

RE

REGULATORY RECORD

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Layout Application - Final Approval Letter



Roc No: 01/Maniyathahalli/202
5

Date: 7/21/25 2:26 PM

From:

Village Panchayat

Maniyathahalli

To :

K Selvam and Five Others,
S/o, Kondichetty,
Avvaivali Road,
Dharmapuri Taluk and District -636705

Online Application Number:

RTPU18VS

Sir/ Madam,

Sub :

Residential Layout – Maniyathahalli Panchayat Office, Nallampalli – Dharmapuri District – Nallampalli Taluk / Panchayat Union – Maniyathahalli Village/ Panchayat -S.F.No.23/7, 23/8A, 23/8B, 23/9, 23/10A, 23/10B, 23/11A, 23/11B, 23/12 and 25/2A2 -Total extent of 24318.00 Sq.M – Final Approval Issued – Reg.

Ref :

- 1) Application No (SWP): RTPU18VS submitted on 21.01.2025 through Single Window Portal by K Selvam and Five Others,
- 2) G.O.No.138, Housing and Urban Development Department, Dated: 04.06.2004.
- 3) G.O.No.79, Housing and Urban Development Department, Dated: 04.05.2017.
- 4) Government Letter No. 19113/4(3) / 2017-1, Housing and Urban Development Department, Dated:30.08.2017
- 5) Letter No.13686/2017/LA1, Dated: 08.09.2017 of Commissioner of Town and Country Planning, Chennai (Circular)
- 6) G.O.No.18, Department of Municipal Administration and Water Supply, Dated: 04.02.2019 & G.O.16 Department of Municipal Administration and Water Supply, Dated: 31.01.2020.
- 7) Letter Roc No. 4367/2019/BA2, Dated: 05.02.2020 of Director of Town and Country Planning, Chennai (Circular)
- 8) G.O.141, Housing and Urban Development Department, Dated: 23.09.2020.
- 9) G.O.181, Housing and Urban Development Department, Dated: 09.12.2020.
- 10) Letter Roc. No. 19799/2020 Dated : 24.12.2020 of Director of Town and Country Planning, Chennai (Circular)

- 11) Letter Roc No. 4367/2019/TCP2, Dated:14.08.2021 of Director of Town and Country Planning, Chennai (Circular)
- 12) Letter Roc.No. E2/9644/2024 Dated:13.01.2025 Of Joint Director of Agriculture Department, Dharmapuri District.
- 13) Letter Roc No. 320/2022/TCP3, Dated: 07.01.2022 of Director of Town and Country Planning, Chennai (Circular)
- 14) G.O.141, Housing and Urban Development Department, Dated: 16.07.2022.
- 15) Road pattern Approved on 22.01.2025.
- 16) Payment of OSR charges and Centage charges received from the applicant respectively on 26.01.2025.
- 17) Payment of Land conversion charges 3% of guideline value received from the applicant respectively on 18.07.2025.
- 18) Payment of Panchayat Demand fees received from the applicant respectively on 16.07.2025.

Body:

Residential Layout Application No. RTPU18VS submitted on 21.01.2025. Residential Layout – Maniyathahalli Panchayat Office, Nallampalli – Dharmapuri District – Nallampalli Taluk / Panchayat Union – Maniythahalli Village/ Panchayat - S.F.No.23/7, 23/8A, 23/8B, 23/9, 23/10A, 23/10B, 23/11A, 23/11B, 23/12 and 25/2A2 -Total extent of 24318.00 Sq.M - Approved.



Village

Signature valid

Signed by: Village Panchayat President
Location: Dharmapuri
Date: 2025.07.21 14:26:10



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.

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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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.

