

PP

APPROVAL RECORD

Planning Permission

Thirupathisaram
Kanniyakumari district, Tamil Nadu

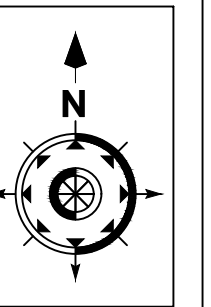
APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

PURPOSE
Residential

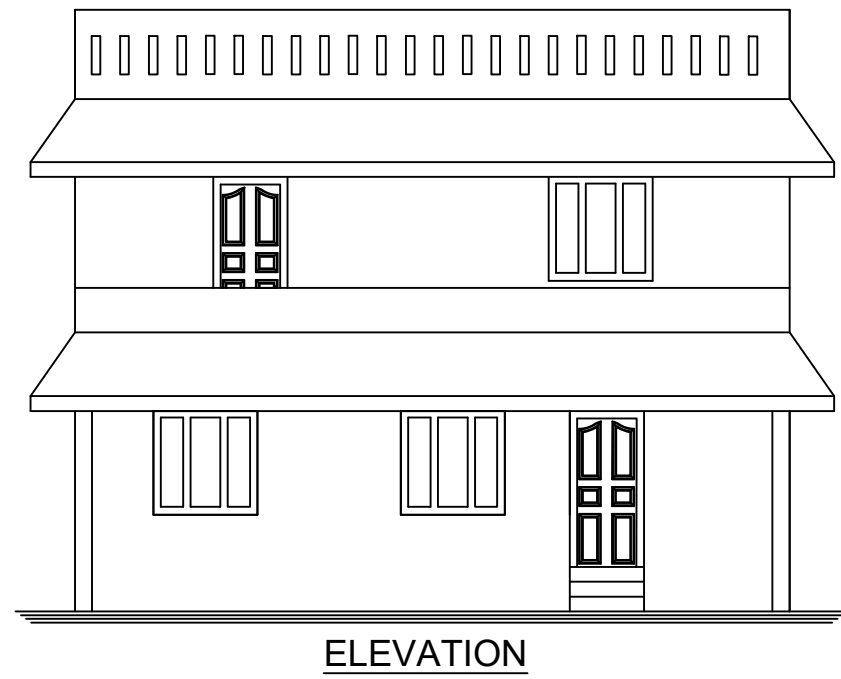
The approval as the planning authority issued it, reproduced in full behind this page.

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

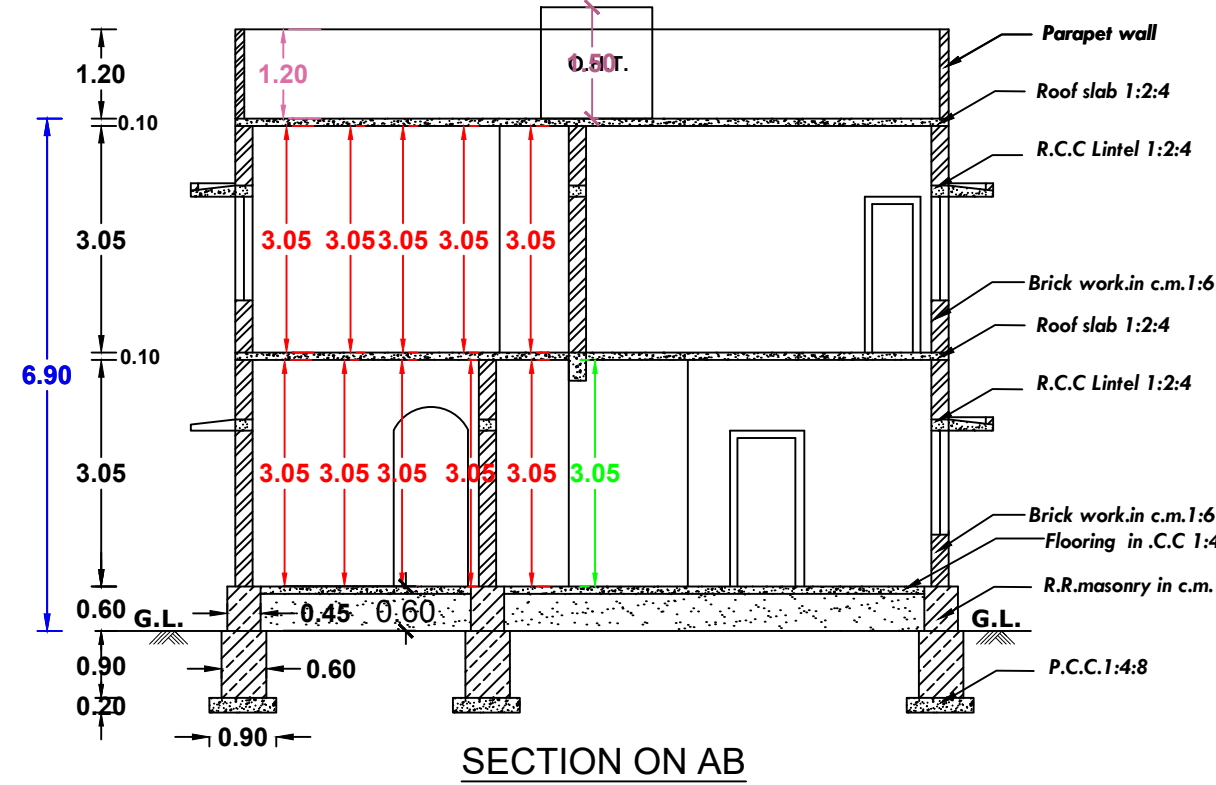


PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING, AFTER DEMOLISHING,
THE EXISTING DOOR NO : 7-93-1, IN Re.Sy.No:80/7A2 OF THIRUPATHISARAM VILLAGE,
AT VASANTHAM NAGAR, THIRUPATHISARAM, THIRUPATHISARAM VILLAGE PANCHAYAT.

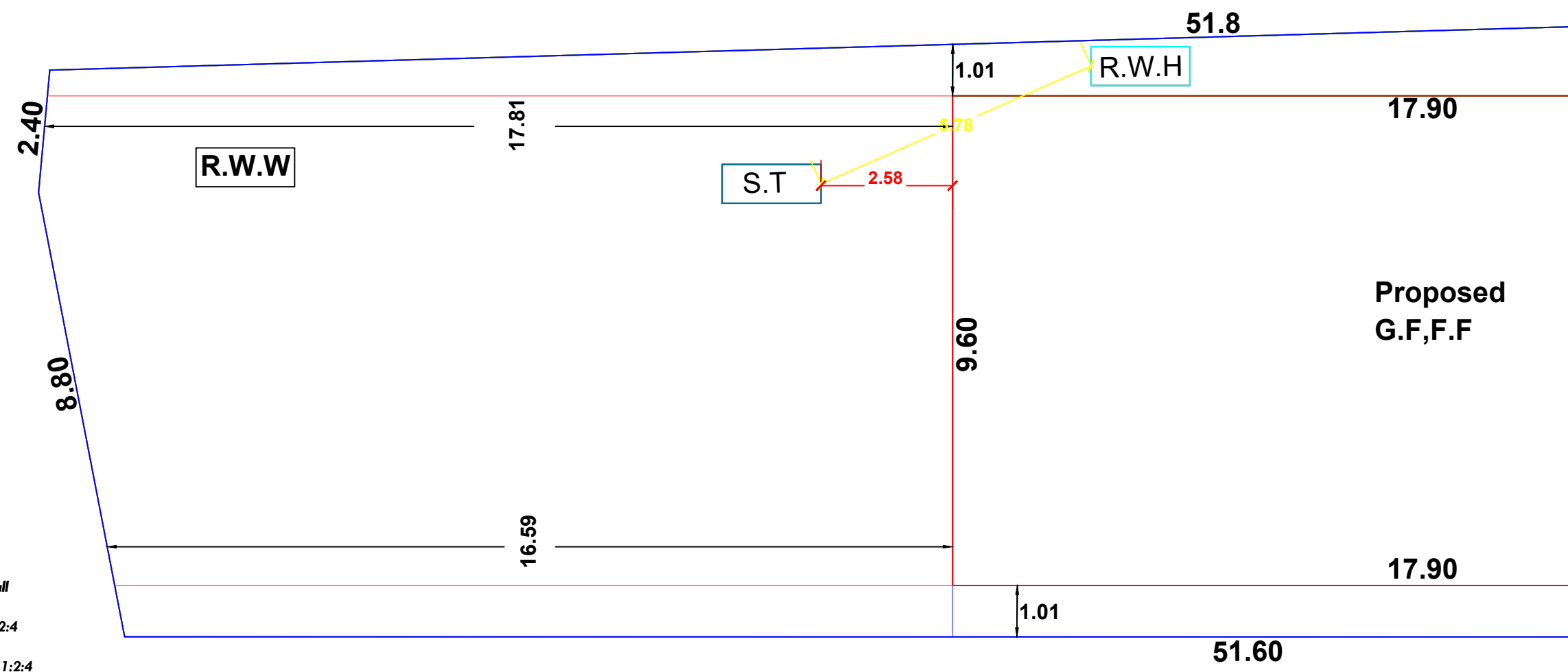
Name of owner:- S. KANDASWAMY, S/o Shanmugam.



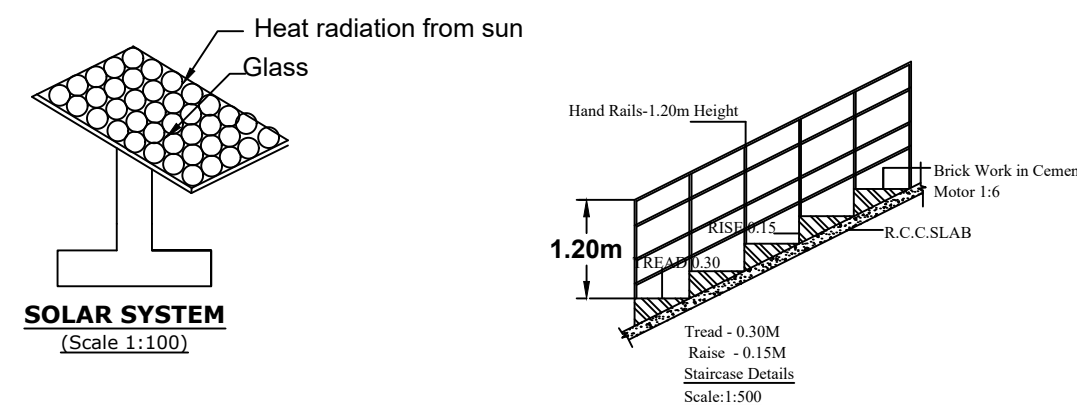
ELEVATION



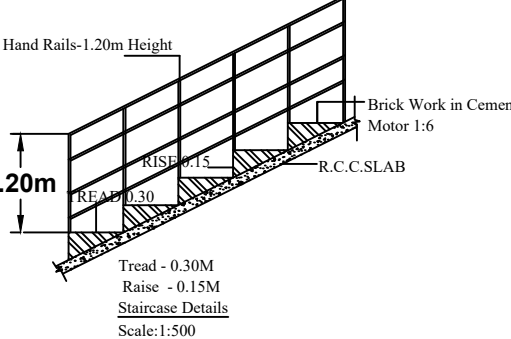
SECTION ON AB



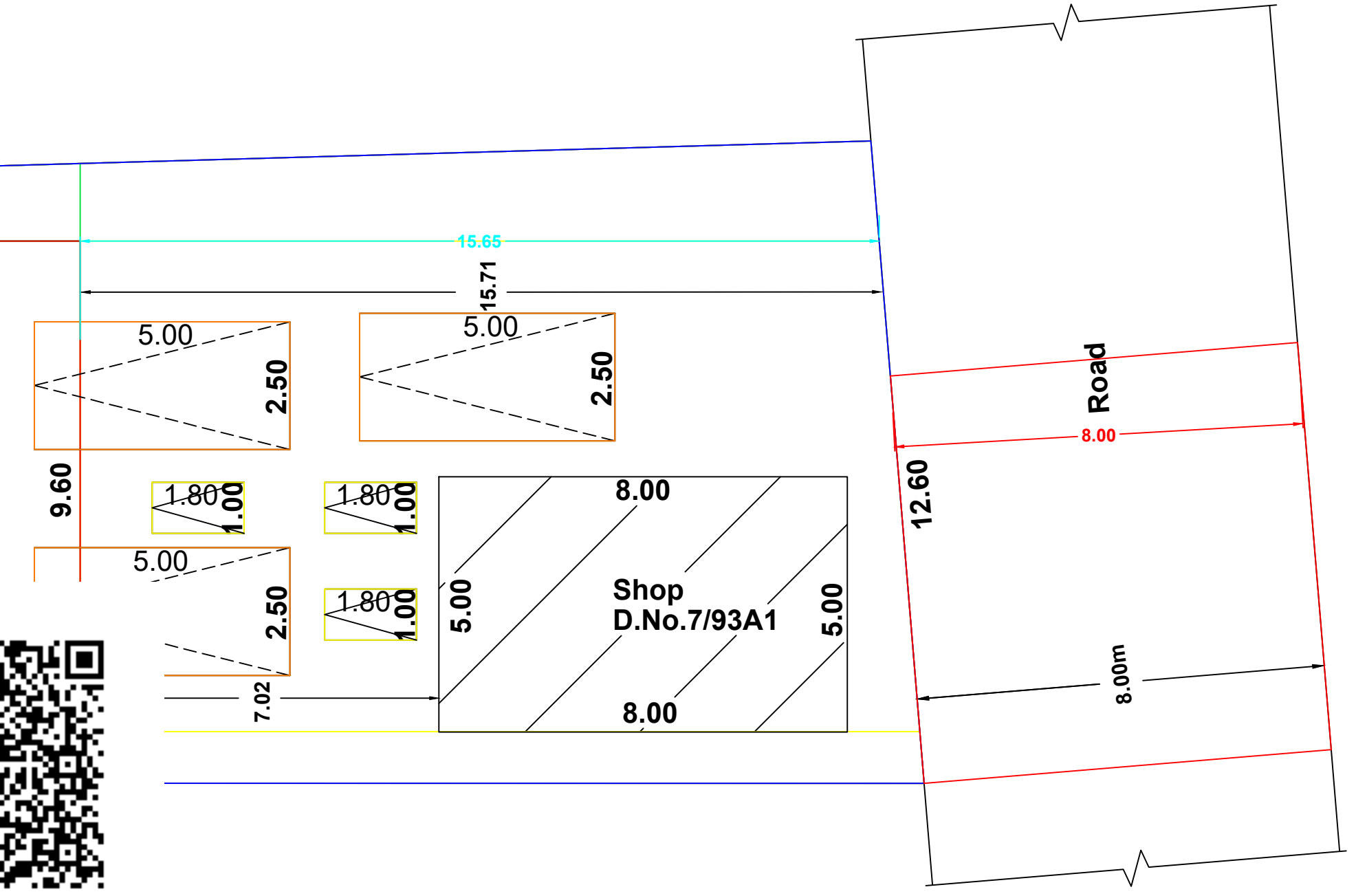
Proposed
G.F.F



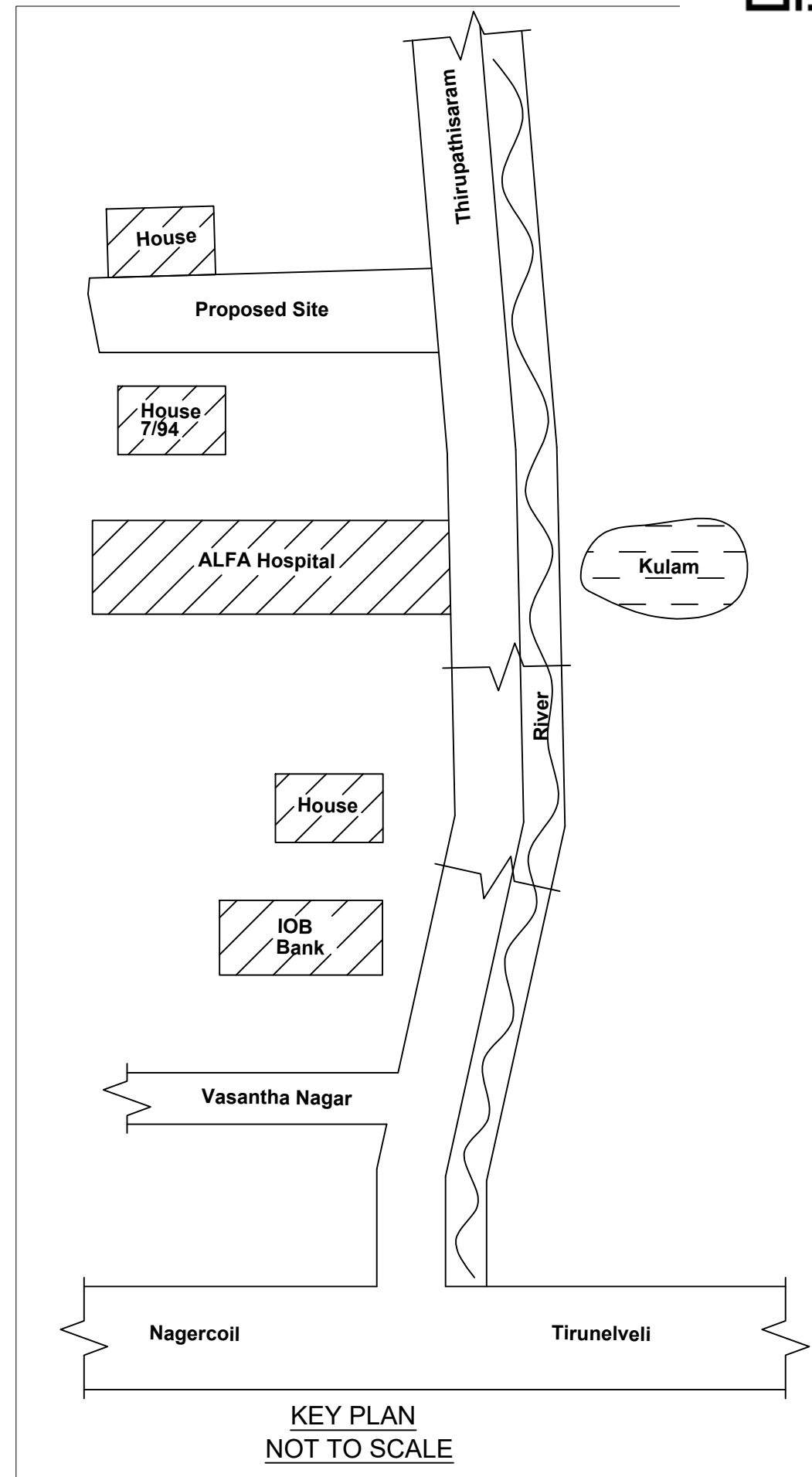
SOLAR SYSTEM
(Scale 1:100)



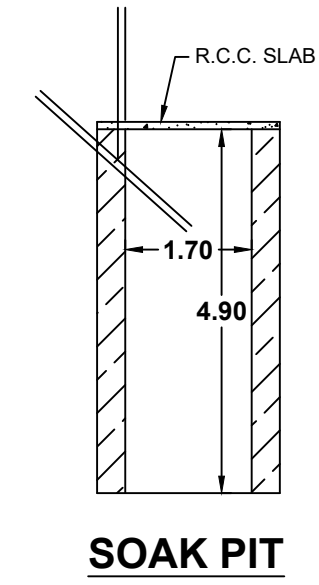
Staircase Details
Scale 1:300



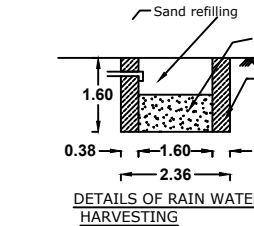
Shop
D.No.7/93A1



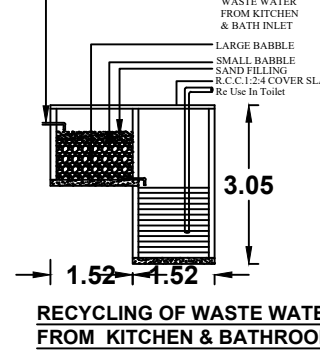
KEY PLAN
NOT TO SCALE



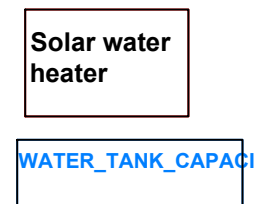
SOAK PIT



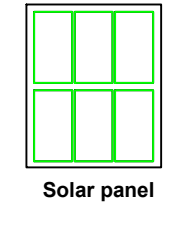
DETAILS OF RAIN WATER
HARVESTING



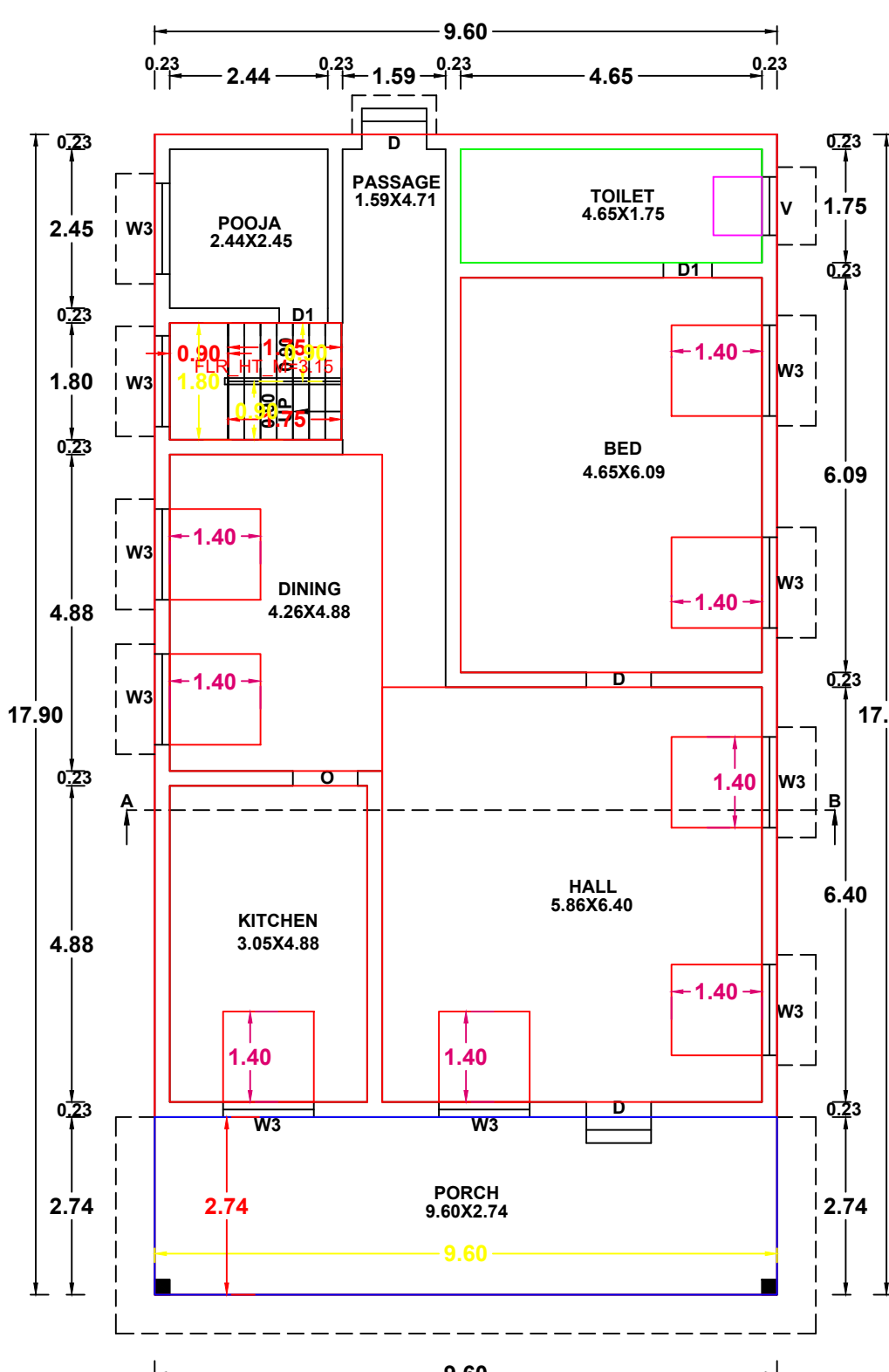
RECYCLING OF WASTE WATER
FROM KITCHEN & BATHROOM



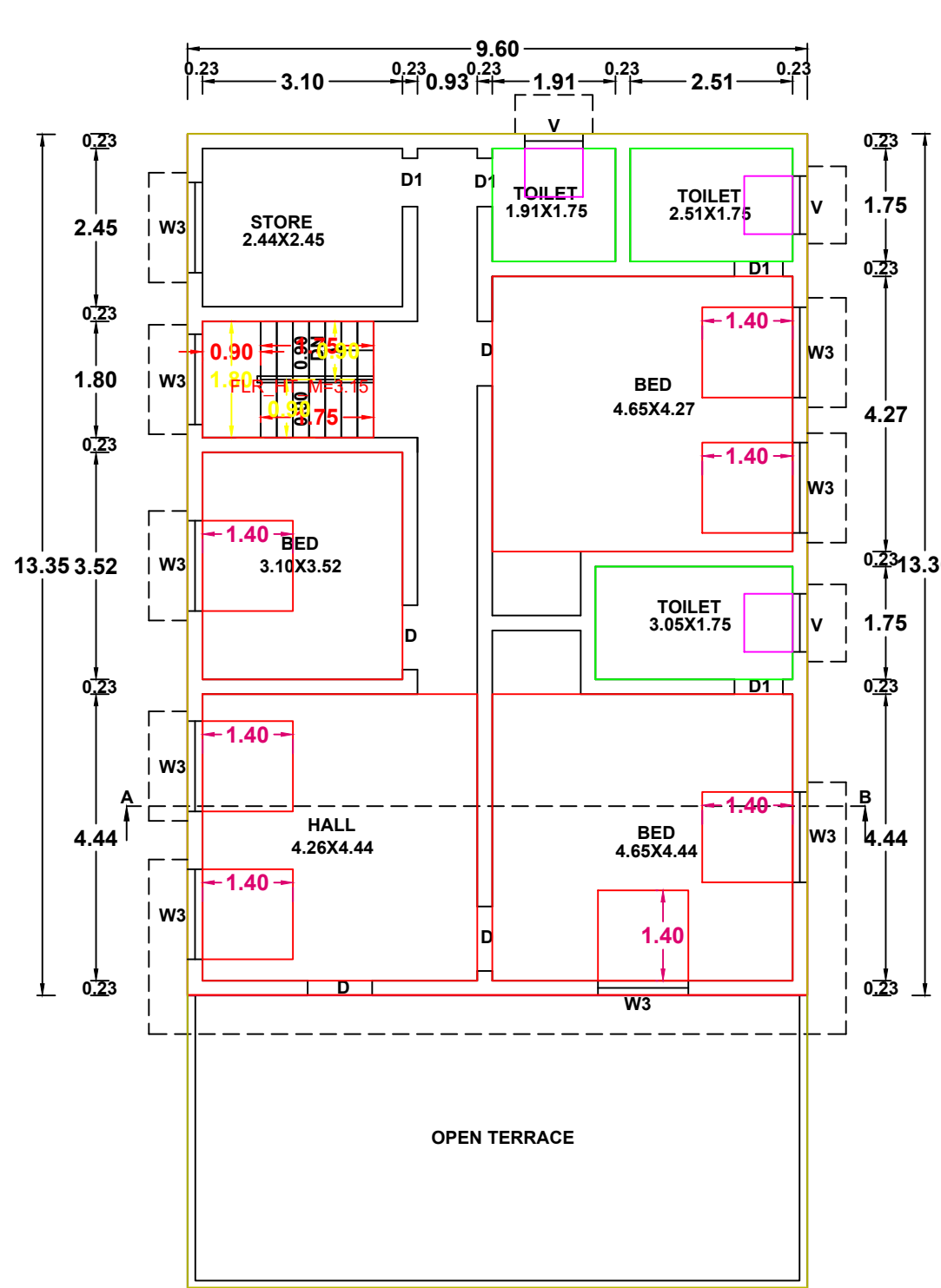
Solar water
heater



Solar panel



GROUND FLOOR PLAN



FIRST FLOOR PLAN

PLAN INFO
PLOT_NO=NO
PATTA_NO=5218
TALUK=THOVALAI
DISTRICT=KANNYAKUMARI
SURVEY_NO=80/7A2
PLOT_AREA_M2=607.00
AS_PER_DOCUMENT=607.02
AS_AT_SITE=606.64
FMB_OR_PLR=607.00
JURISDICTION_TYPE=THIRUPATHISARAM VILLAGE PANCHAYAT
SINGLE_FAMILY_BLDG=YES
LAND_USE_ZONE = RESIDENTIAL
CRZ=NO
SECURITY_ZONE=NO
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
ROAD_WIDTH=8.00
ROAD_LENGTH=15.00
AVG_PLOT_DEPTH=51.70
AVG_PLOT_WIDTH=11.90
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
OSR_APPLICABLE=NO
OSR_SURRENDER_OR_BUYBACK=BUYBACK
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=NO
AREA_TYPE=OTHERS
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=NO
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=NO
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
BARRIER_FREE_ACCESS_FOR_PHYSICALLY_CHALLENGED_PEOPLE=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
NOC_FIRE_DEPT=NO
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO

ALL DIMENSIONS ARE IN METER PLAN SCALE 1:100	
CERTIFIED THAT PROVISIONS SHALL BE MADE TO "RAIN WATER HARVESTING" ARRANGEMENTS SYSTEM IN THE PROPOSED CONSTRUCTION	
	REFERENCE
D-DOOR	-- 1.00X2.10
D1-DOOR	-- 0.75X2.10
W3-WINDOW	-- 1.40X1.40
V-VENTILATOR	-- 0.90X0.75
AREA OF SITE	: 607.00. sq.m(6533.sq.ft)
AREA OF EXISTING SHOP	: 40.00. sq.m(430.56.sq.ft)
AREA OF PROPOSED GROUND FLOOR	: 171.89. sq.m(1850.sq.ft)
FIRST FLOOR	: 128.20. sq.m(1380.sq.ft)
TOTAL AREA	: 300.09. sq.m(3230sq.ft)
AREA OF VACANT	: 395.11. sq.m(4252.sq.ft)
ROAD	
PARKING CALCULATION	
GROUND FLOOR	: 145.58.sq.m(1567.sq.ft)
(Kitchen-1)	
FIRST FLOOR	: 128.20.sq.m(1380.sq.ft)
TOTAL AREA	: 273.78.sq.m(2947.sq.ft)
First 75.Sq.m	: Nil
Next 198.78.Sq.m	: 3 Car Space 3 Two Wheeler Space
PLOT COVERAGE = $\frac{171.89 \times 100}{607.00} = 28.31\%$	
F.S.I.= $\frac{300.18}{607.00} = 0.49 < 2.0$	
S. Kandaswamy	
S. KANDASWAMY SIGNATURE OF LAND AND BUILDING OWNER	
S. RAMU Registered Engineer Gr - III Reg. No. 150/LS/2020/00002 S.M.S. Engineering Construction 90,1 st Floor, Alexandra Press Road, Nagercoil - 1, Ph : 9443275554, 9843375554 SIGNATURE OF LICENCE SURVEYOR/ENGINEER	
S.M.S. CONSTRUCTION 90,First floor, s.m.s.building Alexandra press road Nagercoil	
cell.9443275554	Drawn by:C.G.Sherlin Jerfia
9843375554	Checked by:S.Ramu.
Date:15.12.2023	Size: A1(5-2) gmail: smsramunji@gmail.com 0428

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.

