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NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT DEPARTMENT
(Plg.II)

DRAFT VARIATION TO THE DT&CP FOR CHANGE OF LAND USE FROM RESIDENTIAL LAND USE TO COMMERCIAL LAND USE AT OPEN PLOTS SITUATED AT PAKABANDA VILLAGE, KHAMMAM URBAN MANDAL, KHAMMAM DISTRICT.

*[Memo No.11716/Plg.II/2024, Municipal Administration & Urban Development (Plg.II),
5th February, 2025.]*

The following draft variation to the Khammam General Town Planning Scheme, the Master Plan of Which was sanctioned vide G.O.Ms.No.535 M.A.&UD, Dated:31/07/2008 and Published at Telangana Gazette., which it is proposed to make in exercise of the powers conferred by clause under sub-section (2) of section 15 of Telangana Town Planning Act., 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

Notice is hereby given that the draft will be taken into consideration after the expiry of six weeks from the date of publication of the notification in the Telangana Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of the said period will be considered by the Government of Telangana. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Telangana, Hyderabad.

DRAFT VARIATION

The site in Sy.No.40,40/1,40/A,40/E1 of Pakabanda village, Khammam town, the boundaries of which are as shown in the schedule here and which is earmarked for Residential land use in the General Town Planning Scheme (Master Plan) of

[1]

Khammam sanctioned in G.O.Ms.No.535 M.A.&UD, Dated:31/7/2008, is now designated for Commercial land use by variation of Change of Land Use and in the revised part proposed land use map in G.T.P. No.01/2025/H (C.No.4267/2024/W) available in the Khammam Municipality **subject to the following conditions that:**

1. The applicant shall pay Development & Conversion charges for the site under reference as per issued in G.O.Ms.No.225 MA & UD (11) Department Dt.30-08-2016, to the Khammam Municipality before confirmation orders from the Government.
2. The applicant shall take prior approval from the competent authority before commencing the developmental work.
3. As there is an abandoned nala near the site under reference, necessary Noc's may be insisted while issuing the building permission.

SCHEDULE OF BOUNDARIES

- NORTH : Others open land
- SOUTH : Others open land
- EAST : Existing 40'-0"wide road
- WEST : Remaining part of the applicants land.

DRAFT VARIATION TO THE DT&CP FOR CHANGE OF LAND USE FROM RESIDENTIAL LAND USE TO COMMERCIAL LAND USE SITUATED AT CHRISTIANPALLY REVENUE WARD, UNDER THE LIMITS OF MAHABUBNAGAR MPITY., MAHABUBNAGAR DISTRICT.

*[Memo No.11717/Plg.II/2024, Municipal Administration & Urban Development (Plg.II),
5th February, 2025.]*

The following draft variation to the Mahabubnagar General Town Planning Scheme, the Master Plan of Which was sanctioned vide G.O.Ms.No.472 M.A.&UD, Dated: 29.10.2010 and Published at page of part of Telangana Gazette, which it is proposed to make in exercise of the powers conferred by clause under sub-section (2) of section 15 of Telangana Town Planning Act., 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

Notice is hereby given that the draft will be taken into consideration after the expiry of six weeks from the date of publication of the notification in the Telangana Gazette and that any objections of suggestions which may received from any person with respect there to before expiry of the said period will be considered by the Government of Telangana. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Telangana, Hyderabad.

DRAFT VARIATION

The site in Sy. No.150/1/A, 150/1/AA3,150/2/A & 150/2/A5 of Christianpally Revenue Ward, under the limits of Mahabubnagar Municipality, the boundaries of which are as shown in the schedule here and which is earmarked for Residential use zone in the General Town Planning Scheme (Master Plan) of Mahabubnagar sanctioned in G.O.Ms.No. 472 M.A.&UD, Dated: 29.10.2010, is now designated for commercial

zone land use by variation of Change of Land Use and in the revised part proposed land use map in G.T.P. No. 02/2025/H (C.No.5382/2023/H) available in the Mahabubnagar Municipality **subject to the following conditions that:**

1. The applicant shall pay Development & Conversion charges for the site under reference as per issued in G.O.Ms.No.225 MA & UD (11) Department Dt.30-08-2016, to the Mahabubnagar Municipality before confirmation orders from the Government.
2. The applicant shall take prior approval from the competent authority before commencing the developmental work.

SCHEDULE OF BOUNDARIES

- NORTH : Land of Mudvin Venkataprasad
- EAST : Land of Mudhven Rajendra Prasad & Mudhven Sampath kumar.
- SOUTH : Existing 100 feet wide road as per Master plan
- WEST : Common passage.

DRAFT VARIATION TO THE HMDA FOR CHANGE OF LAND USE FROM CONSERVATION USE TO RESIDENTIAL USE IN ANANTHARAM (V), SHAMIRPET (M), MEDCHAL-MALKAJGIRI (D).

*[Memo No.17828/Plg.I(1)/2024, Municipal Administration & Urban Development (Plg.I(1)),
5th February, 2025.]*

The following draft variation to the land use envisaged in the notified Master Plan MDP-2031, vide G.O.Ms.No.33 MA, dt:24-01-2013, which is proposed in exercise of the powers conferred by sub-section (1) of section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008).

A Notice is hereby given that the draft variation will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Telangana Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Telangana. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Dr. B.R. Ambedkar Telangana Secretariat, Hyderabad - 500022.

DRAFT VARIATION

The site in Sy.No.162/P, 163/P, 196/P, 197/P, 198/P, 199 200, 202/P of Anantharam (V), Shamirpet (M), Medchal-Malkajgiri (D) to an extent of 194394.48 Sq.Mts., with road affected area 169.75 Sq.Mts, and net extent is of 194224.73 Sq.Mts., which is presently earmarked for Conservation Use, as per the notified MDP-2031 issued vide G.O.Ms.No.33 MA & UD Dept, dt:24.01.2013 is now proposed to be designated as Residential use **subject to the following conditions:**

1. The applicant shall pay the Development Charges to HMDA as per rules in force, before issue of final orders.
2. If the Development charges are not paid within 30 days the orders of change of land use will be withdrawn without any further notice.

3. The applicant shall obtain prior permission from HMDA before undertaking any development in the site under reference.
4. The owners / applicants shall handover the areas affected under the notified roads to the local bodies at free of cost.
5. The owners / applicants shall develop the roads free of cost as may be required by the local authority.
6. The title and land ceiling aspects shall be scrupulously examined by the concerned authorities i.e., urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission and it must be ensured that the best financial interests of the Government are preserved.
7. The Change of land use shall not be used as the sole reason for obtaining exemption from the provision of Urban Land Ceiling Act, 1976. i) The above change of land use is subject to the conditions that may be applicable under Urban Land Ceiling and A.P. Agriculture Ceiling Act.
8. The Owners / applicants are solely responsible for any misrepresentation with regard to ownership/title, Land Ceiling Clearances etc and they will be responsible for any damage claimed by any one on account of change of land use proposed.
9. The change of land use shall not be used as the proof of any title of the land.
10. The change of land use does not bar any public agency including Hyderabad Metropolitan Development Authority/Local Authority to acquire land for any public purpose as per law.
11. The Owner / applicant before undertaking developmental activity in the site under reference existing buildings should be demolished.
12. The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.

SCHEDULE OF BOUNDARIES

- North : Vacant land in Sy.No.196/P,197/P, 163/P, 164, 165, 160 of Anantharam (V).
- South : Vacant land in Sy.No.202/P, 201 in village boundary of Anantharam (V).
- East : Vacant land in Sy.No.162/P, 154 of Anantharam (V).
- West : Existing 55 feet wide road (proposed 60 feet).

DRAFT VARIATION TO THE HMDA FOR CHANGE OF LAND USE FROM PUBLIC SEMI PUBLIC USE ZONE TO RESIDENTIAL USE ZONE IN MEDCHAL (V&M), MEDCHAL-MALKAJGIRI DIST.

*[Memo No.11459/Plg.I(1)/2022, Municipal Administration & Urban Development (Plg.I(1)),
5th February, 2025.]*

The following draft variation to the land use envisaged in the notified Master Plan MDP-2031, vide G.O.Ms.No.33 MA, dt:24-01-2013, which is proposed in exercise of the powers conferred by sub-section (1) of section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008).

A Notice is hereby given that the draft variation will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Telangana Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Telangana. Objections or suggestions

should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Dr. B.R. Ambedkar Telangana Secretariat, Hyderabad - 500022.

DRAFT VARIATION

The site in Sy No. 1112 Part of Medchal (V&M), Medchal - Malkajgiri Dist, to an extent of 33205 Sq. Mtrs. [8.205] Acres., which is presently earmarked for Public semi Public use, as per the notified Master Plan MDP-2031 issued vide G.O.Ms.No.33 MA & UD Dept, dt:24.01.2013 is now proposed to be designated as Residential use **subject to the following conditions:**

1. The applicant shall pay the Development/Conversion Charges to HMDA as per rules in force before issue of final orders
2. The applicant shall comply the conditions laid down in G.O.MS No. 168 MA Dt. 07-04-2012.
3. The applicant shall obtain prior permission from HMDA before undertaking any development on the site under reference.
4. If any dispute occurs regarding ownership of the applicant will be the whole responsible for that
5. 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
6. CLU shall not be used as proof of any title of the Land
7. The applicant has to fulfill any other conditions as may be imposed by the Competent Authority
8. 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.
9. If the conversion charges are not paid within the stipulated time, permission will be withdrawn without any further notice.

SCHEDULE OF BOUNDARIES

North	: Open Land in Sy.No.338 of Athvelly (V)
South	: Open Land in Sy.No. 1112 of Medchal(V)
East	: 40 feet wide road (Proposed 100 feet road)
West	: Open Land in Sy.No.1111 of Medchal (V)

DRAFT VARIATION TO THE HMDA FOR CHANGE OF LAND USE FROM LOGISTIC HUB TO MULTIPLE USE IN AUSHAPUR VILLAGE, GHATKESAR MANDAL, MEDCHAL-MALKAJGIRI DIST.

*[Memo No.15141/Plg.I(1)/2024, Municipal Administration & Urban Development (Plg.I(1)),
5th February, 2025.]*

The following draft variation to the land use envisaged in the notified Master Plan MDP-2031, vide G.O.Ms.No.33 MA, dt:24-01-2013, which is proposed in exercise of the powers conferred by sub-section (1) of section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008).

A Notice is hereby given that the draft variation will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Telangana Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Telangana. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Dr. B.R. Ambedkar Telangana Secretariat, Hyderabad - 500022.

DRAFT VARIATION

The site in Sy.Nos. 278/P of Aushapur village, Ghatkesar Mandal, Medchal-Malkajgiri dist. to an extent of 9322.01 Sq.Mts, which is presently earmarked for Logistic Hub, as per the notified Master Plan MDP-2031 issued vide G.O.Ms.No.33 MA & UD Dept, dt:24.01.2013 is now proposed to be designated as Multiple use **subject to the following conditions:**

1. The applicant shall pay the CLU Development / Conversion Charges to HMDA as per rules in force before issue of final orders.
2. The applicant shall comply the conditions laid down in G.O. Ms.No. 168, MA, dt.07.04.2012.
3. The applicant shall obtain prior permission from HMDA before undertaking any development on the site under reference.
4. If any dispute occurs regarding ownership aspects, the applicant will be whole responsible for that.
5. The applicant is whole responsible if any discrepancy occurs in the ownership aspects & ULC aspects and if any litigation occurs, the Change of Land use orders will be withdrawn without any notice.
6. CLU shall not be uses as proof of any title of the land.
7. The applicant has to fulfil any other conditions as may be imposed by the Competent Authority.
8. 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.
9. If the conversion charges are not paid within the stipulated time, permission will be withdrawn without any further notice.

SCHEDULE OF BOUNDARIES

East : Sy.No.278/P of Aushapur (V)
West : Existing 9.14 mtrs wide road (V)
North : Sy.No.278/P of Aushapur (V)
South : Existing 12 mts wide road (V)

DRAFT VARIATION TO THE HMDA FOR RE-ALIGNMENT OF THE EXISTING ROADS CONNECTING TO THE PROPOSED 24MTS WIDE MASTER PLAN ROAD WHICH IS CONNECTING TO HIGHWAY ROAD (SRINAGAR-KANYAKUMARI), GAGAN PAHAD (V), RAJENDRANAGAR (M), RANGAREDDY DISTRICT.

*[Memo No.10180/Plg.I(1)/2024, Municipal Administration & Urban Development (Plg.I(1)),
5th February, 2025.]*

The following draft variation to the road network envisaged in the notified erstwhile HADA Master Plan approved by the Government vide G.O.Ms.No.287, dt.03.04.2008, which is proposed in exercise of the powers conferred by sub-section (1) of section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008).

A Notice is hereby given that the draft variation will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Telangana Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Telangana. Objections or Suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Dr. B.R. Ambedkar Telangana Secretariat, Hyderabad - 500 022.

DRAFT VARIATION

Proposed 24 mts and 18 mts wide Master Plan Roads passing through the Sy.Nos. 329, 328,330, 331, 40, 41, 39, 38, 42, 43, 44, 45, 46, 47, 49, 35, 30, 29, 52, 54, 55, 56, 57, 59, 60, 37, 38, 335, 336, 337, 338, 17, 341, 342, 8, 1, 7, 6 of Gagan Pahad (V), Rajendra Nagar (M), Ranga Reddy District notified erstwhile HADA Master Plan approved vide G.O.Ms.No.287, Dt. 03.04.2008, is now proposed to be deleted and realigned to existing roads connecting to the proposed 24 mts wide Master Plan Road, which is connecting to Highway Road (Srinagar-Kanyakumari, it is passing through the Sy.Nos. 329,328,327,326,325, 324, 323, 309, 311, 337, 338, 339, 340, 342, 341, 8, 1, 6, 7, 11 of Gagan Pahad(V), Rajendranagar(M), Ragareddy District, **Subject to the following conditions:**

1. The applicant shall pay the Development /Conversion charges for change of land use to HMDA before confirming the CLU orders as per the rules in force.
2. The owner/applicant is solely responsible for any misrepresentation with regard to ownership/title, land ceiling clearance etc and they responsible for any damage claiming by any one on account of change of land use proposed.
3. The applicant shall comply with the conditions laid down in the G.O.Ms.No.168, dt:07.04.2012.
4. The applicant shall obtain prior permission from GHMC before undertaking any development on the site under reference.
5. If any dispute occurs regarding ownership of the applicant will be whole responsible for that.
6. CLU shall not be used as proof of any title of the land.
7. The applicant has to fulfill any other condition as may be imposed by the Competent Authority.
8. 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.
9. The applicant shall follow the court order in Writ Petition No.37489 of 2017.
10. The applicant shall demolish the existing building falling in the set-backs if any as per G.O.Ms.No.168, dt:07.04.2012.

M. DANA KISHORE,
Principal Secretary to Government.

DRAFT VARIATION TO THE HMDA FOR CHANGE OF LAND USE FROM CONSERVATION USE TO RESIDENTIAL USE IN THURKAPPALLE (V), SHAMIRPET (M), MEDCHAL-MALKAJGIRI DISTRICT.

*[Memo No.14112/Plg.I(1)/2022, Municipal Administration & Urban Development (Plg.I(1)),
7th October, 2023.]*

The following draft variation to the land use envisaged in the Notified Master Plan MDP-2031, vide G.O.Ms.No.33 MA, dt:24-01-2013, which is proposed in exercise of the powers conferred by sub-section (1) of section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008).

A Notice is hereby given that the draft variation will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Telangana Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Telangana. Objections or suggestions should be addressed to the Special Chief Secretary to Government, Municipal Administration and Urban Development Department, Telangana Secretariat, Hyderabad - 500 022.

DRAFT VARIATION

The site in Sy.No.514/P, 513, 512/P, 550/P of Thurkappalle (V), Shamirpet (M), Medchal-Malkajgiri District to an extent of Ac.26-09gts., or 106128.80 Sq.Mts., which is presently earmarked for Conservation use in the notified Master Plan MDP-2031, vide G.O.Ms.No.33 M.A, dt:24-01-2013, is now proposed to be designated as Residential use, subject to compliance of G.O.Ms.No.106 MA, Dated.06.07.2020 and also **subject to the following conditions:**

1. The applicant shall pay the CLU Development/Conversion Charges to HMDA as per rules in force before issue of final orders.
2. The applicant shall comply the conditions laid down in G.O.MS No. 168 MA Dt: 07-04-2012
3. The applicant shall obtain prior permission from HMDA before undertaking any development on the site under reference.
4. If any dispute occurs regarding ownership of the applicant will be the whole responsible for that.
5. The applicant is whole responsible if any discrepancy occurs in the ownership aspects & ULC aspects and if any litigation occurs, the Change of Land Use orders will be withdrawn without any notice.
6. CLU shall not be used as proof of any title of the Land.
7. The applicant has to fulfil any other conditions as may be imposed by the Competent Authority.
8. 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.
9. If the conversion charges are not paid within the stipulated time, permission will be withdrawn without any further notice.

SCHEDULE OF BOUNDARIES

North : Vacant land in Sy.No.512/P & 550/P of Thurkappalle (V)
 South : 60ft wide B.T road (Proposed 30mtrs road)
 East : Vacant land in Sy.No.550/P, 548, 513/P, 514/P of Thurkappalle (V)
 West : Vacant land in Sy.No.512/P & 511 of Thurkappalle (V)

ARVIND KUMAR,
Special Chief Secretary to Government.

DRAFT VARIATION TO THE DT&CP FOR CHANGE OF LAND USE FROM PUBLIC & SEMI PUBLIC LAND USE TO RESIDENTIAL LAND USE SITUATED AT ANANTHAGIRIPALLY VILLAGE, VIKARABAD MANDAL & MUNICIPALITY, VIKARABAD DISTRICT.

*[Memo No.4587/Plg.II/2024, Municipal Administration & Urban Development (Plg.II),
10th February, 2025.]*

The following draft variation to the Vikarabad General Town Planning Scheme, the Master Plan Which was sanctioned in G.O.Ms.No.86 M.A., Dated: 23-03-2017 and Published at page of part., of earlier Andhra Pradesh Gazette dated., which it is proposed to make in exercise of the powers conferred by clause under sub-section (2) of section 15 of Andhra Pradesh Town Planning Act., 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

Notice is hereby given that the draft will be taken into consideration after the expiry of six weeks from the date of publication of the notification in the Telangana Gazette and that any objections or suggestions which may received from any person with respect thereto before expiry of the said period will be considered by the Government of Telangana. Objections or suggestions should be addressed to secretary to Government, Municipal Administration and Urban Development Department, Telangana, Hyderabad.

DRAFT VARIATION

The site in Sy. No. 100/Part of Vikarabad town, the boundaries which are shown in the schedule here and which is earmarked for Public and Semipublic use Zone in the General Town Planning Scheme (Master Plan) of Vikarabad sanctioned in G.O.Ms.No. 86 M.A., Dated: 23-03-2017, is now designated for Residential use by variation of Change of Land Use and in the revised part proposed land use map in G.T.P. No.01/2025/H available in the Vikarabad Municipality **subject to the following conditions that:**

1. The applicant shall pay Development charges as per Go. Ms. No. 226 MA.Dt.30.08.2016 in favour of Commissioner Vikarabd Municipality.
2. The applicant shall take prior approval from the competent authority before commencing the developmental work.
3. The applicant shall indicate the cart track passing through the proposed site as per village map at the time of obtaining development permission

SCHEDULE OF BOUNDARIES

NORTH	:	Owners land in Sy. no.101/P having approach Road of Existing 100'-0" wide Master plan Road
South	:	Open land in Sy. no. 98
EAST	:	Open land in Sy no 99
West	:	Open land in Sy no 100/P

M. DANA KISHORE,
Principal Secretary to Government.