

PP

APPROVAL RECORD

Planning Permission

Kanniyakumari
Kanniyakumari district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Town Panchayat

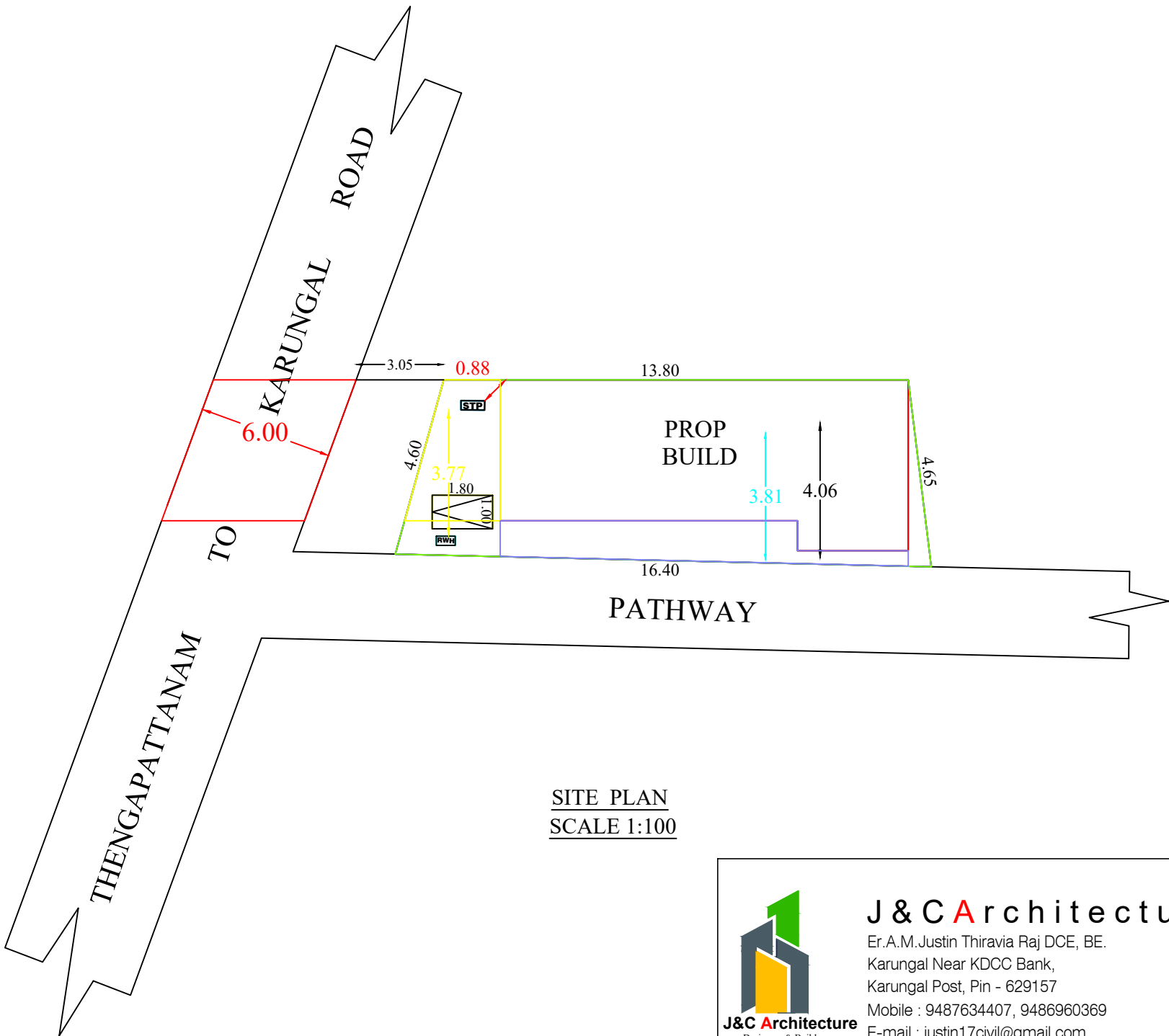
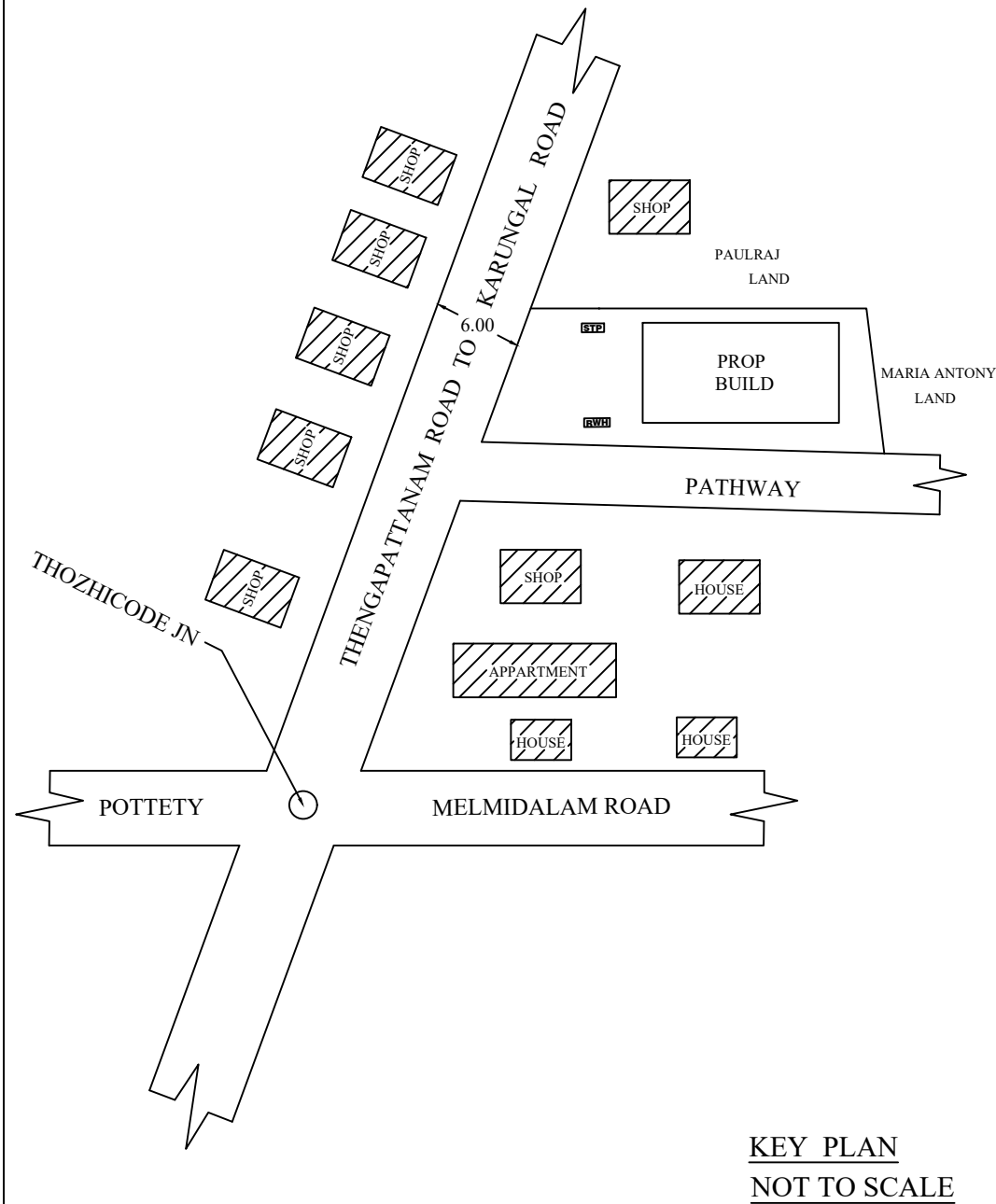
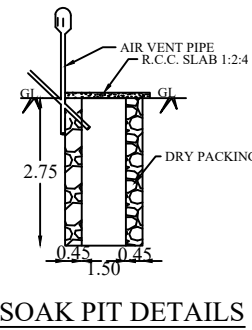
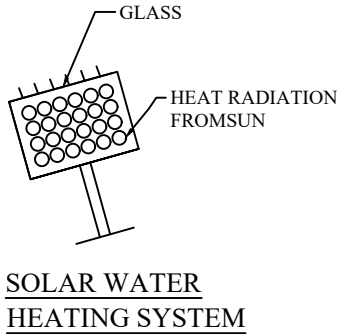
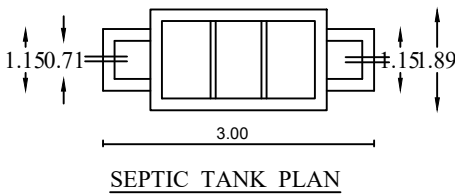
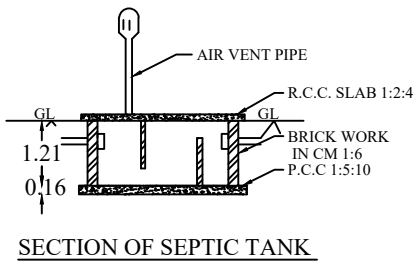
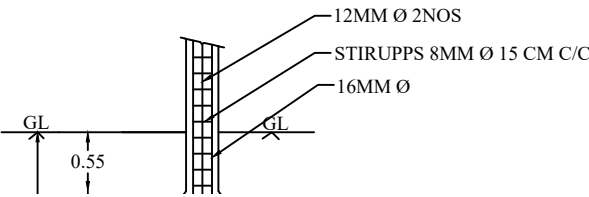
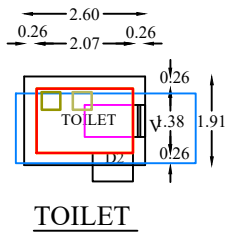
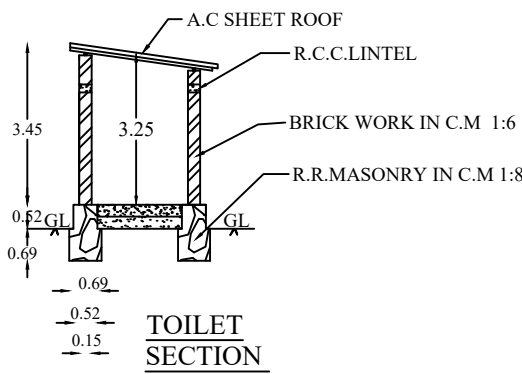
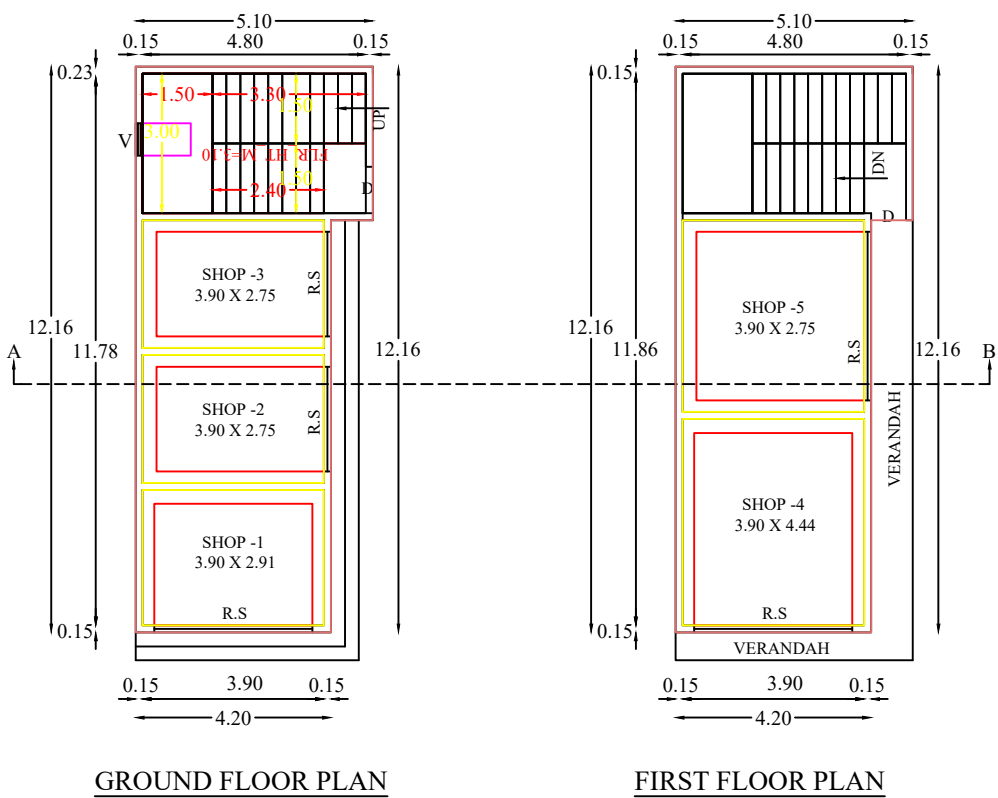
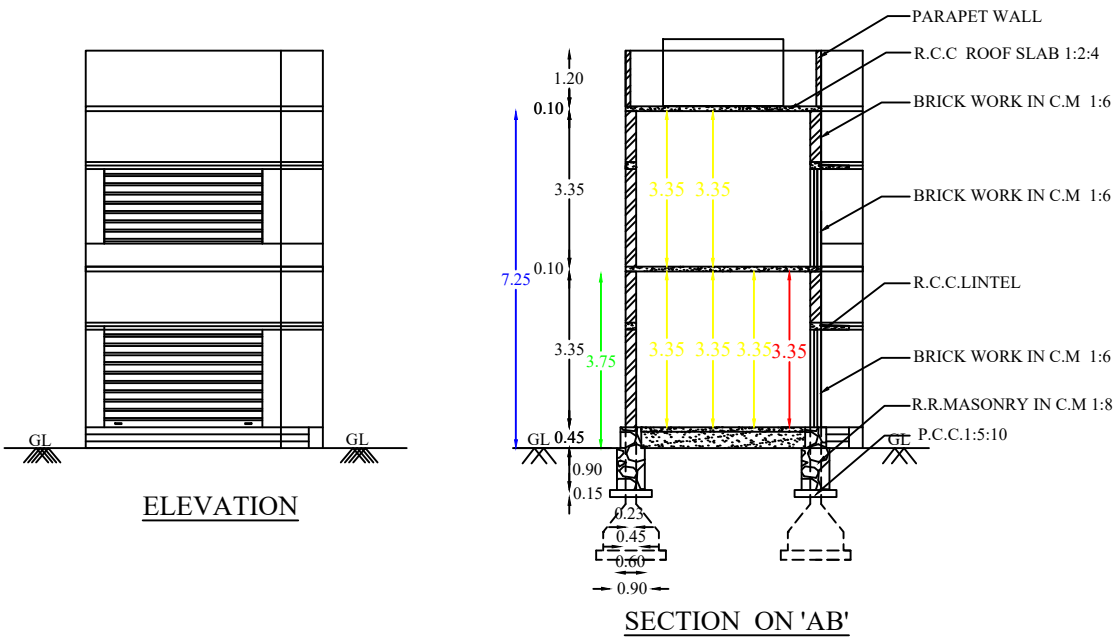
PURPOSE
Commercial

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 R.C.C ROOF COMMERCIAL SHOP BUILDING AT KOVILVILAI, THOZHICODE IN RE.SY.NO:58/2 OF MIDALAM 'A' VILLAGE, KARUNGAL TOWN PANCHAYAT, KILLIYOOR TALUK, KANYAKUMARI DISTRICT.

NAME OF OWNER: Mr.T.VINCENT , S/o Mr.THANGATHURAI.



PLAN INFO
PLOT NO=NO
PATTI NO=10752
TALUK=KILLIYOOR
DISTRICT=KANYAKUMARI
SURVEY NO=58/2
PLOT AREA M2=101.20
AS PER DOCUMENT=101.20
AS AT SITE=80.44
FMB OR FLR=101.20
JURISDICTION TYPE= PANCHAYAT
SINGLE FAMILY BLDG=NO
LAND USE_ZONE = COMMERCIAL
CRZ=NO
SECURITY_ZONE=NO
WHETHER GOVT OR_AIDED_SCHOOL=NO
ROAD_WIDTH=4.00
ROAD_LENGTH=50.00
AVG PLOT_DEPTH=4.625
AVG PLOT_WIDTH=15.10
RWI 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 LESS THAN 1KM RADIUS=NO
BLOCK _I_B-SHOP_MEMBER_COUNT=2

AREA DETAILS		
SITE AREA	: 101.20 Sq.m, 1089.420 Sq.ft, 2.500 Cents	
VACANT AREA	: 47.14 Sq.m, 507.460 Sq.ft	

PLINTH AREA DETAILS		
GROUND FLOOR	: 54.06 Sq.m, 582.000 Sq.ft	
FIRST FLOOR	: 54.06 Sq.m, 582.000 Sq.ft	
TOTAL AREA	: 108.12 Sq.m, 1164.000 Sq.ft	

FLOOR AREA DETAILS		
GROUND FLOOR	: 47.20 Sq.m, 508.108 Sq.ft	
FIRST FLOOR	: 47.20 Sq.m, 508.108 Sq.ft	
TOTAL AREA	: 94.40 Sq.m, 1016.216 Sq.ft	

PLOT COVERAGE : (54.06/101.20)*100= 53.42%

PARKING AREA CALCULATION	
UPTO 75 SQ.M : 1 TWO WHEELER SPACE	
ABOVE 75 SQ.M : 1 CAR SPACE	

REQUIRED AND PROVIDED PARKING	
1 TWO WHEELER SPACE	
1 CAR SPACE	

JOINERY DETAILS	
D : MAIN DOOR	: 1.00 x 2.10
D1 : DOOR	: 0.90 x 2.10
D2 : DOOR	: 0.75 x 2.10
RS : ROLLING SHUTTER	: 2.65 x 2.40
RS : ROLLING SHUTTER	: 2.04 x 2.40
V : VENTILATOR	: 0.60 x 0.90

SCALE	
PLAN	1: 100
SITE PLAN	1: 100
SITE BOUNDARY	
PROP. BUILDING	☐
ROAD, PATHWAY	☐
EXIST. BUILDING	☒

SIGNATURE OF LAND AND BUILDING OWNER:

SIGNATURE OF LICENCE SURVEYOR/ENGINEER

CERTIFICATE
Certified that provision shall be made to provide rain water arrangements system in the proposed construction.

"ALL DIMENSIONS ARE IN METERS "

J&C Architecture
Er.A.M.Justin Thiravira Raj DCE, BE.
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E-mail : justin17civil@gmail.com.

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.

