

**IN THE HIGH COURT FOR THE STATE OF TELANGANA
AT HYDERABAD
(Special Original Jurisdiction)**

FRIDAY, THE TENTH DAY OF OCTOBER
TWO THOUSAND AND TWENTY FIVE

PRESENT

THE HONOURABLE SRI JUSTICE B.VIJAYSEN REDDY

WRIT PETITION NO: 30842 OF 2025

Between:

1. Mrs. Prodduturi Soudhamini, W/o Sri Prodduturi Vijay Kumar, Aged about 61 years, Occ. Business.
 2. Mr. Prodduturi Vikram Chandra, S/o Sri Prodduturi Vijay Kumar, Aged about 42 years, Occ. Business.
- Both are R/o Plot No.20C, MLA Colony, Road No. 12, Banjara Hills, Hyderabad-500034.

...PETITIONERS

AND

1. The State of Telangana, Represented by its Principal Secretary (MAUD), Secretariat Buildings, Hyderabad.
2. Greater Hyderabad Municipal Corporation, Rep by its Commissioner, Tankbund Road, Hyderabad.
3. The Zonal Commissioner, Serlingampally Zone, GHMC, Hyderabad.
4. The City Planner, Serlingampally Zone, GHMC, Hyderabad.

...RESPONDENTS

Petition under Article 226 of the Constitution of India praying that in the circumstances stated in the affidavit filed therewith, the High Court may be pleased to issue any writ, order or direction, more particularly one in the nature of Writ of Mandamus, declaring the action of the Respondents, more particularly Respondent Nos.3 and 4, in issuing the shortfall intimation dated 21.09.2025 vide File No.005878/GHMC/02867/SWBP/SLP2/2025, in respect of Plot No.18 admeasuring 555 square yards (464 square meters) in Sy.No.64, Madhapur Village, Serilingampally Mandal, Ranga Reddy District, as illegal, arbitrary, unconstitutional and violative of Articles 14 and 21 of the Constitution of India, besides being in violation of the provisions of the GHMC Act and consequently set aside the said shortfall intimation and direct the respondents to forthwith process the petitioner's building permission application dated 21.08.2025 bearing

File No.005878/GHMC/02867/SWBP/SLP2/2025 in accordance with law, without insisting on any further layout copy

IA NO: 1 OF 2025

Petition under Section 151 CPC praying that in the circumstances stated in the affidavit filed in support of the petition, the High Court may be pleased to suspend the operation of the shortfall intimation dated 21.09.2025 vide File No.005878/GHMC/02867/SWBP/SLP2/2025, in respect of Plot No.18 admeasuring 555 square yards in Sy.No.64, Madhapur Village, Serilingampally Mandal, Ranga Reddy District, issued by Respondent Nos 3 and 4, and thereby direct the respondents to forthwith process the petitioner's building permission application dated 21.08.2025 in accordance with law, without insisting on any further layout copy, in the interest of justice, pending disposal of the above writ petition

Counsel for the Petitioner: SRI. KATIKA RAVINDER REDDY

**Counsel for the Respondent No.1 : GP FOR MUNICIPAL ADMINISTRATION
AND URBAN DEVELOPMENT**

**Counsel for the Respondent Nos. 2to4: SRI G. MADHUSUDAN REDDY,
SC FOR GHMC**

The Court made the following: ORDER

HONOURABLE SRI JUSTICE B. VIJAYSEN REDDY

WRIT PETITION No.30842 of 2025

ORDER : (ORAL)

This writ petition is filed by the petitioners seeking to declare the action of respondents No.3 and 4 in issuing the shortfall intimation letter *vide* File No.005878/GHMC/02867/SWBP/SLP2/2025 dated 21.09.2025 in respect of the Plot No.18, admeasuring 555 square yards in Survey No.64, situated at Madhapur Village, Serilingampally Mandal, Ranga Reddy District, as being illegal, arbitrary and unconstitutional.

2. Heard Mr. Katika Ravinder Reddy, learned counsel for the petitioners; Mr. G.Madhusudan Reddy, learned Standing Counsel for GHMC, appearing for respondents No.2 to 4; and perused the material on record.

3. It is stated that the petitioners are the owners of the subject property having acquired the same under registered sale deed bearing document No.4256 of 2025 dated 26.03.2025 from M/s Sri Krishna Pharmaceuticals Limited represented by its authorized signatory. That originally, the Government of Andhra Pradesh represented by the

District Collector, Hyderabad sold the subject property to M/s Arandy Laboratories Limited under registered sale deed bearing document No.1188 of 1999 dated 08.02.1999. The said sale deed was executed in favour of M/s Arandy Laboratories Limited who was the nominee of the successful bidder/winner by name Mr. Dr. V.S.R.Murthy S/o V.Chandra Sekhar Rao, who purchased the subject property in the public auction. Subsequently, M/s Arandy Laboratories Limited got merged with M/s Sri Krishna Drugs Limited as per the merger order dated 31.03.2006 passed by the erstwhile High Court of Andhra Pradesh, Hyderabad *vide* Company Petition No.84 of 2005. Later, M/s Sri Krishna Drugs Limited got amalgamated with M/s Sri Krishna Pharmaceuticals Limited *vide* orders dated 25.08.2010 in Company Petition Nos.140 and 141 of 2010 passed by the erstwhile High Court of Andhra Pradesh.

4. Learned counsel for the petitioners submitted that with an intention to develop the subject property, the petitioners applied for building permission by enclosing all relevant documents. However, surprisingly, the respondent authorities issued the impugned shortfall intimation letter dated 21.09.2025 stating that the petitioners have not furnished the approved layout and directed them to submit legible copy

of the layout duly signed and stamped by the competent authority. Learned counsel submitted that the impugned shortfall intimation letter dated 21.09.2025 is arbitrary and unconstitutional. The Government of Andhra Pradesh accorded permission to sell certain parcel lands in Hyderabad and Ranga Reddy Districts by converting them into plots and conducting a public auction. The auction was conducted on 18th, 19th and 29th of May, 1998 at Indira Priyadarshini Auditorium, Public Gardens, Hyderabad. There is no dispute that the subject property is covered by the HUDA (Hyderabad Urban Development Authority) layout, which is evident from the recitals of the sale deed.

5. Learned Standing Counsel for GHMC submitted that the petitioners were directed to submit copy of approved layout. As and when copy of the layout is furnished, the building application of the petitioners will be considered in accordance with law.

6. In reply, learned counsel for the petitioners submitted that the copy of the layout was available in the office of the HUDA and as the layout was developed by the Government of Andhra Pradesh, copy of the same was not made available to the auction purchaser.

7. It is seen from the record, the subject property of the petitioners is part of the approved layout which is evident from the sale deed dated 08.02.1999 (Page No.5 therein). The said sale deed reveals that the layout got approved in Aswini and Bharani in Shailpet Village of Hyderabad District and in Kruthika and Rohini in Madhapur Village of Ranga Reddy District and the auction was conducted on 18th, 19th and 29th of May, 1998 at Indira Priyadarshini Auditorium, Public Gardens, Hyderabad. The schedule of property at Page No.6 of the sale deed dated 26.03.2025 also shows that the subject property forms part of Rohini and Madhapur Layout. Thus, the impugned action of the respondent authorities in insisting the petitioner to obtain copy of approved layout is unsustainable.

8. Accordingly, this writ petition is allowed. The impugned short shortfall intimation letter *vide* File No.005878/GHMC/02867/SWBP/SLP2/2025 dated 21.09.2025 is hereby set aside. Respondents No.3 and 4 are directed to consider the building application of the petitioners in respect of the Plot No.18, admeasuring 555 square yards in Survey No.64, situated at Madhapur Village, Serilingampally Mandal, Ranga Reddy District, without reference to the impugned shortfall intimation letter dated 21.09.2025, by giving opportunity of hearing to the

petitioners, and pass appropriate orders in accordance with law, within a period of twenty one (21) days from the date of receipt of a copy of this order. There shall be no order as to costs.

As a sequel thereto, miscellaneous applications, if any, pending in this writ petition shall stand closed.

//TRUE COPY//

SD/- C.DEEPIKA
ASSISTANT REGISTRAR

SECTION OFFICER

To,

1. The Principal Secretary (MAUD), Secretariat Buildings, T.S., Hyderabad.
2. The Commissioner, Greater Hyderabad Municipal Corporation, Tankbund Road, Hyderabad.
3. The Zonal Commissioner, Serlingampally Zone, GHMC, Hyderabad.
4. The City Planner, Serlingampally Zone, GHMC, Hyderabad.
5. One CC to SRI. KATIKA RAVINDER REDDY Advocate [OPUC]
6. Two CCs to GP FOR MCPL ADMN URBAN DEVELOPMENT, High Court for the State of Telangana at Hyderabad [OUT]
7. One CC to SRI. G. MADHUSUDAN REDDY, SC FOR GHMC [OPUC]
8. Two CD Copies

BM
PSK

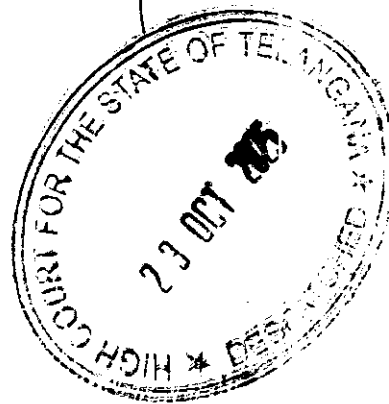
CC TODAY

HIGH COURT

DATED:10/10/2025

ORDER

WP.No.30842 of 2025



ALLOWING THE WRIT PETITION WITHOUT COSTS

⑪
23/10/25
D.O.S