Verified RealEstate™

Your trusted partner for buying, selling, and managing property, ensuring hassle-free service with 100% transparency.

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

hello@verified.realestate
+91 9996 12 9996

Official Property Record

Digitally Verified Record - Powered by Verified RealEstate™



Layout Application - Final Approval Letter

Roc No: 1/2024/Mammandur
VP/Resolution No : 33

Date: 11/22/24 12:03 PM

From:

Village Panchayat

MAMANDUR PACHAYAT OFFICE, MAMANDUR VILLAGAGE, NEMELI TALUK

To :

Mr. K. Sri Ram Kumar,
B1S1S2, VGN Ferndale,
No. 440/6, Padma Street,
Mogappair East, Ambattur,
Thiruvallur District – 600037.

Online Application Number: 4EIC4Y2P

Sir/ Madam,

Sub :

Residential Layout in Non Planning Area (Village Panchayat) - District Town and Country Planning Office, Ranipet District - Nemili Taluk -Kaveripakkam Panchayat Union - Mamandur Panchayat/Village – Survey number: 4/3B – Site Extent: 5352.00 Sq. m (or) 1.32 Acres – Final Approved – Regarding.

Ref :

1. On 10.06.2024, Applicant Mr. K. Sri Ram Kumar Online Application Form was received through Online Application Number: 4EIC4Y2P.
2. The Assistant Director, District Town and Country Planning Office, Ranipet District had issued Road pattern through District Letter No: RPT/4EIC4Y2P/28805/2024/TCP on 08.07.2024.
3. The Joint Director, Agricultural Department, Ranipet District had issued Dry Land NOC through Letter No. A2/3243/2024 on 4.06.2024.
4. Circular from The Director, Directorate of Town and Country Planning Office, Chennai Roc. No 19799/2020, Dated:24.12.2020.
5. Applicant Mr. K. Sri Ram Kumar Letter, Gift deed (Local Body) document no: 3186/2024, Dated: 16.07.2024.
6. G.O. (Ms). No.138, Housing and Urban Development Department, Dated: 04.06.2004.
7. G.O. (Ms). No.79, Housing and Urban Development Department, Dated: 04.05.2017.
8. G.O. (Ms). No.18, Department of Municipal Administration and

Water Supply, dated: 04.02.2019 and G.O. (Ms). No.16, Department of Municipal Administration and Water Supply, dated: 31.01.2020.

9. G.O. (Ms). No.141, Housing and Urban Development Department, Dated: 23.09.2020.
10. G.O. (Ms). No.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, the Directorate of Town and Country Planning Office, Chennai, Roc. No. 13686/2017/LA1, dated: 08.09.2017.
13. Circular from the Director, the Directorate of Town and Country Planning Office, Chennai, Roc No. 320/2022/TCP3, Dated: 07.01.2022.
14. Applicant Mr. K. Sri Ram Kumar Scrutiny Fee Receipt, Dated: 25.05.2024.
15. Applicant Mr. K. Sri Ram Kumar Demand Payment Request Letter from DTCP, dated: 18.07.2024
16. Applicant Mr. K. Sri Ram Kumar Centage Fee and Display Board Payment Receipt, dated: 18.07.2024.
17. Applicant Mr. K. Sri Ram Kumar Flag Day Fund Receipt, dated: 17.07.2024.
18. Circular from the Director, the Directorate of Town and Country Planning Office, Chennai, Roc. No: 4367/2019-BA2, Dated: 13.03.2019, 14.10.2019, 05.02.2020 and 14.08.2021.
19. Circular from the Director, the Directorate of Town and Country Planning Office, Chennai, Roc. No: 7963/2022/TCP2, Dated:11.04.2023.
20. Circular from the Director, Directorate of Town and Country Planning Office, Chennai, Roc. No: 9611/2023-TCP5, dated: 25.04.2023.
21. Circular from the Director, the Directorate of Town and Country Planning Office, Chennai, Roc. No: 4367/2019-BA2, Dated: 05.02.2020.
22. G.O. (Ms). No. 53, Housing and Urban Development [UD4(1)] Department, dated: 28.02.2024.
23. G.O. (Ms). No. 58, Housing and Urban Development [UD4(1)] Department, dated: 05.03.2024.
24. Applicant Mr. K. Sri Ram Kumar Development Charge Receipt, dated: 17.07.2024.
25. Applicant Mr. K. Sri Ram Kumar OSR Payment Request Letter from DTCP, dated: 08.07.2024
26. Applicant Mr. K. Sri Ram Kumar OSR Payment Receipt, dated: 16.07.2024.
27. Applicant Mr. K. Sri Ram Kumar Local Body Demand Payment Receipt, dated: 15.11.2024.

Body:

In the continuation, With reference to the 1st Cited letter, applicants have requested for the approval of layout in the Ranipet District, Nemili
Taluk, Kaveripakkam Panchayat Union, Mamandur Panchayat/Village comprised in the Survey number: 4/3B with an extent of 5352.00 Sq. m (or) 1.32 Acres.
In the continuation, with reference to the 2nd cited letter, road pattern for residential layout have been issued by the Assistant Director, Ranipet District Town and Country Planning Office on 08.07.2024. Further the Applicant Mr. K. Sri Ram Kumar have gift deed the road, road splay, Public Purpose & TANGEDCO Purpose areas have been handed over to The Panchayat President, Mamandur Panchayat on 16.07.2024. Hence, this layout has been approved with below conditions. As per the condition, the layout has been approved and approved number issued as L.P. / D.T.C.P. (RPT) No. 69/2024.

Our application for layout approval has been scrutinized, and permission is granted for PATTA NO : - 1328 and as well as Survey No : 4/3B of Mammandur Village Panchayat, Kaveripakkam Panchayat Union, Nemili Taluk, Ranipet District . The layout is approved , and the applicant ROC No. RPT/4EIC4Y2P/28805 /2024/TCP has been issued with RESOLUTION NO : 33/2024, It is here Order to 40 Plots of 3815.45 SqMtr,.

Signature valid

Signed by: Village Panchayat President
Location:Ranipet
Date:2024.11.22 12:03:39



our services doesn't just end there

Buying & Selling Services

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.

Legal & Documentation Services

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.

Property Development & Approvals

Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

NRI & Investment Services

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management

Compliance & Special Services

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.



empowering your real estate decisions with smart tools

Property Valuation & Cost Estimation

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

Verified RealEstate™

We're honored to be part of your real estate journey

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

hello@verified.realestate
+91 9996 12 9996
www.verified.realestate