

PP

APPROVAL RECORD

Planning Permission

Kanniyakumari district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

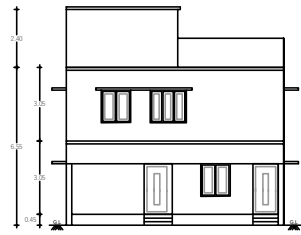
Rural Panchayat

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

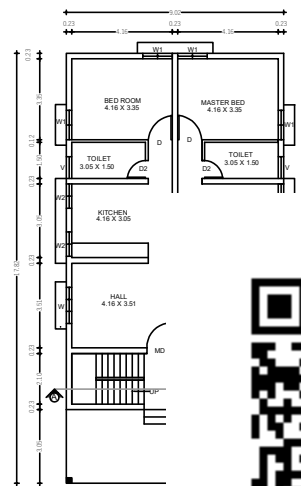
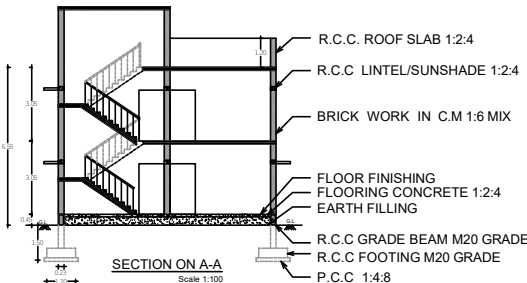
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

M /

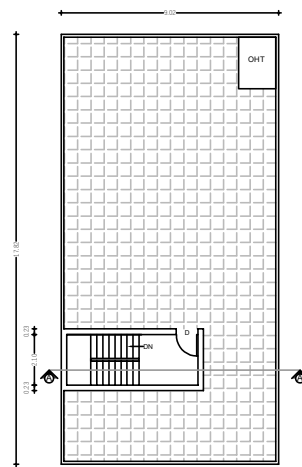
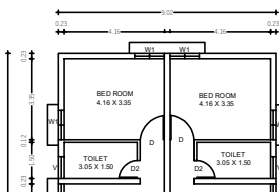
PLAN_INFO
 PLOT_NO=-
 SURVEY_NO=448/7A1B
 PATTA_NO=6258
 DISTRICT=KANYAKUMARI
 CRZ=NO
 IS_APPROVED_LAYOUT=YES
 OSR_APPLICABLE=NO
 PLOT_AREA_M2=258.73
 AS_PER_DOCUMENT=258.73
 AS_AT_SITE=258.73
 FMB_OR_PLR=258.73
 AVG_PLOT_DEPTH=22.34
 AVG_PLOT_WIDTH=11.58
 AREA_TYPE=OTHERS
 ROAD_WIDTH=8.00
 ROAD_LENGTH=40
 LAND_USE_ZONE=RESIDENTIAL
 OCCUPANCY_TYPE=RESIDENTIAL
 SINGLE_FAMILY_BLDG=YES
 RWH_DECLARED=YES
 IS_SWIMMING_POOL_EXISTS=NO
 PREMIUM_FSI_REQUIRED=NO
 BUILDING_NEAR_TO_RIVER=NO
 BUILDING_NEAR_MONUMENT=NO
 BUILDING_NEAR_GOV'T_BLDG=NO
 NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
 IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO
 JURISDICTION_TYPE-PANCHAYAT



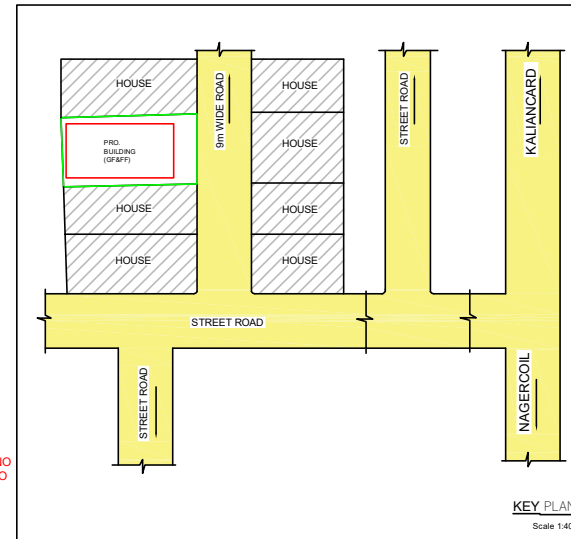
ELEVATION
Scale 1:100



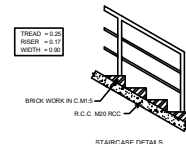
GROUND



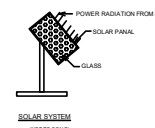
TERRACE FLOOR PLAN
Scale 1:100



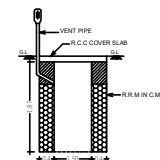
KEY PLAN



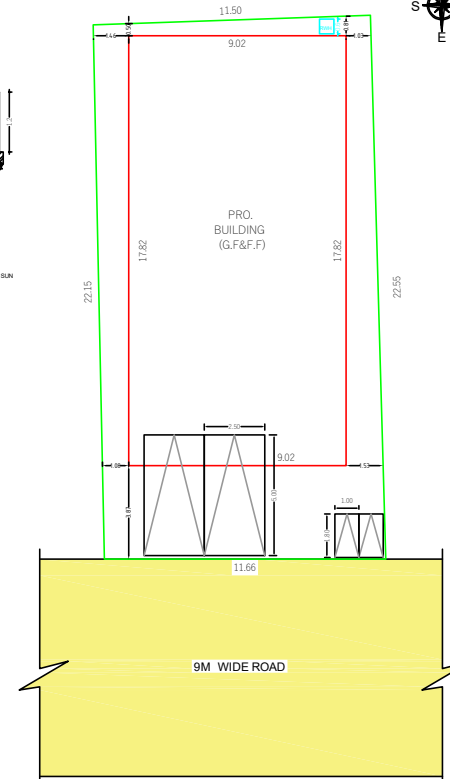
STAIRCASE DETAIL



SOLAR SYSTEM



SOAK PIT



DRAWING SHEET NO. : 01 OF 01		
AREA DETAILS		
DESCRIPTION	SQ. M	SQ. FT
SITE AREA (AS PER SITE)	258.73	2784.97
PROP. FLOOR AREA IN G.F	133.18	1433.55
PROP. FLOOR AREA IN F.F	160.68	1729.56
TOTAL PROP. FLOOR AREA	293.86	3163.11
VACANT AREA	125.55	1351.42

F.S.I CALCULATION

NON F.S.I AREA (CAR PORCH+HEADROOM) = 42.60 SQ.M

F.S.I AREA = TOTAL AREA - NON F.S.I AREA

= 293.86 - 42.60 = 251.26 SQM

F.S.I = $\frac{\text{TOTAL COVERED AREA}}{\text{PLOT AREA}} = \frac{293.86}{258.73} = 1.14$

PLOT COVERAGE CALCULATION

$$\text{PLOT COVERAGE} = \frac{\text{GROUND FLOOR AREA}}{\text{PLOT AREA}} \times 100$$

$$= \frac{133.18}{260.73} \times 100 = 51.47\%$$

PARKING CALCULATION

2 CAR & 2 TWO WHEELER SPACE FOR UPTO
300 SQ.M BUILDING AREA.

TYPE	REQUIRED	PROVIDED
CAR	2	2
TWO WHEELER	2	2

TYPE	DESCRIPTION	SIZE (M)
MD	MAIN DOOR	1.05 x 2.10
FW	FRENCH WINDOW	1.50 x 1.80
D	DOOR	1.00 x 2.10
D1	DOOR	0.90 x 2.10
D2	DOOR	0.75 x 2.10
W	WINDOW	1.50 x 1.35
W1	WINDOW	1.20 x 1.35
W2	WINDOW	1.00 x 1.35
W3	WINDOW	1.50 x 1.00
V	VENTILATOR	0.90 x 0.60

SCALE	
ALL DIMENSIONS ARE IN 'M'	
PLAN	1:100
SITE PLAN	1:100
KEY PLAN	1:400

COLOUR INDEX

ROAD	
SITE BOUNDARY	
PROPOSED	
EXISTING	

SIGNATURE OF LAND AND BUILDING OWNERS

Er. C. ANTO SAHAYA JASER, M.E
Registered Engineers - Grade-III
RE-III / NLPA / 2019 / 006,
IDRAL ENGINEERING CONSTRUCTIONS.
Chennikulam Jn., Nagercoil - 629 601.
Cell No : 8220055912

SIGNATURE OF REGISTERED ENGINEER

Manju/Ideal Plans/2026/March

IDEAL ENGINEERING CONSTRUCTIONS
Ideal Tower , Chettikulam , Nagercoil - 629 001
Phone : 04652 - 23402, Mobile: 82200 55001
mail: cyril@idealconstructions.in, web: www.idealconstructions.in

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.

