

**GOVERNMENT OF ANDHRA PRADESH**

**ABSTRACT**

Municipal Administration & Urban Development Department – Hyderabad Urban Development Authority - Change of Land Use from Conservation use zone to Residential use zone of the land in Sy.No.1139 (Part) of Shameerpet (V),& (M), R.R. District to an extent of Acres 5-22 guntas - Draft Variation - Confirmed – Orders – Issued

**MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (I1) DEPARTMENT**

**G.O.Ms.No. 471**

**Dated: 4<sup>th</sup> July 2007**

**Read the following:**

1. From the V.C., HUDA., Lr.No.6908/MP1/Plg/HUDA/2006, dated. 29.03.2007.
2. Government Memo. No. 6455/MA&UD/I1/2007, Dated: 28.05.2007
3. From the V.C.HUDA, Lr. No. 6908/MP1/Plg/H/2006, dated: 26.6.2007

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**ORDER :**

The draft variation to the land use envisaged in the notified Master plan of Non-Municipal area, issued in Government Memo second read above, was published in the extraordinary issue of Andhra Pradesh Gazette No.304, Part-1, dated: 29-05-2007. No objections or suggestions have been received from the public within the stipulated period. It is reported by the Vice-Chairman, Hyderabad Urban Development Authority, Hyderabad that the applicant has paid an amount of Rs.1,05,749/- (Rupees one lakh five thousands seven hundred and forty nine only) towards development charges. Hence, the draft variation is confirmed.

The appended notification will be published in the next issue of the Andhra Pradesh Gazette

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

**S.P.SINGH**

**PRINCIPAL SECRETARY TO GOVERNMENT**

To

The Commissioner of Printing, Stationery, & Stores Purchase, Hyderabad

The Vice-Chairman, Hyderabad Urban Development Authority, Hyderabad.

Copy to:

~~The individual through~~ the Vice-Chairman, Hyderabad Urban Development Authority, Hyderabad.

The Special Officer and Competent Authority, Urban Land Ceiling, Hyderabad. (in name cover)

The District Collector, Ranga Reddy.

Sf/Sc

//FORWARDED BY ORDER//

  
**SECTION OFFICER**

**APPENDIX**  
**NOTIFICATION**

In exercise of the powers conferred by Sub - section (2) of section 12 of the Andhra Pradesh Urban Areas (Development) Act, 1975 (Act-I of 1975), the Government hereby makes the following variation to the Notified Master Plan of Non-Municipal area, the same having been previously published in the Extraordinary issue of Andhra Pradesh Gazette No.304, Part-1 Dated.29.5.2007 as required by sub-section (3) of the said section

### VARIATION

The site in Sy.No.1139 (Part) of Shameerpet village and Mandal, Ranga Reddy District, to an extent of Acres 5-22 guntas, the boundaries of which are given in the schedule below, which is presently earmarked for Conservation use zone in the notified Master plan of non-Municipal area, is designated as Residential use zone, subject to the following conditions; namely:-

1. the applicant shall obtain prior permission from Hyderabad Urban Development Authority before undertaking any development in the site under reference.
2. the owners / applicants shall hand over the areas affected under the notified roads to the local bodies at free of cost.
3. the owners / applicants shall develop the roads free of cost as may be required by the local authority.
4. the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.
5. the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
6. the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
7. the change of land use shall not be used as the proof of any title of the land..
8. the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
9. the Change of Land Use does not bar any public agency including Hyderabad Urban Development Authority / Hyderabad Airport Development Authority / Cyberabad Development Authority to acquire land for any public purpose as per Law.
10. after demolition of the existing building, clearance, if any, required from Urban Land Ceiling Authorities should be obtained before approaching the Municipal Corporation of Hyderabad / Hyderabad Urban Development Authority for building permission.
11. Development / Layout permission shall be obtained from HUDA.

#### Schedule of boundaries:

**North:** Existing 30-0" . Wide C.C.ROAD With village

**South:** 40-0" wide approach road to the site

**East:** Sy.No. 1078 and 1138 with construction of building for weavers unit.

**West:** Pathway land area in sy.,No.138,1187,1188 & 1140

**S.P.SINGH**  
**PRINCIPAL SECRETARY TO GOVERNMENT**

*Nalleg*  
**SECTION OFFICER**