PROPOSED LAYOUT PLAN IN Sy.Nos: 104/3,4,6,8 196/1,2p,3,4p,5,6,7 & 201/1p,2p,3,4,5 OF ARINAM AKKIVALASA (V), ETCHERLA MANDAL, SRIKAKULAM DIST.

BELONG'S TO : M/s. PRAKRUTI AVENUES PVT.LTD.

LAND USE ANALYSIS :-

SL.NO.	DESCRIPTION	EXTENT AC-CTS	PERCENTAGE
1.	PLOTTED AREA MIXED LAND USE AREA EWS AREA	7.79 0.49 1.04 } 9.32	57.82 %
2.	ROADS AREA	5.18	32.13 %
3.	OPEN SPACE AREA	1.62	10.05 %
	TOTAL	16.12	100.00 %

PLOTS DETAILS :-

SL. NO.	PLOT SIZE	PLOT AREA in Sq. yds.	NO. OF PLOTS
1.	60' x 90'	600.00	01
2.	40' x 100'	444.44	02
3.	60' x 65'	433.33	01
4.	50' x 70'	388.88	01
5.	50' x 60'	333.33	07
6.	36' x 70'	280.00	02
7.	40' x 60'	266.66	30
8.	36' x 55'	220.00	36
9.	36' x 50'	200.00	28
10.	36' x 45'	180.00	13
11.	40' x 40'	177.77	02
12.	30' x 50'	166.66	43
13.	30' x 45'	150.00	02
14.	18' x 45'	90.00	56
	TOTAL NO. OF PLOTS		224

LAYOUT BOUNDARY

PLOTS MORTGAGED TO VUDA
PLOT NO's: 11 TO 26 & 128 TO 141
TOTAL NO. OF PLOTS: 30
EXTENT: AC 1.42 CTS

SCALE : 1" = 66'-0"
FILE RC.NO: 2658 / 2017 / L9
L.P.NO: 86/ 2017

N

AREA STATEMENT

S.No.	Survey No. / Sub-Division	Aplied extent Ac - Cts
1	104-3	0.91
	104-4	0.92
	104-6	0.96
	104-8	1.09
2	196-1	0.72
	196-2p	2.18
	196-3	1.51
	196-4p	2.07
	196-5	0.36
	196-6	0.34
	196-7	0.65
3	201-1p	0.69
	201-2p	0.47
	201-3	2.00
	201-4	1.04
	201-5	0.21
	TOTAL	16.12

NOTE:
X-X, THE APPLICANT HAS TO OBTAIN PERMISSION FROM THE COMPETENT AUTHORITY TO FORM THE ROAD IN GOVERNMENT LAND IN Sy.NO.104/5,7 OF ARINAM AKKIVALASA(V), ETCHERLA (M), SRIKAKULAM(D) TO AN EXTENT OF AC.0.18CTS.

For Prakruti Avenues Pvt. Ltd. Managing Director OWNERS SIGN.	H. Lakshmi Narayana H. LAKSHMI NARAYANA VUDA Licenced Civil Engineer & Surveyor Regd. No. 104/2015-2016 Visakhapatnam Urban Development Authority VISAKHAPATNAM. Ph: 7093144587 LICENSED SURVEYOR
K. Rama Rao 31/7/17 S/D. MAN	31/7/17 Junior Planning Officer
31/7/17 Assistant Planning Officer	31/7/17 CHIEF URBAN PLANNER

31/7/17
VICE CHAIRMAN

VISAKHAPATNAM URBAN DEVELOPMENT AUTHORITY

Visakhapatnam Urban Development Authority
"UDYOG BHAVAN, SIRIPURAM, VISAKHAPATNAM – 530003

Layout L.P.No. 86/2017 Date: 1/8/2017 File No: 2658/2017/L9
Layout plan approval in Sy.No.s 104/3,4,6,8,196/1,2p,3,4p,5,6,7 & 201/1p,2p,3,4,5 of ARINAM AKKIVALASA(V) covering an extent of AC.16.12 cts Sq.Mts. 'Acts' is accorded subject to following conditions.

1. The applicant / layout owner / developer is hereby permitted to sell the plot Nos. from 11 to 10, 27 to 127, 142 to 224 and the plots Nos. 11 to 26 & 125 to 141 are mortgaged 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. 2658/2017/L9 dated: 1/8/2017
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 of 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 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. 11 to 26 & 125 to 141 and the local authority shall ensure that no developments the form of buildings etc. unauthorised or unauthorized should come up in the layout site.
8. The applicant is permitted to sell the plots other than mortgaged plots as mentioned above.
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 get 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 grills 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.

For VICE CHAIRMAN
Urban Development Authority
For Vice-Chairman

2/8/17 JPO
2/8/17 APO