

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.

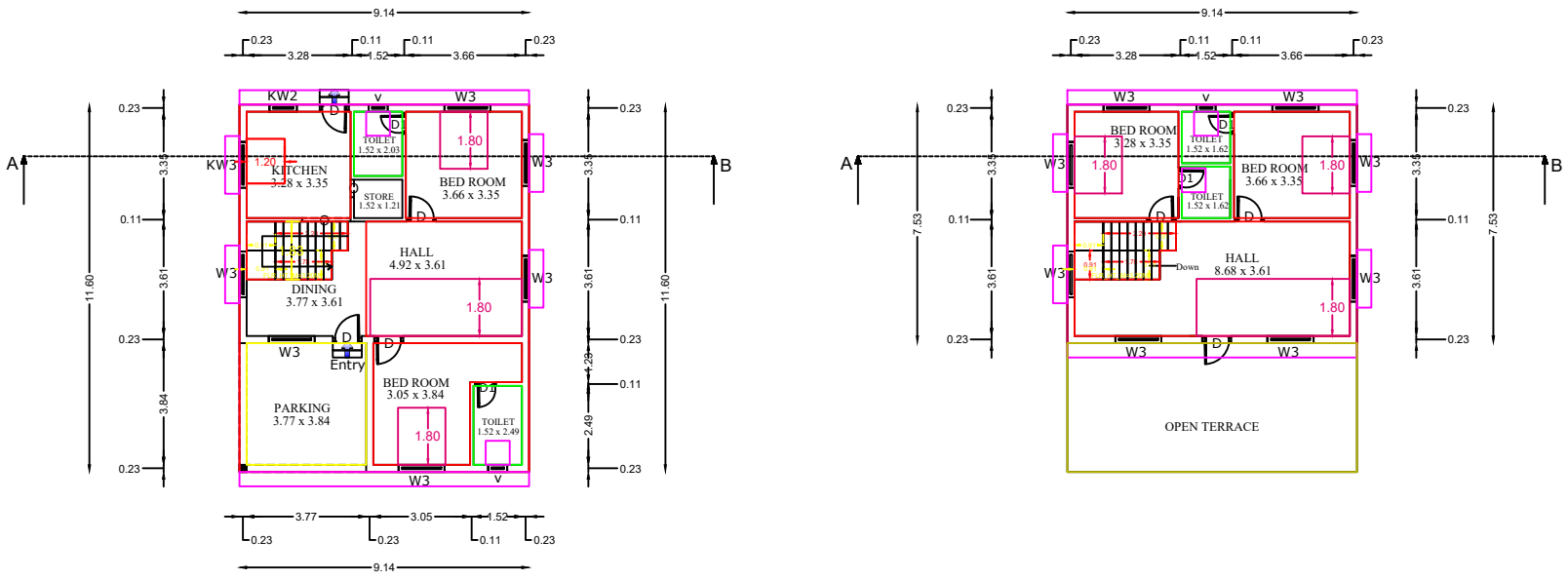
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A R.C.C. HOUSE BUILDING IN RSY.NO:102/6B  
AT EATHENCADU, KULASEKARAPURAM VILLAGE, KULASEKARAPURAM VILLAGE PANCHAYAT,  
AGASTEESWARAM TALUK, KANYAKUMARI DISTRICT.

NAME OF THE OWNER:Mr.M.GOPINATHAN ,S/o,Mr.MADHAVAN

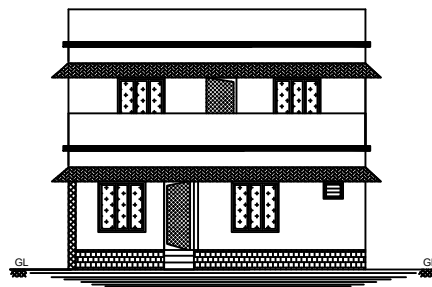
ALL DIMENSIONS ARE IN 'M'

SCALE( 1:100)

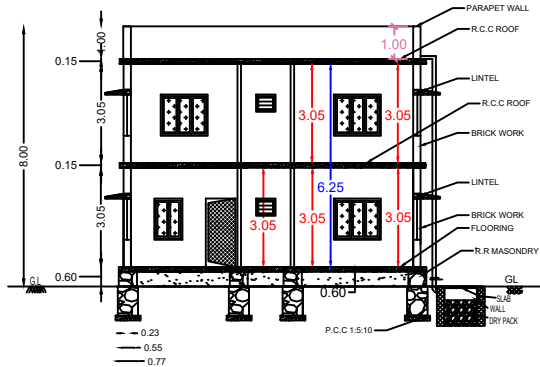


GROUND FLOOR PLAN (scale 1:100)

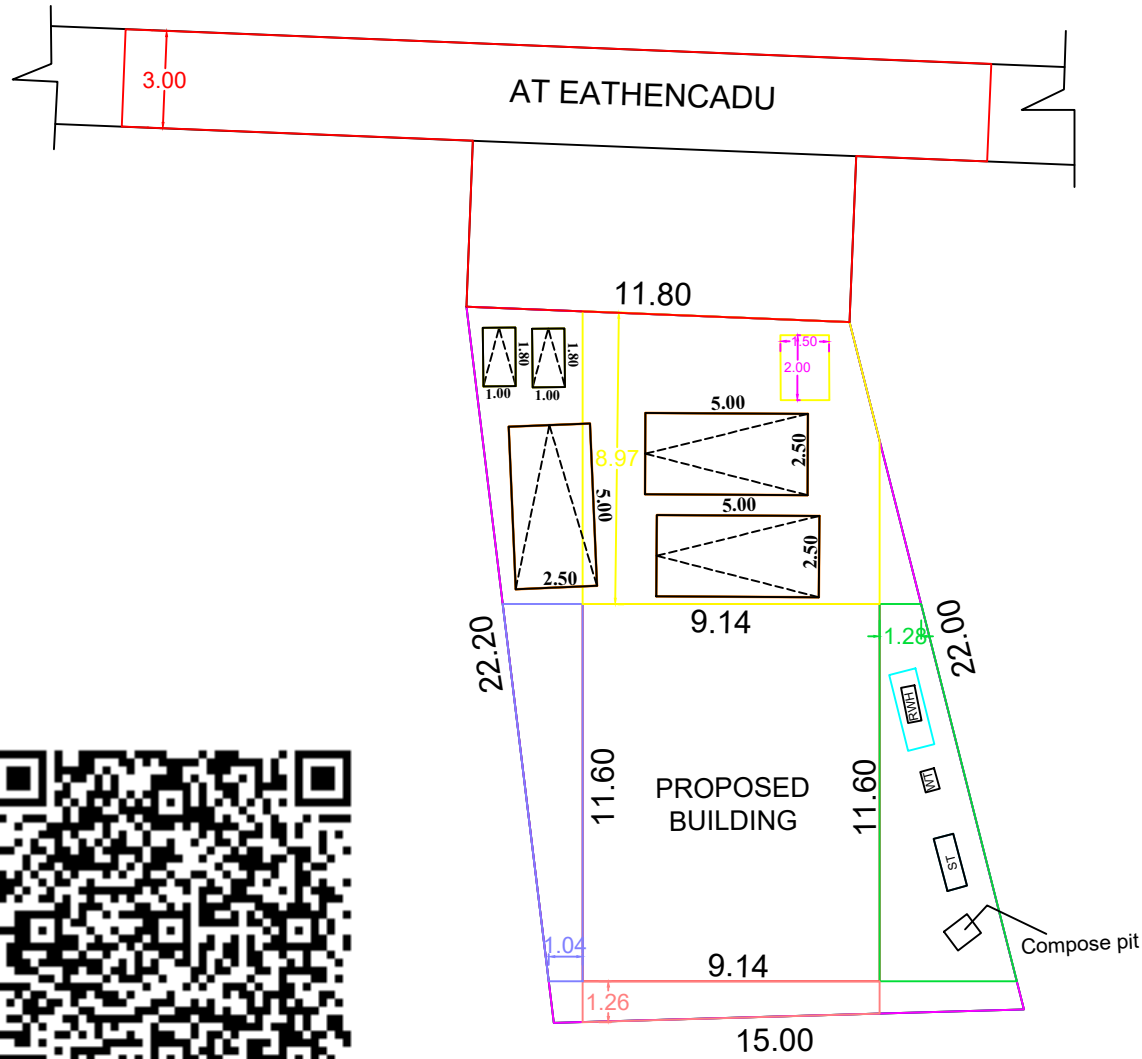
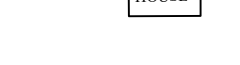
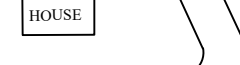
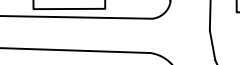
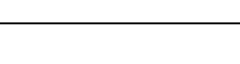
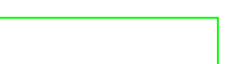
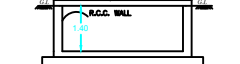
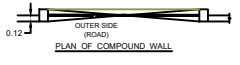
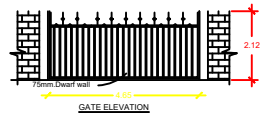
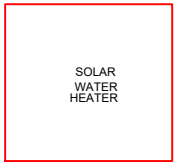
FIRST FLOOR PLAN



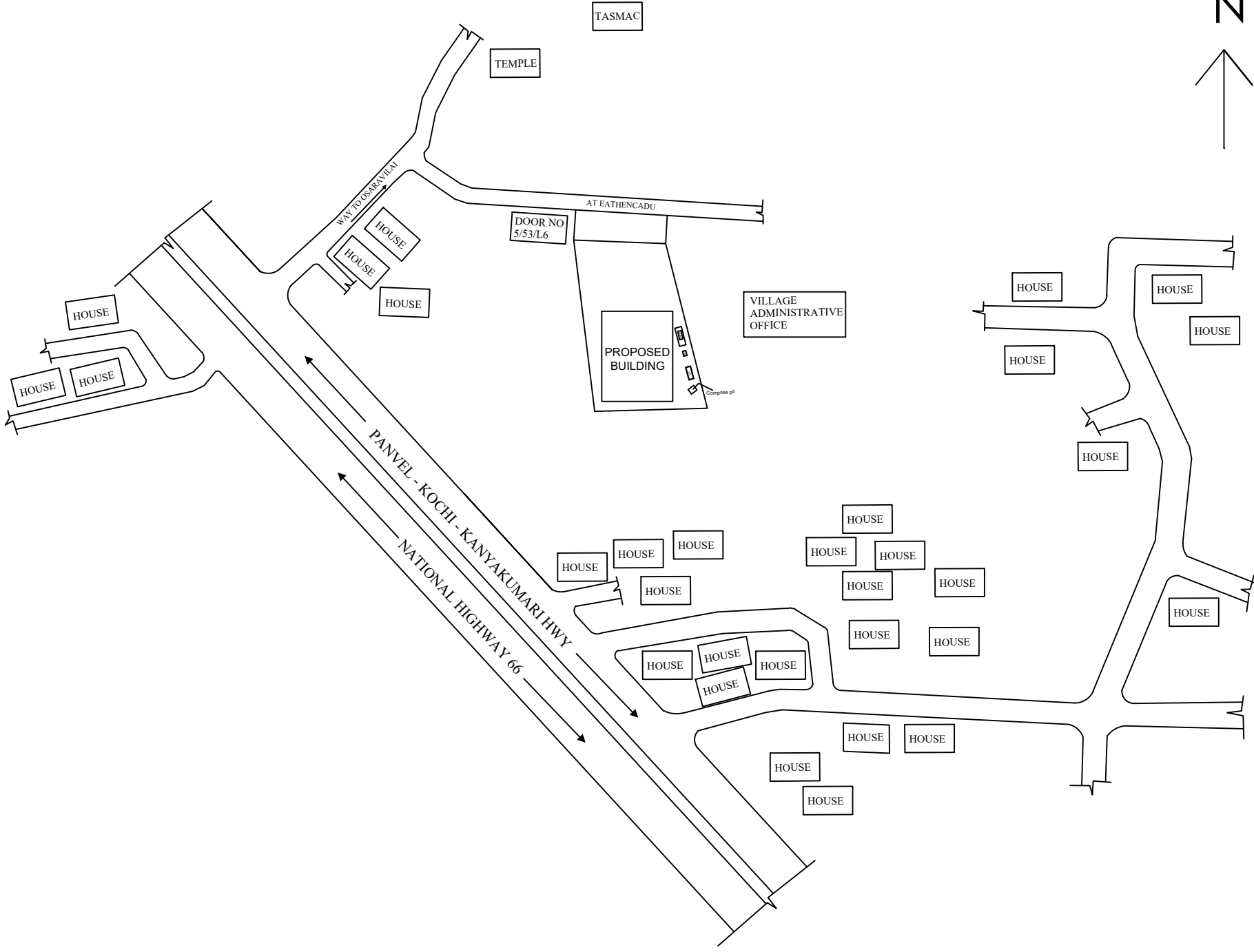
ELEVATION



SECTION ON AB



SITE PLAN



KEY PLAN (SCALE 1:400)

| REFERENCES                                               |              | SCHEDULE OF JOINARIES        |                 |
|----------------------------------------------------------|--------------|------------------------------|-----------------|
| ROAD                                                     |              | D - DOOR                     | : 1.00 X 2.10 M |
| BOUNDARY                                                 |              | V - VENTILATOR               | : 0.60 X 0.60 M |
| PROPOSED                                                 |              | D1 - DOOR                    | : 0.75 X 2.10 M |
| EXISTING BUILDING                                        |              | W - WINDOW                   | : 1.50 X 1.50 M |
| SITE AREA                                                |              | : 283.29 SQM(3048.20 SqFt)   |                 |
| SITE AREA IN CENT                                        |              | : 7.00 CENT                  |                 |
| PRO.GROUND FLOOR AREA:                                   |              | 106.00 SQM(1140.56 SqFt)     |                 |
| PRO.FIRST FLOOR AREA                                     |              | : 68.85 SQM (740.82 SqFt)    |                 |
| PRO.TOTAL AREA                                           |              | : 174.85 SQM(1881.38 SqFt)   |                 |
| CARPET AREA                                              |              | : 158.16 SQM(1701.80 SqFt)   |                 |
| VACANT AREA                                              |              | : 177.29 SQM (1907.64 SqFt)  |                 |
| PLOT COVERAGE AREA                                       |              | : 37.41%                     |                 |
| PARKING CALCULATION                                      |              | FSI CALCULATION              |                 |
| REQUIRED                                                 | PARKING AREA | REQUIRED                     | = 2             |
| 174.85 / 75.0 = 2.33                                     | SAY-3 CAR    | FSI=TOTAL AREA ON ALL FLOORS | PLOT AREA       |
|                                                          |              | 174.85 / 283.29 = 0.61       | < 2             |
| PLAN INFO                                                |              |                              |                 |
| PLOT_NO=NO                                               |              |                              |                 |
| PATTI_NO=6074                                            |              |                              |                 |
| TALUK=AGASTEESWARAM                                      |              |                              |                 |
| DISTRICT=KANNYAKUMARI                                    |              |                              |                 |
| SURVEY_NO=102/6B                                         |              |                              |                 |
| PLOT_AREA_M2=283.29                                      |              |                              |                 |
| AS_PER_DOCUMENT=283.29                                   |              |                              |                 |
| AS_AT_SITE=283.29                                        |              |                              |                 |
| FMB_OR_PLR=283.29                                        |              |                              |                 |
| JURISDICTION_TYPE= PANCHAYAT                             |              |                              |                 |
| SINGLE_FAMILY_BLDG=YES                                   |              |                              |                 |
| LAND_USE_ZONE = RESIDENTIAL                              |              |                              |                 |
| CRZ=NO                                                   |              |                              |                 |
| SECURITY_ZONE=NO                                         |              |                              |                 |
| ACCESS_WIDTH_M=5.00                                      |              |                              |                 |
| WHETHER GOVT_OR_AIDED_SCHOOL=NO                          |              |                              |                 |
| ROAD_WIDTH=3.00                                          |              |                              |                 |
| ROAD_LENGTH=100                                          |              |                              |                 |
| AVG_PLOT_DEPTH= 22.00                                    |              |                              |                 |
| AVG_PLOT_WIDTH=11.80                                     |              |                              |                 |
| 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                               |              |                              |                 |
| IF_HERITAGE_TOWN_LESS THAN_1KM_RADIUS=NO                 |              |                              |                 |

OFFICE USE

(Mr.M.GOPINATHAN)  
SIGN OF THE OWNER

Er. M. Latha  
Registered Engineer Grade-III  
No: 150/LS/2019/00215  
ADELINE ASI SENA CONSULTANTS  
No. 1 Meen Street,  
Nagercoil - 629 001  
Cell No: 7305359689

(Er.M.LATHA)  
SIGN OF REGISTERED ENGINEER

STRUCTURAL CONSULTANT:



VEL ENGINEERING CONSTRUCTION  
LICENSED REGISTER ENGINEER  
Er.M.MUTHU VEL.BE.,(civil)  
ENGINEERS GRADE- II  
REGISTRATION NO-151/LS/2023/00005  
Kuruthencode union office road,  
Kuruthencode(p.o),Kanyakumari-629802  
Mobile No:9786526929,6369097677  
Gmail:velengineering1@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

## 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.

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Legal opinions, due diligence and title verification

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Building plan, layout and sub-division approvals

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Completion and occupancy certificates, regularisation

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Escrow, negotiation and NRI property management

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Land survey, soil testing, architecture and construction

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OMR Thoraipakkam,  
Chennai 600 097, India  
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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.

