

PP

APPROVAL RECORD

Planning Permission

Kanniyakumari
Kanniyakumari district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

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 RECREATIONAL CENTRE AND COMMERCIAL(SHOP) BUILDING IN Re.Sy.No:584/2A3A, OF
KADIYAPATTANAM VILLAGE, AT MUTTOM,
MUTTOM VILLAGE PANCHAYAT.KALKULAM TALUK,
KANNIYAKUMARI DISTRICT.NAME OF OWNER : Mr.C.JOHN FRANKLIN,
S/o Mr.Charles,
14-6,No:2,Port Street,
Colachel,
Pin:629251.

OFFICE USE

AREA DETAILS

SITE AREA : 3944.146 SQ.M;

RECREATIONAL CENTRE :

DESCRIPTION	AREA		TOTAL AREA
	FSI Area	Non FSI Area	
GROUND FLOOR	222.19	-	222.19
TOTAL	222.19	-	222.19

COMMERCIAL (SHOP) :

DESCRIPTION	AREA		TOTAL AREA
	FSI Area	Non FSI Area	
GROUND FLOOR	210.44	-	210.44
FIRST FLOOR	48.94	-	48.94
TOTAL	259.38	-	259.38

OPEN SPACE : 3462.576 SQ.M

FLOOR AREA RATIO:

FSI - $\frac{481.57}{3944.146} = 0.122 < 2.0$

PARKING SPACE:

RECREATIONAL CENTRE

Recreational Centre Building FSI Area = 222.19 Sq.m

Every 75sq.m area = 1 car space + 1 Two Wheeler space

 $= \frac{222.19}{75} = 2.96 = 3 \text{ Car space} + 3 \text{ Two wheeler space}$

COMMERCIAL (SHOP)

Commercial Building FSI Area = 259.38 Sq.m

First 50 Sq.m Area = Nil

Another 209.38 Sq.m Area $\frac{209.38}{50} = 4.2 = 5 \text{ Car Space} + 5 \text{ Two wheeler}$

Required Parking = 8 Car Space + 8 Two wheeler

Provided Parking = 8 Car Space + 10 Two wheeler

SCALE PLAN = 1:100 SITE PLAN = 1:400

"ALL DIMENSIONS ARE IN METRE"

CERTIFICATE

Certified that provision shall be made to provide
rain water harvesting arrangements system
in the proposed construction.

JOINERY DETAILS

TYPE	SIZE	DESCRIPTION
D	2.00 X 2.10	Door
D1	1.00 X 2.10	Door
D2	0.75 X 2.10	Door
RS	3.00 X 2.10	Rolling shutter
RS1	3.20 X 2.10	Rolling shutter
W3	1.50 X 1.50	Window
V	0.90 X 1.00	Ventilation
C	0.23 X 0.23	Column

COLOUR INDEX

SITE BOUNDARY	☐
EXISTING ROAD/STREET	☐
PROPOSED BUILDING	☐
DRIVE WAY	☐

NOTES:

1. RAIN WATER HARVESTING RECYCLING IS TO BE PROVIDED.
 2. BATH ROOM AND WASHBASIN RECYCLING WATER SYSTEM IS TO BE PROVIDED.
 3. FIRE EXTINGUISHER IS TO BE PROVIDED.
 4. EMERGENCY ALARM IS TO BE PROVIDED.
 5. SOLAR ASSITED WATER HEATING SYSTEM IS TO BE PROVIDED.
 6. WASTE WATER COLLECTED TO SUMP AND DISPOSED BY PRIVATE SEWAGE TRUCKS.
 7. SOLID WASTE DISPOSED BY MUNICIPAL TRUCKS.
 8. RAIN WATER PERCULATION PIT IS TO BE PROVIDED.
 9. DRINKING WATER PROVIDED AS PER MUNICIPAL NORMS.
 10. 'U' TRAP PROVIDED & OR SEPTIC TANK AND WATER TANK.
 11. SEWAGE TREATMENT PLANT TO BE PROVIDED.
- F.E. - FIRE EXTINGUISHING SYSTEM.
E.A. - EMERGENCY ALARAM.
P.P. - PERCULATION PIT.

ONLINE APPLICATION NO : SWP/BPA/0008976/2023

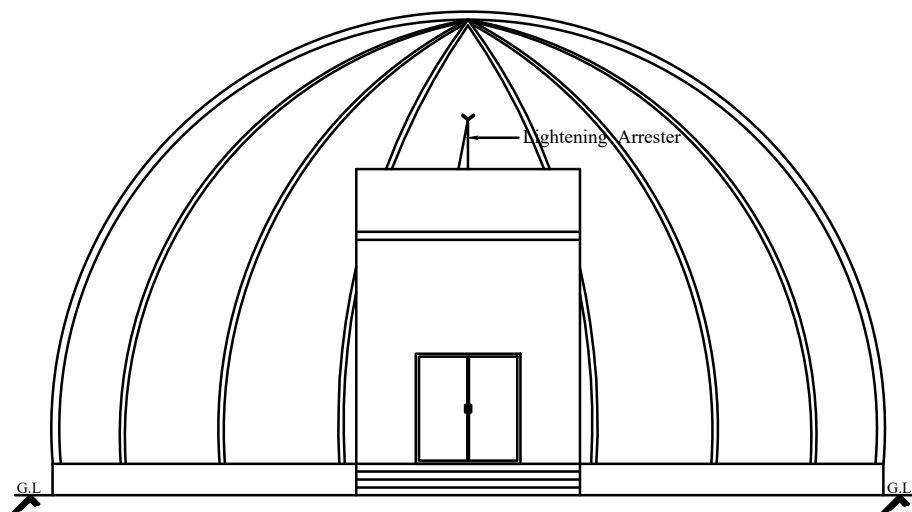
SWP/BP/KKD.NO: 41/2023

ARCHITECT

STRUCTURAL ENGINEER

APPLICANT

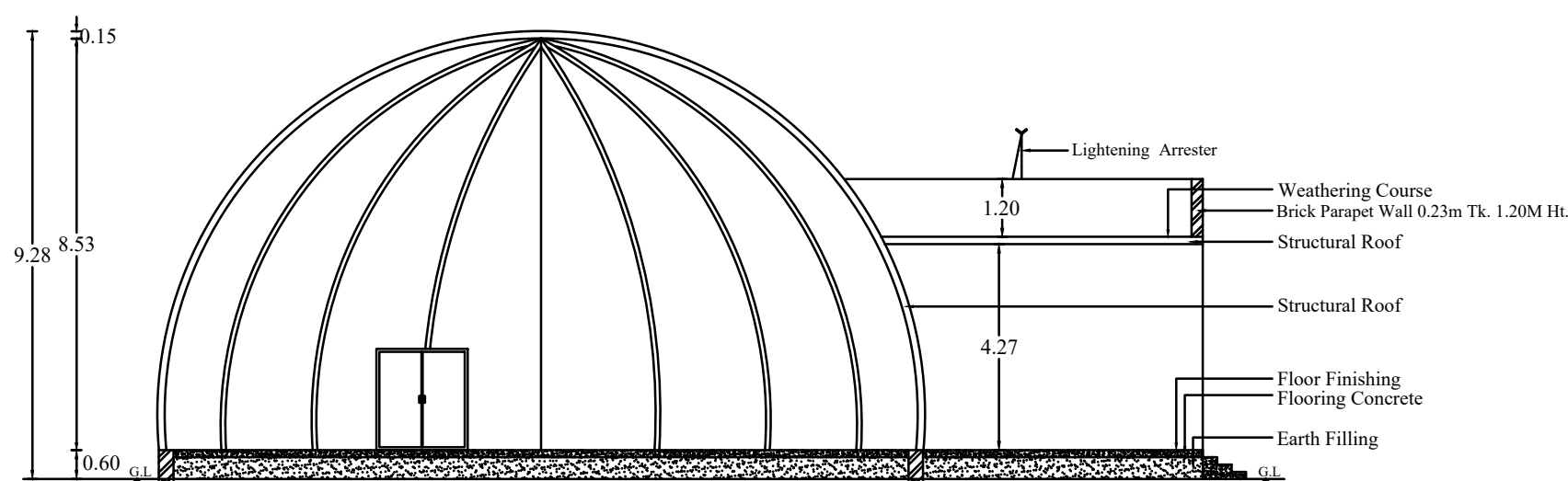
REGISTERED ENGINEER



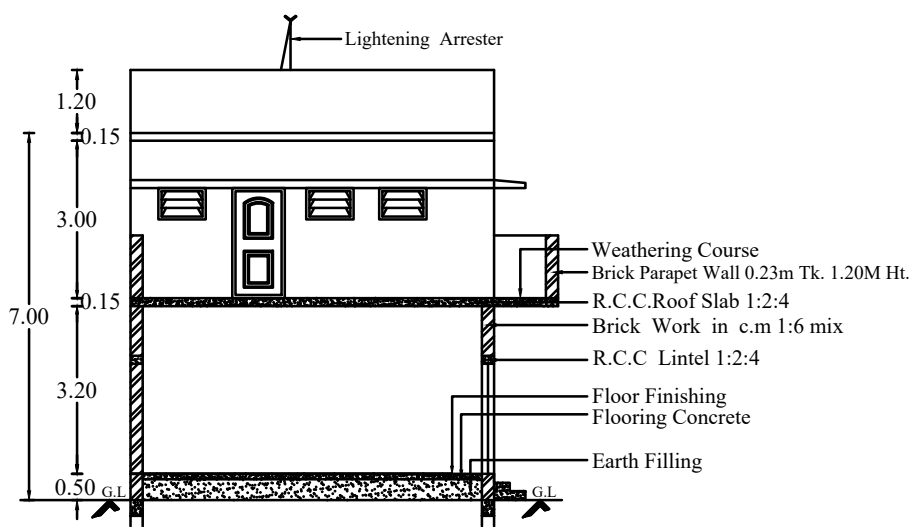
ELEVATION



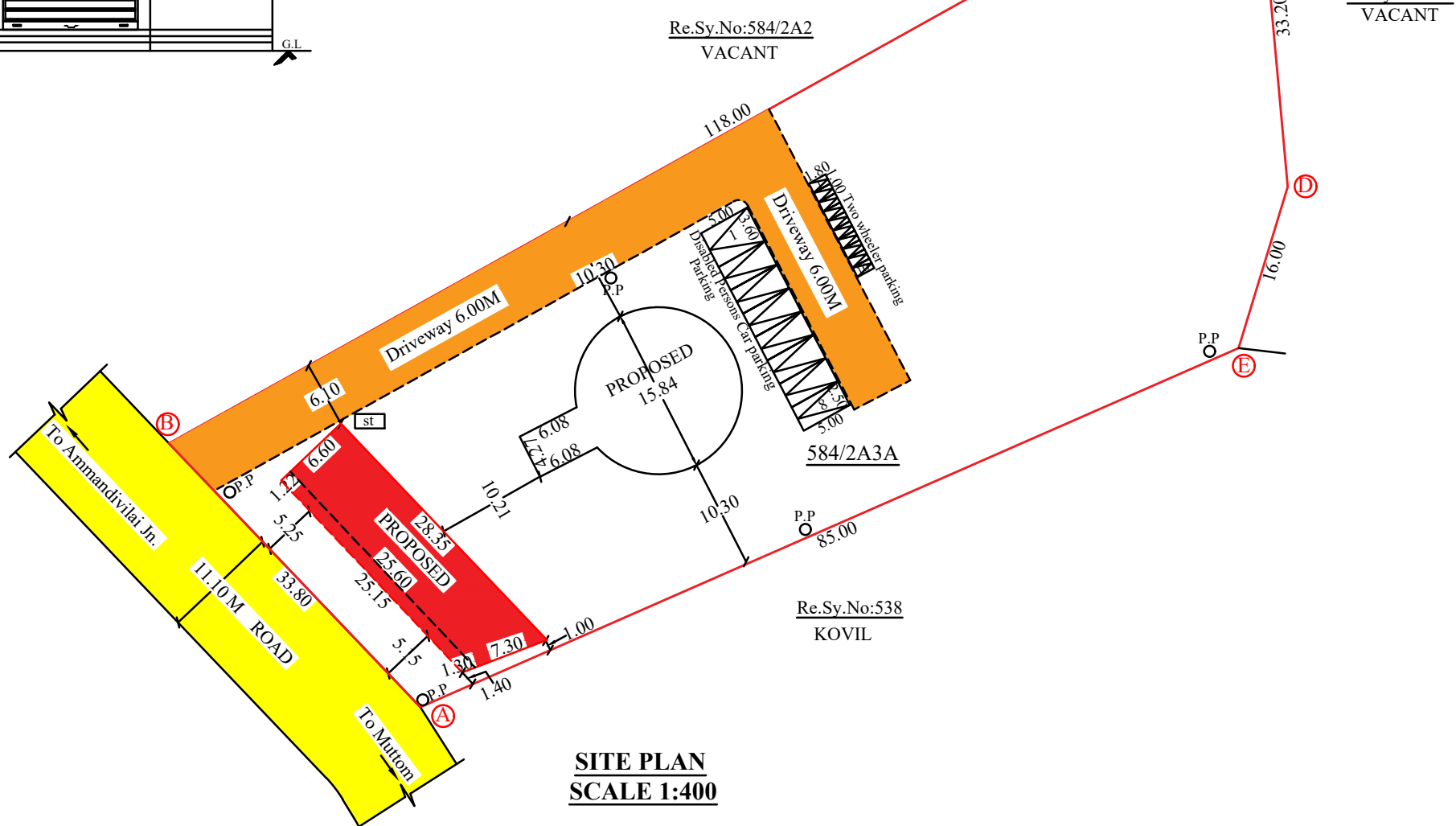
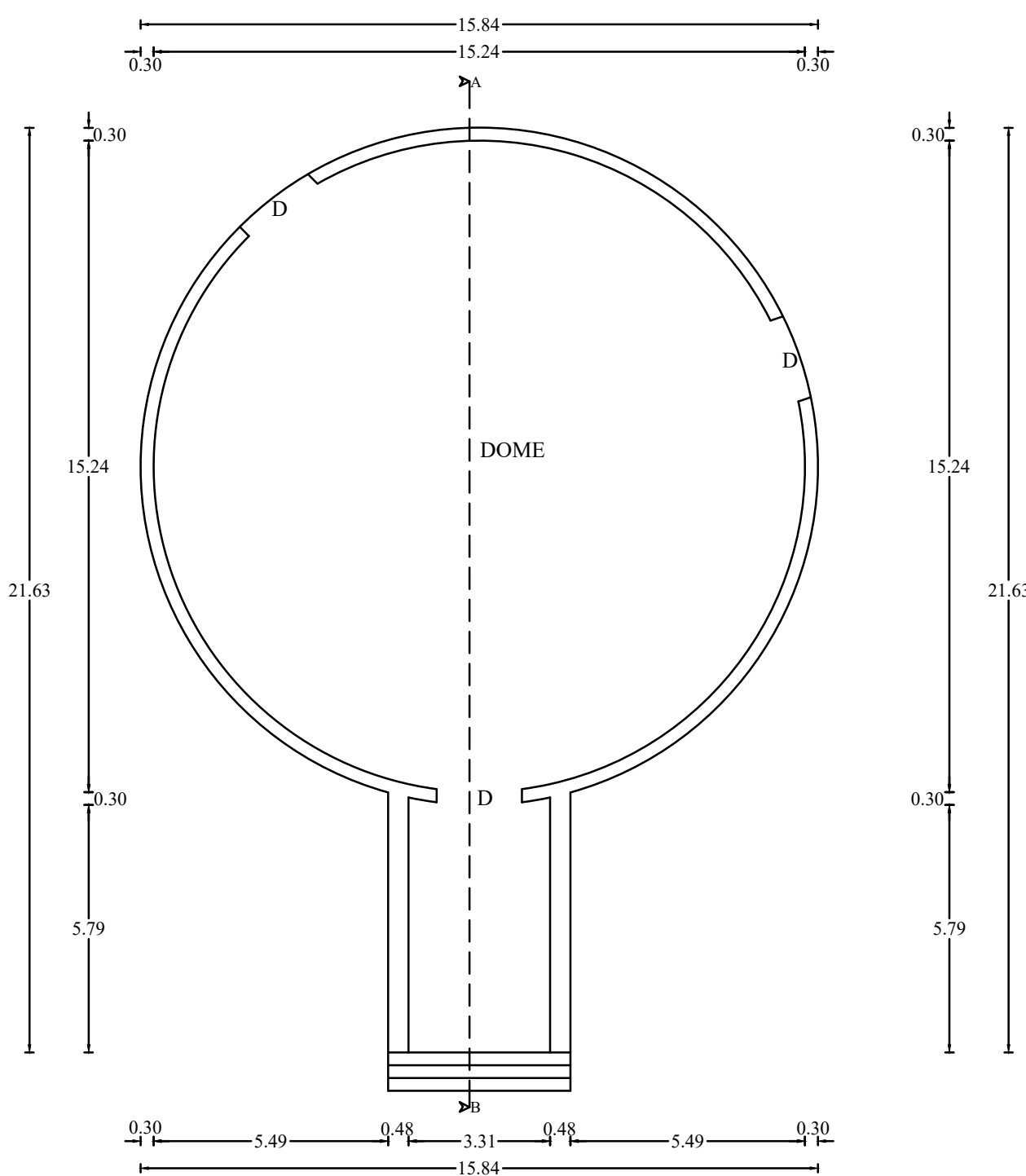
ELEVATION



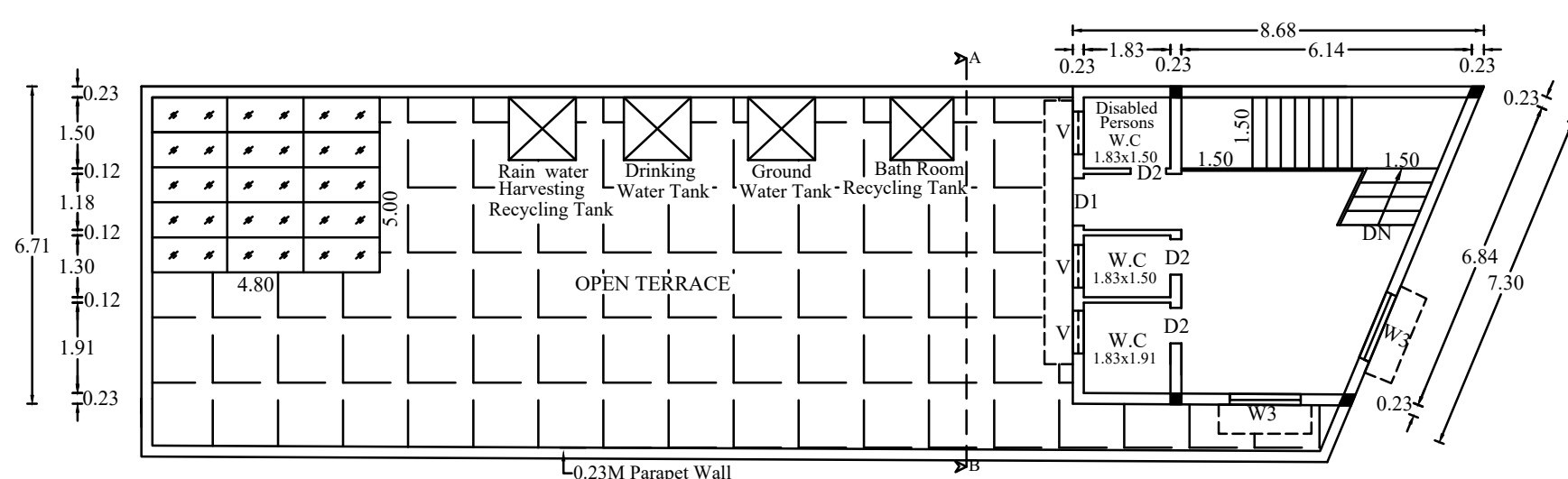
SECTION ON A-B



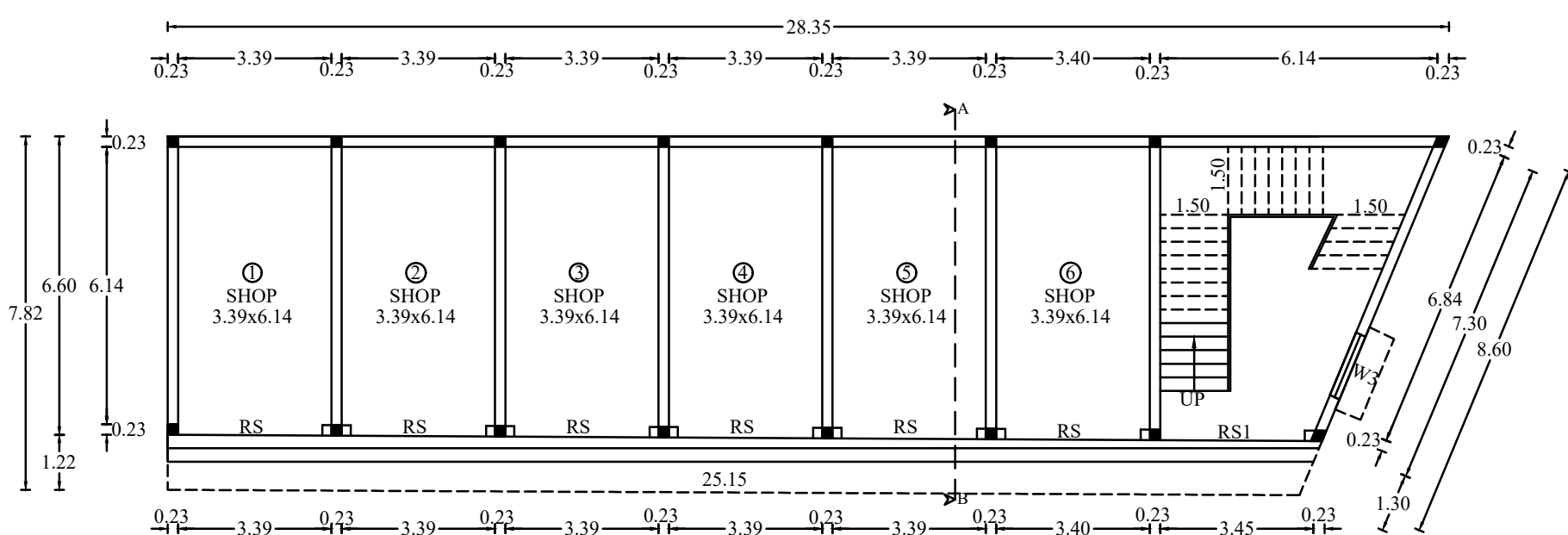
SECTION ON A-B

SITE PLAN
SCALE 1:400

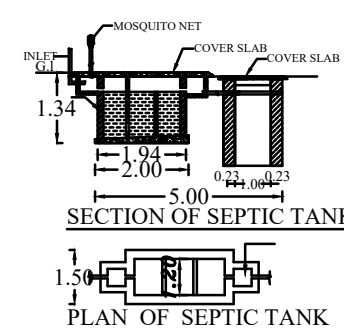
PLAN



FIRST FLOOR PLAN



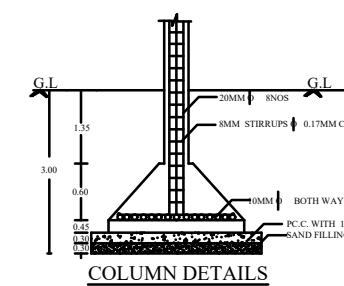
GROUND FLOOR PLAN



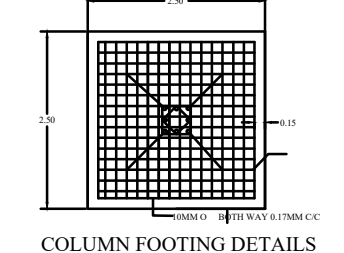
SECTION OF SEPTIC TANK



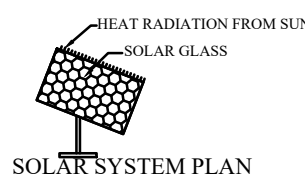
PLAN OF SEPTIC TANK



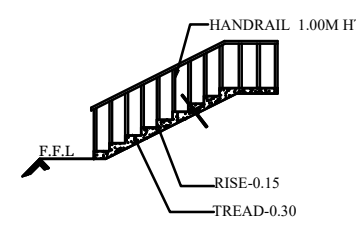
COLUMN DETAILS



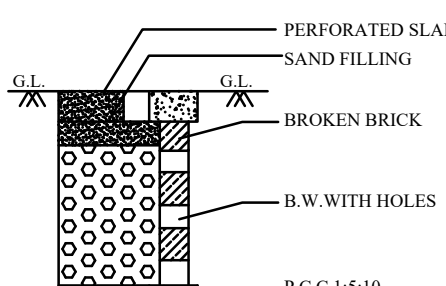
COLUMN FOOTING DETAILS



SOLAR SYSTEM PLAN



STAIRCASE DETAIL (N.T.S)

RAIN WATER PERCULATION
(N.T.S.)

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

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



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.

