

PP

APPROVAL RECORD

Planning Permission

Kanniyakumari

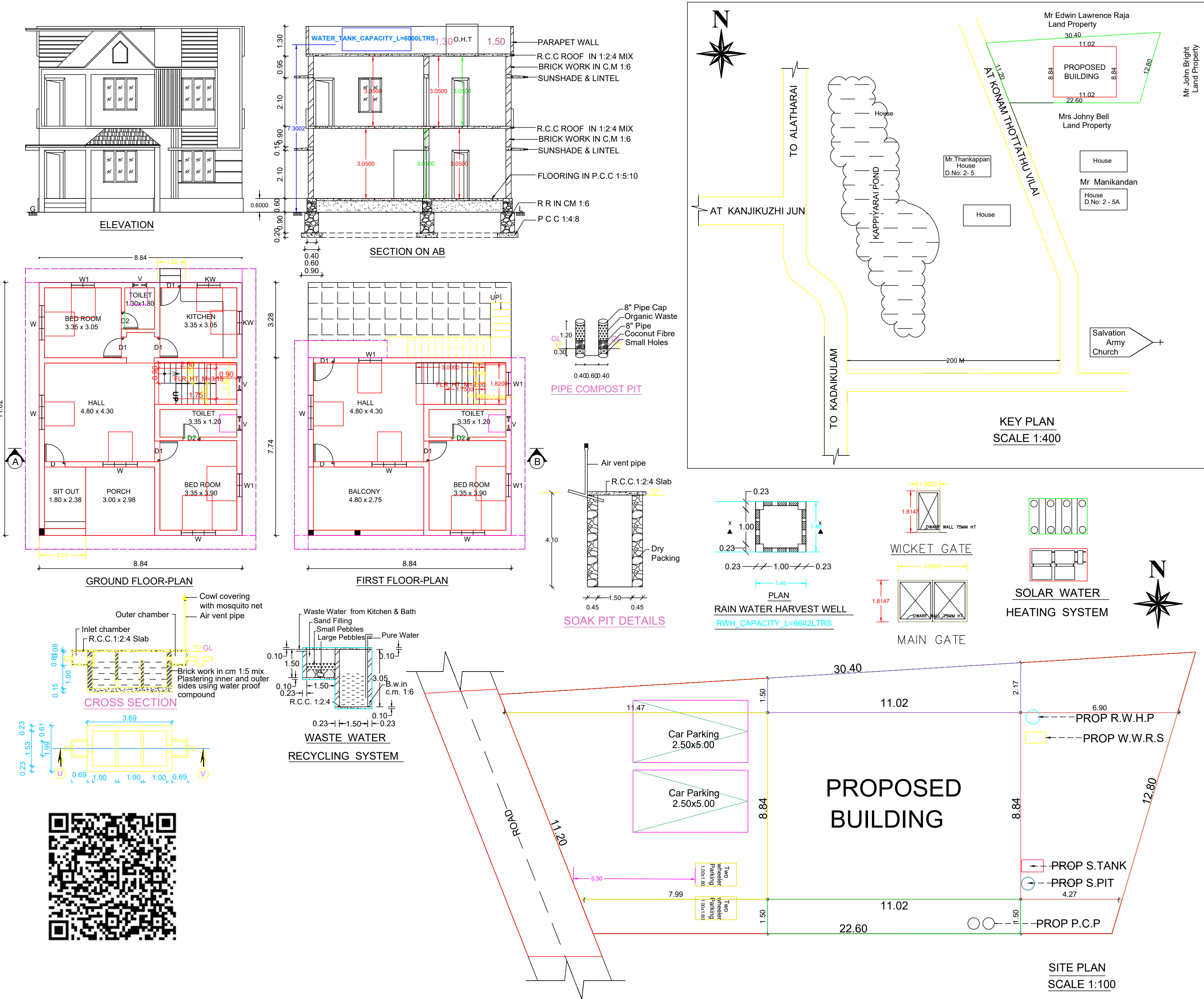
Kanniyakumari district, Tamil Nadu

APPROVAL TYPE
Building PlanISSUING AUTHORITY
Town PanchayatPURPOSE
Residential

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 SHOWN IN THE PROPOSED CONSTRUCTION OF A R.C.C ROOF RESIDENTIAL BUILDING AT KONAM THOTTATHU VILAI, KANJIKUZH I POST-629169 IN Re.Sy.No: 111/4, PATTA NO: 9705 OF KAPPIYARAI "B" VILLAGE, KAPPIYARAI TOWN PANCHAYAT, KALKULAM TALUK, K.K.DIST.



AREA DETAILS - PROPOSED BUILDING			
PLINTH AREA			
Ground Floor	97.41 Sq.m	1048.51 Sq.ft	
First Floor	68.42 Sq.m	736.46 Sq.ft	
Total	165.83 Sq.m	1784.97 Sq.ft	
FLOOR AREA			
Ground Floor	81.35 Sq.m	875.64 Sq.ft	
First Floor	56.95 Sq.m	613.00 Sq.ft	
Total	138.30 Sq.m	1488.64 Sq.ft	
AREA DETAILS - PLOT			
Site Area	7.000 Cents	2.83 Are	
	(283.29 Sq.m)	(3049.30 Sq.ft)	
Vacant Area	185.88 Sq.m	2000.79 Sq.ft	
F.S.I	97.41 / 283.29	0.34 < 2.00	
PC	68.42 / 283.29	24.15 < 50	
SCHEDULE OF JOINERIES			
REF	DESCRIPTION	SIZE	
D	Door	1.00 X 2.10	
D1	Door	0.90 X 2.10	
D2	Door	0.75 X 2.10	
W	Window	1.50 X 1.50	
W1	Window	1.00 X 1.50	
KW	Kitchen Window	1.00 X 1.00	
V	Ventilator	0.90 X 0.60	
SCALE : 1:100			ALL DIMENSIONS ARE IN METRE
			EXIT PROPOSED ROAD SITE BOUNDRY
Parking Calculation According to TNCDDBR 2019			
Floor area above 75 Sq.m - 1 Car Space / 75 Sq.m			DWG NO : 1061
Total Floor Area of Building 138.30 Sq.m			
No. of Cars = 138.30 / 75			2 Nos
NAME OF APPLICANT			
Mr R. Jefrin Joji, S/o Mr Russel Dhas.			
SIGNATURE OF OWNER			
C. ALWIN ISAYA BUILDING CONSTRUCTION SURVEYOR VADAKU KATTUVILAI, KANJIKUZH I POST Mobile : 9859260468			
SIGNATURE OF ENGINEER			
PLAN INFO			
AS_AT_SITE=300.57			
FMB_OR_PLR=283.29			
AS_PER_DOCUMENT=283.29			
PLOT_AREA_M2=283.29			
DISTRICT= KANYAKUMARI			
TALUK=KALKULAM			
SURVEY_NO=111/4			
PATTA_NO=9705			
IS_SWIMMING_POOL_EXISTS= NO			
OSR_APPLICABLE= NO			
OSR_SURR_BUYBACK_RETAIN= NO			
IS_APPROVED_LAYOUT= NO			
SINGLE_FAMILY_BLDG= YES			
CRZ= NO			
SECURITY_ZONE= NO			
PREMIUM_FSI_REQUIRED= NO			
ACCESS_WIDTH_M=11.20			
ROAD_WIDTH=3.35			
ROAD_LENGTH=500.00			
AVG_PLOT_DEPTH=12.00			
AVG_PLOT_WIDTH=26.50			
LAND_USE_ZONE = RESIDENTIAL			
RWH_DECLARED= YES			
AREA_TYPE= OTHERS			
BUILDING_NEAR_MONUMENT= NO			
JURISDICTION_TYPE=PANCHAYAT			
IF_HERITAGE_TOWN_LESSTHAN_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.

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.

