

PP

APPROVAL RECORD

Planning Permission

AATHIVILAI

Kanniyakumari district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

Town Panchayat

PURPOSE

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 SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF RESIDENTIAL EXTENSION BUILDING.

THE EXISTING DOOR.NO:5-131, IN Re.SY.No.371/7,PATTA NO.4566, AT AATHIVILAI VILLAGE,
ALWARCOIL,ERANIEL TOWNPANCHAYAT, KALKULAM TALUK,K.K DISTRICT.

OWNER:Mr.B.PADMA KUMAR, S/O Mr.BALAKRISHNAPILLAI.

ADDRESS OF OWNER :
H6-B3 TWIN ROSES APARTMENT,
68 EAST COAST ROAD,
THIRUVANMIYUR,CHENNAI-600041
CELL NO:9840618472.

PLAN INFO
PLOT_NO=NO
PATTA_NO=4566
TALUK=KALKULAM
DISTRICT=KANNIYAKUMARI
SURVEY_NO=371/7
PLOT_AREA_M2=409.96
AS_PER_DOCUMENT=354.11
AS_AT_SITE=409.97
FMB_OR_PLR=410.84
JURISDICTION_TYPE= PANCHAYAT
SINGLE_FAMILY_BLDG=YES
LAND_USE_ZONE=RESIDENTIAL
SECURITY_ZONE=NO
WHETHER_GOV'T_OR_AIDED_SCHOOL=NO
CRZ=NO
ROAD_WIDTH=6.00
ROAD_LENGTH=200
AVG_PLOT_DEPTH=22.28
AVG_PLOT_WIDTH=18.55
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
OSR_APPLICABLE=NO
OSR_SURRENDER_OR_BUYBACK=BUYBACK
PREMIUM_FSL_REQUIRED=NO
IS_APPROVED_LAYOUT=YES
AREA_TYPE=OTHERS
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOV'T_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
BLOCK_1_INDIVIDUAL_RESIDENCE_MEMBER_COUNT=4
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO

SIGNATURE OF LAND AND BUILDING OWNER

E. STANLEY XAVIER
REGISTERED ENGINEER GRADE III RE
REG/NO/151/L/5701/9/00013
EFFICIENT CONSTRUCTIONS
11-88C,ERANIEL ROAD,THUCKALAY-659174
Mob. 9443633078

SIGNATURE OF LICENCE SURVEYOR/ ENGINEER

AREA DETAILS

LEGEND	AREA STATEMENT	Sq.M	Sq.Ft
	SITE AREA(8.750 CENT)	354.11	3811.64
	EXT.(G.F) PLINTH AREA	39.42	424.32
	PRO.(G.F) PLINTH AREA	83.05	893.95
	PRO.(F.F) PLINTH AREA	45.38	488.47
	PRO.(G.F+F.F) PLINTH AREA	128.43	1382.42
	TOTAL PLINTH AREA	167.85	1806.74
	EXT.GROUND FLOOR AREA	37.20	400.42
	PRO. GROUND FLOOR AREA	66.94	720.54
	PRO.FIRST FLOOR AREA	36.70	395.04
	PRO.(G.F+F.F) FLOOR AREA	103.64	1115.58
	TOTAL FLOOR AREA	140.84	1516.00
	VACANT AREA	231.64	2493.37

F.S.I.:167.85/354.11=0.47<2

ROAD & STREET

SCHEDULE OF JOINERY

TYPE	DESCRIPTION	SIZE
MD	DOOR	1.00 X 2.10
D	DOOR	0.91 X 2.10
D1	WINDOW	0.76 X 2.10
W2	WINDOW	1.45 X 1.40
W3	WINDOW	1.00 X 1.40
KW3	KITCHEN WINDOW	1.45 X 1.00
FW2	FRENCH WINDOW	1.00 X 1.83
V1	VENTILATOR	0.75 X 0.69

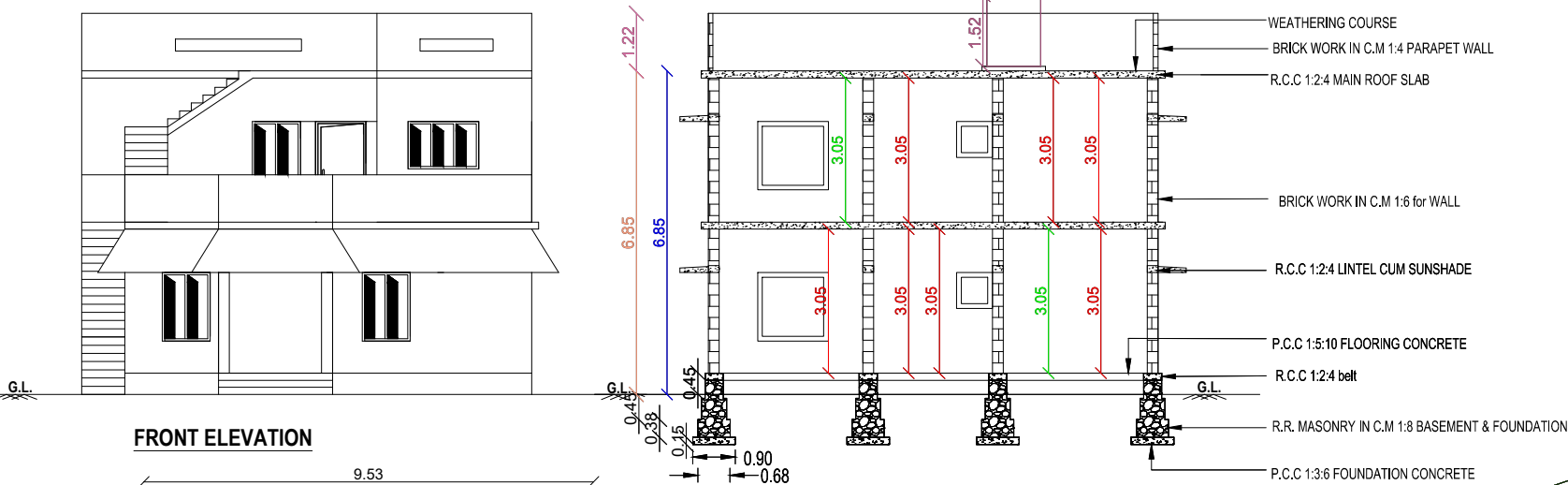
NOTE:- * ALL DIMENSIONS ARE IN METRESCALE 1:100 & 1:200.
* WASTE WATER USED TO GARDEN PURPOSE.
* PERCOLATION PIT AND SOLAR WATER

FLOORAREA ABOVE 25SQ.M AND UPTO 50SQ.M -1DWELLING UNIT

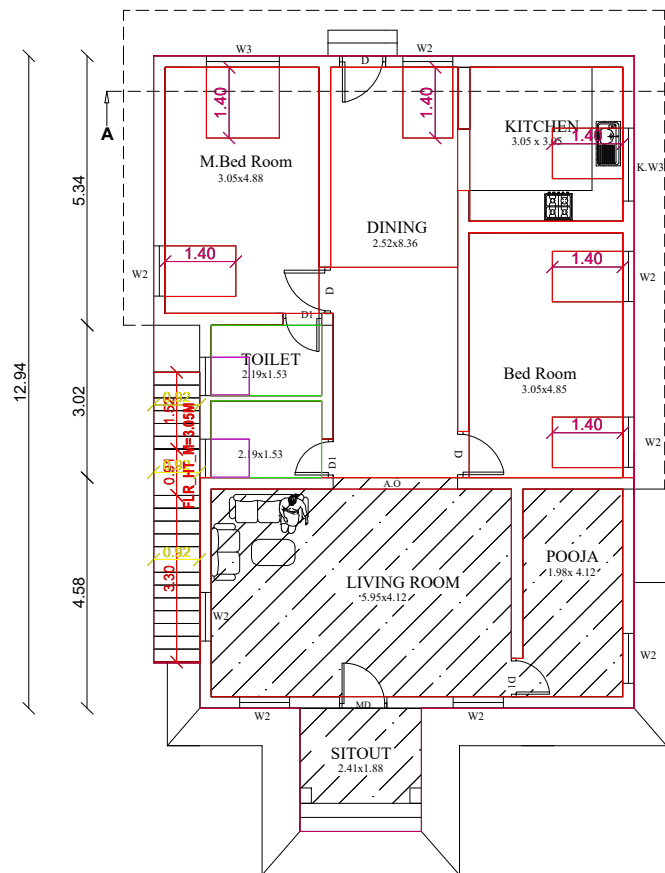
1CAR SPACE FOR EVERY 2 DEWELLING UNIT AND 1 TWO WHEELER SPACE FOR EVERY DWELLING UNIT

PARKING CALCULATION

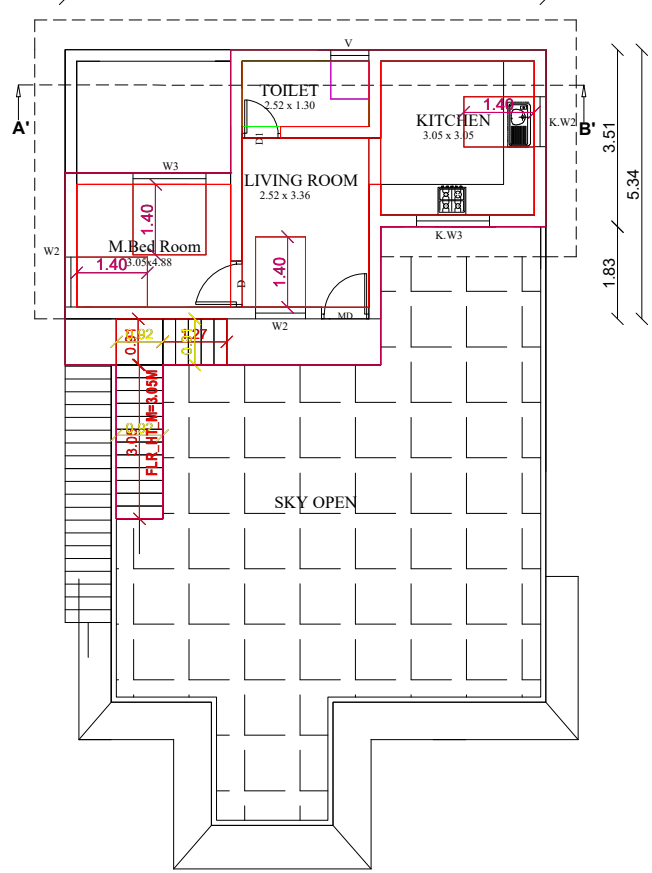
REQUIRED PARKING
Total plinth Area = 161.22 Sq.m
first 50sq.m 1dwelling unit = 1 two wheeler space
1 two wheeler space = 1.00 x 1.80
provide 1 two wheeler space
1 car space = 2.5 x 5.00 Sq.m
required car space = 167.85=2.24 car
provide 2 car space 75
PLOT COVERAGE =122.47 X 100 =34.59%
354.11



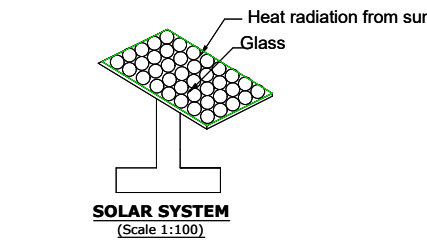
FRONT ELEVATION



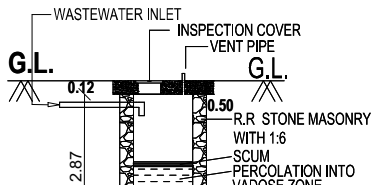
GROUND FLOOR PLAN



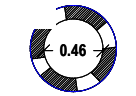
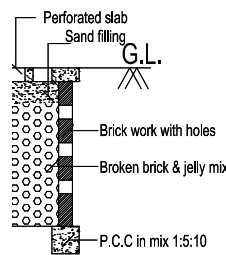
FIRST FLOOR PLAN



SOLAR SYSTEM



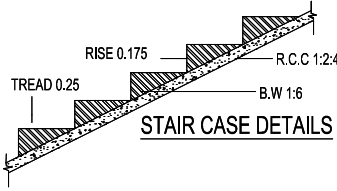
WASTEWATER INLET



RAIN WATER COLLECTION WELL
RWH_CAPACITY_L=4000 LTRIS

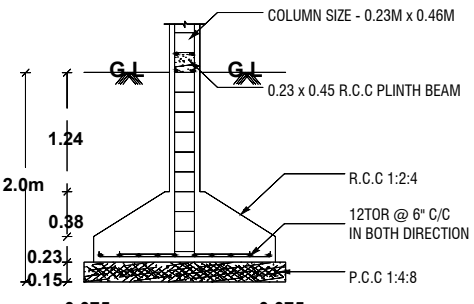
(Scale:- 1:50)

KEY PLAN



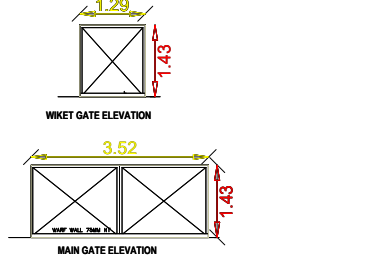
STAIR CASE DETAILS

SITE PLAN
Scale : 1:100

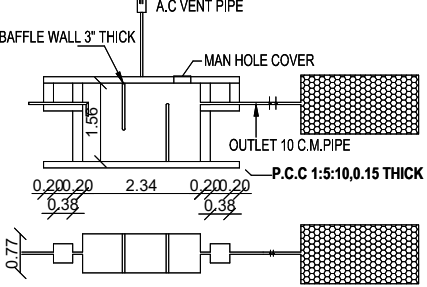


COLUMN FOOTING DETAILS - A

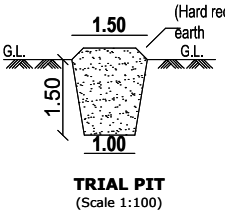
NOT TO SCALE



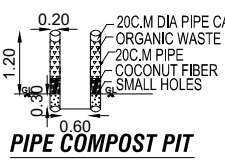
MAIN GATE ELEVATION



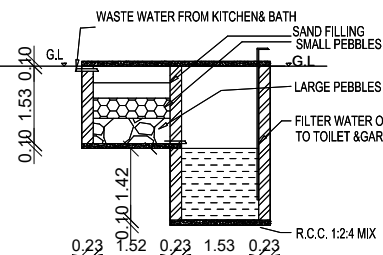
SEPTIC TANK & TRENCH



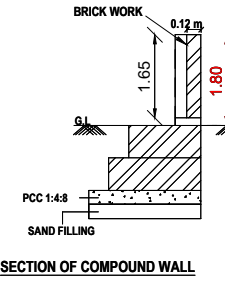
TRIAL PIT



PIPE COMPOST PIT



WASTE WATER RECYCLING SYSTEM.



SECTION OF COMPOUND WALL

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.

