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DIGITALLY VERIFIED RECORD

Layout Application - Final Approval Letter

Roc No: 02/2025-2026

Date: 5/28/25 11:55 AM

From:

Village Panchayat

Ambathurai

To :

Thiru.P Nagarajan
s/o Ponnaiya
241-2/70,gandhiji road
Melasathipalam,Paramakudi
Ramanathapuram-623707

Online Application Number: ODUOCH80

Sir/ Madam,

Sub :

Regarding Plot Approval DTCP - 28/2025- Dindigul Town And Country Planning Department (Planning Permission) Ambathurai Village Panchayat - Survey No : 107/1,107/2A,107/2B,107/3,107/4,107/5,107/6,108/1A,108/1B108/2,109/1A,109/1B,109/2,109/3,110/1,110/2A,110/2B AND 111/2A (Excender -39300 Sq.M) Plot Nos 1- 233 , Total 233 PLOTS

Ref :

1. ApplicantsThiru.P.Nagarajan,Online application number:ODUOCH80, dated:23.01.2025.
2. Deputy Director,District Town and country planning Office, DindigulDistrict,Road pattern approved,online Letter No:ODUOCH80,dated: 12.02.2025.
3. Joint Director, Agriculture department,Dindigul District, Letter No:Ma.thi. 4/12819/2024, dated:02.01.2025.
4. District Collector, Dindigul letter Pa.Mu.No:810837/2023/2 ,810841/2023/2, Dated:13.05.2023 &589655/2023/2,589649/2023/2,Dated:13.04.2023.
5. Block Development Officer(V.P),Athoor Panchayat Union letter Roc.No:4000/2022/B2,Dated:05.12.2022.
6. Circular from the Director of Town and Country Planning, Roc.No:19799 / 2020, dated: 24.12.2020
7. Applicants Thiru.P.Nagarajan,Online letter No: ODUOCH80, dated:20.02.2025 (Gift deed document No:516/2025,517/2025,

dated:19.02.2025).
8. G.O.138, Housing and Urban Development Department, dated: 04.06.2004
9. G.O.79, Housing and Urban Development Department, dated: 04.05.2017.
10. G.O.18, Department of Municipal Administration and Water Supply, dated:04.02.2019 and G.O.16 Department of Municipal
Administration and Water Supply, dated: 31.01.2020.
11. G.O.141, Housing and Urban Development Department, Dated: 23.09.2020
12. G.O.181, Housing and Urban Development Department, Dated: 09.12.2020.
13. G.O.58, Housing and Urban Development Department, Dated: 05.03.2024.
14. Government Letter No:19113 / Nov 4 (3) / 2017-1, Housing and Urban Development Department, dated: 30.08.2017.
15. Circular from the Commissioner of Town and Country Planning, Letter No:13686/2017/LA1, dated: 08.09.2017.
16. Circular from the Director of Town and Country Planning, Roc No.320/ 2022/TCP3, dated:07.01.2022
17. Demand payment request through online Letter No.ODUOCH80, dated: 20.02.2025. (Requiring payment of Centage Fee
&Development Fee)
18. Applicants Thiru.P.Nagarajan,Payment of Centage Fee,Development Fee, dated: 22.02.2025.
19. Circular from the Director of Town and Country Planning, Roc No. 4367/2019/TCP2, Dated: 14.10.2019.
20.Town And Country Planning Department (Planning Permission) ROC No:ODUOCH80 /2025/TCP Dated:26.02.2025.
21.Ambathurai Village Resolution No:85/28.05.2025

Body:

Dindigul District, Attur Panchayat Union, Ambathurai Panchayat /Ambathurai Revenue Village, Survey numbers
107/1,107/2A,107/2B,107/3,107/4,107/5,107/6,108/1A,108/1B108/2,109/1A,109/1B,109/2,109/3,110/1,110/2A,110/2B AND 111/2A (Excender -39300 Sq.M) - has been granted permission by the Dindigul Local Planning Commission to construct a plot of land
measuring 39300 - square meters. (Permission No. 28/2025)

Accordingly, as per the field survey conducted by the Ambathurai Gram Panchayat Administration, all the
public allocations (roads, electricity board and park) have been handed over to the Ambathurai Panchayat as a donation. Further, all the relevant documents related to this have been handed over to the Ambathurai Panchayat. Furthermore, all the relevant fees have been received in government accounts. Therefore, based on the Panchayat Council Resolution No. (85/28.02.2025), final approval is given to the plot numbers (numbers 1 to 233, total 233 - plots) in the above plot category.

FEES DETAILS :
HEAD OF ACCOUNT
(DPC:0217 - 20- 800-AS-22709) - RS.- 65508/-
INSPECTION FEES - RS.- 2000/-
PLOT APPROVAL FEES - RS.- 774640/-

Village

Signature valid
Signed by: Village Panchayat President
Location:Dindigul
Date:2025.05.28 11:55:40

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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