



తెలంగాణ రాజ పత్రము
THE TELANGANA GAZETTE
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NOTIFICATIONS BY HEADS OF DEPARTMENTS, Etc.

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HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY

HMDA - PLG - DRAFT VARIATION TO THE CHANGE OF LAND USE FROM CONSERVATION USE ZONE TO MANUFACTURING USE ZONE SITUATED AT NUTHANKAL (V), MEDCHAL (M), MEDCHAL - MALKAJGIRI DISTRICT.

Lr.No.MED0200008142719/CLU/Plg/TS-iPASS/Plg/HMDA/2025.-

The following Draft Variation to the Land Use envisaged as per the Notified Metropolitan Development Plan (MDP) 2031 notified approved by the Government vide G.O.Ms.No.33 MA & UD, dt: 24.01.2013 which is proposed in exercise of the powers conferred by sub-section (1) of section 15 of Hyderabad Metropolitan Development Act, 2008 (Act No.8 of 2008).

DRAFT VARIATION

The site in Sy.Nos. 833, 837/P, 838/P, 850/P of Nuthankal (V), Medchal (M), Medchal-Malkajgiri District to an extent of 17331.46 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 for Cold Storage under 'Green' category, subject, 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.33 MA & UD, dt: 24.01.2013.

- 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 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occurs in the ownership aspects & ULC aspects & if any litigation occurs, the change of land use orders will be withdrawn without any notice.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

North :	Existing 12 mts wide road connected to existing 18.00mts wide BT public road (Proposed 30mts wide M.P.Road).
South :	Conservation use zone & Sy.No.832, 838/P of Nuthankal(V) & 12mts wide private road.
East :	Conservation use zone & Sy.No. 850/P, 832 of Nuthankal(V)
West :	Conservation use zone & Sy.No.834,842,838/P of Nuthankal (V).

HMDA - PLG - DRAFT VARIATION TO THE CHANGE OF LAND USE FROM CONSERVATION USE ZONE TO MANUFACTURING USE ZONE SITUATED AT RAIRAO PET (V), BIBINAGAR (M), YADADRI DISTRICT.

Lr.No.MIC0310017144103/CLU/Plg/TS-iPASS/Plg/HMDA/2025 .-

The following Draft Variation to the Land Use envisaged as per the Notified Metropolitan Development Plan (MDP) 2031 approved by the Government vide G.O.Ms.No.33 MA & UD, dt: 24.01.2013 which is proposed in exercise of the powers conferred by sub-section (1) of section 15 of Hyderabad Metropolitan Development Act, 2008 (Act No.8 of 2008).

DRAFT VARIATION

The site in Sy.No.27/AA/1, 27/AA/2, 27/2E, AND 27/AA/2, situated at RairaoPET (V), Bibinagar (M), Yadadri District to an extent of 17502.65Sq.mts, which is presently earmarked for Conservation use zone in the 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 Foam 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.33 MA, dt.24.01.2013.
- c) The applicant shall leave 3.00Mtrs Green buffer strip all along the site in order to segregate industrial activity from the Conservation use zone 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 shall handover the road affected area to the local body by way of registered gift deed at the time of Industrial building permission.
- 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

North	:	Sy.No.27/3 of RairaoPET (V) & Conservation use zone.
South	:	Sy.No.26 of RairaoPET (V) & Conservation use zone.
East	:	Existing 9.00mts (30feet) wide BT road.
West	:	Bogaram Village boundary.

Hyderabad,
11-02-2026.

(Sd/-),
For Metropolitan Commissioner,
Chief Planning Officer (PR), HMDA.