

PP

APPROVAL RECORD

Planning Permission

Kanniyakumari district, Tamil Nadu

APPROVAL TYPE
Building Plan

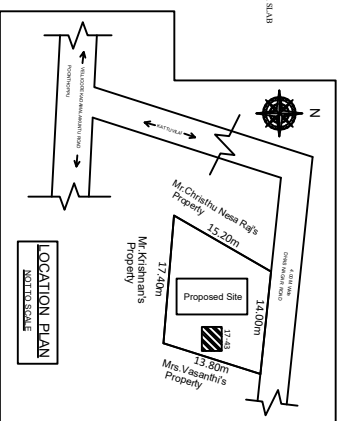
ISSUING AUTHORITY
Rural Panchayat

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

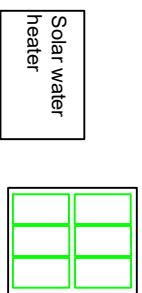
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLOT_NO=NO
PATTA_NO=4284
TALUK=THIRUVATTAR
DISTRICT=KANNYAKUMARI
SURVEY_NO=494/1C1A1
PLOT_AREA_M2=202.35
AS_PER_DOCUMENT=202.35

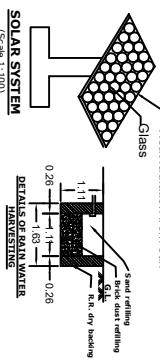
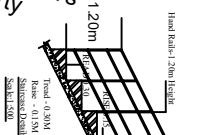
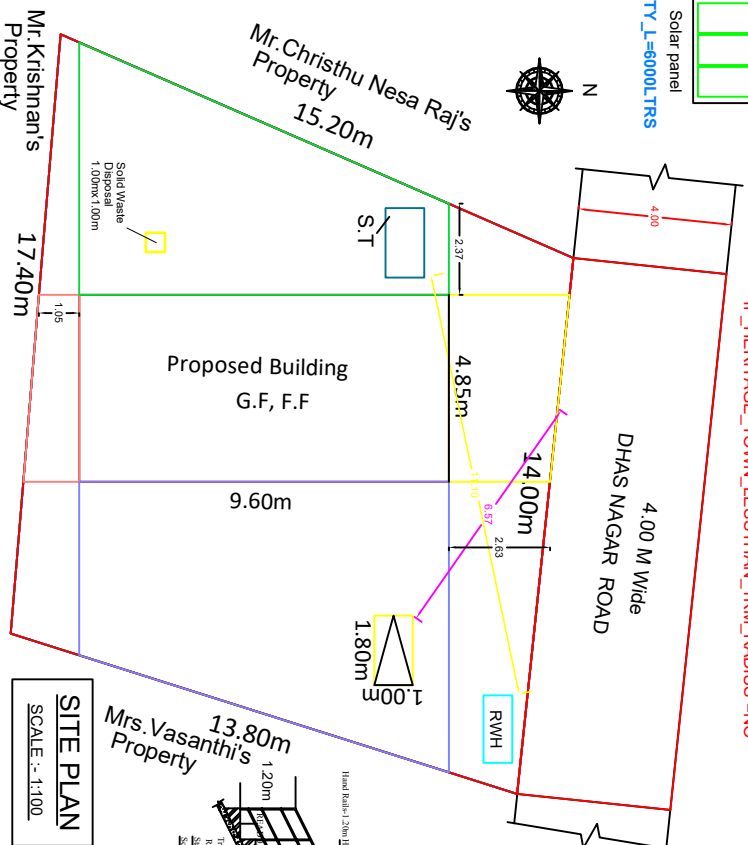
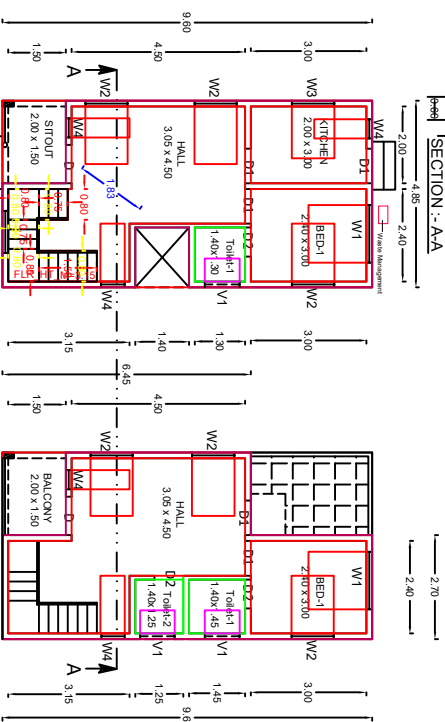
W/O Mr.Raj., & S/o Mr.Chellappan.



PLOT_NO=NO
 TALLUK_NO=4294
 TALUK=THIRUVATTAR
 DISTRICT=KANNYAKUMARI
 SURVEY_NO=994/CT1A1
 PLOT_AREA_M2=202.35
 AS_PER_DOCUMENT=202.35
 AS_AT_SITE=02.02
 FMB_OR_PLR=202.35
 JURISDICTION_TYPE= KATTATHURAI VILLAGE PANCHAYAT
 SINGLE_FAMILY_BLDG=YES
 LAND_USE_ZONE = RESIDENTIAL
 CRZ=NO
 SECURITY_ZONE=NO
 WHETHER_GOVT_OR_AIDED_SCHOOL=NO
 ROAD_WIDTH=4.00
 ROAD_LENGTH=150.00
 AVG_PLOT_DEPTH=14.50
 AVG_PLOT_WIDTH=15.70
 RWHL_DECLARED=YES
 BUILDING_NEAR_TO_RIVER=NO
 OSR_APPLICABLE =NO
 OSR_SURRENDER_OR_BUYBACK=BUYBACK
 PREMIUM_FSI_REQUIRED=NO
 IS_APPROVED_LAYOUT=YES
 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
 S_SWIMMING_POOL_EXISTS=NO
 F_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO



WATER_TANK_CAPACITY_L=6000LTRS



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

REFERENCE

DOOR	D	1.00 x 2.10
DOOR	D1	0.90 x 2.10
DOOR	D2	0.75 x 2.10
WINDOW	W1	1.50 x 1.50
WINDOW	W2	1.10 x 1.50
WINDOW	W3	1.10 x 1.10
VENTILATOR	V1	0.90 x 0.60

- | | | |
|-------------------------------------|----------------------------|---------------------------------|
| ☐ | AREA OF SITE | : 202.35 sq.m(2178.09 sq.ft) |
| ☐ | AREA OF PROPOSED | |
| ☐ | GROUND FLOOR | : 46.56 sq.m(501.17sq.ft) |
| ☐ | FIRST FLOOR | : 39.79 sq.m(428.29sq.ft) |
| ☐ | <u>TOTAL PLINTH AREA</u> : | <u>86.35 sq.m(929.46sq.ft)</u> |
| ☐ | AREA OF VACANT | : 155.79 sq.m (1676.92 sq.ft) |
| ☐ | ROAD | |
| ☒ | EXISTING | |

PARKING CALCULATION

GROUND FLOOR : 46.56.sq.m(501.17.sq.ft)

FIRST FLOOR : 39.79.sq.m(428.29.s

TOTAL AREA	: 80.00.sq.m (923.40.sq.
First 75.Sq.m	: Nil

Next 37.62.Sq.m : 1 Two Wheeler Space

$$F.S.I = \frac{86.35}{202.35} = 0.42 < 2.00$$

$$\text{COVERAGE} = \frac{46.56}{202.35} \times 100 = 23.00\%$$

Mrs. Thangam **Mr. Raj**
SIGNATURE OF LAND AND BUILDING OWNER

Dr. J. Jayaprakash
 Es. F. NIRMALA, M.A., D.C., D.C.A.
 Reg. Engineer Grade-III
 Reg. No: RE/II/KRCHT/001/2023
 LEO ASSOCIATES
 KUZHIYUR
 Mob: 9842303664, 9865223583

SIGNATURE OF LICENCE SURVEYOR/ENGINEER

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.

