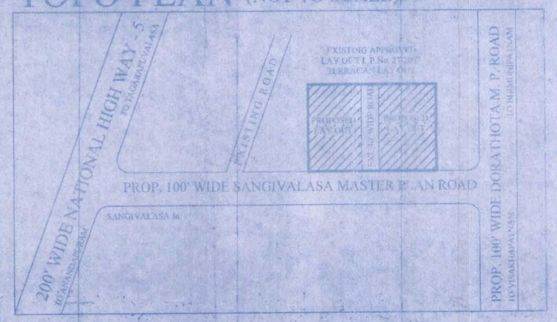
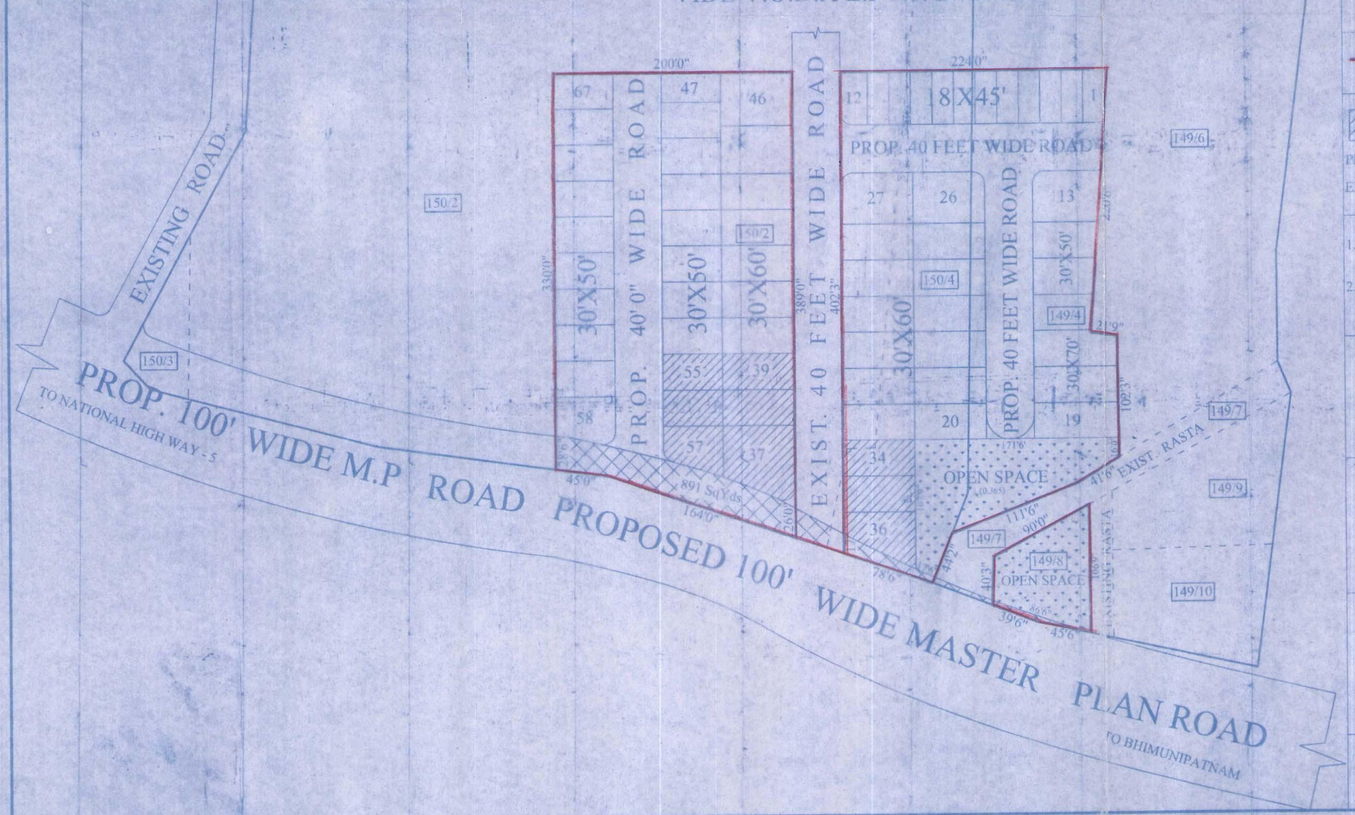
SRI NANDANA VANAM

TOPO PLAN (NOT TO SCALE)



PROPOSED LAND DETAILS

S.No.	NAME OF VILLAGE	SURVEY No.	EXTENT IN ACRES		
			RECORDED	REGISTERED	PROPOSED
1.	Sangivalasa	149/4p	2.21	2.21	0.99
2.	Sangivalasa	149/8p	0.20	0.20	0.20
	Total Extent	149	2.41	2.41	1.19
3.	Sangivalasa	150/2p	7.24	7.24	2.19
4.	Sangivalasa	150/4p	1.73	1.73	0.76
	Total Extent	150	8.97	8.97	2.95
	TOTAL EXTENT		11.38	11.38	4.14



PLAN SHOWING THE PROPOSED LAY OUT IN S. No. 149/p & 150/P OF SANGIVALASA VILLAGE BHIMUNIPATNAM MANDAL VISAKHAPATNAM DISTRICT

BELONGS TO :

1. Sri. EMANDI VARA PRASAD
   S/o Sri. EMANDI Late RAJA RAO
2. Smt. SHYAMA PRASAD NIKODIMAS
   W/o Sri. EMANDI VARA PRASAD

LAND USE ANALYSIS

S.No.	DESCRIPTION	EXTENT IN ACRES	PERCENTAGE
1.	PLOTTED AREA	2.480	59.90 %
2.	ROADS AREA	1.295	31.28 %
3.	OPEN AREA	0.365	8.82 %
	TOTAL AREA	4.14	100.00 %

PLOTTING DETAILS

S.No	SIZE OF PLOT	AREA OF PLOT	No. OF PLOTS
1.	40' 0" X 60' 0"	266.66 SqYds	5
2.	30' 0" X 70' 0"	233.33 SqYds	3
3.	30' 0" X 60' 0"	200.00 SqYds	22
5.	30' 0" X 50' 0"	166.66 SqYds	25
6.	18' 0" X 45' 0"	90.00 SqYds	12
	TOTAL PLOTS		67

SCALE : 1 INCH = 66 FEET

NORTH

LAY OUT BOUNDARY

PLOTS MORTAGAGED TO VUDA

PLOT Nos: 34 to 39 & 55 to 57 = 9 Plots

EXTENT:- Ac 0.375 Cts / 1815 SqYds

(15% of Plotted Area Ac 2.48 Cts)

File R.C.No.:- 27048/11/L7

L.P.No.:- 7/2015

1.
2.

SIGN. OF OWNER

K.V.H.SUNDARA RAO
Licenced Civil Engineer
Regd. No. 533 /2016
Urban Development Authority
VISAKHAPATNAM
Cell: 9440146933, 2569936(R)

SIGN. OF L. SURVEYOR

D.MAN

CHIEF URBAN PLANNER

Asst.PLANNING OFFICER

PLANNING OFFICER I/C

VICE CHAIRMAN

VISAKHAPATNAM URBAN DEVELOPMENT AUTHORITY

Office of the Urban Development Authority
Dt. 2.2015
VISAKHAPATNAM

Visakhapatnam Urban Development Authority

UDYOG BHAVAN, SIRIPURAM, VISAKHAPATNAM-530003

Layout L.P No. L.P. No. 7/2015 Date: -2-2015

Fill No. R.C. No. 27048/11/L7 The layout plan

approval in survey Nos 149/P & 150/P of

Sangivalasa Village Covering an extent of Ac 4.14 Cts

54 Mts/Acres. Is accorded subject to following conditions.

1. The applicant / layout owner/developer is hereby permitted to sell the plot Nos from 1 to 33, 40 to 55 & 58 to 67 and the plot Nos from 34 to 39 & 55 to 57 are mortgaged 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.1976.
3. This permission of developing the land shall not be used as proof of the title of the land
4. The applicant shall solely be responsible for the development of layout land in no way VUDA will take up the development works as per specifications given in letter R.C No: 27048/11/L7 dated: -2-2015
5. The deed 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 in no way accountable to the plot purchaser in the event of default by the applicant/developer.
6. 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.
7. The applicant shall not be permitted to sell the plots/area which is mortgaged in favour of VUDA i.e. from plot Nos. 34 to 39 & 55 to 57 and the Local Authority shall ensure that, no development: the from of buildings etc., authorisedly or unauthorisedly should come up in the layout site.
8. The applicant is permitted to sell the plots, other than mortgaged plots as mentioned at item No. 1 above.
9. 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 completes the developmental works and get Relinquishment orders for mortgaged plots from VUDA.
10. The layout applicant shall display a board at prominent in the above site Showing the layout pattern with permit L.P Nos.and with full details of plots, Land use analysis,etc., for the benfit 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 grill 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 Registered Gift Deed and shall also ensure collection at all necessary fees and charges before release of layout plans.

For VICE CHAIRMAN
Urban Development Authority
Visakhapatnam

5/9