

0139

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

No.PPA/ 48 /7/Z(SB/BCP/Layout)/2024-25

Date:

15 FEB 2025

To

Tmt. P.Saraswathi,
No.79, 2nd Main Road,
Kaveri Nagar, Reddiarpalayam,
Puducherry – 605 010.

With reference to your application No.Nil, dated **4th January 2024** for the grant of permission for proposed **residential layout with 37 plots in the name and style of "Muthukumaran Nagar"** situated at **R.S.No.155/1Bpt, Keezh Parikkalpet, Parikkalpet Revenue Village, Bahour Commune Panchayat, Puducherry.** I have to state that the same has been permitted as per plan enclosed subject to the following conditions:-

1. This permit is issued based on the opinion of the Sub Collector (Revenue) south, Villianur, Puducherry, vide Letter No.0797/SCRS/B4/PPA/LO/TOB/2024/1247 dt:5.7.2024 should be strictly adhered to.
2. This permit is issued based on the opinion of Bahour Commune Panchayat, Puducherry, vide Letter No.81-34/BCP/Engg./JE1/2024-25/769 dt:20.01.2025.
3. This permit is issued based on the survey report/sketch of Directorate of Survey and Land Records, Puducherry, vide Letter No.766/DSLR/2024 dt:20.06.2024.
4. The Layout Promoter/Owners shall not encroach any Government land/canal/road portion adjoining or passing through the layout in any manner.
5. This permit is issued based on the opinion of legal counsel letter dt:28.03.2024.
6. The conditions stipulated by the Electricity Department, Puducherry, vide Letter No.3987/ED/EE-R(S)/Tech/F-PPA/2023-24 dt:15.03.2024 should be strictly adhered to.
7. The Layout Promoter/Owners shall settle any legal disputes in the Court of law in respect of the title deed and the Puducherry Planning Authority shall indemnity.
8. 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.
9. The layout has to be registered with the Puducherry Real Estate Regulating Authority as per the section 3 of the Real Estate (Regulation and Development), Act, 2016.
10. This permit is issued based on the NOC of Bahour Commune Panchayat, Puducherry, vide Letter F.No.81-34/BCP/JE-1/2024-25 dt:20.01.2025 and 29.01.2025.
11. EWS plots as earmarked in the layout shall comply to G.O.Ms.No.5/2015-Hg, dated 26.02.2015 (copy enclosed).
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.

9/1
7.2.25
(V.BHUVANESWARAN)
MEMBER SECRETARY
PUDUCHERRY PLANNING AUTHORITY

Encl: 1. One approved Layout Plan.
2. Copy of NOC from Bahour Commune Panchayat, Puducherry.

Copy to:-

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

Note:- The Road portions have been handed over to The Commissioner, Bahour Commune Panchayat, Puducherry, vide references:- F.No.81-20/BCP/Engg/JE1/2024-25/769 dt:20.01.2025 (Gift deed No.744/2025 dt:09.01.2025).