

PP

APPROVAL RECORD

# Planning Permission

Kanniyakumari district, Tamil Nadu

APPROVAL TYPE

**Building Plan**

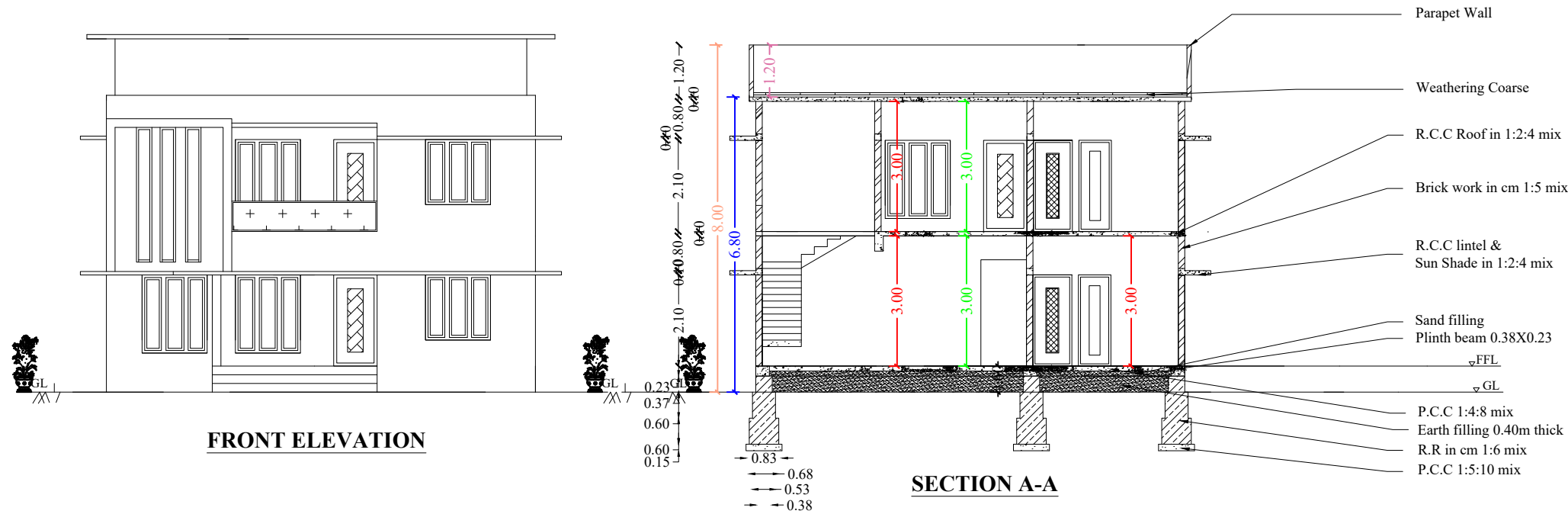
ISSUING AUTHORITY

**Rural Panchayat**

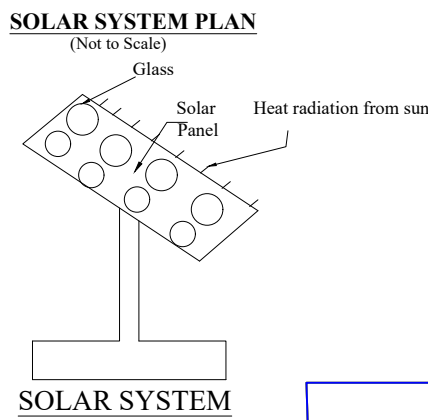
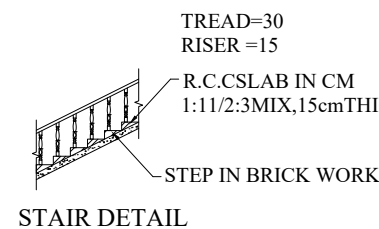
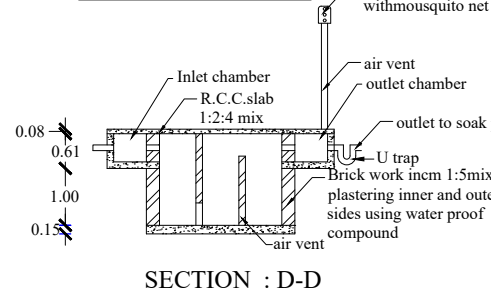
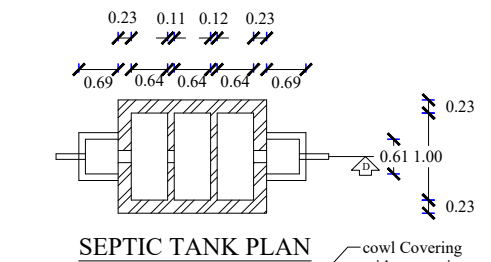
The approval as the planning authority issued it, reproduced in full behind this page.

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

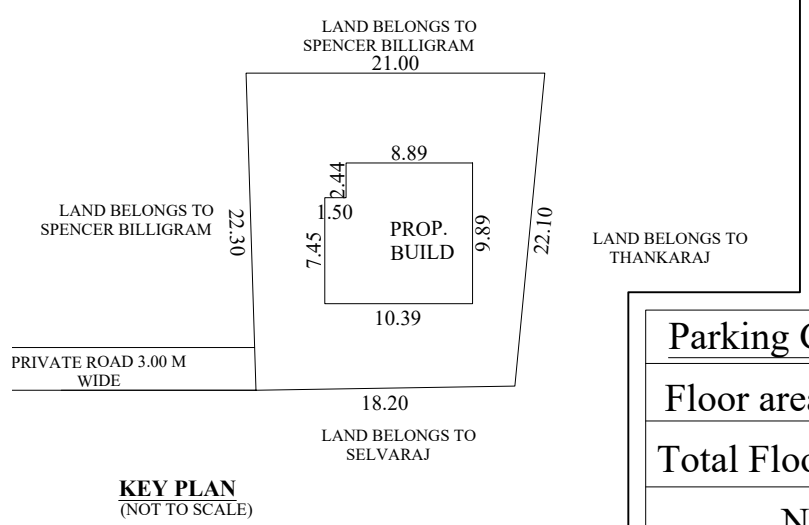
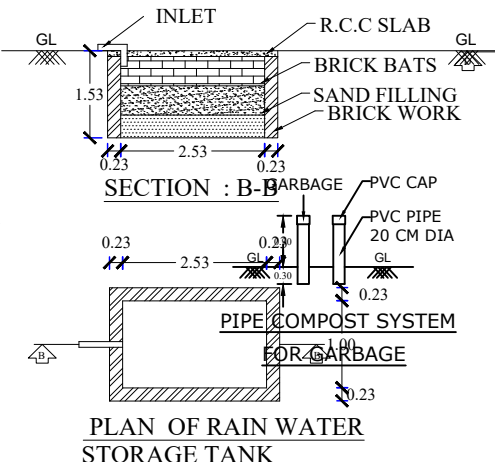
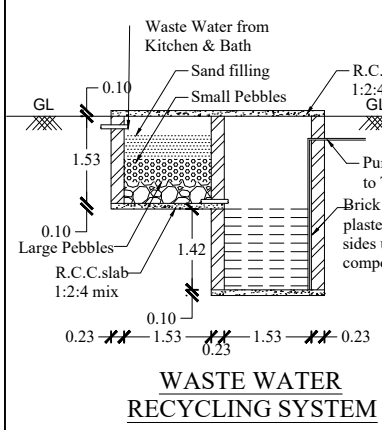
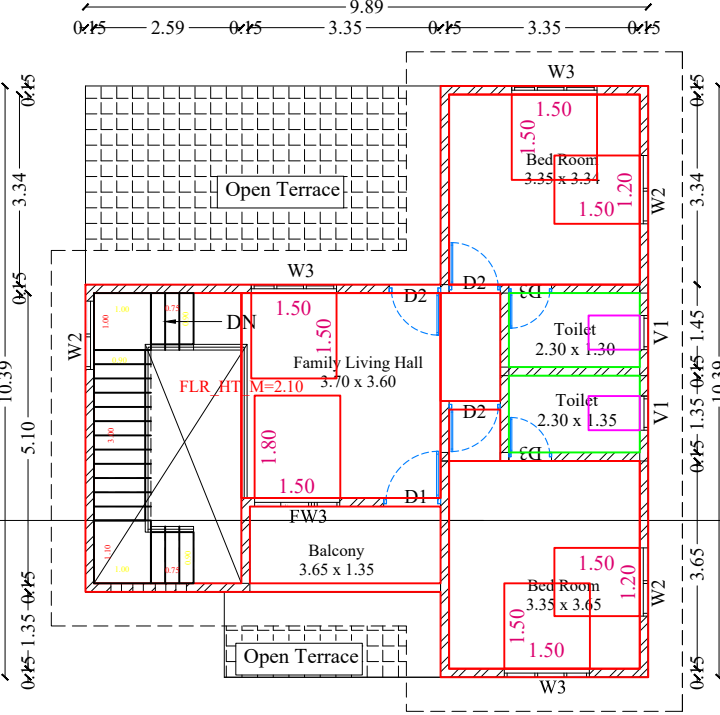
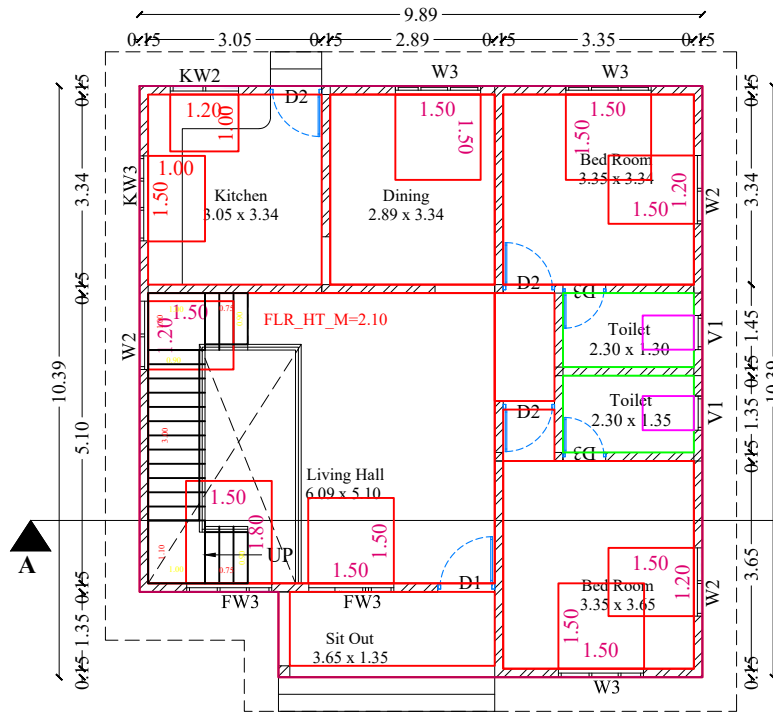
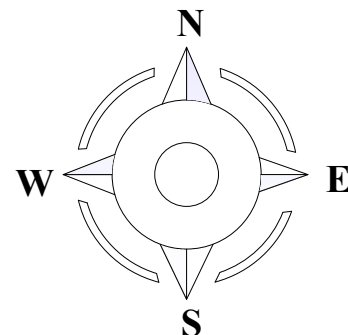
PLAN SHOWING THE PROPOSED CONSTRUCTION OF A RCC ROOF RESIDENTIAL BUILDING IN RE.SY. NO : 111/1A2 , AT NELLIKKAVILAI ADAIKKAKUZHI, ADAIKKAKUZHI VILLAGE, ADAIKKAKUZHI VILLAGE PANCHAYAT, KILLIYOOR TALUK, KANYAKUMARI DISTRICT.



| VILLAGE      | RE.SY.NO | AS PER PATTA NO |
|--------------|----------|-----------------|
| ADAIKKAKUZHI | 111/1A2  | 5331            |



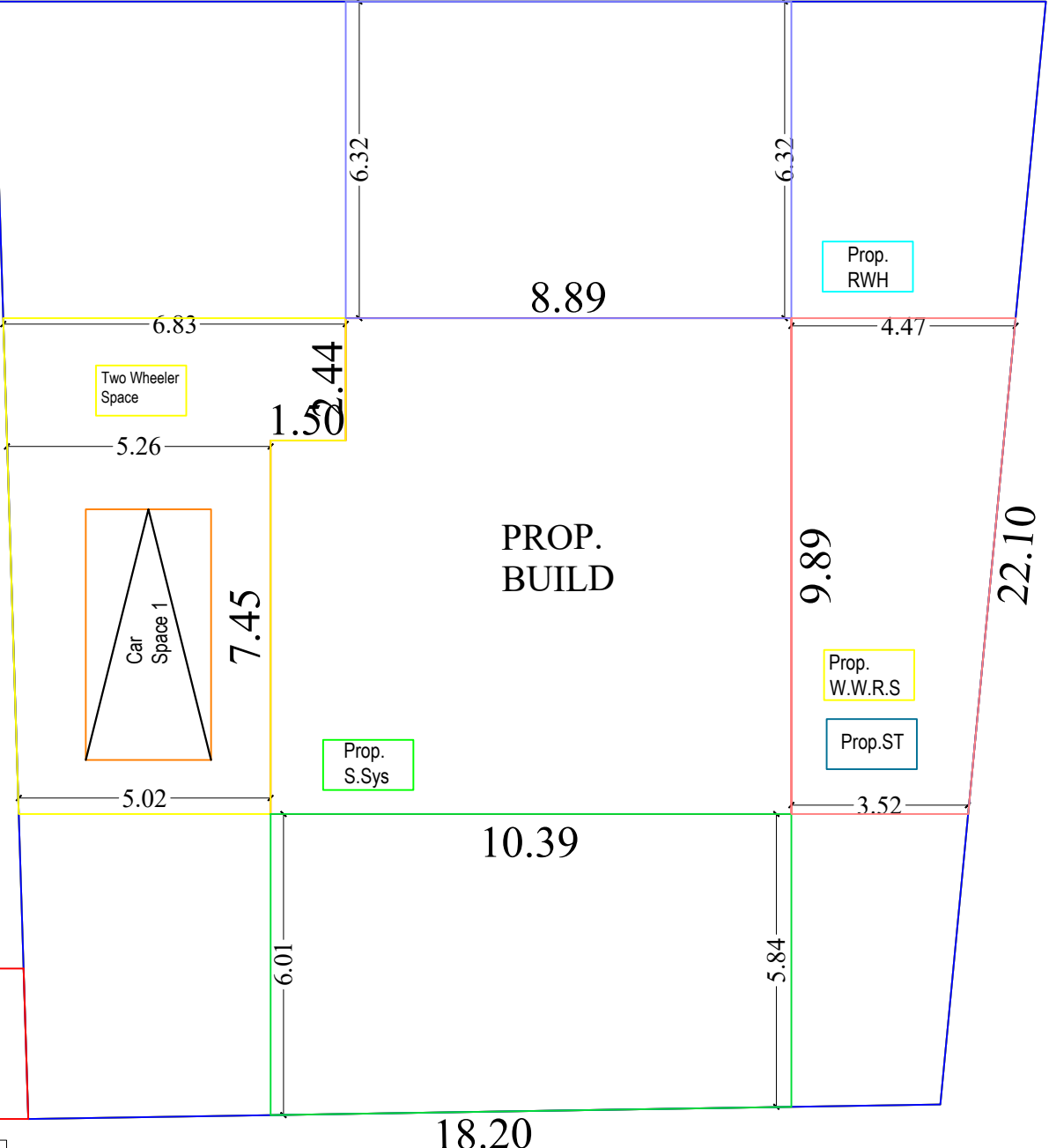
SOLAR SYSTEM



| Parking Calculation According to TNCDBR 2019     |             |          |
|--------------------------------------------------|-------------|----------|
| Floor area above 75 Sq.m - 1 Car Space / 75 Sq.m |             |          |
| Total Floor Area of Building                     | 135.98 Sq.m |          |
| No. of Cars                                      | 135.98/75   | 1.81 Nos |

F.S.I = 0.400  
COVERAGE = 23.23 %

**SITE PLAN**  
(SCALE 1:100)



**LEGEND**

SITE BOUNDARY  
EXISTING BUILDING  
PROPOSED BUILDING  
ROAD OR STREET

**SCALE**

PLAN = 1 : 100  
SITE PLAN = NOT TO SCALE  
ALL DIMENSIOUS ARE IN M

**PREPARED BY:**  
**SSA HOMES**  
Er. S. ANEESH BE (Grade - II)  
Reg. No : 172/LS/2022/00007,  
KARAYANKUTTI HOUSE,  
MANJATHOPPU  
PH: 9442329348  
7012236599  
EMAIL : aneesjin16@gmail.com

| REFERENCE                    |                          |
|------------------------------|--------------------------|
| AREA OF SITE - 10.500 CENT   | 424.94 SQM               |
| 4.25 ARE                     | 4572.35 SQ.FT            |
| <b>PLINTH AREA DETAILS :</b> |                          |
| PROPOSED GROUND FLOOR        | 99.10 SQM 1067.00 SQ.FT  |
| PROPOSED FIRST FLOOR         | 71.62 SQM 771.00 SQ.FT   |
| TOTAL PLINTH AREA            | 170.72 SQM 1838.00 SQ.FT |
| <b>FLOOR AREA DETAILS:</b>   |                          |
| PROPOSED GROUND FLOOR        | 78.96 SQM 849.61 SQ.FT   |
| PROPOSED FIRST FLOOR         | 57.02 SQM 613.54 SQ.FT   |
| TOTAL FLOOR AREA             | 135.98 SQM 1463.15 SQ.FT |
| TOTAL CARPET AREA            | 115.58 SQM 1243.64 SQ.FT |
| VACANT AREA                  | 325.84 SQM 3507.34 SQ.FT |
| <b>JOINERY DETAILS</b>       |                          |
| DOOR D1                      | 1.00 X 2.10 2 NOS        |
| DOOR D2                      | 0.90 X 2.10 6 NOS        |
| DOOR D3                      | 0.75 X 2.10 4 NOS        |
| WINDOW FW3                   | 1.50 X 1.80 3 NOS        |
| WINDOW W3                    | 1.50 X 1.45 6 NOS        |
| WINDOW W2                    | 1.00 X 1.45 6 NOS        |
| WINDOW KW3                   | 1.50 X 1.10 1 NO         |
| WINDOW KW2                   | 1.00 X 1.10 1 NO         |
| VENTILATOR V1                | 0.60 X 0.45 4 NOS        |

**NAME AND ADDRESS OF THE OWNER**

MR. FRANKLIN. B, S/O MR. BABU,  
MRS. JEPHY. J.P, W/O MR. FRANKLIN,  
MURIYA VILAKAM,  
ADAIKKAKUZHI (P.O.),  
MOB : 8667028244.

**SIGNATURE OF OWNER**

B. Franklin Jephy J.P

**SIGNATURE OF ENGINEER**

Er.VANISH VIMAL, BE,DCE  
Engineer-Grade II-RE  
Reg.No: K.K/2023/08.02/2023-24  
VASANATHAM BUILDERS  
Nadikalumpe  
Ph: 7562516107

**OFFICE USE ONLY**

**PLAN INFO**  
PLOT AREA M2=424.94  
AS AT SITE=433.90  
FMB OR PLR=424.94  
AS PER DOCUMENT=424.94  
ROAD WIDTH=3.00  
AVG PLOT WIDTH=22.30  
AVG PLOT DEPTH=21.00  
ROAD LENGTH=100.00  
AREA TYPE=OTHERS  
SURVEY NO=111/1A2  
PATTA NO=5331  
TALUK=KILLIYOOR  
JURISDICTION TYPE=VILLAGE PANCHAYAT  
SINGLE FAMILY BLDG=YES  
OSR APPLICABLE=NO  
OSR SURR BUYBACK RETAIN=RETAIN  
PREMIUM FSI REQUIRED=NO  
OSR SURRENDER OR BUYBACK=YES  
IS APPROVED LAYOUT=YES  
ORGANIZATION TYPE=PRIVATE  
CRZ=NO  
LAND USE ZONE = RESIDENTIAL  
PLOT NO=0  
DISTRICT=KANYAKUMARI  
IS SWIMMING POOL EXISTS=NO  
RWHT DECLARED=YES  
IF HERITAGE TOWN LESS THAN 1KM RADIUS=NO

# 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.

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Legal opinions, due diligence and title verification

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Building plan, layout and sub-division approvals

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Completion and occupancy certificates, regularisation

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Escrow, negotiation and NRI property management

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Land survey, soil testing, architecture and construction

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**Verified RealEstate**  
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OMR Thoraipakkam,  
Chennai 600 097, India  
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+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.

