

PP

APPROVAL RECORD

Planning Permission

Kanniyakumari district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

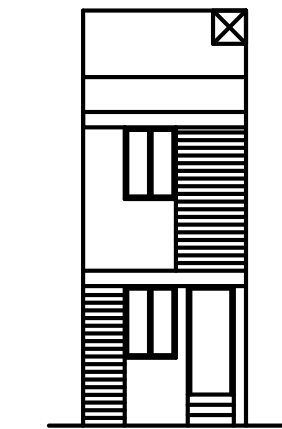
The approval as the planning authority issued it, reproduced in full behind this page.

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

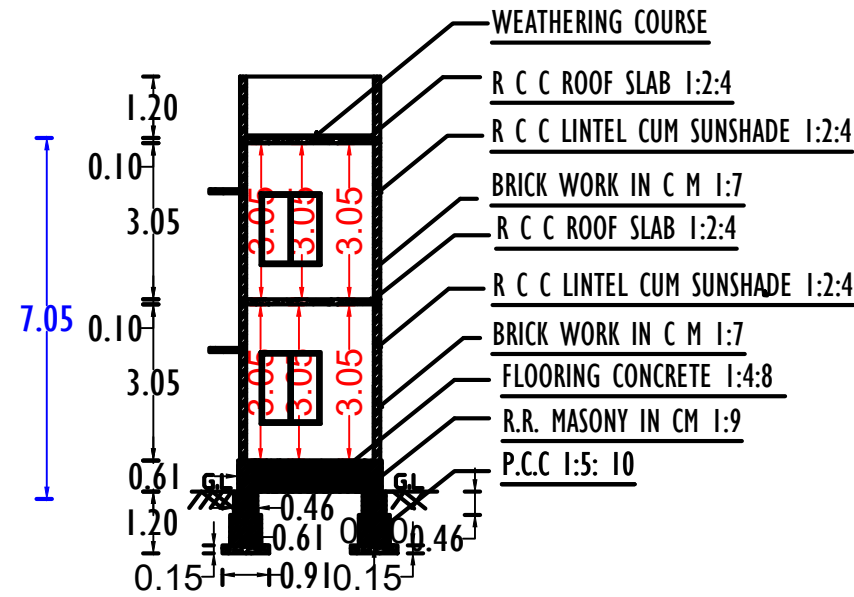
PLAN SHOWING THE PROPOSED CONSTRUCTION OF A RESIDENTIAL BUILDING IN RE-SY-NO: 19/4A1 OF KANYAKULAM VILLAGE AT ALAGAR KONAM, KANYAKULAM VILLAGE PANCHAYAT, AGASTHEESWARAM TALUK, KANYAKUMARI DISTRICT.

NAME OF OWNER : Mr. C.L. JOE
S/o. Mr. CHRISTOPHER
138/28AB, CHRISTHU NAGER
VETTURNIMADAM, AGASTHEESWARAM TALUK
KANNIYAKUMARI DISTRICT
TAMIL NADU. 629003

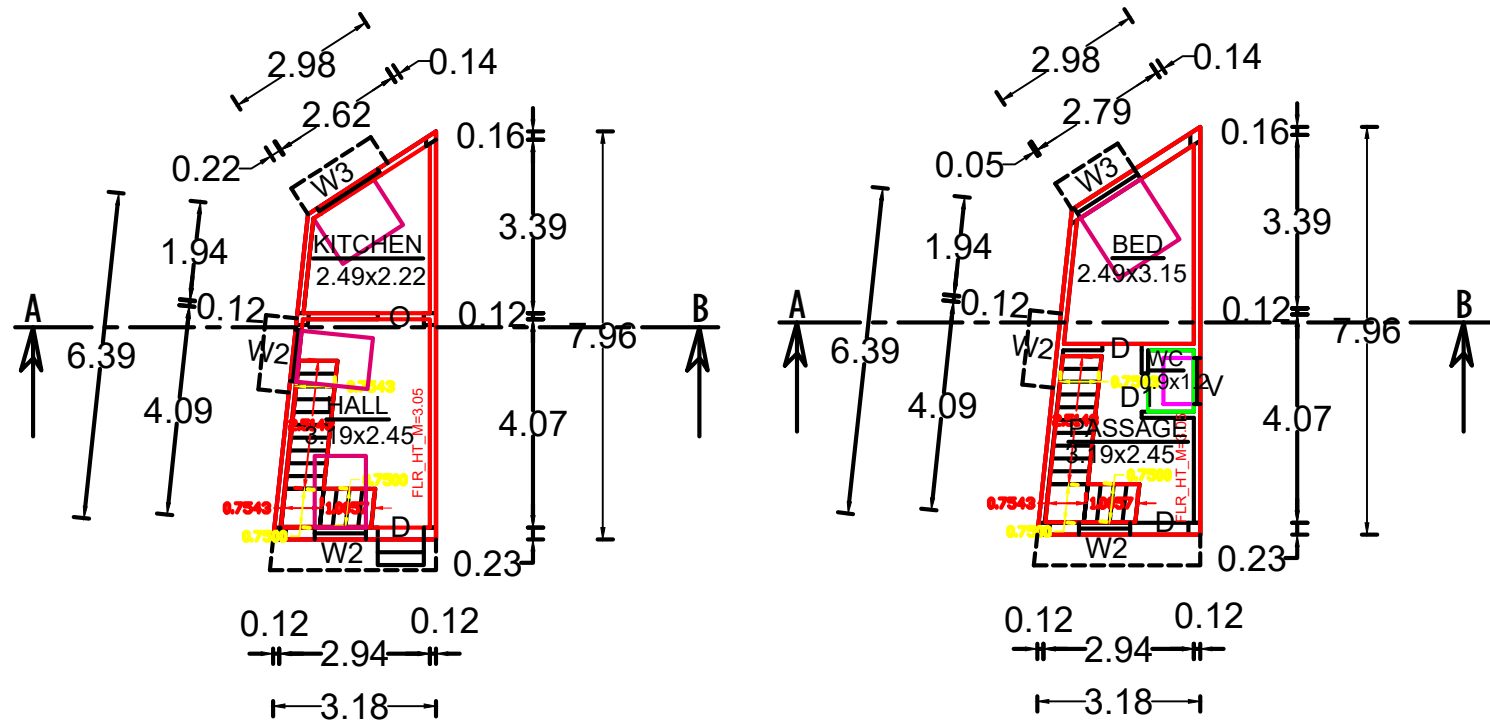
PLAN INFO
AS_AT_SITE=43.74
FMB_OR_PLR=43.74
AS_PER_DOCUMENT=43.758
PLOT_AREA_M2=43.74
SINGLE_FAMILY_BLDG=NO
CRZ=NO
SECURITY_ZONE=NO
SURVEY_NO=19/4A1
PATTA_NO=5223
TALUK=AGASTHEESWARAM
ACCESS_WIDTH_M=4.88
ROAD_WIDTH=4.88
ROAD_LENGTH=75.00
AVG_PLOT_DEPTH=10.10
AVG_PLOT_WIDTH=4.24
LAND_USE_ZONE = RESIDENTIAL
PLOT_NO=NO
DISTRICT=KANYAKUMARI
RWH_DECLARED=YES
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=YES
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
NOC_FIRE_DEPT=NO
OSR_APPLICABLE=NO
OSR_SURR_BUYBACK_RETAIN=RETAIN
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=NO
IS_SWIMMING_POOL_EXISTS=NO
JURISDICTION_TYPE=PANCHAYAT
IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO



ELEVATION

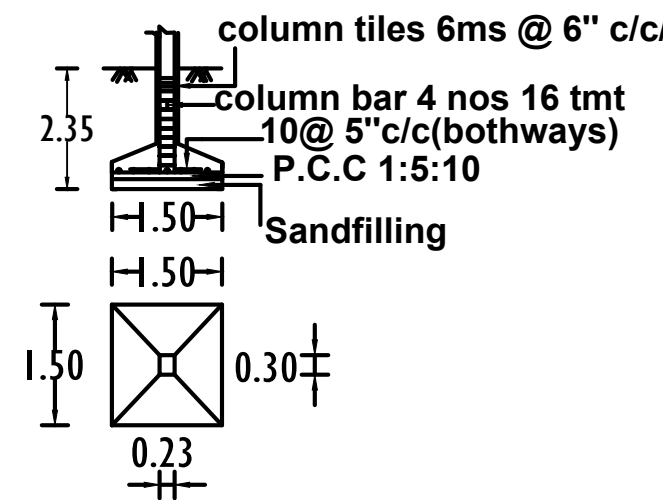


SECTION ON "AB"

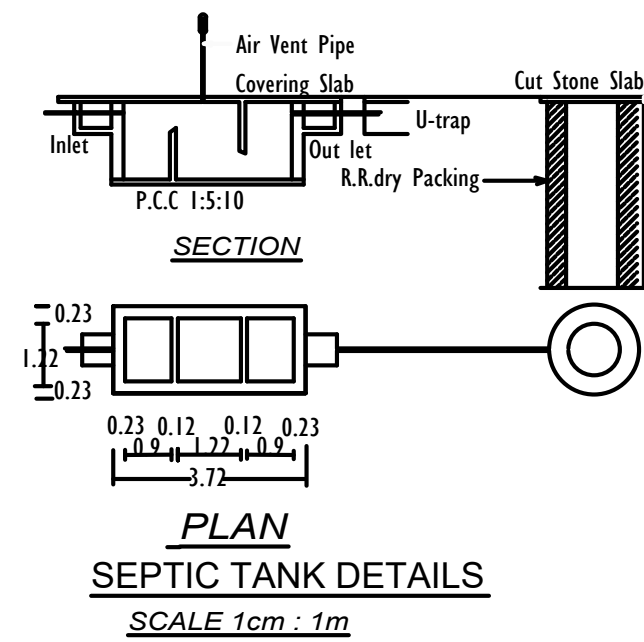
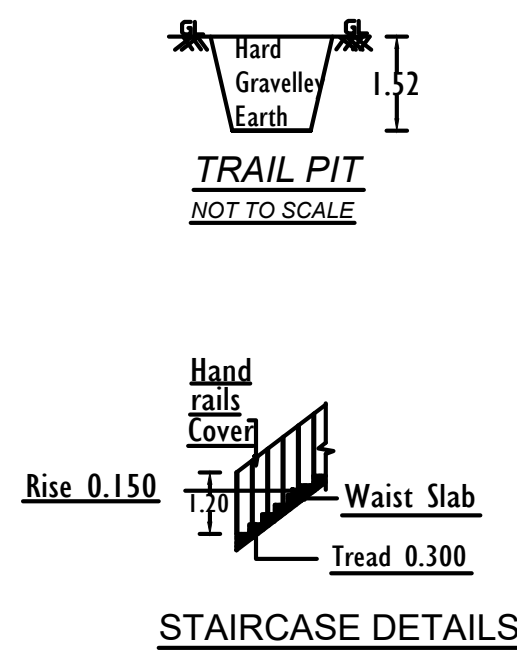
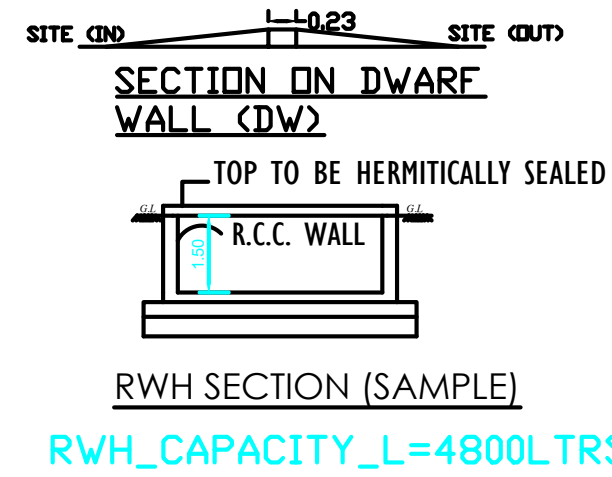


GROUND FLOOR PLAN
SCALE : 1: 100

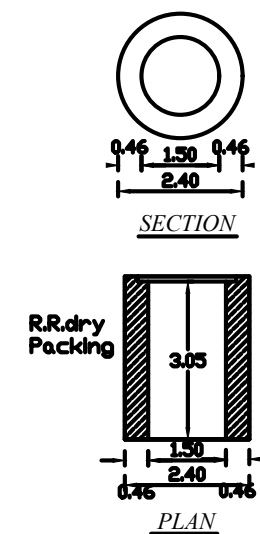
FIRST FLOOR PLAN
SCALE : 1: 100



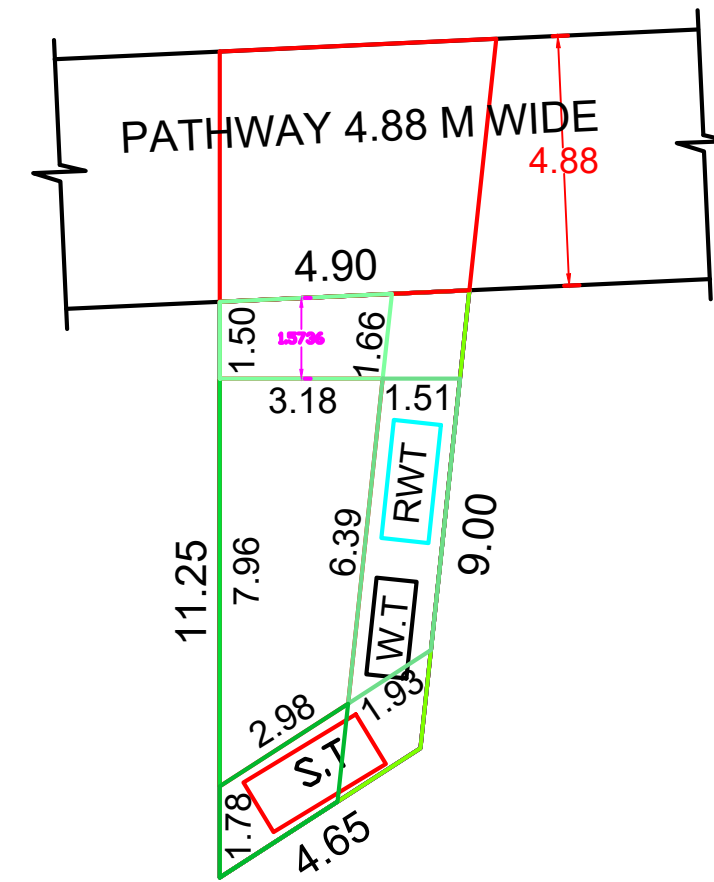
SECTION OF COLUMN



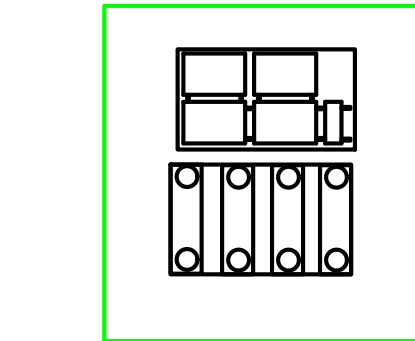
SEPTIC TANK DETAILS
SCALE 1cm : 1m



RAIN WATER HARVESTING
ARRANGEMENT
NOT TO SCALE



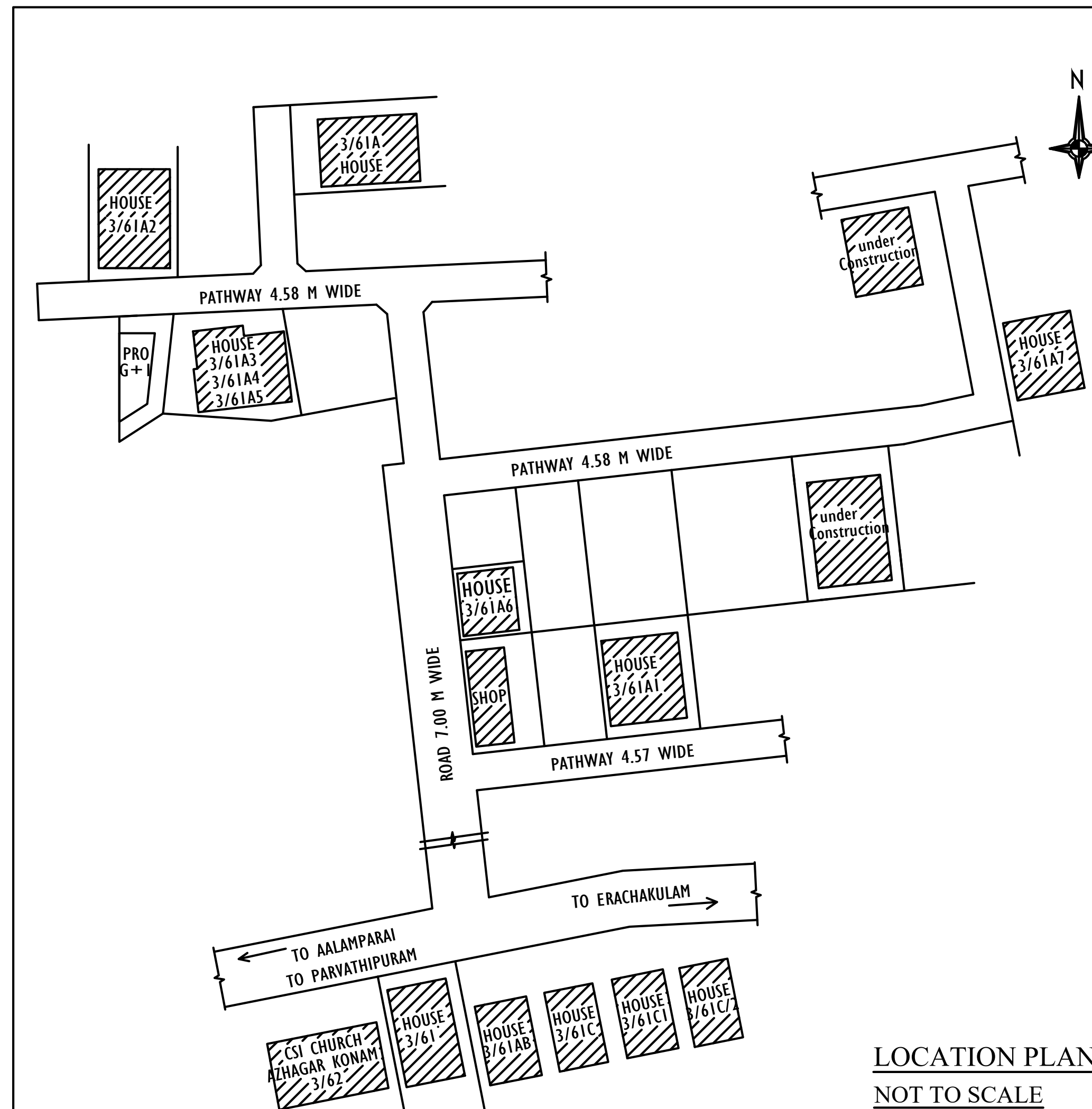
SITE PLAN
SCALE : 1: 100



SOLAR WATER HEATING
SYSTEM

SOLAR WATER HEATER

WATER_TANK_CAPACITY_L=6000LTRS



LOCATION PLAN
NOT TO SCALE

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

SCHEDULE OF JOINERIES :

D	: DOOR	: 1.00x2.10
D1	: DOOR	: 0.75x2.10
W3	: WINDOW	: 1.40x1.50
W2	: WINDOW	: 1.00x1.50
SW3	: WINDOW	: 1.40x1.05
V	: VENTILATION	: 0.90x0.90
O	: OPEN	: 1.00x2.10

AREA DETAILS	AREA IN Sq.M	AREA IN Sq.FT
SITE AREA	43.74	470.82
PLINTH AREA (FSI)		
GROUND FLOOR	20.07	216.03
FIRST FLOOR	20.07	216.03
TOTAL AREA	40.14	432.06
VACANT AREA	23.67	254.79

PLOT COVERAGE = $20.07 \times 100 = 45.884\%$
 $\frac{43.74}{43.74}$
F.S.I = $\frac{40.14}{43.74} = 0.917 < 2.0$

COLOUR INDEX

SITE BOUNDARY	☐
PROPOSED	☐
ROAD / LANE	☐

PARKING CALCULATION

FLOOR AREA ABOVE 100 SQ.M 1 CAR
SPACE FOR EVERY 100 SQ.M
FLOOR AREA : 40.14 SQ.M
REQUIRED CAR PARKING SPACE - NIL
REQUIRED TWO WHEELER PARKING SPACE - NIL
PROVIDED TWO WHEELER PARKING SPACE - NIL

Mr. C.L. JOE
SIGNATURE OF LAND AND
BUILDING OWNER

A. SAHAYA ANTONY STEPHEN, D.C.E
Registered Engineer Grade - III
Registration No. 150/LS/2019/00024
F.R. Construction
6-58A, Hassan Tower
M.S. Road, Parvathipuram
Nagercoil - 629003
Cell: 9894028322

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

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

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

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.

