

PP

APPROVAL RECORD

Planning Permission

Kanniyakumari district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

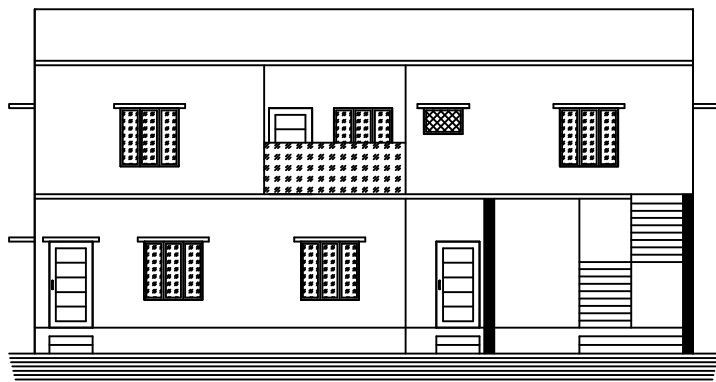
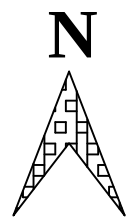
Town Panchayat

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

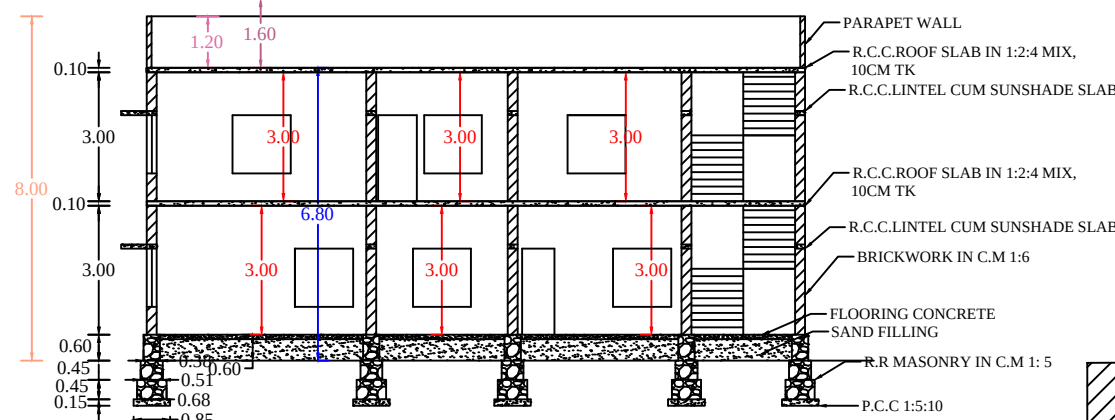
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING IN RE.SY.NO: 756/13A2, 14A2B OF KOTTARAM EAST VILLAGE AT KUMARAI NAGAR, PARAMARTHALINGAPURAM IN AGASTEESWARAM TOWN PANCHAYAT.

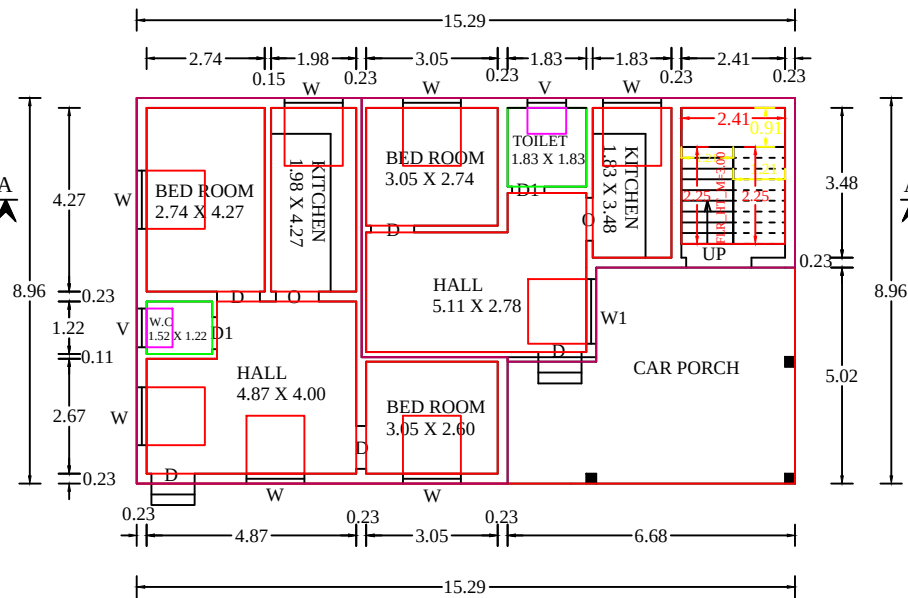
NAME OF THE OWNER: Mrs. P.S .SMITHA W/o Mr.GOPAL PILLAI



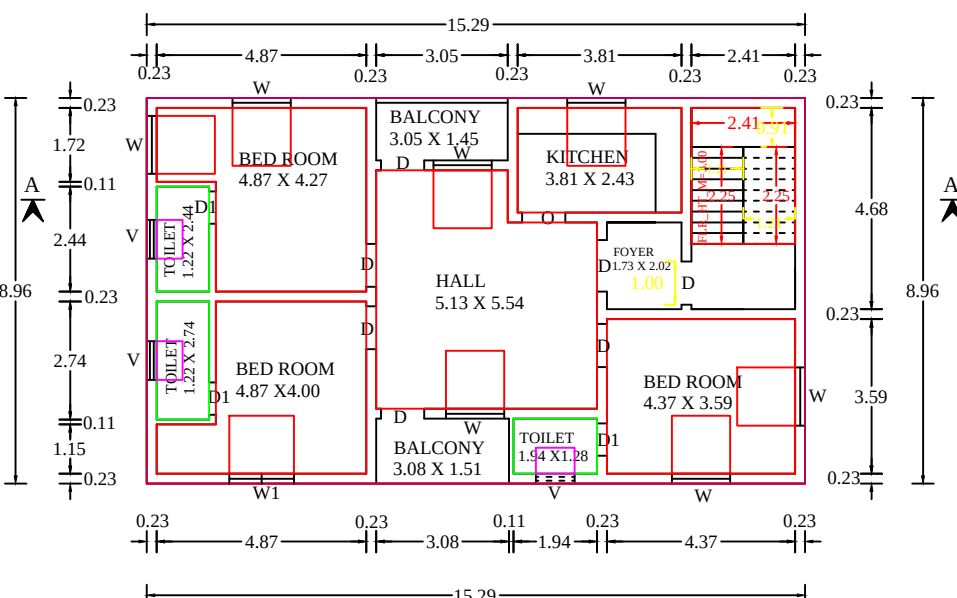
ELEVATION



SECTION AT AA'

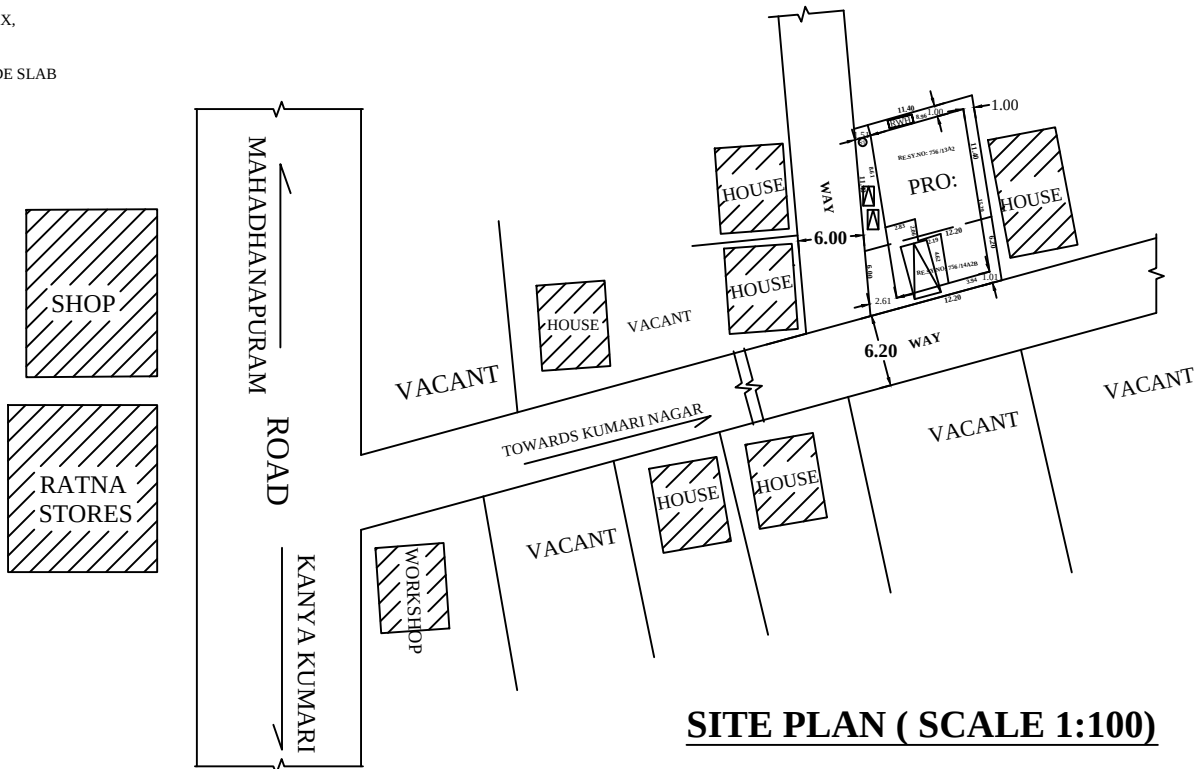


PLAN OF GROUND FLOOR

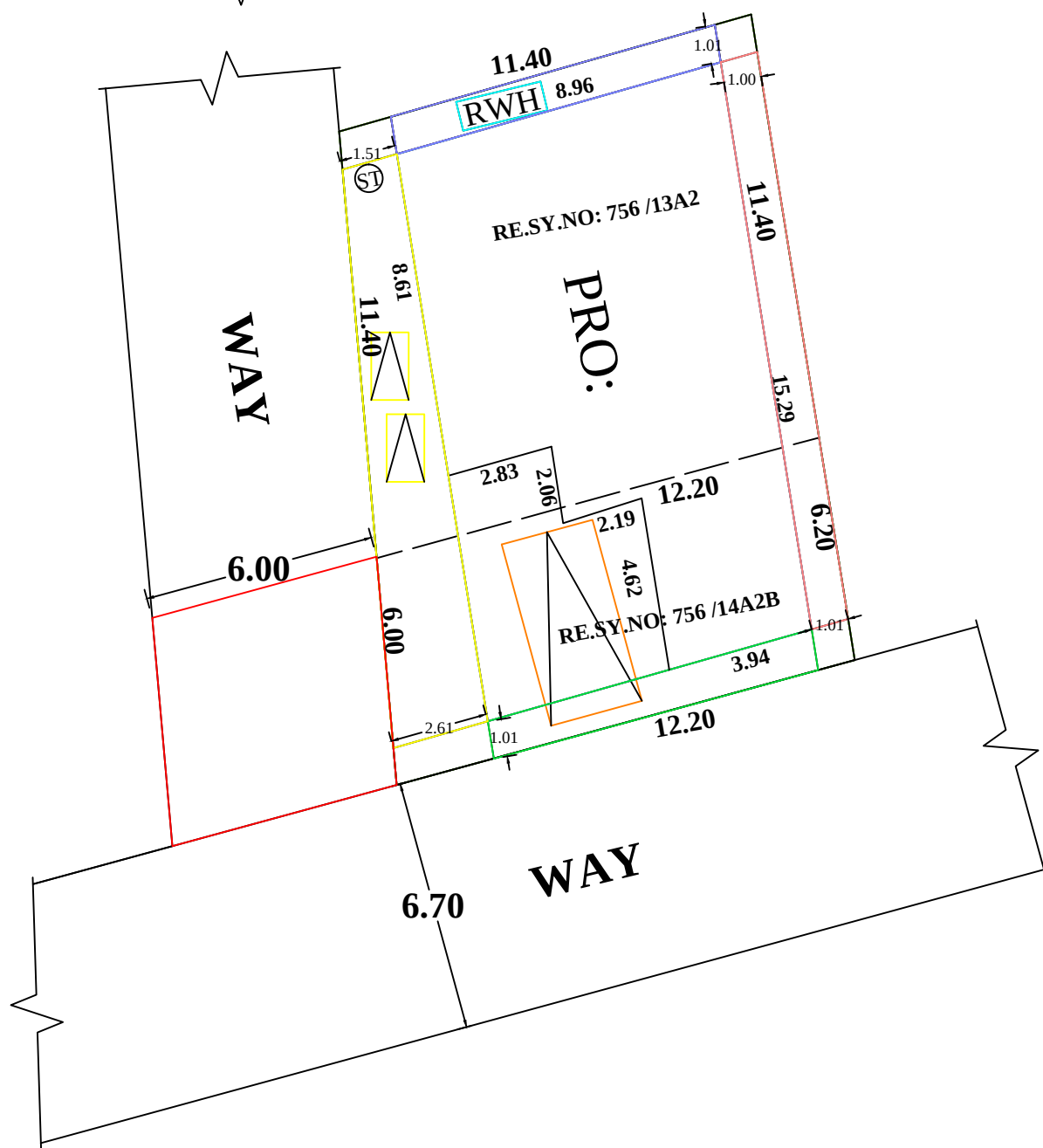


PLAN OF FIRST FLOOR

KEY PLAN (SCALE 1:400)



SITE PLAN (SCALE 1:100)



FOR OFFICE USE:

AREA DETAILS		
DESCRIPTION	SQM.	SQ.FT
SITE AREA	199.92	2151.13
PRO.G.F.AREA	137.00	1474.12
PRO. F.F. AREA	137.00	1474.12
TOTAL PRO AREA	274.00	2948.24
VACANT AREA	62.92	677.01
PLOT COVERAGE	68.52%	

JOINERY DETAILS	
D - DOOR	1.00 X 2.00
DI - DOOR	0.75 X 2.00
W- WINDOW	1.35 X 1.35
V-VENTILATOR	0.90 X 0.60
A-ARCH	1.00 X 2.00

ALL DIMENSIONS ARE IN METRE	
COLOR INDEX:	SCALE:
PROPOSED :	PLAN: 1:100
ROAD :	SITE PLAN: 1:100
BOUNDARY :	KEY PLAN: 1:400

FLOOR SPACE INDEX RATIO:	
F.S.I = $\frac{G.F + F.F}{SITE AREA}$	= $\frac{274.00}{199.92} = 1.3 < 2$

- Note:
- Certificated RWH in Type of I-A
 - Waste water used for Garden.
 - Rain water harvesting details provided
 - Solar system & Water tank provided.
 - Drinking water to be provided as per corporation norms.
 - Rain water harvesting tank to be provided.
 - Waste water from recycled water tank & Trench connected to sullage disposal tank solid waste tub to be provided.
 - 'U' traps provided in septic tank to prevent curb breeding of mosquitoes. (As per G.O.(M.S) No.: 341-dated 03.11.2004)

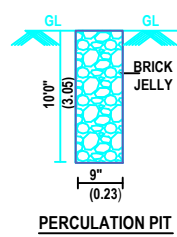
PARKING CALCULATION:
G.F. FLOOR AREA: 137.00 m²
F.F. FLOOR AREA: 137.00 m²
TOTAL FLOOR AREA: 274.00 m²
PARKING REQUIRED: 2 TWO WHEELER, 1 CAR
PARKING PROVIDED: 1 TWO WHEELER, 1 CAR

SIGNATURE OF LAND OWNER
Mrs. SMITHA P.S.
13/13-1 VIMAL SAMY BHAVAN,
NEAR REGISTER OFFICE, KOTTARAM,
KANNIYAKUMARI-629703.

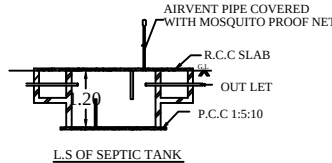
Er. MURUGAN. M., D.C.E.
Consulting Engineer & Contractor,
Registered Engineer - Grade III, REG.
Reg. No. 150 / LS / 2024 / 00015
KANYA CONSTRUCTIONS
1st Floor, Santhanamariamman Kovil Street,
Kottaram - 629703
Cell: 9443079541, 9389918955

REGISTERED ENGINEER
DESIGNED BY
Er.MURUGAN.M.D.C.E.,
Registered Engineer,
KANYA CONSTRUCTIONS,
1 St Floor, Santhanamariamman Kovil Street,
KOTTARAM- 629703
Kanya kumari District
Phone : Off- 9443079541, Cell-6380801695.

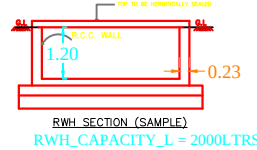
PLAN INFO
PATTA_NO=10039
AS_PER_DOCUMENT=199.92
AS_AT_SITE=207.04
FMB_OR_PLR=199.92
PLOT_AREA_M2=199.92
IS_SWIMMING_POOL_EXISTS=NO
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=6.00
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
ROAD_WIDTH=6.00
ROAD_LENGTH=17.46
AVG_PLOT_DEPTH=11.40
AVG_PLOT_WIDTH= 12.20
LAND_USE_ZONE =RESIDENTIAL
PREMIUM_FSI_REQUIRED=NO
DISTRICT=KANYAKUMARI
SURVEY_NO=756/ 13A2, 756 / 14A2B
TALUK=AGASTHEESWARAM
JURISDICTION_TYPE=PANCHAYAT
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
IS_APPROVED_LAYOUT=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVTT_BLDG=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=NO
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
NOC_FIRE_DEPT=NO
OSR_APPLICABLE=NO
IF_HERITAGE_TOWN_LESS THAN 1KM_RADIUS=NO



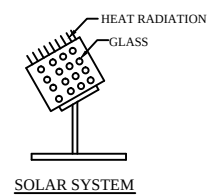
WATER_TANK_CAPACITY_L=5000LTRS



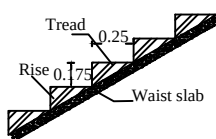
I.S OF SEPTIC TANK



RWH_SECTION (SAMPLE)
RWHL_CAPACITY_L = 2000LTRS



SOLAR SYSTEM



DETAILS OF STAIR CASE



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.

