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Layout Application - Final Approval Letter

Roc No: 07/LA/2024-2025/PN

Date: 12/16/24 2:33 PM

From:

Village Panchayat

Nallur

To :

M/S. Sree Balaji Developers and others,
Mayura Apartments, 7-7th Street,
Balaji Nagar, Nanganallur,
Chennai. 600061

Online Application Number: APMBOQVP

Sir/ Madam,

Sub :

Residential Layout –District Town and Country Planning Office, Hosur New Town Development Authority - Krishnagiri District
–Hosur Taluk- Nallur Village & Panchayat-S.f.no 524/1A1, 524/1A2, 524/1A3, 524/1A4, 524/1B, 524/1C - Extent of 8800.00 sq.m
– Planning permission issued – forwarded for further action –Reg.

Ref :

1) Application Reference No APMBOQVP received through Single Window Portal from Dated: 19.09.2024
2) G.O.No.138, Housing and Urban Development Department, Dated: 04.06.2004.
3) Government Letter No. 19113/4(3) / 2017-1, Housing and Urban Development Department, Dated:30.08.2017
4) Letter No. 13686/2017/LA1, Dated: 08.09.2017 of Commissioner of Town and Country Planning, Chennai (Circular)
5) G.O.No.18, Department of Municipal Administration and Water Supply, Dated: 04.02.2019, G.O.16 Department of Municipal
Administration and Water Supply, Dated: 31.01.2020.
6) Letter Roc No. 4367/2019/BA2, Dated: 05.02.2020 of Director of Town and Country Planning, Chennai (Circular)
7) G.O.141, Housing and Urban Development Department, Dated: 23.09.2020.
8) G.O.181, Housing and Urban Development Department, Dated: 09.12.2020.
9) Letter Roc. No. 19799/2020 Dated : 24.12.2020 of Director of Town and Country Planning, Chennai (Circular)

10) Letter Roc No. 4367/2019/TCP2, Dated: 14.08.2021 of Director of Town and Country Planning, Chennai (Circular)
11) Letter Roc No. 320/2022/TCP3, Dated : 07.01.2022 of Director of Town and Country Planning, Chennai (Circular)
12) G.O.141, Housing and Urban Development Department, Dated: 16.07.2022.
13) Road Pattern plan approved by the District Town and Country Planning Office, Krishnagiri Dated: 08.10.2024
14) Gift deed Document no 19843/2024 & 19845/2024 Uploaded by the Applicant Mrs.Padmapriya Srinivasan & others
15) Payment of Centage charges, Development charges are received from the applicant on 23.10.2024
16) Nallur Panchayat resolution no 05/13.12.2024

Body:

ORDER:
With reference to the 1st Cited letter, applicant has requested for the approval of residential layout in - Krishnagiri District, HosurTaluk, Hosur Panchayat Union, Nallur Village, Nallur Panchayat, S.f.no 524/1A1, 524/1A2, 524/1A3, 524/1A4, 524/1B, 524/1C -Extent of 8800.00 sq.m is forwarded to Director of Town and Country Planning for
concurrence.
The DTCP has technical clearance issued of residential layout in krishnagiri district, Hosur taluk, Hosur panchayat union, Nallur Village, Nallur Panchayat, S.f.no 524/1A1, 524/1A2, 524/1A3, 524/1A4, 524/1B, 524/1C -Extent of 8800.00 sq.m as per ROC No. APMBOQVP/2024/TCP Date: 24/10/2024
In the continuation, with reference to the 13th cited letter, road pattern for residential layout has been issued
by the directorate on 08.10 .2024.
Further the applicants M/S. Sree Balaji Developers and others, has gift deed the Road, Road splay, and Public
Purpose (PP) has been handed over to the President of Nallur Panchayat local body on 17.10.2024 & TANGEDCO Areas has been handed over to Superintending Engineer, Krishnagiri on 17.10.2024 respectively.
In the continuation final administrative approval approved the residential layout in krishnagiri district; Hosur taluk Hosur panchayat union, Nallur Village, Nallur Panchayat, S.f.no 524/1A1, 524/1A2, 524/1A3, 524/1A4, 524/1B, 524/1C -Extent of 8800.00 sq.m i.e. 51 plots.
ALLOTMENT DETAILS OF APPROVED LAYOUT PLAN
Site Extent: 0.88 Hec. (or) 8800.00 Sq.m
No. of Plots: 51
Gifted over to Local Body:
Layout Road: 2685.89 Sq.m
Public Purpose - 32.18 Sq.m - 0.52% + 611.41 10% & Layout Public Park purpose - 611.41 Sq.m - 10 %
Gifted over to TANGEDCO:
TANGEDCO Purpose: -32.75 Sq.m - 0.53 %
Nallur panchayat Resulation No . 05/13.12.2024

The panchayat President
Nallur Panchayat
Hosur Panchayat Union,

copy to,
1) The deputy director, town and country planning department (planning permission) Hosur union, krishnagiri district.
2) The sub registrar, sub register office Hosur krishnagiri district

Signature valid
Signed by: Village Panchayat President
Location:Krishnagiri
Date:2024.12.16 14:33:42

Village



our services doesn't just end there

Buying & Selling Services

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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