

PP

APPROVAL RECORD

Planning Permission

Kanniyakumari
Kanniyakumari district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Town Panchayat

PURPOSE
Residential

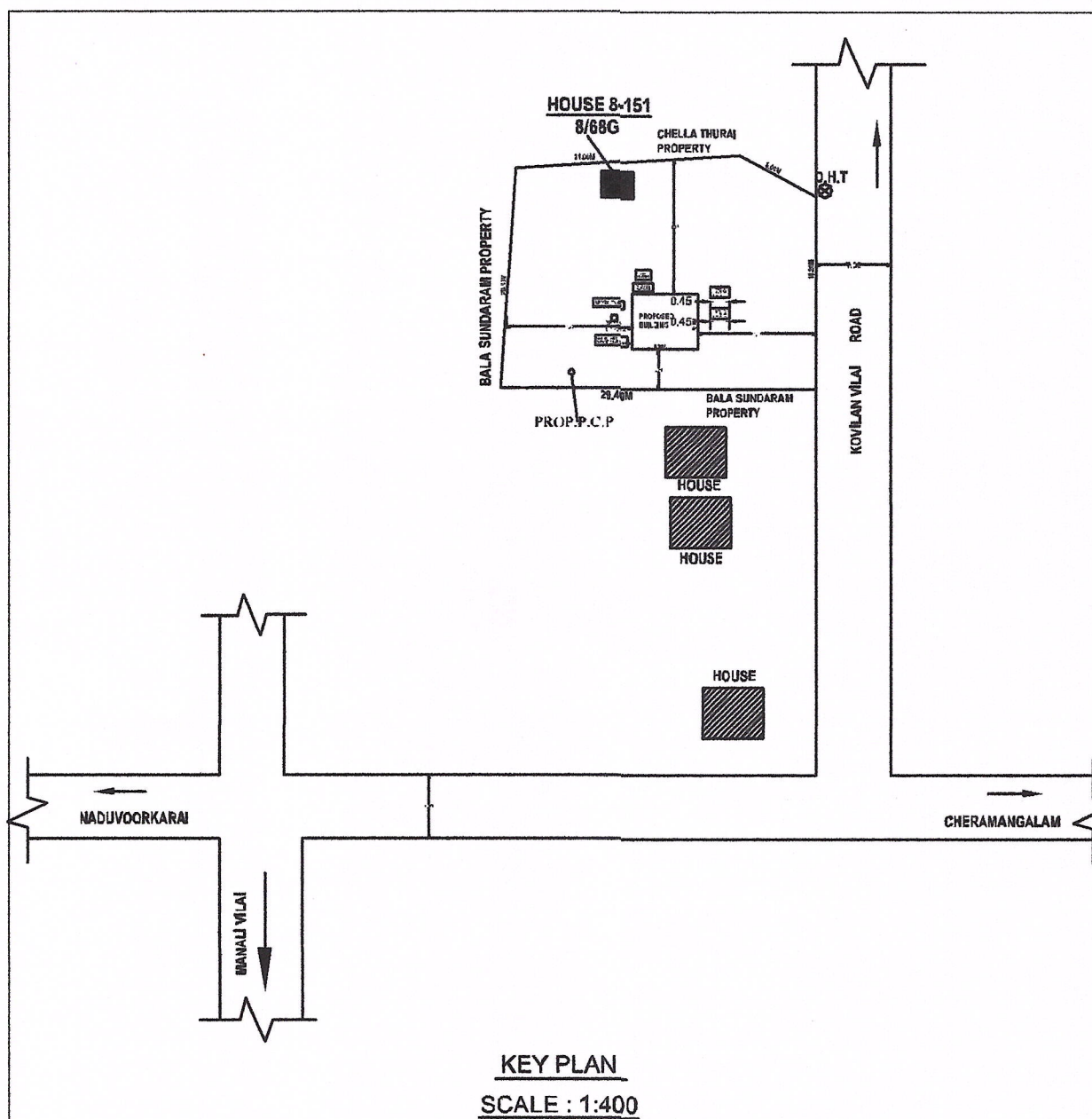
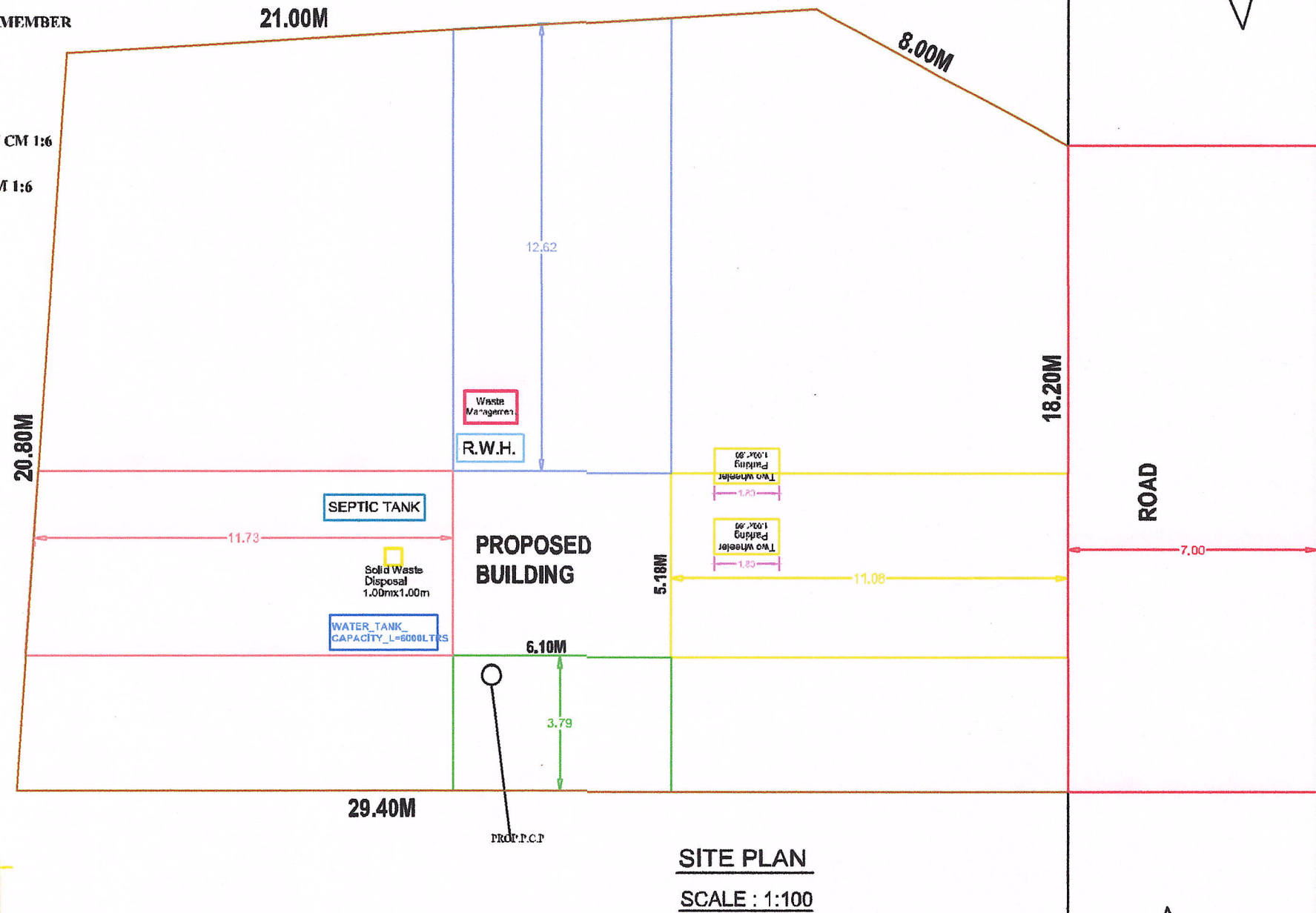
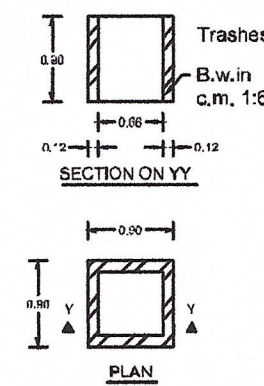
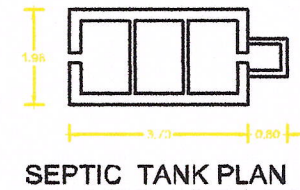
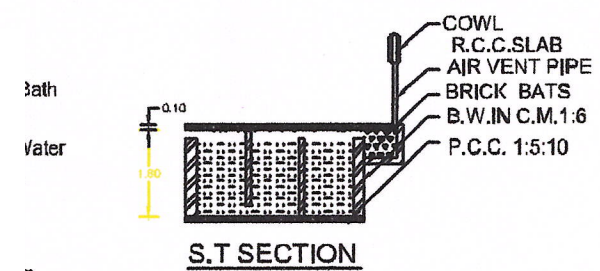
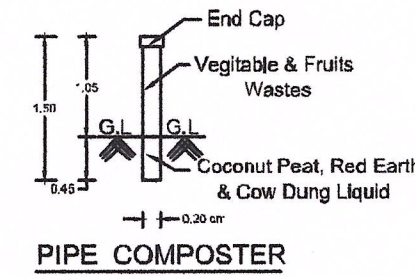
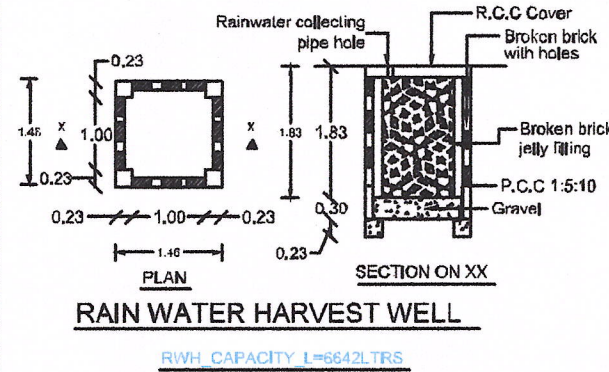
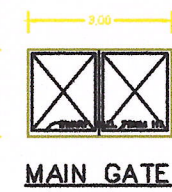
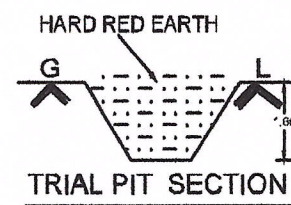
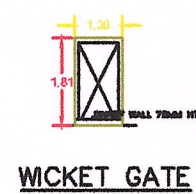
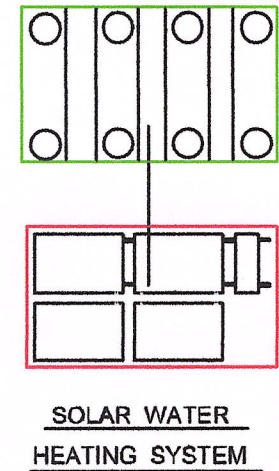
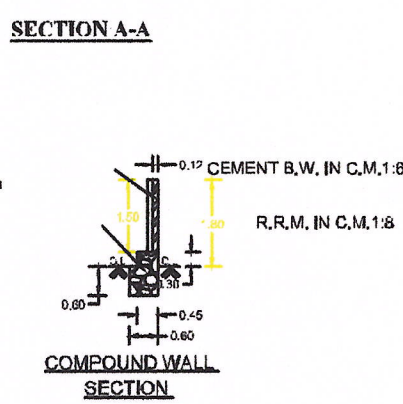
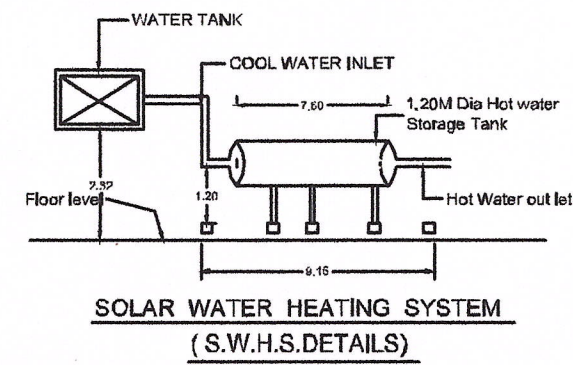
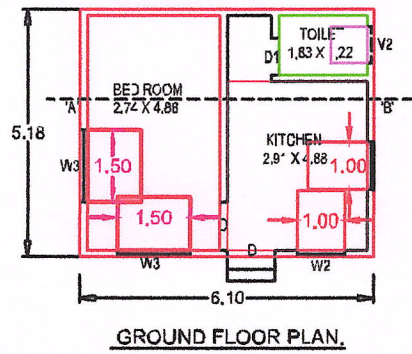
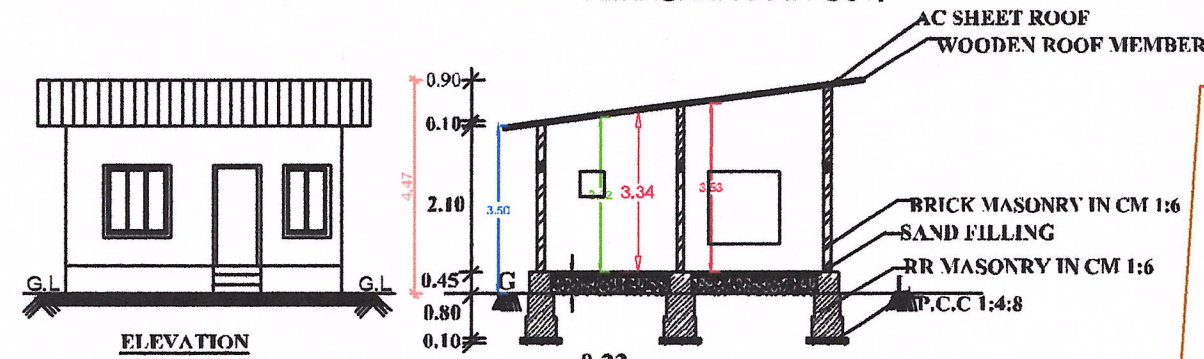
The approval as the planning authority issued it, reproduced in full behind this page.

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

PLAN SHOWING THE PROPOSED CONSTRUCTION OF AC SHEET RESIDENTIAL BUILDING IN R.SY.NO: 168/13 OF MONDAIKADU VILLAGE AT KOVILAN VILAI IN MONDAIKADU TOWN PANCHAYAT, KALKULAM TALUK, KANYAKUMARI DISTRICT.

NAME AND ADDRESS OF THE OWNER

Mr.T.THANKA THIRAVIYAM,
S/O. THANKAMANI,
KOVILAN VILAI,
AZHAGANPARAI POST.



JOINERY DETAILS	
M.D : MAIN DOOR	: 1.00 x 2.10
D: DOOR	: 0.90 x 2.10
D1: DOOR	: 0.75 x 2.10
W3 : WINDOW	: 1.40 x 1.50
W2 : WINDOW	: 1.00 x 1.50
K.W3 : WINDOW	: 1.40 x 1.00
K.W2 : WINDOW	: 1.00 x 1.00
V : VENTILATOR	: 0.75 x 0.75

LEGEND
PROPOSED :-
SITE BOUNDARY :-
ROAD, PATHWAY :-
EXISTING BUILDINGS :-

SIGNATURE OF LAND AND
BUILDING OWNER:

Er.A. RAJAKUMAR
Registered Civil Engineer
Reg No: 148/LS/2024/00003
8-104G, Koothavilai, Mondaikadu (P.O)
Cell: 9360481408, 9489181408
SIGNATURE OF LICENCE
ARCHITECT/ENGINEER

PLAN INFO
PLOT NO-0
PATTI NO-4102
TALUK- KALKULAM
DISTRICT- KANYAKUMARI
SURVEY NO-168/13
VILLAGE- MONDAIKADU
JURISDICTION TYPE- PANCHAYAT
LAND USE ZONE- RESIDENTIAL
PLOT AREA M2= 607.05
AS PER DOCUMENT- 607.05
AS AT SITE- 604.23
FMR OR PLR-607.05
SINGLE FAMILY BLDG-NO
CRZ-NO
SECURITY ZONE-NO
ACCESS WIDTH-0
WHETHER GOVT OR AIDED SCHOOL-NO
ROAD WIDTH- 7.50m
ROAD LENGTH- 1500.00
AVG PLOT DEPTH- 29.40m
AVG PLOT WIDTH- 18.20m
RWH DECLARED-YES
BUILDING NEAR TO RIVER-NO
OSR APPLICABLE-NO
OSR SURRENDER OR BUYBACK-BUYBACK
PREMIUM ISI 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
BLOCK 1 B-HOUSE MEMBER COUNT-1
IF HERITAGE TOWN LESSTHAN 1KM RADIUS-NO

NOTE : ALL DIMENSION ARE IN METRE, SCALE : 1:100

AREA OF SITE	6.07 ARE	15,000 CENTS
AREA IN SQ "M"		
SITE AREA		
PROPOSED PLINTH AREA	607.05	6534.00
GROUND FLOOR	31.60	339.99
VACANT	575.40	6191.30
PROPOSED FLOOR AREA		
GROUND FLOOR	27.57	296.65

PARKING CALCULATION

Required Parking

Total Plinth Area = 31.60. sq.m
First 50 sq.m 1 Dwelling unit = 1 Two wheeler space
1 Two Wheeler space = 1.00 x 1.80
Provided 1 Two wheeler Space
1Car Space = 2.5x5.00
Required Car space = 31.60 / 75 = 0.42. Car
Provided 0 Car space

PLOT COVERAGE : 31.60x100 / 607.05 = 5.20%

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.

