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RE REGULATORY RECORD

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DIGITALLY VERIFIED RECORD

C.No.D/1886/2025.

District Forest Office,
Chengalpattu Division,
Chengalpattu.

Dt. 11.07.2025.

Sub: FOREST – Chengalpattu Division, Chengalpattu District, Chengalpattu Taluk, Karunilam village – S.No.183/1A1,184/1A1,1A2,1B1A,1B2A,1B2C,1B3A,1B3C, 1B4A,1B4C,1B7A,1B7C,1B8A,407/3C and 4A – to an extent of 13327 Sqmt and Hanumanthapuram village S.No.407/3C and 4A to an extent of 2453 Sqmt total extent of 15780 sqm - NOC requested for Layout approval owned by the applicant – Remarks called for – Regarding.

Ref: 1. Thiru.G.Anand Thirumal Housing and Properties D Lokesh, No.94 Mudichur Road, West Tambaram, Chennai District Online application No. ZBDKOGY5, dt.16.05.2025.

2.Forest Range Officer, Chengalpattu Range, Ref.No.301/2025, Dt.29.05.2025

3.Conservator of Forests (FAC), Chennai Circle, Chennai Ref No.D/3931/2025, Dt.30.06.2025.

In the letter 1st cited, of M/s. Thiru.G.Anand Thirumal Housing and Properties D Lokesh, No.94 Mudichur Road, West Tambaram, Chennai District S.No.183/1A1,184/1A1,1A2,1B1A,1B2A,1B2C,1B3A,1B3C, 1B4A,1B4C, 1B7A, 1B7C, 1B8A,407/3C and 4A to an extent of 13327 Sqmt and Hanumanthapuram village S.No.407/3C and 4A –to an extent of 2453 Sqmt Total extent of 15780 sqm, NOC requested for Layout approval at Karunilam village, Chengalpattu Taluk, Chengalpattu District, as the proposed site is located from Sirukundram Reserved Forest.

With reference to the letter 2nd cited, the above said S.No.183/1A1,184/1A1,1A2,1B1A,1B2A,1B2C,1B3A,1B3C, 1B4A,1B4C, 1B7A, 1B7C, 1B8A,407/3C and 4A to an extent of 13327 Sqmt and Hanumanthapuram village S.No.407/3C and 4A –to an extent of 2453 Sqmt Total extent of 15780 sqm, NOC requested for Layout approval at Karunilam village, Chengalpattu Taluk, Chengalpattu District, 97.9 Mtr away from cairn No.6 boundary of Sirukundram Reserved and also informed that no damage will be caused to the flora and fauna in the nearby Sirukundram Reserved Forest area due to the Layout approval.

The distance between the above site and Karikili Birds sanctuary is 29.25 Km and the distance between the above site and Vedanthangal Birds Sanctuary is 31.40 Km.

In the reference 3rd cited, permission has been accorded to the District Forest Officer, Chengalpattu Division to offer remarks of Forest Department. Hence, you may proceed further in this issue subject to the following conditions.

1. The applicant should not in any way dispose solid or liquid waste inside the Forest area.
2. No amount of water should either be drawn from forest area or be discharged into forest area.
3. The applicant should not do any activity which will affect the flora and fauna of the nearby forest area.
4. Any violation of the above conditions will lead to the cancellation of this without waiting for the explanation of applicant.
5. This letter is applicable only for Layout Plan approval in the above - mentioned land owned by the applicant.
6. In case of any straying of wild animals from the Forest area into the habitations, the applicant should provide necessary passage for the Wild animals to return back to the Forest.
7. The applicant should ensure that rows green belt raised and maintained at their own cost in their patta land all along the roads to the construction site.
8. **"Necessary green landscape should be provided as per the project proposal which should be strictly followed without any violation and proper greenery should be made available in the residential area.**
9. No damage to be caused to the Flora and Fauna in the Forest area due to the Layout Plan approval.
10. To follow all Forest Acts and Rules in force.

Additional conditions mentioned in the reference to the 3rd cited.

i). No damage to be caused to the Flora and Fauna in the nearby forest area due to the Layout approval.

ii). All Forest Acts, Rules and court orders in force to be followed by the applicant.

District Forest Officer,
Chengalpattu Division,
Chengalpattu.

To

Thiru.G.Anand Thirumal Housing
and Properties D Lokesh,
No.94 Mudichur Road,
West Tambaram,
Chennai District.

Copy submitted to the Conservator of Forests, Chennai Circle, Chennai-6 for favour of kind information.

Copy to the Forest Range Officer, Chengalpattu Range, Chengalpattu.

He is requested to verity the Reserved Forest Pillar locations near the site must be verified for correctness on ground with reference to Reserved Forest Notification.

Copy to the Deputy Director, Town and Country Planning, Chengalpattu.

THE LANDLENS SUITE

Eight ways to know a piece of land before you pay for it.

This report covers one part of the picture. These cover the rest, drawn from the same government records, for any property in Tamil Nadu.

LandLens One
Ask anything about a property and get an answer grounded in live government records, with the sources shown.
/landlens/one

Verify My Land
Every record check run on one property and returned as a single report.
/landlens/verify-my-land

Legal Opinion
An advocate's written opinion on the title, built on the records we pull for it.
/landlens

One Map
Every layer on one map: the parcel, its boundary, zoning, water bodies and what sits around it.
/landlens/one/map

PriceMap
What land actually changed hands for around this plot, taken from the registered deeds.
/landlens/pricemap

Build Scope
What you are allowed to build here: floor space, height, coverage and setbacks.
/landlens/build-scope

Property Tracker
Watch a property and hear about it when something new is registered against it.
/landlens/property-tracker

Deal Room
Run the transaction in one place: documents, stamping, signatures and the parties.
/landlens/deal-room

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Twenty-four checks you can run yourself, at no cost.

Records and verification

The registers themselves, read for you.

- Encumbrance Certificate
- Patta and Chitta
- Field Measurement Sketch
- EC Analyzer
- Bank charge check
- Court case search
- Seller background check
- Approval check by survey

Value and duty

What it is worth and what it costs to register.

- Guideline value by street
- Guideline value by survey
- Stamp duty and registration fees
- Capital gains
- Floor space index
- Area unit converter

Zoning and land use

What the plan says can happen on this land.

- Land use zone finder
- CMDA land use check
- Coastal regulation zone
- Master plan check
- Water bodies finder
- Airport height clearance

Registers and directories

Who holds it, and which office keeps the record.

- Find your registering office
- Temple property check
- Waqf property check
- RERA register

Every free tool
/tools

Services we run for you
/services

The LandLens suite
/landlens/one

Verified RealEstate™

Every claim in this document traces back to a government record.

- Legal opinions, due diligence and title verification
- Building plan, layout and sub-division approvals
- Completion and occupancy certificates, regularisation
- Escrow, negotiation and NRI property management
- Land survey, soil testing, architecture and construction

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