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Layout Application - Final Approval Letter



Roc No: 198/2023

Date: 7/26/24 2:36 PM

From:

Executive officer

121, Mariyamman kovil street, Jambai

To :

M/S.1.Mr.V.Sengottaiyan,
2.Tmt.Selvasundhari,
3.Tmt.Saraswathi,
13, KovilPalayam, L.M.Paalapalayam,
Bhavani, Erode

Online Application Number:

N3LC853Z

Sir/ Madam,

Sub :

Residential Layout Approval - Erode District - Bhavani Taluk - Jambai Town Panchayat - Jambai 'B' Village Ward No.04, Nallipalayam Road S.F.No.742/3A3A - 0.46 acre or 1861.00 sqm Excent - Technical Clearance Issued - Administrative Sanction Order Issued - Reg.

Ref :

1. Applicant. 1. Mr.V. Sengottaiyan 2. Tmt.Selvasundari 3. Tmt.Saraswathi, Door no. 13, Kovilpalayam, L.M Palapalayam, Bhavani, Erode (Online application) Date of Application. 10.06.2023.
- 2.District Town and Country Planing Office,Erode District. Application No. ERD/N3LC853Z/2023/2022/TCP Date. 22.06.2023.
- 3.Bhavani Sub Registrar's office Document No. 4445/2023 dated 04.07.2023
- 4.District Town and Country Planing Office,Erode District Technical Sanction No. N3LC853Z/2023/TCP Dated 14.07.2023.
- 5.Jambai Town Panchayat Council Resolution No. 108/2023 Dated.29.09.2023.
- 6.Jambai Town Panchayat R.O.C No.198/2023 Dated. 01.07.2024.
- 7.Department of Town and Country Planning - Online Payment Receipt Transaction Id : 64e75583-4227-4cc0-8ed9-28618bdda69b Date: 13.07.2024.
8. Related documents.

Body:

Ward No.04, Nallipalayam Road, Erode District, Jambai Town Panchayat, S.F.No. 742/3A3A The applicant in Reference No. 1 is seeking permission from the Town Panchayat to construct a Layout measuring 0.46 acres or 1861 sq.m. 1.Mr. V. Sengottaiyan 2. Mrs. Selvasundari 3. Mrs. Saraswathi, Door no. 13, Kovilpalayam, L.M. Paalapalayam, Bhavani, Erode, who applied through the website, as seen in Reference No. 2, according to the letter of the Town and Country Planning Department, Erode, to hand over the land belonging to the Town Panchayat through Gift documents. It has been handed over to the Town Panchayat through Gift documents.

In the letter of the Town and Country Planning Department, Erode in Reference No. 4, Ward No. 04, Nallipalayam Road S.F. No. 742/3A3A has been divided into 6 plots in the Layout of 0.46 acres or 1861 sqm. And for the grant of public use allotment, Layout Approval No. Technical approval has been granted as SWP/DTCP/ERODE/LAYOUT APPROVAL NO:292/2023. In the resolution seen in Reference No. 5, Town Panchayat Council resolution no. 108/2023 Dated as on 29.09.2023. The said Layout has road, drainage, street light (paid for) and drinking water facilities.

The Applicant was informed to pay the due fees through this letter of authority as seen in Reference No.06. Accordingly the amount payable to the Town Panchayat is Rs. 1,10,465.00 and the amount payable to Government account head Rs. 9,970.00 and a total of Rs.1,20,435.00 has been paid through online payment slip as per Department of Town and Country Planning Online Payment Receipt Transaction Id : 64e75583-4227-4cc0- 8ed9-28618bdda69b Dated: 13.07.2024 seen in Reference No. 7.

Therefore, subject to the following conditions for the Layout for which the above technical approval has been given, Ward No.04, Nallipalayam Road, Erode District, Jambai Town Panchayat, S.F.No. 742/3A3A is decreed granting Administrative permission for 6 plots in a Layout measuring 0.46 acres or 1861 sq.m

Conditions

conditions

- 1)Administrative permission is granted subject to the special conditions mentioned in the order Ref No.04 and subject to the Layout conditions found in the annexure.
- 2) Any land owned by the Town Panchayat and other Government Departments shall not be included in this plot.
- 3)Owners shall act as per instructions given by the Executive Officer @ Any Time.
- 4) If the amount of plot approval fee paid is found to be less or objection is made in the audit, the difference amount should be paid along with it.
- 5) If any changes are made in this Layout, if the plots are sub-divided, proper permission should be obtained from the concerned officers.
- 6) Public allotment land and roads registered as a gift to Jambai Town Panchayat in Bhavani Sub Registrar's office Gift Document no. 4445/2023 Dated. 04.07.2023 It has been handed over to the Town Panchayat. No encroachment shall be done in the said surrendered places. The transferred public utility spaces should be handed over to the Town Panchayat.(Patta Name Transfer)
- 7) To replace the low voltage transmission lines running between the Layout along the road at their own cost.
- 8) All conditions of Department of Town and Country Planning, Erode are applicable. This Layout approval is given with the condition that if the Layout are sold in violation of the conditions, the Layout permission issued by this authority will be cancelled.
- 9) For these Layout Department of Town and Country Planning, Erode their Online Application No. N3LC853Z/2023/TCP Dated. 14.07.2023. As per letter SWP / DTCP / ERODE / LAYOUT APPROVAL NO: 292/2023 for the Layout indicated in the annexure the plot conditions are to be followed.

Executive Officer,
Jambai Town Panchayat,
Erode District

Enclosed:

1. Approved Layout Map – 1
2. Department of Town and Country Planning, Erode Layout Condition Copy – 1.

Copy To:

1. Town and Country Planning Department, Erode.
2. The Sub Registrar, Bhavani.





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Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management



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