

RE

REGULATORY RECORD

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Layout Application - Final Approval Letter



Roc No: 360/2024/B, Layout
Approval No.02/2025-
2026

Date: 7/3/25 3:34 PM

From:

Executive officer

13,Anna Nagar, Thadicombu Tp,Thadicombu,Dindigul West(Tk),Dindigul (Dt),624709

To :

Mr.V. Shanmugam and Mr.K. Manikandan, Door No.4/610, Dindigul West, Chettinayakkanpatti, Arunachalam Nagar, Dindigul - 624004.

Online Application Number:

Y1FKKMAZ

Sir/ Madam,

Sub :

Layout – Town Panchayat Administration - Dindigul District –Thadicombu Selection Grade Town Panchayat –Thadicombu Revenue Village - S.F.No. 2260/1, 2A, 2B, 3A, 3B, 4, 5, 6, 7A, 7B, 8 and 2260/9 Extent of 0.95 Acre or 3850.00 Sq.mtr - Technical Sanction and Planning Permission accorded from Dindigul Local Planning Authority – Issue of Final approval by Town Panchayat for 18 Nos. Plots in the Residential Layout – Ordered - Reg.

Ref :

1. Mr.V. Shanmugam and Mr.K. Manikandan, Door No.4/610, Dindigul West, Chettinayakkanpatti, Arunachalam Nagar, Dindigul - 624004 Online Application. Y1FKKMAZ, Dated : 01.12.2024.
2. Joint Director /Deputy Director / Assistant Director, Town and Country Planning Office, Dindigul Letter No. Y1FKKMAZ, Dated : 11.12.2024. (Road Pattern approved).
3. Applicants Mr.V. Shanmugam and Mr.K. Manikandan Gift Deed Documents No. 9910/2024 and 9911/2024, Dated : 13.12.2024.
4. Joint Director /Deputy Director / Assistant Director Town and Country Planning Office, Dindigul Approved Roc.No. Y1FKKMAZ/2024/TCP, Date : 18.12.2024 (Technical Sanction No. 227/2024).
5. Thadicombu Town Panchayat Council Resolution No.503/2025, Dated:30.05.2025.
6. Connected Records.

Body:

Mr.V. Shanmugam and Mr.K. Manikandan, Door No.4/610, Dindigul West, Chettinayakkanpatti, Arunachalam Nagar, Dindigul - 624004. Vide Ref No.1 cited have requested Residential Layout permission for their layout situated in Dindigul District, Thadicombu Town Panchayat, Thadicombu Revenue Village S.F.No 2260/1, 2A, 2B, 3A, 3B, 4, 5, 6, 7A, 7B, 8 and 2260/9 Extent of 0.95 Acre or 3850.00 Sq.mtr. The Joint Director / Deputy Director / Assistant Director, Director of Town and Country Planning, Dindigul in his letter cited in Ref No.2 has intimated to handover the proposed Roads and Other Public Places in S.F. No's stated above as shown in the Road Layout Map to the Executive Officer, Thadicombu Town Panchayat. The said Roads and Other Public Places have been handed over by the applicant to the Executive Officer, Thadicombu Town Panchayat vide Dindigul No.2 Joint Sub Register Office Document Registration No.9910/2024 and 9911/2024, Dated : 13.12.2024 handed over. The Joint Director / Deputy Director of Town and Country Planning, Dindigul has accorded Layout approved Technical Sanction No.227/2024 for the Residential Layout vide Ref No.4. The Town Panchayat Council has given consent vide Ref No.5 its Resolution No.503/2025, Dated:30.05.2025 for Residential Layout (18 Plots) in Thadicombu Revenue Village is S.F.No. 2260/1, 2A, 2B, 3A, 3B, 4, 5, 6, 7A, 7B, 8 and 2260/9 Extent of 0.95 Acre or 3850.00 Sq.mtr. As per Tamilnadu Combined Building Plan Rules – 2019 – Rule No.10 and 47, Sanctions accorded by the Concerned Departments, Resolution passed by Thadicombu Town Panchayat Resolution No.503/2025, Date: 30.05.2025, Agreement executed by the Applicants, Final Approval here by accorded subject to the laid the ANNEXURE – I.

Details : (1). Area of the Layout. Extent of 0.95 Acre or 3850.00 Sq.mtr. (2) Area of Roads 1048.32 Square Meters, (3).General Provision for Local Government Public Purpose 15.00 Square Meters, (4). The allotment area to TANGEDCO is 15.00 Square Meters, (6). The Extent of Net Plots area is 2771.68 Sq.mtr (6). The Number of Approved Plots is 18. Plot No.1 to 18



Executive officer

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.

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Verify My Land

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

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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.

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Build Scope

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

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Property Tracker

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

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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



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Services we run
for you
/services



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

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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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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.

