

PP

APPROVAL RECORD

Planning Permission

Kodikalam

Cuddalore district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

Rural Panchayat

PURPOSE

Commercial

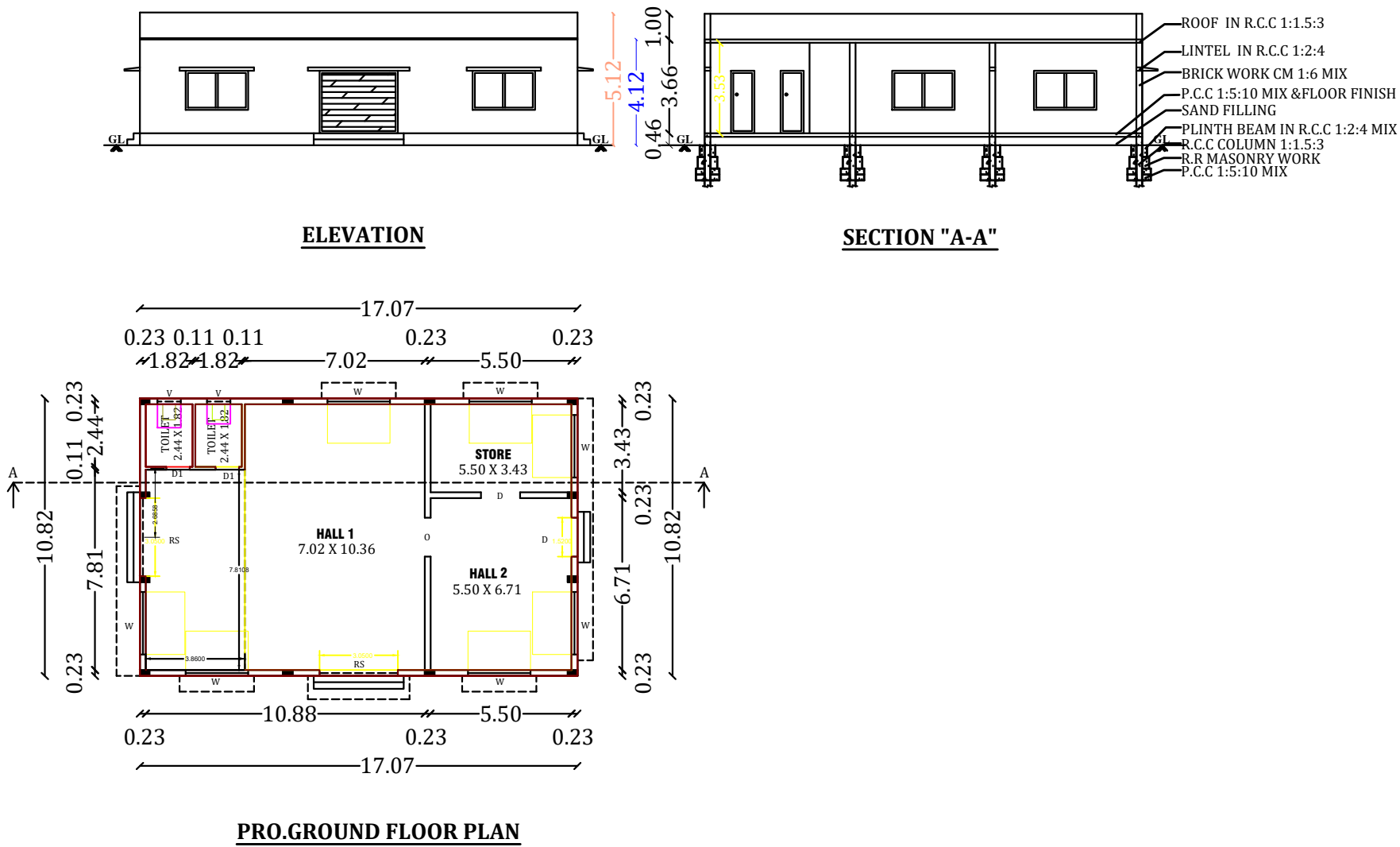
The approval as the planning authority issued it, reproduced in full behind this page.

An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A R.C.C ROOF BUILDING IN GROUND FLOOR IN S.F.NO. 136/3A2 & 136/3A3, AT KODIKALAM VILLAGE, TITAGUDI TALUK, CUDDALORE DISTRICT.

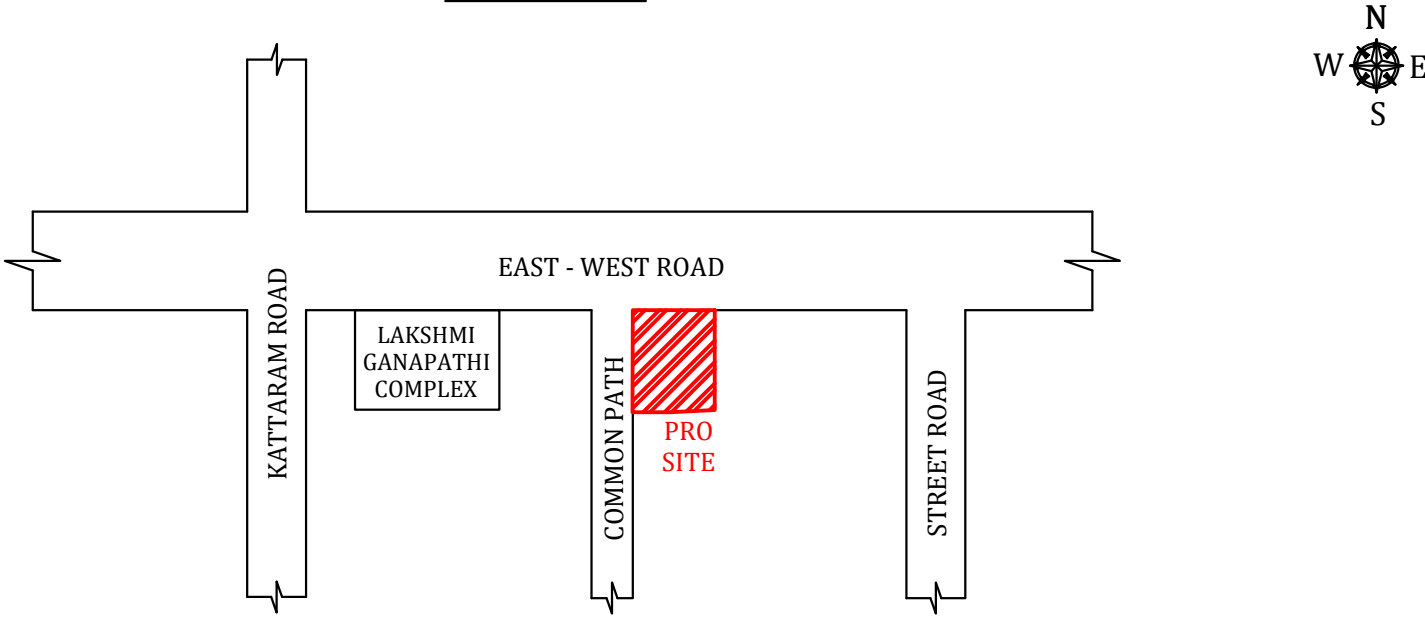
NAME OF THE APPLICANT : 1] Mr. S. SELLAMUTHU, S/o. SAMIKANNU.
2] Mr. S. RAMESH, S/o. SAMIKANNU.

[SCALE 1:100]

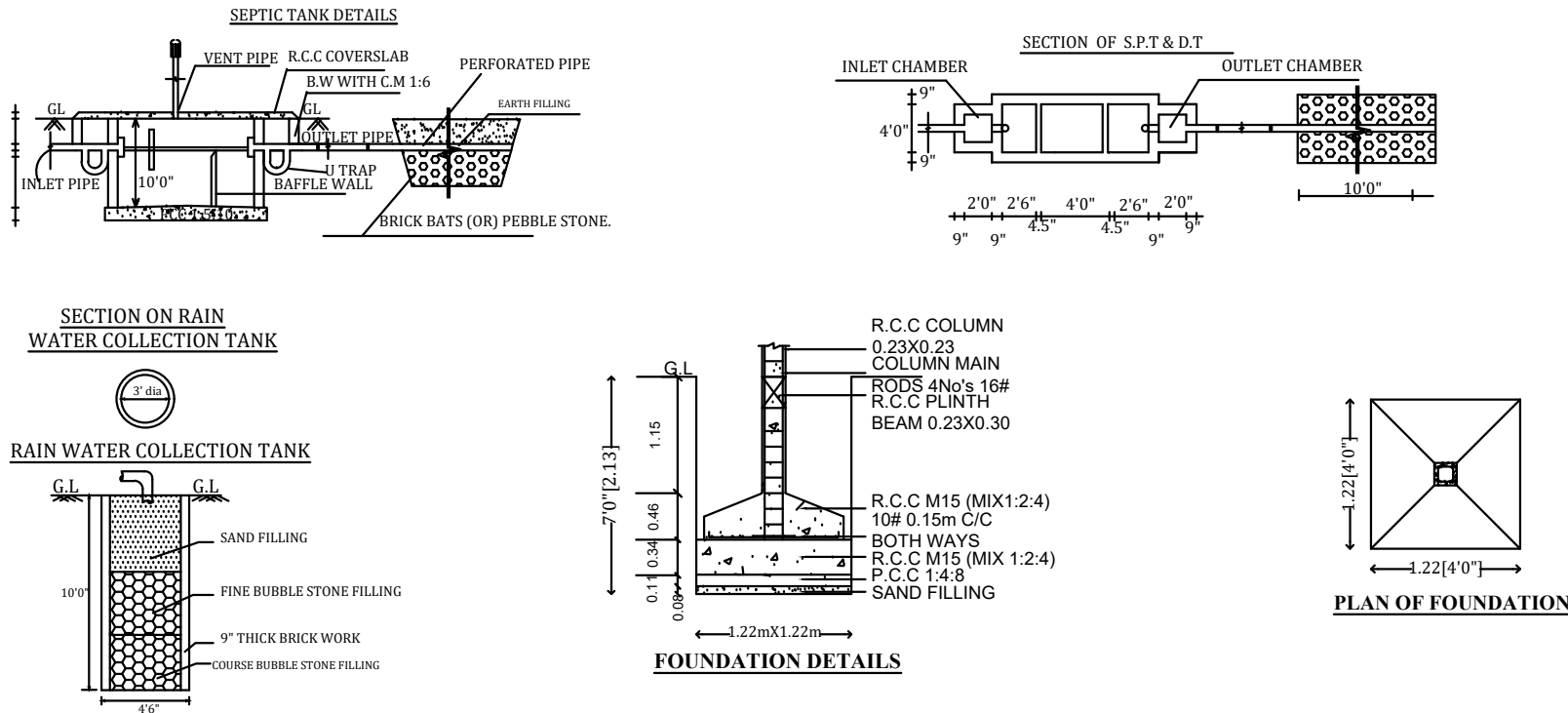


KEY PLAN

NOT TO SCALE

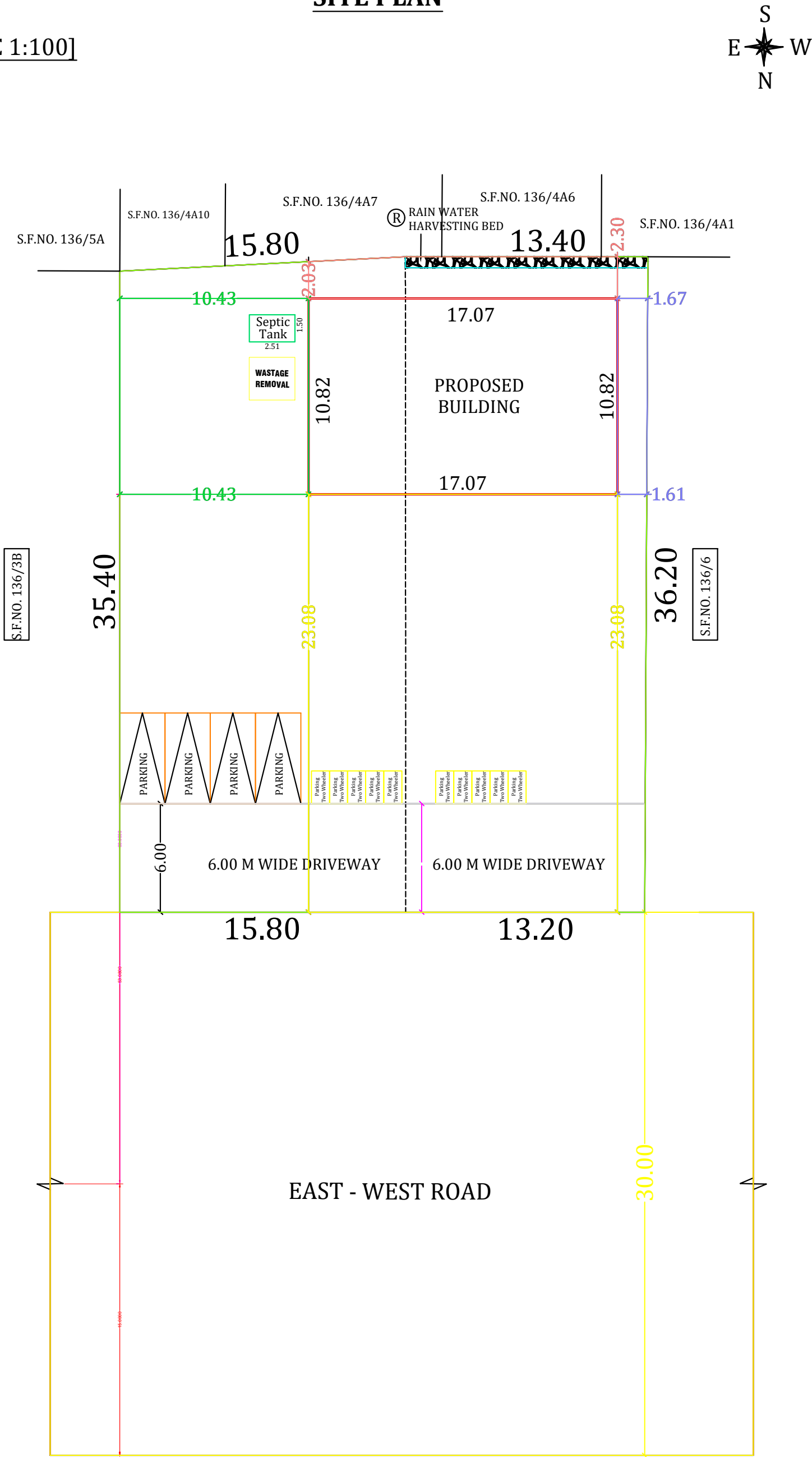


NOT TO SCALE



SITE PLAN

[SCALE 1:100]



APPROVAL AUTHORITY

SCHEDULE OF JOINERIES

REFERENCE		IN FEET	IN METER
RS	ROLLING SHUTTER	10'0"X8'0"	3.05X2.44
D	DOOR	5'0"X8'0"	1.52X2.44
D1	DOOR	3'0"X8'0"	0.91X2.44
W	WINDOW	8'0"X5'0"	2.44X1.52
V	VENTILATOR	3'0"X2'6"	0.91X0.76

AREA OF CALCULATION	SQ.FT	SQ.M
TOTAL AREA OF THE SITE AS PER DOCUMENT	11336.00	1053.14
TOTAL AREA OF THE SITE AS PER PATTa	10408.78	967.00
SUPER IMPOSED PLOT AREA	11267.11	1046.74
AREA OF G.I ROOF BUILDING IN GF	1988.11	184.70
AREA OF OPEN SPACE	8420.67	782.30
PERCENTAGE OF SITE COVERAGE	-	19.10%
FLOOR SPACE INDEX	-	0.19

PARKING :

NO.OF CAR PARKING (2.50X5.00) - 4 NOS
NO.OF TWO WHEELER PARKING (1.00X1.80) - 10 NOS

COLOUR INDEX:

ROAD SHOWN IN	-	Blue
BOUNDARY SHOWN IN	-	Orange
PRO.BUILDING SHOWN IN	-	Red
RAIN WATER COLLECTION TANK	-	Green
PARKING [2.50M X 5.0M]	-	Yellow

APPLICANT

S. Sellamuthu

1] Mr. S. SELLAMUTHU, S/o. SAMIKANNU.

S. Ramesh

2] Mr. S. RAMESH, S/o. SAMIKANNU.

ENGINEER

Er.A.R.RAM PRASANTH

B.E.P.G.Dip (VAL),
Consulting Engineer /Regd.Engineer
DTCP-Trichy-Reg.no. RE/GR-II/TR/MAY2019/001
KCMC-Reg.no. 082/LS/2019/00002
No : 17, Sengunthapuram First Cross,
Near Bank of India, KARUR - 639 002.
Mob : 96987 12221, office : 9698612221

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](#)



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

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

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

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



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

Verified RealEstate
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India
hello@verified.realestate
+91 9996 12 9996

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.

