Verified RealEstate™

REFERENCE
18/2025-2026

ISSUED
21 July 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.

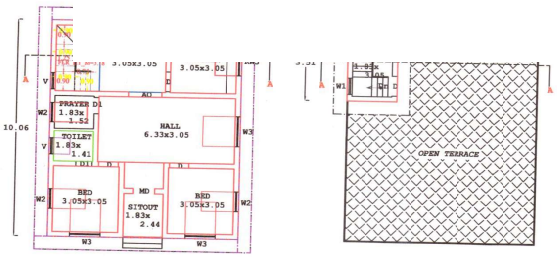
Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate
+91 9996 12 9996
verified.realestate

DIGITALLY VERIFIED RECORD

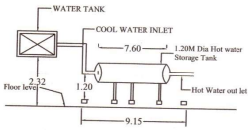
# PLAN SHOWING THE PROPOSED CONSTRUCTION OF TERRACE CUM G.I SHEET ROOF RESIDENTIAL BUILDING IN R.SY.NO:924/13D OF NATTALAM 'A' VILLAGE AT

RAPET WALL
ATHERING COURSE
C.C ROOF SLAB IN CC 1:2:4
ICK WORK IN CM 1:6
RING IN CC 1:4:8
CONCRETE
H FILLING
MASONRY IN CM 1:6
C IN CC 1:5:10

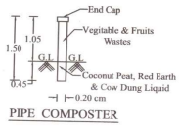



GROUND FLOOR PLAN

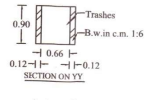
HEAD ROOM PLAN



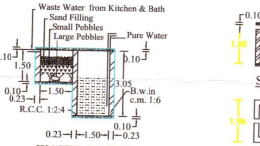

SOLAR WATER HEATING SYSTEM
(S.W.H.S.DETAILS)



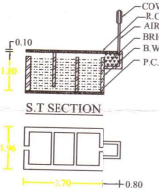

PIPE COMPOSTER



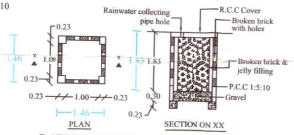
WASTE TRASH PIT



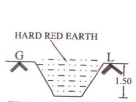

WASTE WATER
RECYCLING SYSTEM



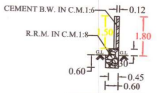

SEPTIC TANK PLAN



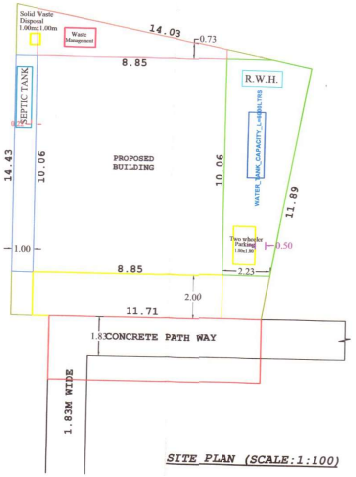

RAIN WATER HARVEST WELL



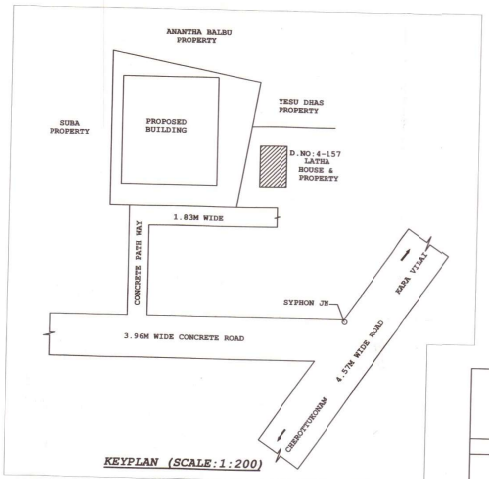

TRIAL PIT SECTION



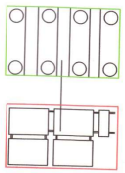

COMPOUND WALL SECTION



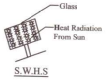

SITE PLAN (SCALE:1:100)



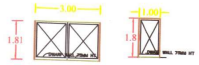

KEYPLAN (SCALE:1:200)



SOLAR WATER HEATING SYSTEM




S.W.H.S




MAIN GATE WICKET GATE

| 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 | : | 0.90 x 1.50 |
| K.W3 : WINDOW | : | 1.40 x 1.00 |
| W1 : WINDOW | : | 0.60 x 1.20 |
| V : VENTILATOR | : | 0.75 x 0.75 |

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

DRAWING NO :- 31/ APR/ '2024'

SIGNATURE OF LAND AND BUILDING OWNER:

Er. T. JOHNSY MARGRET QUEEN
Registered Civil Engineer
Reg No: 148/LS/2023/00002
RMS ASSOCIATES
OPP TMB, Karungal Road
Nagercoil-629 804
SURVEYOR DIGITAL SIGNATURE
CELL:8110005867

PLAN INFO
PLOT_NO=NO
PATTA_NO= 5863
TALUK= VILAVANCODE
DISTRICT= KANYAKUMARI
SURVEY_NO= 924/13D
VILLAGE= NATTALAM 'A'
JURISDICTION_TYPE= NATTALAM VILLAGE
LAND_USE_ZONE = RESIDENTIAL
PLOT_AREA_M2= 167.89
AS_PER_DOCUMENT= 161.89
AS_AT_SITE= 167.89
FMB_OR_PLR= 161.89
SINGLE_FAMILY_BLDG=NO
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M= 11.71
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
ROAD_WIDTH=3.96
ROAD_LENGTH= 1500.00
AVG_PLOT_DEPTH= 13.16
AVG_PLOT_WIDTH=12.87
RWH_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
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 | | 1.60.ARE | 4.000.CENTS |
|---|---|---|---|
| AREA IN SQ | | "M" | SQ "FT" |
| SITE AREA | : | 161.89 | 1742.43 |
| PROPOSED PLINTH AREA | | | |
| GROUND FLOOR (Terrace roof) | : | 89.03 | 958.32 |
| HEAD ROOM(G.I Sheet roof) | : | 8.04 | 86.54 |
| TOTAL | : | 97.07 | 1044.86 |
| VACANT | : | 72.86 | 784.08 |
| F.S.I | : | 97.07 / 161.89 | 0.60 < 2.00 |
| PROPOSED FLOOR AREA | | | |
| GROUND FLOOR (Terrace roof) | : | 75.00 | 807.30 |
| HEAD ROOM(G.I Sheet roof) | : | 5.58 | 60.06 |
| TOTAL | : | 80.58 | 867.36 |

FLOOR AREA ABOVE 25.SQ.M AND UP TO 50.SQ.M -1 DWELLING UNIT
1 CAR SPACE FOR EVERY 2 DWELLING UNITS AND 1 TWO WHEELER SPACE FOR EVERY DWELLING UNIT

PARKING CALCULATION
Required Parking
Total Plinth Area = 97.07. 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 = 97.07. / 75 = 1.29. Car
Provided 0 Car space

PLOT COVERAGE : 89.03x100 / 161.89 = 54.59%

Signature valid
Signed by: Village Panchayat President
Location: Kanniyakumari
Date: 2024.06.24 17:07:23

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**



hello@verified.realestate · +91 9996 12 9996

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

**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.