

**AREA STATEMENT**

TOTAL EXTENT	: 463923	SQ.FT
ROAD AREA	: 111477	SQ.FT
PLOTTABLE AREA	: 352446	SQ.FT
SOLD OUT AREA	: 154217	SQ.FT
UNSOLD AREA	: 198229	SQ.FT
10% OF THE TOTAL AREA OF UN SOLD PLOTS REQUIRED FOR OSR	: 19823	SQ.FT
OSR PROVIDED	: 19860	SQ.FT
PLOT NO'S (51 to 66) RESERVED FOR OSR	: 16	Nos.
SOLD PLOTS	: 149	Nos
UN SOLD PLOTS	: 159	Nos
TOTAL NO. OF PLOTS	: 324	Nos

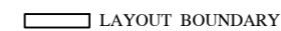




**NOTE:**

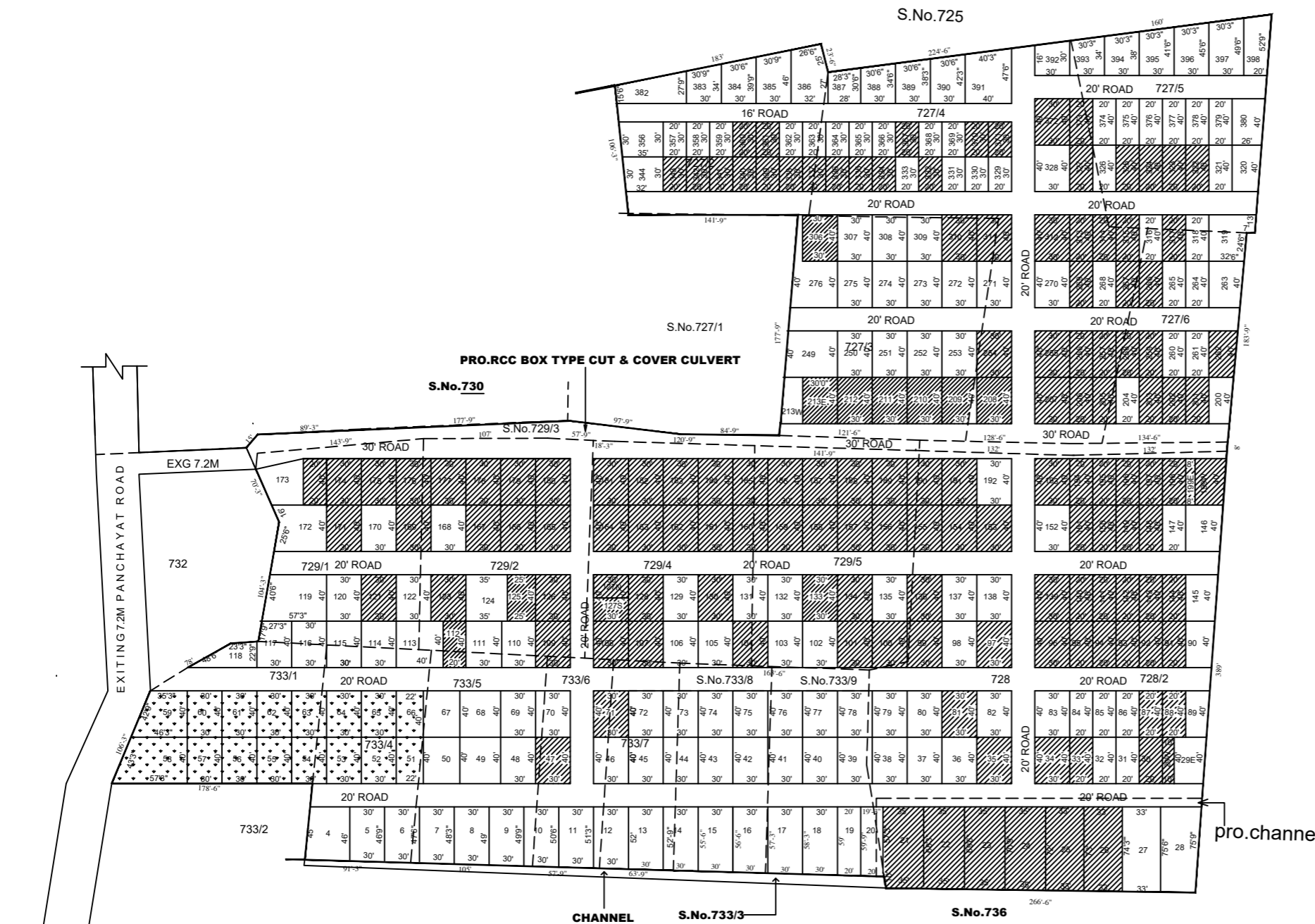
1. A SPLAY AT THE INTERSECTION OF TWO OR MORE STREETS / ROADS SHALL BE PROVIDED AS PER DR 29.
2. ROAD AREA 105077 SQFT. ALREADY GIFTED TO THE PRESIDENT, NATHAMBEDU PANCHAYAT UNION VIDE GIFT DEED DOCUMENT NO. 4090/2015 DATED 09.04.2015.
3. ROAD AREA 6400 SQ.FT AND PARK AREA 19860 SQ.FT TO BE GIFTED TO THE COMMISSONER, THIRUVALLUR PANCHAYAT UNION.
4. ROAD AREA 111477 SQFT AND PARK AREA 19860 SQFT GIFTED TO THE COMMISSIONER, POONAMALLEE PANCHAYAT UNION VIDE GIFT DEED DOCUMENT NO. 3816 / 2019 DATED 28.03.2019
5. The Commissioner, Thiruvallur Panchayat Union Requested to ensure that roads are formed as shown in the plan and compliance of all conditions stipulated by PWD in there Letter No. DB/T5(3)/F-Inundation-Pakkam/2018/14.12.2018 and shall obtain a letter from PWD conforming the compliance of conditions, before sanctioning and regularisation of the unapproved layout.

**CONDITIONS:**

- 1) As per G.O.(ms).no.78 H & UD UD4 (3) department dt. 04.05.2017 and G.O. (Ms). No. 172 H & UD(UD4 (3) dept. dated. 13.10.2017 the individual plot to be regularised separately after approval of lay out framework.
- 2) As per this Office Order No.15/2018 dated 12.12.2018 the regularisation of Layout Framework Approved.
- 3) Only those unapproved layouts where a part or full number of plots have been sold through a registered sale deed as on 20 th October 2016 shall be \ Considered for regularization under these rules.
- 4) As per G.O.(Ms).No.172H & UD ( UD4 (3) Dept dt. 13.10.2017 OSR charges are exempted for the plots sold on or before 20.10.2016.
- 5) Plots / Sub-divisions / Layouts shall be regularised under these rules only for "Residential Usage"
- 6) Plot Numbers 104,107,134,141,367 & 372 registered after cut off date. Hence Not to be regularized.

**LEGEND**

-  LAYOUT BOUNDARY
-  ROAD
-  PARK
-  SOLD OUT PLOTS
-  UNSOLD PLOTS



REGULARISATION OF LAYOUT FRAMEWORK IN S.NO. 727/2,3,4,5,6, 728/2, 729/1,2,4,5 & 733/1,4,5,6,7,8,9 AT PAKKAM VILLAGE OF THIRUVALLUR PANCHAYAT UNION AS PER G.O.(Ms).No.78 H & UD UD4 (3) DEPARTMENT DT.04.05.2017 AND G.O. (Ms). No. 172 H & UD(UD4 (3) dept. dated.13.10.2017

SCALE : 1" = 66' (ALL MEASUREMENTS ARE IN FEET)

P.P.D (Regularisation NO : 942 / L.O 2017) 2019

APPROVED  
VIDE LETTER NO : Reg.L / 15221 / 2017  
DATE : 16 / 04 / 2019

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FOR SENIOR PLANNER  
CHENNAI METROPOLITAN  
DEVELOPMENT AUTHORITY

