

PP

APPROVAL RECORD

Planning Permission

Survey 657/10

Manavadi

Karur district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

Rural Panchayat

PURPOSE

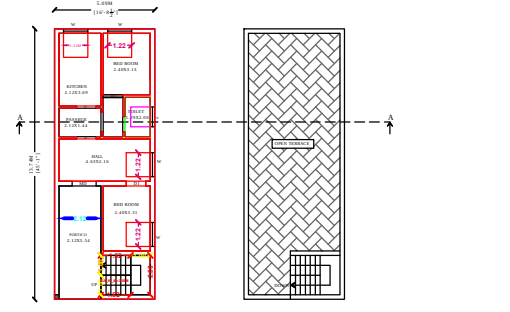
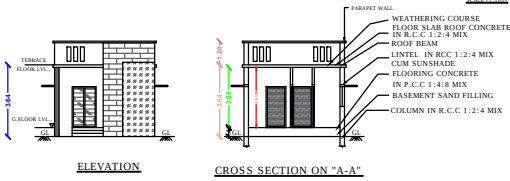
Residential

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.

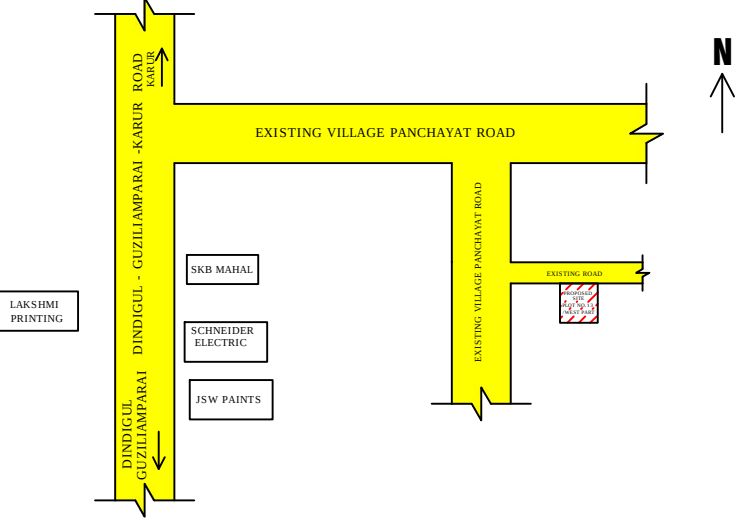
PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C. ROOF RESIDENTIAL BUILDING IN GROUND FLOOR IN S.F.NO :657/10A1APART,PLOT NO13/WEST PART.
AT SRI JOTHI NAGAR , MANAVADI VILLAGE & PANCHAYAT , THANTHONI PANCHAYAT UNION, KARUR TALUK AND KARUR DISTRICT.
THIS PLOT REGULARIZED - நக.சென்.அ, 2/6114/2023, DATE:03.02.2024, S.P.F.W.NO.3724
NAME OF THE OWNER : Mr.V.GUNASEKARAN, S/o. Mr.VEERAMALAI.

Detailed Plan:
SCALE (1:100)

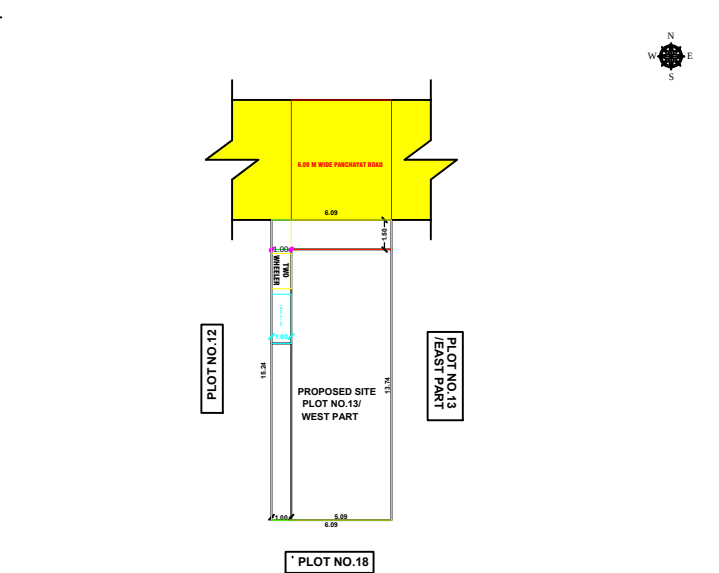


PLAN INFO
AS AT SITE = 92.81
FMB OR PLR = 92.90
AS PER DOCUMENT = 92.90
PLOT AREA_M2 = 92.90
SINGLE FAMILY_BLDG = NO
CRF = NO
SECURITY_ZONE = NO
ACCESS_WIDTH_M = 6.09
WHETHER GOVT OR AIDED SCHOOL = NO
ROAD_WIDTH = 6.09
ROAD_LENGTH = 6.09
AVG PLOT_DEPTH = 12.24
AVG PLOT_WIDTH = 6.09
LAND_USE_ZONE = RESIDENTIAL
PLOT_NO = 13/WEST PART
DISTRICT = KARUR
RWR_DECLARED = YES
AREA_TYPE_OTHERS
BUILDING_NEAR_TO_RIVER = NO
BUILDING_NEAR_MONUMENT = NO
ORR_APPLICABLE = NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY = YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS = YES
NOI_FOR_CONSTRUCTION_NEAR_MONUMENT = NO
JURISDICTION_TYPE_PANCHAYAT_UNION
ORR_SECURE_BUYBACK_RETAIN_BUYBACK
PREMIUM_P51_REQUIRED = NO
IS_APPROVED_LAYOUT = NO
PATTI_NO = 434
TALUK = KARUR
ROAD_WIDTH = 6.09
SURVEY_NO = 657/10A1APART
IS_SWIMMING_POOL_EXISTS = NO
IF_HERITAGE_TOWN_LESS_THAN_10M_RADIUS = YES
IS_APPROVED_LAYOUT = YES
ORR_SECURE_BUYBACK_RETAIN_BUYBACK = YES
BLOCK_V_B_PCC_MEMBER_COUNT = 4

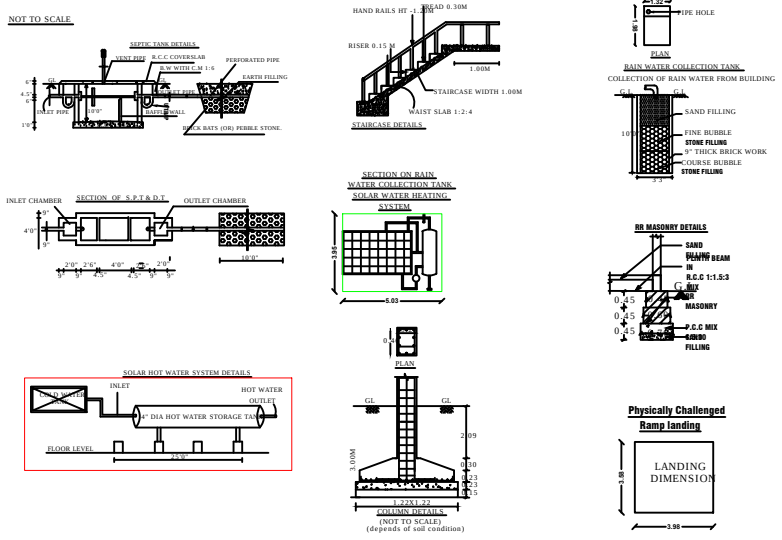
KEY PLAN:
SCALE 1:100



SITE PLAN:
SCALE 1:100



NOT TO SCALE



SCHEDULE OF JOINERIES			
MD	MAIN DOOR	IN FEET	IN METER
D1	DOOR	4'0"X7'0"	1.21X2.13
D2	DOOR	3'3"X7'0"	1.00X2.13
O	OPEN	2'6"X7'0"	0.76X2.13
FG	FIXED GLASS	3'3"X7'0"	1.00X2.13
W	WINDOW	3'3"X6'0"	1.00X1.82
V	VENTILATOR	4'0"X4'0"	1.21X1.21
		3'3"X3'0"	1.00X0.92

AREA OF CALCULATION		
	SQ.FT	SQ.M
AREA OF PLOT EXTENT	1000.00	92.90
FMB/PLR PLOT EXTENT	1000.00	92.90
SUPER IMPOSED PLOT BOUNDARY	1000.00	92.90
AREA OF RCC BUILDING G.F	752.72	69.93
AREA OF OPEN SPACE	247.24	22.97
CARPET AREA OF G.F	447.99	41.62
PERCENTAGE OF SITE COVERAGE	- 75.27 %	
FLOOR SPACE INDEX [NON PREMIUM]	- 0.75	

PARKING	
NO.OF OPEN CAR PARKING (2.5X5.00)	- 0 NOS.
NO.OF OPEN TWO WHEELER PARKING (1.0X2.00)	- 1 NOS.

COLORS INDEX	
EXISTING ROAD SHOWN IN	-
BOUNDARY SHOWN IN	-
PRO.BUILDING SHOWN IN	-
RAIN WATER COLLECTION TANK	-

NAME OF THE OWNER :

Mr.V.GUNASEKARAN, S/o. Mr.VEERAMALAI.

REGISTERED ARCHITECT/ ENGINEER :

Er.T. Karthick DCE.,
Consulting / Registered Engineer
DTCF-Reg.no-RE-Gr-111006/Karur/Nov/2022
No.1 Engineer Arcade, Sbt Cross,
Sengunthapuram, Karur - 639002.
Mobile: 8248205054.

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.

