



తెలంగాణ రాజ పత్రము
THE TELANGANA GAZETTE
PART - II EXTRAORDINARY
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No. 103]

HYDERABAD, MONDAY, MAY 29, 2023.

NOTIFICATIONS BY HEADS OF DEPARTMENTS Etc.,

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HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY

DRAFT VARIATION TO THE HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY
PLANNING FOR CHANGE OF LAND USE FROM PERI-URBAN USE ZONE TO MANUFACTURING
USE ZONE FOR SETTING UP OF ENGINEERING WORK (STEEL) UNDER 'WHITE' CATEGORY IN
Sy.No. 135/A SITUATED AT KEESARA (V), MEDCHAL (M), MEDCHAL-MALKAJGIRI DISTRICT.

Lr.No. MIC0200011118237/CLU/Plg./TS-iPASS/HMDA/2023:

The following Draft Variation to the Land Use envisaged in the Notified MDP-2031, vide G.O.Ms.No. 33
MA, UD., dt:24-01-2013 which is proposed in exercise of the powers conferred by sub-section (3) of Section
15 of Hyderabad Metropolitan Development Act, 2008 (Act No. 8 of 2008).

DRAFT VARIATION

The site in Sy.No. 135/A situated at Keesara (v), Medchal (M), Medchal-Malkajgiri District to an extent
of 12141.00 Sq.Mtrs. with HT Line Road affected area of 1119.78 Sq.mtrs. the Net Site area is 11020.82
Sq.Mtrs., (Area under HT line is 561.00 Sq.Mtrs.) received which is presently earmarked for Peri-urban use
zone in Metropolitan Development Plan MDP-2031, Notified vide G.O.Ms.No. 33 MA&UD, dt : 24-01-2013, is
now proposed to be designated as Manufacturing use zone for setting up unit for Engineering Work (Steel)
under 'White' category with the following conditions:

- The applicant shall pay the conversion charges and publication charges to HMDA as per rules in
force before issue of final orders.
- The applicant shall comply with the conditions laid down in the G.O.Ms.No. 168, dt: 07-04-2012 and
G.O.Ms.No.288 MA&UD, dt : 03-04-2008.

- c. The applicant has to handover the HT line road affected area to an extent of 1119.78 Sq.mts to the concerned local body by way of registered gift deed at free of cost before release of building plans from HMDA.
- d. The applicant has to leave 3.00Mtrs green buffer strip all along the site in order to segregate industrial activity from the Peri-urban use zone use to Industrial activity.
- e. The change of land use is exclusively for the purpose of Industry use. If any violation, the change of land use will be revoked.
- f. The applicant should commence civil works within 3 years and start commercial production within 5 years from the date of issue of orders from government and the application shall be revoked if the conditions are not followed by the applicant.
- g. The applicant shall obtain prior permission from HMDA before undertaking any development on the site under reference.
- h. The applicant is whole responsible if any discrepancy occurs in the ownership aspects & ULC aspects & if any litigation occurs, the change of land use orders will be withdrawn without any notice.
- i. The applicant shall submit the affidavit / undertaking stating that they shall not undertake any kind of development / construction in the proposed Master Plan road area covered within the applicant site.
- j. CLU shall not be used as proof of any title of the land.
- k. The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
- l. The Change of land use does not bar any public agency including HMDA/Local Authority to acquire land for any public purpose as per law.

Schedule of Boundaries as per the notified master plan MDP-2031

North	:	Peri-urban use zone ,Sy.No.140/P, 135/P of Keesara (V).
South	:	Peri-urban use zone, Sy.No.135/P of Keesara (V).
East	:	Peri-urban use zone, Sy.No.135/P of Keesara (V).
West	:	Existing 30.00mts wide BT road, proposed 30.00mts wide MDP-2031 road.

DRAFT VARIATION TO THE HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY PLANNING FOR CHANGE OF LAND USE FROM CONSERVATION USE ZONE TO MANUFACTURING USE ZONE FOR SETTING UP OF PET COKE POWDER, LIME STONE POWDER, DOLOMITE POWDER UNDER 'ORANGE' CATEGORY IN Sy.No. 122/E SITUATED AT TUKKAPUR (V), BHONGIR (M), YADADRI DISTRICT.

Lr.No. MIC0310016118378/CLU/Plg./TS-iPASS/HMDA/2023:

The following Draft Variation to the Land Use envisaged in the Notified MDP-2031, vide G.O.Ms.No. 33 MA&UD, dt:24-01-2013 which is proposed in exercise of the powers conferred by sub-section (3) of Section 15 of Hyderabad Metropolitan Development Act, 2008 (Act No. 8 of 2008).

DRAFT VARIATION

The site in Sy.No. 122/E situated at Tukkapur (V), Bhongir (M), Yadadri District to an extent of 4959.39 Sq.mtrs. which is presently earmarked for conservation use zone in Metropolitan Development Plan MDP-2031 notified vide G.O.Ms.No. 33 MA & UD, Dt. 24-01-2013 is now proposed to be designated as Manufacturing use zone for setting up unit of Pet Coke Powder, lime stone powder, dolomite powder under 'Orange' category with the following conditions:

- a) The applicant shall pay the conversion charges and publication charges to HMDA as per rules in force before issue of final orders.
- b) The applicant shall comply with the conditions laid down in the G.O.Ms.No. 168, dt: 07-04-2012 and G.O.Ms.No.288 MA&UD, dt : 03-04-2008.
- c) The applicant has to leave 3.00Mtrs green buffer strip all along the site in order to segregate industrial activity from the Conservation use zone to Industrial activity.
- d) The change of land use is exclusively for the purpose of Industry use. If any violation, the change of land use will be revoked.
- e) The applicant should commence civil works within 3 years and start commercial production within 5 years from the date of issue of orders from government and the application shall be revoked if the conditions are not followed by the applicant.
- f) The applicant shall obtain prior permission from HMDA before undertaking any development on the site under reference.
- g) The applicant is whole responsible if any discrepancy occurs in the ownership aspects & ULC aspects & if any litigation occurs, the change of land use orders will be withdrawn without any notice.
- h) The applicant shall submit the affidavit / undertaking stating that they shall not undertake any kind of development / construction in the proposed Master Plan road area covered within the applicant site.

- i) CLU shall not be used as proof of any title of the land.
- j) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
- k) The Change of land use does not bar any public agency including HMDA/Local Authority to acquire land for any public purpose as per law.

Schedule of Boundaries as per the notified master plan MDP-2031

North	:	Existing 18.00mts wide BT road, Sy.No.122/P of Tukkapur (V).
South	:	Conservation use zone ,Sy.No.122/P of Tukkapur (V).
East	:	Conservation use zone, Sy.No.122/P of Tukkapur (V).
West	:	Conservation use zone ,Sy.No.121/P of Tukkapur (V).

Hyderabad,
29-05-2023.

(Sd/-),
For Metropolitan Commissioner,
HMDA.

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