



Layout Application - Final Approval Letter

Roc No: B1/0639/2026

Date: 3/4/26 8:37 PM

From:

Village Panchayat

Madalapattu

To :

Applicant
Mr.Jolie Sitharanjandas s/o Jolie Veerapan,
No.22, Marie street, Abishegapakkam,
Pudhucherry - 605007.

Online Application Number:

ALN6QVR4

Sir/ Madam,

Sub :

New Residential Layout - DTCP - Cuddalore District – Cuddalore Panchayat Union – Madalapattu Panchayat – Periya Kattupalayam Village - RS No.122/2B,122/3A,122/3B – Total Extent of 0.80 acre or 3250 Square meter - Final approval - Reg.

Ref :

1. Online letter from The Assistant Director, DTCP office, Cuddalore district ROC No. ALN6QVR4/2026/TCP, Dated.28.02.2026.
2. Madalapattu panchayat resolution number is 65, Dated.03.03.2026.
3. Demand Payment receipts
4. Other related documents

Body:

A proposal through online (Single Window Portal) has been received from The Assistant Director, DTCP office, Cuddalore district for final approval of "New residential Layout". Necessary Scrutiny fees (Rs.4875/-), Centage Charge (Rs.7800/-), Development Charge (Rs.4875/-) and Sub Division Charge (Rs.10400/-) have been already paid in DTCP office, Cuddalore District.

Applicant named Mr.Jolie Sitharanjandas s/o Jolie Veerapan, No.22, Marie street, Abishegapakkam, Pudhucherry - 605007 who has requested final approval for new residential layout comprised in R.S.Numbers 122/2B,122/3A,122/3B, total extent of 0.80 acre or 3250

Square meter formed in Periya Kattupalayam Village, Madalapattu Panchayat, Cuddalore Panchayat Union. This property owned by applicant vide document number 4253/2025 (Dt.19.09.2025) and 4256/2025 (Dt.19.09.2025) and the same have been registered in book number 1 at Cuddalore Joint I Sub registrar office, Cuddalore District. Its Patta numbers are 4418 and 4465.

The applicant provided basic amenities in the layout area like roads, street lights etc., and also paid following fees for final approval.

- 1) Layout approval fees Rs.34,980/- (Rupees Thirty Four Thousand Nine Hundred and Eighty only) through online. Receipt number : 2026030460948, Date.04.03.2026.
- 2) Plot approval / Layout Inspection Fees Rs.22,000/- (Rupees Twenty Two Thousand only) through online. Receipt number : 2026030460948, Date.04.03.2026.
- 3) Land conversion charge Rs.8,400/- (Rupees Eight Thousand Four Hundred only). Receipt number :20260304007789, Date.04.03.2026.

Applicant gifted the land allotted for TANGEDCO (14 Sq.metre) and Local body usage (14 Sq.metre), Roads (727.11 Sq.metre) and handed over to Madalapattu Panchayat in favour of SPECIAL OFFICER/BLOCK DEVELOPMENT OFFICER(VP), CUDDALORE. The Gift deed document registered in Cuddalore Joint I Sub registrar, Cuddalore District. Its document number is 932/2026, Dated.26.02.2026 in book number 1. And Equivalent Guide Line Value for OSR land, an amount of Rs.25,229/- (Rupees Twenty Five Thousand Two Hundred and Twenty Nine only) has been remitted by applicant on 27.02.2026. The panchayat resolution has been passed in Madalapattu panchayat vide resolution number 65, Dated.03.03.2026 for this residential layout approval.

Hence it is here by accorded final approval for this layout which was technically approved by DTCP Office, Cuddalore vide approval number LP/ DTCP (CUDD) No.31/2026 comprised in R.S.Numbers 122/2B,122/3A,122/3B, total extent of 0.80 acre or 3250 Square meter with 22 plots situated in Periya Kattupalayam Village, Madalapattu Panchayat, Cuddalore Panchayat Union.

And the applicant is instructed to follow "The Tamil Nadu Government in G.O.Ms.No.112, Housing and Urban Development Department, dated.22.06.2017 have approved the Tamil Nadu Real Estate (Regulation & Development) Act 2016, The promoter has to advertise, Market, book sell or offer for sale or invite persons to purchase in any manner any plot, apartment or building, as the case may be, in any Real Estate Project or part of it only after registering the Real Estate Project with the Real Estate Authority. The applicant has requested to follow the protocols as per instruction given by TNRERA"

Copy to

1. Assistant Director, DTCP Office, Cuddalore District.
2. The Sub Registrar, Cuddalore Joint I Sub registrar Office, Cuddalore District.
3. TNRERA, Chennai – 600008.

Village

Signature valid

Signed by: Village Panchayat President
Location: Cuddalore
Date: 2026.03.04 20:37:13

