

RE

REGULATORY RECORD

# RERA Document

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The document as the regulator published it, reproduced in full behind this page.

Published for reference. The authority's own register is the operative record.

## Layout Application - Final Approval Letter



Roc No: 18IPW1EZ/2026/TCP

Date: 2/7/26 4:21 PM

From:

Village Panchayat

KOLLANGUDI

To :

Thiru.MURUGESAN .T  
142,THALIRTHALAI,  
MARANDAI,

Online Application Number:

18IPW1EZ

Sir/ Madam,

Sub :

Residential Layout - Office of the Assistant Director of town and country planning, Sivagangai District - Kalaiyarkovil Taluk/  
Panchayat Union- Kollangudi Panchayat, Kollangudi Village- S.F.Nos: 301/ 6,7,8A,9A1,11,12A,12C - Extent of 3324.00 Sq.m (0.82 Acres) - Technical clearance issued - forwarded for further action – Reg

Ref :

Applicants layout proposal received through online vide reference No. 18IPW1EZ, Dated: 15.12.2025.

Body:

Residential Layout - Office of the Assistant Director of town and country planning, Sivagangai District - Kalaiyarkovil Taluk/  
Panchayat Union- Kollangudi Panchayat, Kollangudi Village- S.F.Nos: 301/ 6,7,8A,9A1,11,12A,12C - Extent of 3324.00 Sq.m (0.82 Acres) The Petitioner has  
Handed over the Roads Constructed in the Plot and the Areas reserved for Local government use Park and  
Power utility use to the Kollangudi Panchayat through the deed of  
Donation Registered as no: Gift deed document no.65/2026&66/2026, dated: 06.01.2026 Also

as seen in view 2  
Deputy Director of Urban  
Planning his plot s L.P(SWP)/DTCP/SIVAGANGAI NO:  
04/2026 and enclosed with 16 Plot  
inspection fees Rs1000\*16=16000(Sixteen Thousand only) For Land value Amount(1 Sq.feet : 2Rs) Rs  
71552 (Seventy One thousand Five Hundred and Fifty Two Only) in Kollangudi  
Panchayat Account  
Paid.

It is informed that if the existing certificate regarding land license and the documents submitted  
for consideration are not found to be correct the approved order issued to these plots will be canceled  
without any prior notice

**Village**



**Signature valid**

Signed by: Village Panchayat President  
Location: Sivagangai  
Date: 2026.02.07 16:21:54



# Eight ways to know a piece of land before you pay for it.

This report covers one part of the picture. These cover the rest, drawn from the same government records, for any property in Tamil Nadu.

## LandLens One

Ask anything about a property and get an answer grounded in live government records, with the sources shown.

[/landlens/one](#)



## Verify My Land

Every record check run on one property and returned as a single report.

[/landlens/verify-my-land](#)



## Legal Opinion

An advocate's written opinion on the title, built on the records we pull for it.

[/landlens](#)



## One Map

Every layer on one map: the parcel, its boundary, zoning, water bodies and what sits around it.

[/landlens/one/map](#)



## PriceMap

What land actually changed hands for around this plot, taken from the registered deeds.

[/landlens/pricemap](#)



## Build Scope

What you are allowed to build here: floor space, height, coverage and setbacks.

[/landlens/build-scope](#)



## Property Tracker

Watch a property and hear about it when something new is registered against it.

[/landlens/property-tracker](#)



## Deal Room

Run the transaction in one place: documents, stamping, signatures and the parties.

[/landlens/deal-room](#)



# Twenty-four checks you can run yourself, at no cost.

## Records and verification

The registers themselves, read for you.

Encumbrance Certificate

Patta and Chitta

Field Measurement Sketch

EC Analyzer

Bank charge check

Court case search

Seller background check

Approval check by survey

## Zoning and land use

What the plan says can happen on this land.

Land use zone finder

CMDA land use check

Coastal regulation zone

Master plan check

Water bodies finder

Airport height clearance

## Value and duty

What it is worth and what it costs to register.

Guideline value by street

Guideline value by survey

Stamp duty and registration fees

Capital gains

Floor space index

Area unit converter

## Registers and directories

Who holds it, and which office keeps the record.

Find your registering office

Temple property check

Waqf property check

RERA register



Every free tool  
/tools



Services we run  
for you  
/services



The LandLens  
suite  
/landlens/one



# Every claim in this document traces back to a government record.

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Legal opinions, due diligence and title verification

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Building plan, layout and sub-division approvals

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Completion and occupancy certificates, regularisation

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Escrow, negotiation and NRI property management

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Land survey, soil testing, architecture and construction

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Prepared from the registers named on the page each finding sits on. Where a register could not be read, this document says so in its place rather than leaving the gap to be read as a clean result.

