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Layout Application - Final Approval Letter

Roc No: 03/2024-25 Date: 12/9/24 12:39 PM

From:

Village Panchayat

Sillamarathupatti

To :

Thiru.M.Gunasekaran, Thiru.J.Shanmugam, No.15/2/26, North Raja Street,
B.Renganathapuram, B.Melachokkanathapuram, Bodinayakanur Taluk,
Theni District– 625 587

Online Application Number: IF6JGFB0

Sir/ Madam,

Sub :

Residential Layout - Office of the Assistant Director of Town and Country Planning – Theni District, Bodinayakanaur Taluk /Panchayat Union, Sillamarathupatti Panchayat, Ammapatti Revenue Village, S.Nos- 95/2A, 95/2B, 95/3A and 95/3B- Site Extent of,18400.00 sqm - Technical Clearance issued - Forwarded for further action – Reg.

Ref :

1. Applicant Thiru.M.Gunasekaran and Thiru.J.Shanmugam Online Application No. IF6JGFB0.
2. District Town and country planning Office, Theni District Letter No .THENI / IF6JGFB0 /2024/TCP (Road Patten issued dated:27.06.2024).
3. Joint Director, Agriculture department, Theni District letter No.T1/3640/2024, dated. 20.06.2024
4. Circular from the Director of Town and Country Planning, Roc.No 19799 / 2020, Dated: 24.12.2020
5. Applicant Thiru.M.Gunasekaran and Thiru.J.Shanmugam letter dated. 05.07.2024 (Local body Gift deed document no.3427/2024, dated: 01.07.2024
and TANGEDCO Gift deed document no.3428/2024, dated: 01.07.2024).
6. G.O.79, Housing and Urban Development Department, Dated: 04.05.2017.
7. G.O.138, Housing and Urban Development Department, Dated: 04.06.2004
8. G.O.18, Department of Municipal Administration and Water Supply, Dated: 04.02.2019 and G.O.16 Department of Municipal Administration and
Water Supply, dated: 31.01.2020.
9. G.O.141, Housing and Urban Development Department, Dated: 23.09.2020
10. G.O.181, Housing and Urban Development Department, Dated: 09.12.2020

11. Government Letter No.19113 / Nov 4 (3) / 2017-1, Housing and Urban Development Department, Dated: 30.08.2017.
12. Circular from the Commissioner of Town and Country Planning, letter no.13686/2017/LA1, Dated: 08.09.2017.
13. Circular from the Director of Town and Country Planning, Roc No.320/ 2022/TCP3, Dated: 07.01.2022
14. Demand payment Request Letter, Dated: 05.07.2024 (requesting payment of Centage Fee,).
15. Applicant Thiru.M.Gunasekaran and Thiru.J.Shanmugam letter Dated: 09.07.2024 (Payment of Centage Fee paid).
16. Circular from the Director of Town and Country Planning, Roc No. 4367/2019/TCP2, Dated: 14.10.2019 and 14.08.2021
17. G.O.141, Housing and Urban Development Department, Dated: 16.07.2022
18.Tamilnadu Government E-Challan Reference Number IP243412831972
19.The Amount Due To The Panchayat Has Also Been Paid Under The Heading.

Body:

As Per The Above Letter, I Have Applied For A Technical Settlement Permit For A Total Area Of 18400.00 Sq.m. In Bodinayakanur Panchayat Union Sillamarathupatti Panchayat, Ammapatti Revenue Village, S.Nos- 95/2A, 95/2B, 95/3A and 95/3B- Site Extent of,18400.00 sqm -. In Continuation Of This, According To The Letter Of Assistant Director of Town And Country Development Department, Roads, Park Land, Land For Local Government Use And Land For Electric Power Plant Have Been Registered And Handed Over To The Panchayat Through Donation. Also, It Has Been Postponed To Pay The Survey Fees And Land use Fees Due To The Panchayat And Give Final Approval After Payment. Land Use Charges Have Been Paid As Per The Letter. The Applicant Has Also Paid The Permit Fees Payable To The Panchayat. The Basic Facilities Required By The Panchayat (Tar Road, Drainage, Street Lights, Drinking Water Facilities, etc.) Are To Be Provided By The Applicant Subject To The Conditions That The Total Area In Bodinayakanur Panchayat Union Sillamarathupatti Panchayat, Ammapatti Revenue Village, S.Nos- 95/2A, 95/2B, 95/3A and 95/3B- Site Extent of,18400.00 sqm Final Approval is Granted For The Development Of a Technical Estate With An Area of 18400.00 Sq.Meters. In The Event That You Give Any False Or False Information, After Obtaining This Permission Guarantee, In The Future, In The Event That You Come To This Municipality Immediately Without Any Prior Notice This Permit Guarantee Will Be Cancelled And Appropriate Action Will Be Taken Against Them And They Are Hereby Informed That The Permit Guarantee Obtained From The Local Authority is Not Valid.

Village

Signature valid

Signed by: Village Panchayat President
Location:Theni
Date:2024.12.09 12:39:48



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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.



empowering your real estate decisions with smart tools

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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We're honored to be part of your real estate journey

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