

PP

APPROVAL RECORD

Planning Permission

Kanniyakumari district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

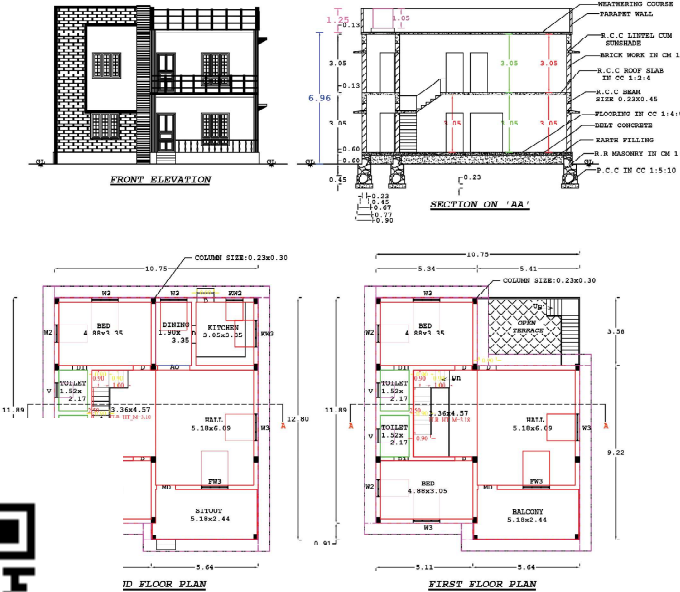
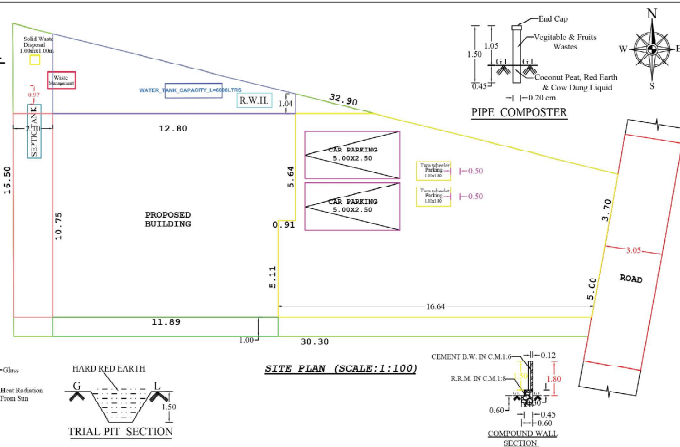
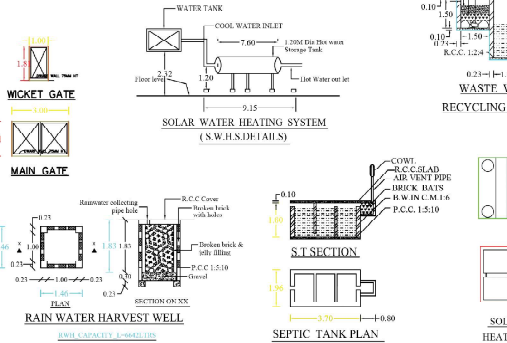
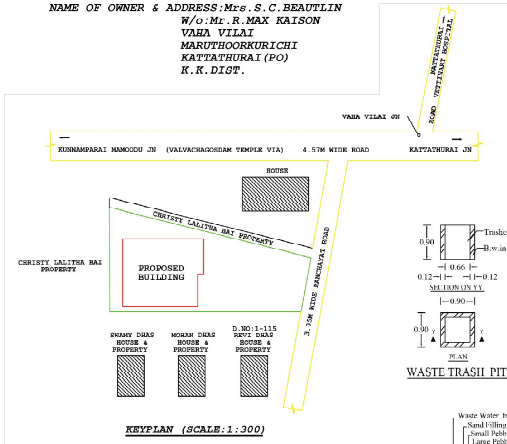
Rural Panchayat

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 TERRACE ROOF RESIDENTIAL BUILDING IN R.SY.NO:360/9B OF VALVACHAGOSDAM 'A' VILLAGE AT VAHA VILAI, MARUTHOORURICHI, KATTATHURAI(PO) IN MARUTHOORURICHI VILLAGE PANCHAYAT, THUCKALAY PANCHAYAT UNION, KALKULAM TALUK, K.K.DIST.

NAME OF OWNER & ADDRESS: Mrs. S.C. BEUTLIN
W/o: Mr. R. MAX KALSON
VAHA VILAI
MARUTHOORURICHI
KATTATHURAI (PO)
K.K.DIST.



PLAN INFO			
PLOT NO	NO-13464	TALUK	KALKULAM
DISTRICT	KANYAKUMARI	VILLAGE	VALVACHAGOSDAM 'A'
SURVEY NO	360/9B	JURISDICTION TYPE	PANCHAYAT
LAND USE ZONE	RESIDENTIAL	ROAD WIDTH	8.70
PLOT AREA	M2=392.87	ROAD LENGTH	1500.00
AS PER DOCUMENT	392.66	AVG PLOT DEPTH	31.60
AS AT 10/11/2022	392.66	AVG PLOT WIDTH	12.60
PMB OR PLR	392.66	RWH DECLARED	YES
SINGLE FAMILY BLDG	YES	BUILDING NEAR TO RIVER	NO
CRZ-NO		OR APPROACH	NO
SECURITY ZONE	NO	OR SURRENDER OR BUYBACK-BUYBACK	NO
AC/FAS WIDTH	M=3.05	PREMIUM FSI REQUIRED	NO
WHETHER GOVT OR AIDED SCHOOL	NO	IS APPROVED LAYOUT	NO
ROAD WIDTH	8.70	AREA TYPES	OTHERS
AVG PLOT DEPTH	31.60	BUILDING NEAR MONUMENT	NO
AVG PLOT WIDTH	12.60	BUILDING NEAR GOVT BLDG	NO
RWH DECLARED	YES	PROVISION FOR GREEN BUILDINGS AND SUSTAINABILITY	NO
BUILDING NEAR TO RIVER	NO	FIRE PROTECTION AND FIRE SAFETY REQUIREMENTS	NO
OR APPROACH	NO	NOC FOR CONSTRUCTION NEAR MONUMENT	NO
OR SURRENDER OR BUYBACK-BUYBACK	NO	BARRED TRAIL ACCESS FOR PHYSICALLY CHALLENGED PEOPLE	YES
PREMIUM FSI REQUIRED	NO	FIRE PROTECTION AND FIRE SAFETY REQUIREMENTS	YES
IS APPROVED LAYOUT	NO	NOC FIRE DEPT	NO
AREA TYPES	OTHERS	IS SWIMMING POOL EXISTS	NO
BUILDING NEAR MONUMENT	NO	IF HERITAGE TOWN LESS THAN 1KM RADIUS	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		
BARRED TRAIL 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		
NOTE: ALL DIMENSION ARE IN METRE, SCALE: 1:100			
AREA OF SITE	3.88 ARE	9.700 CENTS	
AREA IN SQ. M	392.66	SQ. FT	4225.32
PROPOSED PLINTH AREA			
GROUND FLOOR	132.93	1431.07	
FIRST FLOOR	113.58	1222.57	
TOTAL	246.53	2653.64	
PROPOSED F.S.I.	246.53 / 392.66	0.63 < 2.00	
VACANT	759.71	7794.75	
PROPOSED FLOOR AREA			
GROUND FLOOR	116.55	1254.94	
FIRST FLOOR	99.58	1071.88	
TOTAL	216.13	2326.82	
FLOOR AREA ABOVE 25 SQ.M AND UP TO 50 SQ.M DWELLING UNIT			
1 CAR GARAGE FOR EVERY 2 DWELLING UNITS AND 1 TWO WHEELER SPACE FOR EVERY DWELLING UNIT			
PARKING CALCULATION			
Required Parking			
Total Plinth Area	= 246.53 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			
1 Car Space = 2.58 x 5.00			
Required Car space = 246.53			
Provided 3 Car space			
PLOT COVERAGE	132.93 x 100 / 392.66		
	= 33.86 %		
JOINTRY 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		
FW3. WINDOW	: 1.40 x 1.80		
W2. WINDOW	: 0.90 x 1.50		
K.W3. WINDOW	: 1.40 x 1.00		
K.W2. WINDOW	: 0.90 x 1.00		
V. VENTILATOR	: 0.75 x 0.75		
DRAWING NO.	14/20/2022/001		
SIGNATURE OF LAND AND BUILDING OWNER:			
LEGEND			
PROPOSED			
SITE BOUNDARY			
ROAD, PATHWAY			
EXISTING BUILDINGS			

OFFICE USE



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.

