

PP

APPROVAL RECORD

Planning Permission

Kanniyakumari district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

DTCP

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.

AS PER SITE AREA - 308.00 Sqm - 3315.31 Sqft

CERTIFICATE	<u>PLOT COVERAGE RATIO</u>
Certified that provision shall be made to provide rain water harvesting arrangements system in the proposed construction.	PC - $\frac{161.70 \times 100}{308.00} = 52.50 \%$
NOTE:	

Certified that provision shall be made to provide rain water harvesting arrangements system in the proposed construction.

1. RAIN WATER HARVESTING RECYCLING IS TO BE PROVIDED.
2. BATH ROOM AND WASHBASIN RECYCLING WATER SYSTEM IS TO BE PROVIDED.
3. FIRE EXTINGUISHER IS TO BE PROVIDED.
4. EMERGENCY ALARM IS TO BE PROVIDED.
5. SOLAR ASSISTED WATER HEATING SYSTEM IS TO BE PROVIDED
6. WASTE WATER COLLECTED TO SUMP AND DISPOSED BY PRIVATE SEWAGE TRUCKS.
7. SOLID WASTE DISPOSED BY MUNICIPAL TRUCKS.
8. RAIN WATER PERCOLATION PIT IS TO BE PROVIDED.
9. DRINKING WATER PROVIDED AS PER MUNICIPAL NORMS.
10. U TRAP PROVIDED & OR SEPTIC TANK AND WATER TANK.
11. SEWAGE TREATMENT PLANT TO BE PROVIDED.
F.E - FIRE EXTINGUISHING SYSTEM.
E.A - EMERGENCY ALARM.
P.P - PERCOLATION PIT.

MR.PADMA KUMAR
S/O.MR.PARAMASIVAM
5-43 A, PILLAYARVILAI,
RAJAKKAMANGALAM POST,
KANYAKUMARI DISTRICT.

NAME OF OWNER

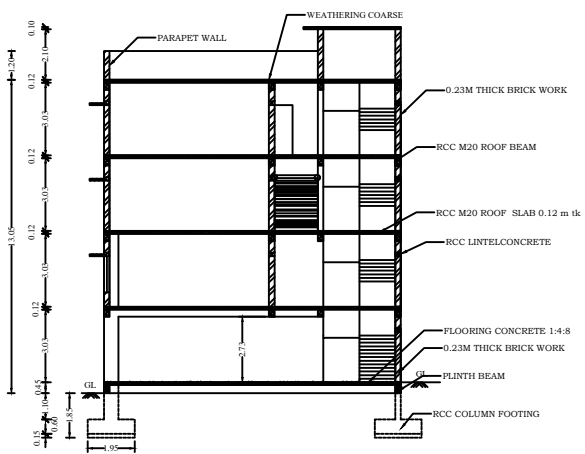
ONLINE APPLICATION
NO : SWP/BPA/701622/2025/TCF
PP/ BP/NLPA/KKDTCP NO : SWP/14/2026
BP/NLPA/KKDTCP NO : SWP/ 18/2026

One for every 25 persons or part thereof, exceeding 15, For female personnel 1 for every 15 persons or part thereof, exceeding 10

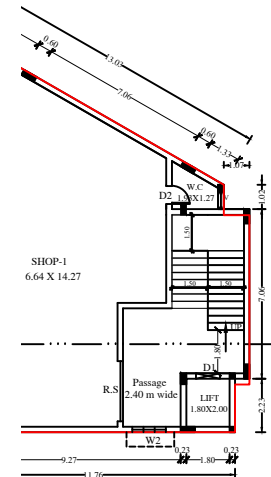
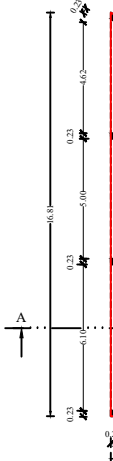
Dr. A. UMA MAGESHWARI
Registered Engineer Grade -I,
Reg. No: RE-1 / KKDTC / 007 / 2022
SHANAS CONSTRUCTIONS
10-64, Poochikadu, Ganapathipuram - 629 502
Cell No: 9597772878, 9577718212

A line drawing of a modern building facade. The building is composed of several rectangular blocks. The top section features a row of ten small, square windows. Below this, there are two larger rectangular sections, each containing a smaller, dark rectangular window. To the right of these sections is a vertical strip of horizontal lines. The building is set against a background of a grid of lines, suggesting a city street or a grid pattern.

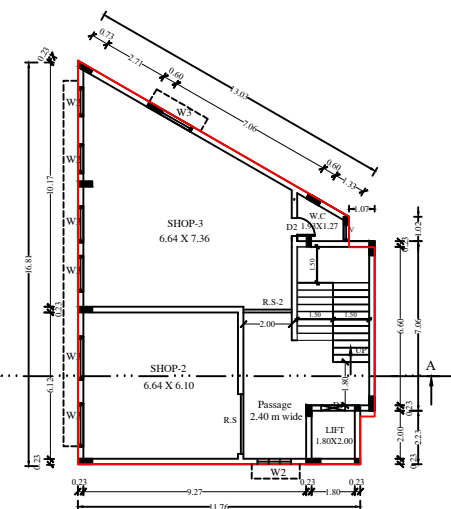
ELEVATION



SECTION ON 'AA'



FIRST FLOOR PLAN



SECOND FLOOR PLAN

PLAN AND SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF RETAIL SHOP BUILDING IN RE.SURVEY No: 1006 / 4C2 OF RAJAKKAMANGALAM VILLAGE AT PILLAYARVILAI IN ELLUVILAI VILLAGE PANCHAYAT, RAJAKKAMANGALAM PANCHAYAT UNION AGASTHEESWARAM TALUK, KANYAKUMARI DISTRICT.

AREA DETAILS

AS PER SITE AREA - 308.00 Sqm - 3315.31 Sqft

ALL DIMENSIONS ARE IN 'M'			PROPOSED AREA DETAILS						
PLAN	1:100	SITE PLAN	1:100	S.NO	DESCRIPTION	FSI (sqm)	NON FSI (sqm)	TOTAL (sqm)	TOTAL (sqft)
CERTIFICATE									
Certified that provision shall be made to provide rain water harvesting arrangements system in the proposed construction.									
SCHEDULE OF JOINERY									
TYPE	DESCRIPTION	SIZE (M)							
RS	ROLLING SHUTTER	2.50 x 2.40		00	GROUND FLOOR (PARKING)	-	161.70	161.70	1740.54
RS-1	ROLLING SHUTTER	2.00 x 2.40		01	FIRST FLOOR	161.70	-	161.70	1740.54
RS-2	ROLLING SHUTTER	1.10 x 2.40		02	SECOND FLOOR	161.70	-	161.70	1740.54
D1	DOOR	1.20 x 2.10		03	THIRD FLOOR	161.70	-	161.70	1740.54
D2	DOOR	0.75 x 2.10		04	TERRACE FLOOR (HEAD ROOM)	-	29.47	29.47	317.21
W3	WINDOW	1.50 x 1.50			TOTAL AREA	485.10	191.17	676.27	7279.37
V	VENTILATOR	1.00 x 0.60							
SD	SLIDING DOOR	1.00 x 2.10							

VACANT AREA : 146.30 SQM - 1574.77 SQFT

FLOOR SPACE INDEX:

FSI - $\frac{485.10}{308.00} = 1.575 < 2.00$

PLOT COVERAGE RATIO

PC - $\frac{161.70 \times 100}{308.00} = 52.50\%$

PARKING SPACE CALCULATION:

SHOP BUILDING
1 car space and 1 Two wheeler space for every 75 sq.m or part thereof excluding the first 75 sq.m
FSI AREA- STAIR AREA = $\frac{485.10 \text{ SQM}}{(485.10-75)/75} = 5.468 \text{ NOS}$

REQUIRED PARKING		PROVIDED PARKING	
CAR SPACE	6 NOS	CAR SPACE	6 NOS (1 EV CAR)
TWO WHEELER	6 NOS	TWO WHEELER SPACE	7 NOS (2 EV TWO WHEELER)

ADDRESS

MR. PADMA KUMAR
S/O. MR. PARAMASIVAM
5-43 A, PILLAYARVILAI,
RAJAKKAMANGALAM POST,
KANYAKUMARI DISTRICT.

NAME OF OWNER

OFFICE USE

ONLINE APPLICATION NO : SWP/BPA/701622/2025/TCP

PP/ BP/NLPA/KKDTCP NO : SWP/14/2026

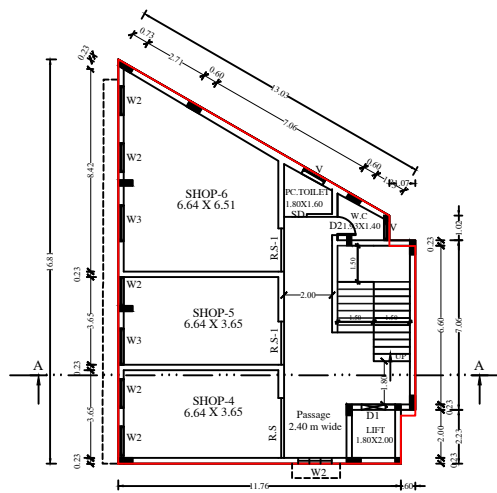
BP/NLPA/KKDTCP NO : SWP/18/2026

- SITE BOUNDARY
- PROPOSED BUILDING
- ROAD
- DRIVE WAY

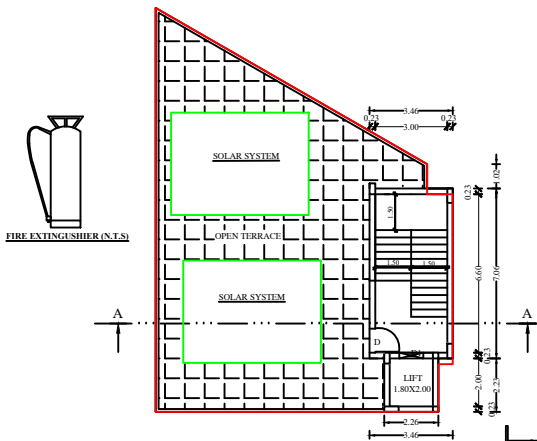
ER. A. UMA NAGESHWARI,
Registered Engineer Grade - I,
Reg. No: RE-1 / KKDTCP / 007 / 2022
SHANAS CONSTRUCTIONS
10-64, Poochikadu, Ganapathipuram - 629 502.
Cell No: 9597772878, 957771828

REGISTERED CONSTRUCTION ENGINEERS

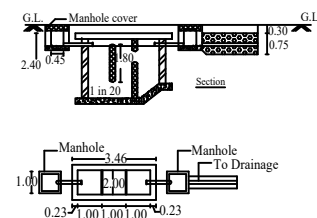
REGISTERED ENGINEERS



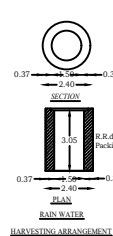
THIRD FLOOR PLAN



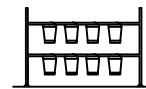
TERRACE FLOOR PLAN



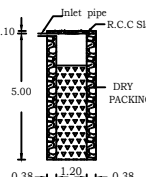
Details of Septic Tank Plan



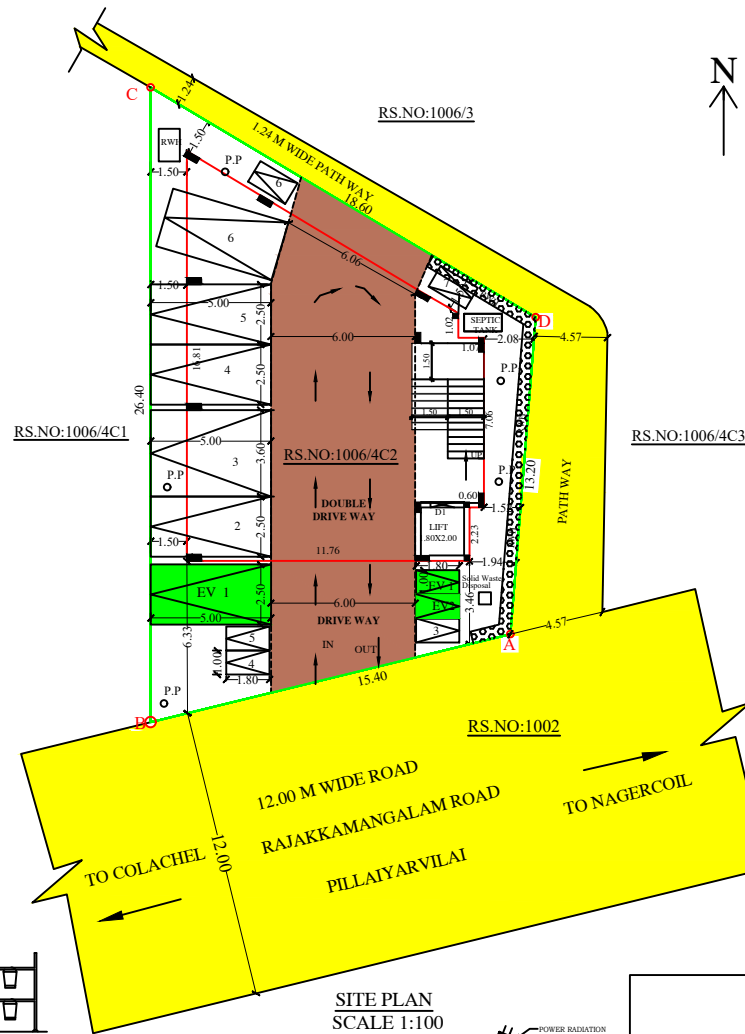
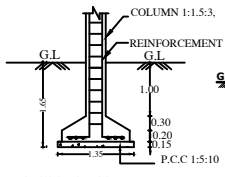
HARVESTING ARRANGEMENT



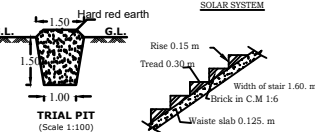
SAND BUCKETS (N.T.S)



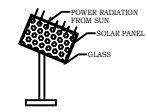
WASTE WATER TANK

SITE PLAN
SCALE 1:100

SECTION OF COLUMN



TRIAL PIT (Scale 1:100)



STAIR DETAILS

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.

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.

