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Layout Application - Final Approval Letter

Roc No: THI/LO/03/2024-2025

Date: 11/22/24 4:19 PM

From:

Village Panchayat

Thittankulam

To :

C.PANDIAMMAL .W/O .K. CHANDRASEKAR
972/6 Rajiv Nagar 4th Street,
Pandavarmangalam,
Kovilpatti, Thoothukkudi - 628501

Online Application Number: M6RNBJAC

Sir/ Madam,

Sub :

Residential Layout - Office of the Thoothukudi District Town and Country Planning – Thoothukudi District – Kovilpatti Taluk
/Panchayat Union –Thittankulam Panchayat and Village Survey No. 321/4A1, 321/4B Extent of 4.62 Acres or 18710.00 Sq.m - Technical Clearance issued - forwarded
for further action -

Ref :

1. As per the condition, the layout has been approved and approved number is issued as SWP/DTCP/THOOTHUKUDI/LAYOUT NO.44/2024 and enclosed with 2 set of original maps and gift deeded documents has been forwarded with it for further action.
2) Thittankulam Panchayat and Thittankulam Village permission date 22.11.2024
3) Related documents

Body:

According to the letter of Assitant Director of District Town and Country Planning Thoothukudi S.F.No. . 321/4A1, 321/4B Thittankulam Panchayat andThittankulam Village Approval has been granted
Body:

vide SWP/DTCP/THOOTHUKUDI/LAYOUT NO:44/2024for 83 plots situated at Survey no. 321/4A1, 321/4B
with an
area of 18710.00 Sq.m (4.62 Acres). Thittankulam Panchayat and Thittankulam Village permission, the final
approval has given.
The Thittankulam Panchayat and Thittankulam Village has given the Final Approval with the following conditions:

1) This order is issued based on the documents only submitted by you. If any errors/irregularities will be find later, this order will be cancelled without intimation.
2) In case of building construction in this plot, proper building license/permission should be
Body:
obtained separately from the Concerned Panchayat and Village on payment of appropriate fees
3) All guarantees and receipts issued by this office will be cancelled if a dawa is received by the court regarding regularization of plot/tenement.
4) If any loss of amount will be mentioned in audit para. The applicant must be paid the amount as per instruction.
5) This order is not applicable if the applicant has attached false documents.
6) If any complaint is received against this guarantee and proved with sufficient evidence, this order will be cancelled.
7) Government Ordinance No.44, Department of Housing and Urban Development, dated 25.03.2024 is subject to the protocol. Any inaccuracies / irregularities in the submitted documents will void the pre-dated warranty.
8) Assitant Director of District Town and Country Planning Office's Thoothukudi letter NO. Subject to the conditions of M6RNBJAC/THOOTHUKUDI /2023 /TCP dated 25.03.2024. must be followed,
9) This Order does not apply to plots located under streams/water bodies, encroachment and high voltage power lines.
10) This order does not apply to public places and roads where there is an encroachment.
11) The applicant was full responsibility maintain the BT Road, Drain and Pipe Line for 5 years from the date of handing over at their own cost.
12) Other basic amenities works will be carried out by the panchayat and Village only after sufficient residences are constructed as per Government Norms in that area.
13) Street Lights and Electric Poles installed in the above plot section should be maintained at their own cost of applicant.
14) The Survey No. 3321/4A1, 321/4B- 1 to 83 plots are attached SWP/DTCP/THOOTHUKUDI/LAYOUT NO:44/2024 to Thittankulam Panchayat and ThittankulamVillage.

Village

Signature valid

Signed by: Village Panchayat President
Location:Thoothukkudi
Date:2024.11.22 16:19:50

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

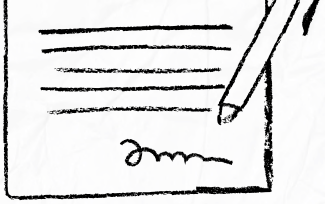
Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

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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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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