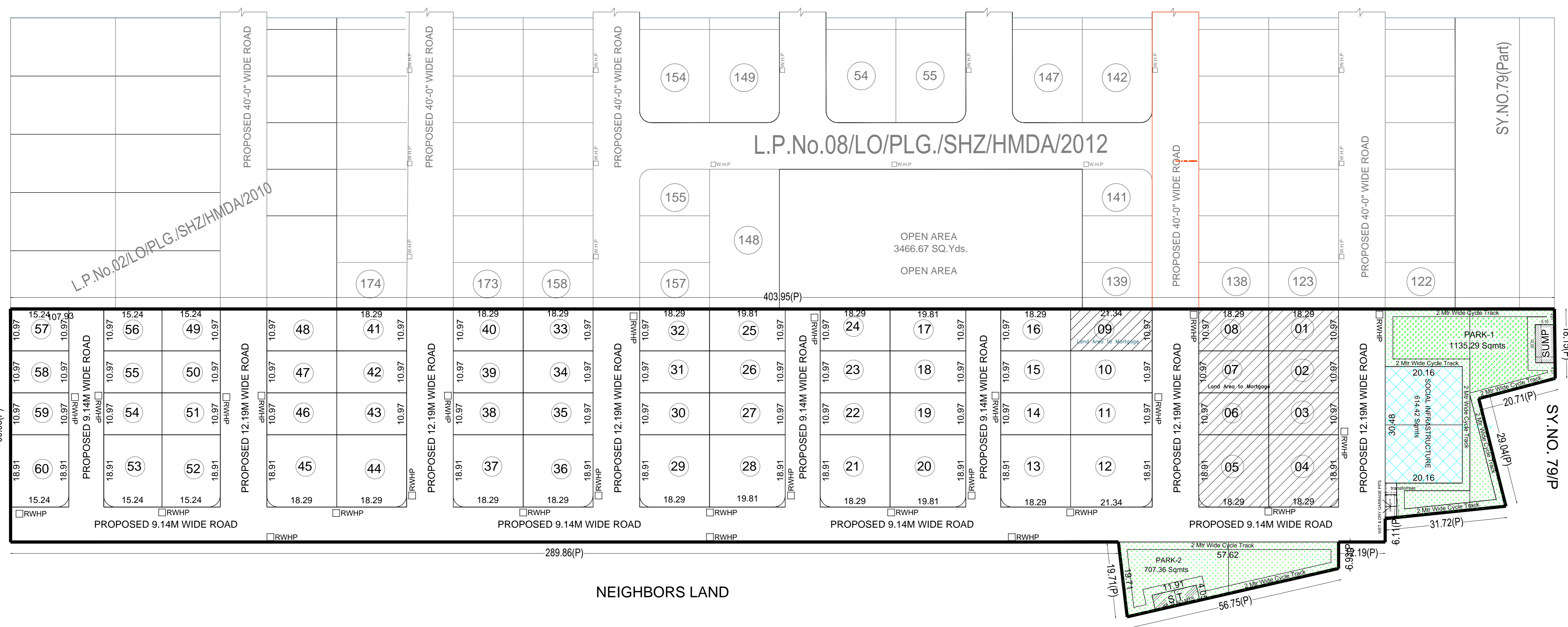


SY.NO.82



1. THE TECHNICAL APPROVAL OF DRAFT LAYOUT OF APARTMENT/RESIDENTIAL DEVELOPMENT AUTHORITY (General) Complex, Tanaka, Hyderabad - 500027 with Layout Permit No. 09000/LP/R/HMDA/2021, Date: 19 January, 2021. G.O.Ms.No. TUS/HMDA/2021/19512021, Sy.No. 79P, 81P, 2P, Mansarpalle Village, Maheshwaram Mandal, Rangareddy District covering an extent of 24514.61 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 1974.
3. The 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 L. No.03/16/19/SMDL/TUS/HMDA/2017/2020 (19 January, 2021).
5. The Deal of Mortgage to 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 in 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 release of mortgage plots / area which is in favour of METROPOLITAN COMMISSIONER, HMDA via enclosing letter to Municipal Commissioner / Executive Authority in regard to roads and open spaces clear over to 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 in form of Ready to build (Ready to build) or under 120/30 Sq.m (15/15%), and Local Body shall ensure that no developments like building authorized or un-authorized should come in the site until Final Layout Approved 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 order and in other plots of the layout in general until and unless the applicant has completed the developmental works and their plot fee and 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 an amenity compound wall and grill as per mentioned layout plan.
12. The G.M.C/Municipal Council/Executive Authority 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 the rates in force.
13. The 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.No. 33 MA Dt. 24/01/2021, G.O.Ms.No. 188 MA Dt. 07/04/2021, G.O.Ms.No. 246 MA Dt. 30-08-2012, G.O.No. 276 MA Dt. 02/07/2010, G.O.No. No. 526 S.G.O.M.No. 527.

PLAN SHOWING THE PROPOSED DRAFT LAYOUT OPEN PLOT IN SY.NO. 79P, 81P SITUATED AT MANSARPALLE VILLAGE, MAHESHWARAM MANDAL, RANGA REDDY DIST. TS

BELONGING TO:  
AJASRA HOMES PVT.LTD

DATE: 19/01/2021 SHEET NO.: 01/01

**AREA STATEMENT HMDA**

**PROJECT DETAILS :**

Authority : HMDA	Plot Use - Residential
File Number : 037678/SMDL/TUS/HMDA/28072020	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 - New	Land Sub/Use Zone - Residential zone-1 (urban areas contiguous to growth corridor)
Location - Extended area of Erstwhile HUDA (HMDA)	Abutting Road Width - 12, 19
Sub/Location - New Areas / Approved Layout Areas	Survey No. - 79P, 81P
Village Name - Mansarpalle	North - ROAD WIDTH - 12
Mandal - Maheshwaram	South - CTS NO -
	East - CTS NO -
	West - CTS NO -

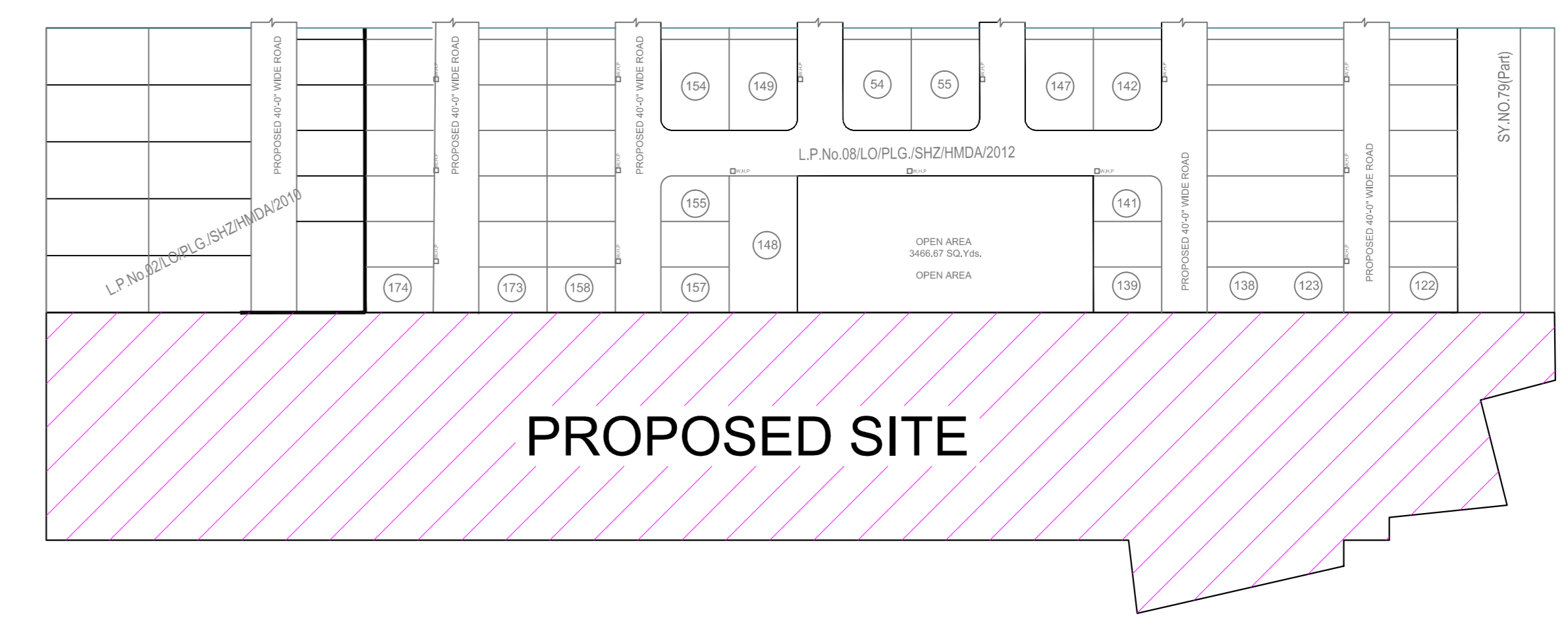
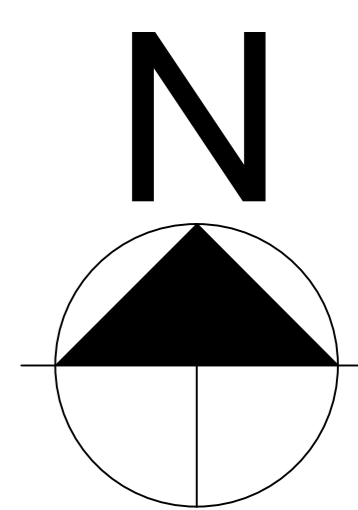
**AREA DETAILS :**

AREA OF PLOT (Minimum)	(A)	SQ.MT.
NET AREA OF PLOT	(A-Deductions)	24514.61
Amenity Area		0.00
Task		0.00
BALANCE AREA OF PLOT	(A-Deductions)	24514.61
Accessory/Use Area		9.00
Vacant Plot Area		24505.61
Land use analysis/Area distribution		
Plotted Area		14060.58
Road Area		7870.30
Organized open space/park Area/Utility Area		1969.31
Social Infrastructure Area		614.42
BUILT UP AREA CHECK		
MORTGAGE AREA Plot Nos. 1 to 9 (9 plots)		2129.92
ADDITIONAL MORTGAGE AREA		0.00
ARCH / ENGG / SUPERVISOR (Regdt)	Owner	
DEVELOPMENT AUTHORITY	LOCAL BODY	

**COLOR INDEX**

■	LOT BOUNDARY
■	ABUTTING ROAD
■	PROPOSED CONSTRUCTION
■	COMMON PLOT
■	ROAD WIDENING AREA

DRAFT LAYOUT PLAN  
SCALE:1:500



LOCATION PLAN  
NOT TO SCALE

OWNER'S SIGNATURE	ARCHITECT'S SIGNATURE
For AJASRA HOMES PVT. LTD. 	 NAGALAKSHMI PAPPU Registered Architect