

014155

PUDUCHERRY PLANNING AUTHORITY
JAWAHAR NAGAR, BOOMIANPET
PUDUCHERRY
FORM - 4
[Bye - Law 8 (1)]

No.PPA/ 28 /363/PPA/Z(SB/VCP-Layout)/2024-25

Date:

29 JAN 2025

To

Tvl. 1.A.Namassivayam,

2. C.Karthikeyan,

3. N.Vasanthi,

No.8, Villianur Main Road,

Odiampet, Villianur,

Puducherry – 605 110.

With reference to your application No. Nil, dated **20th June 2024** for the grant of permission for proposed formation of residential layout in the name of "**Sri Manakula Vinayagar Nagar Extension-I**" at R.S.No.83/3B, 83/3C, 94/2pt., Villianur Revenue Village, Villianur Commune Panchayat, Puducherry. I have to state that the same has been permitted as per plan enclosed subject to the following conditions:-

1. The Layout Promoter /Owners shall not encroach any Government land/ canal /road portion adjoining or passing, through the layout, in any manner.
2. The Layout Promoter /Owner shall settle any legal disputes in the court of law in respect of the title deed and the Puducherry Planning Authority shall be indemnified.
3. The layout approval will be revoked if the same has been obtained by furnishing any false information / statement / suppression of facts or misrepresentation of material facts.
4. This approval is issued based on the opinion of the Revenue Officer, Office of the Sub Collector (Revenue) South, Villianur vide No.4005/SCRS/B4/PPA/LO/TOV/2024/2830, dated.16.12.2024.
5. This approval is issued based on the opinion of the Executive Engineer, Irrigation Division, PWD, Puducherry, vide No.1672/PW/EEI/DB/C-19/2024-25/5751, dated 06.08.2024.
6. This approval is issued based on the opinion of the Executive Engineer, Electricity Department, Puducherry, vide No.2383/ED/EE-R(N)/TECH/F.TO/2024-25, dated 05.08.2024.
7. The permit issued based on opinion offered by the Legal Advisor, PPA dated 06.08.2024.
8. This approval is issued based on the opinion of the Directorate of Survey and Land Records, Puducherry, vide letter No.3401/DSLR/ADOS/2023 dated 26.09.2024.
9. This approval is issued based on the opinion of the Office of the Villianur Commune Panchayat, Puducherry vide NOC letter F.No.20-1/VCP/JE(M)/AE/PPA/2024-25/628, dated 12.11.2024.
10. EWS plots as earmarked in the layout shall comply to G.O.Ms.No.5/2015-Hg, dated 26.02.2015 (copy enclosed).
11. The layout has to be registered with the Puducherry Real Estate Regulatory Authority as per the section 3 of the Real Estate (Regulation and Development) Act, 2016.
12. The provisions in the G.O.Ms.No.5/2023-Hg dated 18.05.2023 regarding placing of Telecommunication cable in a duct in the layout should be complied.
13. The buffers along the canal as shown in the layout plan shall not be encroached with any building activities.

V. BHUVANESWARAN
MEMBER SECRETARY

PUDUCHERRY PLANNING AUTHORITY

Encl:- 1. One Approved Layout plan.
2. Copy of NOC from Villianur Commune Panchayat, Puducherry.
3. Copy of NOC from Electricity Department, Puducherry.

Copy to:-

1. The Commissioner, Villianur Commune Panchayat, Puducherry.
2. The Director, Directorate of Survey and Land Records Puducherry.
3. The Sub Registrar, Villianur, Puducherry.
4. The Superintending Engineer-III, Electricity Department, Puducherry.
5. The Chairman, PRERA, Puducherry.

Note:-

Road portions and OSR portion of the layout have been handed over to Commissioner, Villianur Commune Panchayat, Puducherry through a registered gift deed communicated vide letter F.No.20-8/VCP/Layouts/JE(M)/AE/2024-2025/869, dated 22.01.2025 (Gift deed No. 1395, dt. 21.01.2025).