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Layout Application - Final Approval Letter

Roc No: KTE4YHFQ/2025/TCP

Date: 3/7/25 12:49 PM

From:

Village Panchayat

Panchayat Office Building, Anjur Palla Theru,Anjur Panchayat,Chengalpattu (dist)

To :

B Senthil kumar V Narayanan
No 362/21 Panchayat Road
Golden George Nagar
Mogappair,Nerkunram,Tiruvallur - 6000107.

Online Application Number: KTE4YHFQ

Sir/ Madam,

Sub :

District Town and Country Planning office Chengalpattu District-Residential Layout - chengalpattu District and Taluk, Kattankolathur Panchayat Union Anjur Panchayat and village in the Land Bearing S.No.181/1 to an extent of 3800 Sq.m.(0.94 Acre) - Technical Approval Issued - Forwarded for further action - Reg

Ref :

Application (Reference No. KTE4YHFQ) received through single Window Portal from Thiru.B.Senthil kumar and Thiru. V. Narayanan Dated 20.12.2024

Body:

2. Road pattern plan approved by the District Town and country planning office, dated 28.01.2025
3. District collector office chengalpattu NOC Letter Na.Ka No.946/2024/Aa2 dt 27.09.2024
4. Letter Roc No.19799/2020, Dated 24.12.2020 of Director of Town and Country planning chennai (Circular)
5. Gifted deed document No.1659/2025 dated 08.02.2025 uploaded by the Applicant Thiru. B. Senthil kumar and Thiru.V.Narayanan dt:14.02.2025
6. G.O.No 138, Housing and Urban Development Department Dated :04.06.2004
7. G.O.No.79,Housing and Urban Development Department,Dated :04.05.2017
8. G.O No .18, department of Municipal Administration and water supply dated : 04.02.2019

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G.O.16 department of Municipal Administration and water supply dated 31.01.2020 and G.O No 181, Housing and Urban Development Department Dated : 09.12.2020
9. G.O.No.141,Housing and Urban Development Department,Dated : 23.09.2020
10. Government Letter No 19113/ Nov 4(3)/2017-1Housing and Urban Development Department,Dated : 30.08.2017
11. Letter no .13686/2017/LA1, Dated 08.09.2017 of Commissioner of Town and Country Planning, Chennai (circular)
12. Letter Roc No 320/2022/TCP3 Dated:07.01.2022 of Director of Town and Country Planning Chennai (circular)
13. G.O.No.53,Housing and Urban Development Department,(UD(1) Dated :28.02.2024
14. Tami Nadu Government Gazette No .28 Part - II, Section 2 Dt 10.07.2024
15. Department Raised for Payment of Centage display board charges Development charges and Sub division charges respectively dated on 14.02.2025
16. Payment of centage display board charges Development charges and sub division charges received from the applicant respectively on dt 17.02.2025 and scrutiny fee charges dt 20.12.2024
17. Letter Roc No 467/2019/TCP2 Dtatd 14.08.2021 of Director of Town and Country Planning chennai (Circular)

Village

Signature valid
Signed by: Village Panchayat President
Location:Chengalpattu
Date:2025.03.07 12:49:23

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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.



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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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