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Layout Application - Final Approval Letter

Roc No: 05/2024-2025 Date: 9/28/24 2:03 PM

From:

Village Panchayat

Anaikaraipatti

To :

Thiru.K.M.S.Mushakmandhiri,Thiru.K.Arasakumar,Thiru.M.Murugadas,
Thiru.K.Sankar and Thiru.K.Kannadhasan,D.No.9, Ward-1, Rahamathulla Street,
Bodinayakanur Municipality,Bodinayakanur Taluk,Theni District – 625 513.

Online Application Number: 306GO965

Sir/ Madam,

Sub :

Technical field clearance - Office of the Assistant Director of Town and Country Planning – Theni District, Bodinayakanur Taluk /Panchayat Union, Anaikaraipatti Panchayat, Bodinayakanur Revenue Village, S.Nos. 586/1B2, 586/1C and 586/2 - Site Extent of 5465.00 sqm -Technical Clearance issued – Reg.

Ref :

1. Applicant Thiru.K.M.S.Mushakmandhiri, Thiru.K.Arasakumar, Thiru.M.Murugadas, Thiru.K.Sankar and Thiru.K.Kannadhasan,
Online Application No. 306GO965,
Dated: 13.09.2024
2. District Town and country planning Office,Theni District Letter No. THENI/ 306GO965 /2024/TCP (Road Patten issued
dated:17.09.2024).
3. Joint Director, Agriculture department, Theni District letter No.T1/6357/2024, dated.09.09.2024
4. Circular from the Director of Town and Country Planning, Roc.No 19799 / 2020, Dated: 24.12.2020
5. Applicant Thiru.K.M.S.Mushakmandhiri, Thiru.K.Arasakumar, Thiru.M.Murugadas, Thiru.K.Sankar and Thiru.K.Kannadhasan,
letter dated.13.09.2024 (Local body Gift
deed document no.4862/2024, dated:18.09.2024 and TANGEDCO Gift deed document no.4863/2024, dated:18.09.2024).
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:17.09.2024 and 20.09.2024 (requesting payment of OSR amount, Centage Fee,
Development Charge fee and Sub
Division Charges,).
15. Applicant Thiru.K.M.S.Mushakmandhiri, Thiru.K.Arasakumar, Thiru.M.Murugadas, Thiru.K.Sankar and Thiru.K.Kannadhasan,
letter Dated:19.09.2024 and 20.09.2024
(Payment of OSR amount, Centage Fee, Development Charge fee and Sub Division Charges 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. G.O.(Ms).No.53, Housing and Urban Development (UD4(1)) Department, Dated: 28.02.2024. (Tamil Nadu Gazette Notification
No.28, Part-II, Sec-2, Dated.
10.07.2024) (Development Charge)
19.The development fee is paid to the local government head and the receipt is shown.Reference number:IP242712133984.
20.And The Amount Due To The Panchayat Has Also Been Paid Into The Bank Account Of The Panchayat.

Body:

As Per The Above Letter, I Have Applied For A Technical Settlement Permit For A Total Area Of 5465 Sq.m. In Anaikaraipatti Panchayat, Bodinayakanur Revenue Village Survey Nos. 586/1B2, 586/1C and 586/2 - Site Extent of 5465.00 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 Anaikaraipatti Panchayat Bodinayakanur Revenue Village Survey Nos. -586/1B2, 586/1C and 586/2 - Site Extent of 5465.00 sqm Final Approval is Granted For The Development Of a Technical Estate With An Area of 5465.00 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:2024.09.28 14:03:17



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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

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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