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Layout Application - Final Approval Letter



Roc No: 02/2024-2025

Date: 11/23/24 1:32 PM

From:

Village Panchayat

Maniyampadi

To :

Mr.N.DineshRaj,
S/o. Mr.Pachiyappan,
4/6, Jaliakkottai,
Chettikkarai,
Dharmapuri – 636 704.

Online Application Number:

ONZ110CQ

Sir/ Madam,

Sub :

Residential Layout – Maniyampadi Panchayat Office, Dharmapuri – Dharmapuri District – Pappireddipatti Taluk, Kadathur Panchayat Union, Maniyampadi Village/ Panchayat - S.F.No. 465/1D2 - Total extent of 0.86.65 Hectare – Panchayat (Local body) Approval Issued - Reg.,

Ref :

- 1) Application No (SWP): ONZ110CQ submitted through Single Window Portal by Mr N.Dinesh Raj
- 2) G.O.No.138, Housing and Urban Development Department, Dated: 04.06.2004.
- 3) G.O.No.79, Housing and Urban Development Department, Dated: 04.05.2017.
- 4) Government Letter No. 19113/4(3) / 2017-1, Housing and Urban Development Department, Dated:30.08.2017.
- 5) Letter No. 13686/2017/LA1, Dated: 08.09.2017 of Commissioner of Town and Country Planning, Chennai (Circular)
- 6) G.O.No.18, Department of Municipal Administration and Water Supply, Dated: 04.02.2019 &G.O.16 Department of Municipal Administration and Water Supply, Dated: 31.01.2020.
- 7) Letter Roc No. 4367/2019/BA2, Dated: 05.02.2020 of Director of Town and Country Planning, Chennai (Circular)
- 8) G.O.141, Housing and Urban Development Department, Dated: 23.09.2020.
- 9) G.O.181, Housing and Urban Development Department, Dated: 09.12.2020.
- 10) Letter Roc. No. 19799/2020 Dated : 24.12.2020 of Director of Town and Country Planning, Chennai (Circular)
- 11) Letter Roc No. 4367/2019/TCP2, Dated: 14.08.2021 of Director of Town and Country Planning, Chennai (Circular)

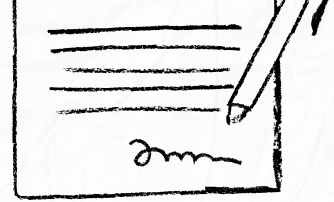
- 12) Letter Roc.No. E2/7208/2024 Dated: 07.10.2024 Of Joint Director of Agriculture Department, Dharmapuri District.
- 13) Letter Roc No. 320/2022/TCP3, Dated: 07.01.2022 of Director of Town and Country Planning, Chennai (Circular)
- 14) G.O.141, Housing and Urban Development Department, Dated: 16.07.2022.
- 15) Letter sent to Applicant on 17.10.2024 Regarding to hand over the portion of land earmarked for Road, Public purpose and TANGEDCO.
- 16) Gift deed document No.2347/2024 Dated 25.10.2024. and 2348/2024 Dated 25.10.2024
- 17) Payment of OSR charges, Centage charges and Development Charge received from the applicant on 27.10.2024 and 29.10.2024 respectively.
- 18) Payment of Panchayat Demand fees received from the applicant respectively on 11.11.2024.
- 19) Payment of Land conversion charges 3% of guideline value received from the applicant respectively on 11.11.2024.

Body:

Residential Layout Application No. ONZ110CQ.
Final Approval Issued for Residential Layout – Maniyampadi Panchayat Office, Dharmapuri – Dharmapuri District – Pappireddipatti Taluk, Kadathur Panchayat Union, Maniyampadi Village/ Panchayat - S.F.No. 465/1D2 - Total extent of 0.86.65 Hectare.



Village



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Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.



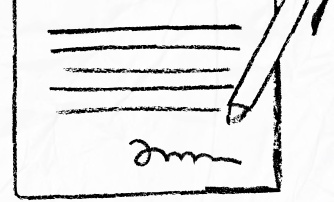
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Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management



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



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Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management



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