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Layout Application - Final Approval Letter

Roc No: KZAYC3VK/2024/TCP

Date: 11/25/24 4:58 PM

From:

Village Panchayat

Vembakkam

To :

Mr . M . Ramalingam,
No ; 3B , Akshaya Kudiyiruppu ,
3rd Cross Road,
Sadhasivam Nagar,
Madippakkam, Sholinganallur,
Chennai.

Online Application Number: KZAYC3VK

Sir/ Madam,

Sub :

New layout approval - Vembakkam Panchayat Union - Vembakkam Panchayat in Tiruvannamalai District - Survey Nos.277/10A,277/10B,277/11A1 & 277/111B - Issue of No Objection Certificate for registration of 24 plots in the newly developed Chendur Avenue layout in an extent of 0.35.00 hectare (0.86 acres) - Sub.

Ref :

1.Letter of Assistant Director of Town and Country Planning - Tiruvannamalai as per WT/S.T.C.C.E. (T.Malai) No.443/2024, dated: 06.11.2024.
2.Grant Document No.4707/2024, dated 30.10.2024 handed over to the Village Panchayat for layout road and general allocation (Location of Transformer) Panchayat Resolution No.30.10.2024. 381, Date:- 22.11.2024

Body:

In the letter of the Assistant Director of Town and Country Planning - Tiruvannamalai mentioned in Exhibit - 1, Vembakkam Panchayat and Village Survey Numbers in Vembakkam Panchayat Union. 277/10A, 277/10B, 277/11A1 & 277/11A1 & 277/11B - Technical Approval for Layout for the new residential layout in an extent of 0.35.00 hectare (0.86 acres) has been approved vide RT/STCC (T.Hill) No. 443/2024, dated: 06.11.2024. G.O.Ms.No. 79, Housing and Urban Development Department Day. As on 04.05.2017 Rs.24,000/- in writing Rs.24,000/- and plot inspection Rs.1000/- in writing. A sum of Rs.25,000/- in writing was deposited in the

relevant Government Head Account and receipts were submitted. Vembakkam Panchayat Resolution No. 381, Day. A resolution has been passed approving these plots for sale vide 22.11.2024.

Vision - 2 The proposed roads including corner blocks have been donated to the Panchayat including 1020.18 sq.m. Transformer location 15.10 sq.m and 15.30 sq.m for Panchayat public use in Vembakkam Sub Registrar Office as per the document recorded in No. 4707 of 2024.

It is hereby informed that for the above residential layout plots from 1 to 24 plots the area is 3500 sq.m. 3% of the market value Rs.6250/- and per site fee of Rs.1000/- per plot 24x1000=24000/- and site inspection Rs.1000/- including Rs.25000/- has been deposited in Vembakkam Panchayat Fund account.

Village

Signature valid

Signed by: Village Panchayat President
Location:Tiruvannamalai
Date:2024.11.25 16:58:22



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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

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