Verified RealEstate™

RE REGULATORY RECORD

# RERA Document

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Published for reference. The authority's own register is the operative record.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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DIGITALLY VERIFIED RECORD

# Layout Application - Final Approval Letter

Roc No: 104/2025/A4 ( layout Approval No - 07/2025-2026)

**Date:** 12/5/25 1:07 PM

From:

Village Panchayat

MYLAMPATTY

To :

CHANDRALEKHA
72-B, DINDIGUL ROAD, PALANI, DINDIGUL 624601,Palani,Palani,Dindigul,624601

Online Application Number: 8XLZ5O10

Sir/ Madam,

Sub :

Residential Layout - Coimbatore LPA - Sulur Taluk and Block - Mylampatti Village and Panchayat - SF No - 66/1A,66/2,67/1A,67/1B,67/1C,67/2A1,67/2B2,67/3A1 and 67/3C2 for an extent of 7.305 Acre (30354 Sq.m) - Planning Permission received - Final Order Issued - Reg

Ref :

1) DTCP Coimbatore Online Planning Permission Roc No - CBE/LPA/8XLZ5010/2024/TCP Dated - 31/08/2024
2) LPA/DTCP - 449/2024 and Planning Permission no - 531/2024
3) Online Payment Receipt - 28/11/2025

Body:

1. Alteration of plot sizes, road pattern, sizes, dimensions of public reservations and further subdivision of the plot contrary to the Layout Plan approved by the Town and Country Planning department shall not be done without the prior approval of the District Town and Country Planning department.
2. The corners of the plots located at the junction of two roads should be laid with the splay as shown on the approved Layout Plan
3. No plot shall be sold, leased or transferred in any other means or to build to build any construction on any plot before conforms to the above two conditions.
4. The plots shown in approved Layout plan should be used only for the construction of

residential houses other than the plots selected for public purposes. Also, only in those places where the

change is plot land use is requested those developments mentioned in Residential use zone as per

TNCDBR - 2019 should be allowed by the local body only after obtaining the prior concurrence of the town

and country department.

5. If a low tension / high tension powerline / telegraph line is present through the plots, the line should be

shifted to the edge of the road or as shown on the approved Layout Plan.

6. The low laying part of the layout area should be raised to street level

7. On all streets exceeding 7.2 meters in width, shading type trees shall be planted in symmetrical type

**Village**

Signature valid

*Signed by: Village Panchayat President*
*Location:Coimbatore*
*Date:2025.12.05 13:07:25*

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

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# 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.