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Layout Application - Final Approval Letter

Roc No: 01/2024 Date: 3/8/25 5:15 PM

From:

Village Panchayat

Karaipudur

To :

Mr.S.Nagaraj & V Dinesh M Vijayakumar,
Do.No.105 Kovil Street,
Thennampalayam, Palladam West, Tiruppur Dis

Online Application Number: 7B0DKFNO

Sir/ Madam,

Sub :

Residential Layout - Office of the District Town and Country Planning office, Tiruppur District – proposed formation of housing layout to an total extent of 0.50 Acre or 2025.00 Sqm. in the land bearing S.F.No. 491/1B1 at Karaipudur village and panchayat– Palladam Taluk-Tiruppur District- Final Approval - Reg.

Ref :

1. Application Reference No. 7B0DKFNO, received through Single Window Portal from Mr.S.Nagaraj & 2 Others, dated 03.01.2025.
2. Road pattern plan approved by the District Town and country planning Office, Tiruppur, dated: 21.01.2025.
3 Letter Roc. No.19799/2020, Dated: 24.12.2020 of Director of Town and Country Planning, Chennai (Circular).
4. Gift deed document no. 953/2025, dated.23.01.2025 Uploaded by the applicant Mr.S.Nagaraj & 2 Others, on 24.01.2025.
5. Contract Agreement Date.20.02.2025
6.Letter Roc No. 4870/2024/PRI 2.2,, Dated: 10.01.2025 of Directorate of Rural Development and Panchayats , Chennai (Circular).
7. Payment details of Development Charge&Scrutiny fee(Through Online) , Land use conversion charge(Through E-Challan – 20250214075613) received from the applicant dated 14.02.2025
8. Karaipudur Village Panchayat Resolution.No :01/2024-2025 dated.28.01.2025

Body:

The application seeking final approval for the proposed formation of housing layout to an extent of 0.50 Acre or 2025.00 Sqm. in the land bearing S.F.No. 491/1B1 at Karaipudur village and panchayat, Palladam Taluk, Tiruppur District, was processed as per the prevailing rules and after perusing the records and after conducting site inspection, the applicant was directed to hand over the portion of land earmarked for roads, Public purposes meant for local body and TANGEDCO vide reference 2nd cited above. On receipt of gift deeds vide reference 4 th cited above, and on receipt of payment of Open Space Reservation charges, Centage charges , Development charges and Sub Division charges vide reference 17 th cited above, the technical clearance is issued to the mentioned layout with details given., We have Constructed roads at our own cost for a plot of land measuring 0.50 acres in Tiruppur District, Palladam circle, Karaipudur Panchayat and village, G.S.No.491/1B1 and We also Promise to install rain water drainage facility, street lighting facility and drinking water facility in future at our own cost, in case objection arises in audit, We also promise to pay any fees as per government rules in future. Note : The Rules and Conditions mentioned in G.O's cited in reference, Planning Permission order and All Layout Rules and Conditions are Applicable to this Layout. The final Approval is issued to the above mentioned layout and the number is assigned as 01/2024-2025 .

Village

Signature valid

Signed by: Village Panchayat President
Location:Tiruppur
Date:2025.03.08 17:15:27



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Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter

Ownership, Compliance & Legal Verification

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer

Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator

Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary

Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

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