

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.

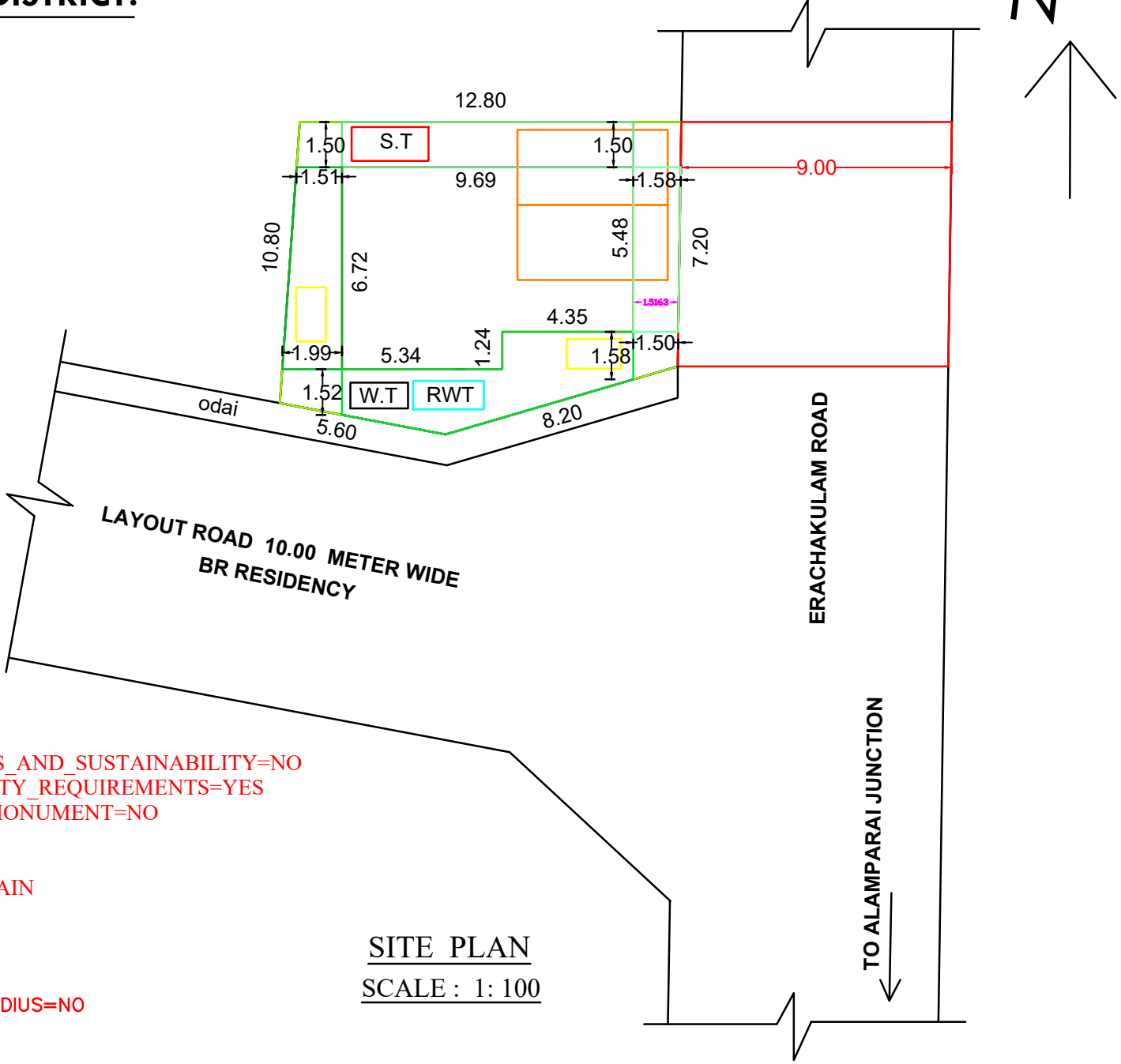
PLAN SHOWING THE PROPOSED CONSTRUCTION OF A RESIDENTIAL BUILDING IN RE-SY-NO : 22/6P OF KANYAKULAM VILLAGE, AT B.R. RESIDENCY THENIKULAM ERACHAKULAM ROAD, KANYAKULAM VILLAGE PANCHAYAT, RAJAKKAMANGALAM UNION, KANNIYAKUMARI DISTRICT.

NAME OF OWNER : Mr. B. AJITHKUMAR  
S/o. BASKARAPILLAI  
254D/1A, JEYA STREET, PERUMAL NAGER  
K. P. ROAD, PARVATHIPURAM (PO)  
KANNIYAKUMARI DISTRICT  
TAMIL NADU. 629003

( PLOT NO : 81 )

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PLAN INFO  
AS\_AT\_SITE=123.46  
FMB\_OR\_PLR=179  
AS\_PER\_DOCUMENT=123.464  
PLOT\_AREA\_M2=123.46  
SINGLE\_FAMILY\_BLDG=YES  
CRZ=NO  
SECURITY\_ZONE=NO  
SURVEY\_NO=22/6P  
PATTA\_NO=6833  
TALUK=AGASTHEESWARAM  
ACCESS\_WIDTH\_M=7.20  
ROAD\_WIDTH=9.00  
ROAD\_LENGTH=100  
AVG\_PLOT\_DEPTH=12.93  
AVG\_PLOT\_WIDTH=9.99  
LAND\_USE\_ZONE = RESIDENTIAL  
PLOT\_NO=81  
DISTRICT=KANYAKUMARI  
RWH\_DECLARED=YES  
AREA\_TYPE=OTHERS  
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  
OSR\_SURR\_BUYBACK\_RETAIN=RETAIN  
PREMIUM\_FSI\_REQUIRED=NO  
IS\_APPROVED\_LAYOUT=YES  
IS\_SWIMMING\_POOL\_EXISTS=NO  
JURISDICTION\_TYPE=PANCHAYAT  
IF\_HERITAGE\_TOWN\_LESS\_THAN\_1KM\_RADIUS=NO



ALL DIMENSIONS ARE IN METER  
PLAN SCALE 1:100

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

SCHEDULE OF JOINERIES :

|     |               |             |
|-----|---------------|-------------|
| D   | : DOOR        | : 0.90x2.10 |
| D1  | : DOOR        | : 0.75x2.10 |
| W3  | : WINDOW      | : 1.40x1.50 |
| W2  | : WINDOW      | : 1.00x1.50 |
| FW  | : WINDOW      | : 0.46x1.80 |
| SW2 | : WINDOW      | : 1.00x1.05 |
| V   | : VENTILATION | : 0.90x0.90 |
| O   | : OPEN        | : 1.00x2.10 |

| AREA DETAILS      | AREA IN<br>Sq.M | AREA IN<br>Sq.FT |
|-------------------|-----------------|------------------|
| SITE AREA         | 123.46          | 1328.92          |
| PLINTH AREA (FSI) |                 |                  |
| GROUND FLOOR      | 59.78           | 643.47           |
| FIRST FLOOR       | 59.78           | 643.47           |
| TOTAL AREA        | 119.56          | 1286.94          |
| VACANT AREA       | 63.68           | 685.45           |

PLOT COVERAGE = 59.78X100 = 48.420%  
123.46  
F.S.I = 119.56 = 0.968 < 2.0  
123.46

COLOUR INDEX

|               |  |
|---------------|--|
| SITE BOUNDARY |  |
| PROPOSED      |  |
| ROAD / LANE   |  |

PARKING CALCULATION

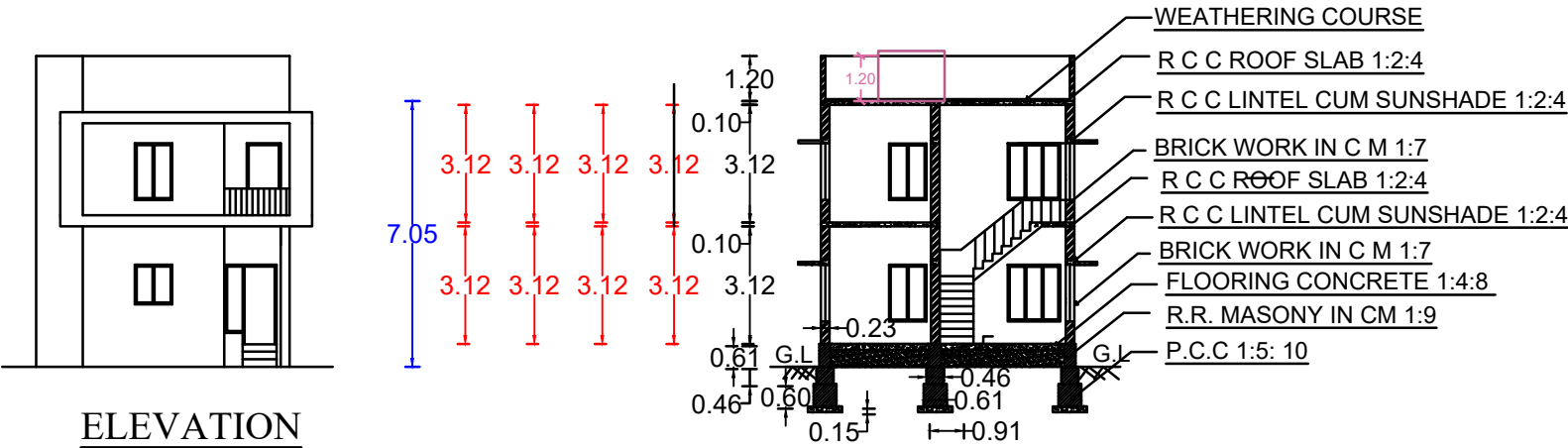
FLOOR AREA ABOVE 100 SQ.M  
1 CAR PARKING  
FLOOR AREA ABOVE 75 SQ.M AND UP TO  
100 SQ.M 1 TWO WHEELER PARKING  
FLOOR AREA : 119.56 SQ.M  
REQUIRED CAR PARKING SPACE - 2 Nos  
PROVIDED CAR PARKING SPACE - 2 Nos  
REQUIRED TWO WHEELER PARKING SPACE-2  
PROVIDED TWO WHEELER PARKING SPACE-2

Signature of Mr. B. Ajithkumar

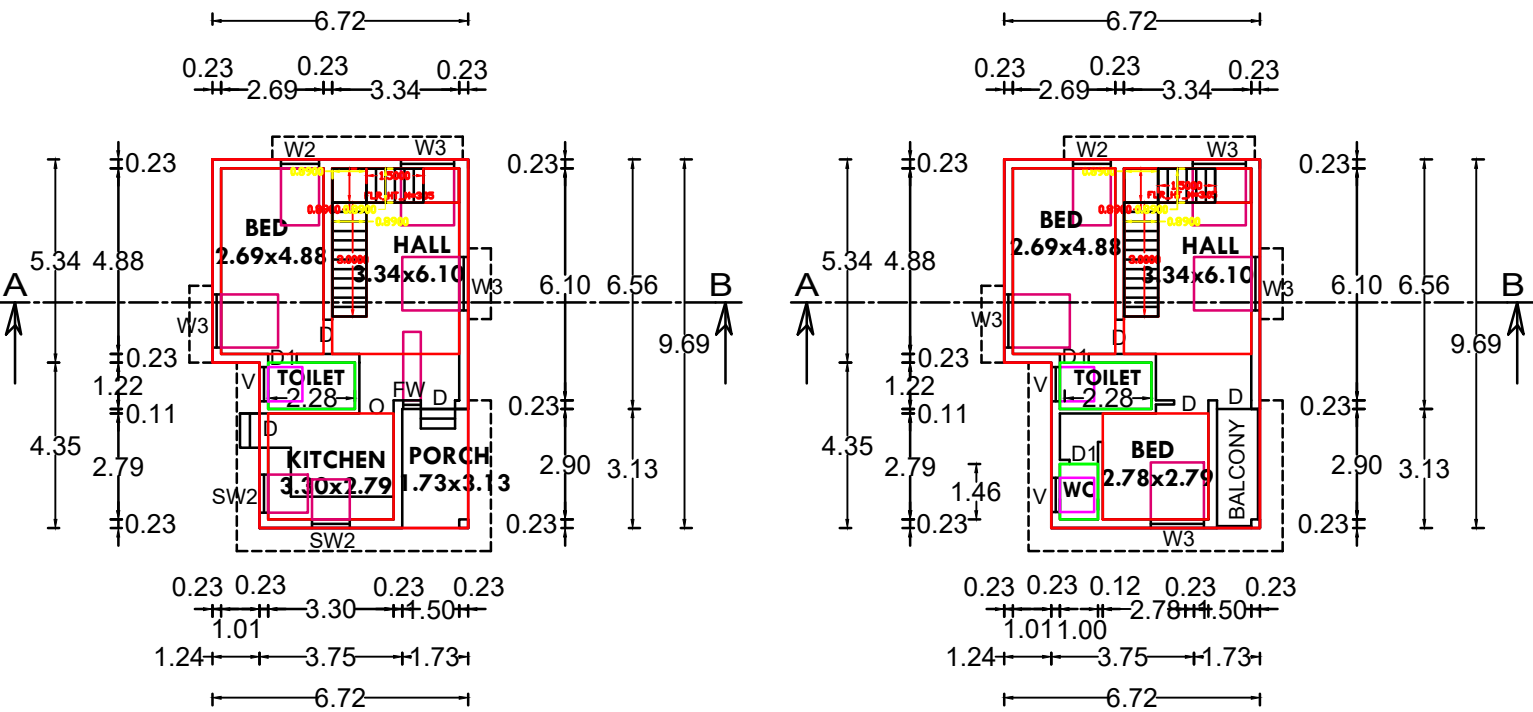
Mr. B. AJITHKUMAR  
SIGNATURE OF LAND AND  
BUILDING OWNER

Signature of A. Sahaya Antony Stephen

A. SAHAYA ANTONY STEPHEN, D.C.E  
Registered Engineer Grade - III  
Registration No. 150/LS/2019/00024  
F.R. Construction  
6-58A, Hassan Tower  
M.S. Road, Parvathipuram  
Nagercoil - 629003  
Cell: 9894028322

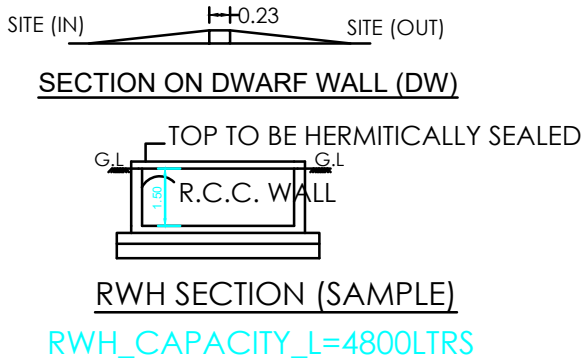


SECTION ON "AB"

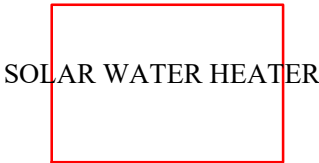


GROUND FLOOR PLAN  
SCALE : 1: 100

FIRST FLOOR PLAN  
SCALE : 1: 100

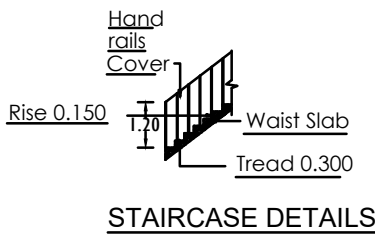


RWH SECTION (SAMPLE)  
RWH\_CAPACITY\_L=4800LTRS

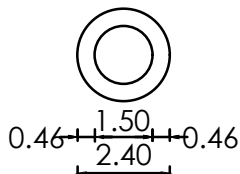


SOLAR WATER HEATER

WATER\_TANK\_CAPACITY\_L=6000LTRS



STAIRCASE DETAILS



SECTION  
RAIN WATER HARVESTING  
ARRANGEMENT  
NOT TO SCALE



INLET

SEF

# 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.

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Legal opinions, due diligence and title verification

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Building plan, layout and sub-division approvals

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Completion and occupancy certificates, regularisation

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Escrow, negotiation and NRI property management

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Land survey, soil testing, architecture and construction

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**Verified RealEstate**  
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OMR Thoraipakkam,  
Chennai 600 097, India  
[hello@verified.realestate](mailto: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.

