

Town and Country Planning Department(Planning Permission)

2nd Floor, Ex- Service man Welfare office Building campus, opposite to periyar park, Vellore



ROC No. VLR / V6I6DZBM / 056 - 2025/2025/TCP

Date : 25/07/2025

From:

Joint Director / Deputy Director / Assistant Director

2nd Floor, Ex- Service man Welfare office Building campus, opposite to periyar park, Vellore

To :

President,
Boodhur Village,
Anaicut Panchayat Union,
Anaicut Taluk,
Vellore District.

Sir/ Madam,

Copy To,
THIRU.R SURESH AND A CHITHAMBARAM,
NO.10 JESSY GARDEN,
CHETTIYAR THOPPU,
ALLAPURAM,
VELLORE-632001

Sub : Residential Layout - Office of the Joint Director of Town and country planning, Vellore District – Anaicut Panchayat Union, Boodhur Village, S.F.No. 116/2A2, 2B1, 2B2, 2B3, 2B4, 2C of Anaicut Taluk, Vellore District - Extent of 1.53 1/2 Acre (6218.00 Sqm) - Technical clearance issued - Forwarded for further action - Reg.

Ref : 1. Applicants THIRU.R SURESH AND A CHITHAMBARAM Letter, Dated: 03.07.2025.

2. District Town and country planning Office, Vellore District Letter No VLR / V6I6DZBM / 056 - 2025 (Road pattern issued on dated: 11.07.2025).

3. District Collector, Vellore NOC K.Dis.P2/E-2599326/2024, Dated: 19.06.2025. (The Proposed Survey number applied, lies in Nanjai land, while applying for the approval of layout)

4. Circular from the Director of Town and Country Planning, Roc.No 19799 / 2020, Dated: 24.12.2020.

5. Applicants THIRU.R SURESH AND A CHITHAMBARAM, Dated: 23.07.2025. (Gift deed document no. 7706/ 2025, dt. 17.07.2025.)

6. G.O.138, Housing and Urban Development Department, Dated: 04.06.2004.

7. G.O.79, Housing and Urban Development Department, Dated: 04.05.2017.

8. G.O.18, Department of Municipal Administration and Water Supply, Dated:04.02.2019 and G.O.16 Department of Municipal Administration and Water Supply, dated: 31.01.2020.

9. G.O.141, Housing and Urban Development Department, Dated: 23.09.2020.

10. G.O.181, Housing and Urban Development Department, Dated: 09.12.2020.

11. Government Letter No.19113 / Nov 4 (3) / 2017-1, Housing and Urban Development Department, Dated:

30.08.2017.

12. Circular from the Commissioner of Town and Country Planning, letter no.13686/2017/LA1, Dated: 08.09.2017.
13. Circular from the Director of Town and Country Planning, Roc No.320/ 2022/TCP3, Dated:07.01.2022.
14. Demand payment Request Letter, Dated: 24.07.2025. (Requiring payment of Centage Fee, Display Board Fee etc.,).
15. Applicants THIRU.R SURESH AND A CHITHAMBARAM Letter, Dated: 24.07.2025. (Payment of Centage Fee, Display Board Fee etc.,).
16. Circular from the Director of Town and Country Planning, Roc No. 4367/2019/TCP2, Dated: 14.10.2019.

With reference to the 1st Cited letter, applicant has requested for the approval of residential layout in Vellore District Anaicut Panchayat Union, Boodhur Village, S.F.No. 116/2A2, 2B1, 2B2, 2B3, 2B4, 2C of Anaicut Taluk, Vellore District - Extent of 1.53 1/2 Acre (6218.00 Sqm).

In the continuation, with reference to the 3rd cited letter, road pattern for residential layout has been issued by the directorate on 26.06.2025. Further the applicant THIRU.R SURESH AND A CHITHAMBARAM has gift deed the Road, Road splay, Public Purpose & TANGEDCO Purpose areas has been handed over to President, Boodhur Village Panchayat Local body by Gift Deed Document No.7706/ 2025, dt. 17.07.2025 Respectively.

Hence, this residential layout has been approved with below conditions.

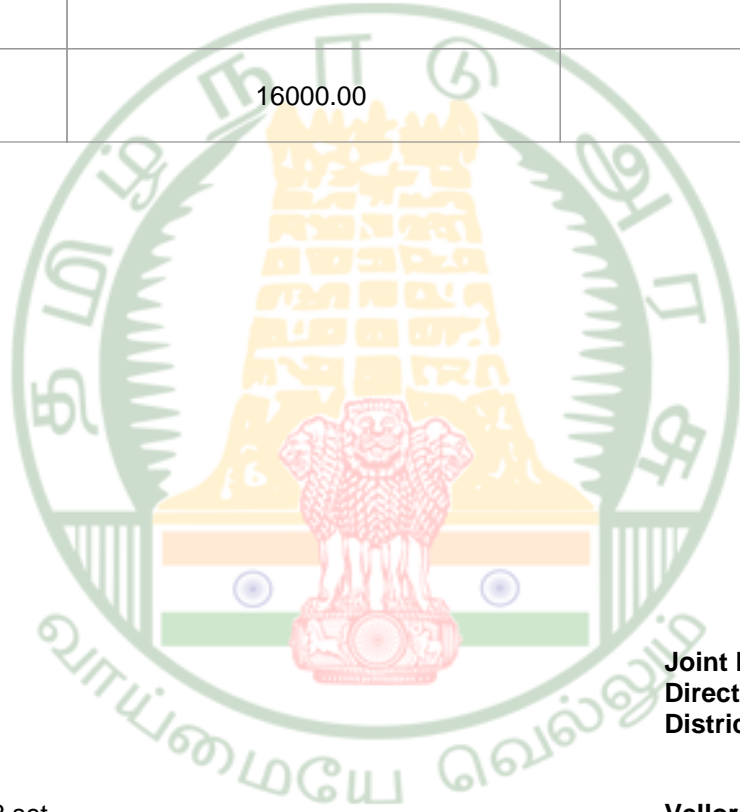
1. As per the condition, the layout has been approved and approved number issued as L.P. / D.T.C.P. (VLR) No.50/2025 and enclosed with 2 set of original maps and gift deeded documents has been forwarded with it for further action.
2. Further, when the final approval is given by the local body, it is requested to send a copy of the conditions to this office immediately as per Condition no.9 (b).
3. After the approval of the local body. It is requested to send the approved residential layout map to the concerned registration department office and land survey department for information and appropriate action
4. It is requested to send acknowledgment of receipt of receiving Maps and Proceeding orders
5. As per circular cited in 12th, it is requested to send the proceeding orders and maps to the concerned Thasildhar to update in Tamilnilam website Special Conditions
6. As per Tamil Nadu Combined Development Building Rules – 2019 Rule No.68 (2). – In granting of building permit for any development the Executive Authority may wherever it is appropriate, make adequate provision for the preservation or planting of trees, as may be specified.

On all streets exceeding 7.2 meters in width, shade trees shall be planted not more than 9.00 meters in succession and within 1.00 meters of the road boundary and the Land Owner developer should plant a tree for every 600 Sq.ft of the plot area which be monitored by the concern Local Body.

Special Conditions :

1. The rules and regulations mentioned in the District Collector, Vellore NOC No.K.Dis.P2/E-2599326/2024, Dated: 19.06.2025. Should be scrupulously followed.
2. a) With reference to the 8th cited and 10th cited letter,if the located site lies in the Municipal/ Corporation areas: Collecting the necessary fees including the charges for providing amenities like roads,storm water drains and street lights from the applicants After collecting the necessary fees the final layout sketch, permit of planning authority along with approval of Local Body shall be issued to the applicant(s) directly.

S.No	Description of Charges	Amount	Receipt No and Date
1	Scrutiny fee	9327	03/07/2025
2	OSR Fee		
3	Centage Charges	12000.00	25/07/2025
4	Development Charges	12436.00	25/07/2025
5	Display Board Charges	10000.00	25/07/2025
6	Satellite town charge		
7	Sub Division Charge	16000.00	25/07/2025



**Joint Director/Deputy Director/Assistant
Director(i/c)
District Town and Country Planning,**

Vellore District.

Enclosure

1.Layout original map and Condition – 2 set