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# Layout Application - Final Approval Letter

Roc No: 01/2025-2026 Date: 5/3/25 3:23 PM

From:

Village Panchayat

Mookareddipatti

To :

Mr.P.Govindaraju,
S/o. Perumal,
D.No. 1/422,
Adhigarapatti Village,
Alamelupuram Post,
Pappireddipatti Taluk,
Dharmapuri District.

Online Application Number: VYLA14BE

Sir/ Madam,

Sub :

Residential Layout – Mookareddipatti Panchayat Office, Dharmapuri – Dharmapuri District – Pappireddipatti Taluk / Panchayat Union – Mookareddipatti Panchayat and Village - S.F.No. 5/2A2B - extent 0.30.50 Hectare – Panchayat (Local body) Approval Issued - Reg.,

Ref :

1) Application No (SWP): VYLA14BE/2024/TCP submitted through Single Window Portal by Mr.P.Govindaraju
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. E2/6669/2024 Dated: 30.09.2024 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 10.10.2024 Regarding to hand over the portion of land earmarked for Road, Public purpose and TANGEDCO.
16) Gift deed document No.4702/2024 Dated 14.10.2024 and 4703/2024 Dated 14.10.2024
17) Payment of OSR charges, Centage charges and Development Charge received from the applicant on 13.11.2024 and 13.11.2024 respectively.
18) Payment of Panchayat Demand fees received from the applicant respectively on.01.05.2025.
19) Payment of Land conversion charges 3% of guideline value received from the applicant respectively on 01.05.2025.

Body:

Residential Layout Application No. VYLA14BE/2024/TCP
Final Approval Issued for Residential Layout – Mookareddipatti Panchayat Office, Dharmapuri – Dharmapuri District – Pappireddipatti Taluk / Panchayat Union – Mookareddipatti Panchayat and Village - S.F.No. 5/2A2B -extent 0.30.50 Hectare.

Village



## 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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