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Layout Application - Final Approval Letter



Roc No: 2/2025/Layout

Date: 6/14/25 2:22 PM

From:

Village Panchayat

No.1/228, Main Road, 3rd Street, Mettuthandalam, Thandalam

To :

M/s. Adityaram Properties Private Limited.,
No.50, East Coast Road,
Panaiyur, Adityram Nagar,
Sholinganallur, Chennai,600119
Ph.no. 8680050152.

Email. legal@adityaramgroup.com
Online Application Number: G91594TJ

Sir/ Madam,

Sub :

Residential Layout - Chengalpattu District – Thiruporur Panchayat Union, Thandalam Panchayat and ThandalamVillage- Formation to an extent of 9.81 Acres (39727.00 sq.m) in the Land Bearing S.F.Nos. 191/4B2, 197/1A2, 197/7A2, 198/3B, 198/4A, 198/4B, 198/5, 198/6A, 211/1B1, 211/2A, 211/2B, 211/2C, 211/2D, 211/2E, 212/1A, 212/2A, 212/3A, 212/4A, 212/5A, 212/6A,212/7A, 212/8A, 213/3A, 214/1B1, 214/1B2B,215/1A, 215/1B1,215/1B2, 215/2, 215/4A, 215/4B, 215/4C2, 215/5, 215/6A1, 216/1A, 217/2A1, 217/2B1, 233/1C1, 233/1D1, 234/1A , 234/2A, 235/1, 235/2A and 236/1A – Site Extent 9.81 Acres (39727.00 sq.m) - Chengalpattu District, Thiruporur Panchayat Union, Thandalam Panchayat and ThandalamVillage - Final approval issued – Reg

Ref :

1.Town and CountryPlanning Joint Director / Deputy Director / Assistant Director Chengalpattu District.
Ro.C.No. G91594TJ/2024/TCP/2025/TCP, Dated.19.04.2025.

Body:

Order:

191/4B2, 197/1A2, 197/7A2, 198/3B, 198/4A, 198/4B, 198/5, 198/6A, 211/1B1, 211/2A, 211/2B, 211/2C, 211/2D, 211/2E, 212/1A, 212/2A, 212/3A, 212/4A, 212/5A, 212/6A, 212/7A, 212/8A, 213/3A, 214/1B1, 214/1B2B, 215/1A, 215/1B1, 215/1B2, 215/2, 215/4A, 215/4B, 215/4C2, 215/5, 215/6A1, 216/1A, 217/2A1, 217/2B1, 233/1C1, 233/1D1, 234/1A, 234/2A, 235/1, 235/2A and 236/1A – Site Extent 9.81 Acres (39727.00 sq.m) The Technical Clearance / Concurrence / Planning Permission is issued to the above mentioned Layout and Technical Approval is Assigned as SWP/DTCP/Chengalpattu District Layout No.41/2025. Subject to Special conditions and technical clearance Issued.

The Local Body Demand was Generated and Demant Fees Paid.

S.No Discription Amount(Rs.)

1 Layout approval fees 855164

2 Layout Inspection fees (per plot Rs.1000) 195000

Total 1050164

Final Approval The above Residential layout 195 Plots with condition.

Conditions

- 1.Chengalpattu District, Joint Director / Deputy Director / Assistant Director, District Town and Country Planning Department R.C No. G91594TJ/2024/TCP/2025/TCP, Dated.19.04.2025. 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. 41/2025, All the Special conditions mentioned must be strictly followed.
- 2.The 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 Should be allowed.
- 5.The Applicant shall pay the difference in rates of fees paid by the Them 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 be sold by the Applicant It is also informed that any violation of the above conditions will result in the cancellation of this Layout Approval.
- 10.The pond located in S.No.215/3 (4.5 Ares) Should be excavated up to 1.5 M depth Further bund to be formed around the perimeter of excavated pond (excavated earth should be only used for Bund formation).
- 11.Infrastructure like 60000 Ltr OHT , Distribution Pipe line and Strom water open side drains should be started within 60 days from the final approval.
- 12.conditons mention in the DTCP's Technical approval Should be abide.
- 13.Park to be developed and handed over to the Panchayat.
- 14.Concrete Chamber has to be constructed along the constructed Pipe Drainage at an interval of 15Mtrs.

Village

Signature valid

Signed by: Village Panchayat President
Location:Chengalpattu
Date:2025.06.14 14:22:41





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Home Vastu Shastra, Plot Vastu Shastra, Property Management



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hello@verified.realestate
[+91 9996 12 9996](tel:+919996129996)
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