



MA&UD AND PANCHAYAT RAJ DEPARTMENT LAYOUT REGULARIZATION SCHEME 2020

GOVERNMENT OF TELANGANA

FREQUENTLY ASKED QUESTIONS

NRI QUESTIONS

Q1: How an NRI's / OCI's can apply for LRS?

A: An NRI's /OCI's can apply for LRS via 2 Methods by selecting NRI Option in

1. Website – <https://lrs.telangana.gov.in>
2. Mobile App – “LRS 2020”

The screenshot shows the 'Apply LRS' page on the Government of Telangana website. On the left, there is a logo and the text 'GOVERNMENT OF TELANGANA LAYOUT REGULARISATION SCHEME 2020'. On the right, there is a blue header 'Apply LRS' and a form with a radio button for 'Indian' and a radio button for 'NRI'. Below the radio buttons is an 'Email ID.' input field and a 'Generate OTP' button.

Q2. Is Mobile Number Mandatory

No, For NRI's / OCI's – Email will be the primary communication channel, OTP will be sent to Email.

The screenshot shows the 'Apply LRS' page on the Government of Telangana website. On the left, there is a logo and the text 'GOVERNMENT OF TELANGANA LAYOUT REGULARISATION SCHEME 2020'. On the right, there is a blue header 'Apply LRS' and a form with a radio button for 'Indian' and a radio button for 'NRI'. Below the radio buttons is an email address input field containing 'xxxxxxx@gmail.com'. Below the email field is an 'OTP' input field with the text 'Please Enter OTP'. At the bottom of the form are three buttons: 'Validate OTP', 'Re-Send OTP', and 'Back'.

Q3. Is AADHAAR Mandatory

No, For NRI's / OCI's option is given to furnish either AADHAAR or Passport.

Applicant Details

Applicant Name* Name of the Applicant	Father/Spouse Name* Father/Spouse's Name	Aadhaar or Passport* <input checked="" type="radio"/> Aadhaar <input type="radio"/> Passport	Aadhaar Number Aadhaar Number
Passport Passport	Gender* Select Gender	H.No / Door No* H.No / Door No	Street / Colony* Street / Colony
Locality* Locality	Town / City / Village* Town / City / Village	District :* --Select District--	Pincode* Pincode
Mobile Number* Mobile	E-Mail ID hari.elduri@gmail.com	Alternate Mobile Number Mobile	

Q4. Is Local Address Mandatory

No, For NRI's / OCI's option is given under applicant details to select District as – “Outside Telangana” for providing any overseas address.

Applicant Details

Applicant Name* Name of the Applicant	Father/Spouse Name* Father/Spouse's Name	Aadhaar Number* Aadhaar Number	Gender* Select Gender
H.No / Door No* H.No / Door No	Street / Colony* Street / Colony	Locality* Locality	Town / City / Village* Town / City / Village
District :* Outside Telangana	Pincode* Pincode	Mobile Number* 9000900437	E-Mail ID E-Mail
Alternate Mobile Number Mobile			

Q5. Will there be any letter communication sent to the overseas address provided?

No, there will not be any letter communications sent to the overseas address provide, only you will be notified via email provided in the application. OR you can track your application status in the website.

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MUNICIPAL ADMINISTRATION & PANCHAYAT RAJ DEPARTMENTS
LAYOUT REGULARIZATION SCHEME 2020
GOVERNMENT OF TELANGANA

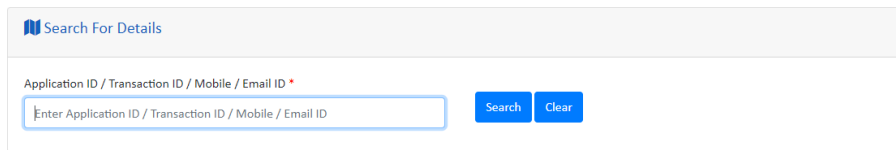
HOME ABOUT GOs & ACTS FAQs GUIDELINES TERMS AND CONDITIONS

Sri K. Chandrashekar Rao
Chief Minister

Know your application status Apply for LRS 2020

Q6. After Applying for LRS – How to check my application status

You can track your application status in the website or Mobile app by clicking on “Know your application status” button.



Q7. What are the documents that are required for applying LRS?

Only Sale deed front page is mandatory, copy of layout is optional.

Q8. How to make payment?

Payment needs to be made online using – Net banking, Credit Cards, Debit Card, Wallet and other digital modes provided.

₹ 1000 for individual plots & ₹ 10000 for Layouts.

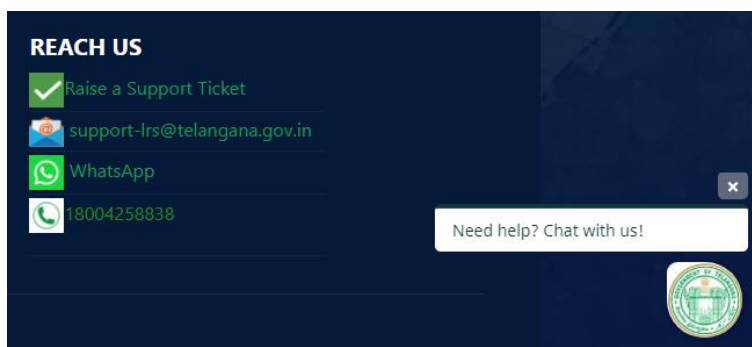
Q9. Where will I get acknowledgement?

1. Once payment is made – you will be redirected to the acknowledgement page to print or download.
2. Alternatively – you can use Know your application status to download your acknowledgement any time.

Q9. Whom to contact in case of problem /queries?

For any problems or queries you can contact via below channels

1. Website – Chat bot.
2. Raise a support ticket
3. Email – support-lrs@telanagana.gov.in
4. Website – Whatsapp Chat bot
5. Toll Free – **1800 – 4258838**



Q10. When will my LRS application gets processed, is there any timelines?

Applications will be processed with 6 Months as per G.O 131, Applications will be notified about the scrutiny progress and status via Email / Phone Number provided.

Q11. Will there be any requirement of owner being physically present during scrutiny?

Not Required, Applicants will be contacted if in case physical presence needed for any clarifications during scrutiny.

GENRAL QUESTIONS

Q12. What is meant by unapproved and illegal layout?

- a) Land which is sub-divided into plots without permission from Competent Authority such as Municipal Corporations, Municipalities, Urban Development Authorities and Metropolitan Development Authority and Director of Town and Country Planning as the case maybe.
- b) Un-authorized illegal layouts would also include tentative layouts approved by Municipal Corporation/Municipalities/Urban Development Authorities / DTCP and Metropolitan Development Authority where plots have been sold without obtaining Final Layout Approval.
- c) Gram Panchayat layouts without prior approval from Director of Town and Country Planning/Urban Development Authority / and Metropolitan Development Authority.

Q13. What are the advantages of regulating an unapproved layout?

- a) Regulation of unapproved layouts will entitle the applicant to get building permission from the Competent Authority.
- b) Civic amenities like roads, water supply, drainage, streetlights will be provided subject to total payment of all required charges by all plot owners.
- c) The unapproved layout areas will be brought into the fold of planned development of the Towns/Cities/Gram Panchayats.

Q14. What are the consequences if one does not apply for regulation of unapproved layout?

The following consequences have to be faced:

- a) No building permission will be given.
- c) No regular water supply connections and services like roads, drainage, streetlights will be extended in such areas.
- d) No registration of such plots by sale will be permitted.

Q15. Whether the layout regulation scheme is applicable to all Gram Panchayat areas also?

Yes. This scheme is applicable to all Gram Panchayat areas.

Q16. Whether a layout approved by a Gram Panchayat without technical approval of Director of Town & Country Planning/Urban Development Authority is a valid layout?

No. It is not a valid Layout without technical approvals.

Q17. If I have purchased a plot in unapproved layout, can my plot be regularized under this Scheme?

Yes, it can be regularized subject to submission of application along with sale deed executed prior to date of notification of the Rules and payment of prescribed fees and charges and subject complying of LRS Rules issued vide G.O.Ms.No.131 dated 31-08-2020 and its amendments G.O. Ms No. 135 dt. 16-09-2020.

Q18. The layout owner has taken an approval from the Gram Panchayat with technical clearance of Director of Town & Country Planning / Urban Development Authority but subsequently changed the layout and its constituent plots, open spaces and roads and I purchased a plot based on this changed layout on ground. Can my plot be regularized?

Since it has a valid GP/DTCP Approved Layout permission, it does not need LRS.

Q19. The owner has sold away the open spaces in the approved layout by carving plots. Can these be regularized?

Since it is an approved layout, Regularization is not needed.

Q20: If total area of the site is 3 acres and only 10 plots of 250 Sq. Yards sold, can each of the individual owners get their plots regularized?

A: Yes. The plot holders who come forward for regulation of their plots will be considered for approval subject to conditions.

Q21: A 100 ft Master Plan is proposed through our colony layout. The alignment of the said 100 ft road is passing through plot and in adjoining plots which have buildings. Can my plot and the said adjoining plots be regularized?

A: Plots affected in Master Plan road will not be regulated.

Q22: Can I purchase a plot in an unapproved layout after the date of notification and come forward for regularization after payment of all fees and charges?

A. No. This scheme is applicable only for plot owners who have registered sale deed executed prior to 26-08-2020.

Q23: The neighbouring Land/Layout owner has blocked a road by showing the end of the road as plot and constructed a building. Can this plot blocking the road be regularized?

A: No.

Q24: I have a plot in a layout approved by Gram Panchayat falling in UDA limits without getting technical clearance from UDA. Do I need to apply for regulation under this scheme?

A: Yes.

Q25: I have a plot in a layout approved by Gram Panchayat without getting technical approval from the DT&CP but covered by the sanctioned Master Plan. Do I need to apply for regulation under this scheme?

A: Yes.

Q26: Whether charges for regulation of unapproved layouts can be paid in instalments?

A: Yes. At the time of submission of application, one has to pay ₹ 1000/ in case of Individual Plot and ₹ 10,000/ in case of Layout. The balance amount has to be paid by 31-01-2021.

Q27: I have constructed a building in an unapproved plot. Can I apply for regulation of my plot and building?

A: No. at present there is no provision for regularisation of Unauthorised buildings. however, plots can be regularised.

Q28: What is the method for computation of the betterment Charges, Conversion charges and shortfall of open charges?

A: The Penal charges include Betterment charges and Development Charges; the method of calculation of penal charges and open space charges is given in G.O.Ms.No.131 dated 31-08-2020 and subsequent amendment G.O. Ms No.135 dated 16-09-2020.