PP APPROVAL RECORD

Planning Permission

Survey 457

SOUTH CAR STREET of Vaitheeswarankoil, SIRKALI taluk

Mayiladuthurai district, Tamil Nadu

APPROVAL TYPE
Building Plan

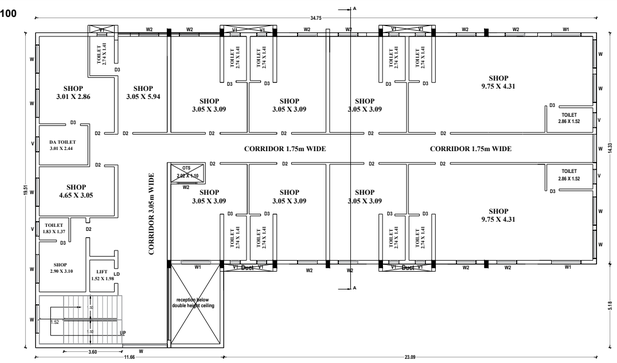
ISSUING AUTHORITY
Town Panchayat

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 GROUND + 2 FLOOR R.C.C ROOF COMMERCIAL SHOPPING COMPLEX BUILDING IN S.F .NO. 457 / 11, 457 /15, 457 /16 AT SOUTHCAR STREET , EDAKKUDI VADAPATHI - I VILLAGE , VAITHEESWARAN KOVIL TOWN PANCHAYAT, SIRKALI TALUK, MAYILADUTHURAI DISTRICT.

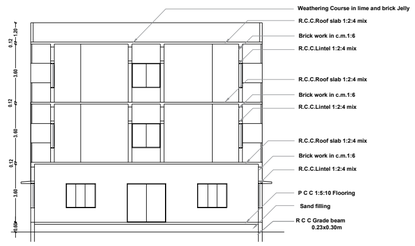
SCALE 1:100



FIRST & SECOND FLOOR PLAN

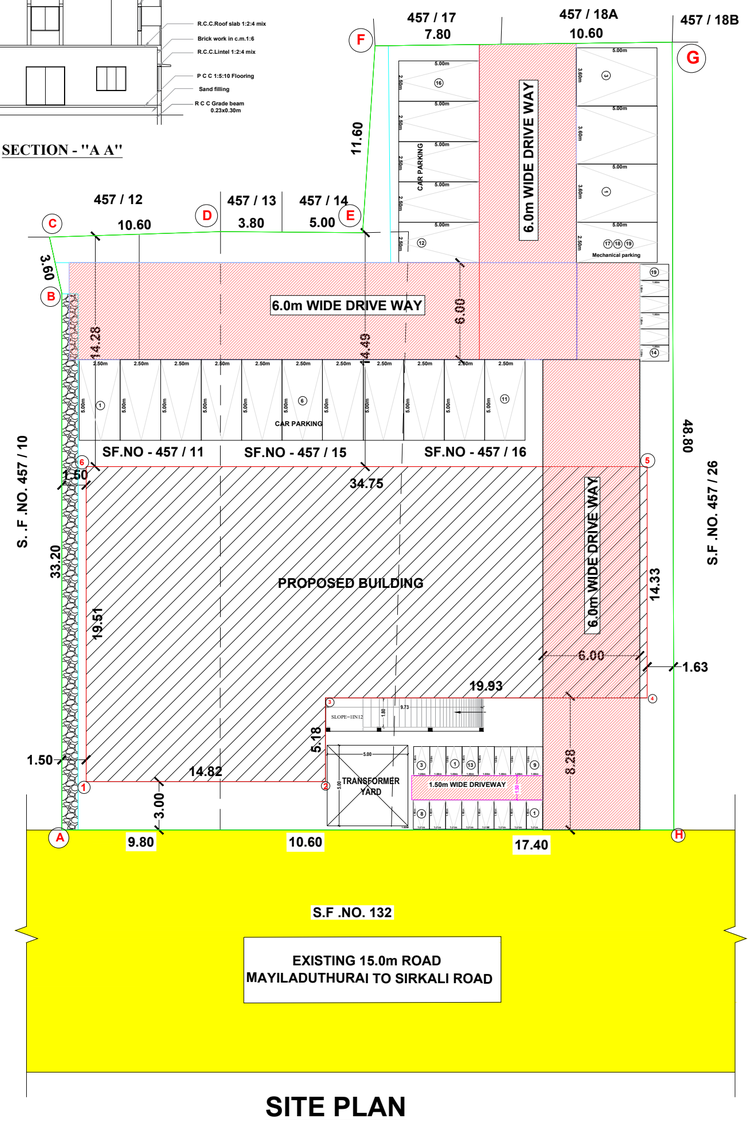


ELEVATION



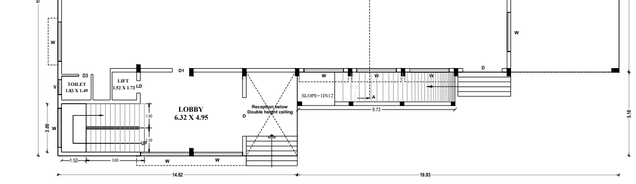
SECTION - "A A"



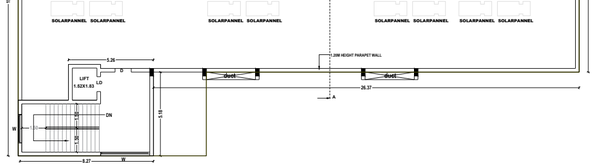


SITE PLAN

SCALE 1:100



GROUND FLOOR PLAN



TERRACE FLOOR PLAN

FOR OFFICE USE :-

DISTRICT TOWN AND COUNTRY PLANNING OFFICE,

MAYILADUTHURAI DISTRICT

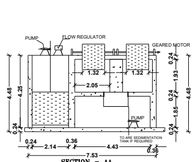
Tamilnadu Town and Country Planning Act 1971 & Tamilnadu Combined Development and Building Rules 2019 the following Technical clearance is issued.

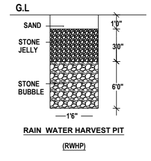
Online Application No : SWP/BPA/454222/2025

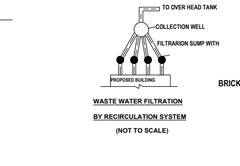
Site Approval No : Site Boundary shown as "A to H" and numbered as SWP/DTCP/MAYILADUTHURAI/Site Approval No.06/2025

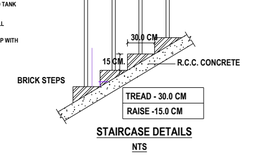
Technical Clearance : Building Boundary shown as "1 to 6" and numbered as UTHURAI/B.P No. 03/2025

e-signed
Assistant Director (FAC),
trict Town and Country Planning Office,
Mayiladuthurai District









Annexure iv - part I-13,17,b,part II-A,C

Description	Dimension	NOS
Car Parking	5 m x 2.5 m	17
DA Car Parking	5 m x 3.6 m	3
Two Wheeler Parking	1 m x 1.8 m	19
DA Two Wheeler Parking	1 m x 1.8 m	3
Mechanical Car parking	5 m x 2.5 m	2

SCHEDULE OF JOINERIES

D	- DOOR	- 1.00 X 2.10m
D1	- DOOR	- 1.07 X 2.10m
D2	- DOOR	- 0.91 X 2.10m
D3	- DOOR	- 0.76 X 2.10m
W	- WINDOW	- 2.44 X 1.67m
W1	- WINDOW	- 1.83 X 1.67m
W2	- WINDOW	- 1.22 X 1.67m
V	- VENTILATOR	- 0.91 X 1.00m

AREA DETAILS	SQ.MT.	
AREA OF SITE (AS PER PATTA)	1621.00 Sq.m	
AREA OF SITE (AS PER DOCUMENT)	1568.00 Sq.m	
	F.S.I	NON F.S.I
AREA OF GROUND FLOOR	574.61	
AREA OF FIRST FLOOR	558.22	
AREA OF SECOND FLOOR	558.22	
AREA OF LIFT MACHINE ROOM		39.72
	1691.05	39.72

FLOOR SPACE INDEX (FSI) = 1691.05 / 1568.00 - 1.08

PARKING:-

NUMBER OF TWO WHEELR PARKING (1.00 X 1.80m) = 22 NOS.
NUMBER OF CAR PARKING (2.50 X 5.00m) = 17 NOS.
NUMBER OF MECHANICAL CAR PARKING (2.50 X 5.00m) = 2 NOS.
PHYSICALLY HANDICAPED PARKING (3.60 X 5.00m) = 3 NOS.

COLOUR INDEX

- SITE BOUNDARY
- EXISTING ROAD
- PROPOSED BUILDING
- PROPOSED DRIVE WAY
- RAIN WATER PERCOLATION BED

NOTES:-

1. ALL DIMENSIONS ARE IN METRE
2. RAINWATER COLLECTION WELLS WILL BE PROVIDED
3. FIRE FIGHTING ARRANGEMENTS WILL BE PROVIDED
4. EMERGENCY ALARMS WILL BE PROVIDED
5. DRINKING WATER WILL BE PROVIDED
6. GROUND WATER SUMPS WILL BE PROVIDED
7. FILTERED RAIN WATER SUMPS WILL BE PROVIDED
8. EXHAUST FAN PROVISION IS MADE AT TOILET & WASH
9. SOLAR WATER HEATING SYSTEM PROVIDED.
10. RAINWATER HARVESTING FACILITIES PROVIDED.
11. WASTE WATER RECYCLING TRENCH AND TANK PROVIDED.
12. SEWAGE TREATMENT PLANT PROVIDED.
13. SEPTIC TANK PROVIDED.
14. WATER FACILITIES PROVIDED.
15. TRANSFORMER YARD PROVIDED.
16. FA - FIRE ALARM PROVIDED
17. F E - FIRE SAFETY MEASURES PROVIDED.
18. SB - SAND BUCKET PROVIDED

APPLICANT - A.SIVASAMY & S. AMUTHA

REG. ENGINEER Er.S.SELVASUGUMARAN,BE
REG.NO - NGT/RE-II/2021/012

Er. S. SELVA SUGUMARAN, B.E.,
Registered Engineer Grade-II
Reg. No. NGT/RE-II/2021/012
DTCP., NAGAPATTINAM,
No. 2, Kenkuravi, Thiyagarru (post),
Mayiladuthurai-609 [illegible],
Cell: 9080739622.

STRUCTURAL ENGINEER Er.R.MUTHUKUMAR,ME
REG.NO - MYD/RSE-II/2023/012

Er. R. MUTHUKUMAR, M.E.
Structural Engineer
Reg.No.MYD/RSE-II/2023/012
DTCP MAYILADUTHURAI DISTRICT
No 12 Kamaraj Nagar 1st Street
Mayiladuthurai - 609 001
Cell: 9994241270

GEO-TECH ENGINEER Er.A.VICTOR SAMSON RAJ,ME
REG.NO - GTE-001/2020

Er.A.Victor Samson Raj, M.E.,Building
Geo-Tech Engineer
Reg. No. GTE-001/2020
Technical Consultancy & Investigations
Tamil Nadu Government
Cell: 9500271027

THE LANDLENS SUITE

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

FREE TOOLS · NO ACCOUNT NEEDED

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

Verified RealEstate™

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.