

PP

APPROVAL RECORD

Planning Permission

Kanniyakumari district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

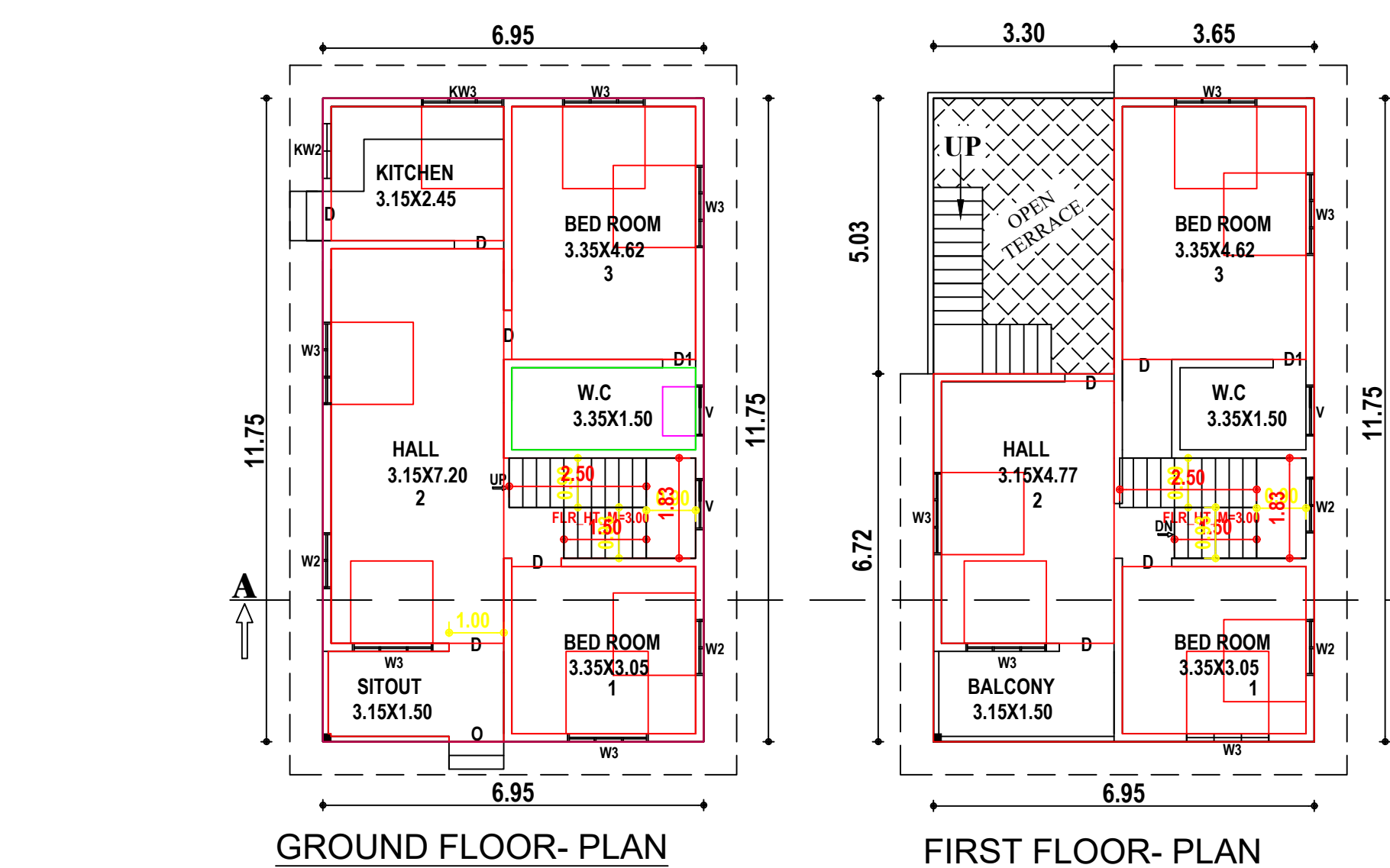
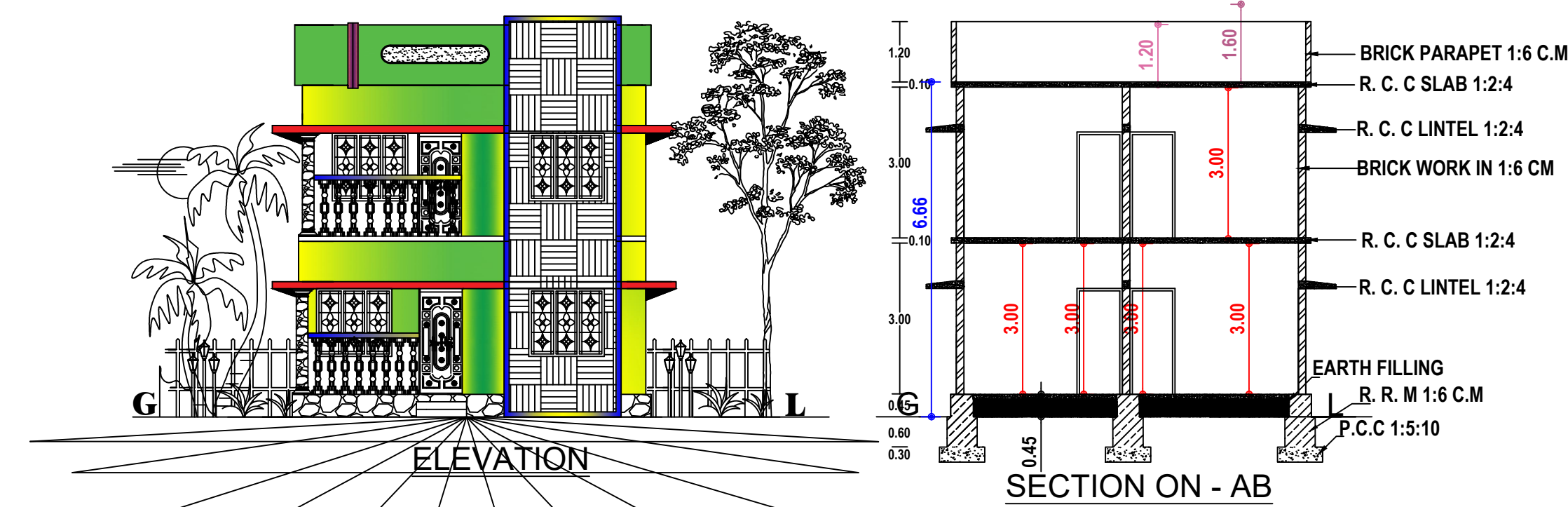
Rural Panchayat

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

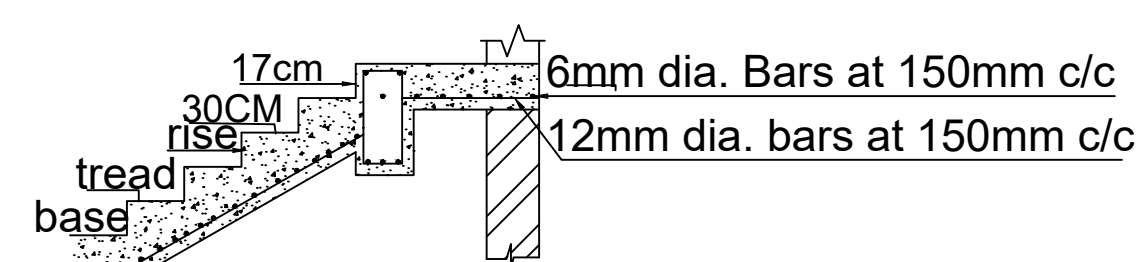
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A R.C.C ROOF RESIDENTIAL BUILDING AT ALLAM, CHENAVILAI VEEDU, THOTTAVARAM-DESOM, PUTHUKKADAI. P.O, IN RE.SY.NO: 67/44B2, PATTA NO: 9020, KUNNATHOOR VILLAGE, VILATHURAI VILLAGE PANCHAYAT, MUNCHIRAI- PANCHAYAT UNION, VILAVANCODE TALUK, KANNIYAKUMARI DISTRICT. PIN 629171.

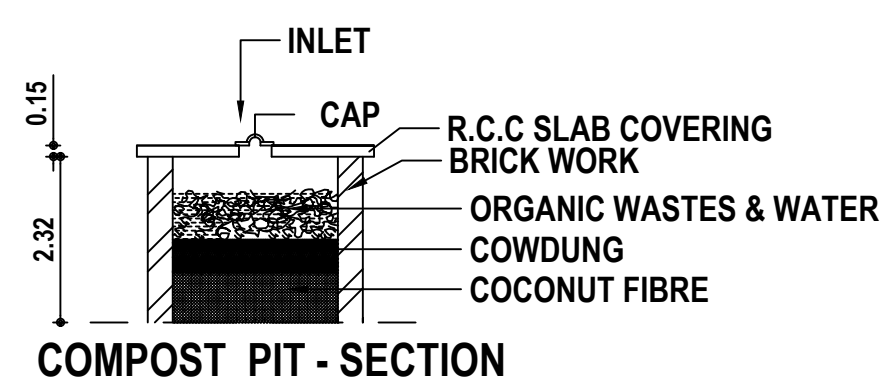
OWNED BY: Mr.RAJAN. C, S/O Mr. CHELLAN. CONTACT NO: 9385941611.



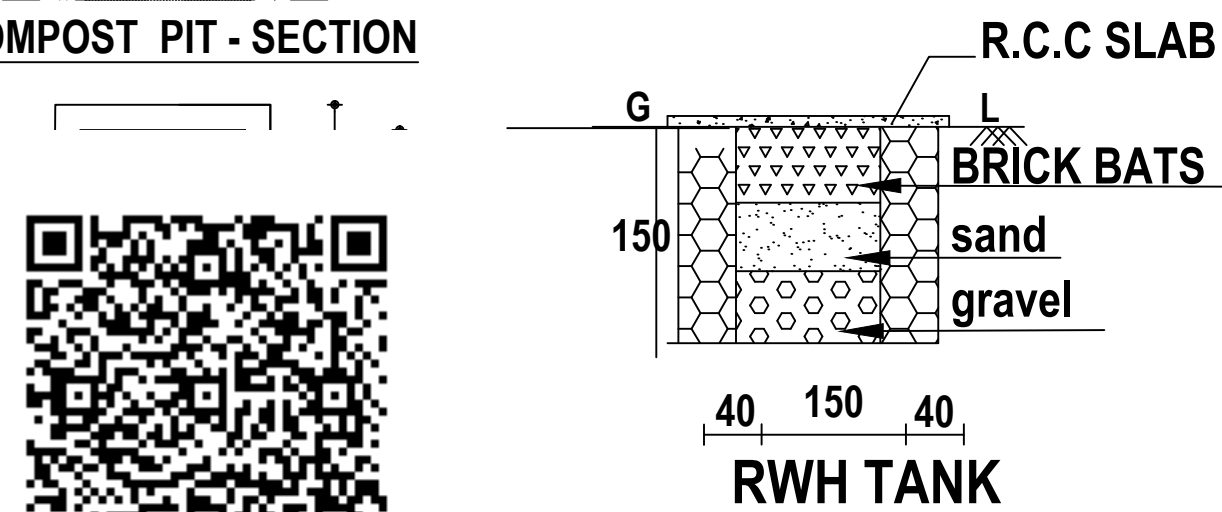
SCALE 1:100
ALL DIMENSIONS ARE IN METRE



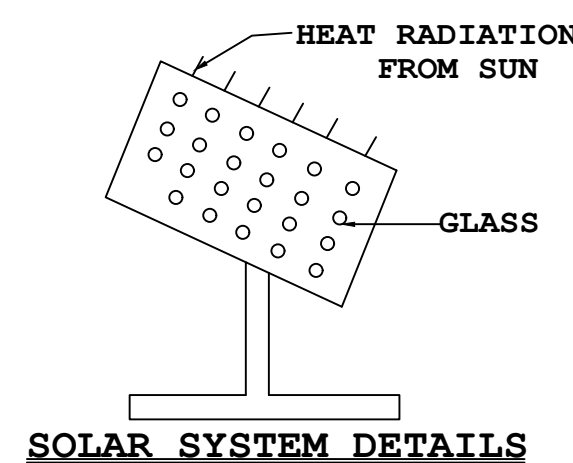
SECTION OF STAIRCASE



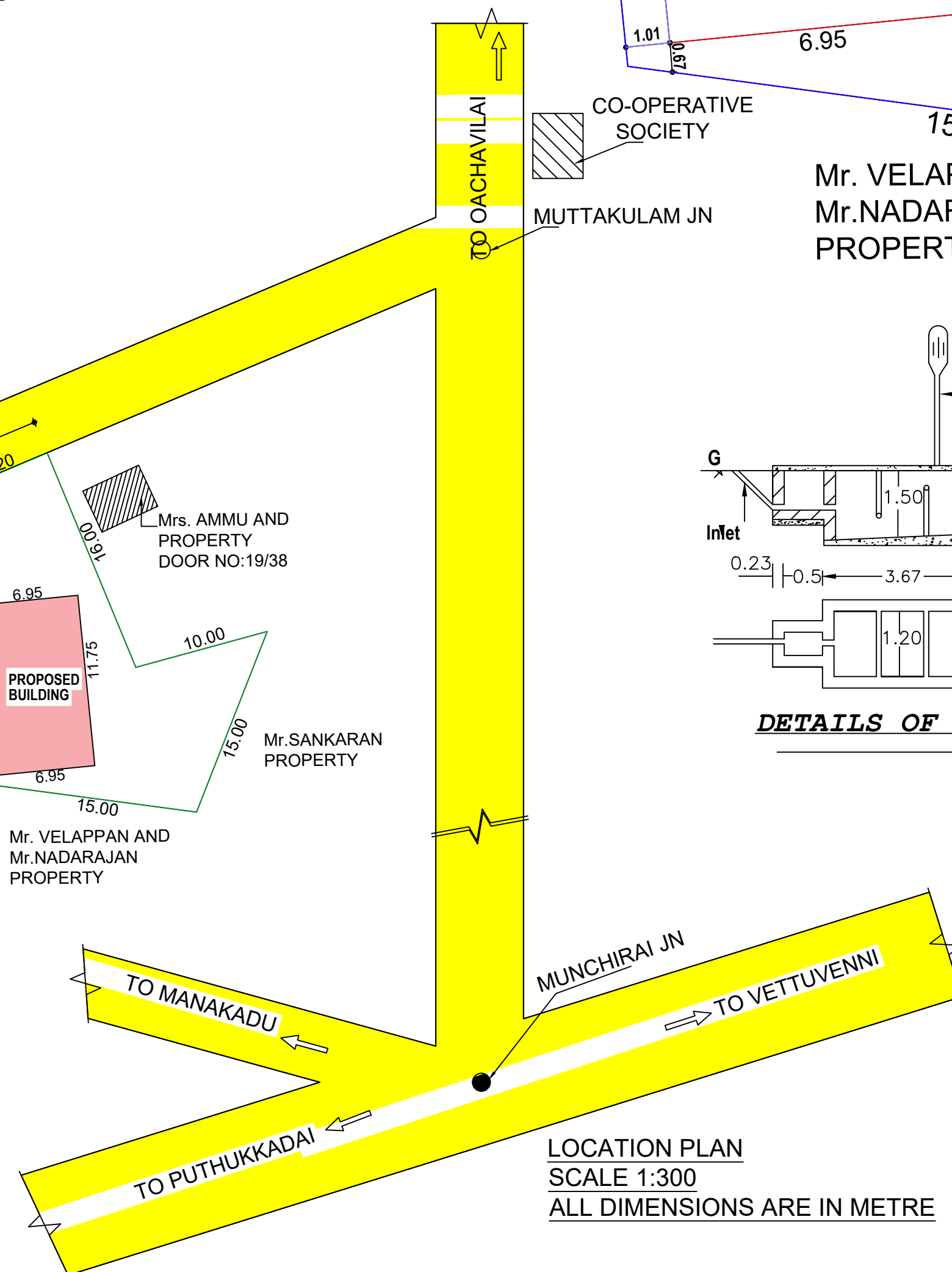
COMPOST PIT - SECTION



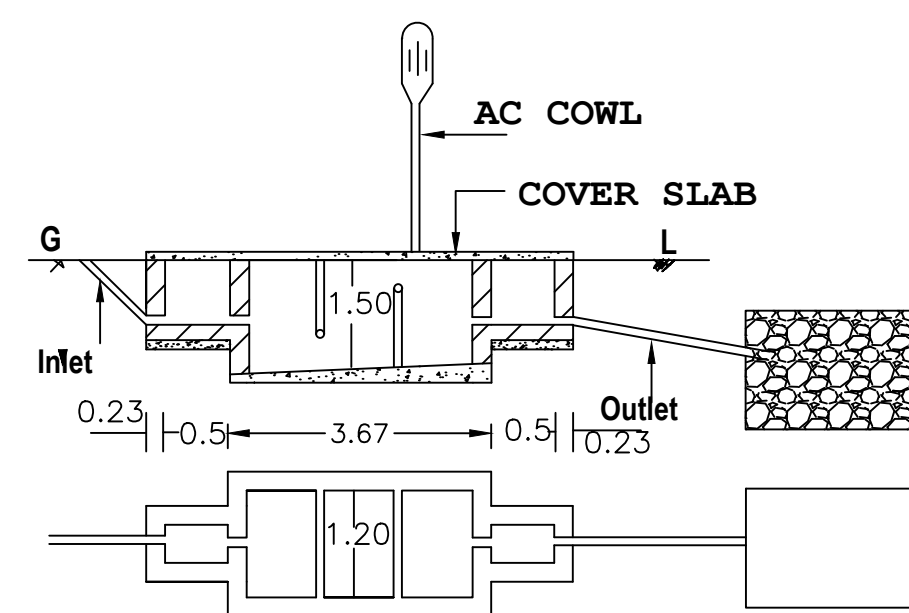
RWH TANK



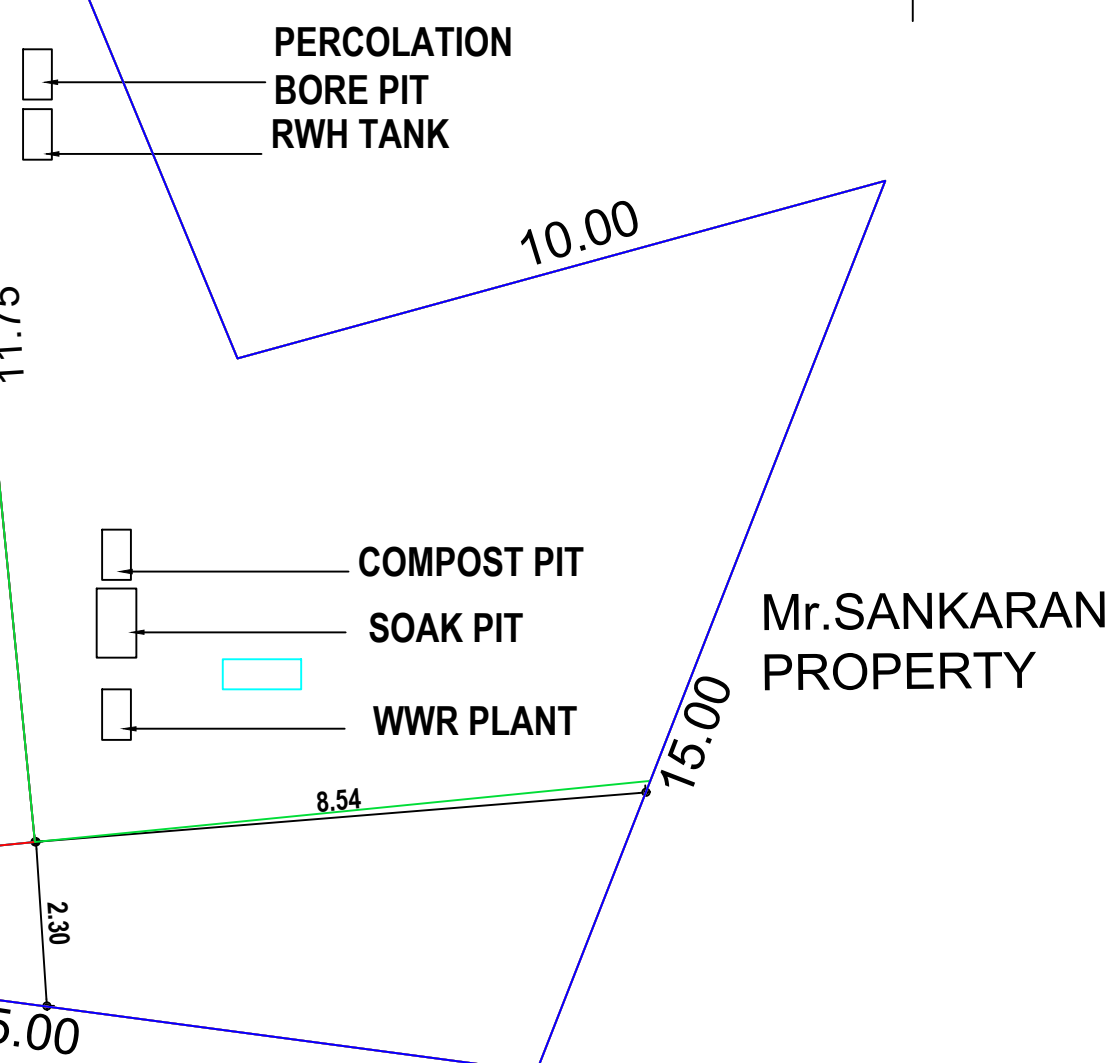
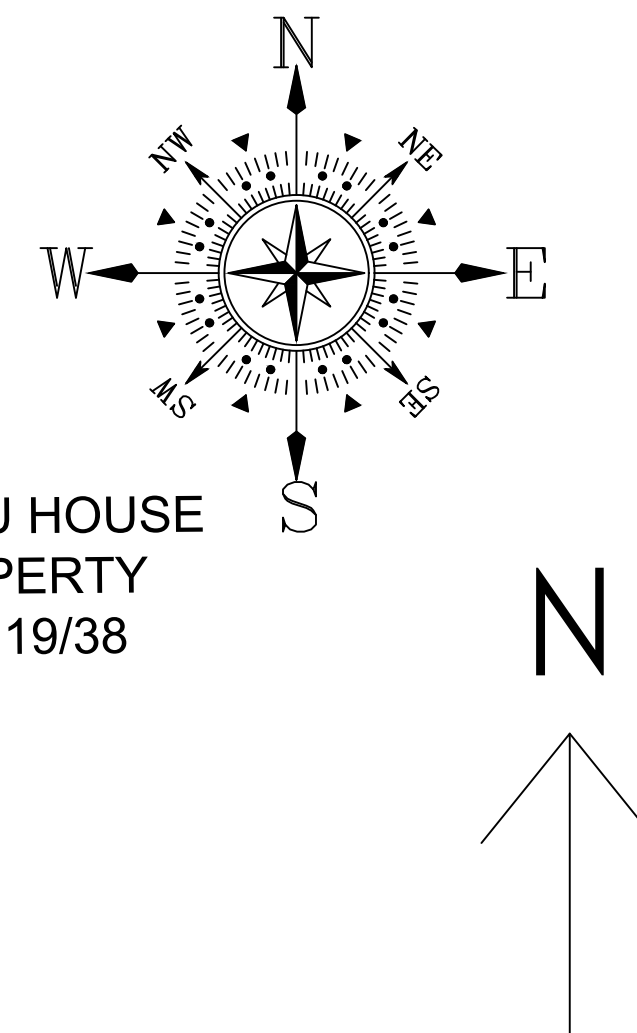
SOLAR SYSTEM DETAILS



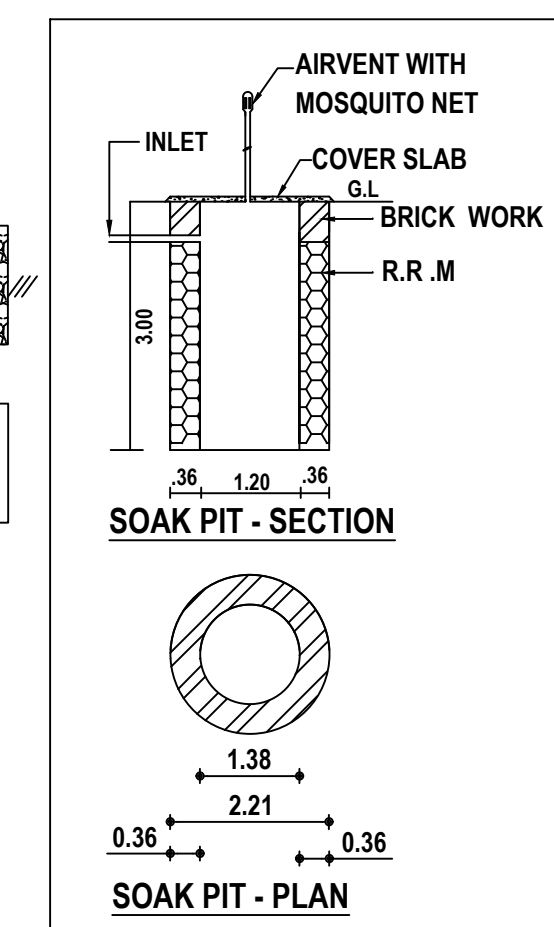
LOCATION PLAN
SCALE 1:300
ALL DIMENSIONS ARE IN METRE



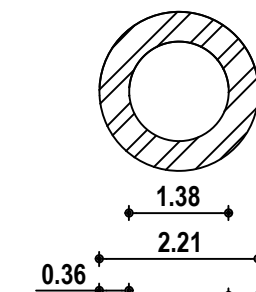
DETAILS OF SEPTIC TANK



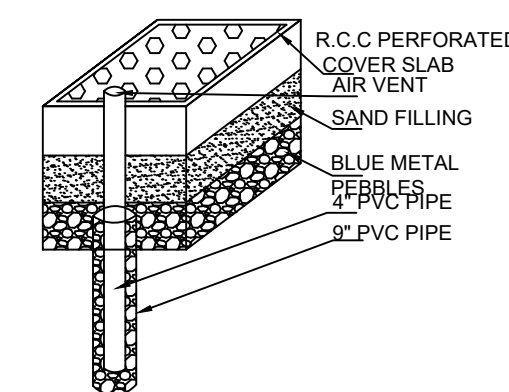
SITE PLAN
SCALE 1:100
ALL DIMENSIONS ARE IN METRE



SOAK PIT - SECTION



SOAK PIT - PLAN



PERCOLATION BORE PIT

AREA DETAILS - PROPERTY			
SITE AREA	7.200 CENTS	291.384 SQ.M	3136.45 SQ.FT
AREA DETAILS - BUILDING			
BUILDING	PLINTH AREA		FLOOR AREA
GROUND FLOOR	81.66 M² (878.98 SQ.FT)		69.41 M² (747.12 SQ.FT)
FIRST FLOOR	65.06 M² (700.30 SQ.FT)		55.30 M² (595.24 SQ.FT)
TOTAL	146.72 M² (1579.28 SQ.FT)		124.70 M² (1342.36 SQ.FT)

PARKING CALCULATION ACCORDING TO TNCDBR 2019
FLOOR AREA 75-150 SQ.M IN ONE DWELLING
PROVIDED 1 CAR SPACE AND 1 TWO WHEELER SPACE
TOTAL FLOOR AREA = 124.70 M2
 $124.70/150 =$ TWO WHEELER PARKING AVAILABLE.

$$\text{PLOT COVERAGE} = \frac{81.66}{291.384} \times 100 = 28.02\%$$

$$\text{F.S.I} = \frac{\text{TOTAL BUILT UP AREA}}{\text{SITE AREA}} = \frac{146.72}{291.384} = 0.50$$

REFERENCE			COLOUR INDEX	
DOOR	D	0.90X2.10	PLOT BOUNDARY	
DOOR	D1	0.75X2.10	PRO. BUILDING	
WINDOW	W3	1.50X1.50	EX. BUILDING	
WINDOW	KW3	1.50X0.90	PATHWAY	
VENTILATOR	V	0.90X0.45	ROAD	
WALL THICK		0.15 M		

Er. F. NIRMALA, M.A., D.C., D.C.A.,
Reg. Engineer Grade-III
Reg. No: RE-III/KKDTCP/001/2023
LEO ASSOCIATES
KUZHITHURAI
Mob : 9787303764, 9865223583

ENGINEER
OFFICE USE

C. Region

SIGNATURE OF APPLICANT

PLAN INFO
 PATTA_NO=9020
 AS_PER_DOCUMENT=291.384
 AS_AT_SITE=291.48
 FMB_OR_PLR=291.384
 PLOT_AREA_M2=291.384
 IS_SWIMMING_POOL_EXISTS=NO
 SINGLE_FAMILY_BLDG=YES
 CRZ=NO
 SECURITY_ZONE=NO
 ACCESS_WIDTH_M=3.00
 WHETHER_GOVT_OR_AIDED_SCHOOL=NO
 ROAD_WIDTH=3.05
 ROAD_LENGTH=9.00
 AVG_PLOT_DEPTH= 21.50
 AVG_PLOT_WIDTH= 13.60
 LAND_USE_ZONE =RESIDENTIAL
 PREMIUM_FSI_REQUIRED=NO
 DISTRICT=KANNIYAKUMARI
 SURVEY_NO=67/44B2
 TALUK=VILAVANCODE
 JURISDICTION_TYPE=PANCHAYAT
 RWH_DECLARED=YES
 BUILDING_NEAR_TO_RIVER=NO
 AREA_TYPE=OTHERS
 IS_APPROVED_LAYOUT=NO
 BUILDING_NEAR_MONUMENT=NO
 BUILDING_NEAR GOVT_BLDG=NO
 PROVISION FOR GREEN BUILDINGS AND SUSTAINABILITY=NO
 FIRE PROTECTION AND FIRE SAFETY REQUIREMENTS=YES
 NOC FOR CONSTRUCTION_NEAR_MONUMENT=NO
 NOC_FIRE_DEPT=NO
 OSR APPLICABLE=NO
 IF HERITAGE TOWN LESS THAN 1KM_RADIUS=NO
 GREEN PLANTING STRIP=NO

Drn. By: [REDACTED]
LEO ASSOCIATES

KUZHITHIRAI - MOB: 9865223583/9787303764

E.Mail: leoassociates91@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.

