Layout Application - Final Approval Letter

Roc No: 8/2025-2026 **Date:** 3/11/26 7:01 PM

From:

Village Panchayat

No.010, Thaiyur Road, Kayar

To :

1. M/s.PLATINUM DEVELOPERS
No.45/32 A Block,
6th Street, 2nd Floor ,
3rd Avenue Anna Nagar,
Kayar, Thiruporur,
Chengalpattu Dt – 600 102.
Mob : 9176900060, 7550074759
Email Id : harismaaconsultant0@gmail.com

Online Application Number: DW22ALB0

Sir/ Madam,

Sub :

Residential Layout– Chengalpattu District, ThiruporurTaluk and Panchayat Union, Kayar Panchayat and Village in the Land Bearing S.Nos.711; 712/1, 712/2; 721/4A, 721/4B; 722; 723/2A, 723/2B, 723/3, 723/4A1, 723/4A2, 723/4B, 723/4C, 723/4D1, 723/4D2, 723/4E, 723/4F, 723/4G1, 723/4G2 & 723/4Hto an extent of 16950.00 Sq.m Plots – (118).Technical Clearance issued by Assistant Director Town and Country Planning Department (Planning Permission) - reg

Ref :

1.Town and Country Planning Department Planning Permission Roc.DW22ALB0/2025/2026/TCP, Dated. 13/01/2026
2.DTCP Approval No-21/2026
3. Gift deed document No.93/2026 dated.06.01.2026 Uploaded by the Applicant M/s. PLATINUM DEVELOPERS, Dt:09.01.2026
4. Kayar Panchayat Resolution No.31 Dated.06.02.2026
5.Block Development Officer (VP), Thiruporur Panchayat Union
6.Panchayat Secretary, Kayar Panchayat Office, Thiruporur Panchayat Union

Body:

1. In the Letter from the Assistant Director Town and Country Planning Department (Planning Permission), Residential Layout– Chengalpattu District, Thiruporur Taluk and Panchayat Union, Kayar Panchayat and Village in the Land Bearing S.Nos.711; 712/1, 712/2; 721/4A, 721/4B; 722; 723/2A, 723/2B, 723/3, 723/4A1, 723/4A2, 723/4B, 723/4C, 723/4D1, 723/4D2, 723/4E, 723/4F, 723/4G1, 723/4G2 & 723/4Hto an extentof 16950.00 Sq.m Plots – (118).The Technical Clearance / Concurrence / Planning Permission is issued to the above mentioned layout and the approval number is assigned as follows SWP / DTCP /CHENGALPATTU / LAYOUT APPROVAL NO.21/2026 Subject to Special conditions and Technical clearance from the Local Authority.

1.Layout Approval Fee - Rs.356250/- Transaction ID : 11000352222481, Date:02/03/2026

2.Layout Inspection Fee - Rs.5000./- Transaction ID : 11000352222481, Date:02/03/2026

ALLOTMENT DETAILS OF APPROVED LAYOUT PLAN

Site Extent : 16950.00Sq.m.

No. of Plots : 101 Nos.

EWS Plots : 17 Nos.

Gifted over to Local Body :

Layout Road & Splay Extent : 4630.40Sq.m.

Public Purpose : 62.60Sq.m (0.50%)

TANGEDCO Purpose : 69.40Sq.m

Therefore, Subject to Specific Conditions, Residential Layout - District Town and Country Planning office Residential Layout– Chengalpattu District, ThiruporurTaluk and Panchayat Union, Kayar Panchayat and Village in the Land Bearing S.Nos.711; 712/1, 712/2; 721/4A, 721/4B; 722; 723/2A, 723/2B, 723/3, 723/4A1, 723/4A2, 723/4B, 723/4C, 723/4D1, 723/4D2, 723/4E, 723/4F, 723/4G1, 723/4G2 & 723/4Hto an extentof 16950.00 Sq.m Plots – (118).It is herby ordered to grant Approval for the above mentioned Residential Layout.

Conditions :

1.Chengalpattu District, Joint Director / Deputy Director / Assistant Director (Incharge), District Town and Country Planning Department ROC No.DW22ALB0/2025/2026/TCP, Dated.13/01/2026 and Residential Layout Technical Clearance / Concurrence / Planning Permission is issued to the above mentioned layout and the approval number is assigned as follows SWP / DTCP /CHENGALPATTU / LAYOUT APPROVAL NO.21/2026, All the Special conditions mentioned must be strictly followed.

2.Roads Constructed in the approved Residential layout Should remain in same existing condition. No Changes should be made.

3.The Details of the plots divided in the approved layout map shall not be altered without the permission of this authority.

4.Approved layout Plots should be used for construction of house only. No dangerous or obnoxious factories are allowed.

5.The Applicant shall pay the difference in rates of fees paid by the Applicant to this Panchayat, if any difference arises.

6.Every plot deed registration should be accompanied by a copy of this layout approval map.

7.The Applicant shall be bound by any changes of orders issued by the Government in the Policy regarding the recognition of land layout approval and Planning Permission.

8.The Applicant shall bear sole responsibility for civil suits arising out of deed registrations and changes in land ownership.

9.Construction of high voltage / low voltage power lines for the plots to the plots to be sold by the Applicant through the reserved area of Public or Open Space Handed over to the local boby is not permitted.

It is also informed that any violation of the above conditions will result in the cancellation of this Layout Approval.

To.

1. M/s.PLATINUM DEVELOPERS
No.45/32 A Block,
6th Street, 2nd Floor ,
3rd Avenue Anna Nagar,
Kayar, Thiruporur,
Chengalpattu Dt – 600 102.
Mob : 9176900060, 7550074759
Email Id : harismaaconsultant0@gmail.com

Copy

1.Chengalpattu District, Joint Director / Deputy Director / Assistant Director (Incharge), District Town and Country Planning Department, Chengalpattu - 603001.

2. Sub Registrar,Kelambakkam Registrar Office,Chengalpattu District.

3.Submitted to the Perusal of Assistant Director of Rural Development and Administration (Panchayat), DRDA, Chengalpattu.

4.Submitted to the Perusal of Assistant Director (Survey and Land Records), Chengalpattu.

5.Block Development Officer (VP), Thiruporur Panchayat Union.

6.Panchayat Secretary, Kayar Panchayat Office, Thiruporur Panchayat Union.
7. Others

Village

Signature valid

Signed by: Village Panchayat President
Location:Chengalpattu
Date:2026.03.11 19:01:54