Layout Application - Final Approval Letter

Roc No: 06/2025-2026 **Date:** 7/5/25 12:10 PM

From:

Village Panchayat

MASAGOUNDENCHETTI PALAYAM

To :

M/s.Maass Realtors, Mr.K.Mohan (Managing Partner),
D.No 282-B, Kartar Complex,
Salem - Cuddalore Main Road,
Narasingapuram (Post), Attur (Taluk),
Salem-636108.
Mobile Number : 9655008064.

Online Application Number: MVS49MEC

Sir/ Madam,

Sub :

Residential Layout - Office of the Director of town and Country Planning - DTCP - S.F. Nos : 519/1B1B1, 619/1B, 619/3C1B -
MasagoundenChettiPalayam Village - Annur Taluk - Coimbatore District - 9.958 Acre or 40300.00 Sqm

Ref :

1.Applicant M/s.Maass Realtors, Mr.K.Mohan (Managing Partner), Online No:MVS49MEC, Dated: 23.04.2025
2.District Town and Country Planning Office, Coimbatore District Letter No.CBEREG/MVS49MEC/ 2025, (Road pattern issued on dated: 22.05.2025).
3.Circular from the Director of Town and Country Planning, Roc.No 19799 / 2020, Dated: 24.12.2020
4.Applicant's Gift deed document No: 7083/2025 date:28.05.2025
5.G.O.138, Housing and Urban Development Department, Dated: 04.06.2004
6.G.O.79, Housing and Urban Development Department, Dated: 04.05.2017.
7.G.O.18, Department of Municipal Administration and WaterSupply,Dated:04.02.2019 and G.O.16 Department of Municipal Administration and Water Supply, dated: 31.01.2020.
8.G.O.141, Housing and Urban Development Department, Dated: 16.07.2022
9.G.O.181, Housing and Urban Development Department, Dated: 09.12.2020
10.Government Letter No.19113 / Nov 4 (3) / 2017-1, Housing and Urban Development Department, Dated: 30.08.2017.

11.Circular from the Commissioner of Town and Country Planning, letter no.13686/2017/LA1, Dated: 08.09.2017.
12.Circular from the Director of Town and Country Planning, Roc No.320/2022/TCP3, Dated:07.01.2022
13.Demand payment Request Letter, Dated:29.05.2025
14.Applicant's M/s.Maass Realtors, Mr.K.Mohan (Managing Partner),
(Payment of Centage Fee, development charges and subdivision charges) Dated:30.5.2025
15.Circular from the Director of Town and Country Planning, Roc No. 4367/2019/TCP2,
Dated: 14.10.2019
16.Joint Director Agricultural Department letter
Ref :
No.E1/3912/2025,Dated:11.04.2025

Body:

LAYOUT CONDITIONS

1. Alteration of plot sizes, road pattern, sizes, dimensions of public reservations and further subdivision of the plot contrary to the Layout Plan approved by the Town and Country Planning department shall not be done without the prior approval of the District Town and Country Planning department.

2. The corners of the plots located at the junction of two roads should be laid with the splay as shown on the approved Layout Plan.

3. No plot shall be sold, leased or transferred in any other means or to build to build any construction on any plot before conforms to the above two conditions.

4. The plots shown in approved Layout plan should be used only for the construction of residential houses

Salem - Cuddalore Main Road,
Narasingapuram (Post), Attur (Taluk),
Salem-636108.
Mobile Number : 9655008064.
2.The Chairman,
Tamil Nadu Real Estate Regularity Authority,
No.1A, CMDA Tower II, 1st Floor, Gandhi Irwin Bridge Road, Egmore.

Village

Signature valid

Signed by: Village Panchayat President
Location:Coimbatore
Date:2025.07.05 12:10:47