

PP

APPROVAL RECORD

Planning Permission

Kanniyakumari district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

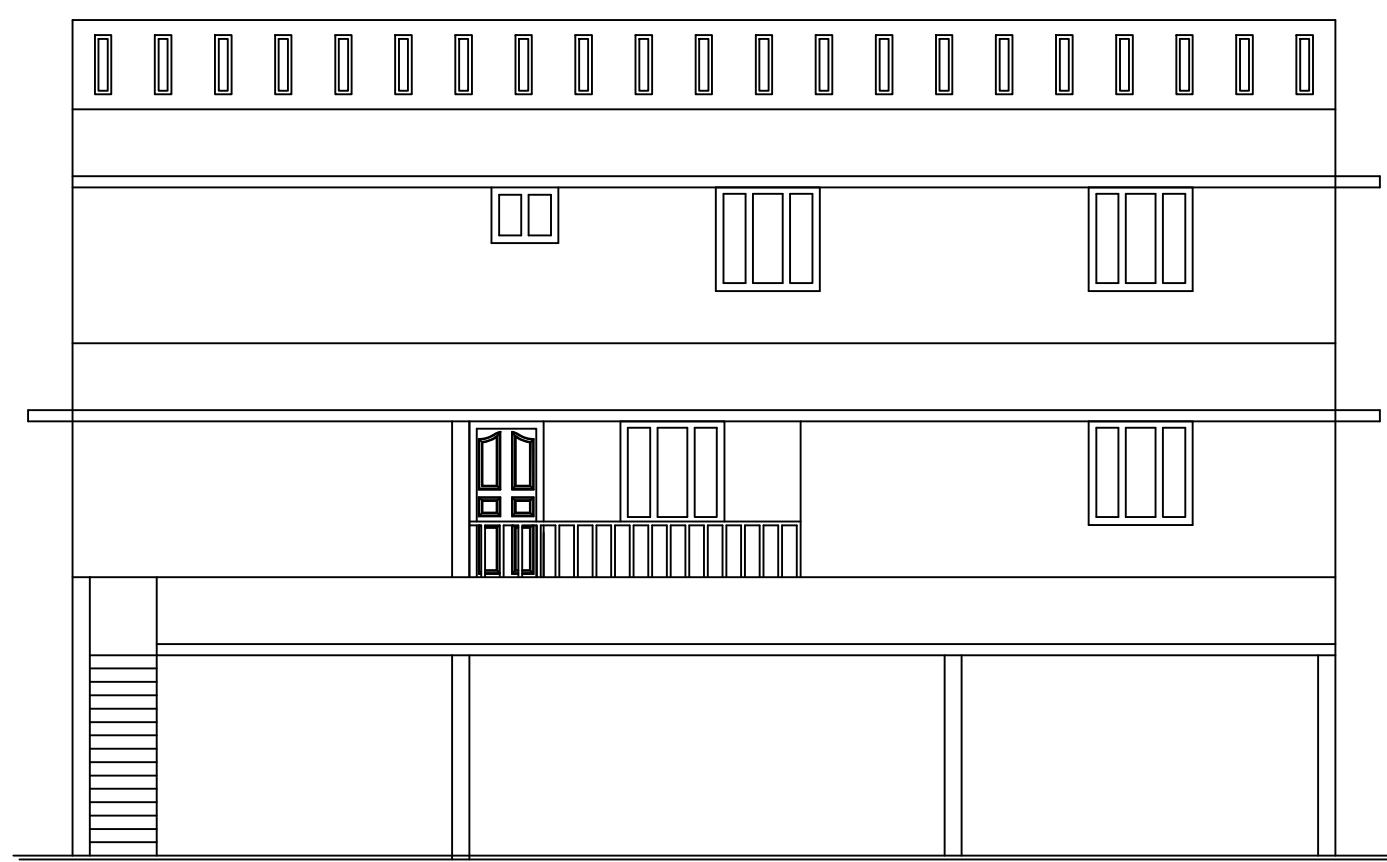
The approval as the planning authority issued it, reproduced in full behind this page.

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

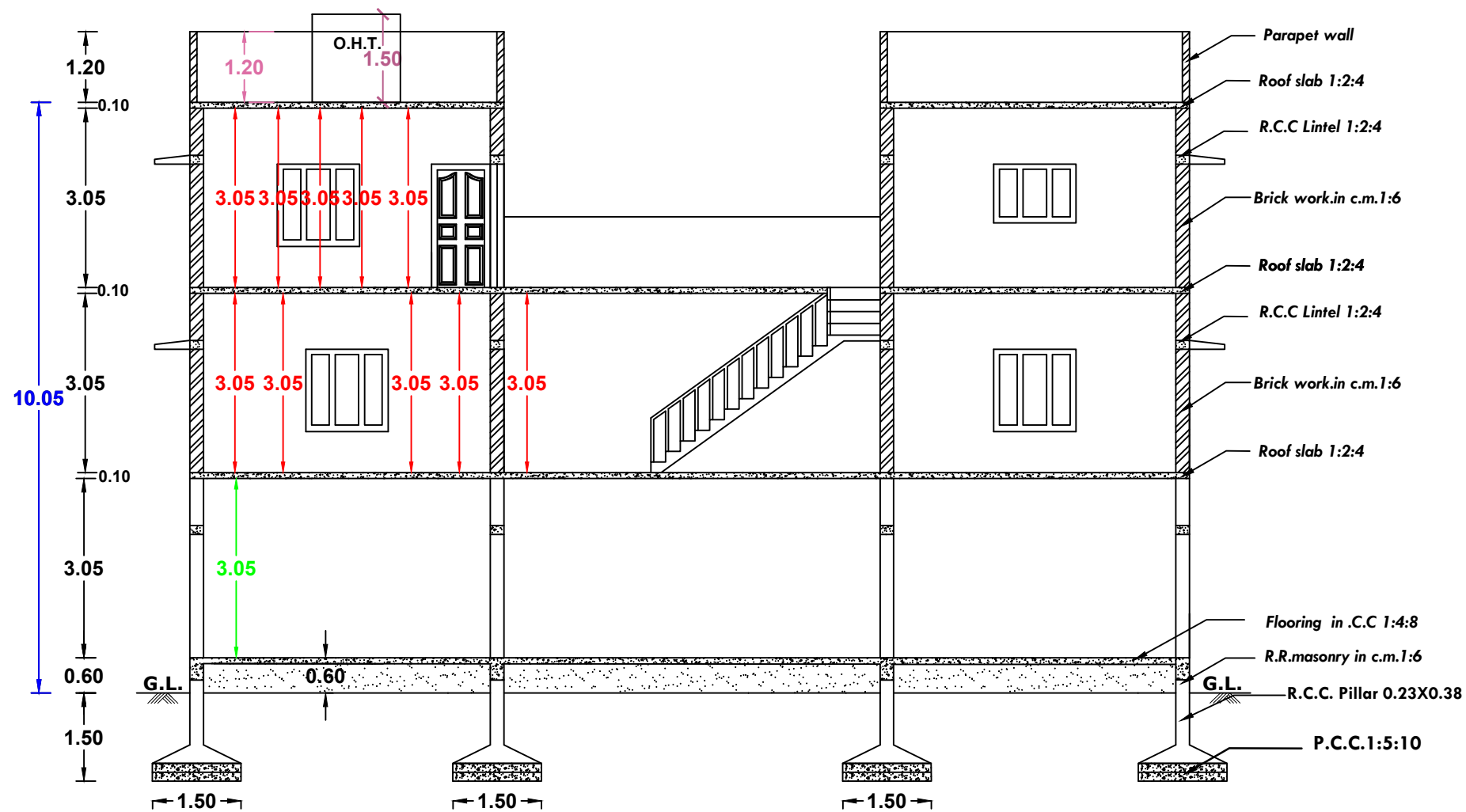
**PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING,
IN Re.Sy.No:122/4A1A2, OF THEREKALPUTHOOR VILLAGE, AT AKSHAYA GARDEN,
THEREKALPUTHOOR, THEREKALPUTHOOR VILLAGE PANCHAYAT.**

REGULARIZATION ORDER NO:122/2018, PLOT NO:7.

Name of owner:- J. NARAYANAN, S/o Janarthanan Pillai.

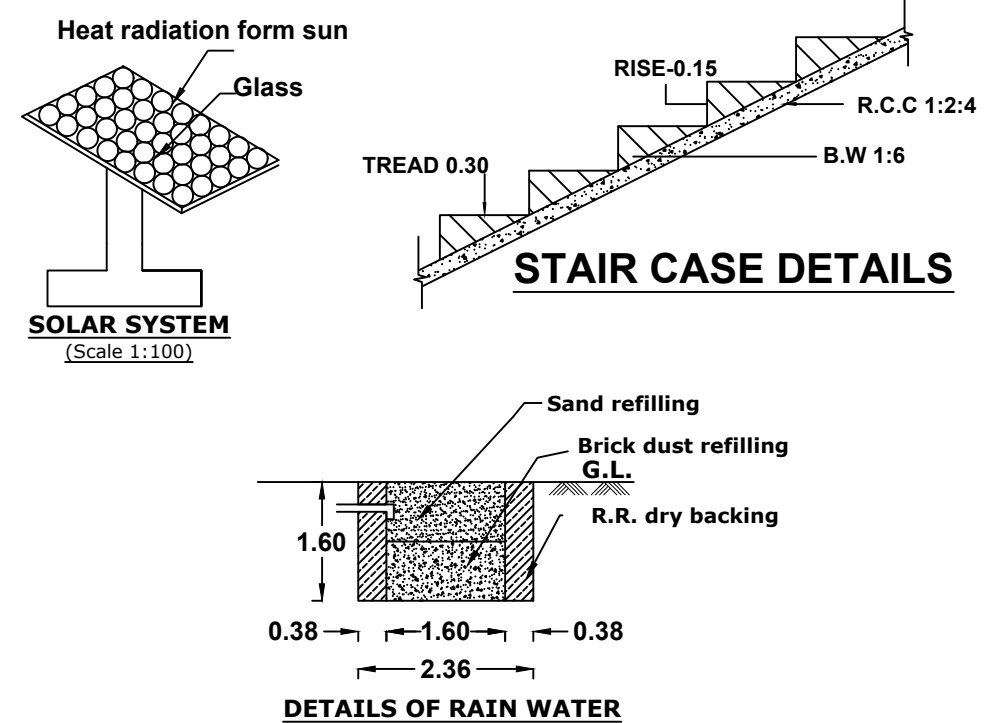


FRONT ELEVATION

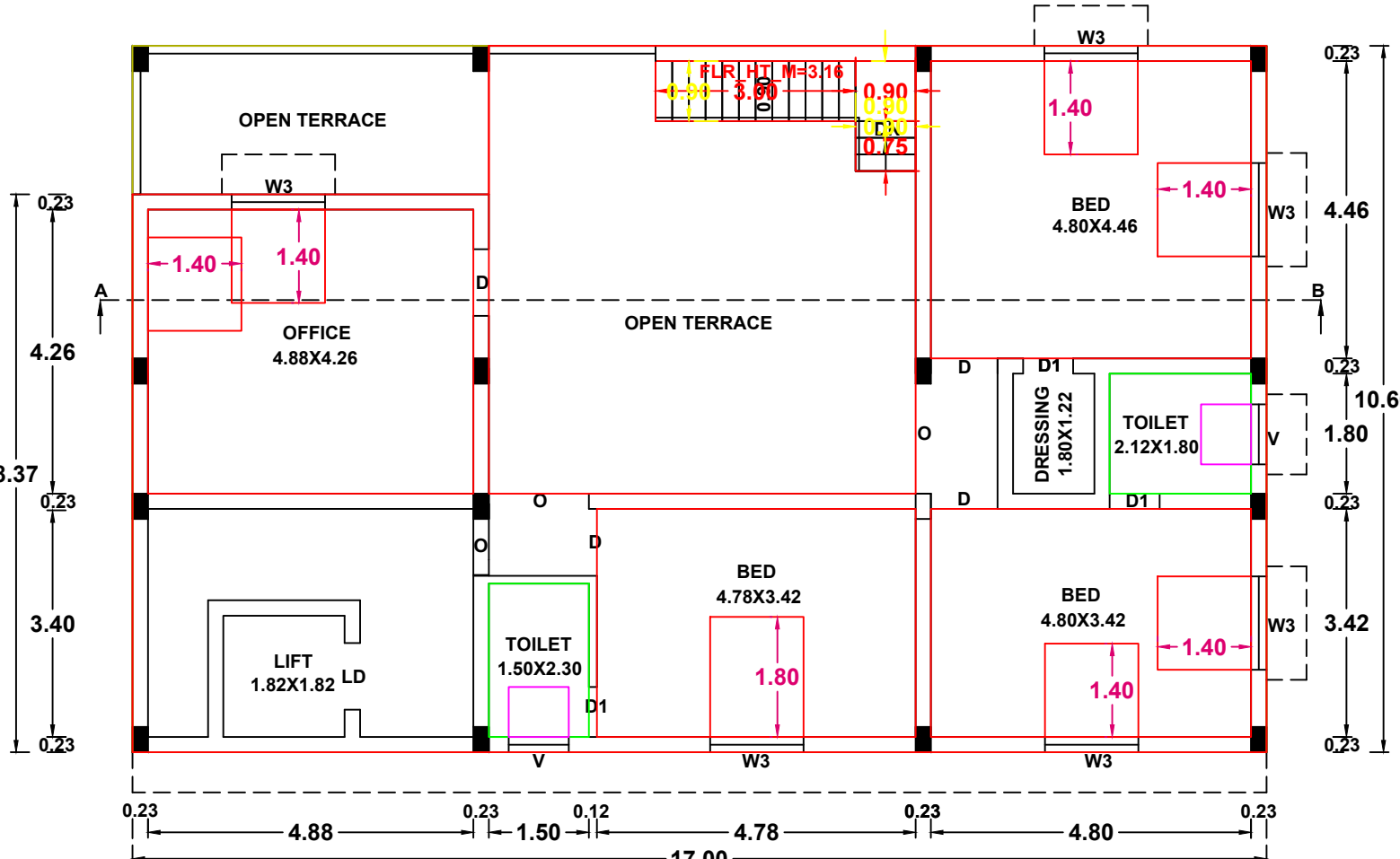


SECTION ON A-B

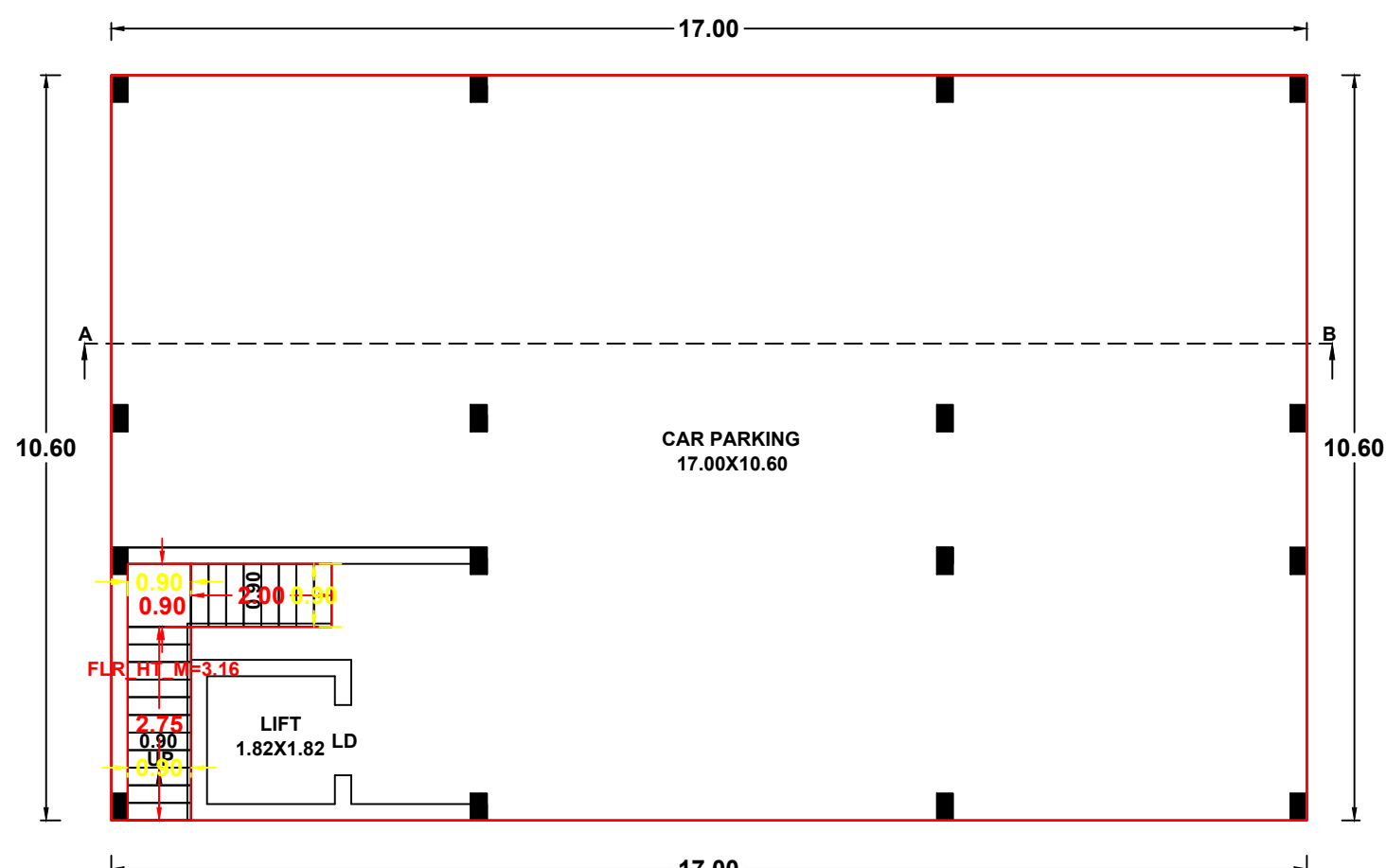
PLAN INFO
PLOT_NO=NO
PATTI_NO=3038
TALUK=AGASTHEESWARAM
DISTRICT=KANNYAKUMARI
SURVEY_NO=122/4A1A2
PLOT_AREA_M2=276.84
AS PER DOCUMENT=276.84
AS AT SITE=270.88
FMB_OR_PLR=276.84
JURISDICTION_TYPE=PANCHAYAT
SINGLE_FAMILY_BLDG=YES
LAND_USE_ZONE=RESIDENTIAL
CRZ=NO
SECURITY_ZONE=NO
WHETHER GOVT OR AIDED SCHOOL=NO
ROAD_WIDTH=6.10
ROAD_LENGTH=15.62
AVG_PLOT_DEPTH=12.85
AVG_PLOT_WIDTH=20.31
RWH_DECLARED=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
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
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO



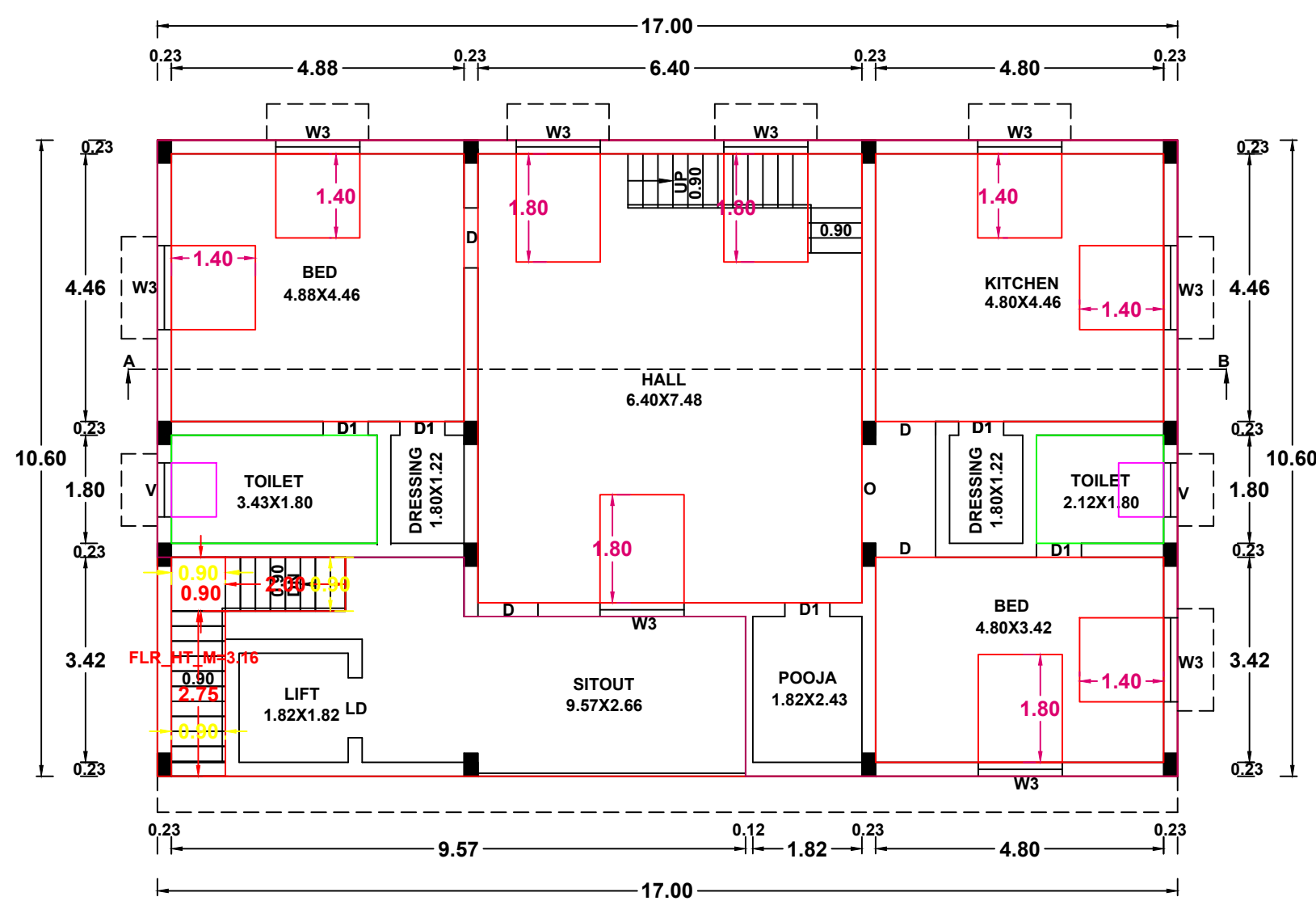
DETAILS OF RAIN WATER



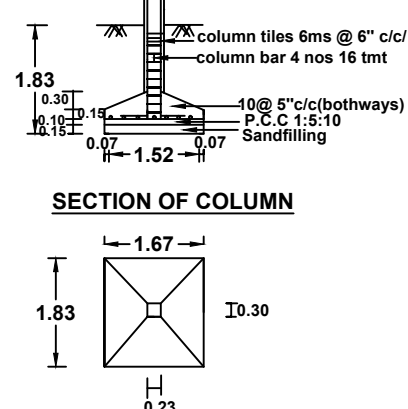
SECOND FLOOR PLAN



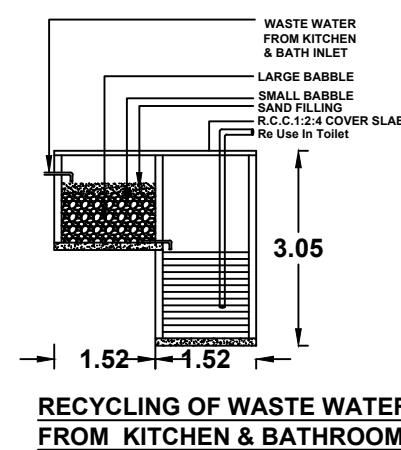
STILT FLOOR PLAN



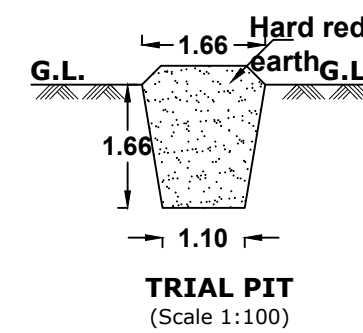
FIRST FLOOR PLAN



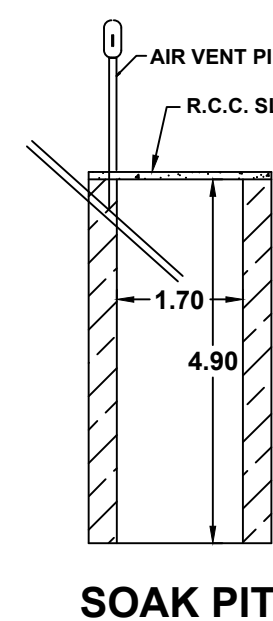
SECTION OF COLUMN



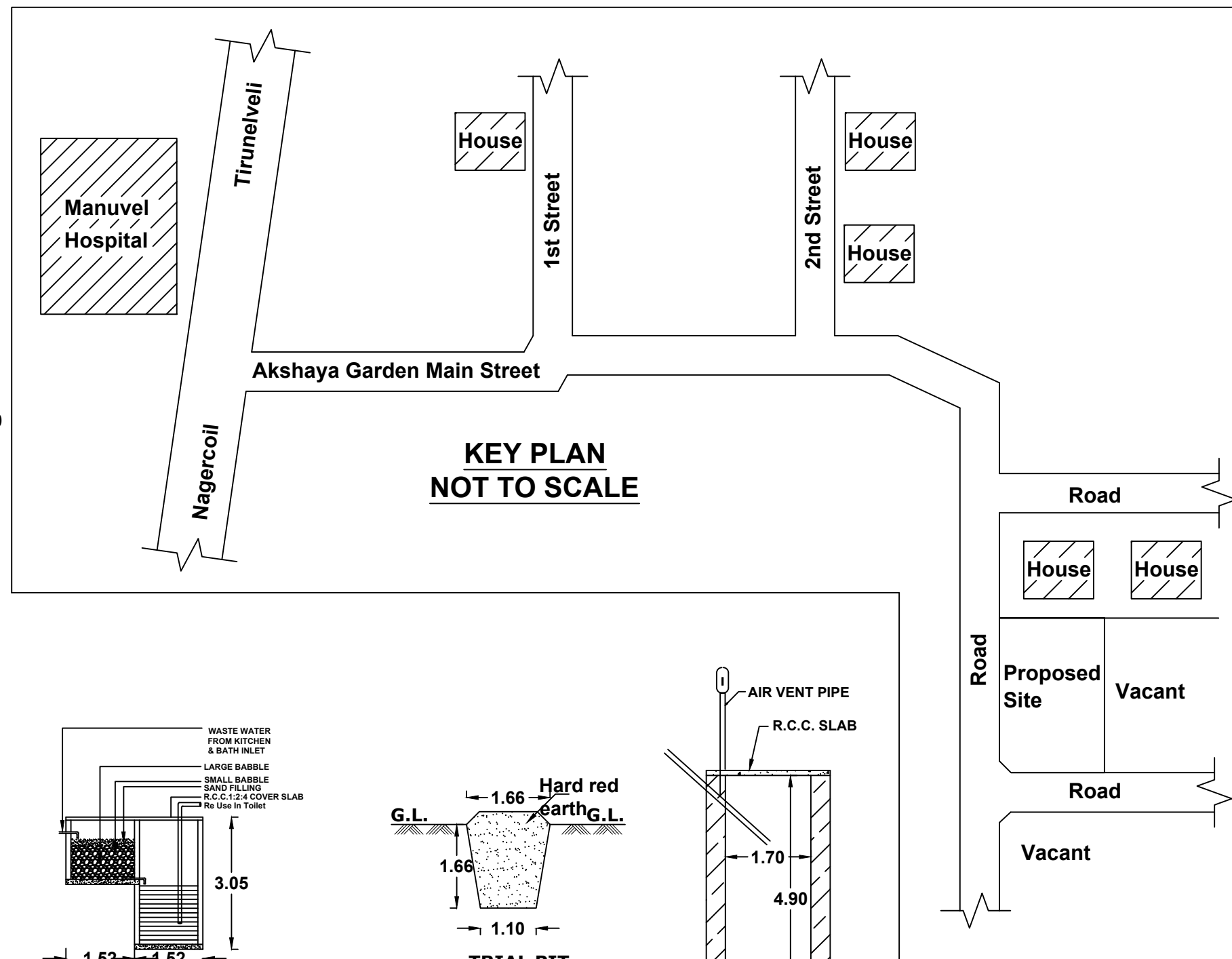
RECYCLING OF WASTE WATER FROM KITCHEN & BATHROOM



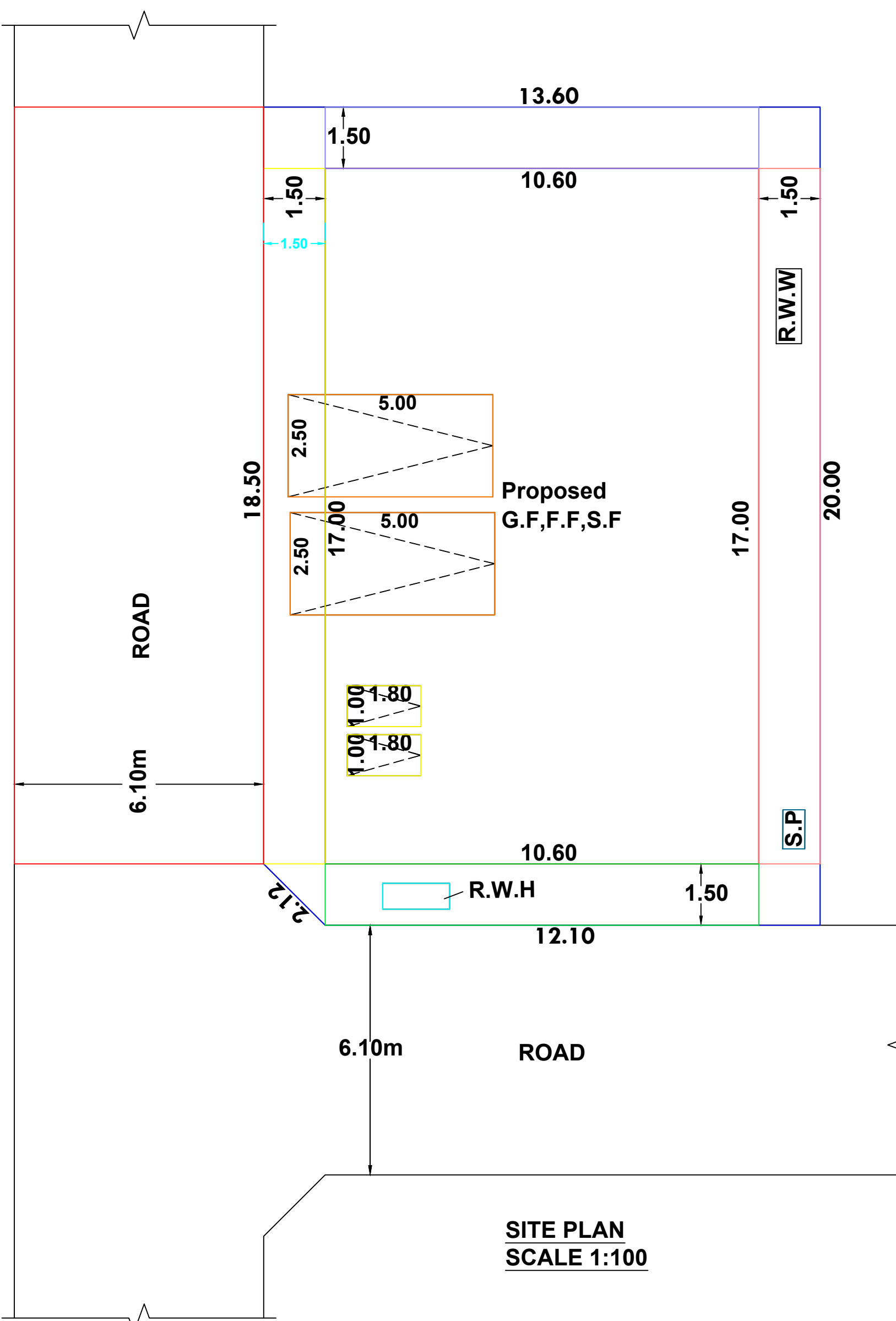
TRIAL PIT



SOAK PIT



KEY PLAN NOT TO SCALE



SITE PLAN SCALE 1:100

ALL DIMENSIONS ARE IN METER PLAN SCALE 1:100	
CERTIFIED THAT PROVISIONS SHALL BE MADE TO "RAIN WATER HARVESTING" ARRANGEMENTS SYSTEM IN THE PROPOSED CONSTRUCTION	
REFERENCE	
D-DOOR	-- 1.00X2.10
D1-DOOR	-- 0.75X2.10
W3-WINDOW	-- 1.40X1.40
V-VENTILATOR	-- 0.90X0.60
AREA OF SITE	: 276.84.sq.m(2979.90.sq.ft)
AREA OF PROPOSED	
STILT FLOOR	: 180.20.sq.m (1939.67.sq.ft)
FIRST FLOOR	: 180.20.sq.m (1939.67.sq.ft)
SECOND FLOOR	: 125.28.sq.m (1348.51.sq.ft)
TOTAL AREA	: 485.68.sq.m (5227.85.sq.ft)
AREA OF VACANT	: 96.64.sq.m (1040.23.sq.ft)
ROAD	
EXISTING	
PARKING CALCULATION PROPOSED BUILDING	
FIRST FLOOR	= 149.07.Sq.m (1604.58.Sq.ft)
(Kitchen-1)	
SECOND FLOOR	= 106.63.Sq.m (1147.76.Sq.ft)
TOTAL AREA	= 255.70.Sq.m (2752.35.Sq.ft)
First 75.sq.m	= Nil
Next 180.70.sq.m	2 Car Space 2 Two Wheeler Space
PLOT COVERAGE =	180.20X100 =65.09% 276.84
F.S.I.= 305.48 =	1.75 < 2.0 276.84
J. Narayanan SIGNATURE OF LAND AND BUILDING OWNER	
S. RAMU Registered Engineer Gr - III REG. No. 150/LS/2020/00002 S.M.S. Engineering Construction 90,1 st Floor, Alexandra Press Road, Nagercoil - 1, Pn : 9443275554, 9843375554 SIGNATURE OF LICENCE SURVEYOR/ENGINEER	
S.M.S. CONSTRUCTION 90,First floor, s.m.s.building Alexandra press road Nagercoil	
cell.9443275554	Drawn by:C.G. Sherlin Jerfia.
9843375554	Checked by:S.Ramu.
Date:29.08.2024	Size: A1(5-2) gmail: smsramungl@gmail.com 0328

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.

