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Layout Application - Final Approval Letter



Roc No: 02/2024-2025

Date: 3/27/25 10:01 AM

From:

Village Panchayat

Palayampatti village panchayat
Aruppukottai block

To :

HARSHAVARTHANAN and TWO MEMBERS,
NO-2/248 MIDDLE STREET GOPALAPURAM VILLAGE,
ARUPPUKOTTAI TALUK,
VIRUDHUNAGAR DISTRICT – 626112

Online Application Number:

EV0FTMLG

Sir/ Madam,

Sub :

Residential Layout - Office of the Virudhunagar District Town and Country Planning – S.F.NO: 24/15A2, 24/17, 25/9, 143/3A, 3B– Palayampatti Panchayat & Palayampatti Village - Aruppukottai Taluk - Virudhunagar District- 9850.00 sqm (2.43Acre) Final Approval issued forwarded for further action – Regarding

Ref :

1. Applicant Tr. HARSHAVARTHANAN and TWO MEMBERS, Online Application No: EV0FTMLG dated: 19.12.2024
2. District Town and Country Planning Office, Virudhunagar District, Road Pattern Issued on dated:27.02.2025.
3. Joint Director Agriculture Department, Letter No.3/13147/2024, Dated:16.11.2024
4. Applicant Tr. HARSHAVARTHANAN and TWO MEMBERS, Letter dated Gift deed (Local Body) document No.1296/2025 dated:4.3.2025 and Gift deed (TANGEDCO) document No: 1297/2025 , dated:04.03.2025.

Body:

With Reference to the letter In The 1st Cited, Applicant Has Requested for The Approval Of Residential Layout In Virudhunagar District,
S.F.NO: 24/15A2,

24/17, 25/9, 143/3A, 3B – Palayampatti Panchayat & Palayampatti Village - Aruppukottai Taluk - Virudhunagar District
9850.00 sqm (2.43Acre)

In the continuation, with reference to the letter in the 2nd cited, road pattern for residential layout has been issued by the Deputy Director(i/c), Virudhunagar District Town and Country Planning on 27.02.2025. Further the applicant has submitted gift deed of road and road splay areas by handing over to the local body on 04.03.2025.

Hence, this residential layout is given approval with following conditions.

1. As per the condition, the layout has been approved and approved number is issued as LP/DDTCP/VRN No 43/2025 and enclosed with 2 set of original maps and giFT deeded documents has been submitted.
 2. Further, when the final approval is given by the local body, it is requested to send a copy of the proceedings to this office immediately.
 3. After the approval of the local body. It is requested to send the approved residential layout map to the concerned registration department office and land survey department for information and appropriate action.
 4. It is requested to send acknowledgment of receipt of having receipt of maps and proceeding orders.
 5. As per circular in 13th cited, it is requested to send the proceeding orders and maps to the concerned Thasildhar to update in Tamil Nilam website special conditions.
- With reference to inspection report of special officer/block development officer (village panchayat) palayampatti panchayat – no building has been constructed in the proposed layout site-No HT/LT/Tower Electric line were crossing the proposed layout site -No burial grounds were located within 30m from the proposed layout site.

For the approval of residential layout in In Virudhunagar District,

S.F.NO: 24/15A2,

24/17, 25/9, 143/3A, 3B – Palayampatti Panchayat & Palayampatti Village - Aruppukottai Taluk - Virudhunagar District
9850.00 sqm (2.43Acre)

plots no.1-52.the residential layout had been approved and approved number is issued as 02/2024-2025.

As per G.O.79 Housing and Urban Development Department, dated: 04.05.2017, in-case of nonplanned area rule 3 it has been requested to collect Rs.1000 as scrutiny fee for each plots.APPROVAL CHARGES of rs.52000. has been collected from applicant though online single window portal website As Local Body Demand Fees.

As per G.O.180 Housing and Urban Development Department, dated: 04.05.2017, in-case of nonplanned area rule 9,3%market land value as land conversation of Rs.631189 has been collected from applicant though E.KARUVULAM c.no 20250326005396 Date : 26/03/2025

As per G.O.180 Rural development and panchayat raj department, dated: 04.12.2024, under rule rs.1.5 for sqapproval charges of rs.104966 has been collected from applicant though online single window portal website as Local Body Demand Fees.

Special Conditions:

1. Patta Transfer of Public purpose lands to the Government has to be done by the Applicant.
2. Approval is only for the Residential Layout, further Approval has to be received for Building License Permit and for the Bore well Permit Separately.
3. If any Legal irregularities and Ownership disputes had been found, the given approval will be Cancelled

on the immediate effect without any information to the Applicant.

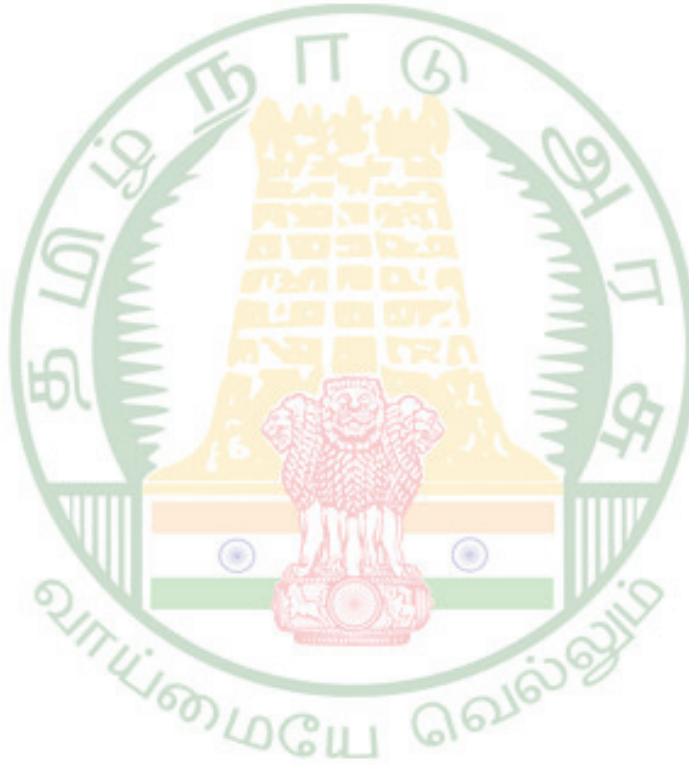
4. The applicant has agreed to provide other facilities like roads, rainwater etc

Through drainage and water supply facilities

Applicant agrees to construct necessary OHT, provide necessary street lights. (As per the standards specified by the local body.

5. In case of violation of the above conditions , the given approval will be Cancelled on the immediate effect

Village



Signature valid

Signed by: Village Panchayat President
Location: Virudhunagar
Date: 2025.03.27 10:01:37





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hello@verified.realestate
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