

R.N.I.No. TELMUL/2016/73158.  
HSE No. 1051/2023-2025.



[Price: ₹. 3-00.]



**తెలంగాణ రాజ పత్రము**  
**RULES SUPPLEMENT TO PART - I**  
**EXTRAORDINARY**  
**OF**  
**THE TELANGANA GAZETTE**  
**PUBLISHED BY AUTHORITY**

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**No. 01-A] HYDERABAD, THURSDAY, FEBRUARY 20, 2025.**

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**NOTIFICATIONS BY GOVERNMENT**

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**MUNICIPAL ADMINISTRATION AND URBAN  
DEVELOPMENT DEPARTMENT**

**(Plq.III)**

**AMENDMENT TO TELANGANA REGULARIZATION OF  
UNAPPROVED AND ILLEGAL LAYOUT RULES 2020.**

***[G.O.Ms.No.28, Municipal Administration and Urban Development (Plq. III),  
20<sup>th</sup> February, 2025.]***

In exercise of powers conferred in Section 58 of the Telangana Urban Areas (Development) Act, 1975, Section 585 of the GHMC Act, 1955, Section 44 (2) (v) of the Telangana Town Planning Act, 1920; Section 238 (1) of the Telangana Municipalities Act, 2019 and Section 56(1) of HMDA Act 2008 and Section 286 of Telangana Panchayat Raj Act 2018, Section 28(1) of TG-bPASS Act-2020, the Government of Telangana hereby issue the following amendments to 'Telangana Regularization of Unapproved and Illegal Layout Rules 2020'.

**[ 1 ]**

**G -972.**

**AMENDMENTS**

1. The Rule 2(e) of "Telangana Regularization of Unapproved and Illegal Layout Rules 2020" shall be substituted with the following:-

No registration of plots shall be done henceforth in all such unauthorized and unapproved layouts and no building permissions shall be granted under the relevant provisions in such layouts and Regularization of plots/layouts shall be a pre-condition for registration/sale of such plots/obtaining building approval/construction, except as specified in these rules.

2. The Rule 3(c)(iii) of "Telangana Regularization of Unapproved and Illegal Layout Rules 2020" shall be substituted with the following:-

Layout owner means a person who has developed the layout and sold at least 10% of the plots on or before 26.08.2020.

3. In Rule 4 of "Telangana Regularization of Unapproved and Illegal Layout Rules 2020" following shall be added after Rule 4(b) as Rule 4(c):-

Any unregistered plots which are forming part of an unauthorized layout wherein 10% of plots were already sold through registered sale deed on or before 26.08.2020, irrespective of whether such owners have applied under LRS-2020 or not, shall be permitted for registration with the competent sub-registrar, duly collecting the layout regularization charges and pro-rata open space charges as mandated. The details of such plots shall be collected in the prescribed format by the sub-registrar and transmitted to the LRS portal for processing under these rules. Such intimation by the sub-registrar shall be deemed to be an application under Rule 6.

In Rule 8 of "Telangana Regularization of Unapproved and Illegal Layout Rules 2020" following shall be added after Rule 8(b) as Rule 8(c):-

Subsequent to the issuance of this amendment order, all applicants who pay regularization charges and/or pro-rata open space charges on or before 31.03.2025 shall be entitled to a 25% rebate on the said regularisation charges and pro-rata open spaces charges. The applicants have the option of paying pro-rata open space charges at the time of obtaining the building

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permission also. However, this proposed 25% rebate shall not be applicable for such payments if the charges are not paid on or before 31.03.2025.

(This G.O.is applicable to the Districts where Model Code of Conduct (M.C.C) is not in force.)

**A. SANTHI KUMARI,**  
*Chief Secretary to Government.*

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