

**PUDUCHERRY PLANNING AUTHORITY
JAWAHAR NAGAR, BOOMIANPET
PUDUCHERRY**

Minutes of the Puducherry Planning Authority Meeting held on 22.07.2024 at 3.30 P.M. in the Conference Hall of Puducherry Planning Authority, Puducherry.

The following were present:-

1.	Thiru. R. Kesavan I.A.S., Secretary to Govt.(TP) cum Chairman, Puducherry Planning Authority, Puducherry.	:	Chairman
2.	Thiru. R. Coumarane, Special Officer, Representing the District Collector, Department of Revenue & Disaster Management, Puducherry.	:	Member
3.	Thiru. M. Kandar Selvan, Chief Town Planner, Town & Country Planning Department, Puducherry.	:	Member
4.	Tmt. M. Sarassou, EA to SE-I, Representing the Superintending Engineer, Circle-I, PWD, Puducherry.	:	Member
5.	Thiru. V. Murugesan, Assistant Engineer, Representing the Superintending Engineer-III, Electricity Department, Puducherry.	:	Member
6.	Thiru. K. Kalamegam, Environmental Engineer, Representing the Member Secretary, Puducherry Pollution Control Committee, Puducherry.	:	Member
7.	Thiru. P. Dhanasekaran, Joint Director (Chem), Representing the Director, Agriculture Department, Puducherry.	:	Member
8.	Thiru. K. Ilango, Divisional Fire Officer, Fire Service Department, Puducherry.	:	Member
9.	Dr. G. Ragunathan, Deputy Director, Public Health Department, Puducherry.	:	Member
10.	Thiru. S. Cartigeyane, Assistant Engineer, (Planning) Representing the Executive Engineer, N.H. Division, PWD, Puducherry.	:	Member
11.	Thiru. L.P. Niquet, Assistant Engineer, Representing the Executive Engineer, Irrigation Division, PWD, Puducherry.	:	Member
12.	Thiru. S. Rameshkumar, Junior Engineer, Representing the Executive Engineer, Public Health Division, PWD, Puducherry.	:	Member
13.	Thiru. N. Selvam, SP(Traffic), Police Department, Puducherry.	:	Member
14.	Thiru. S. Manohar, Hydrogeologist, SGWU, Agriculture Department, Puducherry.	:	Member
15.	Thiru. S. Annamalai, Sub-Inspector of Survey, Representing the Commissioner, Puducherry Municipality, Puducherry.	:	Member
16.	Thiru. A. Sureshraj, Commissioner, Oulgaret Municipality, Puducherry.	:	Member
17.	Thiru. V. Ramesh, Commissioner, Ariyankuppam Commune Panchayat, Puducherry.	:	Member
18.	Thiru. R. Iyappan, Junior Engineer, Representing the Commissioner, Nettapakkam Commune Panchayat, Puducherry	:	Member
19.	Thiru. R. Thirunavukkarasu, Assistant Engineer Representing the Commissioner, Villianur Commune Panchayat, Puducherry	:	Member
20.	Thiru. K. Malligarjunan, Assistant Engineer Mannadipet Commune Panchayat, Puducherry.	:	Member
21.	Thiru. V. Ramesh, Commissioner, Bahour Commune Panchayat, Puducherry.	:	Member
22.	Thiru. M. Kandar Selvan, Member Secretary, Puducherry Planning Authority, Puducherry.	:	Member Secretary

Agenda No:1**Confirmation of minutes of the previous meeting held on 05.03.2024**

The Member Secretary apprised that the minutes of the Puducherry Planning Authority meeting held on 05.03.2024 were communicated to all members. The members confirmed the minutes.

Agenda No:2**Building plan applications:****CASE NO: 1****File No & Date: 1792/28.03.2024**

The proposal of **the Director, JIPMER**, Gorimedu, Puducherry seeking approval for the proposed construction of 400 bedded boys Hostel building at R.S.No.213 & 228pt, JIPMER Campus, Thattanchavady Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee. The Committee after detailed deliberation agreed in principle for issue of approval subject to condition that open fire escape staircase should be provided and NOCs/clearances should be obtained from Fire Service Department, Electricity Department, State Ground water Authority, Public Health Division, PWD; Airport Authority of India before commencement of construction work at the site.

CASE NO:2**File No & Date:3370 & 20.06.2024**

The proposal of **the Registrar, Pondicherry University**, for the proposed additional construction of two storeyed Lecture Hall Block in the existing premises of Community College, campus at R.S.No.93/3pt, Community College campus, Lawspet, Karuvadikuppam Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee of Puducherry Planning Authority. The committee agreed in principle for issue of building permit after imposing condition to obtain the NOC from the Electricity department & Airport Authority of India before commencement of construction.

CASE NO: 3**File No & Date:364 & 24.01.2024**

The proposal of **the Principal, Indira Gandhi College of Arts & Science**, for construction of a three storeyed college building with single storeyed canteen building for Indira Gandhi College of Arts & Science,(a Government of Puducherry undertaking) at R.S.No.217/1/A/2, 228/9B, 229/3B, 244/1, 244/2, 244/3, 244/4, 244/5, 244/6, Dhakshinamoorthy Nagar Main Road, Kathirkamam, Oulgaret Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee and directed the Member Secretary to ensure that an internal road of minimum 12m. width is provided in the East-West direction along the Southern boundary of the site in addition to the existing layout road. Thereafter, the proposal may be considered for issue of schematic building plan approval subject to conditions that NOC should be obtained from i).Fire Service Department; ii).Electricity Department; iii). State Ground Water Authority, Puducherry before commencement of construction work.

CASE NO:4**File No & Date: 328 & 05.06.2024**

The proposal of **Tmt. N.Rajeswari**, for construction of three storeyed residential building (1Du) (under construction) at R.S.No.126/2, P.No.513, Near Dr.Danabalan Nagar, Muthiraiyarpalayam, Thattanchavady Revenue Village, Oulgaret Municipality, Puducherry, was examined by the committee of Puducherry Planning Authority and agreed in principle for issue of building plan approval after imposing compounding charges for the violations as provided in the Puducherry Building Bye-laws and Zoning Regulations, 2012 and after obtaining Clearances/NOC's Oulgaret Municipality; Airport Authority of India, Legal opinion from the Legal Advisor, PPA and on submission of Soil Test Report & Structural Design Basis Report.

CASE NO.5**File No. & Date: 85 & 07.02.2024**

The proposal of **Tmt. Anees Fathima**, for existing of three storeyed residential building (1 dwelling unit) at R.S.No.140/43, Konda Reddy Street (Saint Rocks Street), Reddiarpalyam Revenue Village, Oulgaret Municipality, Puducherry was examined by the Puducherry Planning Authority Committee. The Committee agreed to issue building permit after compounding the unauthorized construction/setback violation and after obtaining Legal opinion from Legal Counsel, PPA and submission of Structural Design Basis Report/Stability Certificate and Soil Test Report.

CASE No:6**File No & Date:274 & 10.05.2024**

The proposal of **Thiru. V. Sankar**, for construction of three storeyed residential building (1 dwelling unit) at R.S.No.144/3/A/1/A/88, Plot No.31 & 32, Pon Nagar, 4th Cross Street, Reddiarpalayam Revenue Village, Oulgaret Municipality, Puducherry was examined by the Puducherry Planning Authority Committee. The Committee agreed to issue building permit after obtaining Legal opinion from Legal Counsel, PPA and clearance/NOC from the Oulgaret Municipality on payment of infrastructural development charges and submission of Structural Design Basis Report and Soil Test Report.

CASE No:7**File No & Date:25 & 12.01.2024**

The proposal of **Thiru. K. Sasikumar**, for construction of three storeyed residential building (1 dwelling unit) with stilt floor at R.S.No.140/1/A/1/A, Plot No.47, Main Road, Thiruvarul Nagar, (Puducherry Housing Board Layout), Moolakulam, Oulgaret Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee and decided to place the matter in the Town & Country Planning Board, Puducherry for decision.

CASE NO:8**File No & Date: 338 & 10.06.2024**

The proposal of **Tmt. Santhakumari**, for construction of a two storeyed residential building with stilt floor after demolishing existing AC Sheet shed (1 dwelling unit) at R.S.No.65/8, Plot No.A2, Pakkamudayanpet, Saram Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee and agreed in principle to issue building permit after obtaining views / opinion from Directorate of Survey & Land Records, Puducherry; Legal opinion from legal counsel of Puducherry Planning Authority, Puducherry; Oulgaret Municipality, Puducherry and submission of NOC obtained from Airport Authority of India.

CASE NO: 9**File No & Date:400 & 08.07.2024**

The proposal of **Thiru. P. Anandavelane**, seeking approval to carryout alteration in ground floor and additional construction of first floor in the existing residential building (1 dwelling unit) at R.S. No.270/4A, Plot No.8, House No. 16, 14th Cross Street Extension, Krishna Nagar, Saram Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee and agreed in principle to issue building permit after submission of NOC obtained from Airport Authority of India, Structural stability certificate obtained from Registered Engineer and after collecting compounding charges for deviations.

CASE NO: 10**File No & Date: 329& 06.06.2024**

The proposal of **Tmt. S. Devi**, for construction of a three storeyed residential building (1 dwelling unit) at R.S.No.54/3/A/3/A/46, Plot No.99, 4th Cross Street, Kaarai Govindan Nagar, Moolakulam, Oulgaret Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee and agreed to issue building permit after obtaining Legal opinion from legal counsel of PPA;views NOC/ opinion from Oulgaret Municipality, Puducherry and submission of Structural design & Structural Design Basis Report from Registered Structural Engineer with Soil Test Report.

CASE NO:11**File No & Date: 386 & 03.07.2024**

The proposal of **Tmt.S. Sridevy**, for construction of four storeyed residential building (2-Dwelling units) after demolishing the existing building located at R.S.No.83/2pt., T.S.No.101, Ward-J, Block-9, Plot No.98, 5th Cross Street Bharathidasan Nagar, Olandaikeerapalayam, Olandai Revenue Village, Puducherry Municipality, Puducherry was examined by Puducherry Planning Authority Committee and agreed to issue building permit after obtaining opinion from the Legal Counsel, PPA and after submission of Structural Design Basis Report and Soil test report.



CASE NO:12**File No & Date: 218 & 03.04.2024**

The proposal of **Tmt. Khattiza Bivy**, for construction of three storeyed residential building (3 Dwelling units) with stilt floor at R.S.No.239pt, T.S.No.13, Ward-D, Block No.20, Old Door No.13A, New Door No.27, Junction of Milad Street and Janab C.M.Achraff Street, Puducherry Revenue Village, Puducherry Municipality, Puducherry was examined by the Puducherry Planning Authority Committee. The Committee agreed to issue building permit after obtaining Legal opinion from Legal Counsel, PPA and submission of Structural Design Basis Report and Soil Test Report.

CASE NO.13**File No. & Date: 162 & 03.03.2023**

The proposal of **Thiru. M.K. Rajagopalan, Chairman, Sri Balaji Vidyapeeth**, for alteration in the existing ground floor and additional construction of first & second floor at R.S.No.239pt, T.S.No.26, Block No.32, Ward-D Door No.3, Romain Rolland Street, Puducherry Revenue Village, Puducherry Municipality, Puducherry was examined by the Puducherry Planning Authority Committee. The Committee agreed to issue building permit after compounding the unauthorized construction & after obtaining clearance/NOC from the State Level Heritage Conservation and Advisory Committee and Structural Stability certificate and Soil Test Report.

CASE NO: 14**File No & Date: 782 & 18.12.2023**

The proposal of **Tmt. R. Pushpalatha**, for construction of three storeyed residential building with stilt floor (3 dwelling Units) at R.S.No.239pt, T.S.No.94, Ward-C, Block No.15, Kammatchiamman Koil Street, Puducherry Revenue Village, Puducherry Municipality, Puducherry was examined by the Puducherry Planning Authority Committee. The committee agreed to issue building permit after obtaining Legal opinion from Legal Counsel, PPA and submission of Structural Design Basis Report and Soil Test Report.

CASE NO: 15**File No & Date:226 & 08.04.2024**

The proposal of **Thiru. G.Covallane**, for construction of four storeyed residential flats building (4-dwelling units) with stilt floor located at R.S.No. 28/2, 27/3, 27/5, T.S.No.5/2C, 6/3, 6/5, Ward-K, Block-2, Plot No.14, 2nd Cross Street, Amudha Garden (Variyar Nagar), Olandai Revenue Village, Puducherry Municipality, Puducherry was examined by the committee of Puducherry Planning Authority and agreed to issue building permit after obtaining opinion from the Legal Counsel, PPA and clearances from Puducherry Municipality and after submission of Structural Design Basis Report and Soil Test Report.

CASE NO: 16**File No & Date:130 & 21.02.2024**

The proposal of **Thiru. S.Datchane**, for construction of two storeyed residential building (4-Dwelling Units) with stilt floor located at R.S.No.34/2, Plot No. 62pt.(N), Main Road, Muthu Kumaran Nagar, Koodapakkam, Koodapakkam Revenue Village, Villianur Commune, Puducherry. In plot No. 62pt.(N) earmarked for Public Purpose in the approved layout with condition that the promoter has to wait upto one year from the date of layout approval but sale was made within one year. The issue was examined by the committee of Puducherry Planning Authority and the committee after detailed deliberation agreed to issue building permit, since within one year period, no department/Local body has approached layout promoter for purchasing the public purpose plot.

CASE NO: 17**File No & Date:234 & 12.04.2024**

The proposal of **Tmt. Marie Roseline Sebaste Pradier**, for construction of four storeyed residential flats building (4 dwelling units) with stilt floor after demolishing existing old two storeyed residential building at R.S.No.239pt, T.S.No.100, Ward-D, Block No.12, Old Door No.4, New Door No.6, Ignacy Maistry Street, Puducherry Revenue Village, Puducherry Municipality, Puducherry was examined by the Puducherry Planning Authority Committee. The Committee agreed to issue of building permit after obtaining necessary legal opinion from the Legal Counsel, PPA and submission of Structural Design Basis Report & Soil Test Report.

CASE NO: 18**File No & Date: 258 & 22.04.2024**

The proposal of **Tmt. Raziya Sultana**, for construction of four storeyed residential building (4-dwelling units) with stilt floor at R.S.No.239pt, T.S.No.59, Block No.21, Ward-D, Old Door No.41, New Door No.70, Junction of Mullah Street and Malcan Street, Puducherry Revenue Village, Puducherry Municipality, Puducherry was examined by the Puducherry Planning Authority Committee. The Committee agreed to issue of building permit after obtaining necessary legal opinion from the Legal Counsel, PPA and submission of Structural Design Basis Report & Soil Test Report.

CASE NO: 19**File No & Date: 209 & 26.03.2024**

The proposal of **Thiru. P. Ramakrishnan**, for construction of four storeyed residential building (4-dwelling units) with stilt floor at R.S.No.54/4/F/1/A, Plot No.30, Third Cross Street Extension, Thandhai Periyar Nagar, Reddiarpalayam Revenue Village, Oulgaret Municipality, Puducherry was examined by the Puducherry Planning Authority Committee. The Committee agreed to issue of building permit after obtaining necessary legal opinion from Legal Counsel, PPA and clearance /NOC's from Oulgaret Municipality on payment of infrastructural development charges and submission of Structural Design Basis report & Soil Test Report

CASE NO: 20**File No & Date: 278 & 13.05.2024**

The proposal of **Tmt. K. Kavitha**, for construction of five storied Residential flats building (5-dwelling units) with stilt floor at R.S.No.14/3pt, T.S.No.61, Ward-H, Block-5, Plot No.40, 6th Cross, Anna Nagar, Pudupalayam Revenue Village, Puducherry Municipality, Puducherry was examined by the committee of Puducherry Planning Authority. The proposal was agreed in principle subject to condition that permit shall be issued after obtaining Legal opinion from Legal counsel, PPA & NOC from the Puducherry Municipality and submission of Soil Test Report and Structural Design Basis Report.

CASE NO:21**File No & Date: 177 & 12.03.2024**

The proposal of **Thiru. Thiagarajan**, for construction of a four storied Residential apartment building (6-Dwelling Units) with stilt floor at R.S.No.118/4/A, Plot No.26, 3rd Cross Street, Balaji Nagar, Saram Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee of Puducherry Planning Authority. The proposal was agreed in principle subject to condition that permit shall be issued after obtaining Legal opinion from Legal counsel, PPA and NOC from the Oulgaret Municipality & submission of Soil Test Report & Structural Design Basis Report.

CASE NO:22**File No & Date: 376 & 28.06.2024**

The proposal of **1. Tmt. N. Nivedha represented by her P/A Tmt. B. Kamala, 2. Tmt. N. Iswaria**, for construction of a four storied Residential flats building (8 Dwelling Units) with stilt floor at R.S.No.279/25 & 279/26/B, Plot No.31, 32 & 33, Door No.17 (Old) & 28 (New), 1st Cross Street, Suriya Gandhi Nagar (Thiruvalluvar Nagar), Saram Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee of Puducherry Planning Authority. The proposal was agreed in principle subject to condition that permit shall be issued after obtaining Legal opinion from Legal counsel, PPA and NOC from the Oulgaret Municipality & submission of Structural Design Basis Report & Soil Test Report.

CASE NO:23**File No & Date: 338 & 16.05.2023**

The proposal of **Thiru. Parag Dineshewar Bhatt represented by Power Agent of Thiru. Prabuddhu Khare**, seeking approval for construction of four storeyed residential flats building (8-dwelling units) with stilt floor at R.S.No.78/12, T.S.No.28/2, Ward – B, Block No.15, Pillaiyar Koil Street, Vaithikuppam, Puducherry Revenue Village, Puducherry Municipality, Puducherry was examined by the Puducherry Planning Authority Committee. The committee agreed to issue of building permit after obtaining necessary legal opinion from Legal Counsel, PPA and clearance/NOC from the Puducherry Coastal Zone Management Authority and submission of Structural Design Basis Report & Soil Test Report.

CASE NO:24**File No & Date: 94 & 10.02.2024**

The proposal of **Tmt. S. Uma**, for construction of a four storied Residential apartment building (8-Dwelling Units) with stilt floor at R.S.No.7/3pt. T.S.No.31/1/C/1, Ward-H, Block No.2, Plot No.12 & 11pt(E), Bharathi Street, Ellaipillaichavady, Pudupalayam Revenue Village, Puducherry Municipality, Puducherry was examined by the committee of Puducherry Planning Authority. The proposal was agreed in principle subject to condition that permit shall be issued after obtaining Legal opinion from Legal counsel, PPA and NOC from the Puducherry Municipality & submission of Structural Design Basis Report & Soil Test Report.

CASE NO: 25**File No & Date: 481 & 17.07.2023**

The proposal of **Tmt. R. Mahalakshmi**, seeking approval for additional construction of second floor in the existing two storeyed residential building(1 Dwelling Unit) at R.S.No.133/1/4/A, Plot No.27 & 28, 2nd Cross Street, Sudhakar Nagar, Reddiarpalayam, Reddiarpalayam Revenue Village, Oulgaret Municipality, Puducherry was examined by the Puducherry Planning Authority Committee. The Committee decided to defer the case.

CASE NO: 26**File No & Date: 216 & 03.04.2024**

The proposal of **Tmt. Jeevitha Sukumar**, seeking approval for construction of five storeyed commercial building (3Nos. of office & 1 dwelling unit) cum residential building with stilt floor at R.S.No.239pt, T.S.No.123, Ward-D, Block No.14, Door No.34, Saint Therese Street, Puducherry Revenue Village, Puducherry Municipality, Puducherry was examined by the Puducherry Planning Authority Committee. The Committee agreed to issue of building permit after obtaining necessary legal opinion from Legal Counsel, PPA and clearance /NOC from the Fire Service Department and submission of Structural Design Basis report & Soil Test Report.

CASE NO: 27**File No & Date: 580 & 11.09.2023**

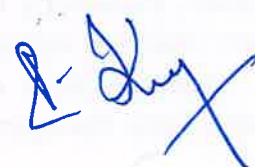
The proposal of **Thiru. Kabilar**, seeking approval for the proposed construction of a Two storied Commercial building (OFFICE-2 Nos) at R.S.No.103/3, Part 'A', Thiruvannamalai Main Road, Thirukkanur village, Mannadipet Revenue Village, Mannadipet Commune, Puducherry was examined by the Puducherry Planning Authority. The proposal was refused since the width of the site abutting the main road i.e. frontage is 3.60 m which is less than the minimum required width of 4.50 m.

CASE NO: 28**File No & Date: 323 & 03.06.2024**

The proposal of **Thiru. M. Hemant Daga**, seeking approval for construction of four storeyed commercial (3Nos. of Office) cum residential building (1 dwelling unit) with stilt floor after demolishing the existing single storied tiled roof building at R.S.No.239pt, T.S.No.97, Ward-C, Block No.6, Old Door No.97, New Door No.185, Kalatheeswaran Koil Street, Puducherry Revenue Village, Puducherry Municipality, Puducherry was examined by the Puducherry Planning Authority Committee. The Committee agreed to issue of building permit after obtaining necessary legal opinion from Legal Counsel, PPA and clearance /NOC's from the Fire Service Department and submission of Structural Design Basis report & Soil Test Report.

CASE NO: 29**File No & Date: 232 & 10.04.2024**

The proposal of **Tmt. S. Poonkuzhali**, seeking approval for construction of four storeyed commercial buildings(2Nos. of Shop, 2Nos. of office) with stilt floor at R.S.No.239pt, T.S.No.233, Ward-C, Block No.12, Old Door No.9, New Door No.19, Vellazha Street, Puducherry Revenue Village, Puducherry Municipality, Puducherry was examined by the Puducherry Planning Authority Committee. The committee agreed to issue of building permit after obtaining necessary legal opinion from Legal Counsel, PPA and clearance /NOC's from the Fire Service Department and submission of Structural Design Basis report & Soil Test Report.



CASE NO: 30**File No & Date: 337 & 10.06.2024**

The proposal of **Thiru. T. Jawahar**, seeking approval for construction of three storeyed commercial building (3nos. of shop) with stilt floor after demolition of the existing three storeyed residential cum commercial building at R.S.No.62/70, Junction of Bajanaidam Street & ECR 100 Feet Road, Ellaipillaichavady, Reddiarpalayam Revenue Village, Oulgaret Municipality, Puducherry was examined by the Puducherry Planning Authority Committee. The committee agreed to issue of building permit after obtaining necessary legal opinion from Legal Counsel, PPA and clearance /NOC's from the Fire Service Department, National Highway Division, PWD and submission of Structural Design Basis report & Soil Test Report.

CASE NO:31**File No & Date:387 & 09.06.2023**

The proposal of **1.Thiru.K.Balachander, 2.Tmt.B.Sarvagnya**, for construction of a four storied commercial building (Office) at R.S.No. 10/5pt, T.S.No. 11/1pt & 11/2pt, Ward-H, Block No. 3, Plot No.A,B,C,D,E, 100 feet Road, Ellaipillaichavady, Pudupalayam Revenue Village, Puducherry Municipality, Puducherry was examined by the committee of Puducherry Planning Authority. The proposal was agreed in principle subject to condition that permit shall be issued after compounding the unauthorised construction /set back violation and submission of Structural Design Basis Report & Soil Test Report.

CASE NO:32**File No & Date: 156 & 31.03.2022**

The proposal of **Tmt. S. Sivagangai self and representing Power Agent of 1. K. Gayathri Devi Taninga, 2. Tmt. S. Makeswari, 3. Thiru. Kumaravelly**, seeking approval for construction of five storied commercial building at R.S.No.239pt, T.S.No.47, Ward-C, Block No.15, Old Door No.30, New Door No.48, Kamachiamman Koil Street, Puducherry Revenue Village, Puducherry Municipality, Puducherry was examined by the Puducherry Planning Authority Committee. The Committee agreed to issue of building permit after obtaining clearance /NOC's from the Fire Service Department and submission of Structural Design Basis report & Soil Test Report.

CASE NO: 33**File No & Date: 156 & 29.02.2024**

The proposal of **Thiru. D. Calianassoundaram**, for construction of a five storied commercial building (Restaurant / Guest rooms-10Nos) at R.S.No. 173/3/E/5, Plot No.31pt (S), 32 Junction of Lawspet Main Road & Thamizhmathi Street, Om sakthi Avenue, Karuvadikuppam Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee of Puducherry Planning Authority. The proposal was agreed in principle subject to condition that permit shall be issued after obtaining Clearance/NOC from the S.P (Traffic), Police Department, Fire Service Department, Legal opinion from Legal Advisor, PPA and Oulgaret Municipality & submission of Structural Design Basis Report & Soil Test Report.

CASE NO: 34**File No & Date: 41 & 25.01.2024**

The proposal of **Tmt. M. Devy**, for construction of three storied Hotel building (5-Guest rooms) with stilt floor at R.S.No.115/6B, 45 feet Road, Saram Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee of Puducherry Planning Authority. The proposal was agreed in principle subject to condition that permit shall be issued after and submission of Structural Design Basis Report & Soil Test Report.

CASE NO: 35**File No & Date: 412 & 21.06.2023**

The proposal of **Tmt. Kavitha Tangaradjou**, seeking approval for construction of a four storeyed commercial building with stilt floor (2 Office & 10 guest rooms) after demolition of existing G.I. Sheet Roof shed at R.S. No.46/3, Plot No.52Pt(North), 53Pt(North), 54 & 55Pt(North),, Cuddalore to Puducherry Main Road and 2nd Road Junction, Ramadas Nagar, Thavalakuppam, Thavalakuppam Revenue Village, Ariyankuppam Commune, Puducherry was examined by the committee and agreed to issue building permit after obtaining clearance/NOC from the N.H. Division, PWD., Puducherry; Legal opinion from legal counsel, PPA; submission of electricity power requirements and Structural design, Structural Design Basis Report obtained from qualified Registered Engineer with Soil Test Report.

CASE NO:36**File No & Date: 134 & 23.02.2024**

The proposal of **Thiru. P. Vedapuriswara Sarathy**, for construction of a three storeyed commercial Building (1-Office / Guest Rooms-2Nos) with stilt floor at R.S.No. 187/1, Plot No.7, Karuvadikuppam Main Road, Karuvadikuppam Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee of Puducherry Planning Authority. The proposal was agreed in principle subject to condition that permit shall be issued after obtaining Clearance/NOC from the Fire Service Department, Legal opinion from Legal Advisor, PPA and Oulgaret Municipality & submission of Structural Design Basis Report & Soil Test Report.

CASE NO: 37**File No & Date: 172 & 08.03.2024**

The proposal of **Thiru. D.Balamurugan @ Murugan**, seeking approval for the proposed construction of four storeyed commercial building (office-4 nos) with stilt floor after demolishing the existing G.I & A.C sheet roof building at R.S.No.14/1A/1, Villupuram Main Road, Vadamangalam, Mangalam Revenue Village, Villianur Commune Panchayat, Puducherry, was examined by the committee of Puducherry Planning Authority and agreed in principle for issue of building plan approval after obtaining Clearances/NOC's from the Fire Service Department; NH Division, PWD; Directorate of Survey and Land Records and Legal opinion from the Legal Advisor, PPA and on submission of Soil Test Report & Structural Design Basis Report

CASE NO: 38**File No & Date: 313 & 28.05.2024**

The proposal of **Tmt.Munni Devi Jain**, seeking approval for Proposed construction of four storeyed commercial building (4 shops) with stilt floor after demolishing the existing old RCC building at R.S.No.277/17, D.No.200, Vazhudavur Road, Thelaspet, Thattanchavady Revenue Village, Oulgaret Municipality, Puducherry, was examined by the committee of Puducherry Planning Authority and agreed in principle for issue of building plan approval after obtaining Clearances/NOC from the Fire Service Department, Legal opinion from Legal Advisor, PPA and on submission of Soil Test Report & Structural Design Basis Report.

CASE NO:39**File No & Date:196 & 21.03.2024**

The proposal of **Tmt. R. Indira Raja Kumari**, seeking approval for construction of five storeyed commercial building (5 shops) with stilt floor after demolishing the existing building at R.S.No.239pt, T.S.No.285, Ward-D, Block No.5, Old Door No.118 & 120, New Door No.119 & 121, Saint Theresa Street, Puducherry Revenue Village, Puducherry Municipality, Puducherry was examined by the Puducherry Planning Authority Committee. The Committee agreed to issue of building permit after obtaining necessary legal opinion from Legal Counsel, PPA & Clearance/NOC from the Fire Service Department and submission of Structural Design Basis report & Soil Test Report.

CASE NO:40**File No & Date: 276 & 13.05.2024**

The proposal of **Thiru. V. Shanmugam**, seeking approval for construction of a four storeyed commercial building with stilt floor (6 Shops & 28 Guest Rooms) at R.S.No.89/4/A/2, Plot No.19&20Pt(N), Puducherry to Cuddalore road, Sri Perumal Garden, Thavalakuppam Revenue Village, Ariyankuppam Commune, Puducherry was examined by the committee and agreed to issue building permit after obtaining clearance/NOC from National Highways Division, P.W.D., Puducherry; Legal opinion from legal counsel, PPA and Structural Design Basis Report from Registered Structural Engineer with Soil Test Report.

CASE NO:41**File No & Date: 237 & 15.04.2024**

The proposal of **Thiru. R. Sivasankar**, seeking revised approval for construction of four storeyed guest house building (8 Guest Rooms) with stilt floor at R.S.No.239pt, T.S.No.33, Ward-C, Block No.11, Old Door No.64, New Door No.88, Chetty Street, (Kalatheeswaran Koil Street), Puducherry Revenue Village, Puducherry Municipality, Puducherry. The Committee agreed to issue of building permit after obtaining necessary clearance/NOC from the Fire Service Department and submission of Structural Design Basis Report & Soil Test Report.

CASE NO:42**File No & Date: 194 & 21.03.2024**

The proposal of **Tmt. N.Asha** for construction of four storeyed commercial building with stilt floor (2-Offices & 14 Rooms) after demolishing the existing A.C.Sheet roof building located at R.S.No.221/2/1, Plot No. 1, Villianur – Puducherry Road, Vasantham Nagar, Villianur Revenue Village, Villianur Commune, Puducherry was examined by the committee of Puducherry Planning Authority and agreed to issue building permit after obtaining opinion from the Legal Counsel, PPA and clearances Villianur Commune Panchayat and after submission of Structural Design Basis Report and Soil test report.

CASE NO: 43**File No & Date: 84 & 07.02.2024**

The proposal of **Thiru.Ajay Virmani**, for construction of twelve storeyed Hotel cum guest house (85 rooms) with double basement floor at R.S.No.258/4A/1, Thiruvallarkeni, Thattanchavady Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee of Puducherry Planning Authority and directed the Member Secretary, Puducherry Planning Authority to place the application in the meeting of the PPA committee after receipt of clearance / NOC from the Fire Service Department, Electricity Department, Public Health Division & National Highway, PWD, District Collector of Revenue(North), Directorate of Survey and Land Records, Legal adviser, PPA and after submission of Structural Design Basis Report and Soil Test Report.

CASE NO:44**File No & Date: 534 & 17.08.2023**

The proposal of **Thiru. Kumaravel, Director, M/S. Sampaul Educational Trust**, seeking approval to carryout additional construction of second floor and third floor over the existing school building(Block-A) in addition to the existing G.I sheet roof play area shed(Block-B), Generator room(Block-C), Swimming pool with Toilet & Pump room(Block-D), Dressing room(Block-E), in the name of "**M/s. Billabong High International school**" at R.S. No.148/2, Moolakulam, Oulgaret Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee and decided to refuse the application since the front setback is substandard and unauthorized constructions.

CASE NO: 45**File No & Date:90/08.02.2024**

The proposal of **Tmt. Vidya Rangan**, to carryout additional construction of three storeyed R.C.C. roof building and alteration in the existing school campus for **M/s. the Mother's Service Society(Primrose School)** at R.S. No.173/1Pt., Gundu Salai Road, Oulgaret, Oulgaret Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee. The committee decided to place the proposal in the meeting of Puducherry Planning Authority after obtaining views / opinion from the line departments viz. Fire Service Department; Directorate of Survey & Land Records, Puducherry; Deputy Collector(Revenue)-North and opinion from the Legal Counsel, PPA.

CASE NO:46**File No & Date: 447 & 30.08.2022**

The proposal of **Thiru. Jayaprakash**, for construction of resort buildings with swimming pool in the name of "Sandunes Clubs and Resorts" at R.S.No.209/2B, 210/2B, Manavelly Revenue Village, Ariyankuppam Commune, Puducherry was examined by the committee. The committee decided to place the proposal in the meeting of Puducherry Planning Authority after obtaining views / opinion from the line departments viz. Fire Service Department, Puducherry; Electricity Department, Puducherry; Superintendent of Police (Traffic), Police Department, Puducherry; Directorate of Survey & Land Records, Puducherry; Deputy Collector(Revenue)-North; State Ground Water Authority, Puducherry; Ariyankuppam Commune Panchayat, Puducherry and opinion from the Legal Counsel, PPA.

CASE NO:47**File No & Date: 220 & 04.04.2024**

The proposal of **Tvl.1. A.Singaravelu, 2.A.Thayoumanasamy, 3.A.Perumal, 4.A.Arumugam, 5.P.Karounakaran, 6.P.Cabilane, 7.A.Kanagarani, 8.M.Kanni, 9.M.Latchoumanane, 10.Santhi** for formation of a residential layout in the name and style of "**R.K Nagar**" situated at R.S. No. 84/2, 84/3, 84/4, 84/5, 84/6, 84/7, 84/8, 84/9, 84/10, Odiampet Revenue Village, Villianur Commune Panchayat, Puducherry was examined by the committee of Puducherry Planning Authority. The Committee agreed in principle for issue of approval for the proposed layout after obtaining Clearances/NOC's from the Directorate of Survey and Land records; Deputy Collector (Revenue) South; Electricity Department; Irrigation Division, P.W.D. and legal opinion

from Legal Advisor, PPA; and NOC from the Commissioner, Villianur Commune Panchayat, Puducherry. Applicant provide OSR Area.

CASE NO: 48

File No & Date: 240 dt.15.04.2024

The proposal of **Tmt. G. RajaSree**, seeking approval for the proposed formation of residential layout in the name and style of "**BR Garden**" located at R.S.No.85/1, 85/2pt, Ramanathapuram Revenue Village, Villianur Commune Panchayat, Puducherry was examined by the committee of Puducherry Planning Authority and agreed to issue layout permit after obtaining opinion from the Legal Counsel, PPA and clearances/ views from the Directorate of Survey and Land Records; Deputy Collector (Revenue) South, Electricity Department; Villianur Commune Panchayat, Puducherry.

CASE NO:49

File No & Dt: 191 & 20.03.2024

The proposal of **Tmt.Sushila Chudiwala represented by Power Agent of Thiru. Mohandoss**, seeking approval for proposed residential layout in the name and style of "VISAKA GARDEN" situated at R.S.No.148/2pt(E), Paper Mill Road, Pillayarkuppam to Narambai Road, Pillayarkuppam Revenue Village, Bahour Commune Panchayat, Puducherry was examined by the committee of Puducherry Planning Authority. The committee deferred the proposal since land converted & layout approval is submitted in a portion of 4,876.39Sqm out of 11,410Sqm covered in the document, whereby OSR space gets reduced and road network differs.

CASE NO:50

File No & Dt: 347 dt.13.06.2024

The proposal of **Tmt. R. Priyadharshni**, for the proposed Industrial layout in the name and style of "**Mohit Park**" located at R.S.No.38/1B, Karassor - Sedarapet Main Road, Sedarapet, Sedarapet Revenue Village, Villianur Commune Panchayat, Puducherry was examined by the committee of Puducherry Planning Authority. The representative of Villianur Commune Panchayat has insisted for Open Space Reservation area in this layout. The Committee directed the Member Secretary, Puducherry Planning Authority to direct the applicant to provide necessary Open Space Reservation area. The committee directed to issue layout approval after providing necessary Open Space Reservation area by the applicant and after obtaining opinion from the Legal Counsel, PPA and clearances/ views from the Directorate of Survey and Land Records; Deputy Collector (Revenue) South, Electricity Department; Villianur Commune Panchayat, Puducherry.

CASE NO:51

File No & Date: 215 & 03.04.2024

The proposal of **Thiru. B. Ganapathi**, for the proposed formation of residential layout in the name and style of "**Velan Nagar**" located at R.S.No.141/4, 141/5, Senthatham, Oussudu Revenue Village, Villianur Commune Panchayat, Puducherry was examined by the committee of Puducherry Planning Authority. The representative of Villianur Commune Panchayat has insisted for Open Space Reservation area in this layout. The Committee directed the Member Secretary, Puducherry Planning Authority to direct the applicant to provide necessary Open Space Reservation area. The committee directed to issue layout approval after providing necessary Open Space Reservation area by the applicant and after obtaining opinion from the Legal Counsel, PPA and clearances/ views from the Directorate of Survey and Land Records; Deputy Collector (Revenue) South, Irrigation Division, PWD, Electricity Department, Villianur Commune Panchayat, Puducherry.

CASE NO:52

File No & Date:268 & 07.05.2024

The proposal of **1.Tmt. R.Kumudham, 2.Tmt. R.Priyadharshini**, for the proposed formation of Residential layout in the name and style of "**Mohit Avenue**" located at R.S.No.110/2pt., Senthatham-Ariyapalayam Main Road, Villianur, Villianur Revenue Village, Villianur Commune Panchayat, Puducherry was examined by the committee of Puducherry Planning Authority and agreed to issue layout permit after obtaining opinion from the Legal Counsel, PPA and clearances/ views from the Directorate of Survey and Land Records; Deputy Collector (Revenue) South, Irrigation Division, PWD, Electricity Department and Villianur Commune Panchayat, Puducherry.



CASE NO:53**File No & Dt: 267 & 07.05.2024**

The proposal of **Tmt. R.Priyadharshini**, for formation of a residential layout in the name and style of "**Mohit Avenue**" situated at R.S.No.161/1, V.Manavely, Odiampet Revenue Village, Villianur Commune Panchayat, Puducherry was examined by the committee of Puducherry Planning Authority. The representative of Villianur Commune Panchayat has insisted for Open Space Reservation area in this layout. The Committee directed the Member Secretary, Puducherry Planning Authority to direct the applicant to provide necessary Open Space Reservation area. The committee directed to issue layout approval after providing necessary Open Space Reservation area by the applicant and after obtaining Clearances/NOC's from the Directorate of Survey and Land records, Deputy Collector (Revenue) South, Electricity Department, Irrigation Division, P.W.D., Legal opinion from Legal Advisor, PPA; and after obtaining NOC from the Commissioner, Villianur Commune Panchayat, Puducherry.

CASE NO:54**File No & Date:692 & 02.11.2023**

The proposal of **Tmt.V.Parameswari**, for formation of a residential layout of extent 0-09-88 Hac in the name and style of "**Malligai Nagar Extension**" situated at R.S. No. 156/1pt, Arumparthapuram, Odiampet Revenue Village, Villianur Commune Panchayat, Puducherry was placed in the meeting of PPA committee held on 05.03.2024 and the committee agreed in principle to issue layout approval after obtaining Clearances/NOC's from the Legal Opinion from Legal Advisor, PPA; Directorate of Survey and Land records, Deputy Collector (Revenue) South, Electricity Department, Irrigation Division, P.W.D., and after obtaining NOC from the Commissioner, Villianur Commune Panchayat, Puducherry. The Director, Directorate of Survey and Land Records, and Deputy Collector (Revenue) South, have refused NOC for the proposal stating that there is deviation between the proposed residential layout of extent 0-09-88 Hac in sketch and site condition extent of 0-08-94 Hac. Based on the opinion/view of the Director, Directorate of Survey and Land Records and Deputy Collector (Revenue) South the application was refused on 11.06.2024. Now the applicant submitted a revised application seeking approval for formation of a residential layout in the name and style of "**Malligai Nagar Extension**" situated at R.S.No.156/1pt, Arumparthapuram, Odiampet Revenue Village, Villianur Commune Panchayat, Puducherry for an extent 894 sq.m. The committee agreed in principle for issue of approval for the proposed layout after obtaining Clearances/NOC's from the Directorate of Survey and Land records; Deputy Collector (Revenue) South; and after obtaining NOC from the Commissioner, Villianur Commune Panchayat, Puducherry.

CASE NO: 55**File No & Date: 700 & 06.11.2023**

The proposal of **Thiru.S.Parthiban**, for sub division of a residential layout in the name and style of "**Lakshmi Nagar**" (4 plots) situated at R.S.No.75/19pt, Mangalam, Mangalam Revenue Village, Villianur Commune Panchayat, Puducherry was examined by the committee of Puducherry Planning Authority. The Committee agreed in principle to issue approval after obtaining Clearances/NOC's from the Legal opinion from legal Advisor, PPA; Directorate of Survey and Land records, Deputy Collector (Revenue) South, and Electricity Department.

CASE NO:56**File No & Date: 211/27.03.2024**

The proposal of **Thiru.S.Selvanathan**, for formation of a residential layout in the name and style of "**SREE SUBRAMANIYAR NAGAR**" (49 plots) situated at R.S.No.65/6pt, 66/1Apt, Uruvaiyaru Revenue Village, Villianur Commune Panchayat, Puducherry was examined by the committee of Puducherry Planning Authority. The representative of Villianur Commune Panchayat has insisted for Open Space Reservation area in this layout. The Committee directed the Member Secretary, Puducherry Planning Authority to direct the applicant to provide necessary Open Space Reservation area. The committee directed to issue layout approval after providing necessary Open Space Reservation area by the applicant and after obtaining Clearances/NOC's from the Legal opinion from legal Advisor, PPA; Directorate of Survey and Land records, Deputy Collector (Revenue) South, Electricity Department and the Commissioner, Villianur Commune Panchayat, Puducherry.

CASE NO:57**File No & Date: 346 & 12.06.2024**

The proposal of **Tvl. 1. G.Kannan @ sreekannan & Nevedha Kannan legal heirs of deceased Tmt.Nirmala Kannan, 2.R.Amirtham, 3.B.Anandy, 4.M.Samundeswari, 5.M.Thilagavathy, 6.G.Muthalamma**, for formation of residential layout (18 plots) situated at R.S.No.234/3, 220/2A, Odiampet Revenue Village, Villianur Commune Panchayat, Puducherry was examined by the committee of Puducherry Planning Authority. The Committee decided to defer the case.

CASE NO:58**File No & Date: 705 & 07.11.2023**

The proposal of **Thiru .K.V.Nagesh representing Pelican Reality Projects Pvt.Ltd.**, for proposed residential layout in the name and style of "Pelican Belfort – Extension 4" (including reserve portion bearing Nos.23, 24, 26 in earlier approved layout No.PPA/354/2776/Z(SB/2/Layout)/2008-11 dt:28.02.2011) situated at R.S.No.29/2, 29/3, 29/4pt & 29/5pt, Pillaiyarkuppam Revenue Village, Bahour Commune Panchayat, Puducherry was examined by the committee of Puducherry Planning Authority. The committee agreed to issue layout permit after obtaining clearances /NOC's from Legal opinion from Legal Advisor (PPA), Directorate of Land and Survey Records, Electricity Department, Deputy Collector (Revenue) –cum- Land Acquisition Officer (South), Bahour Commune Panchayat (handing over of road portion/ Communal and Recreational space).

CASE NO:59**File No & Date: 3236 & 12.06.2024**

The Member Secretary, Puducherry Planning Authority apprised the committee regarding the action taken by Puducherry Planning Authority and also the petition received from **Thiru. T. Rameshbabu**, residing at No. 14, Pudhu Nagar, K.R.Palayam, Thirukkanur, Puducherry. The unauthorised construction of Commercial building in the name of Tmt. Usharani, Sudharson A/c Hall located at Manalipet Road, VIP Nagar, Kunichampet Revenue village, Mannadipet Commune, Puducherry. The said site was inspected on 10-04-2024 and Deviation-cum-Demolition Notice was issued, vide No.4724/PPA/Z(MCP)/2021/1116, dated 16-04-2024. The Committee directed the Member Secretary, Puducherry Planning Authority to send letters to Electricity Department and Mannadipet Commune Panchayat to disconnect the Electricity and Water supply connections respectively.

CASE NO: 60**File No & Date: 668 & 26.10.2023**

The proposal of **Tmt. Lalitha, 2.Tmt.Sinthamani, 3.Tmt.Vijayalakshmi, 4. Tmt. Sivasankari P/A of Lalitha, 5.Thiru. Kandappa Thiagarajan**, for construction of five storeyed Clinic building with stilt floor at R.S.No.239pt, T.S.No.166, Ward-D, Block No.13, Door.No.90,92 Kandapa Mudaliar Street, Puducherry Revenue Village, Puducherry, Municipality, Puducherry. The committee decided to defer the case.

CASE NO: 61**File No & Date:657 & 14.12.2023**

The proposal of **Executive Engineer, Public Health Division**, Public Works Department, Puducherry, for construction of Sewage Collection Well and Pump House in the area earmarked for park area of Engineers Colony layout located at R.S.No.183/1, T.S.No.6/1, Ward-N, Block-1, Velrampet, Murungapakkam Revenue Village, Puducherry Municipality, Puducherry was examined by the committee of Puducherry Planning Authority and the committee after detailed deliberations decided to direct the layout promoter to hand over the Park area to the Puducherry Municipality through gift deed at the first instance, thereafter fresh proposal may be submitted by the competent Authority to process further.

CASE NO:62**File No & Date:35 & 23.01.2024**

The proposal of **1. Thiru. V. Muthuraman, 2.Tmt. M. Gouri, 3.Thiru. Sundermuthuraman, 4.Thiru. Muralikrishnan, 5.Tmt. L. Gayathridevi**, for construction of three storeyed commercial building with basement floor at R.S.No. 299/2A/1A, 45 feet Road, Saram Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee of Puducherry Planning Authority. The proposal was agreed in principle subject to condition that the toilet facilities in the first and second floor has to be improved and details of the sewage treatment plant details has to be produced. Further, necessary legal opinion from legal counsel and clearance/NOC's obtained from the Fire Service

Department, Electricity Department, S.P(Traffic), Police Department, SGWU, Oulgaret Municipality, Public Health Division, PWD and submission of Structural Design Basis Report & Soil Test Report.

CASE NO: 63

File No & Date: 462 & 08.09.2022

The proposal of **Tvl.1.S.Latchumy, 2.S.Kannan represented by P/A Thiru.V.Selvaraj**, for proposed residential layout in the name and style of "**Chenthur Garden**" situated at R.S.No.165/4pt, Manapet Revenue Village, Bahour Commune Panchayat, Puducherry was examined by the committee of Puducherry Planning Authority. The committee agreed to issue layout permit after receipt of NOC of handing over the additional road portion to Bahour Commune Panchayat.

CASE NO:64

File No & Date: 380 & 02.07.2024

The proposal of **Thiru. M. Arigarane**, for construction of a four storied Residential flats building (4 Dwelling Units) with stilt floor at R.S.No. 273/1/A, Plot No.1, 11th Cross Street Junction of Bharathi Street, Krishna Nagar, Saram Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee of Puducherry Planning Authority. The proposal was agreed in principle subject to condition that permit shall be issued after obtaining Clearance/NOC from the Directorate of Survey and Land Records, Legal opinion from Legal Advisor, PPA and Oulgaret Municipality & submission of Structural Design Basis Report & Soil Test Report.

CASE NO:65

File No. & Date: 402 & 08.07.2024

The proposal of **Thiru. M. PREM ANAND** to form a **Residential Layout** in the name of "**OM SAKTHY NAGAR**" at R.S.No. 122/2, Thiruvandarkoil Revenue village, Mannadipet Commune, Puducherry was examined by the Puducherry Planning Authority. The proposal was agreed in principle subject to the condition that layout permit shall be issued after obtaining clearances/NOC from the Directorate of Survey and Land Records; Deputy Collector (Revenue)(South); Mannadipet Commune Panchayat (w.r.t. width of access road & access permission and regarding laying improvements to system in respect of road, water supply sewerage and drainage, & electric power supply, handing over road portion, handing over of land for communal and recreational purposes) and Legal opinion from Legal Counsel of PPA.

CASE NO:66

File No & Date: 477 & 14.07.2023

The proposal of **Thiru. Br. John Paul Yuvaraj, representing the Society of the Brothers of St. Patrick Academy**, for construction of four storeyed school building (High School –CBSE) for M/s.St. Patricks Academy situated at R.S.No.34/3pt,5,7,8, 35/2,3,5,6, 72/3pt, 9/5, Pillaiyarkuppam Revenue Village, Bahour Commune Panchayat, Puducherry was examined by the committee of Puducherry Planning Authority. The committee directed Puducherry Planning Authority to collect the details /documents of the additional land to be handed over to Bahour Commune Panchayat, from the applicant and forward the same to Bahour Commune Panchayat, for widening the existing layout road to atleast 9m.

CASE NO:67

File No & Date: 76 & 06.02.2024

The proposal of **Tmt. K.Bhuvaneswari**, for formation of residential layout in the name of "**Jaishree Nagar**" (13 plots) situated at R.S. No. 208/8pt, Odiampet Revenue Village, Villianur Commune Panchayat, Puducherry was examined by the committee of Puducherry Planning Authority. The layout abutting BT road on western side 12m wide and pylon line (high power transmission line) passes over the proposed layout. Therefore at the first instance this case was referred to the line departments for getting their views/opinion. In this regard O/o the Sub Collector (Revenue) South, issued NOC and stated that "... the high power line passes over the proposed layout and same is depicted in the layout drawing to be passing over reserve land R1 & R2 since a parcel of land R1 is proposed to be a reserve land for HT line, the proposed Plot No.1 those not have road access. **Therefore necessary NOC from the Electricity Department / Power Grid Corporation before issual of any approval...."**

The Executive Engineer, Electricity Department has stated that "... 230KV feeder is under the control of PGCIL, Ramanathapuram, the case may be referred to Deputy General Manager, Power Grid Corporation of India limited, Puducherry, 400KV sub-station, Ramanathapuram Village, Thondamanatham, Puducherry- 605502 to take appropriate action in this regard....."

The Power Grid Corporation of India Ltd., in their opinion has stated that "....as per the India Telegraphic Act 1885, Section 10-19 read along with section 42 of Electricity Supply Act 1948 and Section 77 & 88 of India Electricity Rules 1956 as amended up to date, any permanent structures/construction works should not be carried out under the 230 kV transmission line corridor for a width of 35 METERS (17.5M on either side from Centre)..."

Therefore applicant submitted layout plan drawing and incorporated 17.5m either side from center of the 230 KV transmission line corridor for a width of 35m.

The Committee agreed in principle to issue layout approval after obtaining Clearances/NOC's from The Power Grid Corporation of India Ltd., and after obtaining NOC from the Commissioner, Villianur Commune Panchayat, Puducherry.

CASE NO:68

File No & Date: 396 & 05.07.2024

The proposal of **Thiru. A. Selvakumaran**, for construction of three storeyed hotel building with stilt floor at R.S.No.239pt, T.S.No.62, Ward-D, Block No.28 Door No.3 Labourdonnais Street, Puducherry Revenue Village, Puducherry Municipality, Puducherry was examined by the Puducherry Planning Authority Committee. The Committee agreed to issue of building permit after obtaining necessary legal opinion from Legal Counsel, PPA and clearance/NOC's from the Fire Service Department, Puducherry Coastal Zone Management Authority, State Level Heritage Conservation and Advisory Committee and submission of Structural Design Basis report & Soil Test Report.

CASE NO: 69

File No & Date: 148/28.02.2024

The proposal of **Tmt. T.Janaki**, for formation of a residential layout in the name and style of "**ROYAL CITY**" (20 plots) situated at R.S. No.213/A, Near Jaya Nagar, Oulgaret Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee of Puducherry Planning Authority. The Commissioner, Oulgaret Municipality has insisted for Open Space Reservation area in this layout. The Committee directed the Member Secretary, Puducherry Planning Authority to direct the applicant to provide necessary Open Space Reservation area. The committee directed to issue layout approval after providing necessary Open Space Reservation area by the applicant and after obtaining Clearances/NOC's from the Legal opinion from legal Advisor, PPA; Directorate of Survey and Land records, Deputy Collector (Revenue) North, Electricity Department, Irrigation Division, P.W.D & Oulgaret Municipality (regarding canal) and after obtaining NOC from the Commissioner, Oulgaret Municipality, Puducherry.

CASE NO:70

File No & Date: 363 & 20.06.2024

The proposal of **Tvl.1.A.Nammasivayam, 2.C.Karthikeyan, 3.N.Vasanthi**, for the Proposed formation of Residential layout in the name and style of "**Sri Manakula Vinayagar Nagar Extension-I**" located at R.S.No.83/3, 94/2pt., Villianur Revenue Village, Villianur Commune Panchayat, Puducherry was examined by the committee of Puducherry Planning Authority. The representative of Villianur Commune Panchayat has insisted for Open Space Reservation area in this layout. The Committee directed the Member Secretary, Puducherry Planning Authority to direct the applicant to provide necessary Open Space Reservation area. The committee directed to issue layout approval after providing necessary Open Space Reservation area by the applicant and after obtaining opinion from the Legal Counsel, PPA and clearances/ views from the Directorate of Survey and Land Records; Deputy Collector (Revenue) South, Electricity Department; Irrigation Division, PWD and Villianur Commune Panchayat, Puducherry.

CASE NO:71

File No & Date: 77 & 06.02.2024

The proposal of **Tmt. V. Angou**, for existing five storeyed commercial building with basement floor for M/S Hotel Akaash International Pvt LTD., - (revised) at R.S.No.221/2B, 222/4B, 100 feet Road (ECR), Saram Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee of Puducherry Planning Authority. The proposal was agreed in principle subject to condition that permit shall be issued after remittance of compounding charges and obtaining Clearance/NOC from the Directorate of Survey and Land Records, Legal opinion from Legal Advisor, PPA and submission of Airport Authority of India NOC & submission of Structural Design Basis Report & Soil Test Report.

CASE NO:72**File No & Date: 619 & 04.10.2023**

The proposal of **Tvl. M.Y.Mohamed Sadiq & Fathima Beevi**, for the proposed formation of Residential layout in the name and style of "**Aditya Nagar-Extension II**" located at R.S.No.15/3pt. & 26/1pt., Poraiyur main road, Villianur Revenue Village, Villianur Commune Panchayat, Puducherry was examined by the committee of Puducherry Planning Authority and agreed to issue layout permit after obtaining opinion from the Legal Counsel, PPA and clearances/ views from the Directorate of Survey and Land Records; Deputy Collector (Revenue) South, Irrigation Division, PWD, Electricity Department and Villianur Commune Panchayat, Puducherry.

CASE NO:73**File No & Date: 415 & 10.07.2024**

The proposal of **Tmt. S. Sudharsana**, for construction of a four storied Residential building (1-Dwelling Unit) at R.S.No.31/6/B, Plot No.45 & 46, 1st Cross Street Junction of 3rd Cross Street, Avvai Nagar, Saram Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee of Puducherry Planning Authority. The committee decided to defer the case and directed the Member Secretary to examine the proposal in detail with regard to Parking area and number of dwelling units.

CASE NO:74**File No & Date:273/10.05.2024**

The proposal of **Thiru.N.Murugasamy**, for formation of a residential layout in the name and style of "**SSS NAGAR**" (98 plots) situated at R.S.No.166/1, 166/2, 166/4pt, Odiampet Revenue Village, Villianur Commune Panchayat, Puducherry was examined by the committee of Puducherry Planning Authority. The Committee agreed in principle to issue layout approval after obtaining Clearances/NOC's from the Legal opinion from legal Advisor, PPA; Directorate of Survey and Land records, Deputy Collector (Revenue) South, Electricity Department, Irrigation Div, PWD., and after obtaining NOC from the Commissioner, Villianur Commune Panchayat, Puducherry. The committee also decided to earmark/provide the required OSR area as the per Bye laws.

CASE NO:75**File No & Date: 418 & 11.07.2023**

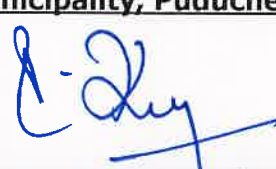
The proposal of **Thiru. P. Prabakaran**, for construction of a four storied Residential building (8-Dwelling Units) with stilt floor at R.S.No.7/2pt, T.S.No.30/6/A/4/B, Ward-H, Block No. 2, Plot No.7 & 8, Baladhandyutham Pillai Street, Anna Nagar Extension, Pudupalayam Revenue Village, Puducherry Municipality, Puducherry was examined by the committee of Puducherry Planning Authority. The proposal was agreed in principle subject to condition that permit shall be issued after obtaining Legal opinion from Legal Advisor, PPA and NOC from the Puducherry Municipality & submission of Soil Test Report, Structural Design Basis Report.

CASE NO: 76**File No & Date: 280 & 13.05.2024**

The proposal of **Thiru. D. Tharuna Jain**, for construction of four storeyed commercial building (4Nos. of Rooms & 4Nos. of Office) with stilt floor at R.S.No.239pt, T.S.No.162, Ward-C, Block No.13, Old Door No.29, New Door No.35,36,39,41, Ranagapillai Street, Puducherry Revenue Village, Puducherry Municipality, Puducherry was examined by the Puducherry Planning Authority Committee. The committee agreed to issue of building permit after obtaining necessary legal opinion from Legal Counsel, PPA & clearance/NOC's from the Fire Service Department and submission of Structural Design Basis report & Soil Test Report.

Agenda 3:**ANY OTHER MATTER WITH THE APPROVAL OF CHAIRMAN****Item No.1**

Petitions received through CP grams grievance portal from Thiru. Stephen Joseph, Puducherry requesting for action to provide access/road to his plot Nos. 50 & 51 at R.S.No.208/3, Oulgaret Revenue Village, Oulgaret Municipality, Puducherry.



Petitions received through CP grams grievance portal from Thiru. Stephen Joseph, Puducherry requesting for action to provide access/road to his plot Nos. 50 & 51 at R.S. No. 208 /3, Oulgaret Revenue Village, Oulgaret Municipality, Puducherry was examined by the committee. The Member Secretary, Puducherry Planning Authority apprised that, earlier the site formed part of an unapproved layout and subsequently proposal was changed for forming an housing project and revised building permit was issued vide No.PPA/1482/1248/Z6/SB/2000, dated 22.09.2000 by superseding the earlier permit for construction of residential apartment 7 - blocks (Block-A, B, C, D, E, F & G) with community hall and other amenities at R.S. No.161/7B, 208/3, 209/1 & 2, facing NH 45 (Puducherry - Villianur) National Highways, Moolakulam, Oulgaret Revenue village, Puducherry after obtaining clearance / NOC from the NH Division, PWD, Puducherry. The Member Secretary Puducherry Planning Authority informed that there is no provision in the Puducherry Building Bye Laws and Zoning Regulations regarding gated community. The Commissioner, Oulgaret Municipality, Puducherry informed that the proposal was not referred to Oulgaret Municipality at the time of issue of above building permit. After detailed deliberation, the committee decided to cut open the compound wall on Northern side of the apartment building so as to provide access to the said plot Nos. 50 & 51 after obtaining opinion / views of Law Department.

Item No.2

Unauthorised construction of buildings at R.S.No.53/1,4,5,7pt, Shri Seenuvasa Nagar, Pillaiyarkuppam Revenue Village, Villianur Commune Panchayat, Puducherry .

The Member Secretary, Puducherry Planning Authority apprised the committee regarding the action taken by Puducherry Planning Authority on the issue at R.S.No.53/1,4,5,7pt, Shri Seenuvasa Nagar, Pillaiyarkuppam Revenue Village, Villianur Commune Panchayat, Puducherry and the order dated 30.08.2023 passed by the Hon'ble High Court of Judicature, Madras in WP.No.25493 of 2019 in respect of the said unauthorized constructions. It was further apprised that the Planning Authority has issued plot regularization order to Thiru. Ramasamy, to whom a demolition notice has been issued for the unauthorized construction by Puducherry Planning Authority based on the order of the Hon'ble High Court, Madras, in Rev. Aplw. 204 of 2023. Further, MS apprised that the appeals are pending before the Town and Country Planning Board. The committee directed the Member Secretary to take action against the unauthorised construction based on the outcome of the TCP Board on the appeals.

Item No.3

Difficulty faced by Puducherry Planning Authority in processing the proposals falling within 30meters from railway boundary because of Southern Railways not offering NOC.

The Ministry of Railways has notified that constructing buildings or developing layouts within 30 meters from railways boundary requires No Objection Certificate (NOC) from the Railways. Puducherry Planning Authority is forwarding such applications falling within 30meters from Railway boundary to Southern Railways, Trichy for NOC. The committee after detailed deliberation decided to refuse such cases where no clearance/NOC is issued by the Southern Railways.

Item No.4

Matter relating to representations submitted by Thiru. V. Sundar & Thiru. Madhiraja of M/s. Moopadai, Puducherry against the Resto Bar for violating the provisions of Puducherry Planning Authority Regulations.

The Member Secretary, Puducherry Planning Authority, apprised that petition/representations have been received from Thiru. V. Sundar & Thiru. Madhiraja, against various Resto Bars located in the Boulevard Town for violating the Provision Building Bye-laws & Zoning Regulations, 2012. The Committee examined the issue and directed to inspect the sites and furnish necessary report for taking further action.

The Chairman thanked the members for attending the meeting.


MEMBER SECRETARY
PUDUCHERRY PLANNING AUTHORITY.


CHAIRMAN
PUDUCHERRY PLANNING AUTHORITY.