Layout Application - Final Approval Letter

Roc No: 756/2025 **Date:** 1/14/26 12:51 PM

From:

Executive officer

Velanthavalam road, Othakkalmandapam, Coimbatore 641032

To :

Mr.S.Karthick,
No.2A/2B, 1st street,
VKL Nagar,
Thudiyalur,
Coimbatore North,
Coimbatore - 641034,
PH - 9842222242
Mail - mailtoo2023@gmail.com

Online Application Number: 5OOV6K6O

Sir/ Madam,

Sub :

Residential Layout - District Town and Country Planning Office, Coimbatore - Coimbatore LPA - Coimbatore District - Madukkarai
Taluk – Othakkalmandapam Village and Town Panchayat - S.F. No.74/2A1, 74/2B1A - for an extent of 1.00 Acre (or) 4046.86
Sq.mt - Application received for residential layout approval - Planning Permission Issued - Reg

Ref :

1. Applicant Mr.S.Karthick, Coimbatore Online application No: CBE/LPA/ 5OOV6K6O /2025, Dated: 05.09.2025
2. District Town and country planning Office, Coimbatore District Letter No. CBE/LPA/ 5OOV6K6O /2025/TCP, (Road pattern issued on dated: 17.09.2025).
3. Circular from the Director of Town and Country Planning, Roc. No 19799 / 2020, Dated: 24.12.2020.
4. Applicant Mr.S.Karthick, Coimbatore, Gift deed document no. 11602/2025, dated: 10.10.2025.
5. G.O.138, Housing and Urban Development Department, Dated: 04.06.2004
6. G.O.18, Department of Municipal Administration and Water Supply, Dated: 04.02.2019.
7. G.O.16, Department of Municipal Administration and Water Supply, dated: 31.01.2020.

8. G.O.141, Housing and Urban Development Department, Dated: 16.07.2022.
9. G.O.181, Housing and Urban Development Department, Dated: 09.12.2020.
10. Government Letter No.19113 / Nov 4 (3) / 2017-1, Housing and Urban Development Department, Dated: 30.08.2017.
11. Circular from the Commissioner of Town and Country Planning, letter no.13686/2017/LA1, Dated: 08.09.2017.
12. Circular from the Director of Town and Country Planning, Roc No.320/2022/TCP3, Dated:07.01.2022.
13. Demand payment Request Letter, dated: 25.10.2025 (requiring payment for Centage Fee, Development Fee and Sub-
Division fees) and 17.09.2025 (requiring payment for OSRA)
14. Applicant Mr.S.Karthick, Coimbatore, (Payment of Centage Fee, Subdivision fees and Development Fees, dated:
29.10.2025, 01.11.2025 and Payment of OSRA, dated:27.10.2025

Body:

1.a) With reference to the 6th, 7th cited and 9th cited letter, if the located site lies in the Municipal/ Corporation areas:
Collecting the necessary fees including the charges for providing amenities like roads, storm water drains and street lights
from the applicants After collecting the necessary fees the final layout sketch, permit of planning authority along with
approval of Local Body shall be issued to the applicant(s) directly.
b) Other than Municipal/ Corporation areas: Shall collect the necessary fees and issue the final layout sketch, permit of
planning authority along with the permit of local body to the applicant (s) directly, only after ensuring that the applicant
lays tar roads, provide other amenities like storm water drains, water supply facilities by constructing required OHT,
provide necessary street lights etc., as per the standards specified by the local body
2. With reference to the 10th cited and 11th cited letter, the concern local body must issue the final approval After
transfer of earmarked road, park areas public purpose reservations in favour concern local body.
3. The Tamil Nadu Government in G.O.Ms.No.112, Housing and Urban Development Department, dated 22.06.2017 haveapproved the Tamil Nadu Real Estate (Regulation & Development) Act 2016, The promoter has to advertise, Market, book
sell or offer for sale or invite persons to purchase in any manner any plot, apartment or building, as the case may be, in any
Real Estate Project or part of it only after registering the Real Estate Project with the Real Estate Authority. The applicant
has requested to follow the protocols as per instruction given by TNRERA

Executive officer

Signature valid
Signed by: Executive Officer
Location:Coimbatore
Date:2026.01.14 12:51:31