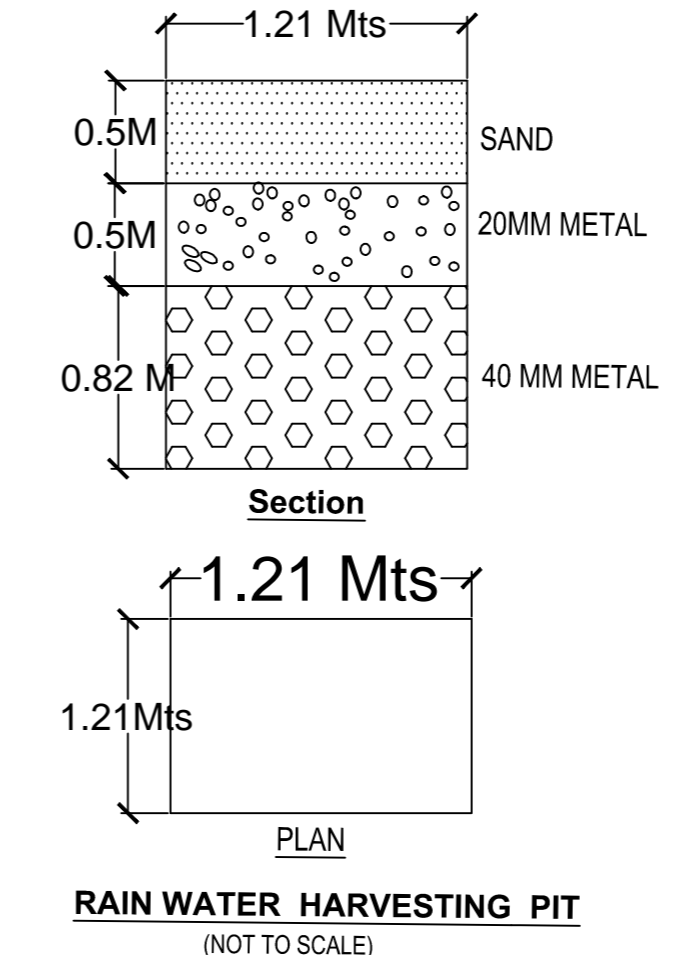
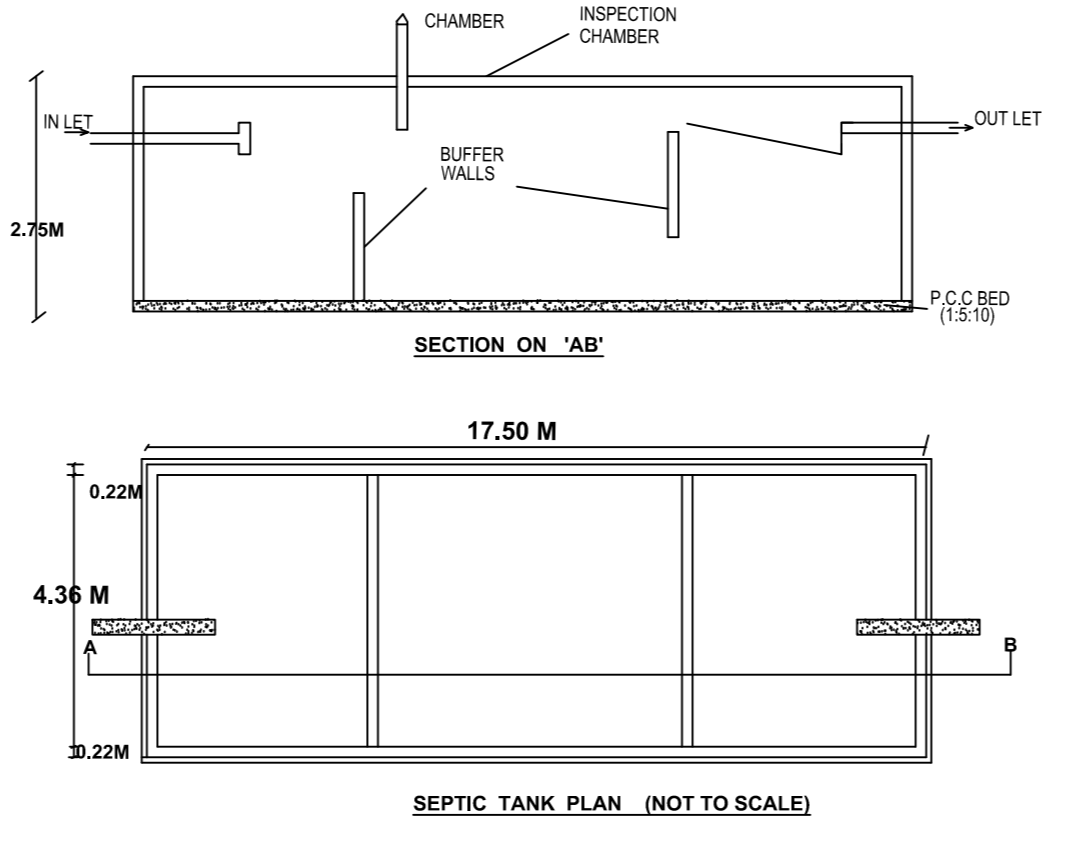
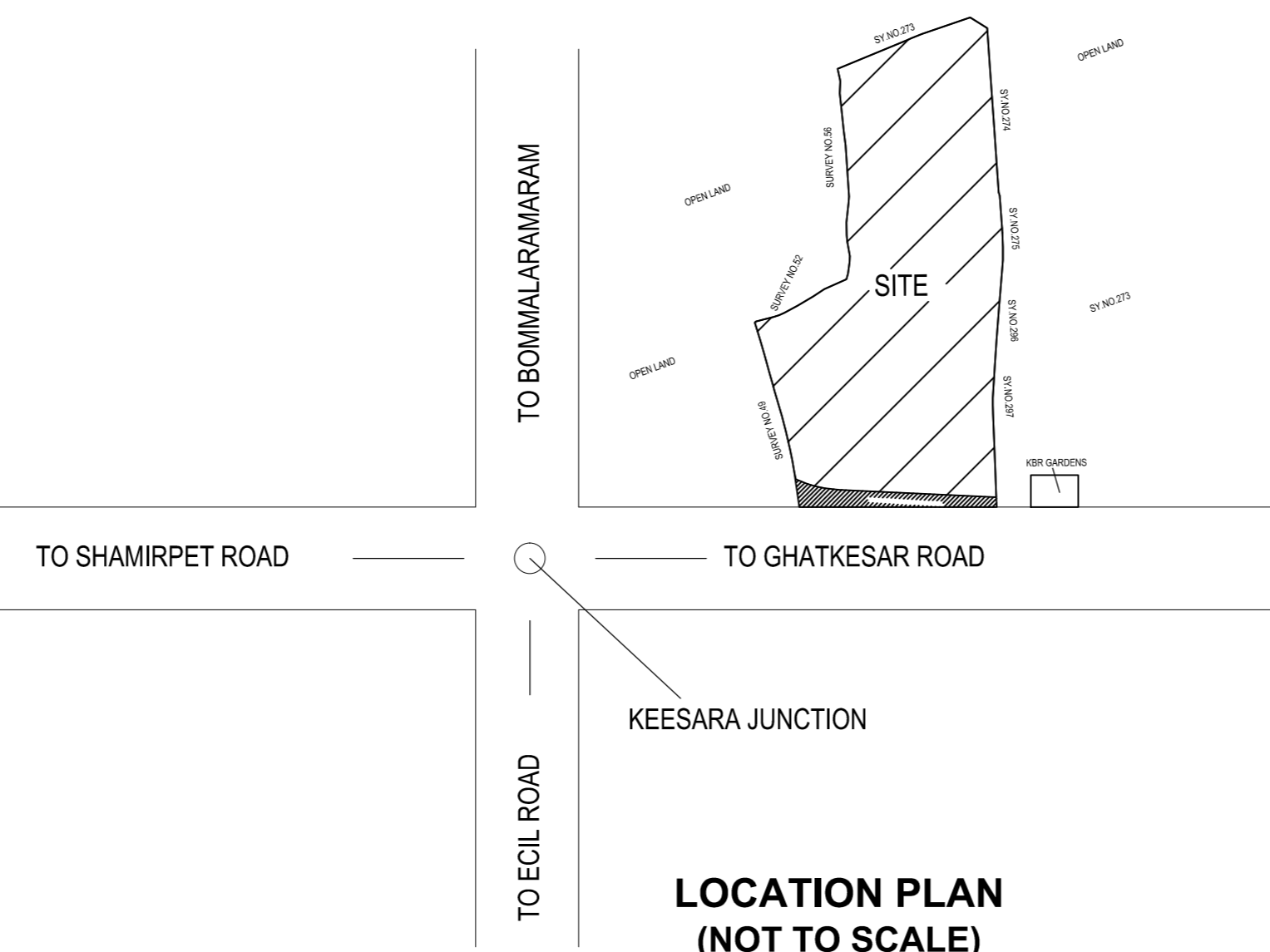




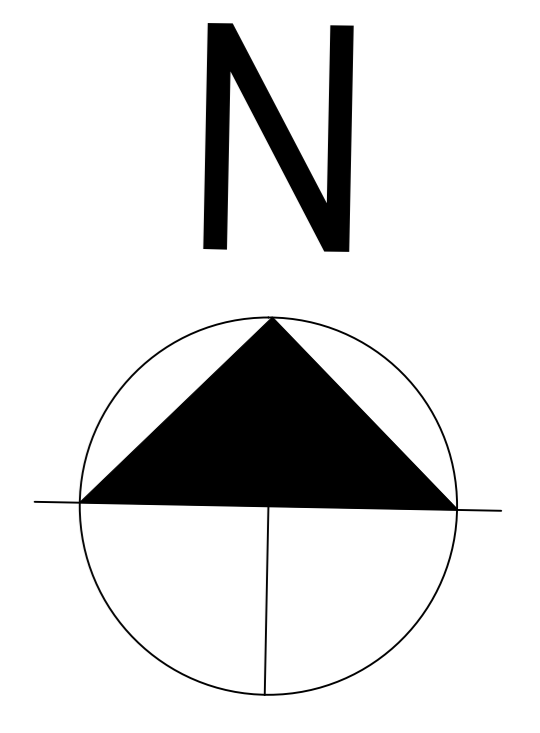
OPEN LAYOUT  
SCALE: 1:800



- 1) THE TECHNICAL APPROVAL OF DRAFT LAYOUT OF HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY District Commercial Complex, Tarnaka, Hyderabad - 50007 with Layout Permi.No. 00034LOP/HMDA/2018 Dt:20-02-2018, File No. 004655/GHT/LTU/HMDA/3102017 Dt: 20-02-2018 Layout Plan approved in Sy. No(s). 50 & 51 of Keesara Village, Keesara Mandal, Medchal-Malkajgiri Dist covering an extent of 87538.76 Sq.Mt. 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 with 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. , 004655/GHT/LTU/HMDA/3102017 Dt: 20-02-2018.
- 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 mortgage in favour of HMDA through vide Document No. 1589/2017, Date: 01.02.2018 i.e. from Plot No(s), 142, 143, 144, 145, 146, 147, 148, 149 AND 160 TO 172 (Total 21 plots) to an extent of 7590.48 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 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 GRMC/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. 245 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.
- 15) The applicant shall handover the Layout roads area 20515.16 Sq.mtrs (25.91 %), Open space area 6580.83Sq.mtrs (8.31 %) Social infrastructure area 2067.46 Sq.mtrs (2.61%) to the Local Body at free of cost, by way of registered gift deed before release of Final Layout plans by HMDA.
- 16) The applicant has handed over the road affected area vide document no.2108 of 2018, Dt: 08.02.2018, to an extent of 8352.27 Sq.mts.

AREA STATEMENT HMDA		
<b>PROJECT DETAIL :</b>		
Authority : HMDA	Plot Use : Residential	
File No : 004655/GHT/LTU/HMDA/3102017	Plot SubUse : Residential Bldg	
Application Type : General Proposal	PlotNearty/Religious/Structure : 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 : 60.00	
SubLocation : New Areas / Approved Layout Areas	Survey No. : 50 & 51	
Village Name : Keesara	North : SURVEY NO - 273	
Mandal : Keesara	South : ROAD WIDTH - 30	
	East : SURVEY NO - 297,296,275	
	West : SURVEY NO - 49.50 & 56	
<b>AREA DETAILS :</b>		
AREA OF PLOT (Minimum)	(A)	SQ.MT.
NET AREA OF PLOT	(A-Deductions)	87537.60
		79185.39
Road Widening Area		8352.21
Amenity Area		2067.46
BALANCE AREA OF PLOT		10419.08
Vacant Plot Area	(A-Deductions)	77117.93
		79185.39
MORTGAGE AREA		7590.48
plot no's : 142,143,144,145,146,147,148,149 AND 160 TO 172 (Total 21 plots)		
<b>LAND USE ANALYSIS DETAILS :</b>		
PLOTTED AREA		50021.94
ROADS AREA		20515.16
ORGANISED OPEN SPACE / PARK AREA / UTILITY AREA		6580.83
SOCIAL INFRASTRUCTURE AREA		2067.46
ARCH / ENGG / SUPERVISOR (Regd)		
		Owner
DEVELOPMENT AUTHORITY		
		LOCAL BODY

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



OWNER'S SIGN	ARCHITECT'S SIGN	STRUCTURAL ENGG SIGN