FILE NO 303043/MP1/Plg/H/2016 CHANGE OF LAND USE FROM CONSERVATION ZONE TO MANUFACTURING USE ZONE IN SY NO 844/P & 842/P OF NUTHANKAL (V) MEDCHAL (M) MEDAK (DIST) TO AN EXTENT OF AC 3-05 GTS VIDE GO MS NO 282 DT 08-12-2016

FILE NO 000342/MP1/Plg/TS-iPASS/2017 CHANGE OF LAND USE FROM CONSERVATION USE ZONE TO MANUFACTURING USE ZONE IN SY NO 846/P, 849/P & 850/P SITUATED AT NUTHANKAL (V) MEDCHAL (M) & (DIST) TO AN EXTENT OF AC 1-26 GTS OR 6677.31 SQ MTS, GO MS NO 191 DT 12-7-2017

FILE NO SMLO2000081514-9/MP/PlG/TS-iPASS/HMDA/2018 CHANGE OF LANDUSE FROM CONSERVATION USE ZONE TO MANUFACTURING USE ZONE, IN SY. NO. 539, 541/A, 541/AA, 541/A1 TO AN EXTENT OF 17704.32 SQ. MTS, VIDE GO. MS. NO. 275, DT: 21/11/19 SITUATED AT NUTHANKAL (V), MEDCHAL (M&D)

FILE NO. SMLO20000817853/MP/PlG/TS-iPASS/HMDA/2019 CHANGE OF LAND USE FROM RESIDENTIAL USE ZONE TO MANUFACTURING USE ZONE IN SY. NO. 10(P), 13AA, 13AAA & 13EE, TO AN EXTENT OF 6171.46 SQMTS, VIDE GO. MS. NO. 232, DT: 26/08/2019, SITUATED AT SOMARAM (V), MEDCHAL (M&D).

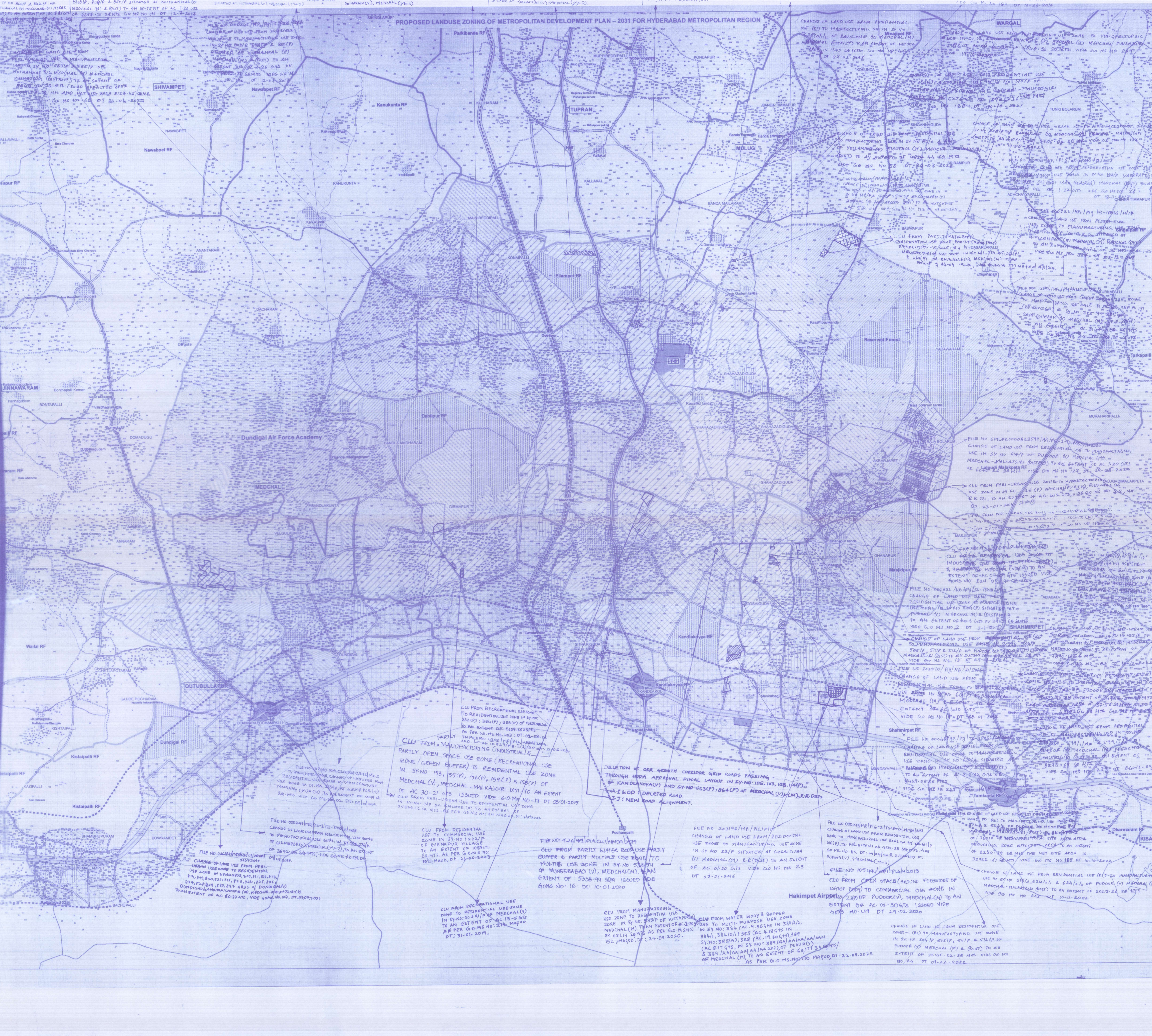
FILE NO. 000369/MP/PLG-3/TS-iPASS/HMDA/2018 CHANGE OF LAND USE FROM PARTLY RESIDENTIAL & PARTLY BUFFER USE ZONE TO MANUFACTURING USE ZONE, IN SY. NO. 179(P), 180(P), 181(P) & 182(P) TO AN EXTENT OF 5494.5 SQ MTS, VIDE GO. MS. NO. 12, DT: 24/01/2019. SITUATED AT YELLAMPET (V), MEDCHAL (M&D).

FILE NO. 000852/MP/PlG-3/TS-iPASS/HMDA/2017 CHANGE OF LANDUSE FROM RESIDENTIAL USE ZONE TO MANUFACTURING USE ZONE IN SY. NO. 64(P), 65(P), 66(P) & 69(P), TO AN EXTENT OF 53216.20 SQ. MTS, VIDE GO. MS. NO. 63, DT: 13/03/2018, SITUATED AT YELLAMPET (V), MEDCHAL (M&D).

CHANGE OF LANDUSE FROM RESIDENTIAL USE ZONE TO MANUFACTURING USE ZONE, IN SY. NO. 177, TO AN EXTENT OF 6513 SQ MTS, VIDE GO. MS. NO. 62, DT: 13/05/19, SITUATED AT SOMARAM (V), MEDCHAL (M), RANGAREDDY

CHANGE OF LAND USE FROM PERI-URBAN USE ZONE TO MANUFACTURING USE ZONE IN SY NO 228/P & 225/P SITUATED AT RAVALKOL (V) MEDCHAL (M) RANGAREDDY (DIST) TO AN EXTENT OF AC 02-21 GTS VIDE GO MS NO 185 DT 16-06-2016

PROPOSED LANDUSE ZONING OF METROPOLITAN DEVELOPMENT PLAN – 2031 FOR HYDERABAD METROPOLITAN REGION



CHANGE OF LAND USE FROM RESIDENTIAL USE (R1) TO MANUFACTURING USE IN SY NO 626/A/1/2 OF RAVOLKOLE (V) MEDCHAL (M) MEDCHAL (DISTRICT) TO AN EXTENT OF NET SITE AREA IS 1575 SQ MTS, GO MS NO 62 DT 27-02-2025

CHANGE OF LAND USE FROM PERI-URBAN USE ZONE TO MANUFACTURING USE IN SY NO 230/P OF RAVULKOLE (V) MEDCHAL (M) MEDCHAL MALKAJGIRI DISTRICT TO AN EXTENT OF 4046.86 SQ MTS VIDE GO MS NO 249 DT 19-12-

CLU FROM RECREATIONAL USE ZONE TO RESIDENTIAL USE ZONE IN SY. NO: 332(P); 354(P); 355(P) OF MEDCHAL(V) TO AN EXTENT OF 5109.68 SQMTS AS PER GO. MS. NO. 403; DT: 02-08-06 IN FILE NO: 4396/MP1/PLG/HMDA/2004. AND Lr. no. 10827/Plg. I(1)/20 dt: 21-06-22

CLU FROM PARTLY MANUFACTURING (INDUSTRIAL) & PARTLY OPEN SPACE USE ZONE (RECREATIONAL USE ZONE/GREEN BUFFER) TO RESIDENTIAL USE ZONE IN SY. NO 153, 155(P), 156(P), 157(P) & 158(P) OF MEDCHAL (V), MEDCHAL-MALKAJGIRI DIST. TO AN EXTENT OF AC 30-21 GTS ISSUED VIDE G.O.Ms NO-19 DT 08.01.2015

CLU FROM PERI-URBAN USE TO RESIDENTIAL USE ZONE IN SY. NO: 3/P OF RAILAPUR (V) TO AN EXTENT OF 25876.16 SQ. MTS. AS PER GO MS NO: 74 MA&UD, DT: 16/5/2023

DELETION OF ORR GROWTH CORRIDOR GRID ROADS PASSING THROUGH HUDA APPROVAL FINAL LAYOUT IN SY. NO. 105, 107, 108, 114(P) OF KANDLAKOYA(V) AND SY. NO. 863(P), 864(P) OF MEDCHAL (V) (M), R.R. DIST.,

A-I & CD: DELETED ROAD.

I-J: NEW ROAD ALIGNMENT.

FILE NO. 000247/MP/PlG-3/TS-iPASS/H/2018 CHANGE OF LANDUSE FROM RESIDENTIAL USE ZONE TO MANUFACTURING USE ZONE, IN SY. NO. 236/A OF GIRMAPUR (V), MEDCHAL (M&D), TO AN EXTENT OF 3642.05 SQ MTS., VIDE GO MS. NO. 139, DT: 09/07/2018.

FILE NO. 026287/MED/CLU/UC/HMDA/26072019 CHANGE OF LAND USE FROM PERI-URBAN USE ZONE TO RESIDENTIAL USE ZONE IN SY NOS 808, 809, 811, 812, 813, 814, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 837 & 838 of DUNDIGAL (V) DUNDIGAL-GANDIMAISAMMA (M), MEDCHAL-MALKAJGIRI (D) TO AN EXTENT OF AC 66-27 GTS, VIDE GOMS. No. 107, DT. 07.07.2021

CLU FROM RESIDENTIAL USE TO COMMERCIAL USE ZONE IN SY. NO: 222/P OF GIRMAPUR VILLAGE TO AN EXTENT OF 10891.71 SQ. MTS. AS PER G.O.MS NO: 102 MAUD, DT: 23-06-2023

CLU FROM RECREATIONAL USE ZONE TO RESIDENTIAL USE ZONE IN SY. NO: 90 & 91/P OF MEDCHAL (V) TO AN EXTENT OF AC. 13-5 GTS AS PER G.O.MS NO: 214 MA&UD DT: 31-07-2019.

FILE NO: 726/MP1/PLG/CLU/HMDA/2019 CLU FROM PARTLY WATER BODY USE, PARTLY BUFFER & PARTLY MULTIPLE USE ZONE TO MULTIPLE USE ZONE IN SY. NO. 53 & 54 OF MUNEERABAD (V), MEDCHAL (M), TO AN EXTENT OF 5338.94 SQM ISSUED VIDE GOMS NO: 16 DT: 10.01.2020

CLU FROM MANUFACTURING USE ZONE TO RESIDENTIAL USE ZONE IN SY. NO: 535/P OF KISTAPUR (V) MEDCHAL (M) TO AN EXTENT OF AC. 1-20 GTS OR 6071.19 SQ. MTS. AS PER G.O. MS NO: 152, MA&UD, DT: 24.09.2020.

CLU FROM WATER BODY & BUFFER USE TO MULTI-PURPOSE USE ZONE IN SY. NO: 384 (AC. 9.35 GTS IN 384/2/2, 384/1, 384/2/1) 385 (AC. 4.18 GTS IN SY. NO: 385/A), 388 (AC. 19.30 GTS), 389 (AC. 8.17 GTS, IN SY. NO: 389/AA/AA/AA/AA/AA21 & 389/AA/AA/AA/AA/AA222), OF PUDUR (V) OF MEDCHAL (M), TO AN EXTENT OF 63,177.34 SQ MTS/ AS PER G.O.MS. NO: 110 MA&UD, DT: 22.08.2023

FILE NO 203196/MP1/PlG/H/15 CHANGE OF LAND USE FROM RESIDENTIAL USE ZONE TO MANUFACTURING USE IN SY NO 22/P SITUATED AT GOSALGUDA (V) MEDCHAL (M) R.R (DIST) TO AN EXTENT OF AC 01.00 GTS VIDE GO MS NO 23 DT 07-01-2016

FILE NO. 000143/MP1/PlG-3/TS-iPASS/HMDA/2018 CHANGE OF LAND USE FROM RESIDENTIAL USE ZONE TO MANUFACTURING USE ZONE IN SY. NO. 615/P 616(P), TO AN EXTENT OF 4179.38 SQ MTS, VIDE GO. MS. NO. 85, DT: 09/04/2018. SITUATED AT PUDOOR (V), MEDCHAL (M&D)

FILE NO: 105494/MP1/PLG/H/2013 CLU FROM OPEN SPACE (AROUND FORESHORE OF WATER BODY) TO COMMERCIAL USE ZONE IN SY. NO: 22(P) OF PUDOOR (V), MEDCHAL (M) TO AN EXTENT OF AC 02-30 GTS ISSUED VIDE GOMS NO. 49 DT 29.02.2020

CHANGE OF LAND USE FROM RESIDENTIAL USE ZONE TO MANUFACTURING USE ZONE IN SY NO 616/A SITUATED AT PUDOOR (V) MEDCHAL (M) & (DISTRICT) TO AN EXTENT OF AC 2-3.62 GTS OR 8449.08 SQ MTS VIDE GO MS NO 223 DT 16-8-2017

PUDOOR (V) MEDCHAL (M) MEDCHAL MALKAJGIRI (DIST) TO AN EXTENT OF 8290.69 SQ MTS VIDE GO MS NO 239 DT 26-12-2020

CHANGE OF LAND USE FROM RESIDENTIAL USE ZONE (R1) TO MANUFACTURING USE IN SY NO 524/1 & 524/2 OF PUDOOR (V) MEDCHAL (M) MEDCHAL-MALKAJGIRI (DIST) TO AN EXTENT OF 36017 SQ MTS TOTAL SITE AREA AFTER DEDUCTING ROAD AFFECTED AREA TO AN EXTENT OF 2254.39 SQ MTS THE NET SITE AREA IS 33762.61 SQ MTS VIDE GO MS NO 185 DT 10-10-2022

CHANGE OF LAND USE FROM RESIDENTIAL USE (R1) TO MANUFACTURING USE IN SY NO 615/1, 624/2/1, & 624/2/3 OF PUDOOR (V) MEDCHAL (M) MEDCHAL-MALKAJGIRI (DIST) TO AN EXTENT OF 20012.26 SQ MTS VIDE GO MS NO 203 DT 10-11-2022

CHANGE OF LAND USE FROM RESIDENTIAL USE ZONE-1 (R1) TO MANUFACTURING USE ZONE IN SY NO 504/P, 505/P, 511/P & 512/P OF PUDOOR (V) MEDCHAL (M) & (DIST) TO AN EXTENT OF 35145.32 SQ MTS VIDE GO MS NO 24 DT 09-02-2022

PROPOSED LANDUSE AND ROAD NETWORK FOR MEDCHAL / QUTUBULLAPUR MANDAL RANGAREDDY DISTRICT

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

LEGEND

REFERENCE

▬	HMDA BOUNDARY	▬	NATIONAL HIGHWAYS
▬	ERSTWHILE HUDA BOUNDARY	▬	STATE HIGHWAYS
▬	ERSTWHILE HADA BOUNDARY	▬	OUTER RING ROAD
■ ■ ■ ■	ORR GC BOUNDARY	▬	MAJOR ROADS
■ ▪ ■ ▪	DISTRICT BOUNDARY	—	RURAL ROADS
▬	MANDAL BOUNDARY	⋯⋯	KACHA ROADS
⋯⋯	VILLAGE BOUNDARY	▲▲▲	TANKBUND
	CADASTRAL BOUNDARY	—	DRAINAGE LINE
▬ ▬	RAILWAY 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
- U PUBLIC UTILITIES
- A AMENITIES

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

VII.RECREATION AND OPEN SPACE USE ZONE
- R 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 ▨ BIO CONSERVATION ZONE (AS PER G.O.MS. NO. 111 DATED 08.03.1996)
- ▣ OTHERS

XI.CONSERVATION (AGRICULTURE)
- ▨ CONSERVATION USE ZONE

XII.TRAFFIC AND TRANSPORTATION
- ▬ ROADS
- RS RAILWAYS / RAILWAY STATIONS
- T-2 BUS DEPOTS, PASSENGER / FREIGHT TERMINALS
- T-3 AIRPORTS

Notes:

Maps 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 proposals and Zoning and Development Promotion Regulations are subjected to restrictions on development activities in FTL/HFL of water bodies & Shikham 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 not specifically earmarked in the plan.

Respective Zoning & Development Promotion Regulations for the Notified Master Plans – HADA and ORRGC are applicable unless stated otherwise in this plan & regulations.

Permissions granted for residential, institutional and industrial use and layouts by HMDA, DTCP and APIIC prior to the notification of this Master Plan will prevail irrespective of the proposed general land use.

Land cover data for the extended area of HMDA is based on satellite imagery (2009) – LISS IV & CARTOSAT -I.

Cadastral information provided in the base map is as per records made available by CSO, 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 vetted with Metropolitan Commissioner, HMDA.

Heritage buildings and precincts 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 prevail over 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.

Names of the locations are as per Survey of India records and are indicative. Local usage of the name / name in revenue records may be of slight variance.

Jurisdiction of defense establishments shall be as per the records of concerned authorities.

Forest boundaries shall be reckoned as per the forest department records and shall prevail over the Master Plan proposals, in case of any discrepancy.

M. Sudha Rani
APO,
HMDA

PO,
HMDA

Planning Consultant,
HMDA

Principal Secretary to Government
Municipal Administration &
Urban Development Department
Secretariat Hyderabad A.P

Director, (plg)
HMDA

Senior Urban Planning Consultant,
HMDA

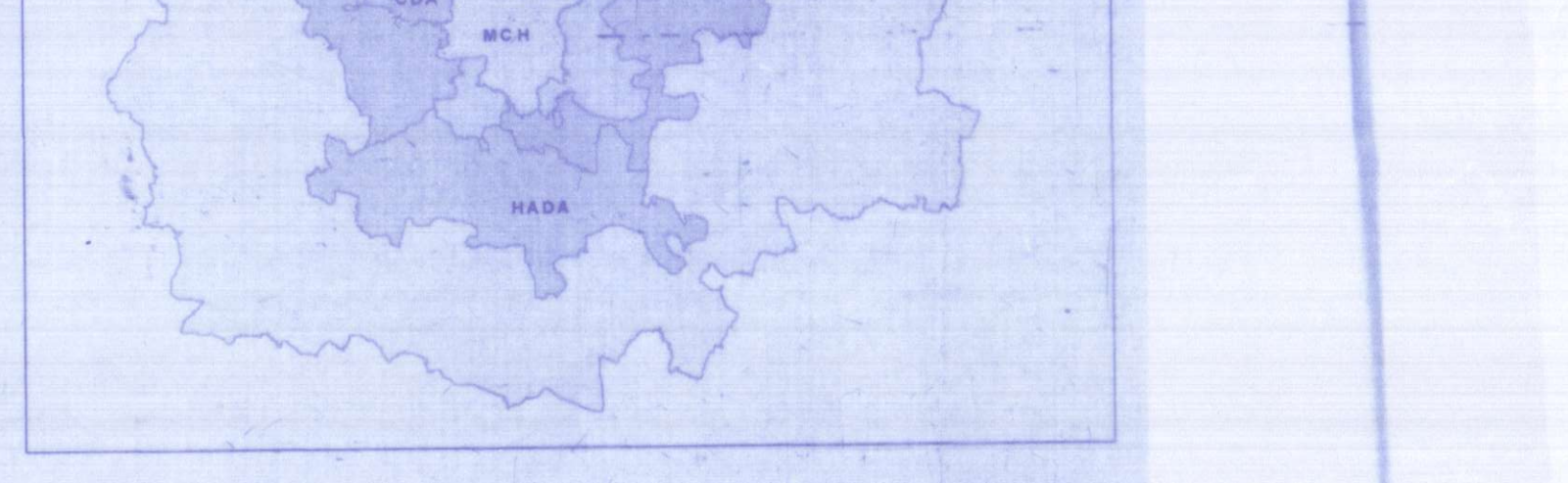
Metropolitan Commissioner,
HMDA

0 0.25 0.5 1 1.5 2 2.5 3 Km

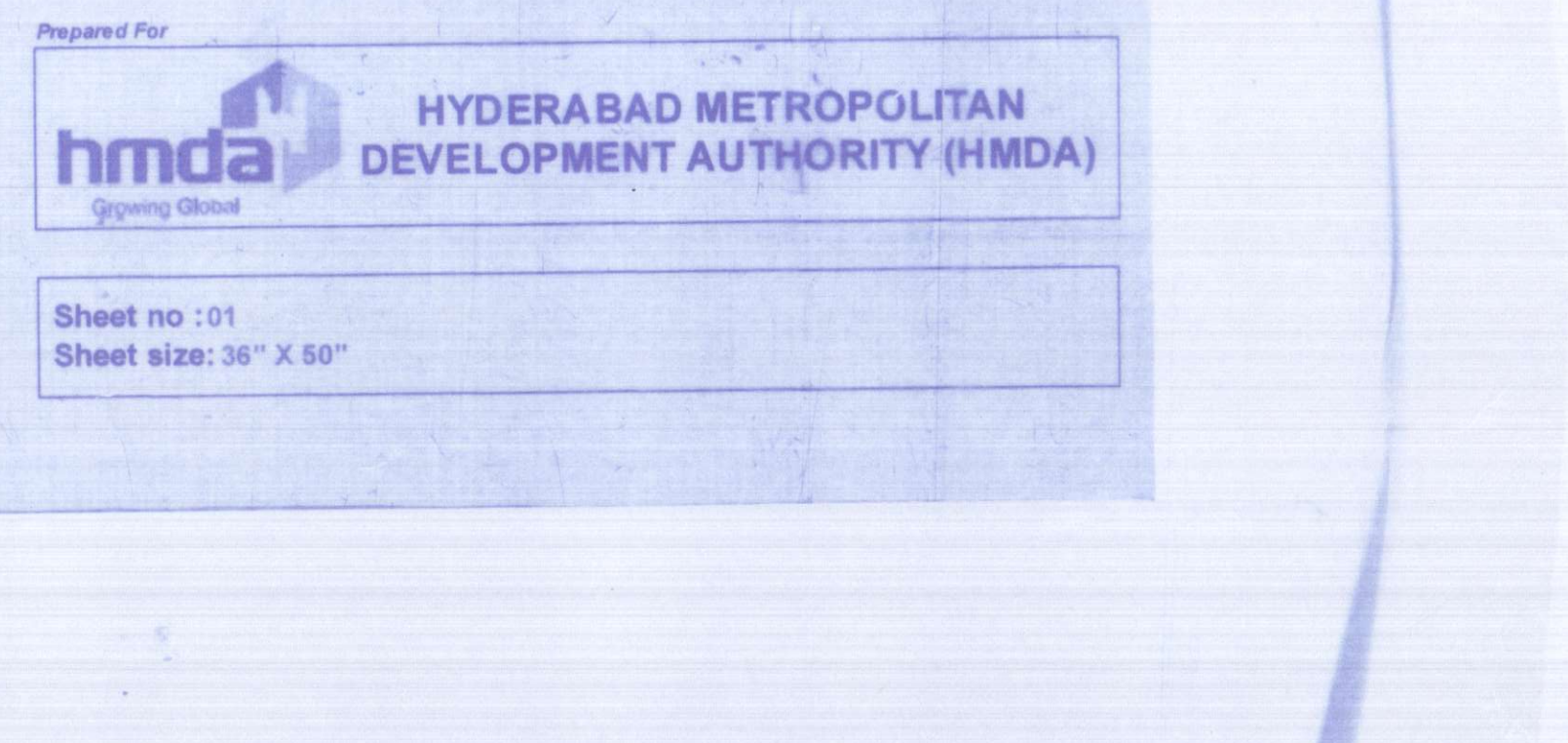
SCALE 1:25,000

N W E S

LOCATION MAP



INDEX



Prepared For

hmda Growing Global

HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY (HMDA)

Sheet no : 01
Sheet size: 36" X 50"