

PP

APPROVAL RECORD

Planning Permission

Kovalam

Kanniyakumari district, Tamil Nadu

APPROVAL TYPE
Building PlanISSUING AUTHORITY
Rural PanchayatPURPOSE
Residential

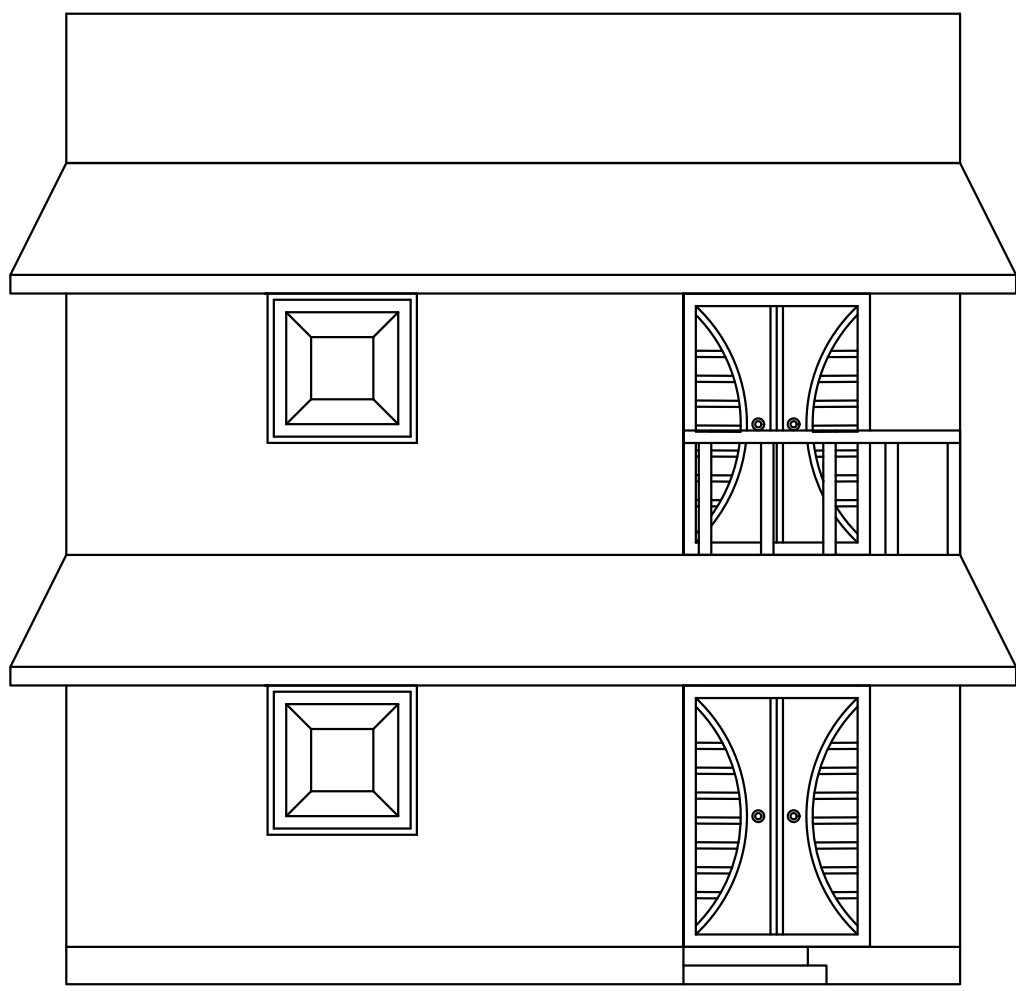
The approval as the planning authority issued it, reproduced in full behind this page.

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

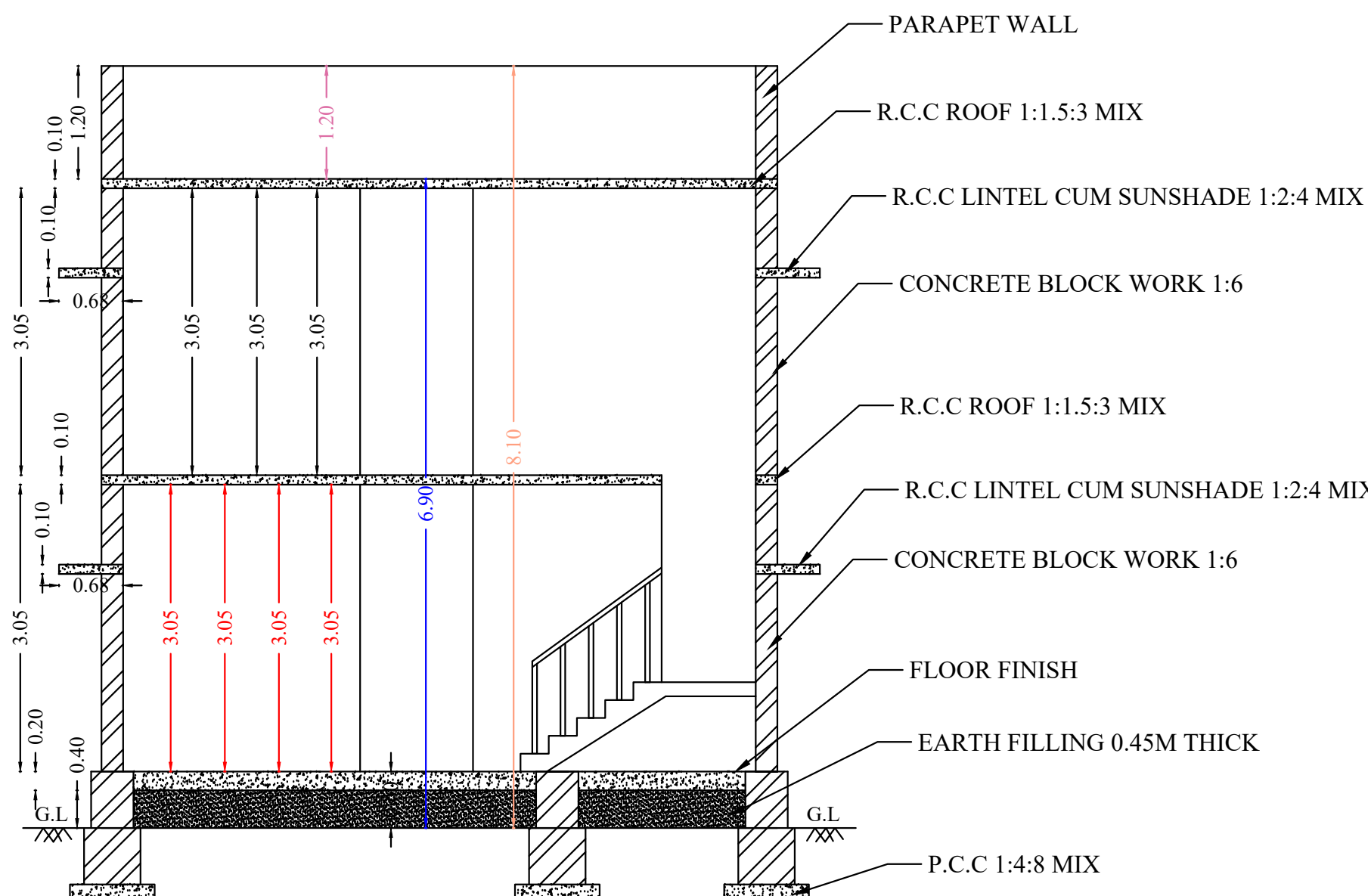
PLAN SHOWING THE PROPOSED RE CONSTRUCTION OF A R.C.C ROOFED RESIDENTIAL BUILDING , IN RE.SY.NO.244/25 (PART)

KOVALAM VILLAGE PANCHAYAT,AGASTEESWARAM VILLAGE ,AGASTEESWARAM TALUK,KANNIYAKUMARI DISTRICT,TAMILNADU - 629401.

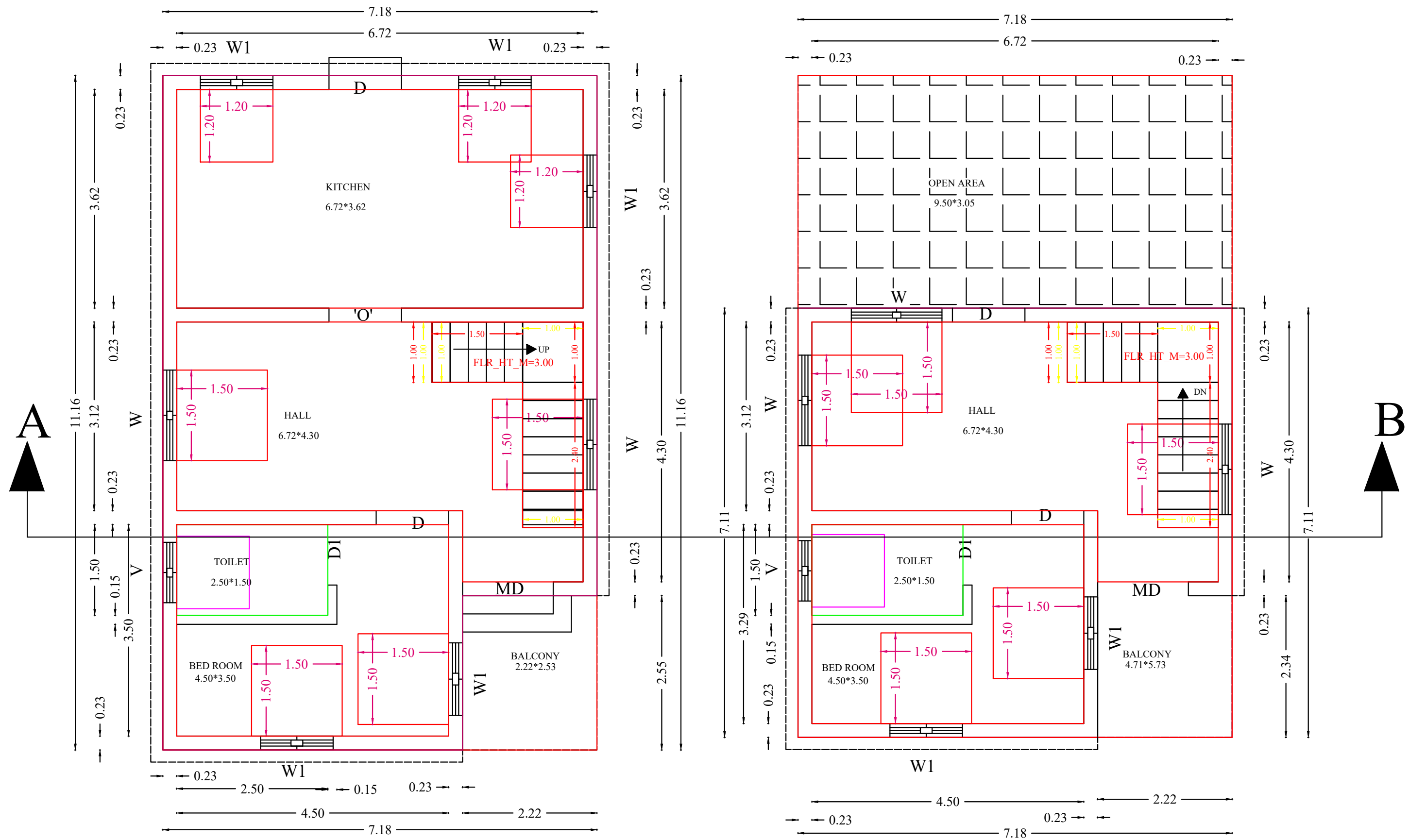
NAME OF OWNER : Mr.PRATHEEP KUMAR
S/O:DELIKAT
19/4,CHURCH STREET,KOOTAPULI,LEVINJIPURAM
THIRUNELVELI,KOOTAPULI,TAMILNADU-627127.



ELEVATION

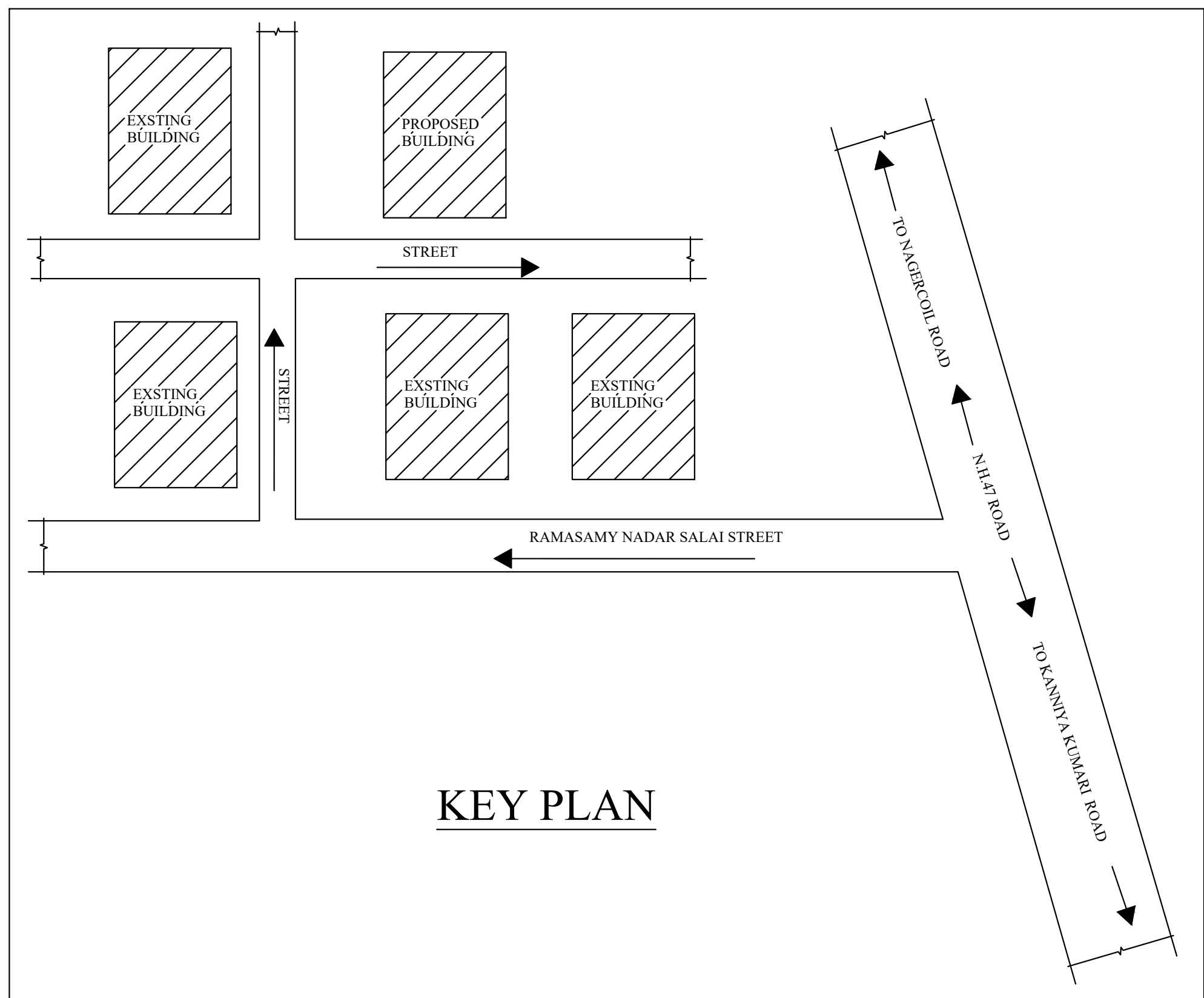


SECTION



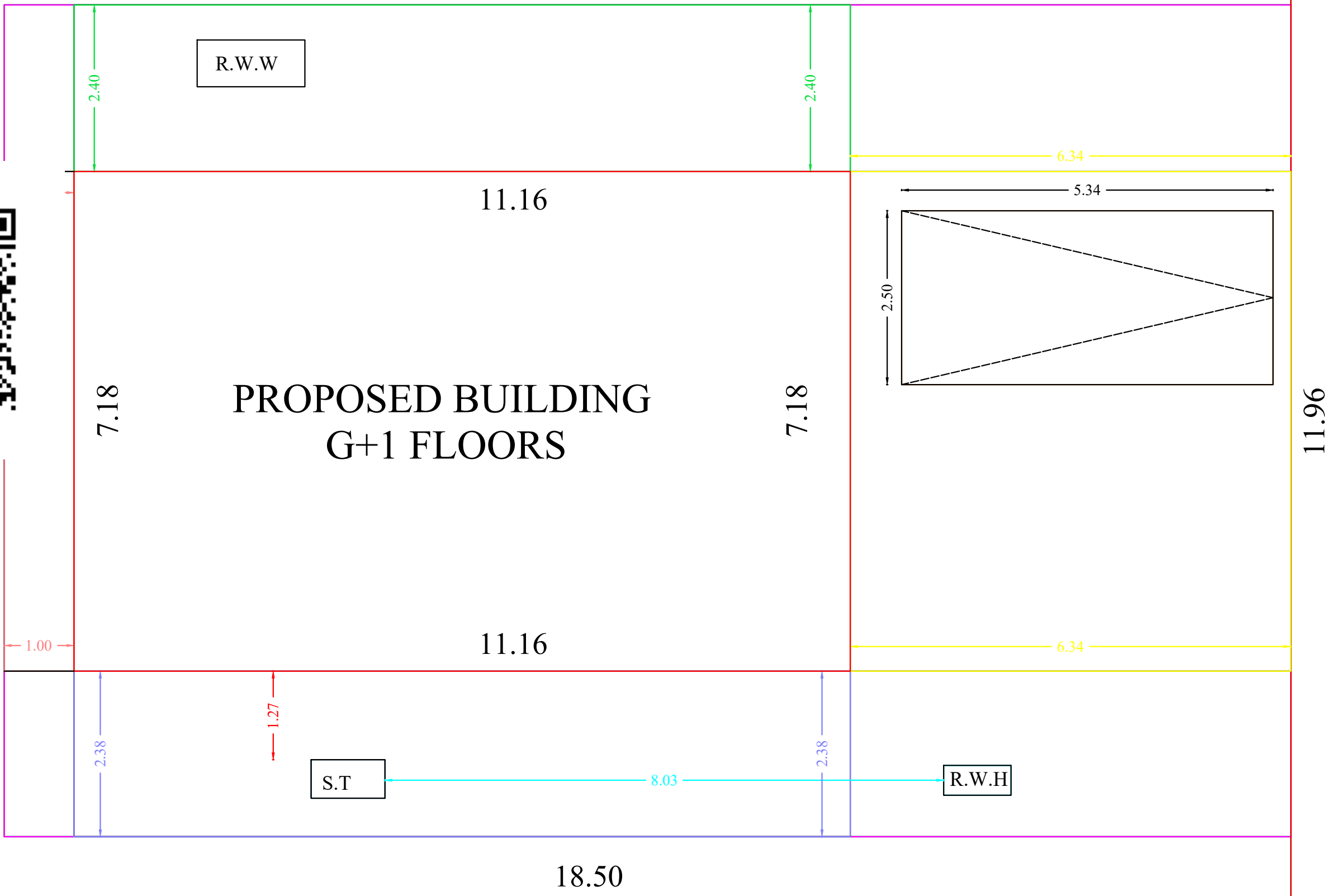
GROUND FLOOR

FIRST FLOOR



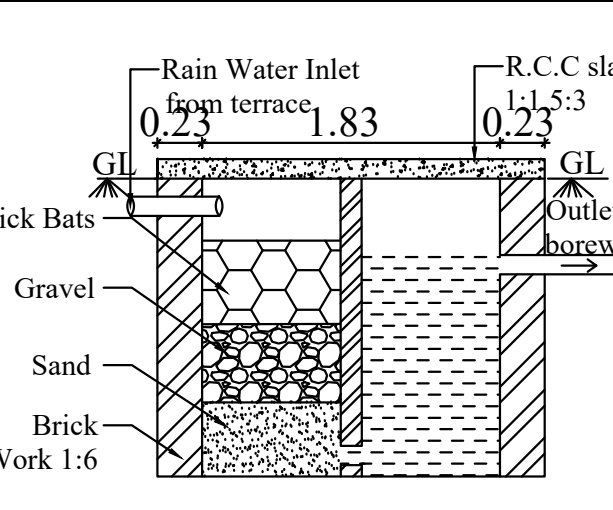
KEY PLAN

PLAN INFO
AS AT SITE=221.26
FMB OF PLR=221.25
AS PER DOCUMENT=221.25
PREMIUM PSI REQUIRED=NO
IS APPROVED LAYOUT=YES
PLOT NO=NO
SURVEY NO=22023
PATA NO=197
TALUK=AGASTEESWARAM
USE APPLICATION=NO
S. SWIMMING POOL EXIST=NO
VILLAGE=AGASTEESWARAM
DISTRICT=KANNIYAKUMARI
SINGLE FAMILY BLDG=YES
CRZ=NO
SECURITY ZONE=NO
ACCESS WIDTH M=6.00
WHETHER GOVT OR AIDED SCHOOL=NO
PLOT AREA M=221.25
AVG PLOT DEPTH=11.36
AVG PLOT WIDTH=14.83
AREA TYPE=OTHERS
ROAD WIDTH=4.88
ROAD LENGTH=23.00
LAND USE ZONE=RESIDENTIAL
RWL DECLARED=YES
BUILDING NEAR TO RIVER=NO
BUILDING NEAR MONUMENT=NO
BUILDING NEAR GOVT BLDG=NO
IF HERITAGE TOWN LISTED IN 1KM RADIUS=NO
NOT FOR CONSTRUCTION NEAR MONUMENT=NO
JURISDICTION TYPE=VILLAGE PANCHAYAT
INTERNAL VEHICULAR ACCESS=NO

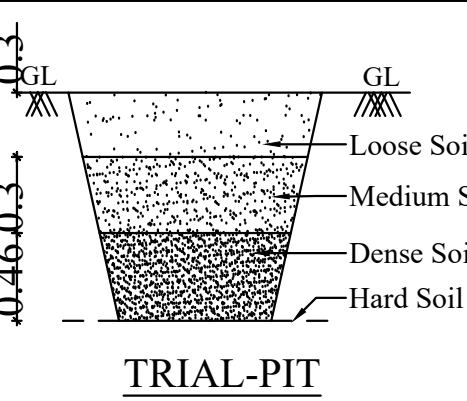


STE PLAN

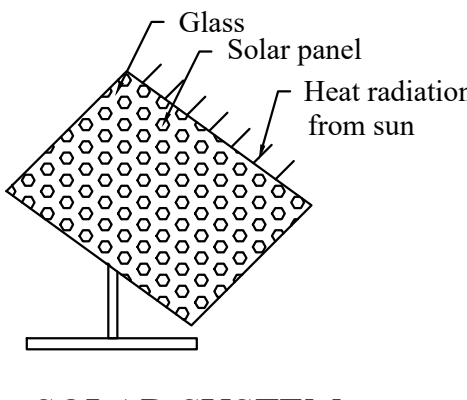
ROAD WIDTH = 4.88 m



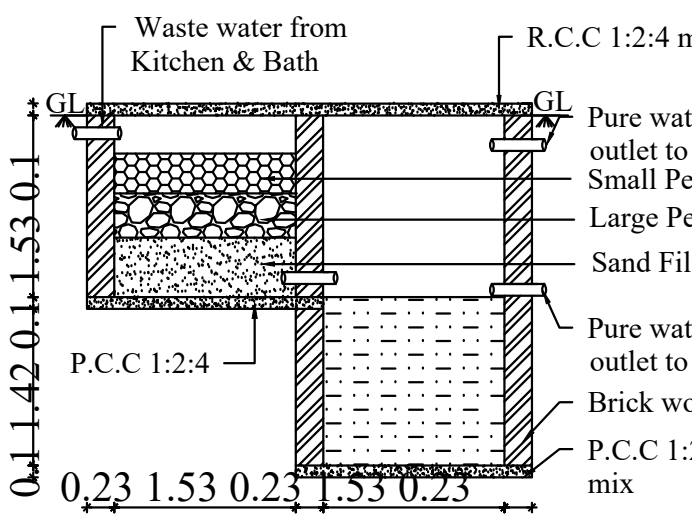
RAIN WATER HARVESTING PIT



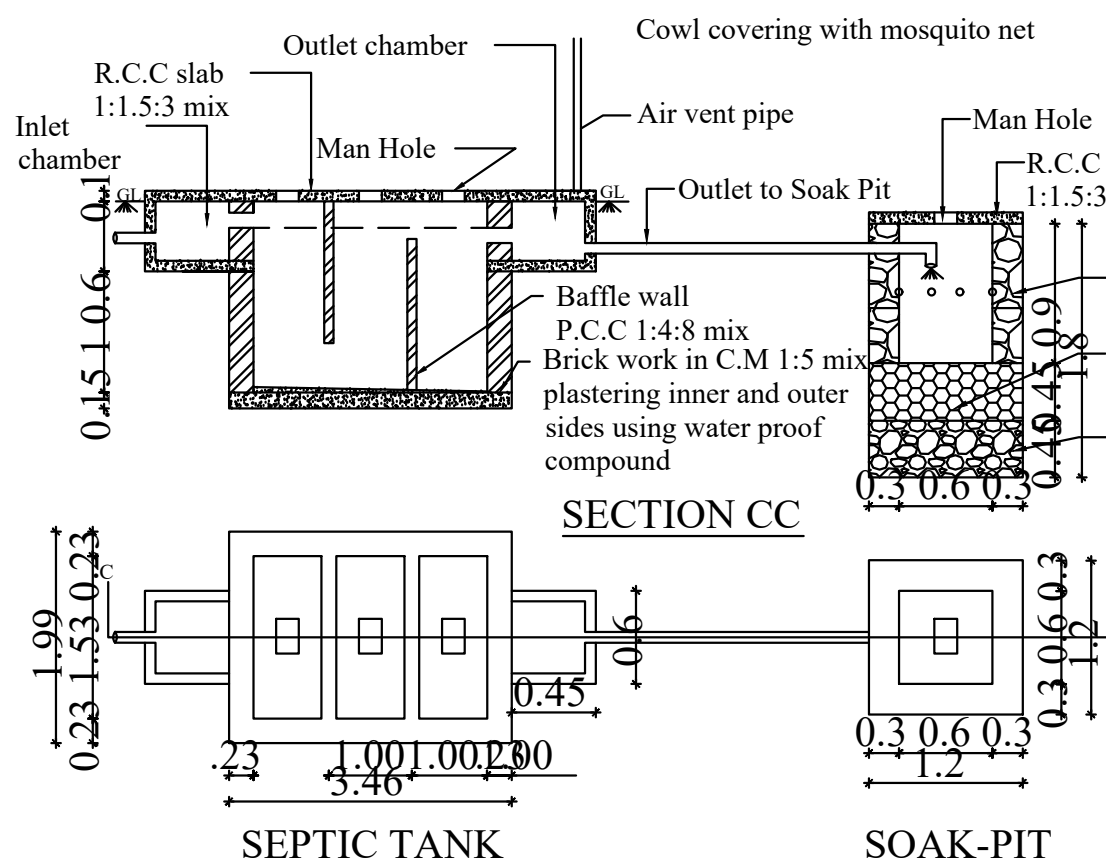
TRIAL-PIT



SOLAR SYSTEM

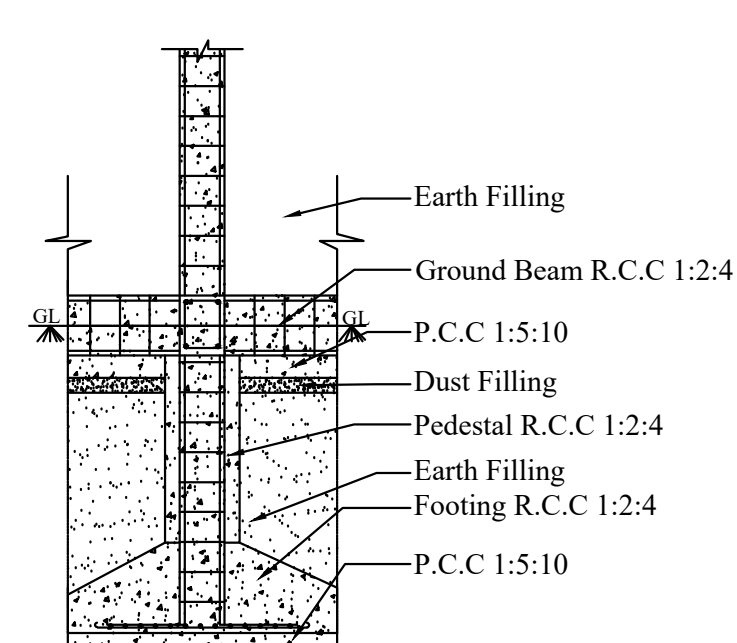


WASTE WATER RECYCLING PIT

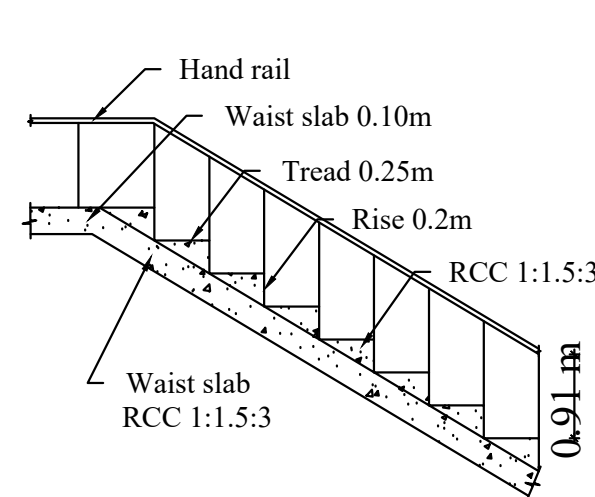


SEPTIC TANK

SOAK-PIT

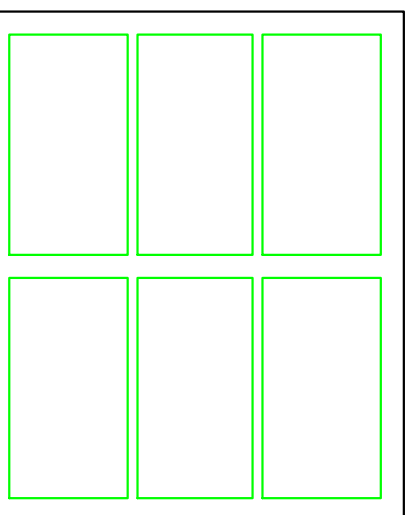


DETAILS OF R.C.C COLUMN



STAIR CASE DETAILS

WATER TANK CAPACITY 1-6000LTRS



Solar panel

OFFICE USE ONLY

ALL DIMENSIONS ARE IN METER

REFERENCE

MD-DOOR	- 1.5*2.1
D-DOOR	- 1.2*2.1
D1-DOOR	- 1.0*2.1
W-WINDOW	- 1.5*1.5
W1-WINDOW	- 1.2*1.2
V-VENTILATION	- 1.0*1.0

AREA OF SITE	:221.26.sq.m(2381.62.sq.ft)
AREA OF PROPOSED	
GROUND FLOOR	: 80.19.sq.m(863.16.sq.ft)
FIRST FLOOR	: 51.05.sq.m(549.50.sq.ft)
AREA OF VACANT	: 90.02.sq.m(968.96 .sq.ft)

CERTIFIED THAT PROVISIONS SHALL BE MADE TO
"RAIN WATER HARVESTING " ARRANGEMENTS
SYSTEM IN THE PROPOSED CONSTRUCTION

PLOT COVERAGE = (80.19/221.26)*100	
= 36.24%	
F.S.I = 131.24/221.26	
=0.59<2.0	

PARKING CALCULATION

AREA OF PROPOSED

GROUND FLOOR	= 80.19.sq.m(863.16.sq.ft)
FIRST FLOOR	= 51.05.sq.m(549.50.sq.ft)
First 75.sq.m	= Nil
1 Car space	

COLOR INDEX

PROPOSED	:
ROAD	:
BOUNDARY	:

D. Pratheep Kumar

SIGNATURE OF LAND AND BUILDING OWNER

A. Gnanaraj
A. GNANARAJ, D.Arch, M.E.,
(Govt. Registered Engineer-Grade-1)
Registration No: 150/LS/2019/00194
JOANA BUILDERS
6-A, First Floor, Supreme Mall, Balamore Road,
Putheri, Nagercoil-1

SIGN OF REGISTERED ENGINEER:

PREPARED BY: Er.GNANARAJ,D.Arch, M.E.,
Govt. Registered Engineer-Grade-1
Registration No: 150/LS/2019/00194
Nagercoil City Municipal corporation.

JOANA BUILDERS:-
6A, First Floor, Supreme Mall,
Balamore Road, Putheri,
Nagercoil.
Cell : 9500997911, 8056997911
Office : 04652-274011.

DATE : 23-02-2024

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.

