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Layout Application - Final Approval Letter

Roc No: 01/2025-26 Date: 6/17/25 6:33 PM

From:

Village Panchayat

Zamin Karisalkulam

To :

Thiru.R.Sivasankar
2/131,SOUTH
STREET,KEELASHANMUGAPURAM,SOORANGUDI,Keelashanmugapuram,Vilathikulam,Thoothukkudi,628901

Online Application Number: 7A21NFIT

Sir/ Madam,

Sub :

Residential Subdivision - Thoothukudi District - Vialthikulam Taluk - Vilathikulam Panchayat Union- Zaminkarisalkulam Panchayat - Zaminkarisalkulam Village-SURVEY NO 51/7& 51/8 - S.F.No. 51/7, 51/8 Site Extent of 1.20Acres or 4900.00 Sq.m - Subdivision Approvel issued –Regarding

Ref :

1) Assitant Director of District Town and Country Planing Office's Thoothukudi letter No. Subject to the Conditions of 7A21NFIT/THOOTHUKUDI/2024/2024/TCP Dated 24.12.2024
2) Zaminkarisalkulam Panchayat and Village Permission date 17.06.2025
3) Related Document

Body:

According to the letter of Assistant Director of District Town and Country Planning Thoothukudi. Vilathikulam Block Zaminkarisalkulam Panchayat and Village Approvel has been Grantedvide SWP/DTCP/THOOTHUKUDI/LAYOUT
NO. 198/2024 for 23 Plots Situated at Survey No.
51/7, 51/8 Site Extent of 1.20Acres or 4900.00 Sq.m
Zaminkarisalkulam Panchayat and Village Permission, the final Approvel has given
The Zaminkarisalkulam Panchayat and Village as given the final Approvel with the Following Conditions
1. This Order is issued based on the Documents only submitted by you. if any errors/

a. irregularities will be find later, this order will be cancelled without intimation.

2. Incase of building Construction in this Plot, Proper building license/Permission Shoud be obtained Separately from the Panchayat and Village on Payment of approprate fees

a. 3) All gurantees and receipts issued by this office will be Cancelled if a dawa is received by court regarding reglarization of plot/tenement

3. if any loss of Amount will be mentioned in audit para. the applicant must be paid the amount as per instruction

4. This order is not applicable if the aplicant has attached false documents

5. if any Complaint is received against this guarantee and proved with sufficient evidence, this orer will be cncelled.

6. Government Ordinance No. 78, Department of Housing and urban Development, dated 04.05.2017 is subject to the protocol. Any inaccuracies/irregularities in the submitted documents will void the pre dated warranty.

7. Assitant Director of District Town and Country Planning Office's Thoothukudi letter No. Subject to the Conditions of 7A21NFIT/THOOTHUKUDI/2024/2024/TCP Dated 24.12.2024 must be followed

8. This order does not Apply to Plots located Under streams/water bodies,encroachment and high voltages power lines

9. This order does not apply to public and Roads where there is an encroachment

10. The applicant was full responsibility maintain the BT Road, Drain and Pipe Line for 5 Years from the dete of handding over at their own cost.

11. Other basic amenities works will be carried out by the Panchayat and Village only after sufficient residences are constructed as per govermment norms in that area

12. Street Lights and Electric Poles installed in the above Plot Section Should be Maintained at thair own cost of applicant

13. The Survey No. 151/7& 51/8 - S.F.No. 51/7, 51/8 Site Extent of 1.20Acres or 4900.00 - 1 to 23 plots are attached to Zaminkarisalkulam Panchayat and Village.

Village



our services doesn't just end there

Buying & Selling Services

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.

Legal & Documentation Services

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.

Property Development & Approvals

Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

NRI & Investment Services

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management

Compliance & Special Services

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.



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Property Valuation & Cost Estimation

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter

Ownership, Compliance & Legal Verification

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer

Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator

Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary

Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

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