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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: Resolution No. 72/2026

Date: 10/16/26 12:45 PM

From:

Village Panchayat

"Kadamalaiputhur Village,
Mariyamman Koil Street,
Perumpairkandigai Post Acharapakkam Block, Chengalpattu District"

To :

To:
Tmt. Gayathri V.A,
No.16, Kaveri Street,
Saligramam, Mambalam,
Chennai - 600093.

Online Application Number: APRQ5RW2

Sir/ Madam,

Sub :

Sub:
Residential Layout - Chengalpattu District, Madurandhagam Taluk, Achirapakkam Panchayat Union, Kadamalaiputhur Panchayat and Village, S.F. No.175/2, Extent 1850.00 Sq.m (0.45 Acre) - Tmt. Gayathri V.A - DTCP Technical Concurrence issued - Final Approval Accorded - Orders Issued - Reg.

Ref :

Ref:
1.Application received from Tmt. Gayathri V.A, dated 16-06-2026.
2.DTCP, Chengalpattu Technical Concurrence ROC No. 232/2026/CPT/2026/TCP, dated 20-08-2026.
3.Kadamalaiputhur Village Panchayat Resolution No. 72/2026, dated 12.10.2026.

Body:

ORDER:
Whereas, the online application submitted by Tmt. Gayathri V.A for a residential layout in S.F. No.175/2 over an extent of 1850.00 Sq.m (0.45 Acre) in Kadamalaiputhur Village has been granted Technical Concurrence by the DTCP, Chengalpattu (Layout No. 232/2026). Whereas, on verifying that the applicant has handed over the roads and public purpose lands via Gift Deed (Doc. No. 5002/2026) and remitted all necessary charges, the Kadamalaiputhur Village Panchayat in its meeting held on 12.10.2026, vide Resolution No. 72/2026, hereby accords

Final Approval for the said residential layout.

Conditions:

1.In accordance with local body regulations, the applicant shall develop the roads and necessary infrastructure facilities within the layout at their own expense.
2.The applicant shall be solely responsible for the land title ownership and property verification.
3.All regulations of TNRERA (Real Estate Regulatory Authority) and DTCP conditions must be strictly followed.
4.Individuals who purchase plots within this layout must obtain separate building permission from the respective competent authorities before constructing any buildings.
5.The gifted layout roads, public purpose sites, and TANGEDCO spaces shall be maintained properly as per the rules.
6.Necessary record mutations shall be updated in the TamilNilam / Collabland website through the Tahsildar concerned.

Copy to:

1.The Assistant Director, DTCP, Chengalpattu District.
2.The Tahsildar, Cheyyur Taluk Office.
3.The Chairman, TNRERA, Egmore, Chennai.
4.The Sub-Registrar, Cheyyur Sub-Registrar Office.
5. The Assistant Director (Land Survey), Chengalpattu.

Village

Signature valid

Signed by: Village Panchayat President
Location:Chengalpattu
Date:2026.10.16 12:45:30

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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