



"KVR" ESTATES "GANESH NAGAR" IN S.NO. 341 / 2PART, AC 10 - 85 CENTS OF BARIKA (KORADA PETA VILLAGE, GOLLALA PETA PANCHAYATI) VIZIANAGARAM MANDAL & DISTRICT.

Belongs to:- **"KVR" ESTATES MANAGING PARTNER KAYALA VENKATA REDDY S/o (late) RAMA KRISHNA REDDY.**

LAND USE ANALYSIS:

SL. NO.	DESCRIPTION	EXTENT IN Ac - cts.	PERCENTAGE
1.	PLOTTED AREA (5% MIXED LAND USE & 10% E.W.S. PLOTS AREA)	6 - 57	59.50 %
2.	ROAD AREA	3 - 19 1/2	30.50 %
3.	OPEN SPACE	1 - 08 1/2	10.00 %
4.	TOTAL AREA	10 - 85	100.00 %

PLOT DETAIL :

NO. SL.	PLOT SIZE	PLOT AREA IN Sq. Yds	NO.OF PLOTS
1.	30' X 65'	216.66	06
2.	30' X 60'	200.00	96
3.	30' X 50'	166.66	23
4.	30' X 46'	153.33	12
5.	18' X 45' E.W.S	90.00	41
TOTAL NO.OF PLOTS			178

PROPOSED LAYOUT BOUNDARY
PLOTS MORTGAGED TO VUDA - 23 nos
PLOT NOS: 70 to 78, 141 to 154
EXTENT: AC 0 - 98 1/2 CENTS OR 80 4787 - 00 YARDS

 OWNER'S SIGN	 LICENSED SURVEYOR
SCALE : 1" = 66'-0" FILE RC. NO : 6566/15/L3 L.P.NO : 110/2015	 N
 A.D.M.	 CHIEF URBAN PLANNER
 JUNIOR PLANNING OFFICER	 VICE CHAIRMAN
 PLANNING OFFICER	 VICE CHAIRMAN

VISAKHAPATNAM URBAN DEVELOPMENT AUTHORITY.

Visakhapatnam Urban Development Authority

UDYOG BHAVAN, SIRIPURAM, VISAKHAPATNAM - 530003

No. 110/2015 Date: 6/11/2015

6566/2015/L3 The layout plan

Survey No. 341/2P of

BARIKA Village Covering an extent of Ac. 10.85 cts.

Area is accorded subject to following conditions:

The applicant / layout owner/developer is hereby permitted to sell the plot Nos from 1 to 69, 71 to 140, 155 to 178 and the plot Nos. from 70 to 78, 141 to 154 are mortgaged in favour of Vice Chairman, VUDA.

That the layout now issued does not exempt the lands under reference from purview of urban Land Ceiling Act, 1976.

This permission of developing the land shall not be used as proof of the title of the land.

The applicant shall solely be responsible for the development of layout and in no way VUDA shall take up the development works as per specifications given in letter No. _____ dated _____.

The user to mortgage by conditional sale executed by the applicant in favour of VUDA is purely a measure to ensure compliance of the condition of development of the layout by the applicant/developer and the same shall be subject to the approval of the Local Authority.

The layout applicant is directed to complete the above mentioned works within a period of 3 year and submit a request to VUDA for releasing of mortgaged plots which is to be signed by Vice-Chairman, VUDA duly checking letter from local Authority in regard to the open spaces taken over by the Local Authority.

The applicant shall not be permitted to sell the plot area which is mortgaged in favour of VUDA from plot Nos. 70 to 78, 141 to 154 and the Local Authority shall ensure that no development, the kind of buildings etc., authorised or unauthorised should come up in the layout site.

The applicant is permitted to sell the plots other than mortgaged plots as mentioned at item No. 1 above.

The Local Authority shall not approve and release any building permission or allow any unauthorized development in the area under mortgaged to VUDA in particular and in other places of the layout in general until and unless the applicant has completed the developmental works and get Refinishment orders for mortgaged plots from VUDA.

The layout applicant shall display a board at prominent in the above site showing the layout pattern with permit L.P.No.s and with full details of plots, Land use analysis, etc. for the benefit of public.

The Local Authority should ensure that the open spaces shall be developed by the applicant along with other developments with ornamental compound wall and grill as per sanctioned layout plan.

The Local Authority shall ensure that the areas covered by roads and open spaces of the layout shall taken over from the applicant by way of Registered Gift Deed and shall also ensure collection of all necessary fees and charges before release of layout plans.

For Vice Chairman

For VICE CHAIRMAN
Urban Development Authority
Visakhapatnam