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Layout Application - Final Approval Letter

Roc No: 1/2025/Nerkunam/Lay out

Date: 3/18/25 5:56 PM

From:

Village Panchayat

Panchayat office Building, Nergunam Village & Post, Cheyyur Taluk, Chengalpattu District

To :

Thiru. G. SATHEESH,
79/11, 3RD Street,
Karpaga Nagar,
Selaiyur,
Chennai – 600 073,
Ph : 7299940033.

Online Application Number: ED4KOL3L

Sir/ Madam,

Sub :

Residential Layout - Chengalpattu District – Chithmur Panchayt Union – Nerkunam Panchayat - Formation to an extent of 7972.24 Sq.m. in the Land Bearing S.Nos.25/4, 25/5A, 25/6, 25/7, 25/8, 25/9, 25/10; 26/6A; 42/1;and 43/1 Chengalpattu District, Chithmur Panchayat Union, Nerkunam Panchayat and Village - Final approval issued – Reg

Ref :

1.Town and Country Planning Joint Director / Deputy Director / Assistant Director Chengalpattu District.R.C.No. ED4KOL3L/2024/TCP, Dated.07.10.2024.
2. Nerkunam Panchayt Chithmur Panchyat Union, Ordinary Council Meeting Resolution No.6,date.21.01.2025

Body:

In The Reference 1st Cited Above Letter from the Assistant Director Town and Country Planning Department (Planning Permission), Chengalpattu District, issued to Chengalpattu District, Chithmur Panchayat Union, Nerkunam Panchayat, and Approving to an extent of 7972.24 Sq.m. in the Land Bearing S.No. 25/4, 25/5A, 25/6, 25/7, 25/8, 25/9, 25/10; 26/6A; 42/1;and 43/1 The Technical Clearance / Concurrence / Planning Permission is issued to the above mentioned Layout and Technical Approval is Assigned as SWP/DTCP/Chengalpattu District Layout No.224/2024. Subject to Special conditions and Technical clearance Issued.

The Local Body Demand was Generated and Demant Fees Paid.

S.No Discription Amount(Rs.)
1 Layout approvel fees 1,24,810
2 Layout Inspction fees 1,500
Total 1,26,310

In The Reference 2nd Cited Above Nerkunam Panchayat, Chithmur Panchayt union, ordinary council meeting Resolution No.06,date. 21.01.2025 passed for Final Approval The above Residential layout 63 Plots with condition.

Conditions

1.Chengalpattu District, Joint Director / Deputy Director / Assistant Director , District Town and Country Planning Department R.C No. ED4KOL3L/2024/TCP, Dated.07.10.2024.and Residential Layout Technical Clearance / Concurrence / Planning Permission is issued to the above mentioned layout and the approval number is assigned as follows SWP / DTCP /CHENGALPATTU / LAYOUT APPROVAL NO. 224/2024, All the Special conditions mentioned must be strictly followed.

2.Roads Constructed in the approved Residential layout Should remain in same existing condition. No Changes should be made.

3.The Details of the plots divided in the approved layout map shall not be altered without the permission of this authority.

4.Approved layout Plots should be used for construction of house only. No dangerous or obnoxious factories are allowed.

5.The Applicant shall pay the difference in rates of fees paid by the Applicant to this Panchayat, if any difference arises.

6.Every plot deed registration should be accompanied by a copy of this layout approval map.

7.The Applicant shall be bound by any changes of orders issued by the Government in the Policy regarding

Village

Signature valid

Signed by: Village Panchayat President
Location:Chengalpattu
Date:2025.03.18 17:56:45



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Compliance & Special Services

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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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