Verified RealEstate™

REFERENCE
20/2025-2026

ISSUED
27 June 2025

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.

Verified RealEstate™
3/350/2 Mettukuppam,
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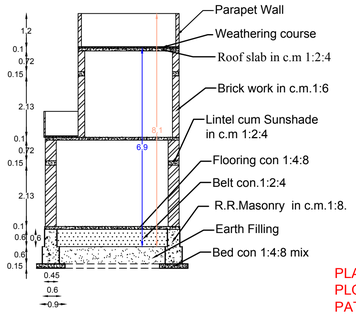
DIGITALLY VERIFIED RECORD

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A TERRACE ROOF BUILDING SHOP AT RAJAKKAMANGALAM IN RE.SY.NO: 965/5 , PATTA NO: 14626 , OLD SY.NO: 11627 A OF NEENDAKARAI 'B' VILLAGE (NOW RAJAKKAMANGALAM VILLAGE), RAJAKKAMANGALAM VILLAGE PANCHAYAT, AGASTEESWARAM TALUK, IN K.K DISTRICT.

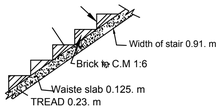
NAME AND ADDRESS OF THE OWNER:

Mr. A.K. ARAVINTH,
S/O. Mr. A. KANAGASABAPATHY,
RAJAKKAMANGALAM,
RAJAKKAMANGALAM (P.O),
K.K DIST.

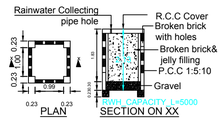
ELEVATION



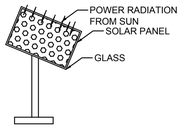
SECTION ON A-B



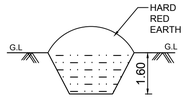
Stair Details



RAIN WATER HARVEST WELL

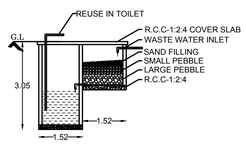


SOLAR SYSTEM

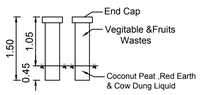


TRIAL PIT SECTION

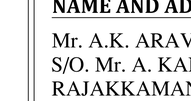
PLAN INFO
PLOT_NO=NO
PATTA_NO=14626
TALUK=AGASTEESWARAM
DISTRICT=KANNYAKUMARI
SURVEY_NO=965/5
PLOT_AREA_M2=425.04
AS_PER_DOCUMENT=425.04
AS_AT_SITE=421.16
FMB_OR_PLR=425.04
JURISDICTION_TYPE=PANCHAYAT
LAND_USE_ZONE = COMMERCIAL
BLOCK_1_B-SHOP_MEMBER_COUNT=1
ROAD_WIDTH=6.71
ROAD_LENGTH=250.00
AVG_PLOT_DEPTH= 6.9
AVG_PLOT_WIDTH=20.85
RWH_DECLARED=YES
OSR_APPLICABLE =NO
OSR_SURR_BUYBACK_RETAIN=RETAIN
OSR_SURRENDER_OR_BUYBACK=BUYBACK
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=YES
ORGANIZATION_TYPE=PRIVATE
AREA_TYPE=OTHERS
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS =NO



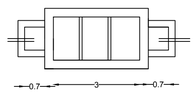
WASTE WATER RECYCLING SYSTEM



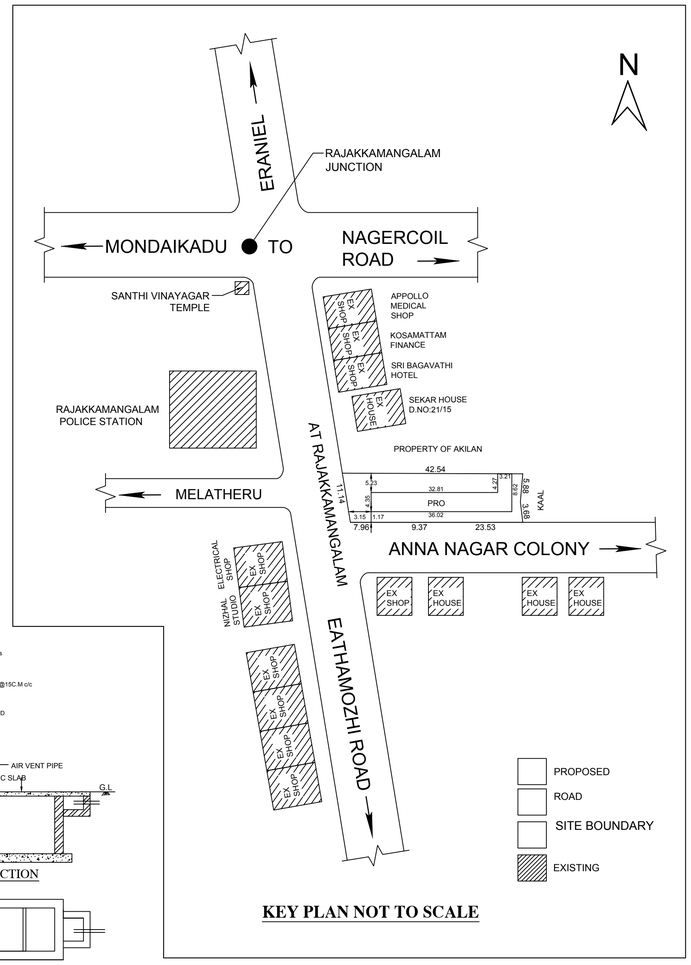
PIPE COMPOSTER



SECTION



SEPTIC TANK PLAN



KEY PLAN NOT TO SCALE

AREA DETAILS

AREA OF SITE : 10.500 Cents 425.04 Sq.m (4.25 ARE)

PROPOSED:

GROUND FLOOR SHOP PLINTH AREA:

SHOP 1	14.26 Sq.m	153.49 Sq.ft
SHOP 2	15.01 Sq.m	161.57 Sq.ft
SHOP 3	15.01 Sq.m	161.57 Sq.ft
SHOP 4	15.01 Sq.m	161.57 Sq.ft
SHOP 5	15.01 Sq.m	161.57 Sq.ft
SHOP 6	23.40 Sq.m	251.87 Sq.ft
SHOP 7	15.01 Sq.m	161.57 Sq.ft
SHOP 8	15.01 Sq.m	161.57 Sq.ft
SHOP 9	15.01 Sq.m	161.57 Sq.ft
SHOP 10	27.66 Sq.m	297.73 Sq.ft
TOTAL	170.39 Sq.m	1834.08 Sq.ft

F.F SHOP (11) PLINTH AREA : 9.67 Sq.m 104.09 Sq.ft

TOTAL PLINTH AREA :

GROUND FLOOR : 170.39 Sq.m 1834.08 Sq.ft
FIRST FLOOR : 9.67 Sq.m 104.09 Sq.ft
TOTAL AREA :- 180.06 Sq.m 1938.17 Sq.ft

GROUND FLOOR SHOP FLOOR AREA:

SHOP 1	11.86 Sq.m	127.66 Sq.ft
SHOP 2	13.03 Sq.m	140.25 Sq.ft
SHOP 3	13.03 Sq.m	140.25 Sq.ft
SHOP 4	13.03 Sq.m	140.25 Sq.ft
SHOP 5	13.03 Sq.m	140.25 Sq.ft
SHOP 6	20.39 Sq.m	219.48 Sq.ft
SHOP 7	13.03 Sq.m	140.25 Sq.ft
SHOP 8	13.03 Sq.m	140.25 Sq.ft
SHOP 9	13.03 Sq.m	140.25 Sq.ft
SHOP 10	22.44 Sq.m	241.54 Sq.ft
TOTAL	145.90 Sq.m	1570.43 Sq.ft

F.F SHOP(11) FLOOR AREA : 7.44 Sq.m 80.08 Sq.ft

TOTAL FLOOR AREA :- 153.34 Sq.m 1650.55 Sq.ft

VACANT AREA : 254.65 Sq.m 2741.05 Sq.ft

REFERENCE

ROLLING STEEL SHUTTER
D1 - DOOR - 0.75 X 2.10
V - VENTILATOR - 0.90 X 0.45

ALL DIMENSIONS ARE IN METRE

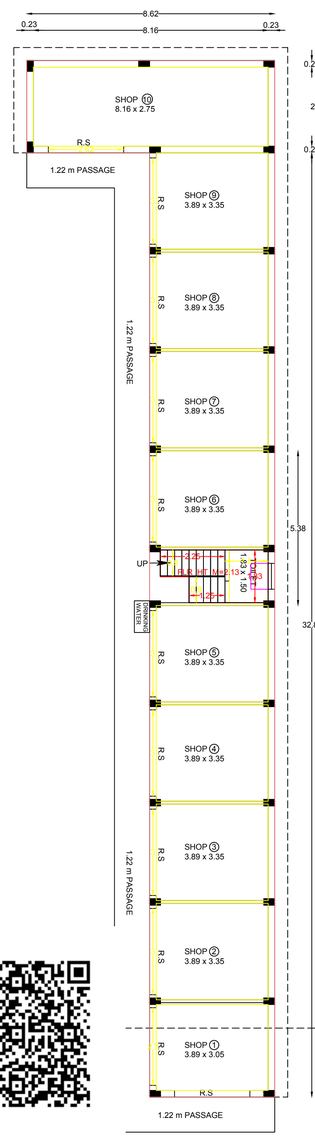
SIGNATURE OF OWNER

V. HARIRAMAN,
Registered Engineer Gr - III
Reg. No: RE III / K.K.DTCP / 006 / 2022
SANKAR CONSTRUCTIONS
Vellamodi Jn., Vellichanthai (P.O.)- 629 204
Ph: 9442239210

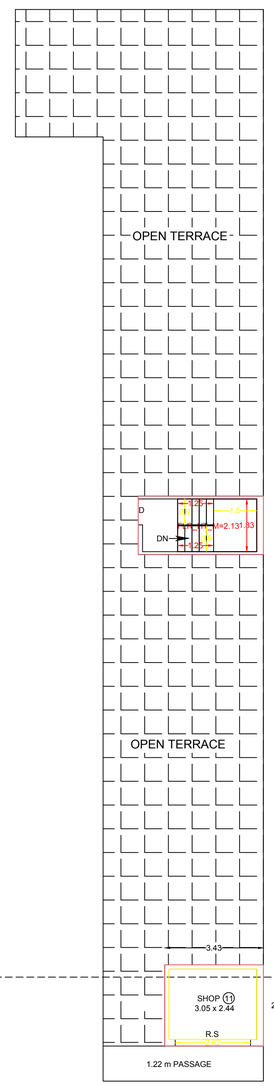
SIGNATURE OF LICENCE ENGINEER

COVERAGE IN PERCENTAGE

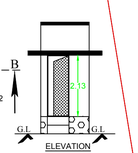
$\frac{170.39*100}{425.04} = 40.09\%$



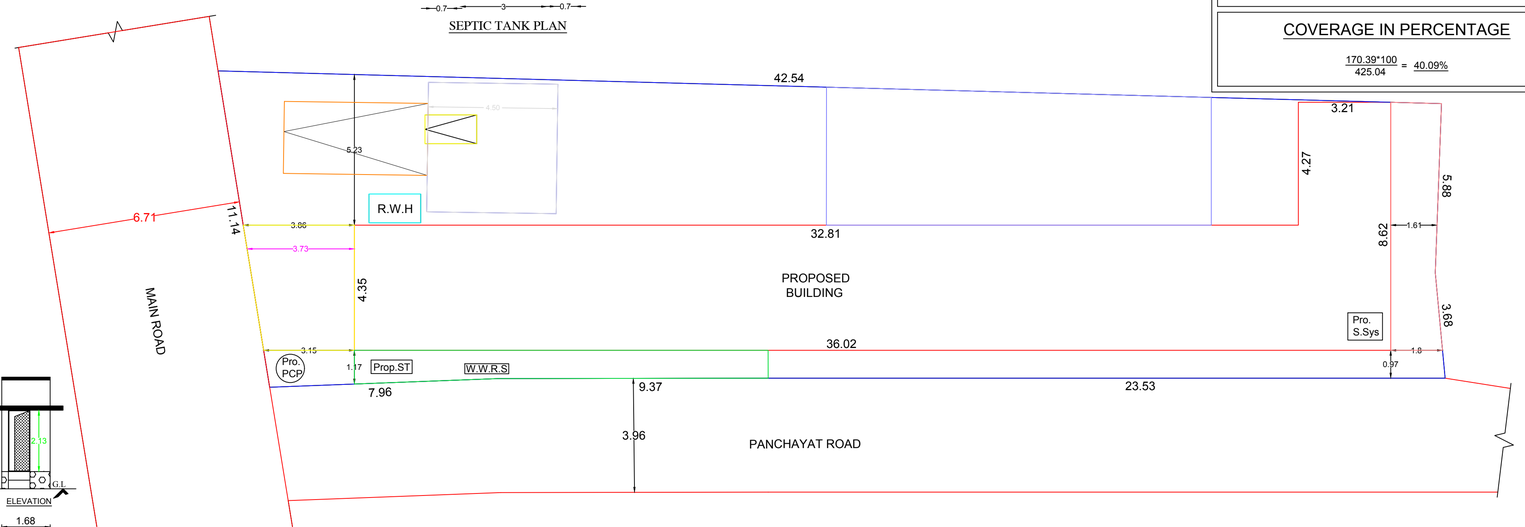
GROUND FLOOR PLAN



FIRST FLOOR PLAN



ELEVATION



SITE PLAN 1:100

THE LANDLENS SUITE

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

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FREE TOOLS · NO ACCOUNT NEEDED

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

Verified RealEstate™

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

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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.