

PP

APPROVAL RECORD

Planning Permission

Kanniyakumari district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

Town Panchayat

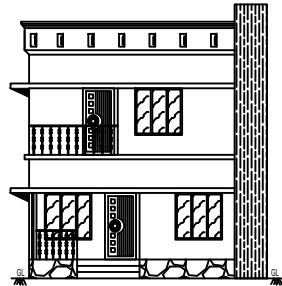
The approval as the planning authority issued it, reproduced in full behind this page.

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

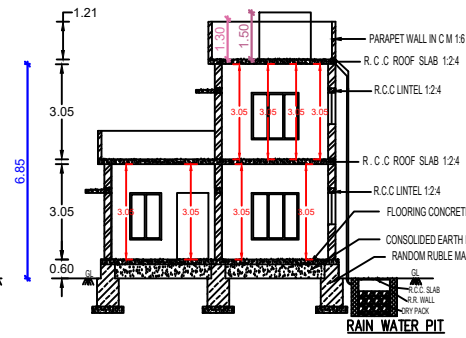
PLAN SHOWING THE PROPOSED CONSTRUCTION OF TERRACE ROOF RESIDENTIAL IN RE. SY NO : 111 / 6A2C1A1A2 OF THINGAL NAGER VILLAGE AT CHETTIYARMADAM (GANTHI NAGER) IN THINGAL NAGER TOWN PANCHAYAT, KALKULAM TALUK,KANYAKUMARI DISTRICT.



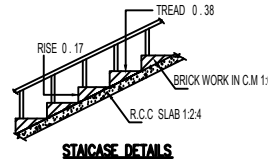
NAME OF THE OWNER : Mrs. MONISHA W/O, Mr. PALANIVEL SWAMY.



FRONT ELEVATION

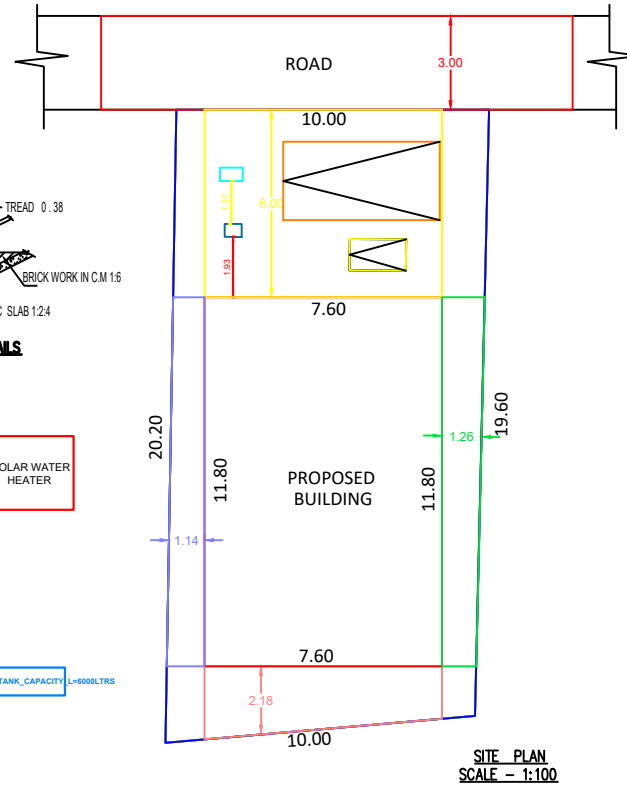


SECTION - AB



STAIRCASE DETAILS

PLAN INFO
 PLOT_NO=NO
 TALUK=KALKULAM
 DISTRICT=KANNYAKUMARI
 PLOT_AREA_M2= 197.70
 JURISDICTION_TYPE= PANCHAYAT
 PATTI_NO= 11512
 SINGLE_FAMILY_BLDG=YES
 SURVEY_NO= 111/6A2C1A1A2
 LAND_USE_ZONE = COMMERCIAL
 CRZ=NO
 SECURITY_ZONE=NO
 ACCESS_WIDTH_M=10.00
 WHETHER_GOV'T_OR_AIDED_SCHOOL=NO
 AS_AT_SITE=197.10
 FMB_OR_PLR=4396.28
 AS_PER_DOCUMENT=197.70
 ROAD_WIDTH= 3.00
 ROAD_LENGTH=100
 AVG_PLOT_DEPTH=20.25
 AVG_PLOT_WIDTH= 10.00
 RWH_DECLARED=YES
 BUILDING_NEAR_TO_RIVER=NO
 OSR_APPLICABLE=NO
 OSR_SURRENDER_OR_BUYBACK=BUYBACK
 PREMIUM_FSI_REQUIRED=NO
 IS_APPROVED_LAYOUT=NO
 AREA_TYPE=OTHERS
 BUILDING_NEAR_MONUMENT=NO
 BUILDING_NEAR_GOV'T_BLDG=NO
 PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=NO
 FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=NO
 NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
 BARRIER_FREE_ACCESS_FOR_PHYSICALLY_CHALLENGED_PEOPLE=NO
 FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=NO
 NOC_FIRE_DEPT=NO
 BLOCK_1_INDIVIDUAL_RESIDENCE_MEMBER_COUNT=4
 BLOCK_1_INDIVIDUAL_NON_RESIDENTIAL_MEMBER_COUNT
 BLOCK_1_B-SHOP_MEMBER_COUNT=5
 BLOCK_1_B-PCO_MEMBER_COUNT=1
 IS_SWIMMING_POOL_EXISTS=NO
 IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO



SITE PLAN
SCALE - 1:100

AREA DETAILS	
AREA OF SITE	: 4.885 CENT - 197.70 Sq.m - 2128.04 SQ.FT
VACANT AREA	: 267.48 Sq.m - 2879 Sq.ft
PROPOSED PLINTH AREA:	
GROUND FLOOR	: 89.68 Sq.m 965.31 Sq.ft
FIRST FLOOR	: 77.57 Sq.m 834.96 Sq.ft
TOTAL	: 167.25 Sq.m 1800.27 Sq.ft

REFERENCE	
MD	MAIN DOOR 1.00 X 2.10
D1	DOOR 0.75 X 2.10
V	VENTILATOR 0.90 X 0.60

ALL DIMENSIONS ARE IN METER
SCALE 1:100

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

FSI CALCULATION:	
FSI = Total Buildup Area (Less Head Room)	
Total Site Area	
FSI = 167.25 / 197.70	= 0.84 < 2.00

PARKING CALCULATION	
Every 75 Sq.m Providing 1 Car Space Every 50 Sq.m Providing 1 Two Wheeler Space	
Ground Floor	Kitchen-1 65.31 Sq.m 2 Two Wheeler 1 Car
First Floor	- - -

Providing Nil car parking, Nil two wheeler parking

PLOT COVERAGE = $\frac{\text{Ground Floor} \times 100}{\text{Total Site Area}}$	
PLOT COVERAGE = $\frac{89.68 \times 100}{197.70}$	= 45.36 %

M. S. Sathish

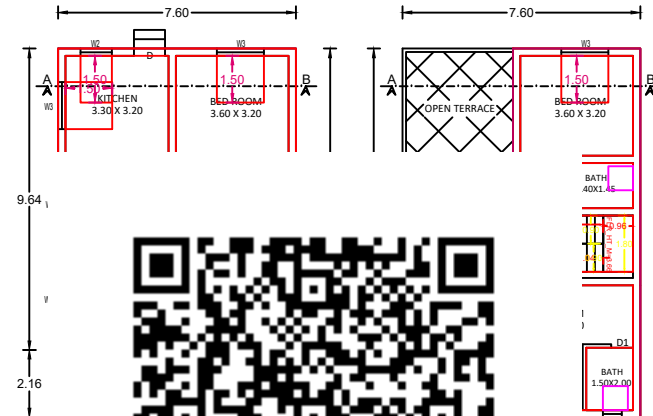
SIGNATURE OF OWNER

K. JAYARAM, B.E
 CE & Reg Engineer Grade - 1
 Reg.No: CE/KKDTCP/009/2022 &
 RE-1KKDTCP/003/2022
 P.K.S. CIVIL CONSULTANCY
 KURUTHALCODE & POST.
 Phone 8012299435

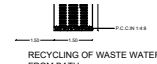
SIGNATURE OF REGISTERED ENGINEER



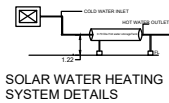
G.L. CONSTRUCTION
 Exhbit building, 1st floor, Thingal Nager.
 Cell.No : 9488883288 & 6383960224
 Gmail : mariabalan.gl@gmail.com



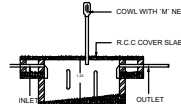
RAIN WATER HARVEST
ARRANGEMENTS



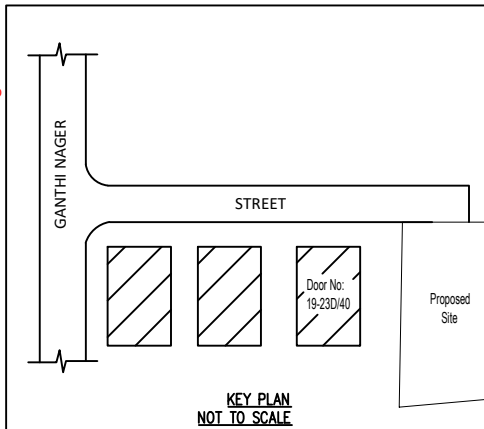
RECYCLING OF WASTE WATER
FROM BATH



SOLAR WATER HEATING
SYSTEM DETAILS



SEPTIC TANK DETAILS



KEY PLAN
NOT TO SCALE

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.

