Layout Application - Final Approval Letter

Roc No: 305/2026/PA4 **Date:** 3/10/26 7:13 PM

From:

Village Panchayat

Kilpudupakkam Panchayat office

To :

Mr. K Mohanavelu
No.55, Periya Street,
Kilpudupakkam Village
Cheyyar Taluk, Tiruvannamalai District, 604407.

Online Application Number: ZWD1U7UN

Sir/ Madam,

Sub :

Residential Layout - Office of the District town and country planning, Tiruvannamalai District - The proposal for a Residential Layout with an extent of 0.19,0 Hectare (0.46 ½ Acre) in S.F.Nos. 109/33 (Old S.F.No.109/1pt) of Kilpudupakkam Village and Panchayat, Cheyyar Panchayat Union, Cheyyar Taluk, Tiruvannamalai District - Technical clearance issued – Local body final Approval order- Reg.

Ref :

1.Applicant Mr. K.Mohanavelu Letter No. ZWD1U7UN dated:21.11.2025
2.District Town and country planning Office, Tiruvannamalai District Letter No. ZWD1U7UN /2025/TVM. (Road pattern issued on dated: 08.12.2025).
3. Joint Director Of Agricultural Department, Tiruvannamalai District Letter No: E2/15683/2025, Dated : 08.12.2025
4.Circular from the Director of Town and Country Planning, Roc.No 19799 / 2020, Dated: 24.12.2020.
5. Applicant Mr. K.Mohanavelu Letter No. ZWD1U7UN Dated:25.02.2026 (Gift deed document no:159/2026 dated:13.01.2026).
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:25.02.2026 (requiring payment of Centage Fee, Display Board Fee, OSR Guideline Value Fee, Development charge, Subdivision charge and Flag Day Fund).
15. Applicant Mr. K.Mohanavelu Letter No. ZWD1U7UN Dated:01.03.2026 (Payment of Centage Fee, Display Board Fee, OSR Guideline Value Fee, Development charge, Subdivision charge and Flag Day Fund).
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 with an extent of 0.19.0 Hectare (0.46 ½ Acre) in S.F.Nos. 109/33 (Old S.F.No.109/1pt) of Kilpudupakkam Village and Panchayat, Cheyyar Panchayat Union, Cheyyar Taluk, Tiruvannamalai District forwarded to District Town and Country Planning, Tiruvannamalai District for concurrence.
In the continuation, with reference to the 2nd cited letter, road pattern for residential layout has been issued by the District Town and Country Planning on 08.12.2025 Further the Applicant Mr. K.Mohanavelu has gift deed the Roads, Road Splays PP-1 site (reserved local body) & PP-2 site (reserved for TANGEDCO) has been handed over to the local body on: 13.01.2026.

Body:

This residential layout has been approved with Kilputhupakkam Panchayat Resolution NO:111 Dated : 04.03.2026
Approved with below conditions.
1. Alteration of plot sizes, and further sub division of plots contrary to the map approved by the town and Tiruvannamalai country planning department shall not be done.
2. The approved Layout plan and other documents related to housing plots should be shown to the Kilputhupakkam Executive Officer/ Kilputhupakkam Village President on demand.
3. No encroachment shall be made on allotted the government /Village panchayat public places and street.

Copy To:
1. The Chairman, Tamil Nadu Real Estate Regulatory Authority,
Plot Nos.586, 587, 588 TNRERA Building,
I and II Avenue, Anna Nagar (East), Chennai – 600102.
2. The Sub-Register, Joint-2 Cheyyar Sub-Register office,
Tiruvannamalai District.
3. The Assistant Director,
Survey Land Records, Tiruvannamalai.
4. The Tahsildar (Tamilnilam) Cheyyar Taluk,
Tiruvannamalai District.

Village

Signature valid
Signed by: Village Panchayat President
Location:Tiruvannamalai
Date:2026.03.10 19:13:44