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DIGITALLY VERIFIED RECORD

Layout Application - Final Approval Letter

Roc No: 55/2025 **Date:** 9/4/25 5:22 PM

From:

Village Panchayat

VADAGANDAM

To :

Tmt. T.Aranganayagi,
No.1/20A, Muthaliyar Street,
Vadagandam,
Thiruvarur.

Online Application Number: G5X4EHUV

Sir/ Madam,

Sub :

Residential Layout- Koradachery Block -Vadagandam Panchayat -Vadagandam Village - The proposal for Residential Layout with an extent of 3899.00 Sq.mRevenue Survey No: 74/6A1,76/2A1 at Vadagandam Village Panchayat, Koradachery Panchayat Union – Thiruvarur Taluk - Technical Clearance issued by the Assistant Director - District Urban Planning (Plan Approval) Office, ROC No:49908 /2025/ TVR/2025/TCP Dated:28/08/2025for to be form a Newly layout subject to conditions issuance of final Order to Renuga Nagar - Regarding.

Ref :

1.Go(Ms) No.79 Housing and Urban Development Department Dated:04.05.2017.
2.Assistant Director District Town and country planning Office Thiruvarur Roc No. 49908 /2025/ TVR/2025/TCP Dated:28/08/2025
3.Applicant Tmt.T.Araganayagi,No.1/20A, Muthaliyar Street, Vadakandam, Thiruvarur Application Ref No. G5X4EHUV (49908 /2025/ TVR/2025/TCP Dated: 28/08/2025
4.Gift Deed Document Number:5232/2025
5.GO (Ms) No. 180 Rural development and Panchayat Raj (PR(II(2)) Department Date:05.12.2024.
6.GO(Ms)No.181, Housing and Urban Development Department Dated: 09.12.2020.
7.Koradachery Panchayat Union Vadagandam Village Panchayat Resolution No.55 /2025Dated :29.08.2025
8.Local Body Demand Paid Date:01/09/2025

Body:

Thiruvarur District, Koradachery Panchayat Union,Vadagandam Panchayat,Vadagandam Village, The Proposal for Residential Layout with an extent of 3899.00 Sq.mRevenue Survey No: 74/6A1,76/2A1 at, as seen in view 2 by the Thiruvarur District Assistant Direct development Department Planning (Planning Permission)Officer, 49908 /2025/ TVR/2025/TCP Dated:28/08/2025 following the grant of technical permission to construction, in the detailed application at view 3 Tmt.T.Aranganayagi, No.1/20A, Muthaliyar Street, Vadagandam, Thiruvarur have applied for permission order from the relevant local body for the new Renuga Nagar plot constructed by them.

Regarding the above query. the following species have been verified on perusal of the provided by the individual. (Tamil State Wide Single Portal) website.

Following the prior approval of the District Collector regarding the plot to be constructed by a private person , the technical approval granted by the Assistant Director of Urban Planning, Thiruvarur District vide Government Order (Status) No.138 Housing and Urban Development (Nov.4(3) Department Date:04.05.2017 and Government Order (Status) No.16 Municipalities Administration and Drinking Water Supply Department Date: 24.01.2020 Government Order No.141 Housing and Urban Development Department Date: 23.09.2020 and Government Order No.181 Housing and Urban Development Department Date:09.12.2020 Subject to the guidelines and conditions given in the new Layout ROC No. 49908 /2025/ TVR/2025/TCP Dated:28/08/2025 -has been Technical sanction Issued.

1. Following the above technical approval, in order to obtain the permission order for the new plot of land of the private local body, the open space area (OSR-Open Source Reserve) in this plot has been donated to the Chairman and ExecutiveOfficer of Vadangandam Panchayat Council and those who will hold the said post later on, and 19 copies of the registration deed have been handed over in the form of a donation deed registered in the Office of the Registrar of Koradachery under Book No.1/2025/74 furthermore, 1copies of the Registration deed have been handed over in the form of a donation dated registered in the Office of the Registrar of Koradachery under Book No.5232/2025 for the road leading to the plot.

2. As per the above newly constructed plot of land, a per the Town and Country Planning Rules, Rule No.3 dated 04.05.2017, the local body shall be charged a survey fee of Rs.2000/- and development fund of Rs.69810/- for 12 plots, total Rs.71810/- as per the SNA of Vadagandam Panchayat dated 01.09.2025 (Transaction ID No. 11000295973787)

Therefore following the above study details, the final order is issued by the Special Officer/ District Development Officer (Village Panchayat) of Vadagandam Panchayat to establish the new Plot of Land to be established by this Proposal as per the approval of the Panchayat Council given in the 2025 meeting of

3.TANGEDCO Purpose : 15.84 Sqm

Special Officer /

Block Development Officer(V.P)

Vadagandam Pancayat

Koradachery Block

Village

Signature valid

Signed by: Village Panchayat President
Location:Tiruvarur
Date:2025.09.04 17:22:46

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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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.