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Form-5

Certificate by Architect / Licensed Surveyor

(Certificate for the purpose of completion of Layout/ Sub-Division Project)

Address of the Project: **"Impa City" S.F.No.90/1B,1C,1D,1E measuring about 01.83 Acres in Muthukondapuram Village, Muthukondapuraam Panchayat, Tiruthani Taluk, Tiruvallur District.**

Date: 18/02/2024

D.Nandhakumar, S/o Dhandapani , No.7/412, Jasper Castle C, Mogappair West, Chennai – 600 037.

Subject: Certificate for "**Impa City**" .

Sir,

I, S.Velmurugan.DCE.,(Licensed Surveyor) Having License Number**- TD/RE/GR/-III/2023/12/009**. had undertaken assignment as an Architect/ Licensed Surveyor for the assessment and verification of development of work done at **Impa City** situated on the Plot bearing **S.F.No.90/1B,1C,1D,1E** demarcated by its boundaries (latitude-13.11.11.4"N and longitude-79.44.17.6"E) of the end points. North By : SF No. 92/3B,South By : Panchayat Road. West By : Panchayat Road, East By : SF No.92/4. **Muthukondapuram Village, Muthukondapuraam Panchayat, Tiruthani Taluk, Tiruvallur District.** measuring 7400 sq mts. Being developed **Impa City.**

Based on site inspection carried out by me with respect to each of the plot(s) of the aforesaid Layout/ Sub-Division Project, I certify that as on date of this certificate, the project has been developed and completed in all respects as per the Planning Permission issued by the Greater Directorate of Town and Country Planning office tiruvallur approval No.207/2024 dated:30.08.2024 including all amenities and facilities as committed by the promoter to the allottes.

Yours Faithfully

Er. S. VELMURUGAN, D.C.E.,
Registered Engineer Grade - III (RE)
Reg. No : TD/RE/GR-III/2023/12/009
PRIME PLANNERS
Sri Sasikhalaa Commercial Complex(SCC) First Floor,
Shop No : 2, (496, 384B), Kamaraj Road,
New Collector Office Opposite, Palladam Road,
TIRUPUR - 641 604. Mobile : 98943 84964

Enclosed: Photographs of all sides of site

DTCP TIRUPPUR DISTRICT TOWN AND COUNTRY PLANNING OFFICE

TIRUPPUR LOCAL PLANNING AUTHORITY

1st Floor, Kumaran Commercial Shopping Complex, Tiruppur-641601
Phone-0421-2235500 E-mail:tiruppur.rdd@gmail.com Website:www.tcp.tn.gov.in`

PROFESSIONAL REGISTRATION CERTIFICATE

This is to certify that the Thiru.**VELMURUGAN.S** has enrolled as **Registered Engineer Grade-III (RE)** with District Town and Country Planning office, Tiruppur who has the qualification of Diploma in Civil Engineering and experience in the relevant field for more than 5 years.

He has been given the Registration No.**TD/RE/GR-III/2023/12/009** on **26.12.2023**. He shall be required to comply with the duties and responsibilities prescribed by the Government of Tamil Nadu in Part V, "Registration of Professionals", Tamil Nadu Combined Development and Building Rules, 2019 approved vide G.O.(Ms) No.18 MAWS (MA1) Dept. Dated.04.02.2019 and amendment to Tamil Nadu Combined Development and Building Rules, 2019 approved vide G.O.(Ms) No.16 MAWS (MA1) Dept. Dated.31.01.2020.

This registration is valid up to 27.12.2028.

(2571/2023 TD)



26/12/23

Member Secretary,
Tiruppur Local Planning Authority,
Dist. Town & Country Planning Office,
Tiruppur.



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

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

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