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Layout Application - Final Approval Letter

Roc No: VADAKARAI VPTS 03-2025

Date: 6/23/25 7:45 PM

From:

Village Panchayat

VADAKARAI

To :

Mr.T PAL PANDI AND TWO OTHERS
No-2, TSP BHAVANAM, SANTHANAM STREET,
BYE PASS ROAD, NEHRU NAGAR, ARASARADI,
MADURAI- 625016.

Online Application Number: YH6OWEYH

Sir/ Madam,

Sub :

Residential Layout – Rural Development and Panchayat Raj Department- Madurai District – Thirumangalam Panchayat Union- Thirumangalam Taluk – Vadakarai Village Panchayat/ Village - R.S.No. 202/1,2,274/4B,5B - at 2.325acre (9450.00Sqm) – Technical clearance issued – FINAL ORDER APPROVED - Reg.

Ref :

1) Assistant Director, District Town and Country Planning Office, Madurai Letter ROC No. 46912/YH6OWEYH/SWP/2025/2025/TCP, Dt.12/06/2025
2)Commissioner, Rural Development and Panchayat Raj, Chennai Letter ROC No. 4870/2024/PRI.MIS-1, dt: 16.05.2025.

Body:

With reference to the 1st Cited letter, received from the DTCP Technical Sanctioned letter to approval of residential of layout in Madurai District, Thirumangalam Panchayat Union, Thirumangalam Taluk , Vadakarai Village Panchayat/ Village - R.S.No. 202/1,2,274/4B,5B - at 2.325acre (9450.00Sqm). In the continuation, with reference to the2nd cited letter, the Basic amenities like Road, Drain and street light (Solar Light) facilities has done by the applicant own cost and Water distribution line cost and Approval fees paid by the Applicant. Hence, this residential Layout is hereby APPROVED and ORDERED by the Special Officer of VADAKARAI Village Panchayat, subject to the conditions mentioned in the letter first cited, with the special conditions below.

Special Conditions: 1.The petitioner has not been allowed to change the gift for OSR Land and Road for any reason. This property belongs to VADAKARAI Village Panchayat. 2.The current planning permission is granted only for the layout. 3.No changes should be made to the plots divided as shown in the Layout. If any changes are made and sold in the future, this order will be cancelled. 4.The length and width of the road should be as specified on the Layout. Since the road has been handed over to the Panchayat, no encroachment should be made on it. 5.The Rural Development and Panchayat Raj Department has not legally certified the title to the ownership by granting the Layout FINAL APPROVAL. Only the applicant's entitlement to development is verified in the documents submitted with the applicant's application (lease deed, sale deed, gift deed, etc) Any person wishing to purchase the property must individually assert ownership of the property to the applicant. Also, if anyone else dispute arises individual rights over it, they can settle it before the appropriate competent court. The VADAKARAI VILLAGE PANCHAYAT is not the right organization to decide this.

Village

Signature valid

Signed by: Village Panchayat President
Location:Madurai
Date:2025.06.23 19:45:34



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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

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