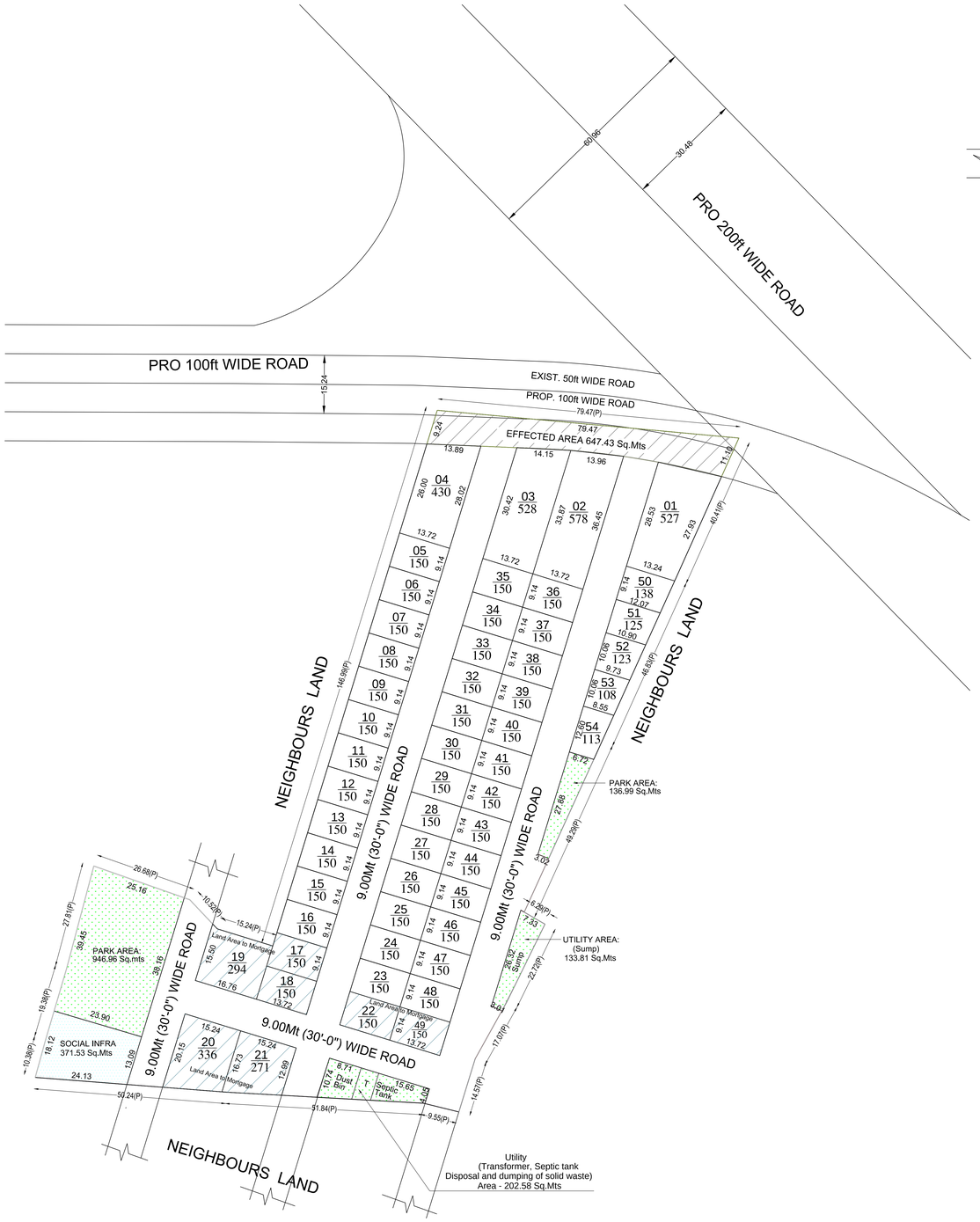
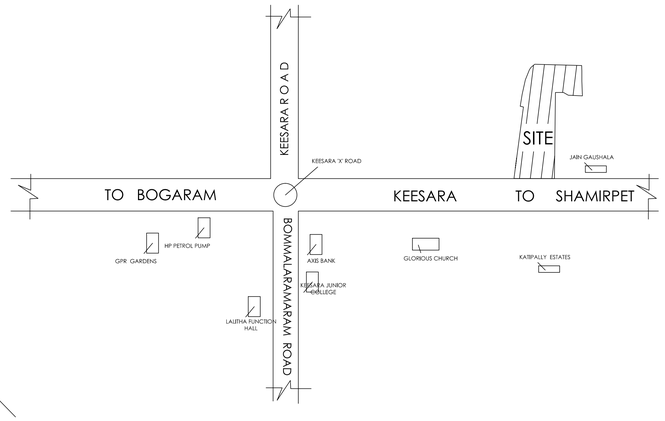


DRAFT LAYOUT
Scale (1:500)



LOCATION PLAN
N.T.S.

1. THE TECHNICAL APPROVAL OF DRAFT LAYOUT OF HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY District Commercial Complex, Tarnaka, Hyderabad – 500007 with Layout Permit No. 000186/LO/Rlgn/HMDA/2019, Date : 26 June, 2019, File No. 017563/GH7/LT/U6/HMDA/22112018, Dt: 26/06/2019, Plan approved in Sy. No(s) 193 Keesara Daira Village, keesara mandal & Medchal-Malkajgiri District covering an extent of 14973.28 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. 017563/GH7/LT/U6/HMDA/22112018. Dt: 26/06/2019.
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. mortgage plot nos. 17 to 22 & 49 (total no.7 plots) an extent 1255.24 sq.mts (15.21%), document vide.no 10604/2019, dt:29.05.2019 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. The applicant has submitted gift deed handing over the road effected area to the local authority to an extent 647.43 sq.mtrs vide document.no 10603/2019, dt:29.05.2019.
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 Green 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.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. 520 & G.O.Ms.No.527.

PLAN SHOWING THE PROPOSED RESIDENTIAL DRAFT LAYOUT IN SURVEY NO. 193, SITUATED AT KEESARA DAIRA VILLAGE, KEESARA MANDAL, MEDCHAL-MALKAJGIRI DISTRICT, T.S.

BELONGING TO :-
SSENCLAVE REP BY VANGETIDHANA SAGAR REDDY OTHERS

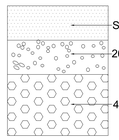
DATE : 26-06-2019	SHEET NO.: 01/01

AREA STATEMENT HMDA

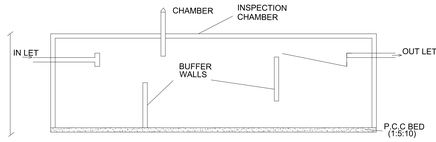
PROJECT DETAIL :	
Authority : HMDA	Plot Use : Residential
File Number : 017563/GH7/LT/U6/HMDA/22112018	Plot SubUse : Residential Bldg
Application Type : General Proposal	PlotNearbyReligiousStructure : NA
Project Type : Open Layout	Land Use Zone : Residential
Nature of Development : New	Land SubUse Zone : NA
Location : Erstwhile Hyderabad Urban Development Authority (HUDA)	Abutting Road Width : 30.00
SubLocation : New Areas / Approved Layout Areas	Survey No. : 193
Village Name : Keesara Daira	North : ROAD WIDTH - 12
Mandal : Keesara	South : CTS NO -
	East : CTS NO -
	West : CTS NO -

AREA DETAILS :		SQ.MT.
AREA OF PLOT (Minimum)	(A)	14973.29
NET AREA OF PLOT	(A-Deductions)	14325.86
Road Widening Area		647.43
Amenity Area		0.00
Total		647.43
BALANCE AREA OF PLOT	(A-Deductions)	14325.86
Vacant Plot Area		14325.86
LAND USE ANALYSIS		
Plotted Area		8255.16
Road Area		4278.83
Organized open space/park Area/Utility Area		1420.34
Social Infrastructure Area		371.53
BUILT UP AREA CHECK		
MORTGAGE AREA IN PLOT NOS. 17 TO 22 & 49 (TOTAL NO.7 PLOTS)		1255.24
ARCH / ENGG / SUPERVISOR (Regd)		Owner
DEVELOPMENT AUTHORITY		LOCAL BODY

COLOR INDEX
PLOT BOUNDARY
ABUTTING ROAD
PROPOSED CONSTRUCTION
COMMON PLOT
ROAD WIDENING AREA



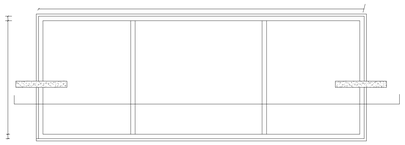
SECTION



SECTION

PLAN

HARVESTING PIT



SEPTIC TANK

Name : P RAJANI
Designation : APO
Date : 29-Jun-2019 15:49:47

Name : D YADAGIRI RAO
Designation : Planning Officer
Date : 01-Jul-2019 16:

OWNER'S SIGNATURE	ARCHITECT'S SIGNATURE	STR. ENGR. SIGNATURE
	KOLOJI MOHAN REDDY CA/2017/60041 ARCHITECT	K. SRINAR, M.Tech (Structural) Structural Engineer Lic. No: 345/Strl. Engineer/1P10/GHMC Phone : +91-9701859633