

PP

APPROVAL RECORD

Planning Permission

Kanniyakumari district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

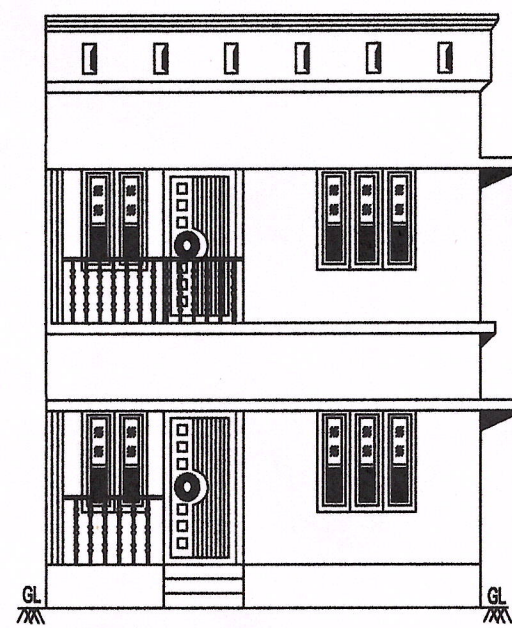
Rural Panchayat

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

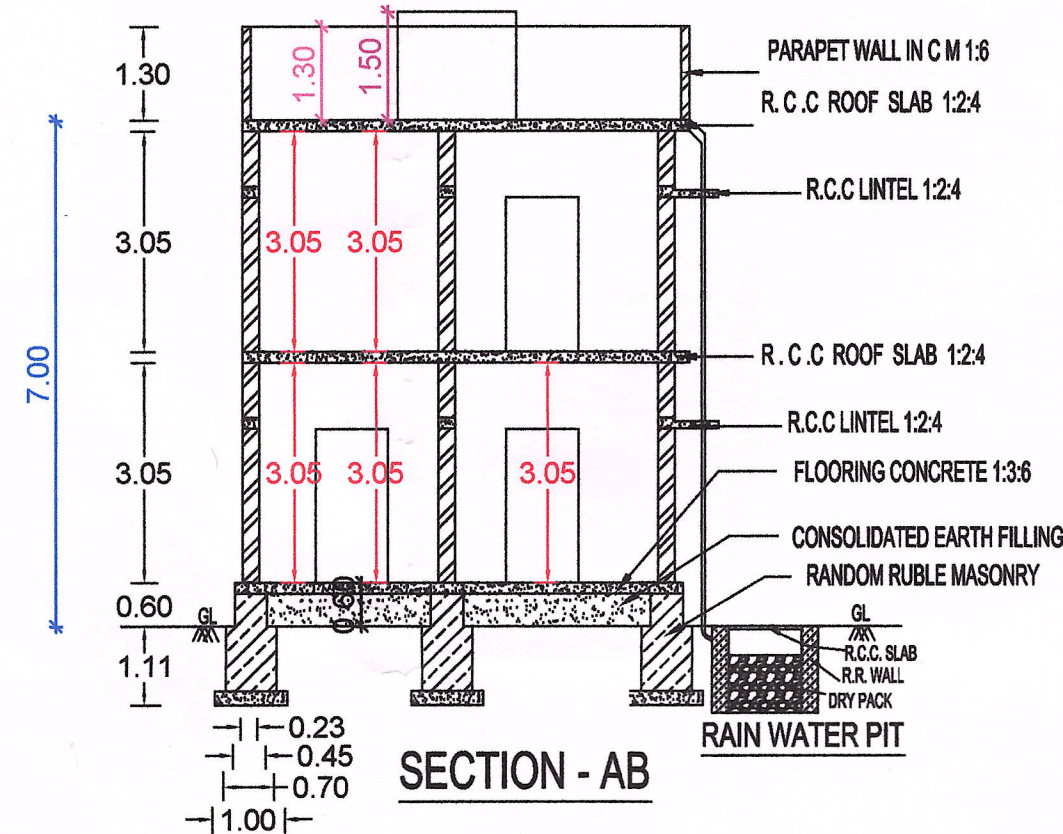
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF TERRACE ROOF RESIDENTIAL BUILDING IN RE. SY NO : 740 / 9B OF
NULLIVILAI - B VILLAGE AT NORTH PEYANKUZHAI IN NULLIVILAI VILLAGE PANCHAYAT
KALKULAM TALUK , KANYAKUMARI DISTRICT (After Demolishing Door No : 7/33/18B) .

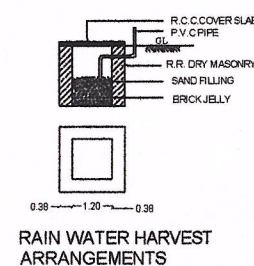
NAME OF OWNER: Mr. RAVIKUMAR S/O. MAHALINGAM.



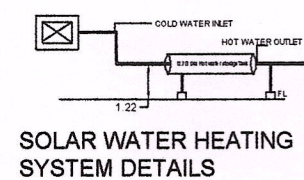
FRONT ELEVATION



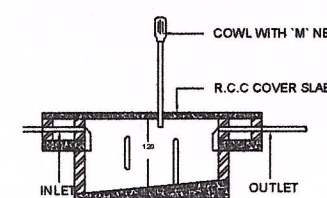
SECTION - AB



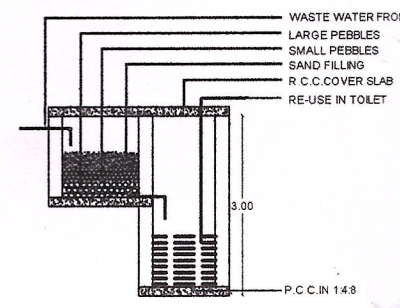
RAIN WATER HARVEST ARRANGEMENTS



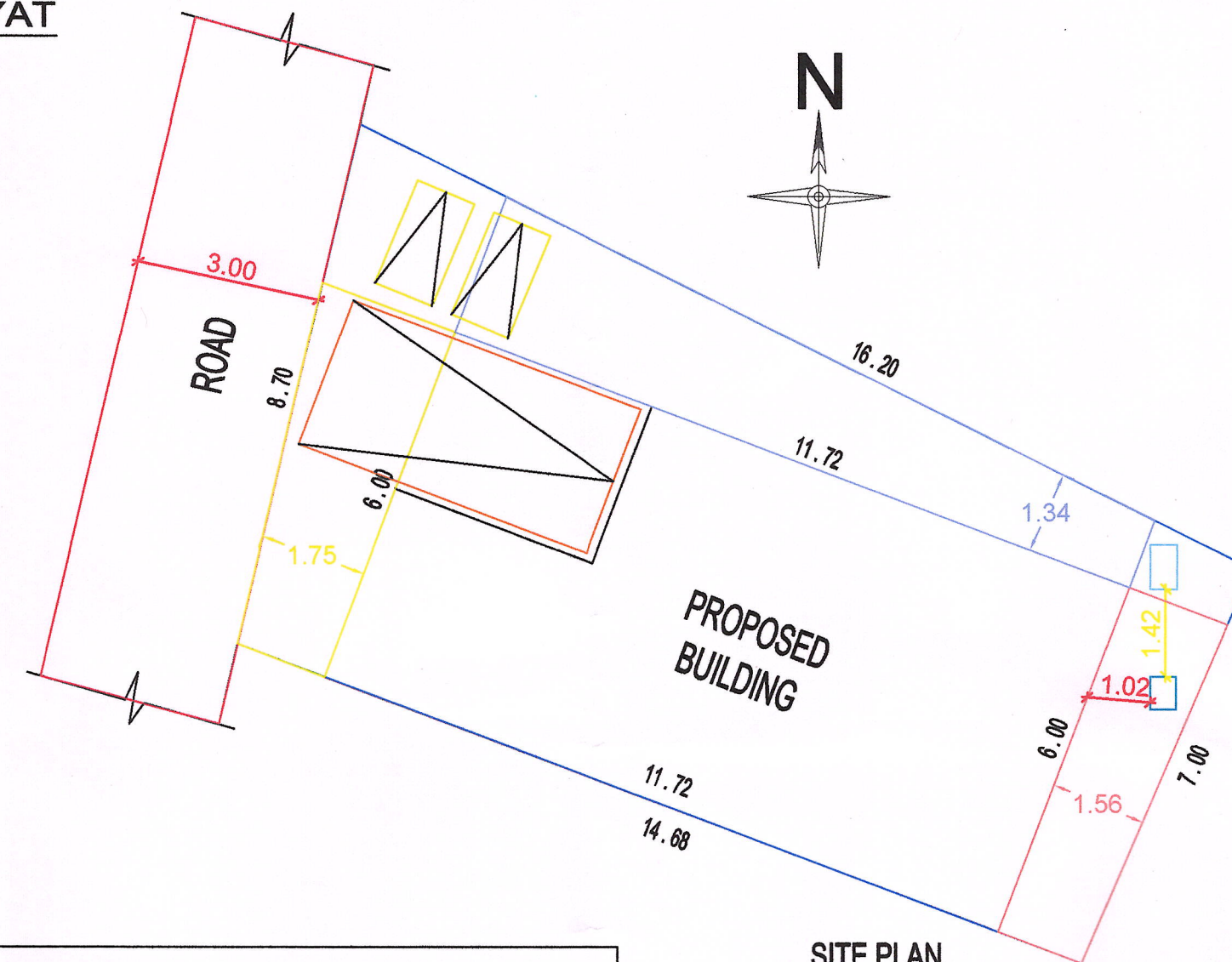
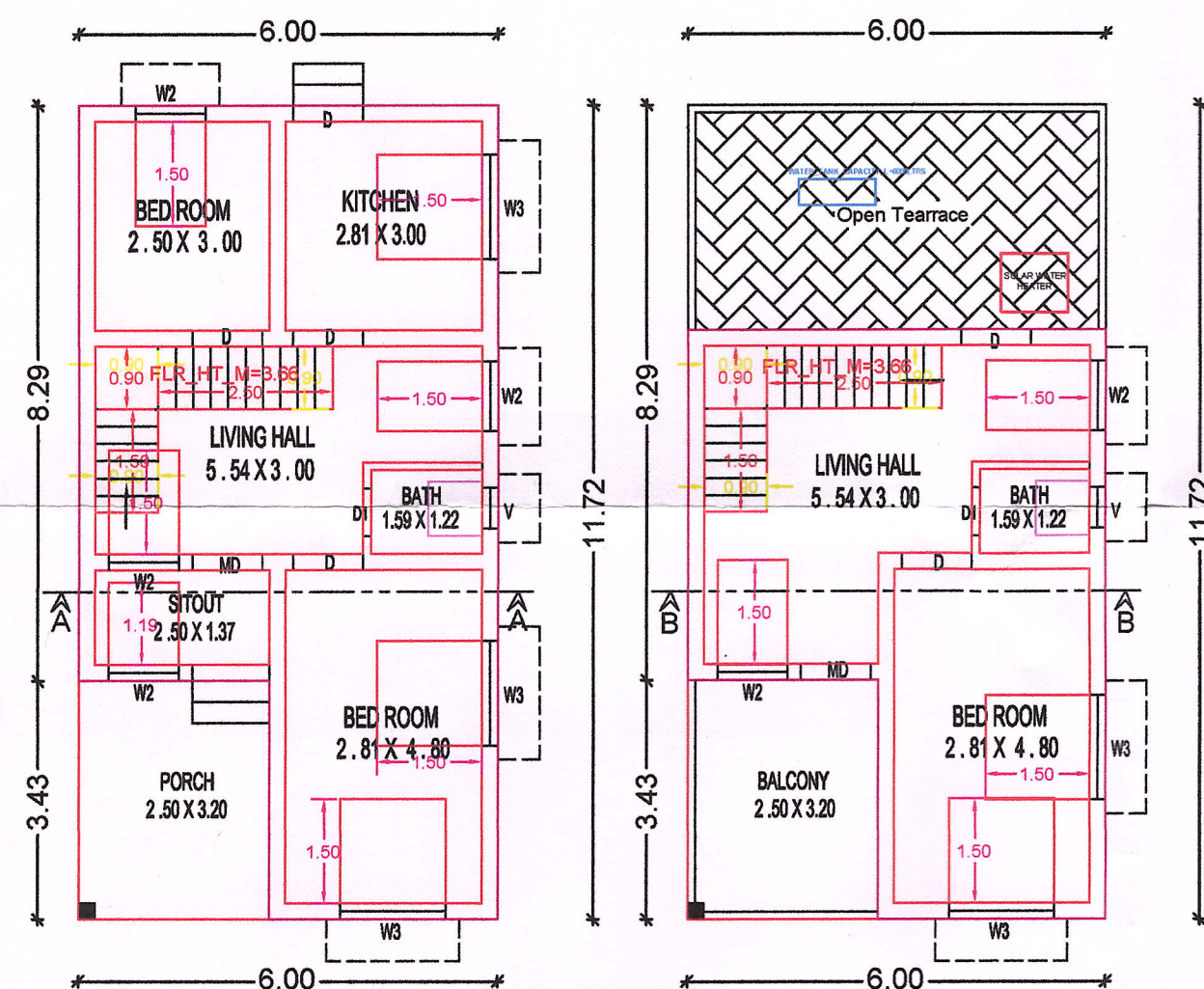
SOLAR WATER HEATING SYSTEM DETAILS



SEPTIC TANK DETAILS



RECYCLING OF WASTE WATER FROM BATH



SITE PLAN
NOT TO SCALE

PLAN INFO
PLOT NO=NO
TALUK=KALKULAM
DISTRICT=KANYAKUMARI
PLOT AREA AC=120.023
JURISDICTION TYPE= NULLIVILAI VILLAGE PANCHAYAT
PATTI NO= 1278
SINGLE FAMILY BLDG=YES
SURVEY NO= 740/98
LAND USE_ZONE = RESIDENTIAL
ORGNO
SECURITY_ZONE=NO
ACCESS_WIDTH=11.72
WHETHER GOVT OR AIDED SCHOOL=NO
AS_AT_SITE=119.92
FMS OR PLN=120.023
AS_PER_DOCUMENT=120.023
ROAD_LENGTH=100
AVG_PLOT_DEPTH=15.44
AVG_PLOT_WIDTH=7.55
RWA_REQUIRED=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
BUILDING_NEAR_GOVT_BLDG_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_DEPTH=YES
BLOCK_1_INDIVIDUAL_RESIDENCE_MEMBER_COUNT=4
BLOCK_1_INDIVIDUAL_NON_RESIDENTIAL_MEMBER_COUNT
BLOCK_1_B-SHOP_MEMBER_COUNT=5
BLOCK_1_B-POD_MEMBER_COUNT=1
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO

KEY PLAN
NOT TO SCALE



AREA DETAILS

AREA OF SITE : 120.023 Sq.m (1291 SQ.FT)

PLINTH AREA:

GROUND FLOOR	: 70.32 Sq.m	756 Sq.ft
FIRST FLOOR	: 50.94 Sq.m	548 Sq.ft
TOTAL	: 121.26 Sq.m	1305 Sq.ft
VACANT AREA	: 49.70 Sq.m	534 Sq.ft

REFERENCE

MD	MAIN DOOR	1.00 X 2.10
D	DOOR	1.00 X 2.10
D1	DOOR	0.75 X 2.10
FW	FRENCH WINDOW	0.60 X 1.80
FW2	FRENCH WINDOW	1.00 X 1.80
W4	WINDOW	1.80 X 1.50
W3	WINDOW	1.50 X 1.50
W2	WINDOW	1.00 X 1.50
V	VENTILATOR	0.90 X 0.60

ALL DIMENSIONS ARE IN METER
SCALE 1:100

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

FSI CALCULATION:

$$FSI = \frac{121.26}{120.02} = 1.010 < 2.00$$

Mr. Ravikumar
SIGNATURE OF OWNER

Er. G. MARIA BALAN
Registered Engineer Grade - III
RE - III / KKOTCP/007/2022
G.L. CONSTRUCTIONS
Ezhil Building, 1st Floor, Thingal Nagar.
Ph - 9488883288 , 6383960224

SIGNATURE OF REGISTERED ENGINEER

G.MARIA BALAN
Registered engineer grade - III
No: 150/ LS/2022/ N.C.M.C. 00045
G.L CONSTRUCTION
Ezhil building, 1st floor, Thingal Nagar.

Legend			
Block Name	Floor Name	Total Covered Area in Sq.m.	Total Buildup Area in Sq.m.
Others	FLOOR-GROUND	70.32	70.32
	FLOOR01	50.94	50.94
Grand Total		121.26	121.26
Floor Space Index		1.010	
Plot Coverage		101.03%	
Applicant Name		Mr.RAVIKUMAR	
Proposed Address		PEYANKUZHAI	

PARKING CALCULATION

1 CAR SPACE FOR EVERY 2 DWELLING UNITS & 1
TWO WHEELER SPACE FOR EVERY DWELLING UNIT
Required parking

Total floor area : 121.26 Sq.m
First 50 sq.m 1 dwelling unit = 1 Two wheeler
1 Two wheeler space = 1.00 x 1.80
Provided 2 Two wheeler space

1 Car space = 2.5 x 5.00
Total Plinth area = 121.26 Sq.m - 75 Sq.m
= 46.26 Sq.m
Required car space = $\frac{46.26}{75} = 0.61 = 1 \text{ Cars}$

$$PLOT \text{ COVERAGE} = \frac{121.26 \times 100}{120.02} = 101.03 \%$$

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.

