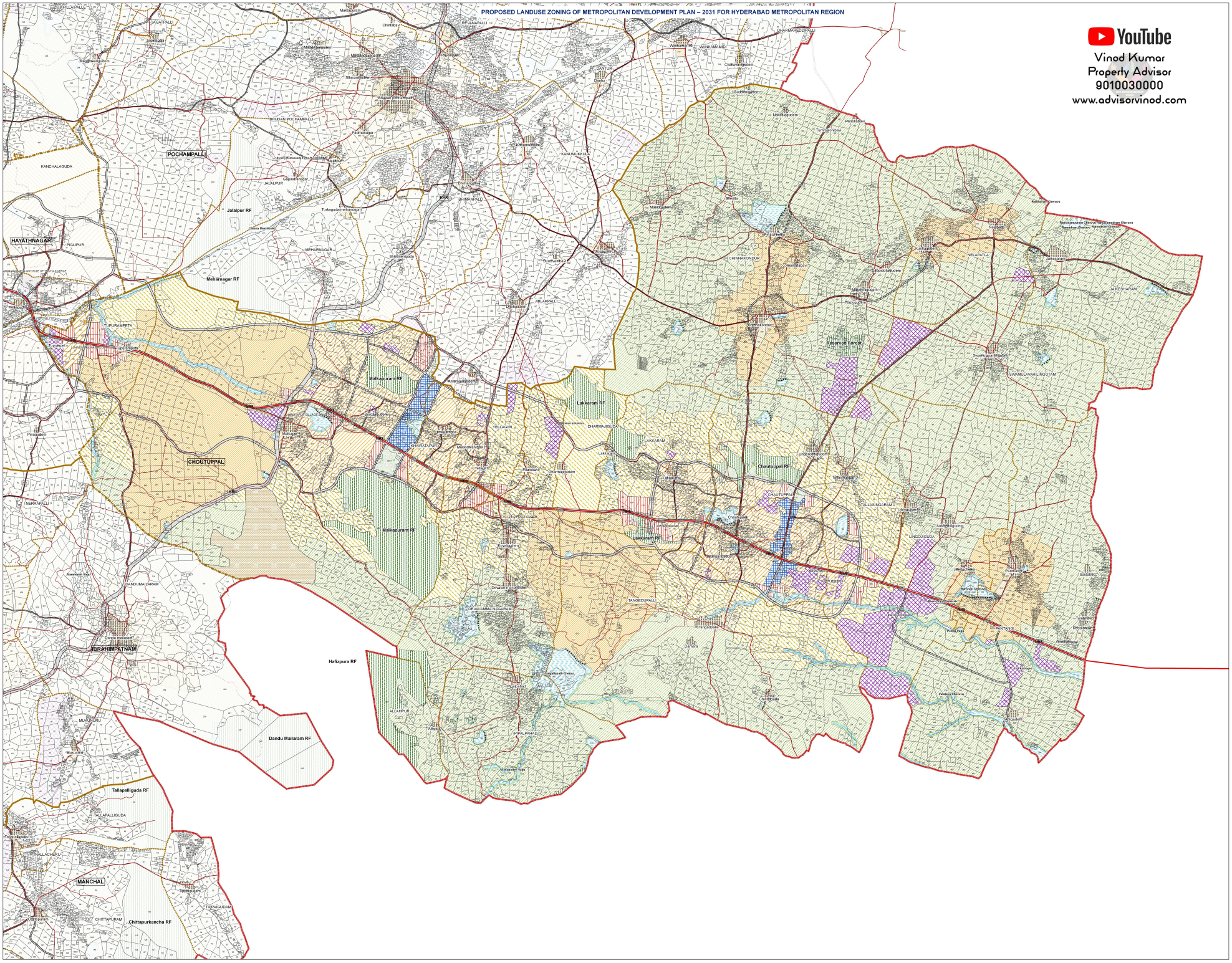


PROPOSED LANDUSE AND ROAD NETWORK
FOR CHOUTUPPAL MANDAL NALGONDA DISTRICT

APPROVED BY GOVERNMENT VIDE G.O.MS.NO.33, MA&UD (1) 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(vide G.O.Rt.No.111, DATED:06-03-1998)
- OTHERS

XI.CONSERVATION (AGRICULTURE)
- CONSERVATION USE ZONE

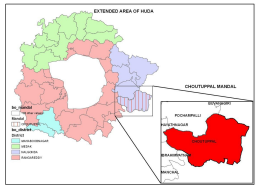
XII.TRAFFIC AND TRANSPORTATION
- ROADS
- RAILWAYS / RAILWAY STATIONS
- BUS DEPOTS, PASSENGER / FREIGHT TERMINALS
- AIRPORTS

Note:
Roads reflect proposed land use and not ownership of the land.
Road width to be read and not to be measured.
Administrative boundaries are as per village cadastral data, the relevant G.Os and notified Master Plans.
Land use zoning is indicative and the permissible activities in each zone are indicative and subject to the development activities in ETL/PT, of water bodies & Buffers as per Revenue / Irrigation Department records and relevant Court Orders, if any.
The 'Open Space Use Zone - Buffer' along lakes, ponds, streams, rivers and other water bodies shall be as per relevant G.Os wherever such buffers are prescribed by Government.
Hyderabad Zoning & Development Promotion Regulations for the Notified Master Plans – HUDA and DRSAC are applicable unless stated otherwise in this plan & regulations.
Land use zoning is indicative. The residential, commercial and industrial use and layouts by HMDA, DTCP and APIIC prior to the notification of this Master Plan will prevail irrespective of the proposed ground land use.
Land cover data for the extended area of HMDA is based on satellite imagery (2006) – LISS III & CARTOSAT.
Boundaries of Forest, Defence Lands, Heritage Buildings and Precincts are as per the G.Os, Records and other concerned departments. The updated boundaries and numbers should be read with revenue records and authorised maps shall be vetted with Metropolitan Commissioner, HMDA.
Land use proposals in the Master Plan are subjected to the regulations prescribed by the relevant Notifications / Court Orders / G.O wherever not specifically mentioned.
Change of Land Use notified by the Government in the notified Master Plans, notified immediately prior to notification of this plan, will be deemed to be the land use proposed in this 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 plans and as being implemented on ground.
Water bodies, Nalas, Kuntas etc., are as per survey of India records and are indicative. Local usage of the name / name in revenue records may be at slight variance.
Jurisdiction of defense establishments shall be as per the records of concerned authorities.
Boundaries of Forests shall be reckoned 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
Chief Planner, HMDA
Senior Urban Planning Consultant, HMDA
Metropolitan Commissioner, HMDA

0 0.25 0.5 1 1.5 2 2.5 3 Km
SCALE 1:25,000

LOCATION MAP



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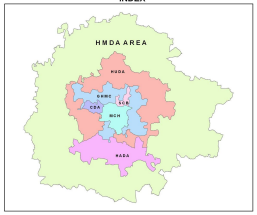

Prepared For

HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY (HMDA)

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