Verified RealEstate™

REFERENCE
8/2026-27

ISSUED
14 May 2026

PP APPROVAL RECORD

Planning Permission

Survey 49/2B1 and 1 more

Kadampuliyur, PANRUTI taluk

Cuddalore district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

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.

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3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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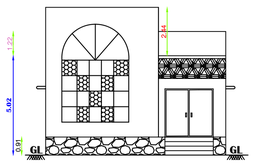
DIGITALLY VERIFIED RECORD

PLAN SHOWING THE PROPOSED GROUND FLOOR CONSTRUCTION OF RCC COMMERCIAL BUILDING " AT NEW S.F. NO. 49/2B1 IN KADAMPULIYUR VILLAGE & PANCHAYAT, PANRUTI PANCHAYAT UNION, PANRUTI TALUK, CUDDALORE DISTRICT.

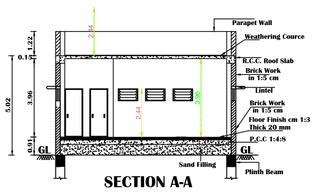
JOINERY DETAILS		
MD	MAIN DOOR	2.44 x 2.44
D	DOOR	1.22 x 2.44
D1	DOOR -1	0.91 x 2.44
D2	DOOR -2	0.76 x 2.44
V	VENTILATOR	1.00 x 0.61
AO	ARCH OPEN	1.52 x 2.13
JW	JOLLY WORK	3.38 x 1.83

All Dimentions are in Meter Scale 1:100

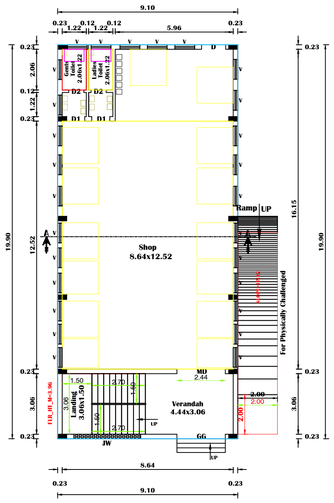
APPLICANT : Mr.PALA THAMIZ (aka) P.THAMIZHAZHAGAN



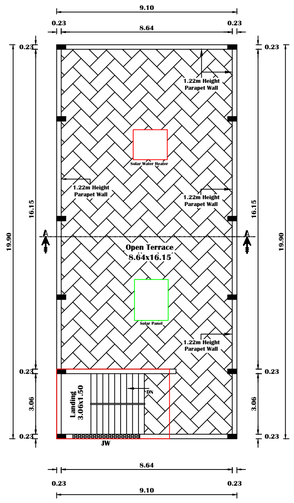
ELEVATION



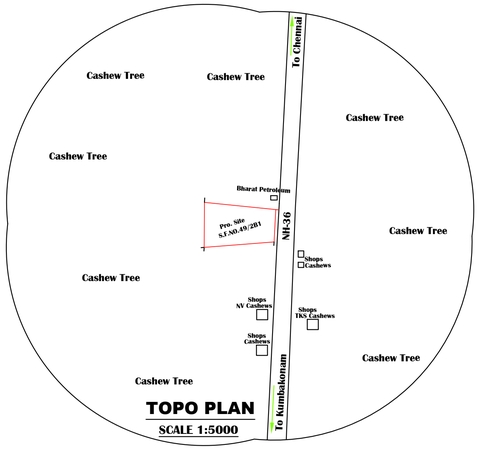
SECTION A-A



PRO. GROUND FLOOR PLAN



PRO. TERRACE FLOOR PLAN



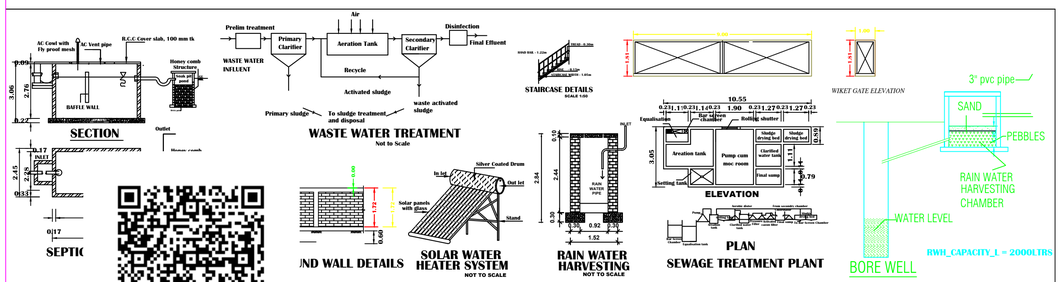
TOPO PLAN

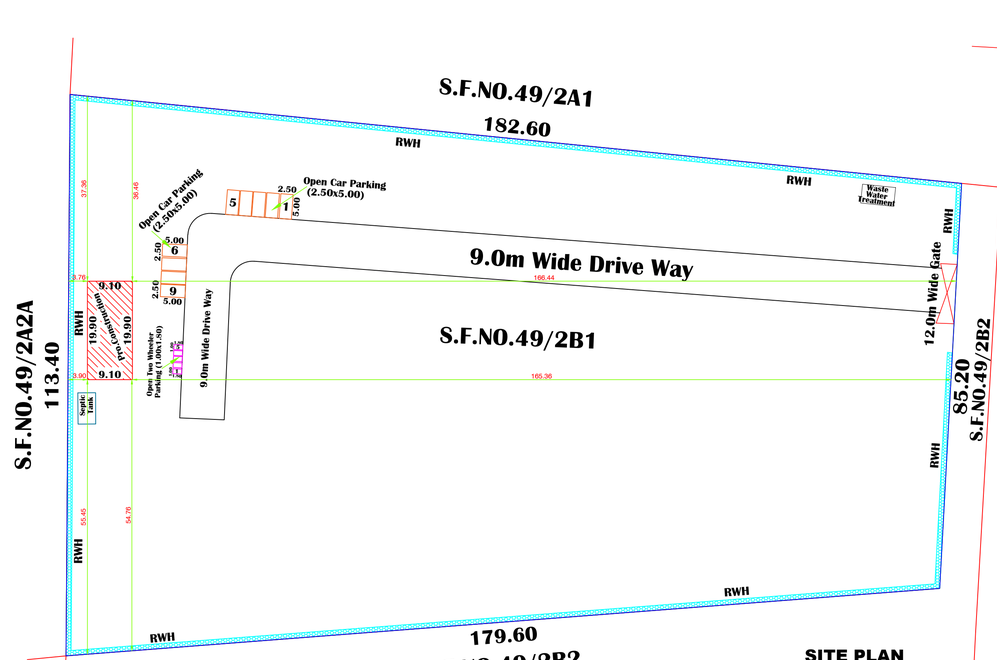
SCALE 1:5000

FSI AREA DETAILS :		
AREA DETAILS :	Sq.m	Sq.ft
TOTAL SITE AREA (AS PER PATTA)	18590.00 Sqm	200102.76 Sq.ft
SUPER IMPOSED PLOT AREA	17408.25 Sqm	187382.40 Sq.ft
PRO. GROUND FLOOR AREA	181.09 Sqm	1949.25 Sq.ft
TOTAL BUILD UP AREA	181.09 Sqm	1949.25 Sq.ft
VACANT SPACE	17227.16 Sqm	185433.15 Sq.ft
FSI = 181.09 / 17408.25 = 0.010 < 2.00		
PC = 181.09 / 17408.25 x 100 = 1.04%		

NON FSI AREA DETAILS :

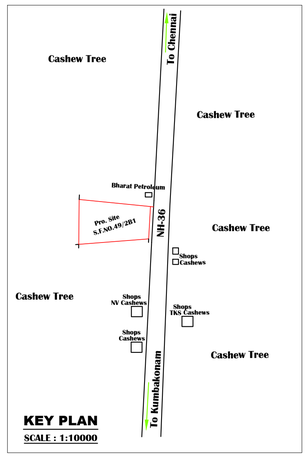
PRO. HEAD ROOM AREA	20.06 Sqm	215.92 Sq.ft





SITE PLAN

SCALE 1:500



KEY PLAN

SCALE : 1:10000

PLAN INFO
AS_AT_SITE=17408.25
FMB_OR_PLR=17408.25
AS_PER_DOCUMENT=18590.00
PATTA_NO=1532
PLOT_AREA_M2=17408.25
SINGLE_FAMILY_BLDG=NO
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=85.20
ROAD_WIDTH=47.00
ROAD_LENGTH=108.37
AVG_PLOT_DEPTH= 179.00
AVG_PLOT_WIDTH=97.67
LAND_USE_ZONE = COMMERCIAL
TALUK=PANRUTI
DISTRICT=CUDDALORE
JURISDICTION_TYPE=PANCHAYAT
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
BARRIER_FREE_ACCESS_FOR_PHYSICALLY_CHALLENGED_PEOPLE=YES
BLOCK_1_B-SHOP_MEMBER_COUNT=5
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
NOC_FIRE_DEPT=YES
ORGANIZATION_TYPE=PRIVATE
OSR_APPLICABLE=NO
OSR_SURR_BUYBACK_RETAIN=RETAIN
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO
PREMIUM_FSI_REQUIRED=NO
SURVEY_NO=49/2B1
IS_APPROVED_LAYOUT=YES
IS_SWIMMING_POOL_EXISTS=NO

APPLICANT

ENGINEER

Er. P.V.VINOTH B.E
Regd.Engineer,Grade-II(RE)
DTCP Reg.No:REGR.II/PDJAN-2225/088
Municipal Reg.No.044/I.S/2019/00011
No:15,Rajagopal Nagar, Keelperumbakkam,
Villupuram - 605 602. Ph: 750 28 38 325.

OFFICE USE

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.