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Layout Application - Final Approval Letter

Roc No: 1/2024-2025 Date: 12/27/24 5:51 PM

From:

Village Panchayat

AKKARAIKODIVERY

To :

Thiru. V.MUTHUSAMY
S/O Venkadachalam,
3/306B, Poojanagar,Venkittapuram,
Nilambur,Coimbatore-641062.

Online Application Number: XI3AWPH5

Sir/ Madam,

Sub :

Sub: Residential Layout – Office of Erode District, T.N.Palayam Panchayat Union, Akkaraikodivery Village Panchayat acknowledging and Approving in R.S.No: 58/2C, 1.65 ¼ Acre extent Residential Plot Technical Clearance issued by Deputy Director Town and Country Planning Department (Planning Permission) – reg.

Ref :

1. Applicant Thiru. V.Muthusamy Application Date: 22.11.2024.
2. Letter no. 13686/2017/LA1, dated: 08.09.2017 of Commissioner of Town and Country Planning, Chennai (Circular)
3. Letter no. 12201/2017/CP, dated: 28.09.2017 of Commissioner of Town and Country Planning, Chennai (Circular)
4. G.O.79, Housing and Urban Development Department, Dated: 04.05.2017
5. ROC No from Deputy Director of Town and Country Planning Department (Planning Permission), Erode, ROC No: XI3AWPH5/ 2024/ TCP, Dated:26.11.2024.
6. Technical Clearance/ Concurrence/ Planning Permission issued Layout number: SWP/DTCP/ERODE/LAYOUT APPROVAL No- 347/2024 Dated: 26.11.2024.

Body:

Akkaraikodivery Village Panchayat President Order

Procedure / Processes

Issuer : Thiru. K. Sivakumar.,

No: 1/2024-25 Date : 27.12.2024

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6. Technical Clearance/ Concurrence/ Planning Permission issued Layout number: SWP/DTCP/ERODE/LAYOUT APPROVAL No- 347/2024 Dated: 26.11.2024.

Order:

1. In the letter from the Deputy Director of District Town and Country Planning Department (Planning Permission),Erode District, issued to Erode district, T.N.PALAYAM Panchayat Union, AKKARAIKODIVERY Village and Panchayat , R.S.No: 58/2C, of 1.65 ¼ acres proposed residential layout, The Technical Clearance/ Concurrence / Planning Permission is issued to the above mentioned layout and the approval number is assigned as follows SWP /DTCP/ ERODE/LAYOUT APPROVAL No. 347/2024 dated on 26.11.2024 subject to Special conditions and Technical clearance from the Local Authority.

7. The Applicant shall be bound by any Changes of orders issued by the Government in the policy regarding the recognition of land layout approval and planning permission.
8. The Applicant shall bear sole responsibility for civil suits arising out of deed registrations and changes in land ownership.
9. Construction of high voltage/low voltage power lines for the plots to be sold by the Applicant through the reserved area of Public or Open space handed over to the local body is not permitted.
10.It is also informed that any violation of the above conditions will result in the cancellation of this Layout approval.

Details of allotments of plots for which technical approval has been granted:
1) Plot area : 1.65 ¼ acres or 6690.00 sq.m.
2) No of plots : 25
3) Area of Road : 1311.58 sq.m
4) Public use (Local body) : 30.30 sq.m
5) Public use (TANGEDCO) : 30.30 sq.m
6) Park area : 542.87 Sq.m (Government guideline value amount has been paid by the applicant.)

President,
Akkaraikodivery panchayat.

To,
Thiru. V.MUTHUSAMY
S/O Venkadachalam,
3/306B, Poojanagar,Venkittapuram,
Nilambur,Coimbatore-641062.
Copy to:
1. Deputy Director (Incharge), Town and Country Planning Department (Planning Permission), Behind Ulavar Santhai,Sampath Nagar, Erode District, Erode – 638009
2. The Sub Registrar, Office of the Sub Registrar, Sathyamangalam.
3. Submitted to the Perusal of Assistant Director of Rural Development and Administration (Panchayat),DRDA Erode.
4. Submitted to the Perusal of Assistant Director (Survey and Land Records), Erode.
5. Block Development Officer (Rural Panchayat), T.N.Palayam Union Office, T.N. Palayam.
6. Panchayat Secretary, Akkaraikodivery Panchayat office, T.N.Panchayat Panchayat Union.
7. Others – 2

Akkaraikodivery Panchayat Resolution Copy
on 27.12.2024 in the month of December 2024 Friday at time at 11.00 am the Ordinary metting of Akkaraikodivery Panchayat Members was Held in the Panchayat Office Details Of the Actions taken in the Meetting at that time as Follows
President. Thiru.K.Sivakumar as Panchayat President.
10 Ward Members including Panchayat President.
Sub: Erode District T.N.Palayam Panchayat Union Akkaraikodivery Village Panchayat Kongunagar II , Akkaraikodivery S.F.No: 58/2C Extent 1.65 1/4 acres Granted Techincal Clearence by Assistant Director(IC) District Town and Country Planning Departement (Palanning permission) Erode District. Roc No :XI3AWPH5/2024/TCP Dated :26.11.2024 and Technical Clearance Residentials Layout Approval No : SWA/DTCP/ERODE/LAYOUT APPROVAL NO-347/2024 DATED ON 26.11.2024.Seeking Approval Of the Council to Grant Final Approval Subject to Specified Condition. Resolution No : 155 / 27.12.2024. is Granted Unanimously

Akkaraikodivery Village.

Signature valid
Signed by: Village Panchayat President
Location:Erode
Date:2024.12.27 17:51:40
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

Verified RealEstate™

We're honored to be part of your real estate journey

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