PP APPROVAL RECORD

Planning Permission

Manjakollai

Nagapattinam 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.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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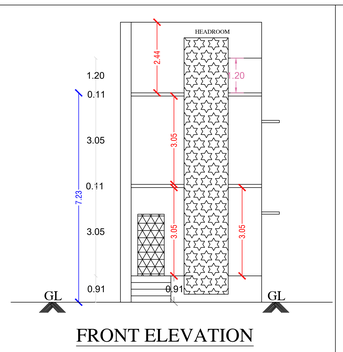
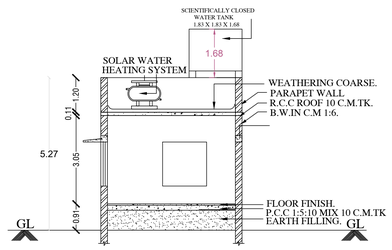
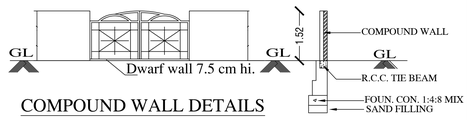
PLAN SHOWING THE PROPOSED GROUND FLOOR AND FIRST FLOOR CONSTRUCTION OF RESIDENTIAL BUILDING AT " VELLAR STREET ", IN OLD S.NO: 20/19B, AS PER PATTA, NEW S.NO: 20/19B1, PATTA NO: 487 OF ANDANAPETTAI VILLAGE, MANJAKOLLAI PANCHAYAT, NAGAPATTINAM TALUK, NAGAPATTINAM DISTRICT.



FRONT ELEVATION

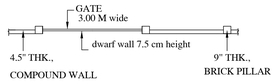


SECTION :"A-A"

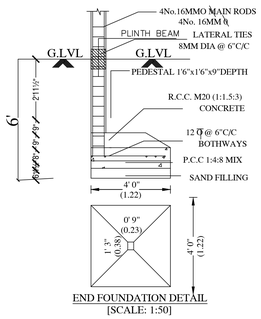


COMPOUND WALL DETAILS

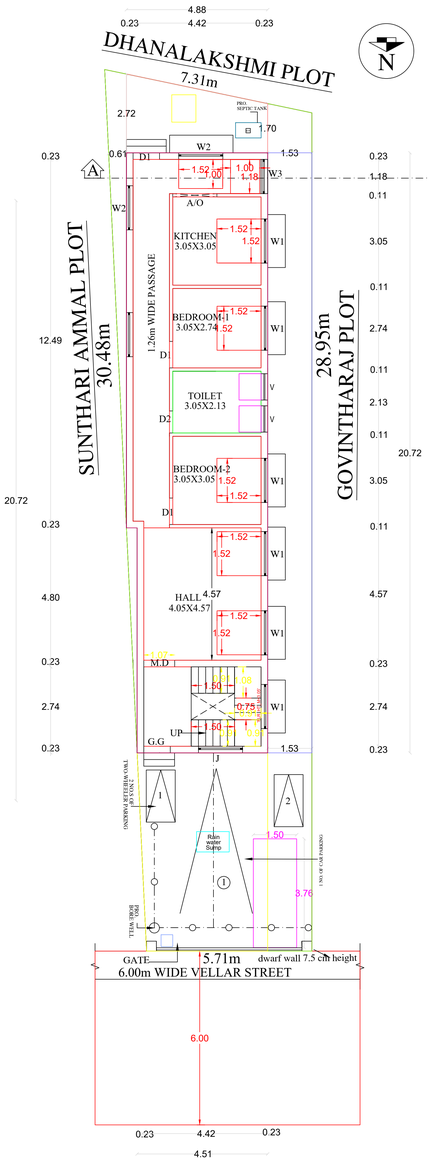
SECTION



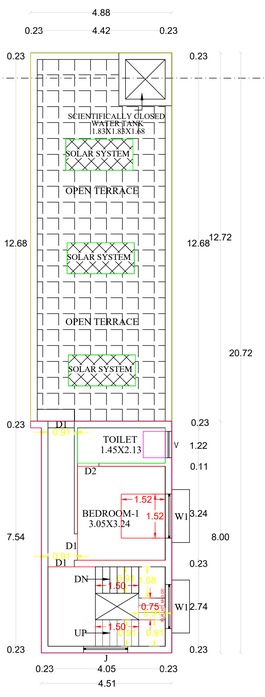
COMPOUND WALL PLAN



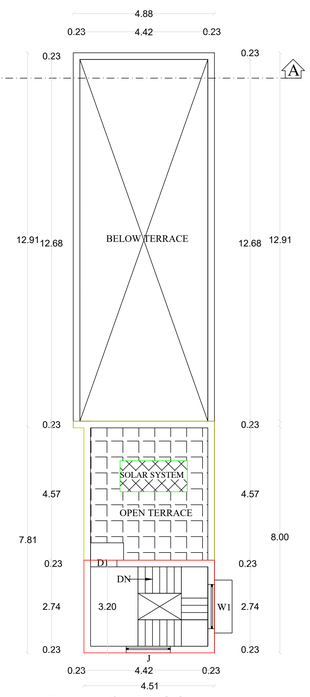
END FOUNDATION DETAIL
[SCALE: 1:50]



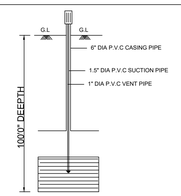
SITE PLAN CUM GROUND FLOOR PLAN



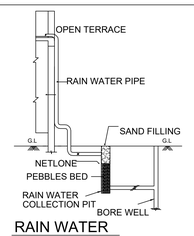
FIRST FLOOR PLAN (PART)



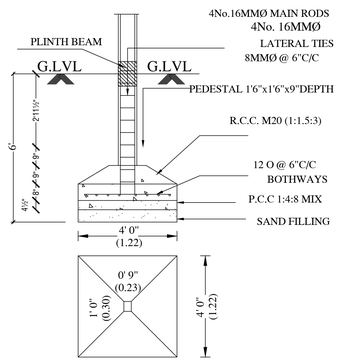
TERRACE FLOOR PLAN



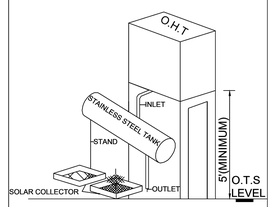
BORE WELL



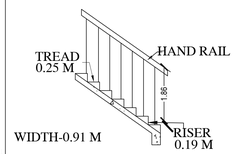
RAIN WATER HARVESTING SYSTEM



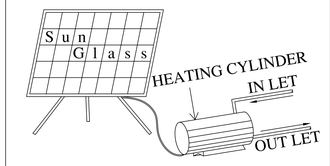
FOUNDATION DETAIL
[SCALE: 1:50]



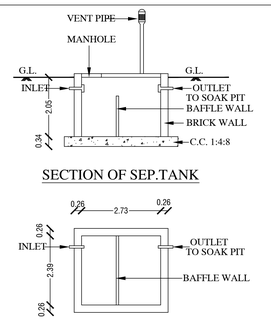
SOLAR WATER HEATING SYSTEM



STAIRCASE



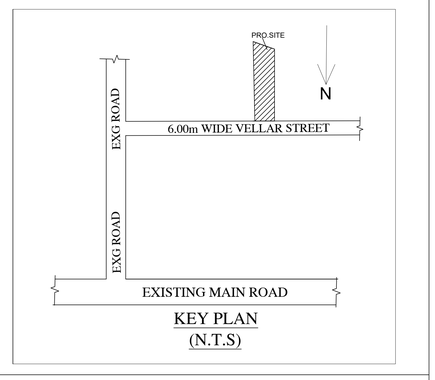
SOLAR WATER HEATING SYSTEM
SCALE-1:30



SECTION OF SEP.TANK

PLAN
SEPTIC. TANK

PLAN_INFO
PLOT_AREA_M2=193.70
AS_AT_SITE=190.50
FMB_OR_PLR=200.00
AS_PER_DOCUMENT=193.70
PLOT_NO=
TALUK=NAGAPATTINAM
DISTRICT=NAGAPATTINAM
AVG_PLOT_DEPTH=29.715
AVG_PLOT_WIDTH=6.51
AREA_TYPE=RESIDENTIAL
ROAD_WIDTH=6.00
ROAD_LENGTH=9.15
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=6.00
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
LAND_USE_ZONE=PRIMARY RESIDENTIAL
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
BUILDING_NEAR_MONUMENTS=NO
BUILDING_NEAR_GOVT_BLDG=NO
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
JURISDICTION_TYPE=PANCHAYAT
SURVEY_NO=20/19B1
PATTA_NO=487
OSR_APPLICABLE=NO
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=NO
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO



KEY PLAN
(N.T.S)

JOINERIES SCALE; 1:100

MAIN DOOR	MD	1.00 X 2.13
ARCH OPEN	A/O	0.91 X 2.13
DOOR	D1	0.91 X 2.13
DOOR	D2	0.76 X 2.13
WINDOW	W1	1.52 X 1.52
JOLLY	J	1.52 X 1.52
VENTILATOR	V	0.91 X 0.76

COLOUR INDEX

PROPOSED
EXG.ROAD
SITE BOUNDARY

ALL DIMENSIONS ARE IN METER

EXTENT IN	SQFTS	SQMTS
PLOT AREA (AS PER DOCUMENT)	2085.00	193.70
PLOT AREA (AS PER PATTA)	2152.60	200.00
PLINTH AREA OF G.FLOOR	1056.70	98.18
PLINTH AREA OF F.FLOOR(PART)	389.00	36.15
TOTAL AREA	1445.00	134.25
F.S.I	0.69	
COVERAGE	51%	
NON-FSI AREA		
STAIRCASE AREA	155.20	14.42

OWNER:

R. SUTHAN, D.C.E.,
Register Engineer
098/LS/2019/00007
61/27, Sivan Kovil South Street,
Nagore - 611 002.
Cell: 99987 11306

REGISTERED ENGINEER:

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

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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.