

RE

REGULATORY RECORD

RERA Document

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Layout Application - Final Approval Letter



Roc No: 01/2024-2025,
NKL/UOM4ME9O/239
58/2024/TCP

Date: 7/3/24 5:37 PM

From:

Village Panchayat

No 3 Komarapalayam

To :

1.Mr.M.Anand 2.Mr.S.Vijayalingam 3.Mr.T.Sivakumar 4.Mr.G.N.Kumar
1A, Adhiselvan Street, Salem Taluk, Salem Distirct-636003.

Online Application Number:

UOM4ME9O

Sir/ Madam,

Sub :

DTCP-Application Recieved for the approval of Layout-Comprised in SF.No.80/2A1,2G,2I,2J,
81/2B,2C,2D,3A1,3A7,5,6, 84/1A & 84/1D2 Extent 5.34 Acres / 21609.00 Sq.m of No.3.Komarapalayam
Panchayat & Village, Vennandur Panchayat Union, Rasipuram Taluk, Namakkal District - Final Order
Approved - Regarding.

Ref :

- 1.Application Recieved Online No: UOM4ME9O/23958/2024/TCP, Dated. 20/06/2024
- 2.No.3.Komarapalayam Panchayat Resolution No-481, Dated. 03/07/2024
- 3.Local Body Demand Fee Rs.70,000/- Collected as Per Online No.UOM4ME9O, Dated.28.06.2024.
- 4.Land Conversion Fee Paid Rs.50,000/- as per Receipt.No.2024-2025/8/15/15/7/2, dated.03.07.2024.

Body:

As per G.O.79 Housing and Urban Development Department, dated.04.05.2017, in-case of non-planned area rule-3, it has been requested to collect Rs.1000 as Scrutiny Fee for each Plots. And under rule-9 Concered local body should collect the 3% Market Land Value as Land Conversion. As Per above Reference Fees Collected and No.3.Komarapalayam Panchayat Resolution No-481, Dated. 03/07/2024, the Layout has been Approved.

Copy to:-

1.1.Mr.M.Anand 2.Mr.S.Vijayalingam 3.Mr.T.Sivakumar 4.Mr.G.N.Kumar

1A, Adhiselvan Street, Salem Taluk, Salem Distirct-636003.

2.BLOCK DEVELOPMENT OFFICER (VP)

VENNANDUR BLOCK, RASIPURAM TALUK,

NAMAKKAL DT.

3.SUB-REGISTRAR

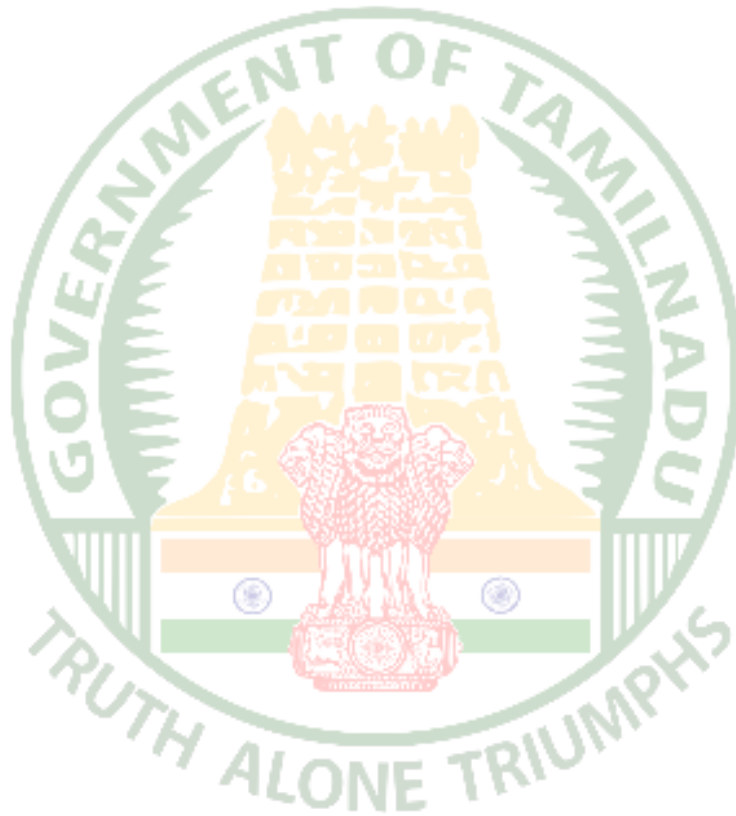
RASIPURAM

4.ASSISTANT DIRECTOR (PANCHAYAT)

RURAL DEVELOPMENT

NAMAKKAL DISTRICT

Village



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

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



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

Verified RealEstate
3/350/2 Mettukuppam,
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