Layout Application - Final Approval Letter

Roc No: 83-2024

Date: 9/26/24 12:23 PM

From:

Executive officer

4/75D,Church Street,Pallapalayam,Palladam(Tk),Tiruppur(Dt),641663

To :

Thiru.P.Shanmugam
Managing Director.
VIP Green Home Developers Pvt Ltd
Race course. Coimbatore

Online Application Number: XKUNM6NU

Sir/ Madam,

Sub :

Approval of Layout – Samalapuram Town Panchayat –Perumampalam Village.S.F No. 205/1A2 ,247/3B, 247/4B2 ,247/5B, 248/2B for an Extent of 2.23 ¾ Acres (9054.84 Sq.m) Residential Layout has been given Technical approval by the District Town and Country Planning Coimbatore –Final approval issued.

Ref :

1) Proceedings of Joint Director, District Town and Country Planning, Coimbatore, Roc No.XKUNM6NU/2024 , Dated. 27.05.2024, L.P/CLPA No.314/2024 and Planning Permission No.361/2024.
2) Samalapuram Town Panchayat, Challan No.101/2024-25 Dated.13.09.2024
3) Samalapuram Town Panchayat, Chairman Anticipation Dated.24.09.2024.

Body:

In Tiruppur District, Samalapuram Town Panchayat Perumampalayam Village, S.F No. 205/1A2 ,247/3B,247/4B2 ,247/5B, 248/2B for an Extent of 2.23 ¾ Acres (9054.84 Sq.m) 39 Plot of Residential Layout has been given granted Technical approval by the District Town and Country Planning Coimbatore with reference of 1st cited letter, Further, as per the Anticipation of the Samalapuram Town council seen in Ref (2),the council has been authorized to give final approval to the above Residential Layout. Accordingly, the payment of fees paid to the Town Panchayat as per the Challan No. 101/2024-25 dated 13.09.2024 as

seen in Ref(3), the said Residential Layout is final Approval is Granted as per the conditions mentioned in the Proceedings of Joint Director, District Town and Country Planning, Coimbatore and following conditions.

Conditions:

1) No alteration shall be made contrary to the approved drawing.
2) Corners of plots located at the junction of two roads should be laid out with the correction shown on the approved map.
3) No other transfer of land shall be made before obtaining approval.
4) To be used only for the uses indicated on the drawings.
5) Buildings should be constructed separately in the plot only.
6) In the plot, the plot owner should construct the roads, street lighting facilities, drainage facilities and drinking water facilities at his own cost.
7) Do not dig in the plot.
8) Shade trees should be planted on all roads in the plot.
9) The space reserved for shop in the plot should be used only for shop use.
10) No perimeter wall or fence should be built around the plot so as to affect the roads of the plot.
11) conditions in the Local Planning Committee Member secretary proceedings should include in the deeds while registering the deeds.
12) After approval of the plot all the details related to the plot should be clearly visible through the notice board.
13) The Local Planning Committee Member Secretary, Coimbatore shall adhere to all the conditions of the plot mentioned in the plot approval No. 314/2024 and and Planning Permission No. 361/2024.
14) No alterations shall be made to the plots in the plot shown in the map without permission.
15) Plots shall be provided without repair of the development works set up in the plot and additional development works shall be done as required by the Executive Officer.
16) Also to abide by all rules of Tamil Nadu Municipalities Act.
17) Public places should not be sold and public places should not be encroached on any reason.
18) If during the audit it is found that the amount collected for approval of the plot is less, the amount should be paid to the Town Panchayat immediately.

Executive Officer
Samalapuram Town Panchayat
Tiruppur District

Executive officer

Signature valid

Signed by: Executive Officer
Location:Tiruppur
Date:2024.09.26 12:23:46