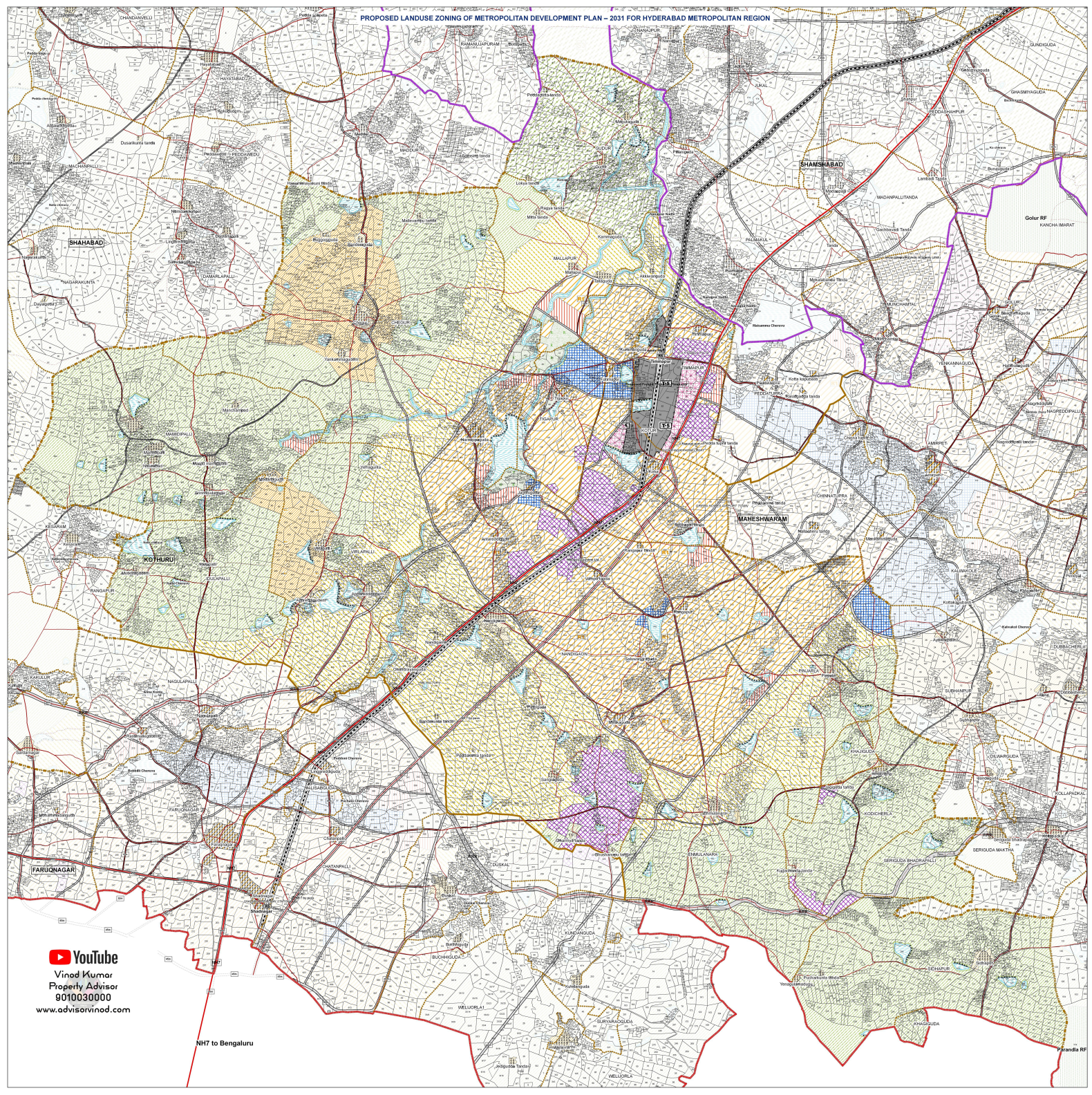


PROPOSED LANDUSE AND ROAD NETWORK FOR KOTHURU MANDAL MAHABOOBNAGAR DISTRICT

APPROVED BY GOVERNMENT VIDE G.O.MS NO.33, MA&UD (I1) DEPARTMENT DATED 24.01.2013

LEGEND

REFERENCE

- HMDA BOUNDARY
- ERSTWHILE HUDA BOUNDARY
- ERSTWHILE HADA BOUNDARY
- ORR GC BOUNDARY
- DISTRICT BOUNDARY
- MANDAL BOUNDARY
- VILLAGE BOUNDARY
- CADASTRAL BOUNDARY
- RAILWAY LINE
- NATIONAL HIGHWAYS
- STATE HIGHWAYS
- OUTER RING ROAD
- MAJOR ROADS
- RURAL ROADS
- KACHA ROADS
- TANKBUND
- DRAINAGE LINE

PROPOSED LANDUSE ZONING

I.RESIDENTIAL USE ZONE
- RESIDENTIAL USE ZONE-1 (R1)
- RESIDENTIAL USE ZONE-2 (R2)
- RESIDENTIAL USE ZONE-3 (R3)
- RESIDENTIAL USE ZONE-4 (R4)
- SETTLEMENTS

II.PERI-URBAN USE ZONE
- PERI-URBAN USE ZONE

III.COMMERCIAL USE ZONE
- COMMERCIAL USE ZONE

IV.MANUFACTURING USE ZONE
- MANUFACTURING USE ZONE
- WORK CENTERS

V.PUBLIC AND SEMI-PUBLIC USE ZONE
- PUBLIC, SEMI-PUBLIC FACILITIES AND UTILITIES USE ZONE
- PUBLIC UTILITIES
- AMENITIES

VI.MULTIPLE USE ZONE
- MULTIPLE USE ZONE
- SPECIAL DEVELOPMENT ZONE (MULTIPURPOSE USE ZONE)
- CENTRAL SQUARE
- GENERAL DEVELOPMENT PROMOTION ZONE (GDPZ)

VII.RECREATION AND OPEN SPACE USE ZONE
- RECREATIONAL USE ZONE
- OPEN SPACE BUFFER (AROUND FORESHORE OF WATERBODIES)
- HIMAYATH SAGAR AFFORESTATION ZONE

VIII.WATER BODIES
- WATER BODIES (RIVERS, NALAS, RESERVOIRS AND KUNTAS)

IX.FOREST
- FOREST ZONE

X.SPECIAL RESERVATIONS
- HERITAGE BUILDINGS AND PRECINCTS
- DEFENSE / MILITARY LANDS
- BIO CONSERVATION ZONE(As per G.O.MS. NO. 111, DATED 08-05-1996)
- OTHERS

XI.CONSERVATION (AGRICULTURE)
- CONSERVATION USE ZONE

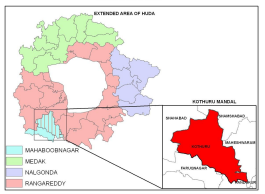
XII.TRAFFIC AND TRANSPORTATION
- ROADS
- RAILWAYS / RAILWAY STATIONS
- BUS DEPOTS, PASSENGER / FREIGHT TERMINALS
- AIRPORTS

Notes:
Maps reflect proposed land use and not ownership of the land.
Road width to be kept and not to be measured.
Land use proposals are indicative and subject to detailed data, the relevant G.Os and notified Master Plans.
Land use proposals in Zoning and Development Promotion Regulations are subjected to restrictions on development activities in FTL/HFL of water bodies & Bridlines as per Revenue / Irrigation Department records and relevant Court Orders, if any.
The existing Water bodies (Tanks, Kuntas, Nalas, ponds, streams, rivers and other water bodies shall be as per relevant G.Os wherever not specifically mentioned in the Plan.
Respective Zoning & Development Promotion Regulations for the Notified Master Plans – HADA and CRIDC are applicable unless otherwise specified in the Master Plan.
Permissions granted for residential, institutional and industrial use and its layouts by HMDA, DTCP and APIIC prior to the notification of the Master Plan will prevail irrespective of the proposed general land use.
Land use proposals are based on Census of India, 2001 and Census of India, 2011 (2009) – USE IN A CARTOGRAM – 1
Cadastral information provided in the base map is as per records made available by GIO, Survey and Land Records and other concerned departments. The cadastral boundaries and numbers should be read with revenue records and corrections if any shall be settled with concerned revenue authorities.
Heritage buildings and precincts are the subject to the regulations emulated in the relevant Notification / Court Orders / G.O wherever not specifically mentioned.
Proposed Roads are indicated by the Government in the notified Master Plans, notified immediately prior to notification of this plan, will prevail over the Land Use proposed in the Plan.
Outer Ring Road is a project under implementation and the alignment and junction details shown are indicative and shall be treated as per the project report and the latest alignment finalized.
Roads not shown in the plan but existing in the ground are indicative. Local usage of the name / name in revenue records may be at slight variance.
Jurisdiction of cadastral settlements shall be as per the records of concerned authorities.
Forest boundaries shall be mentioned as per the forest department records and shall prevail over the Master Plan proposals, in case of any discrepancy.

APO, HMDA
PO, HMDA
Planning Consultant, HMDA
Senior Urban Planning Consultant, HMDA
Metropolitan Commissioner, HMDA

SCALE 1:25,000

LOCATION MAP



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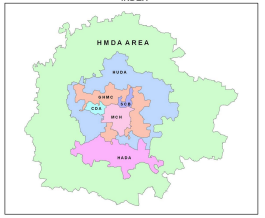

Prepared For

HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY (HMDA)

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