

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.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A R.C.C ROOF RESIDENTIAL BUILDING AT VALIPILAVILAI AFTER

DEMOLISHING OF EXISTING DOOR NO 4-4/34 IN Re.Sy. No: 298 / 3, OF ARUVIKARAI VILLAGE, AYACODE

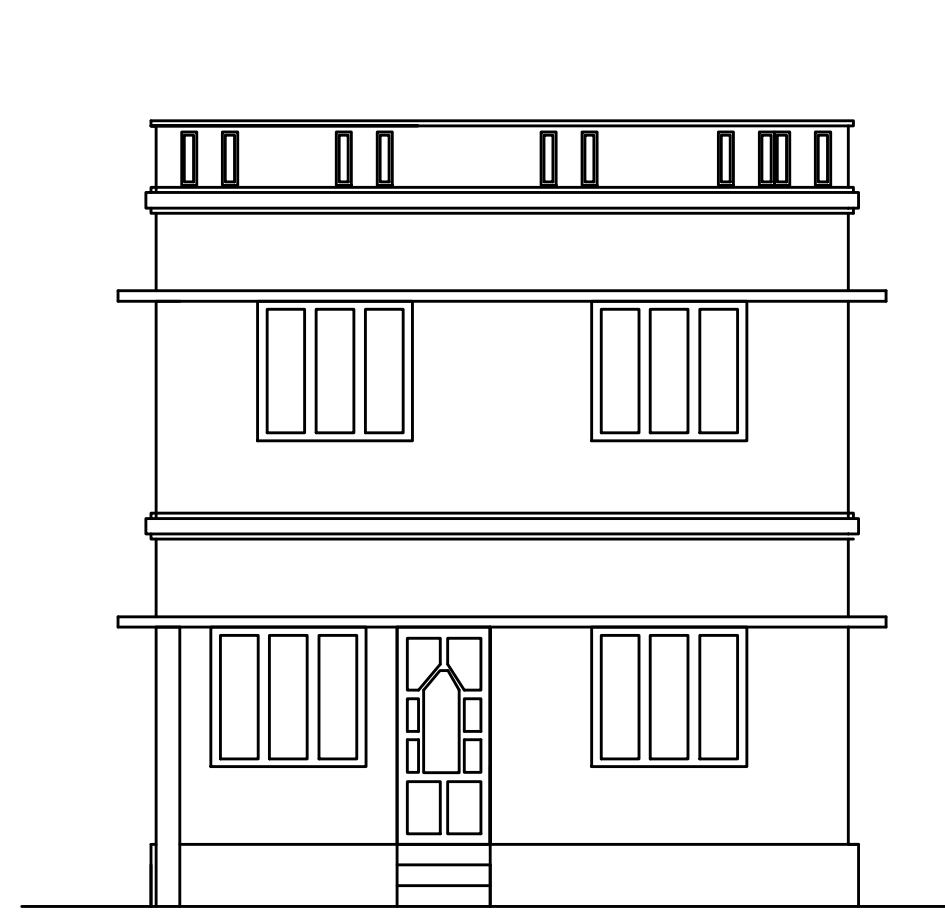
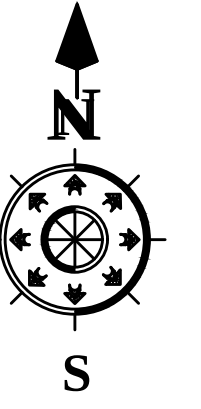
VILLAGE PANCHAYAT, THIRUVATTAR TALUK, KANYA KUMARI DISTRICT.

NAME OF OWNER:-

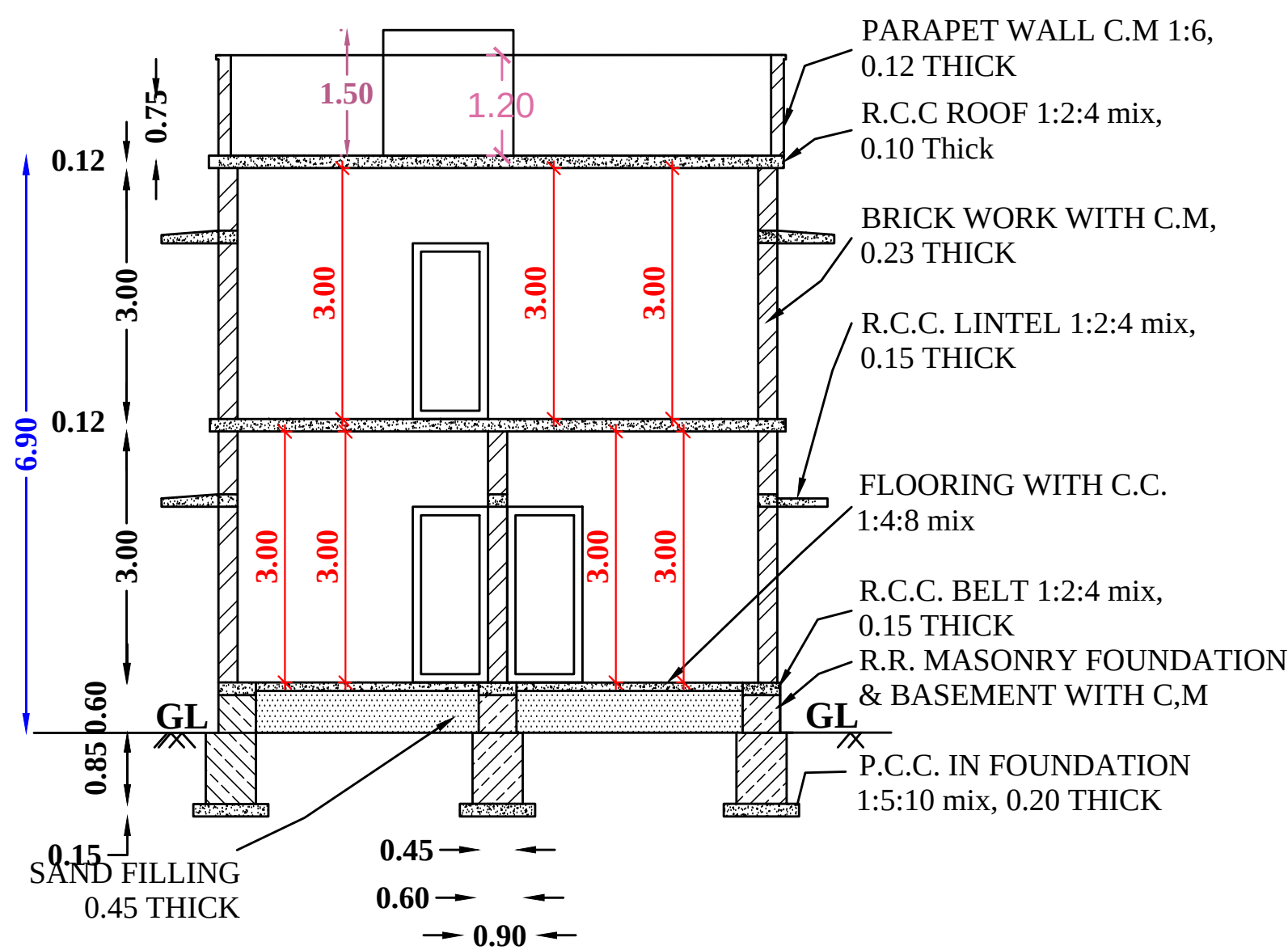
Mr. S. SUNIL RAJAN,
S/o. SANKARAN,
VALIPILAVILAI,
KOTTOOR, CHERUPALLUR P.O.,
K. K. DIST.,

PLAN INFO

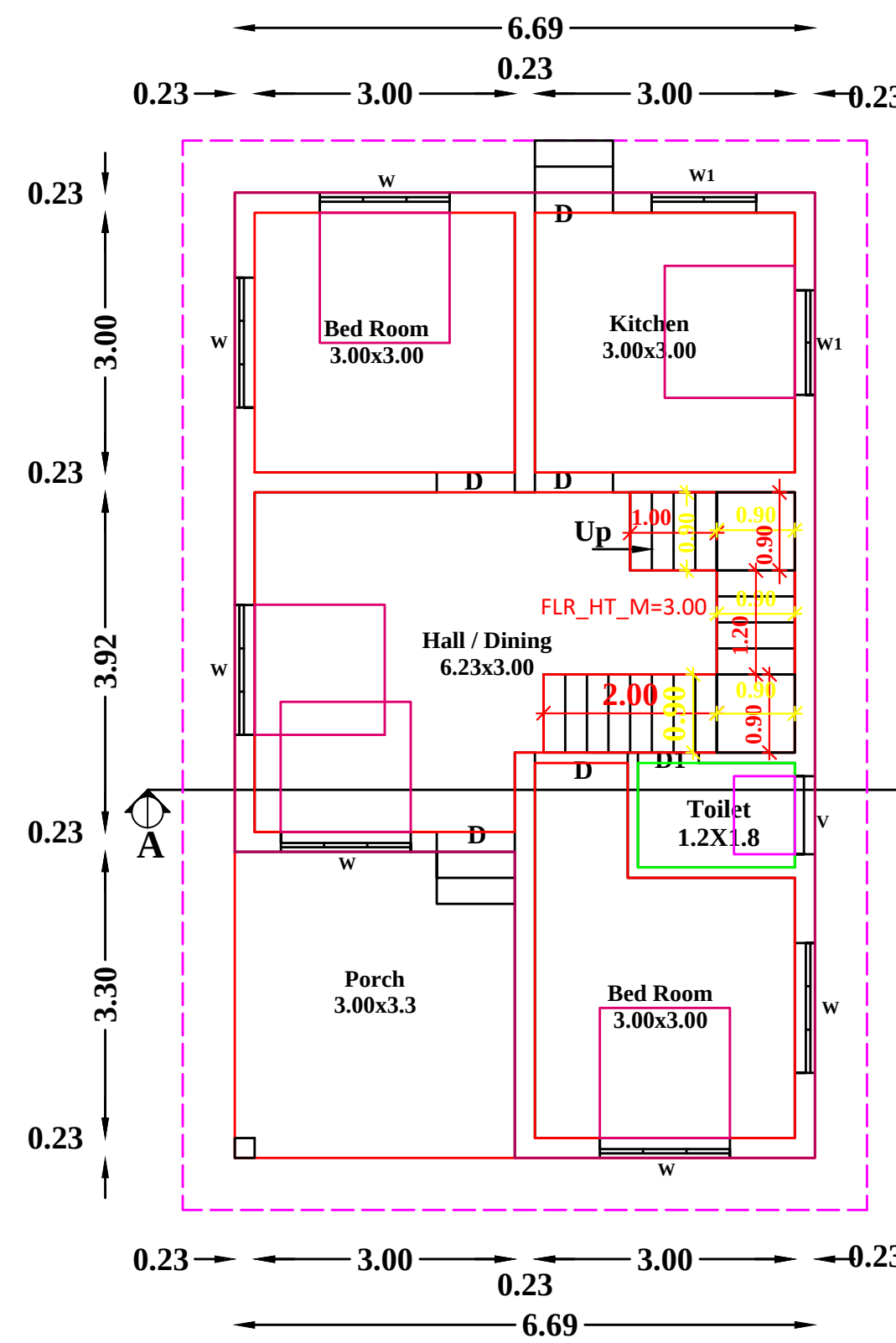
PLOT_NO=NO
PATTI_NO=4137
TALUK=THIRUVATTAR
DISTRICT=KANNIYAKUMARI
SURVEY_NO=298/3
PLOT_AREA_M2= 141.65
AS_PER_DOCUMENT=141.65
AS_AT_SITE=157.61
FMB_OR_PLR=141.65
JURISDICTION_TYPE= AYACODE VILLAGE PANCHAYAT
SINGLE_FAMILY_BLDG=YES
LAND_USE_ZONE = RESIDENTIAL
CRZ=NO
SECURITY_ZONE=NO
WHETHER_GOV'T_OR_AIDED_SCHOOL=NO
ROAD_WIDTH= 6.00
ROAD_LENGTH= 30.00
AVG_PLOT_DEPTH= 18.80
AVG_PLOT_WIDTH= 8.60
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
OSR_APPLICABLE =NO
OSR_SURRENDER_OR_BUYBACK=BUYBACK
PREMIUM_FSL_REQUIRED=NO
IS_APPROVED_LAYOUT=NO
AREA_TYPE=OTHERS
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOV'T_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=NO
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
NOC_FIRE_DEPT=NO
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO



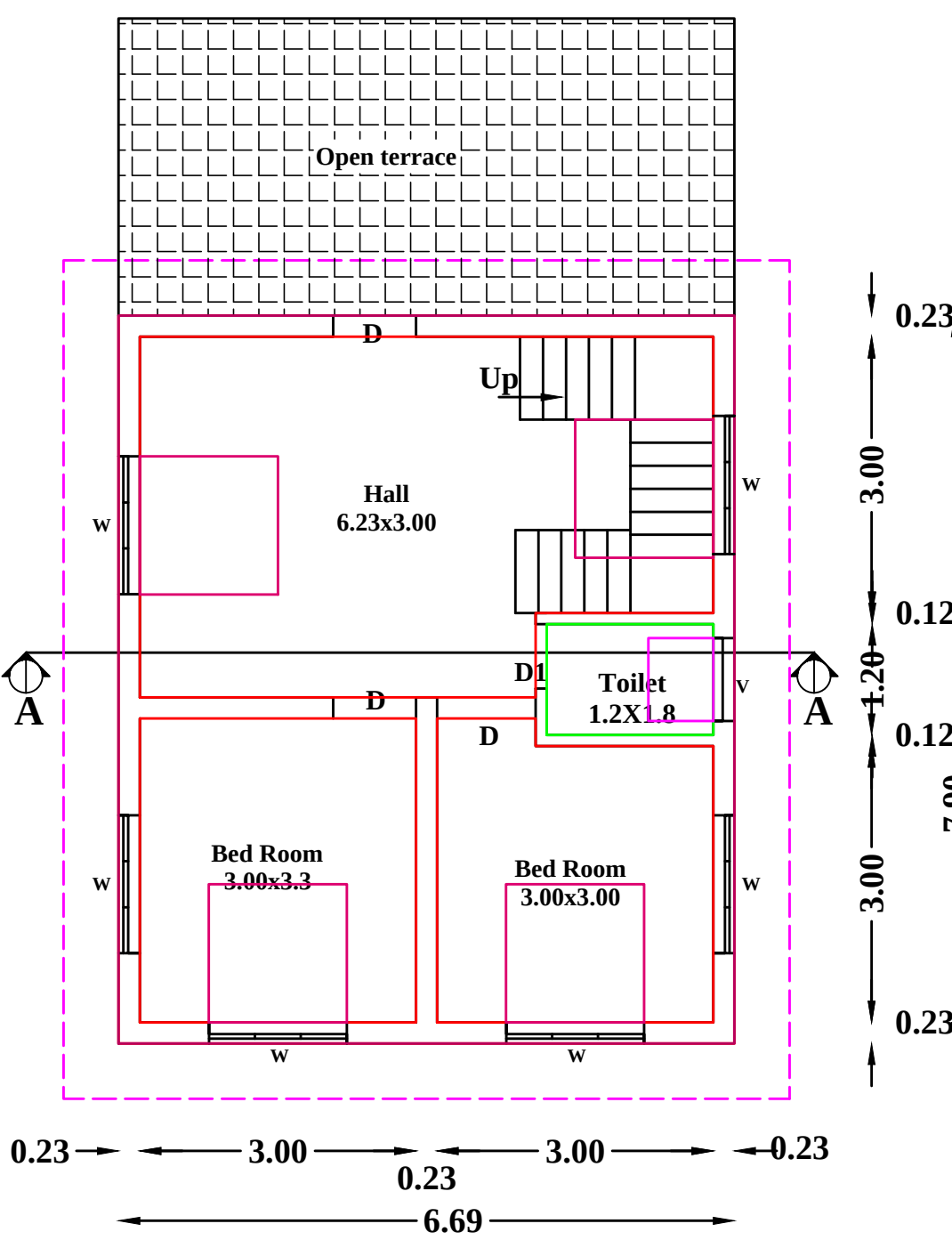
ELEVATION



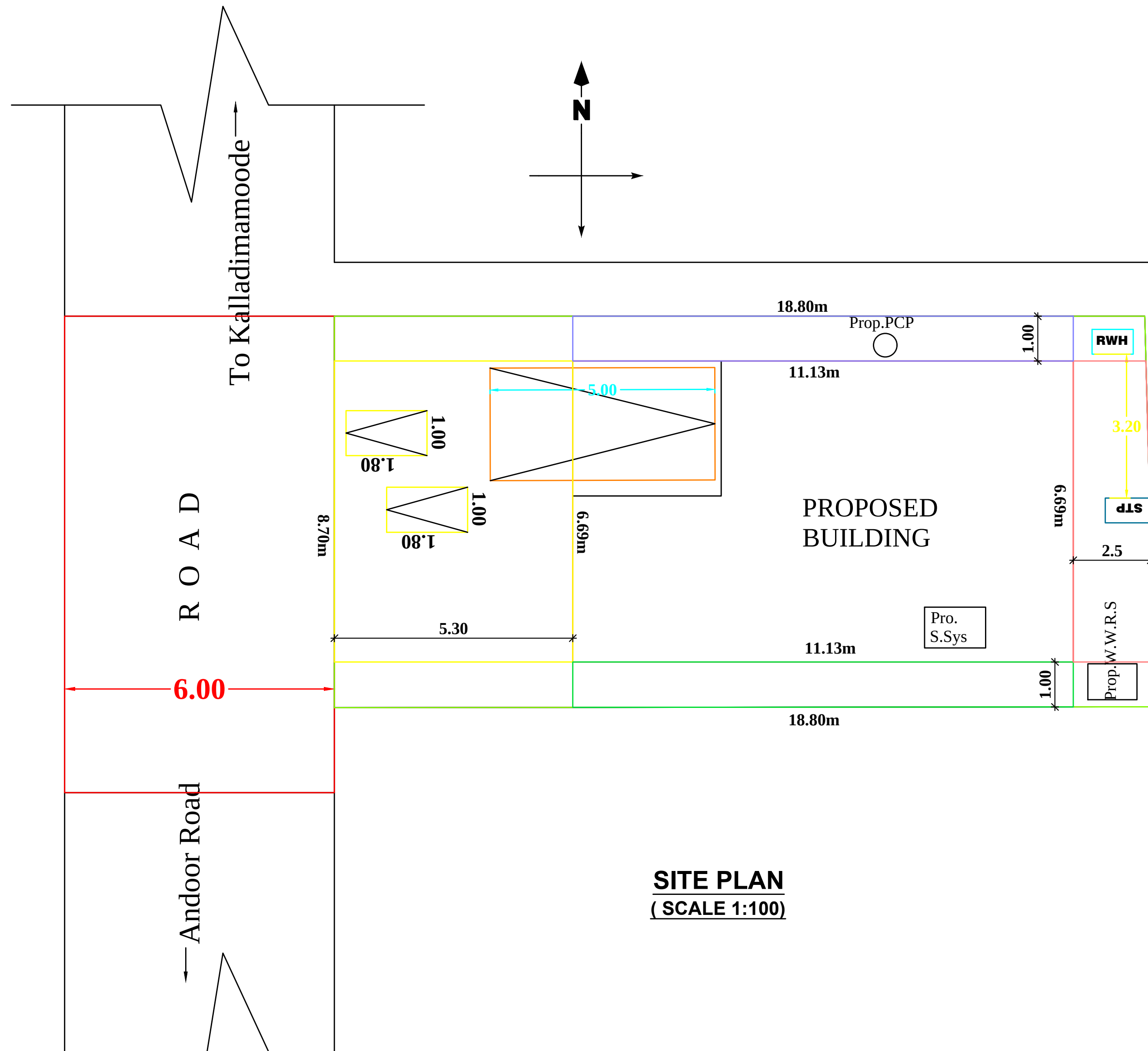
SECTION ON "AA"



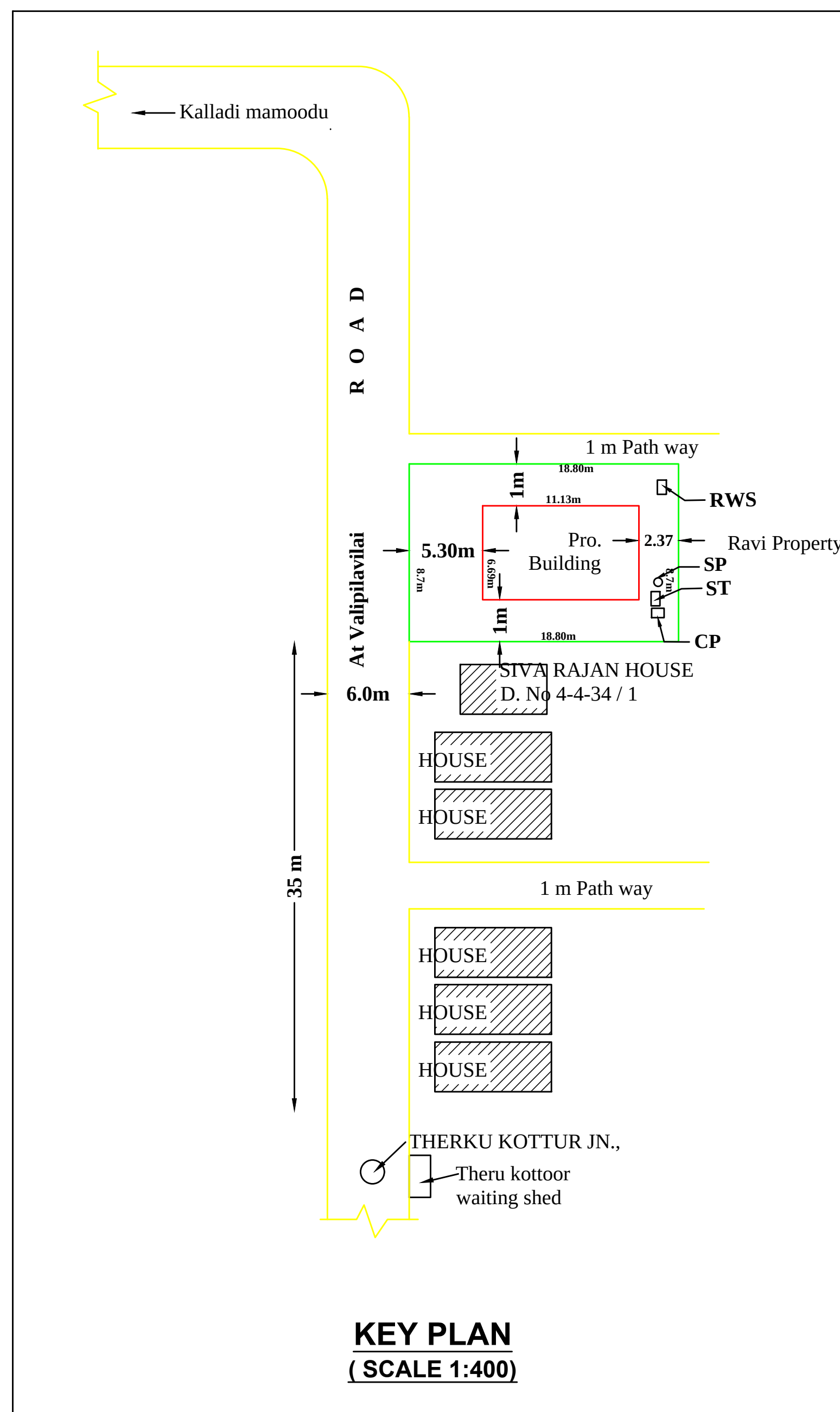
GROUND FLOOR PLAN



FIRST FLOOR PLAN



SITE PLAN
(SCALE 1:100)



KEY PLAN
(SCALE 1:400)

SITE BOUNDARY	
PROP. BUILDING	
ROAD, PATHWAY	
EXIST. BUILDING	

SCALE	PLAN	1: 100
	SITE PLAN	1: 100
JOINERY DETAILS		
D	: MAIN DOOR	:1.00 x2.10
D1	: DOOR	:0.90 x2.10
D2	: DOOR	:0.75 x2.10
W3	: WINDOW	:1.40 x1.50
W2	: WINDOW	:1.00 x1.50
K.W3	: WINDOW	:1.40 x1.00
V	: VENTILATOR	:0.60x0.60
"ALL DIMENSIONS ARE IN METERS "		

Er. R. SENTHIL KUMAR
REGISTERED CIVIL ENGINEER
(Regd. No.151 / LS / 2019 / 00009)
CCC Associates
Near Anna Statue, Thuckalay- 629 175
☎ 9943992830 / 📠 04651 253830

SIGNATURE OF REGISTERED ENGINEER

CERTIFICATE

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

AREA DETAILS

SITE AREA : 141.65 Sq.m, 3,500 CENTS
VACANT AREA : 67.19 Sq.m, 1,660 CENTS

PLINTH AREA

G.F PLINTH AREA : 74.46 Sq.m, 801.19 Sq.ft
F.F PLINTH AREA : 52.88 Sq.m, 568.99 Sq.ft
TOTAL : 127.34 Sq.m, 1370.18 Sq.ft

FLOOR AREA

G.F FLOOR AREA : 64.19 Sq.m, 690.68 Sq.ft
G.F FLOOR AREA : 44.77 Sq.m, 481.72 Sq.ft
TOTAL : 108.96 Sq.m, 1172.40 Sq.ft

PLOT COVERAGE : $\frac{74.46}{141.65} \times 100 = 52.56\%$

FSI

TOTAL AREA ON ALL FLOORS = $\frac{127.34}{141.65} = 0.90 < 2.00$

PARKING AREA CALCULATION

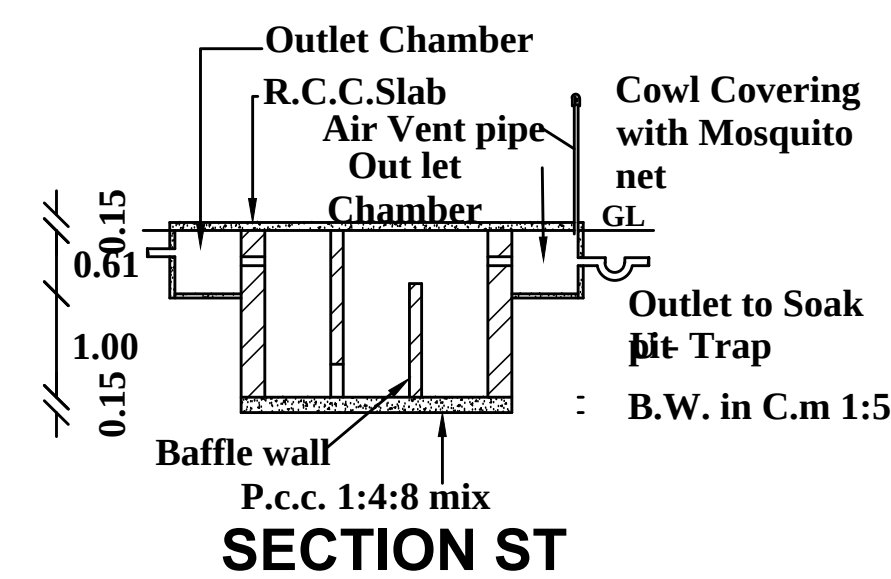
UPTO 75 SQ.M : 1 TWO WHEELER SPACE
ABOVE 75 SQ.M : 1 CAR SPACE

REQUIRED AND PROVIDED PARKING

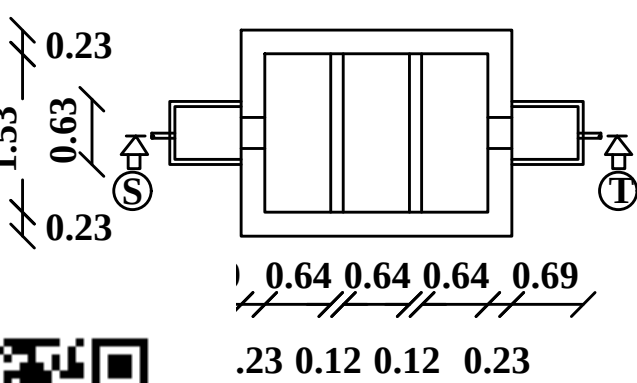
1 TWO WHEELER SPACE
1 CAR SPACE

SIGNATURE OF LAND AND
BUILDING OWNER:

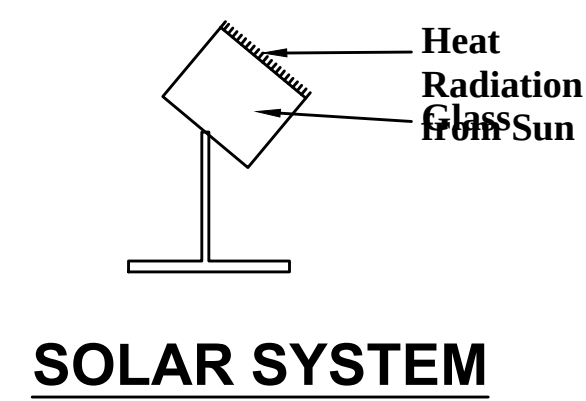
Sunil Rajan



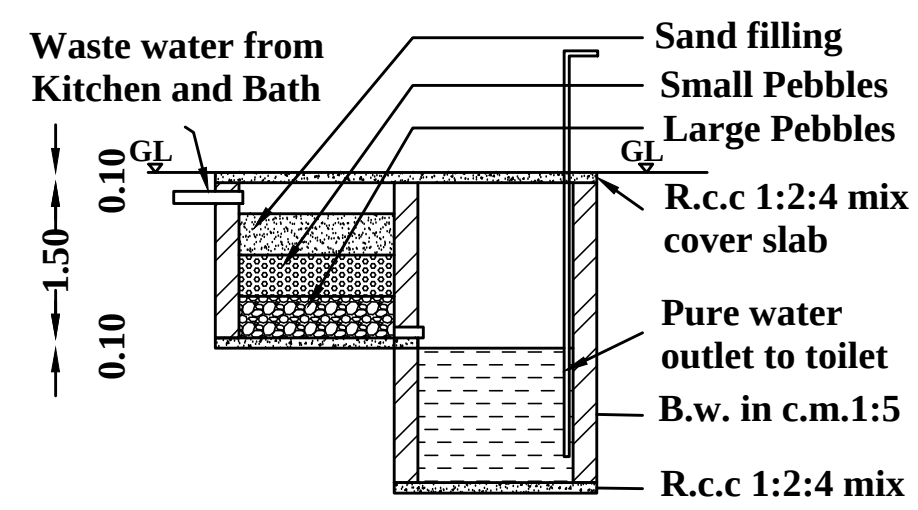
SECTION ST



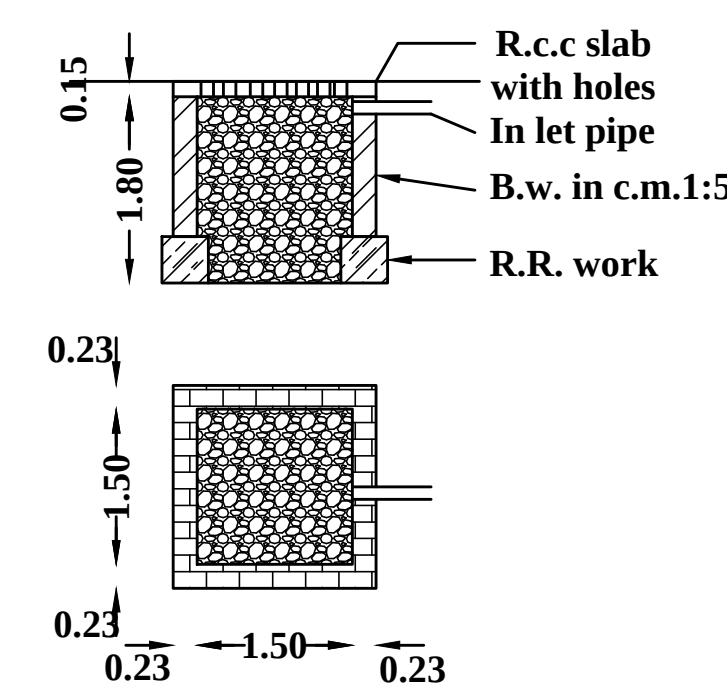
IC TANK PLAN



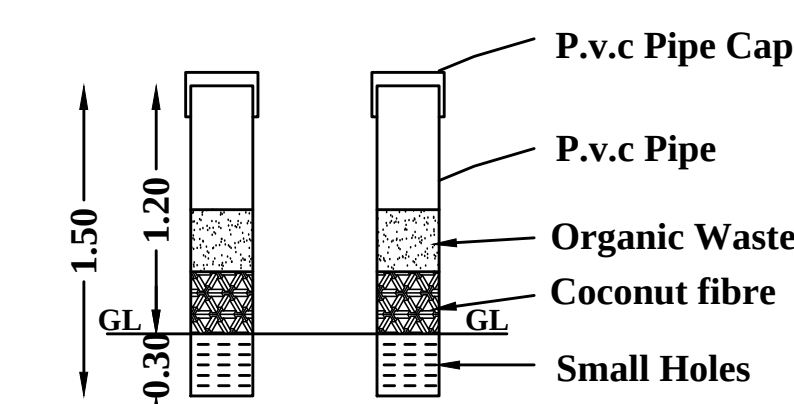
SOLAR SYSTEM



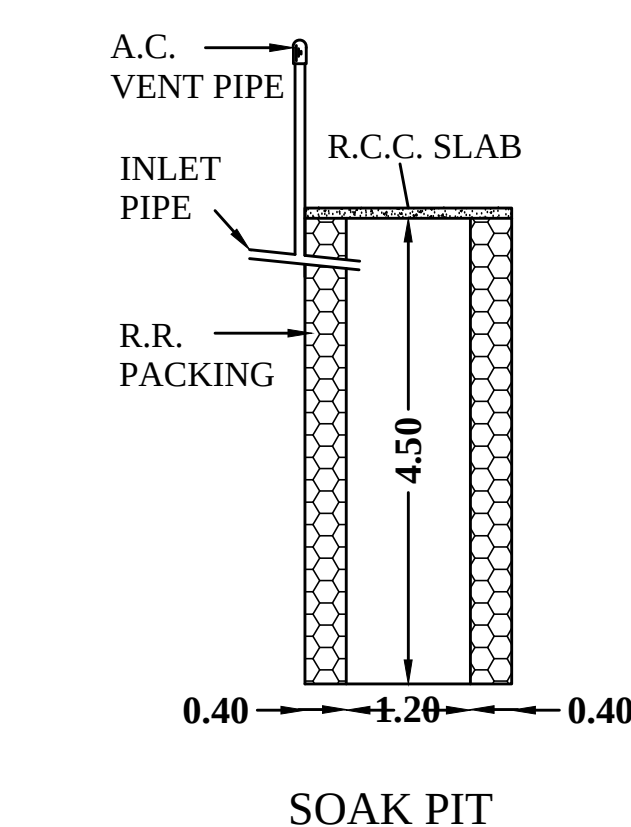
WASTE WATER
RECYCLING SYSTEM



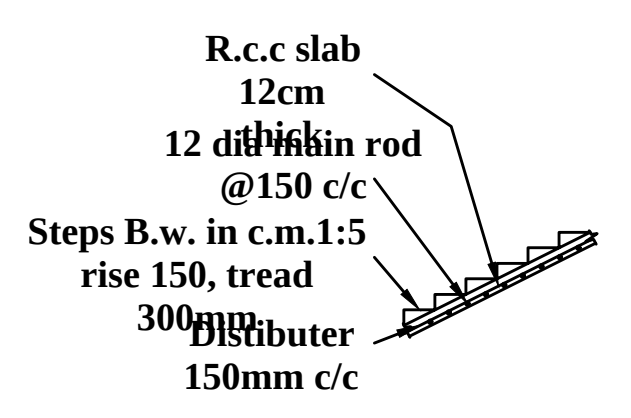
RAIN WATER
STORAGE TANK



PIPE COMPOST PIT



SOAK PIT



Stair case Details

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.

