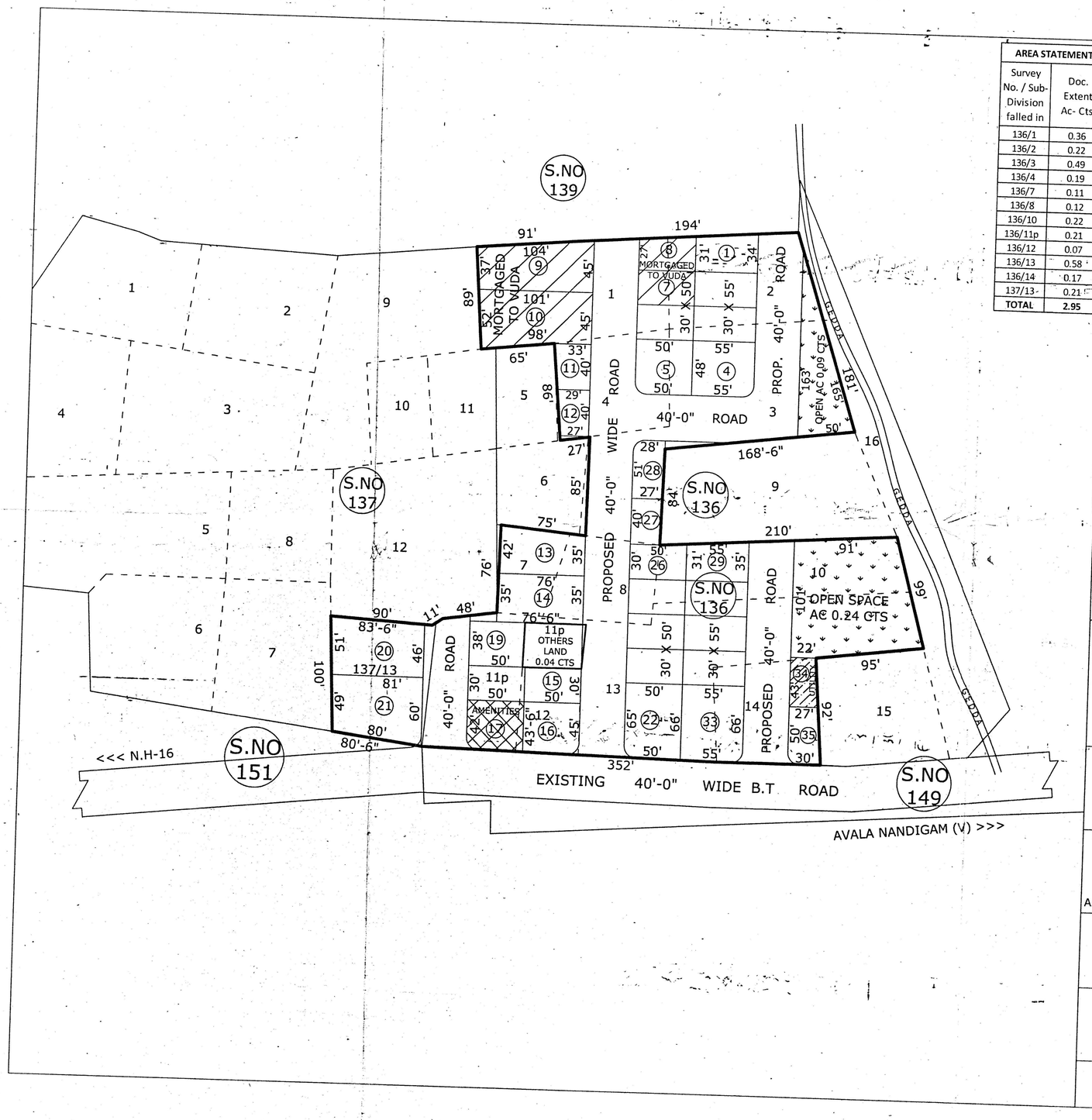

AREA STATEMENT	
Survey No. / Sub-Division falled in	Doc. Extent Ac- Cts
136/1	0.36
136/2	0.22
136/3	0.49
136/4	0.19
136/7	0.11
136/8	0.12
136/10	0.22
136/11p	0.21
136/12	0.07
136/13	0.58
136/14	0.17
137/13	0.21
TOTAL	2.95

PROPOSED LAYOUT PLAN
IN S.No. 136p & 137p OF
BHOGAPURAM WEST VILLAGE,
BHOGAPURAM MANDAL,
VIZIANAGARAM-DISTRICT.
Belongs To: M/s Sai Teja Enterprises

LAND USE ANALYSIS

SL. NO.	DESCRIPTION	EXTENT IN Acs.- cts.	PERCENTAGE
1.	PLOTTED AREA	1.62	54.91 %
2.	AMENITIES AREA	0.06	02.03 %
3.	UTILITY AREA	0.02	00.68 %
4.	ROADS AREA	0.92	31.19 %
5.	OPEN SPACE AREA	0.33	11.19 %
	TOTAL AREA	2.95	100.00 %

PLOTS DETAILS :-

SL.NO.	PLOT SIZE	PLOT AREA IN Sq Yds	NO OF PLOTS
1	60' X 81'	540.00	01
2	45' X 101'	505.00	02
3	46' X 81'	414.00	01
4	35' X 76'	295.55	02
5	30' X 55'	183.33	09
6	30' X 50'	166.66	13
7	27' X 40'	120.00	07
	TOTAL PLOT NO'S		35

PROPOSED LAYOUT BOUNDARY.

SCALE: 1" = 66'-0"

NORTH

FILE RC.NO: 7022 / 2017 / L8
L.P.NO: 118 / 2017

PLOTS MORTGAGED TO VUDA
PLOT NO'S: 7 TO 10
NO. OF PLOTS: 04
TOTAL EXTENT: AC 0.27 CTS

OWNERS SIGN.

G. VENKATA RAO
Licenced Civil Engineer
Regd.No. 20726
Visakhapatnam

LICENSED SURVEYOR

A.D.M — 30/11/17

Junior Planning Officer — 30/11/17

Asst. Planning Officer — 30/11/17

Chief Urban Planner — 30/11/17

VICE CHAIRMAN — 30/11/17

VISAKHAPATNAM URBAN DEVELOPMENT AUTHORITY

OFFICE OF THE URBAN DEVELOPMENT AUTHORITY
Date 12-20
VISAKHAPATNAM

Visakhapatnam Urban Development Authority

UDYOG BHAVAN, SIRIPURAM, VISAKHAPATNAM – 530003

Layout L.P.No 118/2017/L8 Date: 12-2017 File No: 7022/2017/L8

The layout plan approval in Sy.No 136/p & 137/p of Bhogapuram west (V&(M) village covering an extent of AC: 2.95 cts & Sq.Mts / Acts: is accorded subject to the following conditions.

1. The applicant / layout owner / developer is hereby permitted to sell the plot Nos from 01 To 06 ; 11 To 33 & 35 (C30 Plots) and the plots Nos. 7 To 10 (4 Plots) (Plot No 34 is unsaleable) plots in favour of Vice-Chairman, VUDA.
2. That the layout now issued does not exempt the lands under reference from purview of Urban Land Ceiling Act.
3. The permission of developing the land shall not be used as proof of the title of the land.
4. The applicant shall safety responsible for the development of layout and in no way VUDA will take up the development works as per specifications given in letter No: 7022/2017/L8 dated: 12-2017.
5. The deed to mortgage by conditional sale executed by the applicant to favour of VUDA is purely a measure of ensure compliance of the condition of development or infrastructure by the applicant / developer and VUDA is no way accountable the plot purchases in the event of default by the applicant / developer.
6. The layout applicant is directed to complete the above developmental works within a period of three years and submit a requisition letter for releasing of mortgaged plot / area which is in favour of Vice Chairman VUDA duly enclosing / letter form local Authority in-regard to roads and open spaces handed over by the Local Authority.
7. The applicant shall not be permitted to sell the plots / area which is mortgaged in favour of VUDA i.e. from plot Nos 7 To 10 (4 Plots) and the local authority shall ensure that no developments the form of buildings etc unauthorisedly or unauthorized should come up in the layout site.
8. The applicant is permitted to sell the [illegible] other than mortgaged mentioned at item No 7.
9. The local Authority shall not approve and release any building permission or allow any unauthorized development in the aea under mortgaged to VUDA in particular and in other places of the layout in general until and unless the applicant has completes the developmental works and gel relinquishment orders for mortgaged plots from VUDA.
10. The layout applicant shall display a board of prominent in the above site showing the layout pattern with permit LP Nos. and with full details of plots, land use analysis, etc., for the benefit of public.
11. The Local Authority should ensure that the open spaces shall be developed by the applicant along with other developments with ornamental compound wall and gates as per sanctioned layout plan.
12. 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 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.

30/11/17

For VICE CHAIRMAN
Urban Development Authority
Visakhapatnam

ADM 30/11/17 JPO 30/11/17 APO