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RE REGULATORY RECORD

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Verified RealEstate™
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DIGITALLY VERIFIED RECORD

Layout Application - Final Approval Letter

Roc No: 01/2025-2026

Date: 6/16/25 12:43 PM

From:

Village Panchayat

VELLITHIRUPPUR

To :

Thiru.N SOMASUNDARAN,
Chenniamalai Road,
Perundurai, Erode - 638052,

Online Application Number: QPQLDXIK

Sir/ Madam,

Sub :

Residential Layout – Office of Erode District, Anthiyur Taluk, Ammapettai Panchayat Union, Vellithiruppur Village Panchayat and Village acknowledging and Approving S.F.No: 219/1 of, 0.80.30.0 Acre or 3250 sqm extent Residential Plot Technical Clearance issued by Assistant Director Town and Country Planning Department (Planning Permission) – reg.

Ref :

1. Applicants Thiru.N.Somasundran Online application No. QPQLDXIK Dated:16.11.2024
2. Road pattern plan approved by the District Town and country planning office, Erode, dated: 19.12.2024.
3. Letter No.M.M.A1/9452/2024 Dated.08.10.2024 of Joint Director, Agriculture department, Erode District
4. Letter Roc. No.19799/2020, Dated: 24.12.2020 of Director of Town and Country Planning, Chennai (Circular)
5. Applicants Thiru.N.Somasundran giftdeed uploaded Dated:03.01.2025
6. 6.G.O.138, Housing and Urban Development Department, Dated: 04.06.2004
7. G.O.79, Housing and Urban Development Department, Dated: 04.05.2017.
8. ROC No from Assistant Director of Town and Country Planning Department (Planning Permission), Erode, QPQLDXIK/2024/ TCP, Dated: 16.11.2024
9. Technical Clearance/ Concurrence/ Planning Permission issued Layout number: SWP/DTCP/ERODE/LAYOUT APPROVAL No-13/2024
10. Vellithiruppur Panchayat Resolution No: 70/2025-2026, Dated:10.06.2025

Body:

Order:

1. In the letter from the Assistant Director of District Town and Country Planning Department (Planning Permission),Erode District, issued to Erode district, Anthiyur Taluk, Ammapettai Panchayat Union, Vellithiruppur Panchayat and Village at S.F.No: 219/1of, 0.80.30.0 Acre or 3250 sqm extent proposed residential layout, The Technical Clearance/ Concurrence / Planning Permission is issued to the above mentioned layout and the approval number is assigned as follows SWP / DTCP/ ERODE/ LAYOUT APPROVAL No. 13/2024 subject to Special conditions and Technical clearance from the Local Authority.

2. Received with letter from the Assistant Director of District Town and Country Planning Department (Planning Permission), Erode District, the Approved Layout Map for the Residential plots and the Related

VELLITHIRUPPUR PANCHAYAT RESOLUTION COPY

On 21.02.2025 in the month of February 2025 Friday at 11.00 am, the ordinary meeting Nagalore panchayat The Special Officer R P Amudha was held in the panchayat office. Details of the actions taken in the meeting at that time are as follows.
THE SPECIAL OFFICER K MANOKARAN
SUBJECT: Erode District, Anthiyur Taluk Anthiyur Panchayat Union, Nagalore Panchayat and Village S.F.No: 219/1 of, 0.80.30.0 Acre or 3250 sqm granted Technical Clearance by Assistant Director (Incharge), District Townand Country Planning Department (Planning Permission), Erode District, ROC No. QPQLDXI/2024 TCP, Dated: 16.11.2024 and Technical clearance Residential Layout approval No. SWP/ DTCP/ERODE/ LAYOUT APPROVAL No.13/2024 Seeking approval of the Council to grant final approval subject to specified conditions.

Resolution: Resolution No. 70/2025-2026, Dated:10.06.2025, is granted unanimously.

Village

Signature valid

Signed by: Village Panchayat President
Location:Erode
Date:2025.06.16 12:43:47

THE LANDLENS SUITE

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

FREE TOOLS · NO ACCOUNT NEEDED

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

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

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

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

Verified RealEstate™

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

- Legal opinions, due diligence and title verification
- Building plan, layout and sub-division approvals
- Completion and occupancy certificates, regularisation
- Escrow, negotiation and NRI property management
- Land survey, soil testing, architecture and construction

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