



**Visakhapatnam Urban Development Authority**

DDYOG BHAVAN, SIRIPURAM, VISAKHAPATNAM-530003

No. 64/2016 Date: 06-2016

10488/15L3 The layout plan

in survey No: 72/11P and 12P of Santipalli

PALLI Village Covering an extent of Ac. 0.310

is accorded subject to following conditions.

applicant / layout owner/developer is hereby permitted to sell the plot

from 1.3.2016 and the plot Nos. from 1 to 14

are mortgaged in favour of Chairman, VUDA.

But 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.

Applicant shall solely be responsible for the development of layout and in no way VUDA will take up the development works as per specifications given in letter No: 10488/15L3 dated 06-16

Not to be freed to mortgage by conditional sale executed by the applicant in favour of VUDA is purely a measure of ensure compliance of the condition of development of infrastructure by the applicant developer and VUDA. The same will be accountable to the plot purchaser in the event of default by the applicant.

The layout applicant is directed to complete the above development works within a period of 3 year and submit a requisition letter for releasing of mortgaged plot area which is in favour of vice-Chairman, VUDA duly enclosing letter from local Authority in regard to Roads and open spaces taken over by the Local Authority.

Applicant shall not be permitted to sell the plots/area which is mortgaged in favour of VUDA i.e. from plot Nos. 1 to 14 and the Local Authority shall ensure that no development like building etc. authorised or unauthorised should come up in the layout site.

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 unauthorised 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 completes the developmental works and get relinquishment orders for mortgaged plots from VUDA.

The layout applicant shall display a board at prominent in the above site showing the layout pattern with parent L.P. Nos. and with full details of plots and 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.

**APPROVAL OF PLOTS IN Sy.No.72/11P AND 12P OF SARIPALLI (V), PENDURTHI (M), VISAKHAPATNAM DISTRICT.**

**SITE BELONGS TO :**

Sri M. RAVI KUMAR, Managing Partner  
M/s. SRI BALAJI DEVELOPERS

**LAND USE ANALYSIS :**

SL.NO.	DESCRIPTION	EXTENT IN Acs.-cts.	PERCENT
1	PLOTTED AREA	0.295	95.16
2	ROADS AREA	0.015	0.48
3	OPEN SPACE AREA	0.000	0.36
TOTAL EXTENT		0.310	100.00

**PLOT DETAILS :**

SL.NO.	PLOT SIZE	PLOT AREA IN Sq. yds.	NO. OF PLOTS
1	40' X 70'	311.11	04
TOTAL NO. OF PLOTS			04

- LAND BOUNDARY
- APPROVED LAYOUT BOUNDARY
- LAND COVERED IN APPROVED LAYOUT VIDE L.P. No.15/2013
- MORTGAGED TO VUDA PLOT NO.3 EXTENT IN ACS.0.07CENTS

For SRI BALAJI DEVELOPERS

*(Signature)*

OWNERS SIGNATURE

SIGN OF LICENSED SURVEYOR

SCALE : 1" = 66'



FILE R.C. No: 10488/2015/L3

L.P.No 64/2016

*(Signature)*  
S.D. MANI S/O

CHIEF URBAN PLANNING OFFICER

*(Signature)*  
PLANNING OFFICER-III

VICE-CHAIRMAN

**VISAKHAPATNAM URBAN DEVELOPMENT AUTHORITY**

