

PP

APPROVAL RECORD

Planning Permission

Kanniyakumari

Kanniyakumari district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

Town Panchayat

PURPOSE

Residential

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 ADDITIONAL CONSTRUCTION OF RESIDENTIAL BUILDING IN R.SY. NO: 60/6B OF NEENDAKARAI 'B' VILLAGE AT SOORAPALLAM IN GANAPATHIPURAM TOWN PANCHAYAT, AGASTHEESWARAM TALUK, KANYAKUMARI DISTRICT.

NAME OF OWNER: Mr. T. RAJALINGAM,
S/o. THARMARAJAN,
No. 3-108/4, SOORAPALLAM,
KANYAKUMARI DIST - 629 203.

EXISTING GROUND FLOOR WITH DOOR NO: 3-108/4
APPROVAL NO: 35/2009 DATED 20.07.2009

SITE AREA DETAILS

R.SY. NO	AS PER DOCUMENT		AS PER PATTA	AS PER SITE
	(SQM)	(SFT)	(SQM)	(SQM)
60/6B	404.90	4358.31	405.00	405.46

EXISTING AREA DETAILS

FLOOR DETAILS	FSI AREA (SQM)	NON FSI AREA (SQM)	BUILT-UP AREA	
			SQM	SFT
GROUND FLOOR	96.21	-	96.18	1035.22

PROPOSED AREA DETAILS

FLOOR DETAILS	FSI AREA (SQM)	NON FSI AREA (SQM)	BUILT-UP AREA	
			SQM	SFT
GROUND FLOOR	11.23	-	11.26	121.20
FIRST FLOOR	107.44	-	107.44	1156.48
SECOND FLOOR	38.08	-	38.08	409.89
TOTAL AREA	153.88	-	156.78	1687.57

PARKING CALCULATION

REQUIREMENTS :

2 CAR AND 2 TWO WHEELER SPACE FOR INDIVIDUAL HOUSE WITH SINGLE DWELLING UNIT HAVING FLOOR AREA UPTO 300 SQM

TYPE	REQUIRED	PROVIDED		
		NORMAL	DA	TOTAL
CAR	2	2	-	2
TWO WHEELER	2	2	-	2

TOTAL BUILDING AREA DETAILS

TOTAL BUILDING AREA = EXISTING GF + EXISTING FF + PROPOSED FF + PROPOSED SF
= 96.18 + 11.26 + 107.44 + 38.08
= 252.96 SQM (2722.84 SFT)

VACANT AREA DETAILS

VACANT AREA = SITE AREA - GROUND FLOOR AREA
= 404.90 - 107.44
= 297.46 SQM (3201.83 SFT)

CERTIFIED THAT PROVISIONS SHALL BE MADE TO RAIN WATER HARVESTING ARRANGEMENTS SYSTEM IN THE PROPOSED CONSTRUCTION.

F.S.I AREA = TOTAL FSI AREA
PLOT AREA
= 252.96
404.90
= 0.62 < 2

PLOT COVERAGE = GROUND FLOOR AREA
PLOT AREA
= 107.44
404.90
= 26.53%

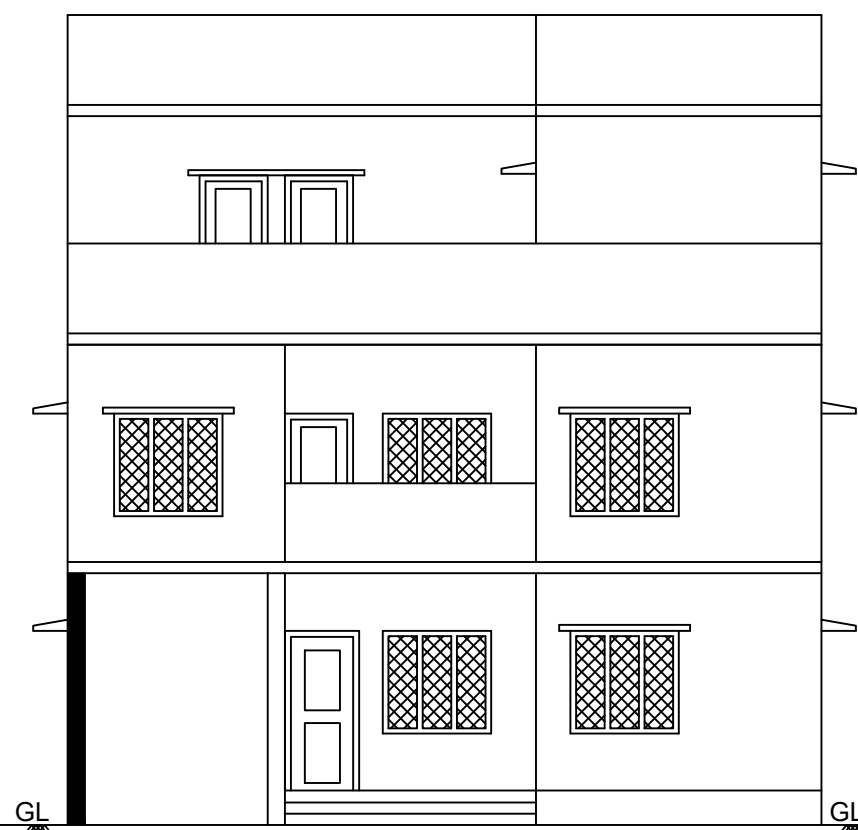
SIGNATURE OF REGISTERED DEVELOPER (OR)
LAND AND BUILDING OWNERS

Lion Er. R. RAJIV, M.E. (Struct. Eng.)
REGISTERED ENGINEER GR - III
REG. NO: RE-III/NLPA/2019/004
DTCP, KANYAKUMARI
M: (+91) 944 5444 911

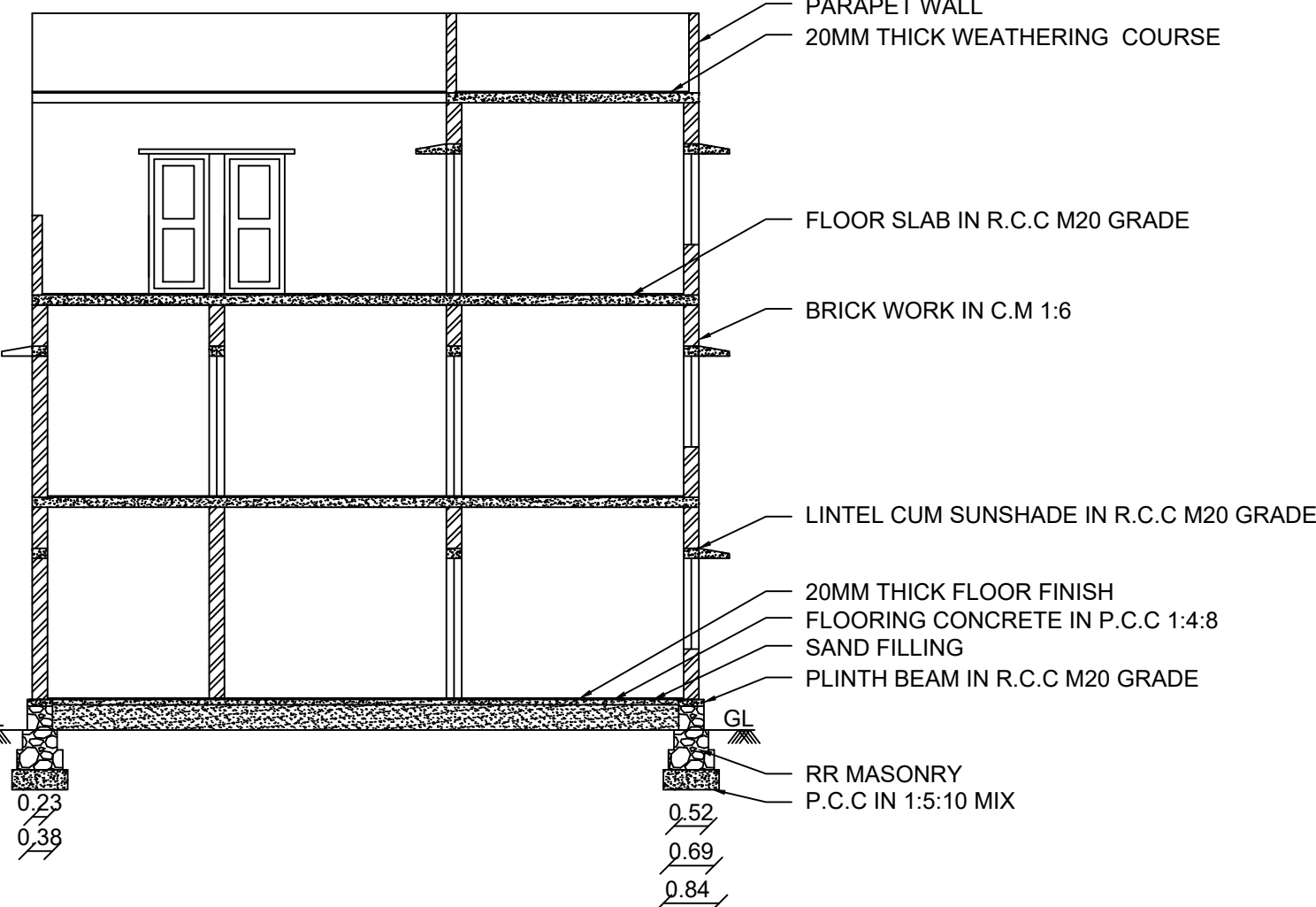
SIGNATURE OF REGISTERED ENGINEER

PROJECT NO ABPL-FY2526-NGL-P-032

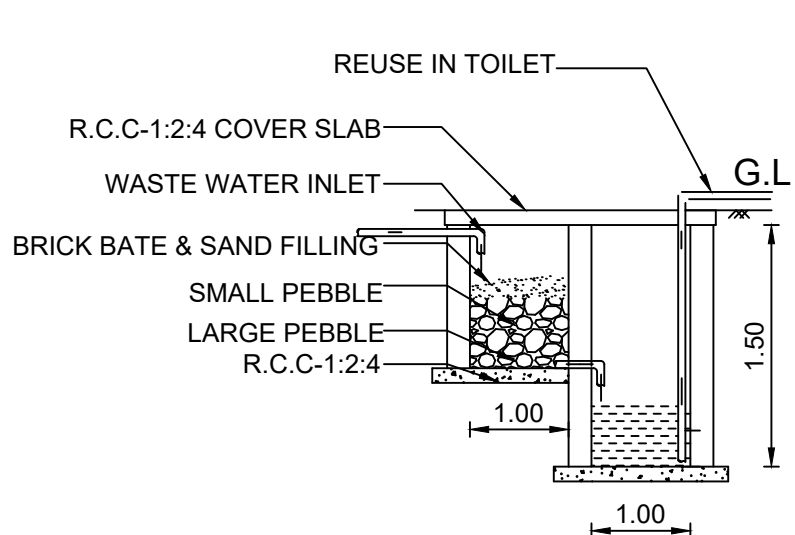
CONSULTANT:
ABIRA BUILDERS PRIVATE LIMITED
No.340A, First Floor,Bakkiyam Complex,
Rajakkamangalam Road, Chettikulam,
Nagercoil - 629 002. T: 04652- 356 006
E-Mail: abirabuilders.in@gmail.com
Website: www.abirabuilders.com



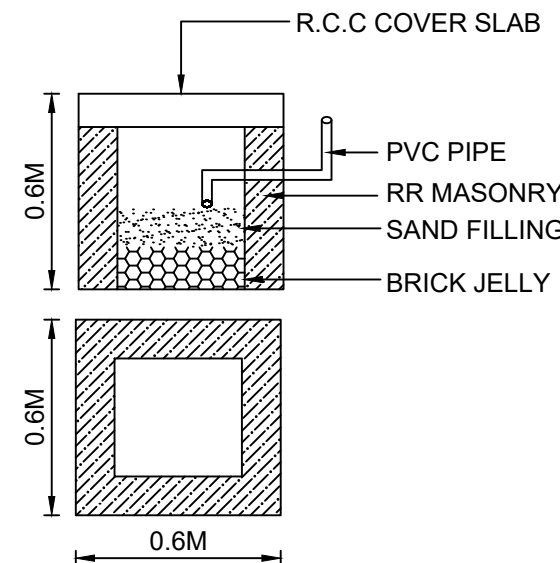
ELEVATION



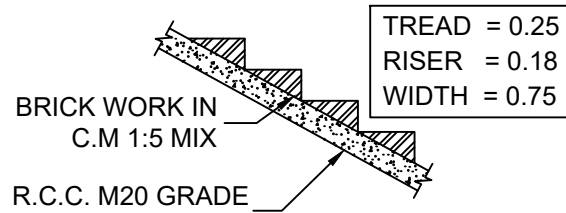
SECTION A-A



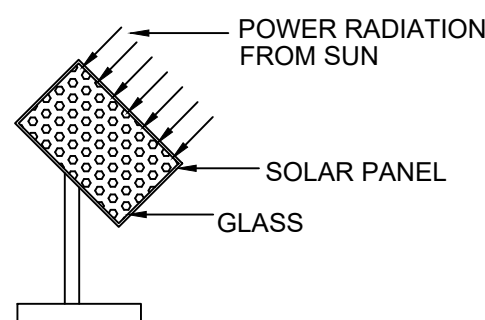
RECYCLING OF WASTE WATER
KITCHEN & BATH ROOM
(NOT TO SCALE)



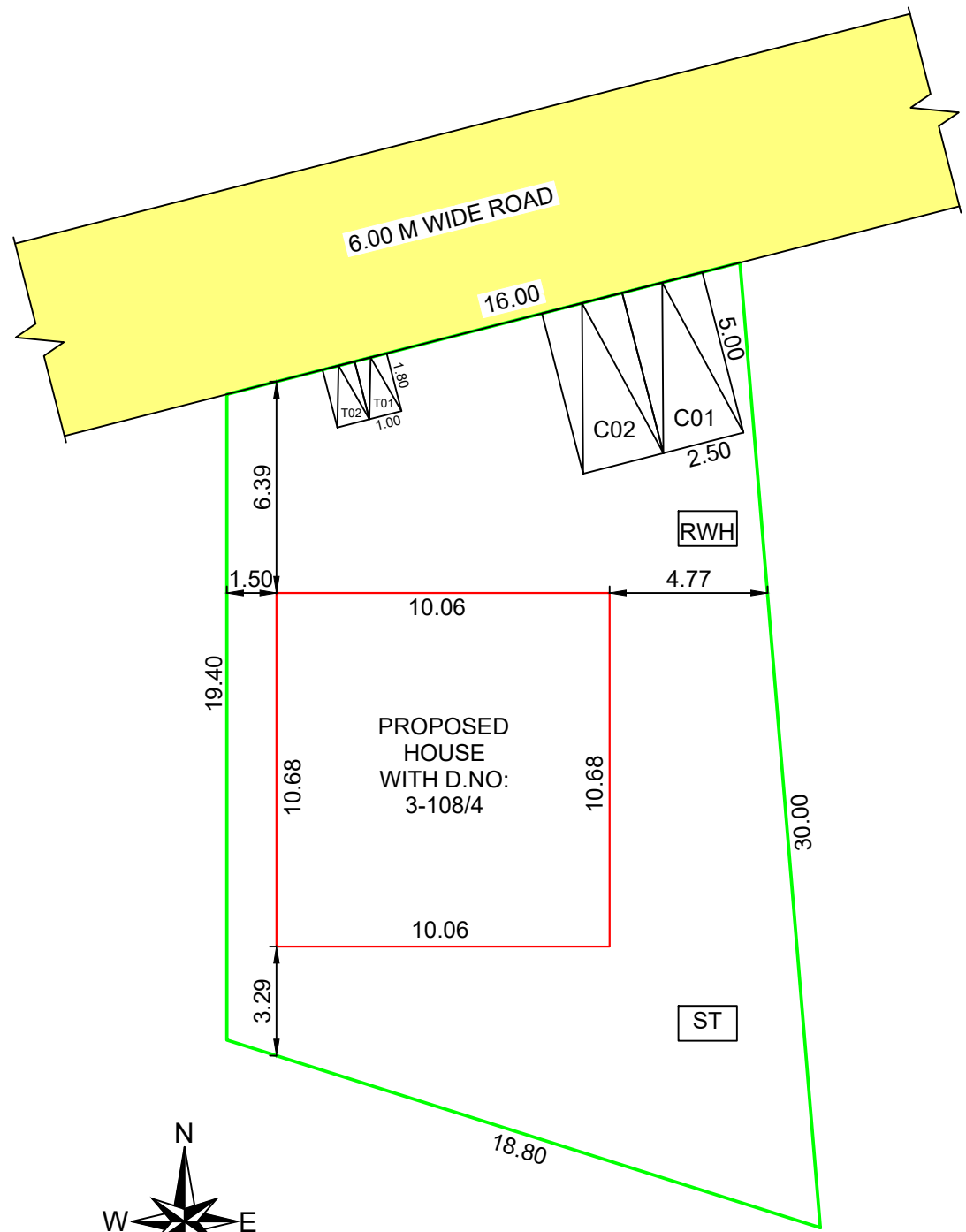
RAINWATER
HARVESTING DETAILS
DRG - 1A
(NOT TO SCALE)



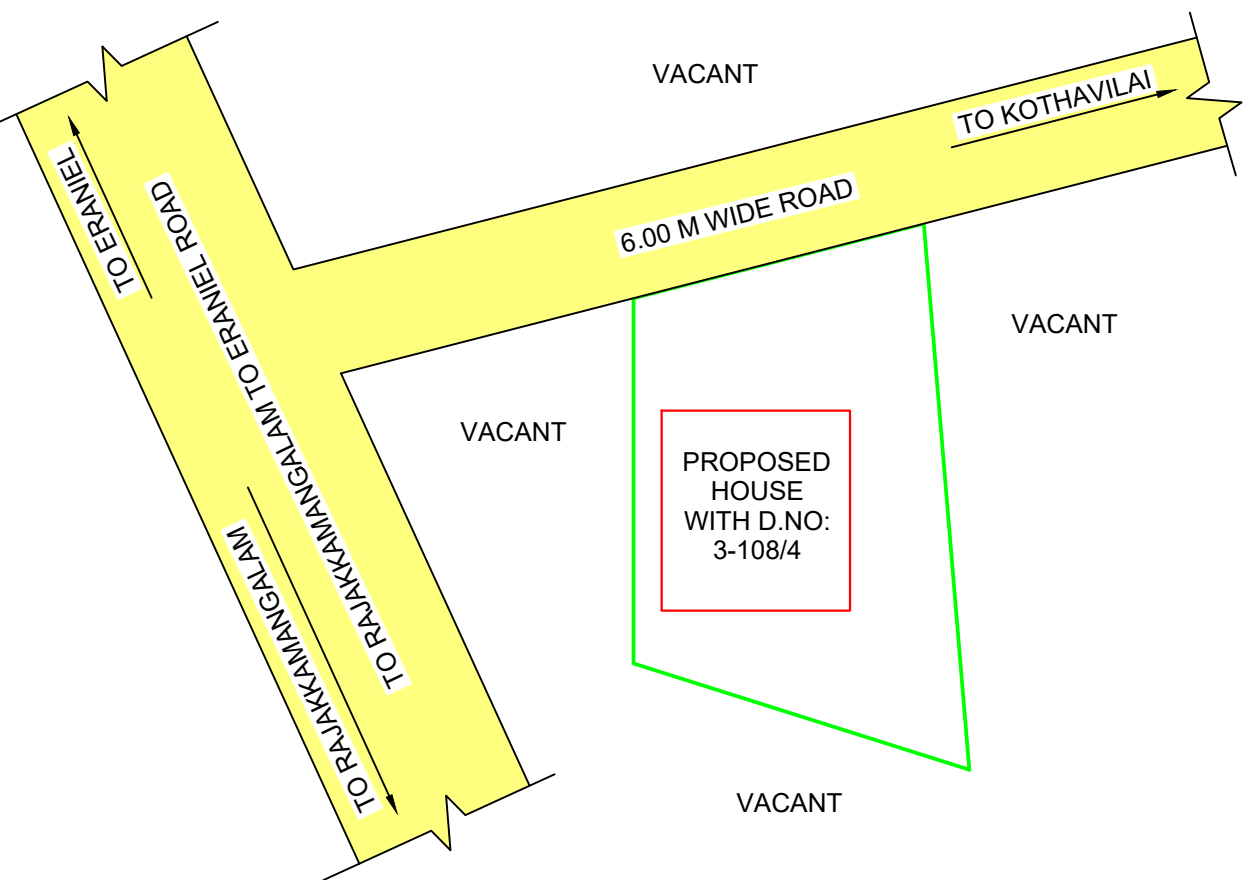
STAIRCASE DETAILS
(NOT TO SCALE)



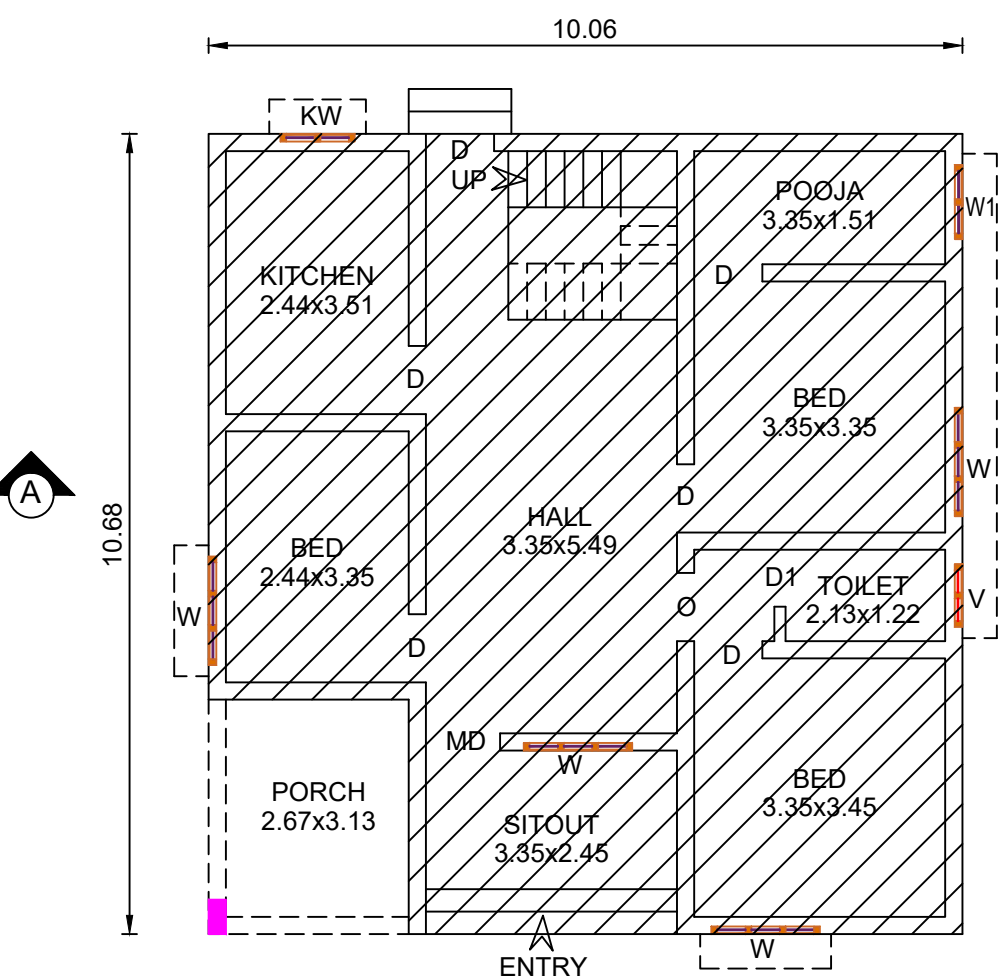
SOLAR SYSTEM
(NOT TO SCALE)



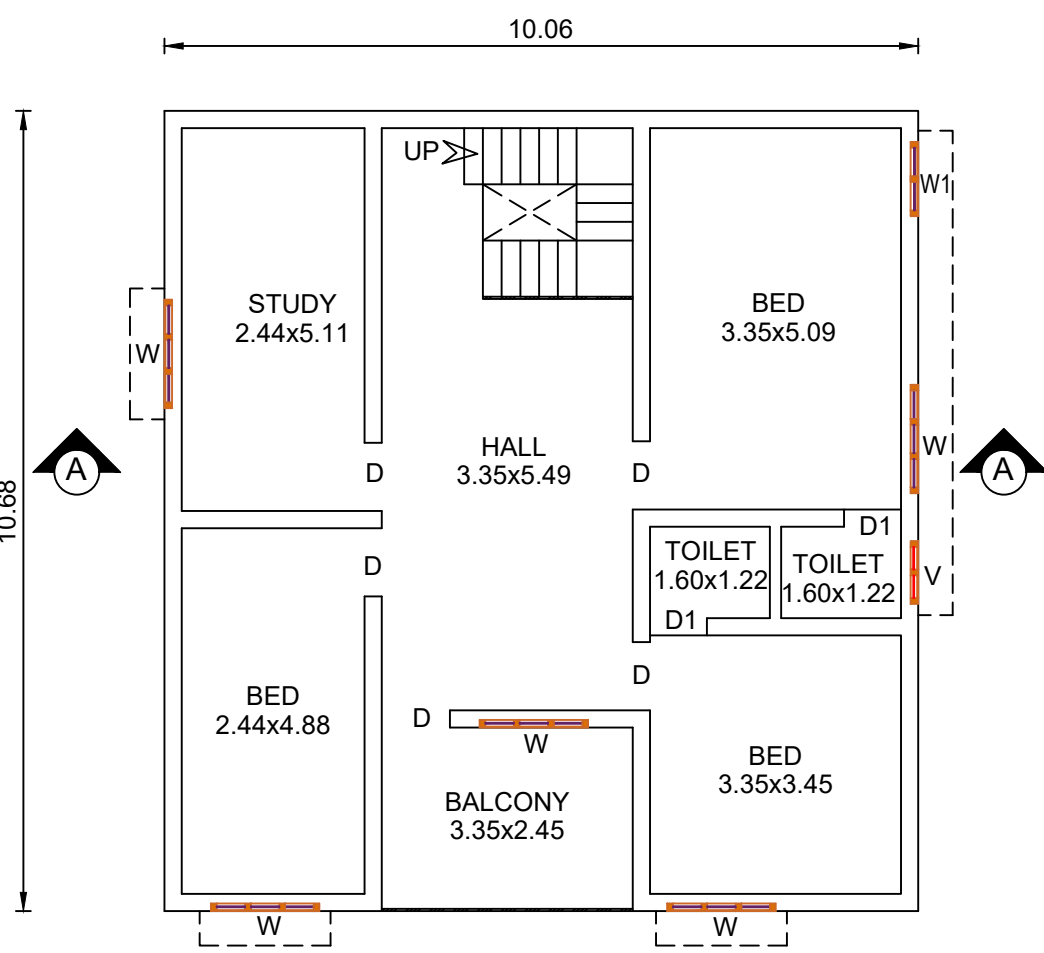
SITE PLAN



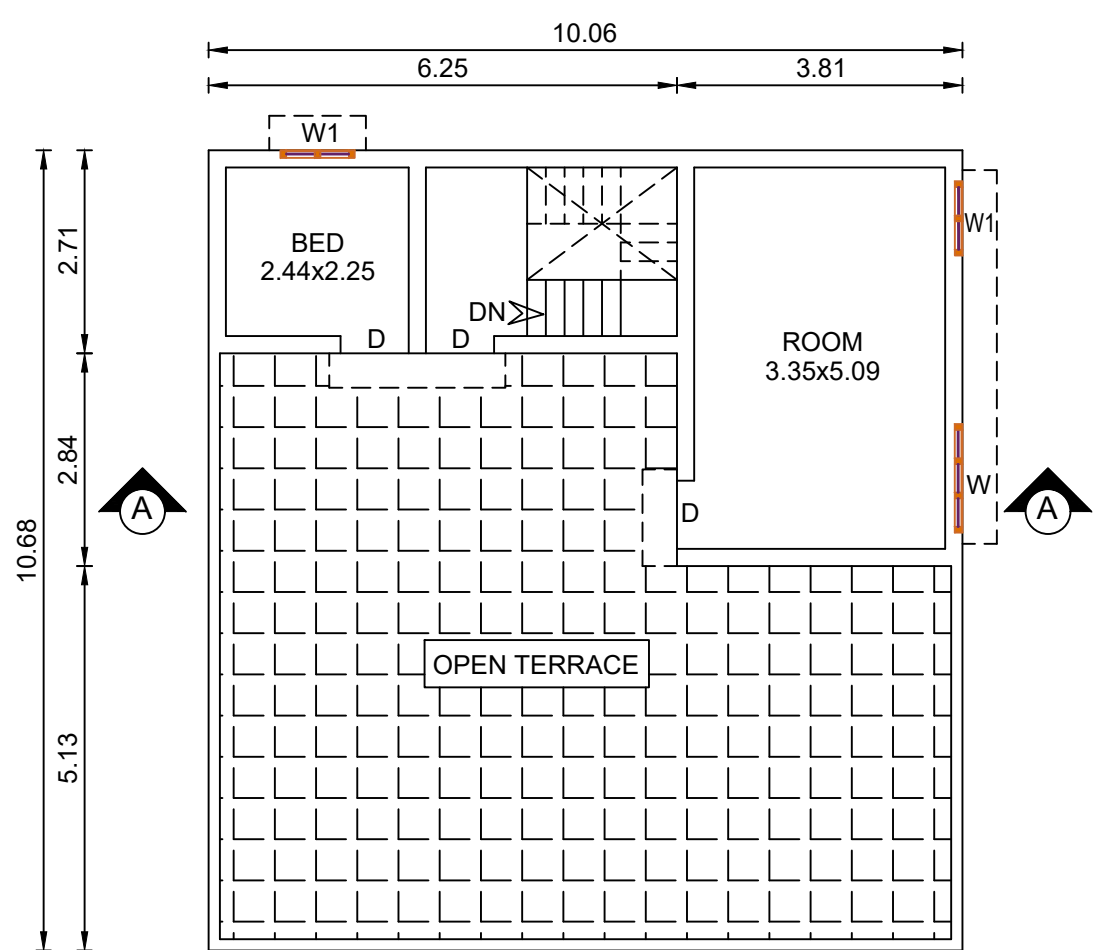
KEY PLAN



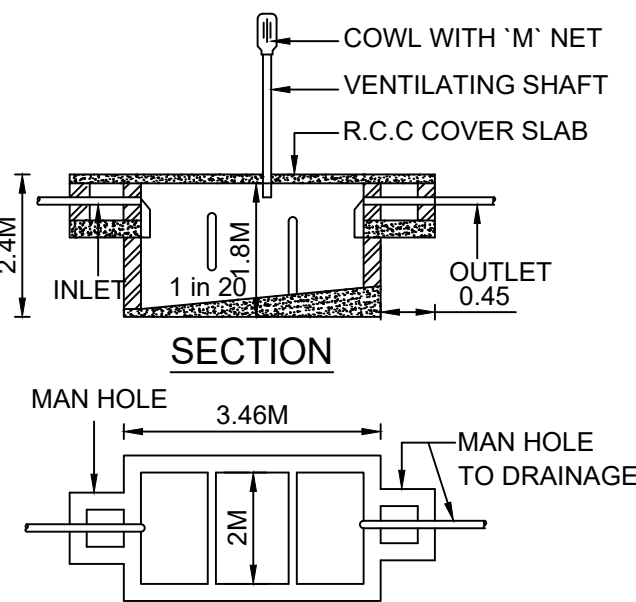
GROUND FLOOR PLAN



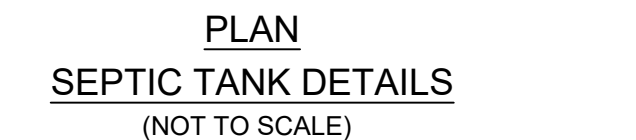
FIRST FLOOR PLAN



D FLOOR PLAN



SECTION



PLAN

SEPTIC TANK DETAILS
(NOT TO SCALE)



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.

