

SY.NO. 26

SY.NO. 25

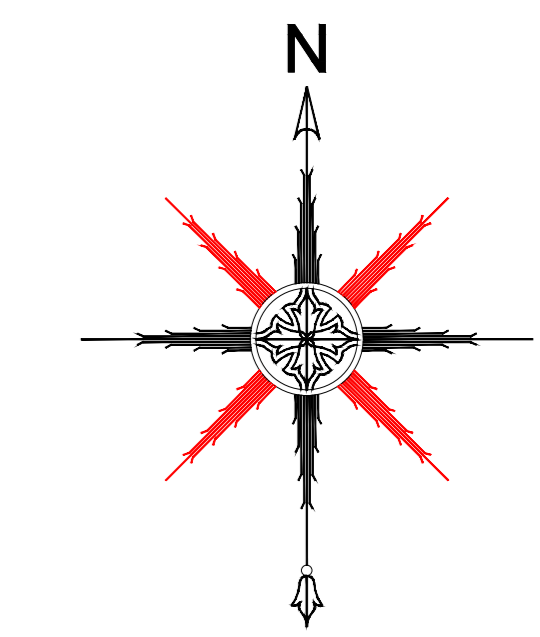
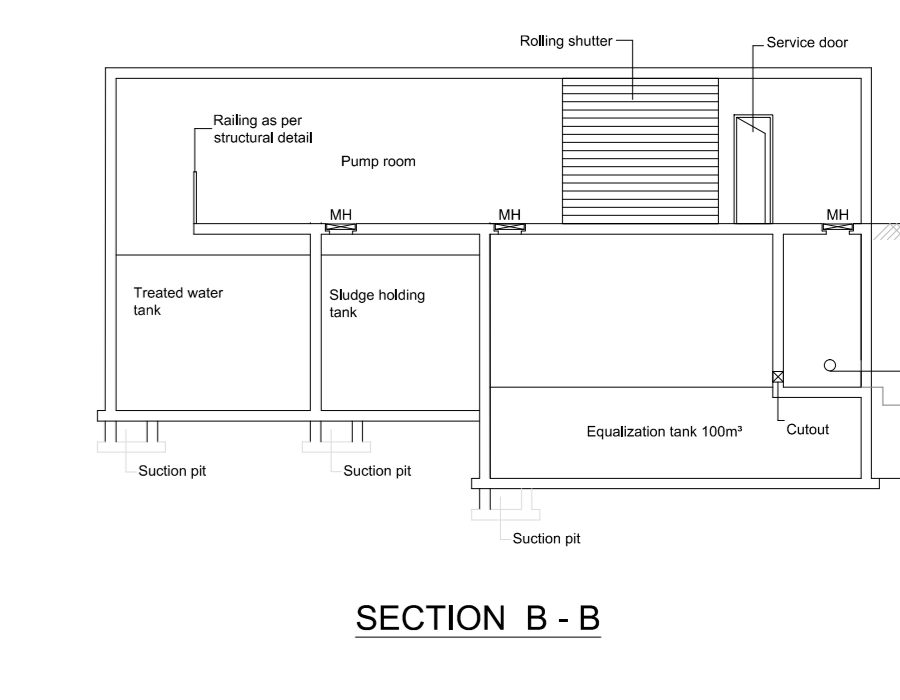
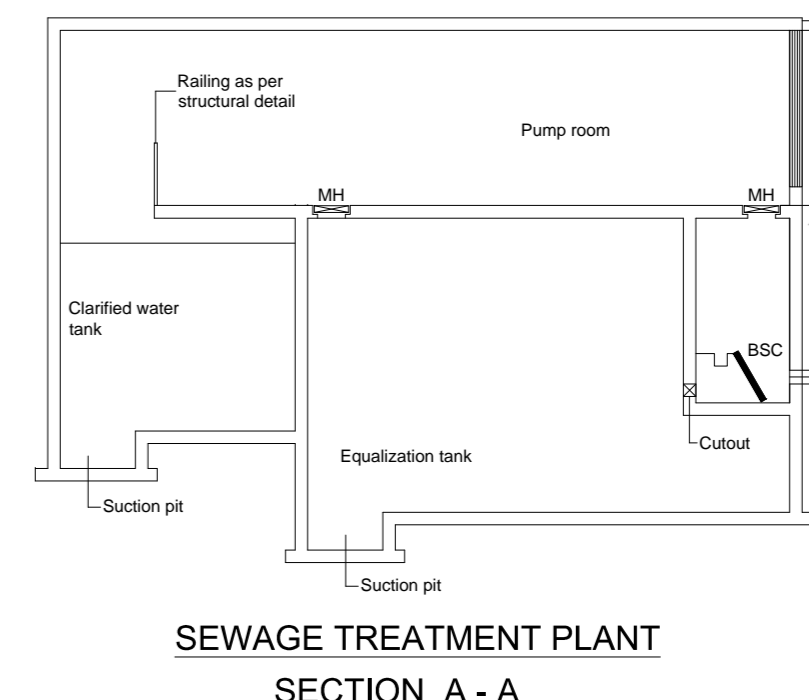
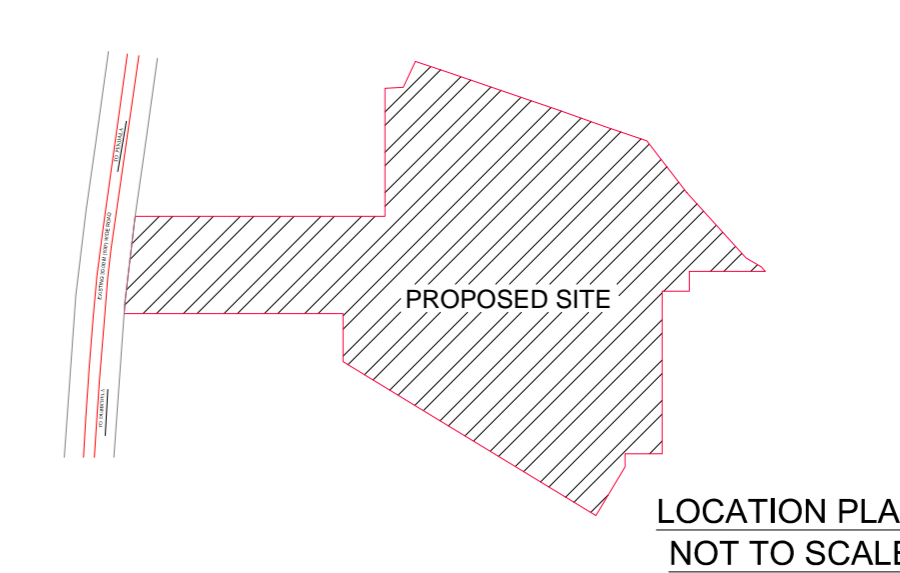
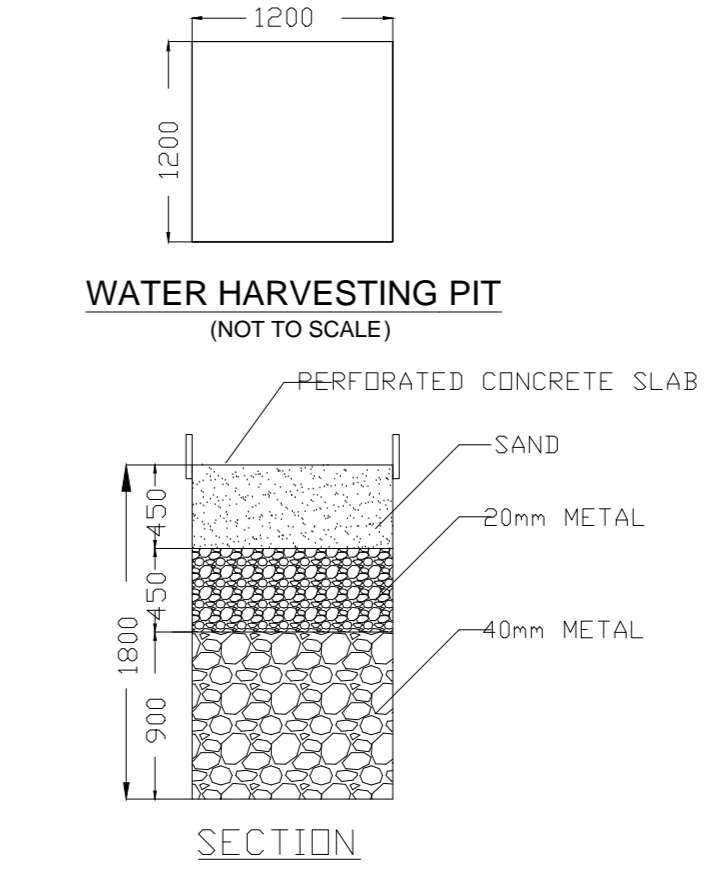
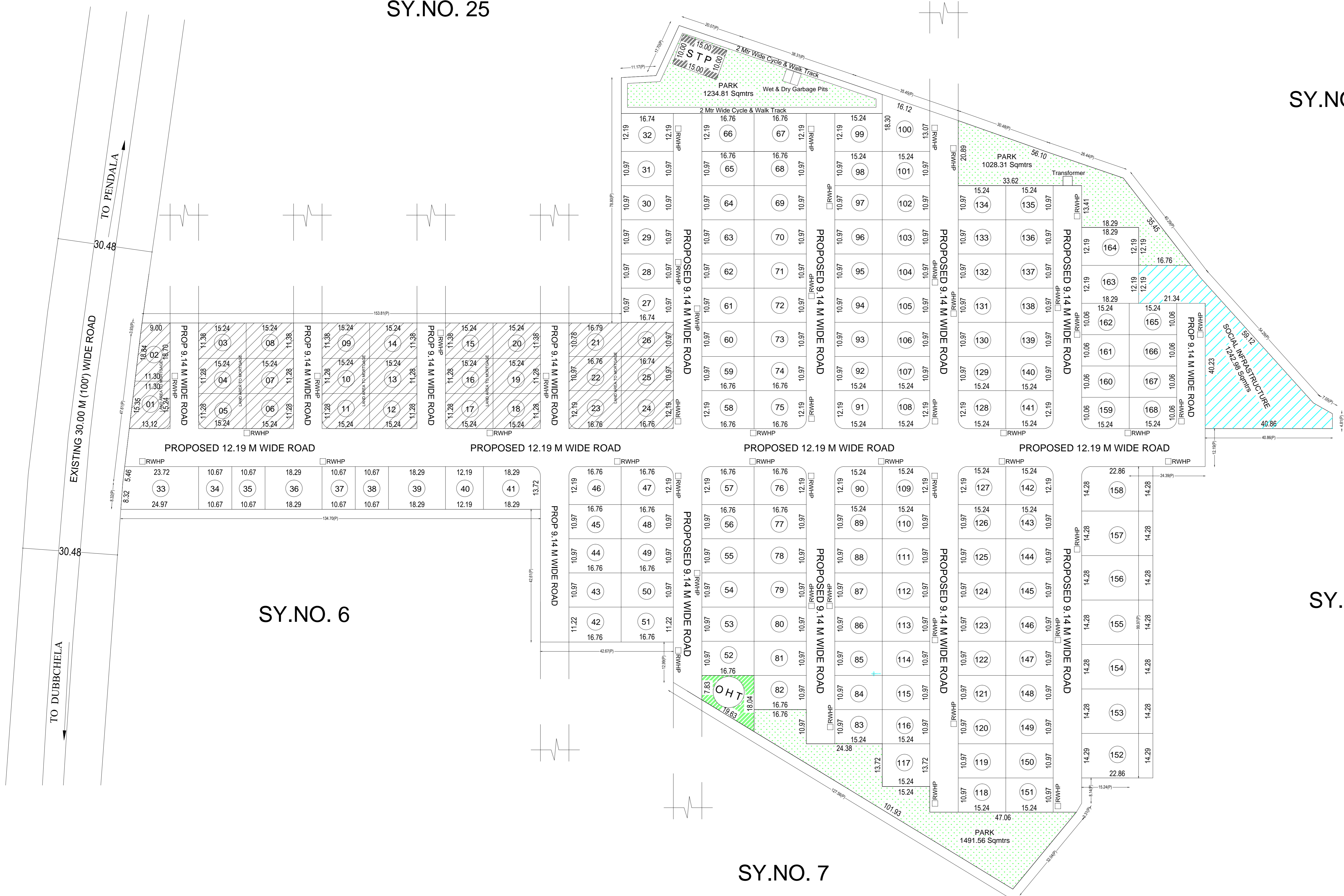
SY.NO. 53

SY.NO. 6

SY.NO. 12

SY.NO. 7

DRAFT LAYOUT (SCALE 1:600)



1. THE TECHNICAL APPROVAL OF DRAFT LAYOUT OF HYDRAKAD METROPOLITAN DEVELOPMENT AUTHORITY Scheme pursuant to the...
 2. The Layout Number issued does not extend the lands under reference from purview of Urban Land Ceiling Act 1976.
 3. The permission of developing the best 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 U. No. 047997/SMDLT/UG/HMDA/05082021/08/2021/08/12/11/2021.
 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 to be executed by the applicant and not to be 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 request letter for releasing of mortgage plots / areas which is in favour of METROPOLITAN COMMISSIONER, HMDA. Any encroachment later 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 plot/area which is in mortgage in favour of HMDA (i.e. from Plot No. 1 to 26) to an extent of 487.05 Sqmtrs (15.24 %) and Local Body shall ensure that no developments like building authorized or unauthorized should come in the site and Final Layout Approved by HMDA.
 8. The applicant is permitted to use 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 in HMDA in part/whole 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 plan with permit LP No. and 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 Gram/Municipal/Urban 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 contact developed 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. 07-06-2012, G.O.Ms.No. 246 MA Dt. 29-06-2012, G.O.Ms.No. 279 MA Dt. 02-07-2010, G.O.Ms.No. 358 & G.O.Ms.No. 357.

PLAN SHOWING THE PROPOSED RESIDENTIAL DRAFT LAYOUT IN SY NOS. 9P, 10P, 11, 14, 15, 16, 18P, 19P, 20P, & 21P SITUATED AT DUBBACHERA VILLAGE, MAHESWARAM MANDAL, RANGA REDDY DISTRICT, TELANGANA STATE.

BELONGING TO :-
STERLINGHEIGHTS LLP REPBYTSDSIGNATEDPARTNER OKMALANDOTHER

DATE: 12-11-2021 SHEET NO.: 01/01

AREA STATEMENT HMDA

PROJECT DETAILS :

| | | |
|-------------------------|--|---|
| Authority : | HMDA | Plot Use : Residential |
| File Number : | 047997/SMDLT/UG/HMDA/05082021 | 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 : Residential zone-1 (urban areas contiguous to growth corridor) |
| Location : | Extended area of Erstwhile HUDA (HMDA) | Abutting Road Width : 30.00 |
| SubLocation : | New Areas / Approved Layout Areas | Survey No. : 9P, 10P, 11, 14, 15, 16, 18P, 19P, 20P, & 21P |
| Village Name : | Dubbacherla | North : - SURVEY NO-18P, 26, 53 |
| Mandal : | Maheswarlam | South : - SURVEY NO-9P, 10P, 19P, 20P, 21P |
| | | East : - SURVEY NO-12, 13 |
| | | West : - Road-30 |

AREA DETAILS :

| | | |
|--|---------------------------------|------------|
| AREA OF PLOT (Minimum) | (A) | SQ.MT. |
| NET AREA OF PLOT | (A-Deductions) | 48958.57 |
| | | 48958.57 |
| Amenity area | | 0.00 |
| Total | | 0.00 |
| BALANCE AREA OF PLOT | (A-Deductions) | 48958.57 |
| Accessory/Use Area | | 159.00 |
| Vacant Plot Area | | 48799.57 |
| LAND USE ANALYSIS | | |
| Plotted Area | | 30312.94 |
| Road Area | | 13326.73 |
| Organized open space/park Area/Utility Area | | 4075.91 |
| Social Infrastructure Area | | 1242.98 |
| BUILT UP AREA CHECK | | |
| MORTGAGE AREA IN Plot No(s) 1 to 26 total (26 plots) | | 4621.05 |
| ADDITIONAL MORTGAGE AREA | | 0.00 |
| | ARCH / ENGG / SUPERVISOR (Regd) | Owner |
| | DEVELOPMENT AUTHORITY | LOCAL BODY |

COLOR INDEX

| | |
|-----------------------|--------|
| LOT BOUNDARY | Black |
| ABUTTING ROAD | Red |
| PROPOSED CONSTRUCTION | Green |
| COMMON PLOT | Yellow |
| ROAD WEENING AREA | Blue |

OWNER'S SIGNATURE
For STERLING HEIGHTS LLP
Partner

ARCHITECT SIGNATURE
(P. Nagalakshmi)
NAGALAKSHMI PAPPU
CA/2014/62415
Registered Architect