Verified RealEstate™

REFERENCE
16/2024

ISSUED
21 September 2024

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.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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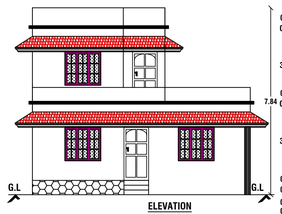
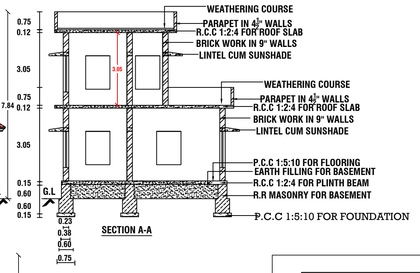
DIGITALLY VERIFIED RECORD

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENCE BUILDING IN RE.SY.NO : 603/13B OF RAMA PURAM VILLAGE AT ANDARKULAM IN RAMAPURAM VILLAGE PANCHAYAT

NAME OF THE OWNER:- MRS. SAHAYAMARY BABY
W/O.MR.LEON



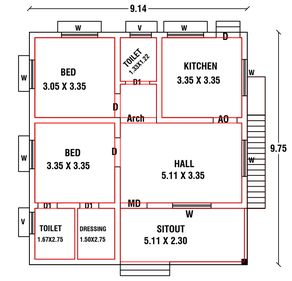
ELEVATION



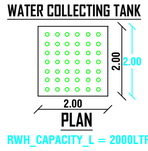
SECTION A-A

Stair Case Details

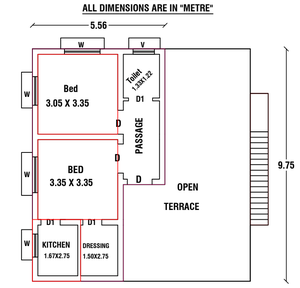
WASTE WATER TANK



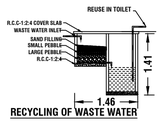
GROUND FLOOR PLAN
SCALE 1:100
ALL DIMENSIONS ARE IN "METRE"



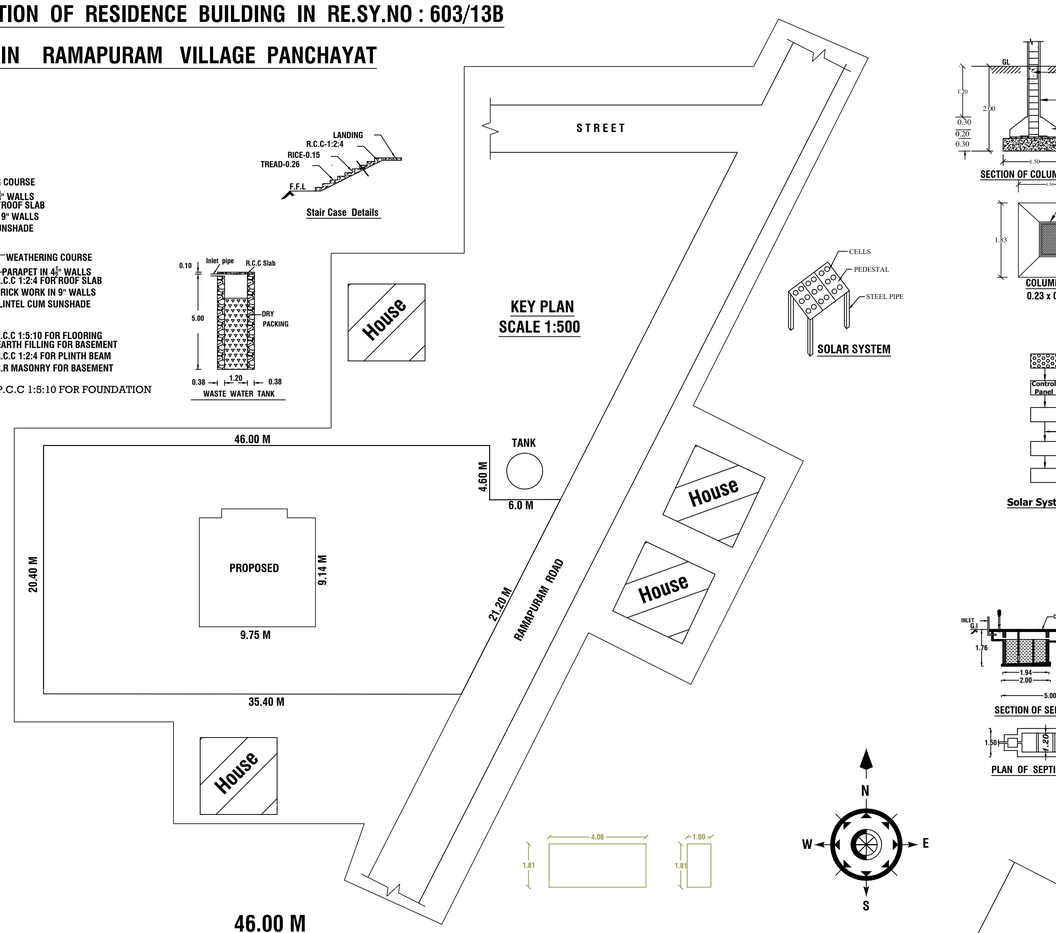
WATER COLLECTING TANK
PLAN
RWH_CAPACITY_L = 2000LTRS

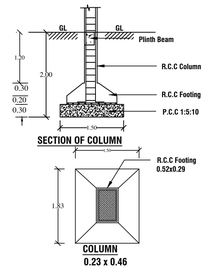


FIRST FLOOR PLAN



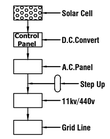
RECYCLING OF WASTE WATER
FROM BATH ROOM &KITCHEN



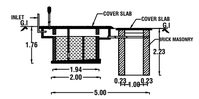


SECTION OF COLUMN

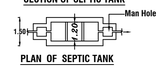
SOLAR SYSTEM



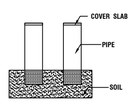
Solar System Flow Diagram



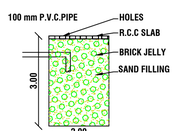
SECTION OF SEPTIC TANK



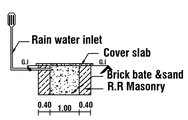
PLAN OF SEPTIC TANK



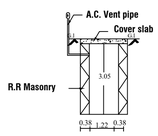
PIPE COMPOSTING



SECTION OF RAIN



Rain water pit



Soakpit section

SITE PLAN
SCALE 1 : 100

PLAN INFO
PLOT_AREA_M2=809.40
AS_PER_DOCUMENT=809.40
AS_AT_SITE=809.40
FMB_OR_PLR=809.40
SINGLE_FAMILY_BLDG=YES
IS_APPROVED_LAYOUT=NO
ACCESS_WIDTH_M=21.20
ROAD_WIDTH=4.88
AVG_PLOT_DEPTH=35.40
AVG_PLOT_WIDTH=20.40
SURVEY_NO=603/13B
PATTA_NO=7528
ROAD_LENGTH=1000
CRZ=NO
SECURITY_ZONE=NO
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
AREA_TYPE=OTHERS
OCCUPANCY=RESIDENTIAL
RWH_DECLARED=YES
TALUK=AGASTEESWARAM
LAND_USE_ZONE=PRZ
NEAR_MONUMENT=NO
NEAR_GOVT_BLDG=NO
NEAR_TO_RIVER=NO
FREE_ACCESS_FOR_PHYSICALLY_CHALLENGED_PEOPLE=YES
FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=NO
SECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
DEPT=NO
KANYAKUMARI
ON_TYPE= PANCHAYAT
CABLE=NO
NSI_REQUIRED=NO
OWN_LESSTHAN_1KM_RADIUS=NO
G_POOL_EXISTS=NO

ER.A.Anandha Kannan.B.E.(CIVIL).
Sindhu constructions.
Kottaram, Suchindrum
Cell.NO:9443140785
Cell.NO:9940845895
Email :- sindhuconst@gmail.com

REFERENCE

SITE AREA : 20.00 CENT (809.40 Sq.m)

PROPOSED AREA:-

GROUND FLOOR AREA	: 93.26 Sq.m.(1003.85Sqft)
FIRST FLOOR AREA	: 51.26 Sq.m.(551.76 Sqft)
TOTAL AREA	: 144.52 Sq.m.(1555.61 Sqft)
CARPET AREA	: 115.43 Sq.m
VACANT AREA	: 716.14 Sq.m

JOINERY DETAILS

D	DOOR	-	1.00 X 2.10
D1	DOOR	-	0.90 X 2.10
W	WINDOW	-	1.50 X 1.50
V	VENTILATOR	-	0.90 X 0.60

ALL DIMENSIONS ARE IN METRE

PLAN SCALE 1:100

COLOUR INDEX

- BOUNDARY OF THE SITE
- PROPOSED BUILDING
- EXISTING BUILDING
- ROAD , STREET

SIGNATURE OF THE LAND OWNER

Sahaya mary Baby

SIGNATURE OF THE REGISTRED ENGINEER

Er. A. ANANDHA KANNAN B.E
Register Engineer - Grade III - Re
Register No : 150/LS/2022/00051
Sub Register Office Road, Kottaram - 629 703
Ph : 94431 40785

FSI CALCULATION :

REQUIRED - 2

$$FSI = \frac{\text{TOTAL ALL FLOOR AREA}}{\text{PLOT AREA}}$$

$$FSI = \frac{144.52}{809.40} = 0.178$$

PARKING CALCULATION :

$$= \frac{\text{TOTAL ALL FLOOR AREA}}{75\ \text{SQ.M}}$$

$$= \frac{144.52}{75.00} = 1.926$$

@ SAY =1 CAR

THE LANDLENS SUITE

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

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FREE TOOLS · NO ACCOUNT NEEDED

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

Verified RealEstate™

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

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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.