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Layout Application - Final Approval Letter

Roc No: 01/LA/2024-2025/PB

Date: 12/28/24 3:19 PM

From:

Village Panchayat

Begapalli

To :

Mr.N.Prakash and others
No 28 A, Utthukkadu, Muniyappam palayam,
Sankkari West Post, Sankari Durg,
Salem District

Online Application Number: 332SHWZL

Sir/ Madam,

Sub :

Residential Layout –District Town and Country Planning Office, Hosur New Town Development Authority - Krishnagiri District
–Hosur Taluk /Panchayat Union –Begaipalli village and panchayat–S.f.no454/1B1B1,454/2A3A,454/1A2C1,454/1A2B, 454/1B2 & 454/2A2 -Extent of 8086.00 sq.m – Planning Permission issued – forwarded for further action –Reg.

Ref :

1) Application Reference No 332SHWZL received through Single Window Portal from Dated: 07.10.2024
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:09.11.2024
14) Gift deed Document no 22789/2024 & 22791/2024 Uploaded by the Applicant Mr.S.Venkatchalam and others
15) Payment of Centage charges, Development charges and OSR charges are received from the applicant on 13.12.2024 &
07.12.2024
14) Begepalli Panchayat Resolution No 24/09.12.2024

Body:

ORDER:
With reference to the 1st Cited letter, applicant has requested for the approval of residential layout in - Krishnagiri District, Hosur Taluk, Hosur Panchayat Union, Bagur Village, Begepalli Panchayat, S.f.no454/1B1B1,454/2A3A,454/1A2C1,454/1A2B, 454/1B2 &
454/2A2 -Extent of 8086.00 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, Bagur Village, Begepalli Panchayat,
S.f.no454/1B1B1,454/2A3A,454/1A2C1,454/1A2B, 454/1B2 &
454/2A2 -Extent of 8086.00 sq.m as per ROC No. 332SHWZL/2024/TCP Date: 14/12/2024
In the continuation, with reference to the 13th cited letter, road pattern for residential layout has been issued
by the directorate on 09.11.2024
Further the applicants Mr.N.Prakash 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 28.11.2024 & TANGEDCO Areas has been handed over to Superintending Engineer, Krishnagiri on 28.11.2024 respectively.
In the continuation final administrative approval approved the residential layout in krishnagiri district; Hosur taluk Hosur panchayat union, Bagur Village, Begepalli Panchayat,
S.f.no454/1B1B1,454/2A3A,454/1A2C1,454/1A2B, 454/1B2 &
454/2A2 -Extent of 8086.00 sq.m i.e. 43 plots.
ALLOTMENT DETAILS OF APPROVED LAYOUT PLAN
Site Extent: 0.80.86 Hec. (or) 8086.00 Sq.m
No. of Plots: 43
Gifted over to Local Body:
Layout Road: 2206.74 Sq.m
Public Purpose - 587.92 Sq.m - 10.00 % & Layout Public Park purpose - 34.85 Sq.m - 0.59 %
Gifted over to TANGEDCO:
TANGEDCO Purpose: -32.63 Sq.m - 0.55 %
Begepalli panchayat Resulation No . 24/09.12.2024

The panchayat President
Begepalli 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:2024.12.28 15:19:45



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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

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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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