



**Visakhapatnam Urban Development Authority**

UDYOG BHAVAN, SIRIPURAM, VISAKHAPATNAM-530003

Layout P.No. 95/2015 Date: 9-2-2015  
 File No. R.C. No. 10457/14/L7 The layout plan  
 approval in survey No: 441/P.442/P-444/P of  
Dokamaddi Village Covering an extent of Ac. 6:44 3/4 Cts.

Mts./Acres. Is accorded subject to following conditions.  
 The applicant / layout owner/developer is hereby permitted to sell the plot Nos. from 434 to 435, 107, 114 & 115, and the plot Nos. from 35 to 42 & 102 to 113, 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 will take up the development works as per specifications given in letter R.No. 10457/14/L7 dated: 9-2-2015

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.

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.

The applicant shall not be permitted to sell the plot/area which is mortgaged in favour of VUDA i.e. from plot Nos. 35 to 42 & 102 to 113 and the Local Authority shall ensure that, no development: like from 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.

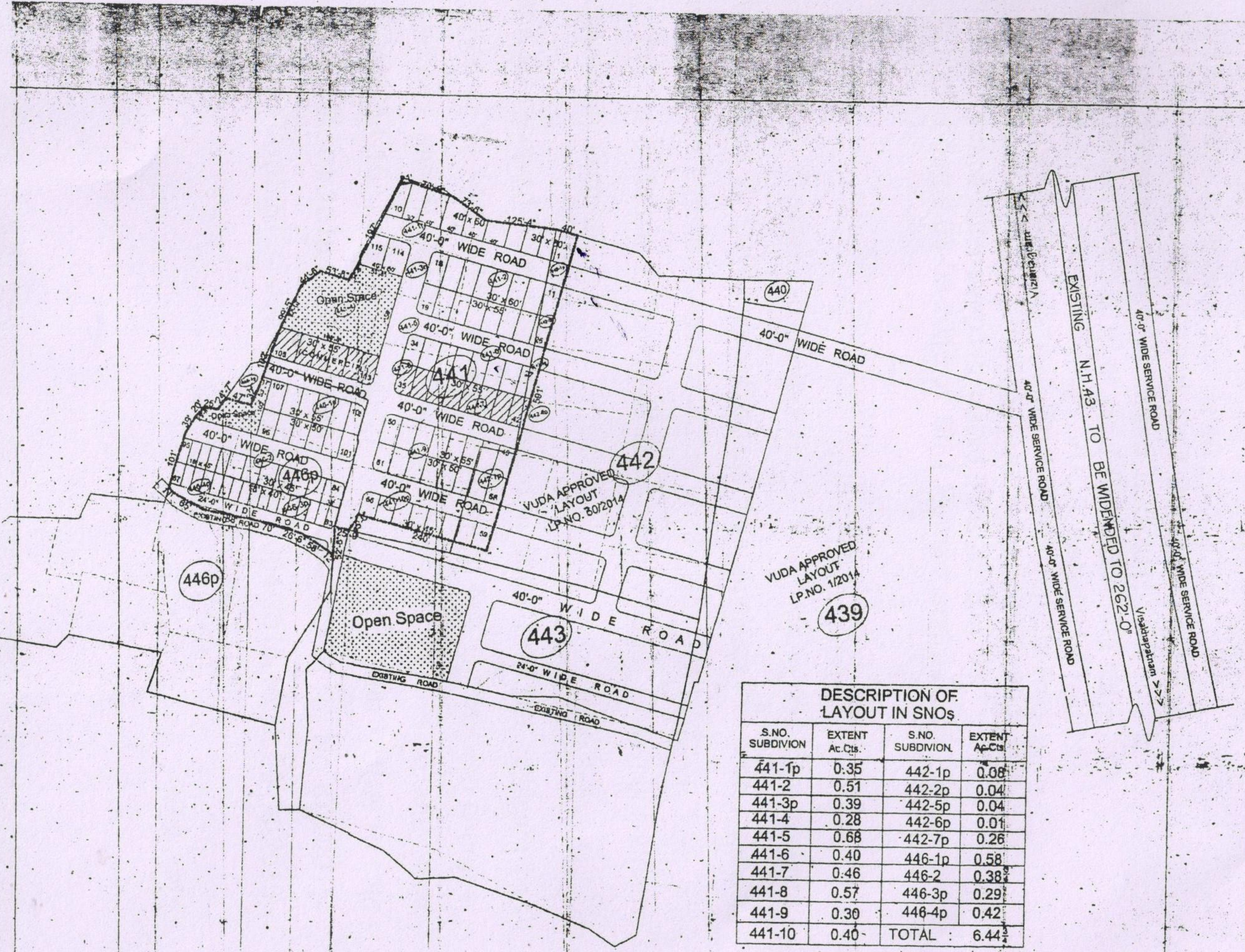
The Local Authority shall not approve and release any building permission or allow any unauthorized development in the area under mortgaged to VUDA in particular, and in other places of the layout in general until and unless the applicant has completed the developmental works and get Relinquishment orders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

The layout applicant shall display a board at prominent in the above site showing the layout pattern with permit L.P Nos. 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.

*[Signature]*  
 For Vice-Chairman  
 Urban Development Authority  
 Visakhapatnam



DESCRIPTION OF LAYOUT IN S.NOS			
S.NO. SUBDIVION	EXTENT Ac.Cts.	S.NO. SUBDIVION	EXTENT Ac.Cts.
441-1p	0.35	442-1p	0.08
441-2	0.51	442-2p	0.04
441-3p	0.39	442-5p	0.04
441-4	0.28	442-6p	0.01
441-5	0.68	442-7p	0.26
441-6	0.40	446-1p	0.58
441-7	0.46	446-2	0.38
441-8	0.57	446-3p	0.29
441-9	0.30	446-4p	0.42
441-10	0.40	TOTAL	6.44 3/4

**PROPOSED LAYOUT IN S.NOS.441/1p,2,3p 4 to 10, 442/1p,2p,6p,5p,7p & 446/1p,2,3p,4p OF DAKAMARRI VILLAGE BHEEMUNIPATNAM MANDAL, VISAKHAPATNAM DT.**

Total extent of the Layout : **Ac.6.44 3/4 Cts.**

Land use analysis		
S.no	Description	Extent in Ac.cts Percentage
1	PLOTTED AREA (including 9% Setbacks)	3.70 3/4 57.51 %
2	ROADS AREA	2.09 32.41 %
3	OPEN SPACE	0.65 10.08 %
TOTAL		Ac. 6.44 3/4 Cts. 100.00 %

PLOT DETAILS			
S.no	Average Plot Size	Extent of plot in Sq.Yds.	No. of Plots
1.	40'-0" X 60'-0"	266.66	6
2.	30'-0" X 60'-0"	200.00	14
3.	30'-0" X 55'-0"	183.33	44
4.	30'-0" X 60'-0"	186.66	14
5.	30'-0" X 45'-0"	150.00	15
6.	18'-0" X 45'-0"	80.00	5
7.	18'-0" X 40'-0"	80.00	17
TOTAL NO OF PLOTS			115

**REFERENCES:**

- LAYOUT BOUNDARY
- E.W.S @ 10.06% of Plotted Area
- Plot Nos: 67 to 83 & 91 to 95 ( 22 Plots Extent Ac. 0.373 Cts. ( 1810 Sq.Yds.)
- Plots Mortgaged to VUDA
- Plot Nos: 35 to 42, 102 to 113
- Total No of plots: 14
- Extent Ac. 0.55 Cts. ( 2882 Sq.Yds.)

*T. Parrechara*

OWNERS SIGN.

SCALE: 1" = 132'-0"  
 FILE R.C.No. 10457/14  
 LP.No. 95/2015

*[Signature]* Chief urban planner  
*[Signature]* Planning officer  
 VISAKHAPATNAM URBAN DEVELOPMENT AUTHORITY