Layout Application - Final Approval Letter

Roc No: 481/2025 Layout Approval No.02/2025-2026

Date: 10/30/25 4:23 PM

From:

Executive officer

86, Kamarajar Salai, No.04.Veerapandi, Press Colony Post, Coimbatore.

To :

M/S. Vel Promoters and Nandhakumar J, Door No.118/1, Ranganathapuram, Sri Ramakrishna Vidhayala Post,
Periyanaickenpalayam, Coimbatore North,Coimbatore,641107

Online Application Number: GLHGKLLR

Sir/ Madam,

Sub :

Residential Layout Approval – Town Panchayat Administration - Coimbatore District – NO.04.Veerapandi Town Panchayat – No.04.Veerapandi Revenue Village -S.F.Nos.433/1, 436/6A1 Extent of 2.464 Acre or 9973.00 Sq.mtr - Technical Sanction and Planning Permission accorded from Coimbatore Local Planning Authority – Issue of Final approval by Town Panchayat for 47 Nos. Plots in the Residential Layout – Ordered - Reg.

Ref :

1. Applicant. M/S. Vel Promoters and Nandhakumar J, Door No.118/1, Ranganathapuram, Sri Ramakrishna Vidhayala Post, Periyanaickenpalayam, Coimbatore – 641107 Online Application. CBELPA/GLHGKLLR/2025/2025/TCP, Dated:29.04.2025.
2. Joint Director /Deputy Director / Assistant Director, Town and Country Planning Office, Coimbatore Letter No.CBELPA/GLHGKLLR/2025 Dt:21.05.2025. (Road Pattern approved).
3. Applicant. Applicant. M/S. Vel Promoters and Nandhakumar J, Gift Deed Document No. 10507/2025 Dated:02.06.2025.
4. Joint Director /Deputy Director / Assistant Director (I/c) Town and Country Planning Office, Coimbatore Approved ROC.No. CBELPA/GLHGKLLR/2025/2025/TCP (Layout approved No.L.P/CLPA No.318/2025 and Planning Permission No.384/2025). (Through Online)
5. NO.04.Veerapandi Town Panchayat Council Resolution No.81/2025. Dated:31.07.2025
6. Special and Important Condition laid in this Office Letter Roc.No.481/2025,Dated. 30.10.2025.
7. Agreement of Applicant. M/S.Vel Promoters and Nandhakumar J, Dated.30.10.2025.

8. Connected Records.

Body:

Applicant. M/S. Vel Promoters and Nandhakumar J, Door No.118/1, Ranganathapuram, Sri Ramakrishna Vidhayala Post, Periyanaickenpalayam, Coimbatore North,Coimbatore,641107 Vide Ref No.1 cited have applied online application for Residential Layout permission for their layout situated in Coimbatore District, No.04.Veerapandi Town Panchayat, No.04.Veerapandi Revenue Village S.F.Nos.433/1, 436/6A1 Extent of 2.464 Acre or 9973.00 Sq.mtr. The Joint Director/Deputy Director/Assistant Director (I/c.), Director of Town and Country Planning, Coimbatore in his letter cited in Ref No.2 has issued Road Pattern, intimated to handover the proposed Roads, Parks and Other Public Places in S.F.Nos.433/1, 436/6A1 stated above as shown in the Road Layout Map to the Executive Officer, No.04.Veerapandi Town Panchayat. The said Roads, Parks and Other Public Places have been handed over by the applicant to the Executive Officer, No.04.Veerapandi Town Panchayat vide Periyanaickenpalayam Register Office Document No.10507/2025 dated:02.06.2025 Handed over. The Joint Director / Deputy Director (I/c.) of Town and Country Planning, Coimbatore has accorded Layout approved No.L.P/CLPA No.318/2025 and Planning Permission No.384/2025 for the Residential Layout vide Ref No. CBELPA/GLHGKLLR/2025/2025/TCP. The No.04.Veerapandi Town Panchayat Council has given consent vide Ref No.5 its Resolution No.81/2025, Dated:31.07.2025 for Residential Layout (47 Plots) in No.04.Veerapandi Revenue Village is S.F.Nos.433/1, 436/6A1 Extent of 2.464 Acre or 9973.00 Sq.mtr. As per Tamilnadu Combined Building Plan Rules–2019 – Rule No.10 and 47, Sanctions accorded by the Concerned Departments, Resolution passed by the No.04.Veerpandi Town Panchayat Council and Town Panchayat Roc.No.481/2025 Dated:30.10.2025. Agreement executed by the Applicants. Final Approval here by accorded subject to the laid the ANNEXURE–I.

Details :(1) Area of the Layout Extent of 2.464 Acre or 9973.00 Sq.mtrs. (2)Road for 3535.86 Sq.Mtrs, (3) Open Space For Local body 34.55 Sq.mtrs. (4)The allotment area to TANGEDCO is 35.14 Sq. Mtrs., (6).The Extent of Net Plots area is 6367.45 Sq.mtr (7).The Number of Approved Plots is 47 Nos. Plot Nos.–1 to 47

Executive officer

Signature valid

Signed by: Executive Officer
Location:Coimbatore
Date:2025.10.30 16:23:10