Layout Application - Final Approval Letter

Roc No: 01/2025-2026 **Date:** 7/12/25 6:11 PM

From:

Village Panchayat

Panchayat Office,Allinagaram Alathur(tk) perambalaur (DT) 621713

To :

Thiru.B.Saranath and one other,
No.3/431, Periyar Nagar, RTC Petrol Bunk Opp,
Thelur Village,
Ariyalur Taluk,
Ariyalur District – 621704

Online Application Number: JKQ8A18B

Sir/ Madam,

Sub :

Residential Layout – Perambalur District – Alathur Taluk – Alathur Panchayat Union – Pujangarayanallur Village - Comprised in S.F.No:422/1 with site extent of 7700.00 Sq.m or 1.90 Acres– Technical Clearance Issued - Forwarded for further action - Reg.

Ref :

1. Applicant.Thiru.B.Saranath and one other, Ariyalur, Online Application No. JKQ8A18B/47356/2025, dated:26.05.2025.
2. District Town and country planning Office, Perambalur District Letter No.JKQ8A18B /47356/2025/PD. (Road pattern issued on
dated: 29.05.2025).
3. Joint Director of Agriculture department, Perambalur, Letter No. U4/3680/2025, Dated: 22.05.2025.
4. Circular from the Director of Town and Country Planning, Roc.No 19799/2020, Dated: 24.12.2020
5. Applicant. Thiru.B.Saranath and one other, Ariyalur, Dated: 03.06.2025. (Gift Deed No.1095/2025, Dated:02.06.2025 and Gift
Deed No. 1096/2025,
Dated. 02.06.2025)
6. G.O.138, Housing and Urban Development Department, Dated: 04.06.2004
7. G.O.79, Housing and Urban Development Department, Dated: 04.05.2017.
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 on Dated: 04.06.2025(Requiring payment of Centage Fee and Development Charge).
15. Applicant. Thiru.B.Saranath and one other,Ariyalur, Letter, Dated: 05.06.2025 (Remitted of Centage Fee and Development
Charge).
16. Circular from the Director of Town and Country Planning, Roc No. 4367/2019/TCP2, Dated: 14.10.2019
17. G.O.141, Housing and Urban Development Department, Dated:16.07.2022
18. G.O. Ms. No.53, Housing and Urban Development Department, Dated: 28.02.2024.
19. G.O. Ms. No.01, Rural Development and Panchayat Raj (PR-1) Department, Dated: 06.01.2025

Body:

Residential layout in Perambalur District – Alathur Taluk – Alathur Panchayat Union – Pujangarayanallur Village - Comprised in S.F.No:422/1 with site extent of 7700.00 Sq.m or 1.90 Acres Technical Clearance Issued for total 39 numbers of plots layout approval for District Town and country planning Office, Perambalur Technical clearance issued approve the local body.

Applicant. Thiru.B.Saranath and one other, Ariyalur has regards local body demand paid on dated : 12/07/2025. received the approval demand amount.
Perambalur District – Alathur Taluk – Alathur Panchayat Union – Pujangarayanallur Village - Comprised in S.F.No:422/1 with site extent of 7700.00 Sq.m or 1.90 Acres total 1-39 housing plots approved for above the actions.

District Town and Country Planning Office Approved Total no of Plots 39 Local body demand for Layout Approval Fees, Development charges and Inspection fees Paid for Rs. 126883 /- Rupees One Lakh Twenty Six Thousand Eight Hundred and Eighty three Rupees Only.

In the continuation, with reference to the 2nd cited letter, road pattern for Residential Layout has been issued by the District Officer on 29.05.2025. Further the applicant. Thiru.B.Saranath and one other, Ariyalur has gift deeded the road, road splay and Common areas has been handed over to The Block Development Officer, Alathur Panchayat Union, Perambalur,on 02.06.2025. Hence, the proposed Residential Layout has been approved and the Approval No. is LA/DTCP(PD).No.43/2025. Also, Layout Developer/owners have to develop the infrastructure works and other procedures to be followed:
1. Layout Developer/owners should be obtained Final approval from concerned Local body and it is requested to send a copy to this office by the Local Body.
2. After the final approval of the local body. It is mandatory to send the approved layout copy to the concerned sub-registrar office and Land Survey department at Perambalur District.
3. It is requested to send the acknowledgment of receipt after obtaining the online approved layout and proceeding orders.
4. It is detailed that the final approval should be given only after the proposed sub-division roads, public use (A) and TANGEDCO (B) are handed over to the concerned local authority and its original deed is received.
5. In 13th reference cited, it is requested to send the proceeding orders and copy of layout to the concerned Thasildhar for updating in Tamil Nilam website.
• Layout local body demand, Development charges and inspection Fees paid – Rs. 126883 /-, Date: 12.07.2025.
In Rule 13, TamilNadu Combined Development and Building Rules 2019, Cancellation of permit – “The Planning permission or building permit if secured by any person by any misrepresentation or by production of false documents, such planning permission or building permit will be cancelled after issuing a show cause notice.”

Signature valid

Signed by: Village Panchayat President
Location:Perambalur
Date:2025.07.12 18:11:39