

PP

APPROVAL RECORD

Planning Permission

Kanniyakumari district, Tamil Nadu

APPROVAL TYPE

Building Plan

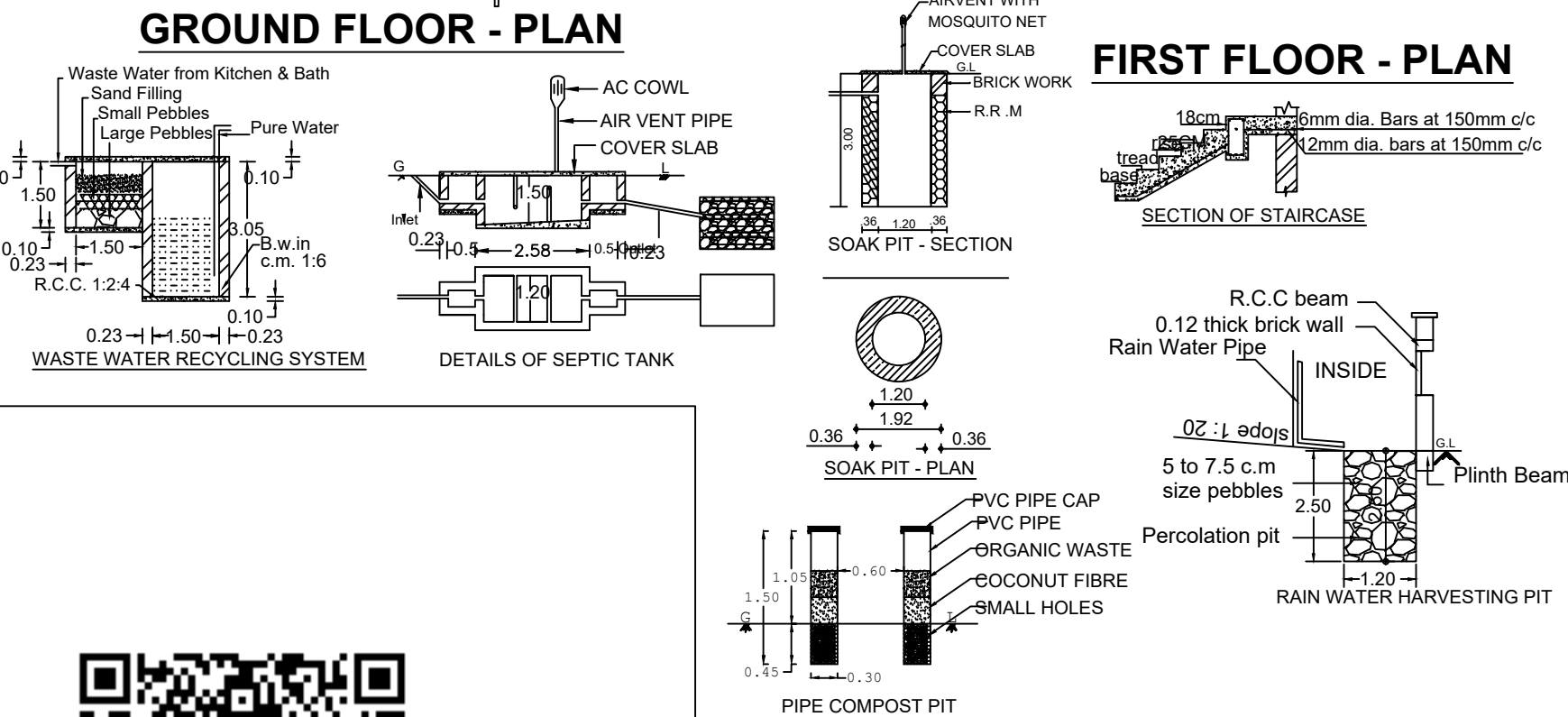
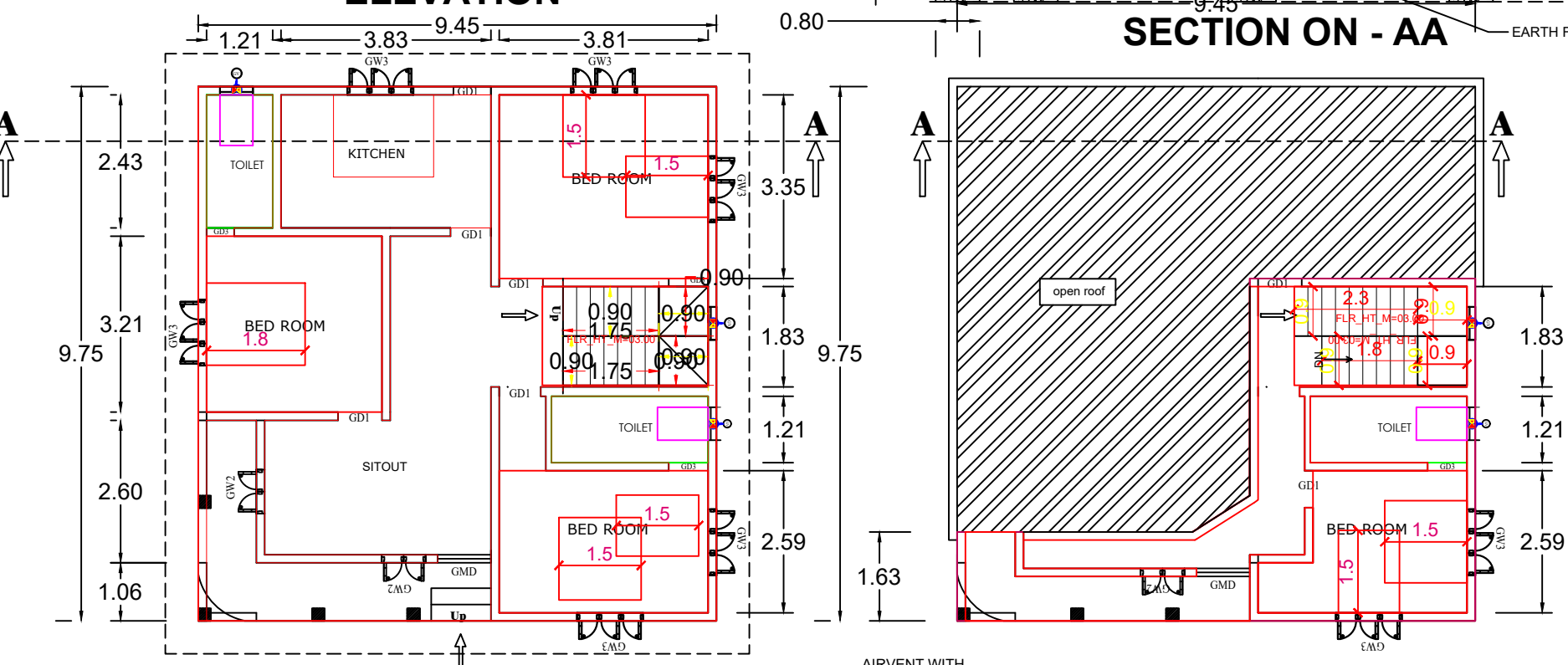
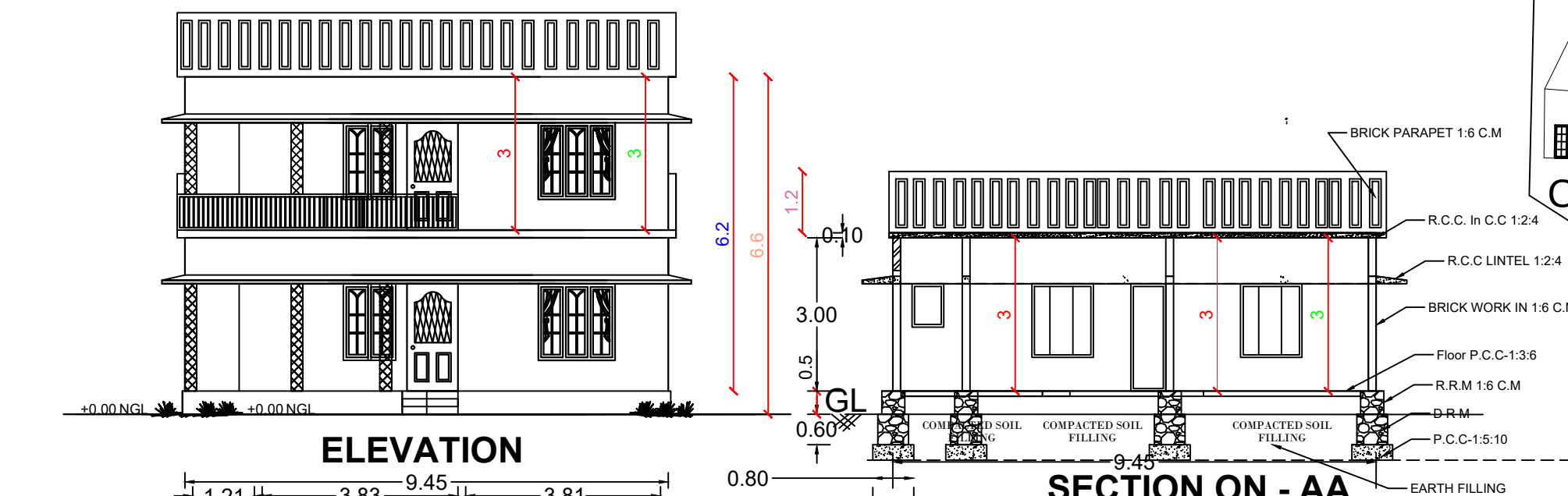
ISSUING AUTHORITY

Rural Panchayat

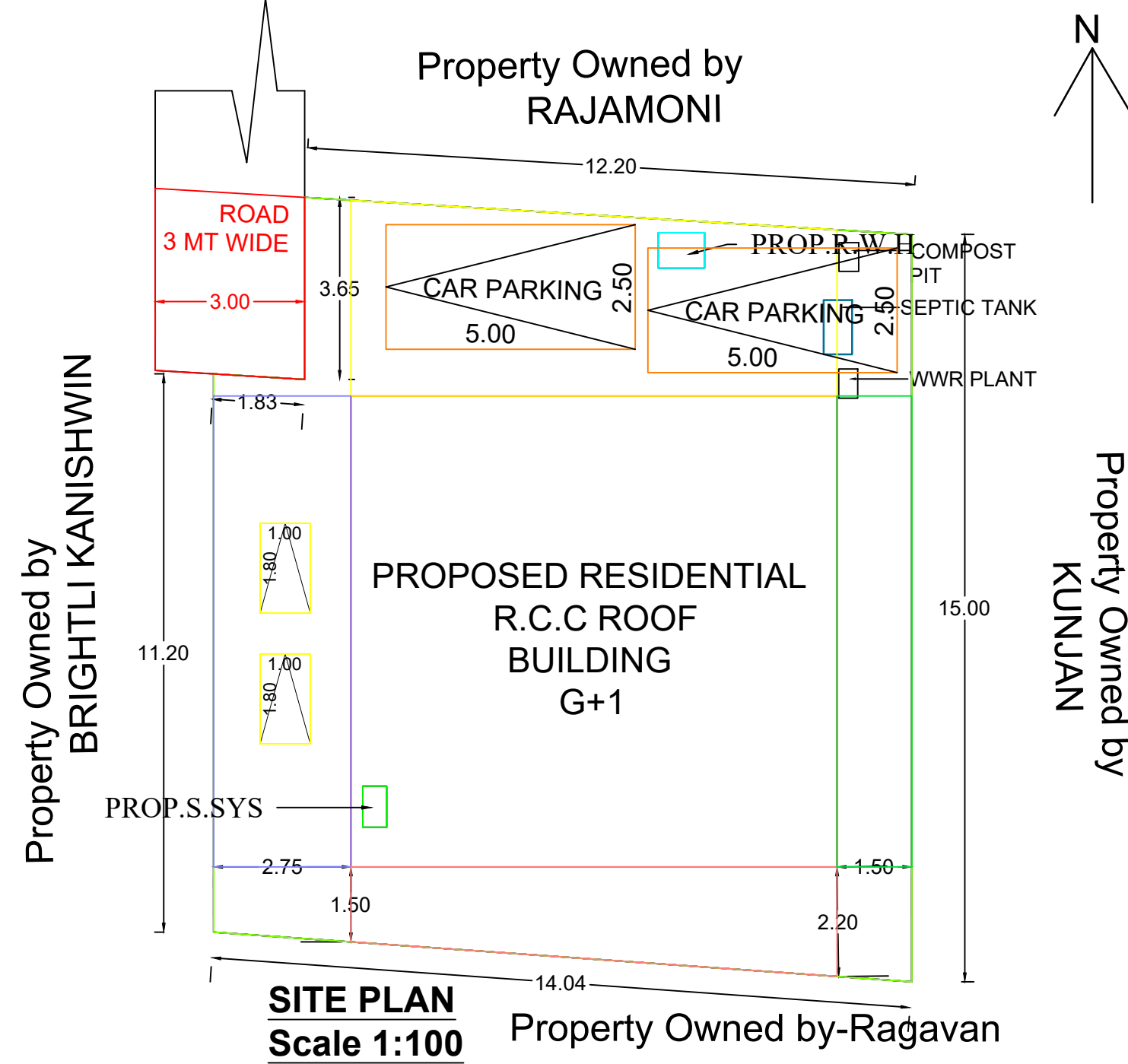
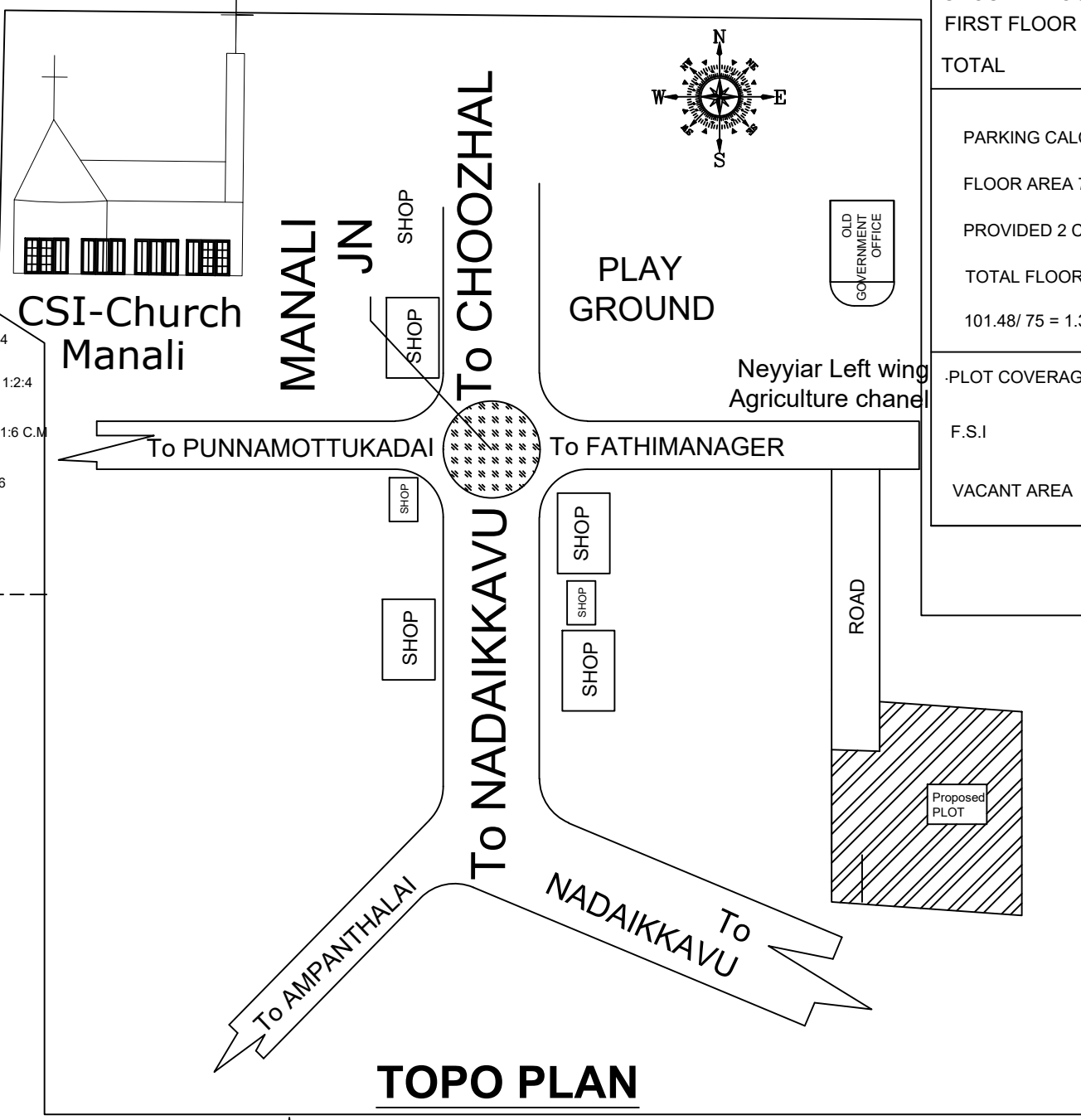
The approval as the planning authority issued it, reproduced in full behind this page.

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

OWNER'S NAME : Mr. MANIKANDAN, S/o Mr.Sankaran Asari.



DOOR	D 0.90X2.10	<u>Applicant Address:</u> Mr. MANIKANDAN, S/o Mr.Sankaran Asari. 3/65, Oorambu Vilai, Choozhal, Adaikkakuzhi P.O, Kanyakumari District, POST-629-153
WINDOW	W3 1.50X1.50	
WINDOW	KW 1.20X0.90	
VENTILATOR	V 0.90X0.60	
WINDOW	W2 1.20X1.50	
ROLLING SHUTTER	RS 1.80 X 2.40	



AREA OF THE PLOT : 5.000 CENTS (202.35 SQ.M)		
BUILDING	PLINTH AREA	FLOOR AREA
GROUND FLOOR	92.14 M² (991 SQ.FT)	73.71 M² (793 SQ.FT)
FIRST FLOOR	34.71 M² (373 SQ.FT)	27.77 M² (299 SQ.FT)
TOTAL	126.85 M² (1,364 SQ.FT)	101.48 M² (1,092 SQ.FT)

PARKING CALCULATION ACCORDING TO TNCDBR 2019				
FLOOR AREA 75 SQ.M IN ONE DWELLING				
PROVIDED 2 CAR SPACE AND 2 TWO WHEELER SPACE.				
TOTAL FLOOR AREA = 101.48 M2				
101.48/ 75 = 1.35 (1.5 & 1.5 EACH)				
·PLOT COVERAGE =	G.F Plinth area SITE AREA	= $\frac{92.14}{202.35}$	X100 =	45.53 %
F.S.I	= TOTAL PLINTH AREA SITE AREA	= $\frac{126.85}{202.35}$	=	0.62
VACANT AREA	= 110.21	SQMT		

COLOUR INDEX	
PLOT BOUNDARY	
PRO.BUILDING	
EX.BUILDING	
ROAD	
PATHWAY	
WALL THICK 0.15M	

SCAL 1:100
ALL DIMENSIONS ARE IN METER

Drawn By:
BHASKARA CONSTRUCTION
KOLLEMCODE
9865654459


E. S. PRINCELAL
Engineer - Grade III-RE
Reg. No: 172/LS/2022/00006
Chithiravada Road Pimp Vallenkodam-629 161
Mobile: 980 654459
ENGINEER

OWNER

OFFICE USE:

PLAN INFO
PLOT_AREA_M2= 202.35
AS_AT_SITE= 202.36
FMB_OR_PLR=202.35
AS_PER_DOCUMENT=202.35
DISTRICT=KANYAKUMARI
TALUK=KILLYOOR
SURVEY_NO= 455/1A1
PATTA_NO= 3410
IS_SWIMMING_POOL_EXISTS=NO
IS_APPROVED_LAYOUT=YES
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M= 3.65
ROAD_WIDTH=3.0
ROAD_LENGTH=50
AVG_PLOT_DEPTH= 13.4
AVG_PLOT_WIDTH= 14.2
LAND_USE_ZONE = RESIDENTIAL
PLOT_NO= -
RWH_DECLARED=YES
OSR_APPLICABLE=NO
OSR_SURR_BUYBACK_RETAIN=NO
PREMIUM_FSI_REQUIRED=NO
BUILDING_NEAR_TO_RIVER=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
JURISDICTION_TYPE= PANCHAYAT
IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO

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.

