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Layout Application - Final Approval Letter

Roc No: 1 Date: 6/2/25 12:49 PM

From:

Village Panchayat

Koppanampalayam

To :

Mr.S.Vijayan,
44/35A1, Vannandurai Road,
Pothanur,Paramathivelur,
Namakkal – 638 181

Online Application Number: 51CR0VJC

Sir/ Madam,

Sub :

Residential Subdivision-District Town and Country Planning Office, Namakkal- The proposal for Residential Layout Subdivision
with an extent of 0.275 Acres or 1101.00 Sq.m. in S.F.No: 227/1D2A3B & 1D1D– Koppanampalayam Village & Panchayat –
Kabilarmalai Panchayat Union – Paramathi Velur Taluk - Namakkal District-Technical Concurrence issued - forwarded for further
action - Reg.

Ref :

1. Applicant Mr.S.Vijayan, Namakkal District Online Application Ref No: 51CR0VJC (F.No. 37301), Dated.30.12.2024.
2. G.O (MS) No.79, Housing and Urban Development Department, Dated: 04.05.2017.
3. Joint Director Agriculture Department, Namakkal vide Letter K.Dis. E4/13048/2024,Dated:04.12.2024.[51CR0VJC-16285].(Dry
Land NOC
Letter)
4. Circular from the Director of Town and Country Planning, Roc.No:19799/2020/T, Dated: 24.12.2020 & 08.02.2021.
5. District Town and Country Planning Office, Namakkal District Letter No: NKL/ 51CR0VJC/37301/2024/TCP/2025/TCP (Road
pattern issued
on dated: 10.03.2025).
6. G.O.138, Housing and Urban Development Department, Dated: 04.06.2004.

7. 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.
8. G.O.141, Housing and Urban Development Department, Dated: 23.09.2020.
9. G.O.181 and 141, Housing and Urban Development Department, Dated: 09.12.2020 and 16.07.2022.
10. Government Letter No.19113/Nov4(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. Circular from the Director of Town and Country Planning, Roc No. 4367/2019/TCP2, Dated: 13.03.2019, 14.10.2019,
05.02.2020 and
14.08.2021.
14. G.O.(Ms).No.53, Housing and Urban Development Department, Dated: 28.02.2024. [Government Gazette No.28, Part-II,
Section 2,
Dated. 10.07.2024].
15. G.O.(Ms).No.01, Rural Development & panchayat Raj(PR-1) Department, Dated: 06.01.2025.
16. Applicant Mr.S.Vijayan, Namakkal District Online Application Ref No: 51CR0VJC (F.No. 37301), Gift deed document No:
1017/2025
(LOCAL BODY), Dated: 15.03.2025.
17. Demand payment Request Letter, Dated: 17.03.2025. (requiring payment of Centage Fee , Development Charge & Sub
Division Charges).
Ref :
18. Applicant Mr.S.Vijayan, Namakkal District Online Application Ref No: 51CR0VJC (F.No. 37301), Dated. 18.03.2025. (payment
of Centage
Fee, Development Charge & Sub Division Charges

Body:

The application seeking Technical Concurrence for the proposed formation of Residential Sub Division to an extent of 0.275 Acres
or 1101.00
Sq.m. in S.F.No: 227/1D2A3B & 1D1D, Koppanampalayam Village & Panchayat , Kabilarmalai Panchayat Union , Paramathi
Velur Taluk,
Namakkal District was processed as per the prevailing rules and after perusing the records and after conducting inspection.
Accordingly, on receiving the Road & Park Handed over Gift Deed Document as per 16th cited reference & the payment of
Centage Fee,
Development charges & sub division charges vide under reference 18th cited above, the Technical Concurrence is issued for the
proposed sub
division conditions below.
Plot No.1 – abcd – 157.55 Sq.m.
Plot No.2 – cdef– 154.27 Sq.m.
Plot No.3 – efgh – 164.97 Sq.m.
Plot No.4 – ghij – 174.04 Sq.m.
Plot No.5 – ijkl – 188.54 Sq.m.
Plot No. 6 – kmno – 90.28 Sq.m.
1. As per the condition, the layout has been approved and the approved assigned to the layout is SWP/DTCP/NAMAKKAL/LAYOUT
NO.69/2025. The approved layout Plan is enclosed herewith for taking further action in this regard.
2. Further, when the final approval is given by the local body, it is requested to send a copy of the conditions to this office
immediately as per
Condition no.9 (b).
3. After the approval of the local body, It is requested to send the approved residential layout

map to the concerned registration
department
office and land survey department for information and appropriate action
4. It is requested to send acknowledgement of receipt of receiving Maps and Proceeding orders.
5.As per circular cited in 13th, it is requested to send the proceeding orders and maps to the concerned Tahsildar to update in
Tamilnilam
website Special Conditions.
6.The Local authority shall accord permission duly following the rules/regulations/orders issued from time to time under the
respective rules.
Special Conditions:
Special Conditions:
As per the directions reference under 9th cited and as per the provisions stipulated in Rule 47(11) of TNCDBR – 2019 vide
reference under 7th
cited above.
1. a) The local body shall issue the final approval to the applicant(s) directly after collecting usual fees and necessary fees
towards the
cost of laying improvements to the system in respect of road, water supply, sewage, drainage or electric power supply that may
be required as
assessed by the authority concerne

Village

Signature valid

Signed by: Village Panchayat President
Location:Namakkal
Date:2025.06.02 12:49:30



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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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