PROPOSED LAYOUT PLAN IN S.NO:10/1 to 10/9,10/12 to 10/41,11/2p,16/1 to 16/5 &16/6p OF GOTTIPALLI (V) ANANDAPURAM (M) VISAKHAPATNAM DISTRICT.

BELONGS TO:- **M/s SWATHI PROMOTERS PVT LTD**

LAND USE ANALYSIS :-

SL.NO.	DESCRIPTION	EXTENT IN Acs.-cts.	PERCENTAGE
1.	PLOTTED AREA	5.12	53.44 %
2.	AMENITIES	0.23	2.40 %
3.	UTILITIES	0.06	0.63 %
4.	ROADS AREA	3.20	33.40%
5.	OPEN SPACE	0.97	10.13 %
	TOTAL AREA	9.58	100.00 %

PLOT DETAILS :-

SL.NO.	PLOT SIZE	PLOT AREA IN Sq. yds.	NO. OF PLO
1.	60' X 85'	566.67	01
2.	60' X 75'	500.00	01
3.	30' X 85'	283.33	01
4.	60' X 60'	400.00	14
5.	40' X 60'	266.67	03
6.	30' X 60'	200.00	44
7.	40' X 40'	177.78	04
8.	33' X 40'	146.67	01
9.	30' X 40'	133.33	43
10.	33' X 35'	128.33	10
	TOTAL NO. OF PLOTS		122

PROPOSED LAYOUT BOUNDARY

PLOTS MORTGAGED TO VUDA
PLOT NOS:2,11,12,63,64,92 to 96 & 112 to 122
NO OF PLOTS. 21
Extent: Ac.0.82 cts.

AMENITIES
PLOT Nos . 29,30,31,32 & 33
Extent :Ac.0.23 cts

UTILITIES
PLOT No. 66 & 67
Extent :Ac.0.06 cts

FOR SWATHI PROMOTERS PVT LTD
MANAGING DIRECTOR

OWNER SIGNATURE

VUDA LICENSED SURVEYOR
Regd. No. 161/2016-19
Date 2XXXMM19

LICENSED SURVEYOR

SCALE :- 1" : 66'

FILE R.C.No :- 10328/L6/2015

L.P.No :- 99/2017

N
W E
S

19/09/2017
19.9.2017

22/9/17

SKP MAN

PLANNING OFFICER

20/10/17

CHIEF URBAN PLANNER

27/10

VICE-CHAIRMAN

VISAKHAPATNAM URBAN DEVELOPMENT AUTHORITY

Detailed description of layout in S.No's/Sub Div.			
10-1	1.09	10-26	0.06
10-2	0.20	10-27	0.19
10-3	0.01	10-28	0.07
10-4	0.03	10-29	0.08
10-5	0.03	10-30	0.09
10-6	0.07	10-31	0.04
10-7	0.06	10-32	0.04
10-8	0.11	10-33	0.06
10-9	0.01	10-34	0.09
10-12	0.02	10-35	0.12
10-13	0.04	10-36	0.04
10-14	0.07	10-37	0.05
10-15	0.32	10-38	0.07
10-16	0.07	10-39	0.04
10-17	0.07	10-40	0.03
10-18	0.06	10-41	0.04
10-19	0.13	11-2p	0.06
10-20	0.03	16/1	0.72
10-21	0.08	16/2	0.48
10-22	0.06	16/3	0.96
10-23	0.04	16/4	3.31
10-24	0.02	16/5	0.15
10-25	0.02	16/6	0.15
TOTAL			9.580

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

Layout L.P.No 99/2017 Date: 1/11/2017 File No: R.C.NO.10328/2015/L6
Layout plan approval in Sy.Nos. 10/1 to 9, 10/12 to 10/41, 11/2p, 16/1 to 16/5 & 16/6p Gottipalli (V) Anandapuram (M)
covering an extent of Ac. 9.58 cts Sq.Mts. /Acts: is accorded subject to the conditions.

1. The applicant / layout owner / developer is hereby permitted to sell the plot Nos 1, 3 to 10, 13 to 62, 65, 66 to 91 & 97 to 111
and the plots Nos. 2, 11, 12, 63, 64, 92 to 96 & 112 to 122 are mortgaged to VUDA in favour of Vice-Chairman, VUDA.
2. That the layout now issued does not exempt the lands under reference from the 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 safely responsible for the development of layout and in no case VUDA will take up the development works as per specifications given in the G.O. No. R.C.No. 10328/2015/L6 dated: 1/11/2017
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 to 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 regulation letter for releasing of mortgaged plot / area which is in favour of Vice Chairman VUDA duly enclosing the 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 are mortgaged in favour of VUDA i.e. from plot Nos 2, 11, 12, 63, 64, 92 to 96 & 112 to 122 and the Local Authority shall ensure that no developments the form of buildings etc. illegally or unauthorized should come up in the layout site.
8. The applicant is permitted to sell the plots / area which are not mortgaged / demarcated.
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 size above site showing the layout pattern with permit LP.Nos. and with full details of plots, land use, layout 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 trees 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 the layout plans.

For Vice-Chairman
For VICE CHAIRMAN
Urban Development Authority
Visakhapatnam

SK 07/11/2017
S/o Hari
PO 7/11/17

OFFICE OF THE VISAKHAPATNAM URBAN DEVELOPMENT AUTHORITY
Date : 1/11/2017

S.NO-15 TANK

HILL S.NO 17

OPEN SPACE

OPEN SPACE Ac.0.79 Cts

OPEN SPACE Ac.0.97 Cts

S.NO 11p, 16p, 10p, 9, 18, 20, 8

PROPOSED 40' ROAD

PROPOSED 60'-0" (18.00mts) WIDE MASTER PLAN ROAD

EXISTING VILLAGE ROAD

GOTTIPALLE VILLAGE

WAY TO KUSULAWADA(V)

To Boni

To Anandapuram Jn.

To Anandapuram

To Pendurthi

STATE HIGHWAY-36 PROPOSED 330'-0" (100.00mts) WIDE MASTER PLAN ROAD

To VISAKHAPATNAM N.H-5

TO LOCO PLAN

NH-16 WAY TO VIZIANAGARAM

PENDURTHI

PADMANABHAM