PP APPROVAL RECORD

Planning Permission

Survey 334/3B1 and 1 more

Semboothi

Pudukkottai district, Tamil Nadu

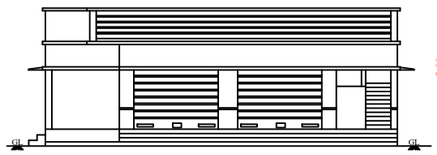
APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

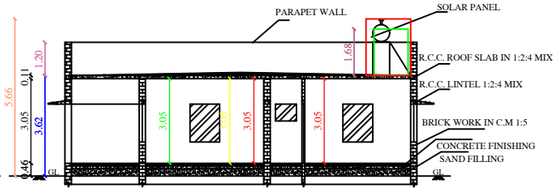
The approval as the planning authority issued it, reproduced in full behind this page.

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

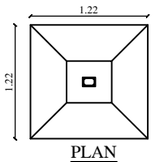
PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C. ROOF COMMERCIAL & RESIDENTIAL BUILDING IN OLD S.F.NO:. 334/3B, NEW S.F.NO:. 334/3B1, PATTA NO:. 1543 AT SEMPOOTHI VILLAGE, MELAMELANILAI CIRCLE, SEMPOOTHI PANCHAYATH, PONNAMARAVATHI UNION & TALUK, PUDUKKOTTAI DISTRICT.



ELEVATION

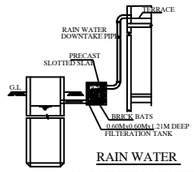


SECTION ON AA

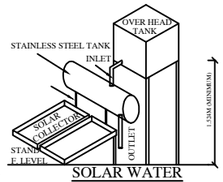


PLAN

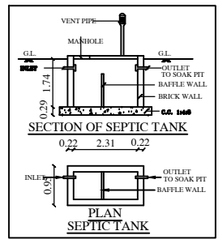
FOUNDATION DETAILS



RAIN WATER HARVESTING SYSTEM

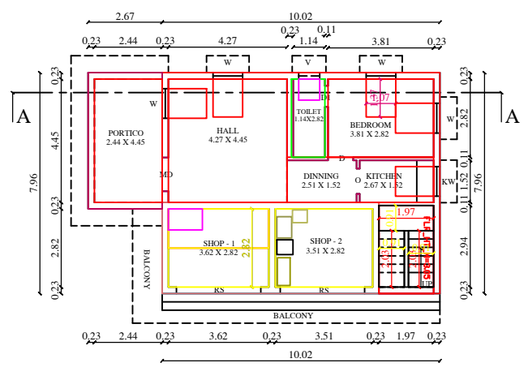


SOLAR WATER HEATING SYSTEM

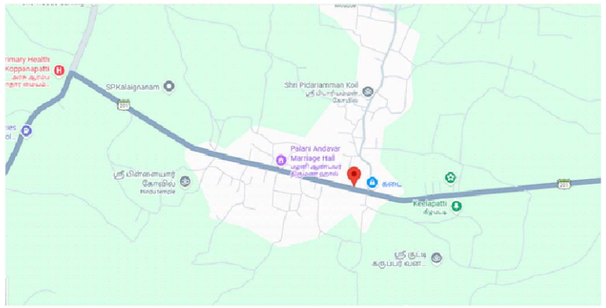


SECTION OF SEPTIC TANK

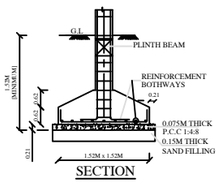
PLAN
SEPTIC TANK



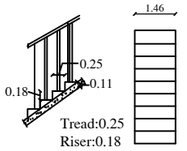
GROUND FLOOR PLAN



10.312638, 78.588198.



SECTION

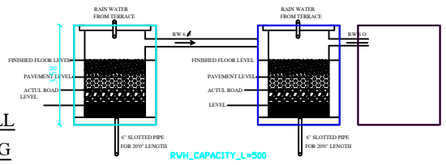


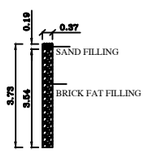
STAIRCASE DETAIL

NOTE:

THE NUMBER OF CAR/TWO WHEELER PARKING SPACES REQUIRED SHALL BE CALCULATED FOR 75% OF THE TOTAL PLINTH AREA IN THE BUILDING

1. WASTE WATER COLLECT TO SOAK PIT
2. SOLAR WATER HEATER SYSTEM TO BE PROVIDED
3. RAIN WATER HARVESTING SYSTEM TO BE PROVIDED
4. "U" TRAP SEPTIC TANK DESIGN TO BE PROVIDED





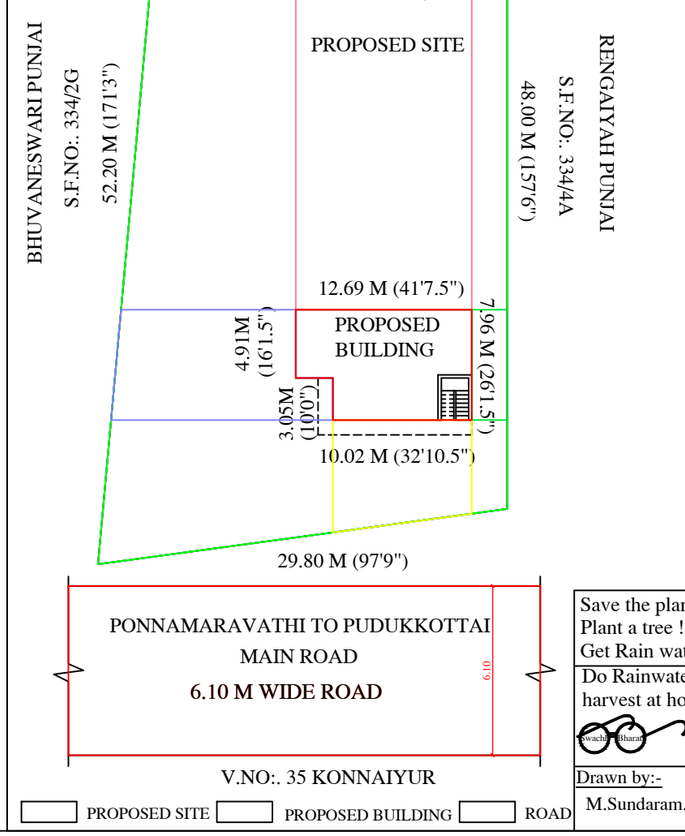
DETAILS OF PERCULATION PIT

DIGITAL APPROVAL AUTHORITY

```
PLAN_INFO=B-SHOP
PLOT_NO=-
PLOT_AREA_M2=1250.01
SINGLE_FAMILY_BLDG=NO
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=29.80
ROAD_WIDTH=6.10
ROAD_LENGTH=200.0
AVG_PLOT_DEPTH=50.10
AVG_PLOT_WIDTH=27.30
SURVEY_NO=334-3B1
PATTA_NO=1543
RWH_DECLARED=YES
AREA_TYPE=OTHERS
BUILDING_NEAR_TO_RIVER=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
OSR_APPLICABLE=NO
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=NO
AS_PER_DOCUMENT=1250.01
AS_AT_SITE=338.35
FMB_OR_PLR=1250.01
IS_SWIMMING_POOL_EXISTS=NO
DISTRICT=PUDUKKOTTAI
TALUK=PONNAMARAVATHI
JURISDICTION_TYPE=PANCHAYAT
LAND_USE_ZONE=COMMERCIAL & RESIDENTIAL
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
BLOCK_1_B-SHOP_RES_PUBLIC_MEMBER_COUNT=15
BLOCK_1_B-SHOP_NON_RES_STAFF_MEMBER_COUNT=3
BLOCK_1_B-SHOP_NON_RESIDENTIAL_MEMBER_COUNT=15
BLOCK_1_B-SHOP_MEMBER_COUNT=3
```

SITE PLAN:-

(SCALE:- 1:200)



AREA STATEMENT	Sq.ft	Sq.mt
SITE AREA (AS PER PATTA)	13450.09	1250.01
COMMERCIAL BUILDING AREA		
GROUND FLOOR BUILDING AREA	275.99	25.65
RESIDENTIAL BUILDING AREA		
GROUND FLOOR BUILDING AREA	504.54	46.89
GROUND FLOOR PORTICO AREA	141.06	13.11
GROUND FLOOR STAIRCASE AREA	77.69	07.22
VACANT AREA	12450.81	1157.14

SCHEDULE OF JOINERIES:

MD - MAIN DOOR	-	4'0" X 8'0"	OR	1.22 X 2.44
D - DOOR	-	3'0" X 7'0"	OR	0.91 X 2.13
D1 - DOOR	-	2'6" X 7'0"	OR	0.76 X 2.13
O - OPEN	-	3'6" X 7'0"	OR	1.07 X 2.13
W - WINDOW	-	3'6" X 4'6"	OR	1.07 X 1.37
RS - ROLLING SHUTTER	-	10'0" X 8'0"	OR	3.05 X 2.44
KW - KITCHEN WINDOW	-	3'6" X 3'6"	OR	1.07 X 1.07
V - VENTILATOR	-	2'6" X 2'0"	OR	0.76 X 0.61

FLOOR SPACE INDEX:-

= TOTAL BUILTUP AREA / TOTAL SITE AREA

= 92.87 / 1250.01 = 0.07 < 2.00

Tamilnadu Combined Development & Building Rules - 2019

Height of the building less then 7m, above 9 m Plot width

Setback (OTHERS)	Required	Available	OK
Front	1.50 m	3.38 m	OK
Side1	1.00 m	1.28 m	OK
Side2	1.00 m	6.32 m	OK
Rear	Nil	16.82 m	OK
FSI	2.00	0.07	OK
Two Wheeler Park	2	2	OK
Car Parking	0	0	OK

REFERENCE ALL DIMENSIONS ARE IN METER

V.BHUVANESWARI W/o P.VELU.

Name of the owner

Owner Signature

Er. M. SUNDARAM, B.E.,
LBS / PMV / அ1 / 610/17
DTCP PDKT/RE/G-II/24/02/002
Perumal Kovil Street,
Ponnamaravathy - 622 407.
Cell: 9842670294, 9787022063

Registered Engineer Signature

Save the planet :
Plant a tree !
Get Rain water !!

Do Rainwater harvest at house

Drawn by:-
M.Sundaram.B.E.

VANAVIL ARCHITECT

OFFICE:- Date:- 10.12.2025.
SA.JAYANTH SHIYAM B.Arch.,
Registered Architect,
VAANAVIL ARCHITECT
PONNAMARAVATHY,
PUDUKKOTTAI DISTRICT.
PH:. 95004 94949.

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.