

PP

APPROVAL RECORD

# Planning Permission

Pudukkottai district, Tamil Nadu

APPROVAL TYPE

**Building Plan**

ISSUING AUTHORITY

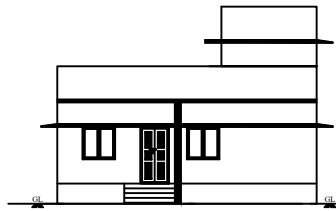
**Rural Panchayat**

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

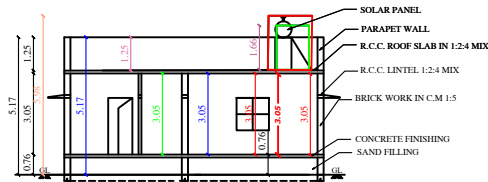
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

# PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF RESIDENTIAL BUILDING IN S.F.NO. 212/11B & 212/1B, MELATHUR VILLAGE & PANCHAYAT, THIRUVARANGULAM PANCHAYAT UNION, ALANGUDI TALUK, PUDUKKOTTAI DISTRICT.

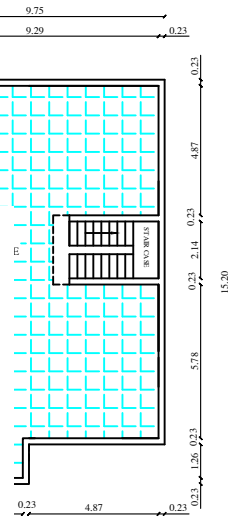
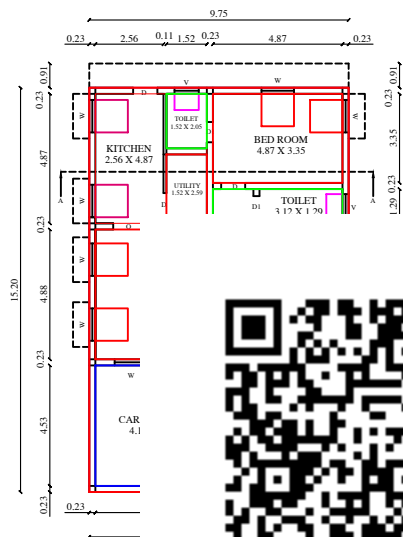
NAME OF OWNER : Mr.N.KANAGARAJ, S/o. NADIYAN



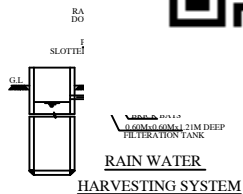
ELEVATION



SECTION ON AA



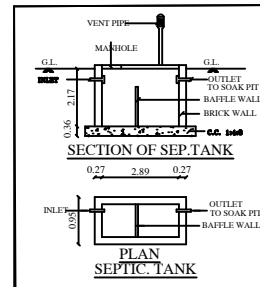
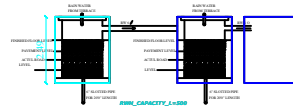
FLOOR PLAN



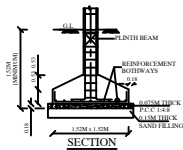
RAIN WATER  
HARVESTING SYSTEM



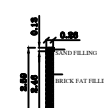
SOLAR WATER  
HEATING SYSTEM



PLAN  
SEPTIC TANK



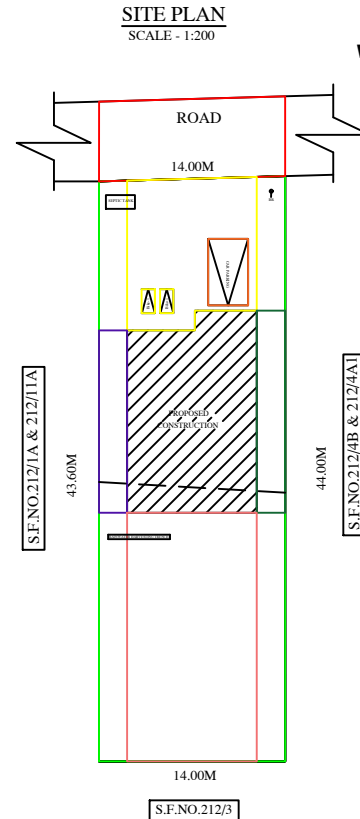
FOUNDATION DETAILS



DETAILS OF  
PERCOLATION PIT



STAIRCASE DETAIL



SITE PLAN  
SCALE - 1:200



## SCHEDULE OF JOINERIES:

|                    |   |             |    |             |
|--------------------|---|-------------|----|-------------|
| MD -MAIN DOOR      | - | 3'6" X 7'0" | OR | 1.06 X 2.13 |
| 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            | - | 3'0" X 7'0" | OR | 0.91 X 2.13 |
| W -WINDOW          | - | 4'0" X 4'0" | OR | 1.22 X 1.22 |
| KW -KITCHEN WINDOW | - | 4'0" X 4'0" | OR | 1.22 X 1.22 |
| V-VENTILATOR       | - | 3'0" X 2'0" | OR | 0.91 X 0.61 |

| AREA STATEMENT         | Sq.ft   | Sq.mt  |
|------------------------|---------|--------|
| SITE AREA (As Per FMB) | 6598.03 | 613.20 |
| PRO.GROUND FLOOR AREA  | 1512.85 | 140.60 |
| HEAD ROOM AREA         | 93.71   | 8.71   |
| VACANT AREA            | 5085.18 | 472.60 |

## Tamilnadu Combined Development & Building Rules - 2019

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

| Setback          | Required | Available | OK |
|------------------|----------|-----------|----|
| Front            | 1.50m    | 9.92 m    | OK |
| Side1            | 1.0 m    | 2.13 m    | OK |
| Side2            | Nil      | 2.11 m    | OK |
| Rear             | Nil      | 18.69 m   | OK |
| FSI              | 2.0      | 0.22      | OK |
| Two Wheeler Park | 1        | 2         | OK |
| Car Parking      | 1        | 1         | OK |

## REFERENCE

• ALL DIMENSIONS ARE IN MITER

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

- WASTE WATER COLLECT TO SOAK PIT
- SOLAR WATER HEATER SYSTEM TO BE PROVIDED
- RAIN WATER HARVESTING SYSTEM TO BE PROVIDED
- "U" TRAP SEPTIC TANK DESIGN TO BE PROVIDED

Owner Signature



Registered Engineer Signature



No.4343/1, First Floor, South 2nd Street,  
(Kundukkarra Street), East 3rd to East 2nd Street,  
Pudukkottai - 622 001.  
PHONE : 04322 - 220 986  
CELL : 9443122986 , 9843683944  
e-mail: tamilbuilderspkdt@gmail.com

SCALE - 1:100

# 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.

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Legal opinions, due diligence and title verification

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Building plan, layout and sub-division approvals

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Completion and occupancy certificates, regularisation

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Escrow, negotiation and NRI property management

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Land survey, soil testing, architecture and construction

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Chennai 600 097, India  
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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.

