PP APPROVAL RECORD

Planning Permission

Survey 188/4 and 1 more

Thanthani, ARANTHANGI taluk

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.

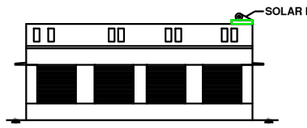
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

THE PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF RESIDENTIAL

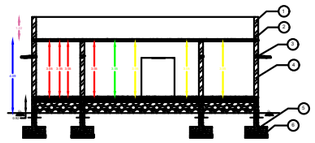
AND COMMERCIAL BUILDING IN , S.F.NO :188/4, AT CHIDAMBARAVIDUTHY VILLAGE ,

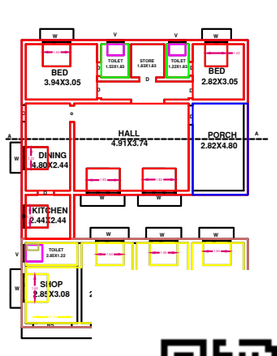
THANTHANI PANCHAYAT, ARANTHANGI TALUK AND PUDUKKOTTAI DISTRICT.

NOTE:
1. "U" TRAP PROVIDED IN SEPTIC TANK
2. EXHAUST FAN PROVIDED IN KITCHEN
3. SOLAR WATER SYSTEM PROVIDED
4. KITCHEN WASTE WATER USED FOR GARDEN PURPOSE

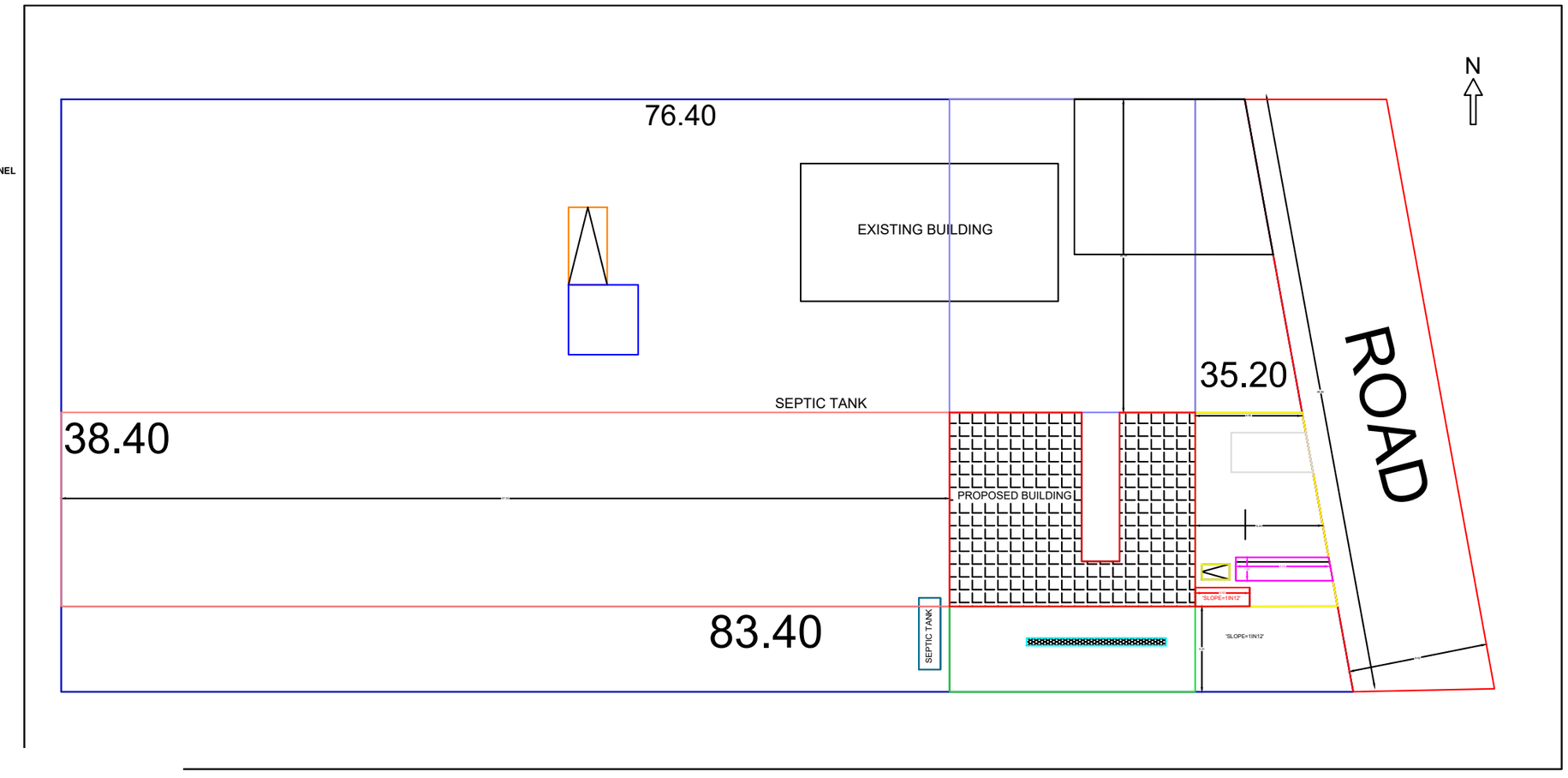


ELEVATION


SECTION ON AA



PLAN



AREA STATEMENT

AREA OF CALCULATION	SQ.FT	SQ.M
AREA OF THE SITE	32292.00	3000.00
G.F RESIDENTIAL BUILDING	1225.58	113.86
G.F COMMERICIAL BUILDING	656.92	61.03

PLOT COVERAGE AREA : 5.829 %
FLOOR SPACE INDEX : 0.058

SCHEDULE OF JOINERIES

JOINERIES	METER	FEET
MD - MAIN DOOR	1.09X2.10	3'6"X7'0"
D - DOOR	0.91X2.10	3'0"X7'0"
D1 - DOOR	0.75X2.10	2'6"X7'0"
W - WINDOW	1.06X1.22	3'6"X4'0"
W1 - WINDOW	1.80X1.22	6'0"X4'0"
V - VENTILATER	0.91X0.60	3'0"X2'0"

SET BACK DETAILS

TNCD&BR 2019		REQUIRED	PROVIDED
FRONT SET BACK	ROAD WIDTH UPTO 9M	1.5 M	6.90 M
SIDE SET BACK	BUILDING HEIGHT UPTO 12M,PLOT WIDTH UPTO 9M	1.5M ON ONE SIDE	SIDE 1 - 5.51M SIDE 2 - 20.19M
REAR SET BACK	BUILDING HEIGHT UPTO 12M,	1.5 M	57.34M

PARKING DETAILS AS PER (TNCD & BR 2019)

Dwelling Unit with	Number of Parking Spaces
Floor area above 100 sq.m	1 car space for every 100 sq.m

OWNER NAME:

Mr. K. RAMAN

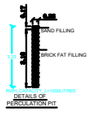
Registered Engineer:

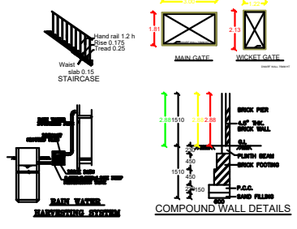
Ar. P. KARTHIK, DCE., B.E.,
Registered Engineer
Regd. No: 109/LS/2019/00045
Construction Engineer
Regd. No: 109/LS/2019/00060
SHRI RISHI BUILDERS
No: 3/110, Kammalar Street,
Perumanadu, Pudukkottai.
Cell: 9787754886

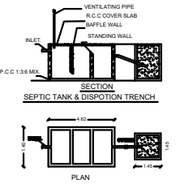
APPR

1. PARAPET WALL
2. RCC ROOF 1:2:4
3. LINTEL CUM SUNSHADE 1:2:4
4. BRICK WORK IN CM 1:5
5. RCC FOOTING 1:2:4
6. PCC IN 1:5:10









PLAN-INFO
AS_AT_SITE=3052.18
FMB_OR_PLR=3000.00
AS_PER_DOCUMENT=3000.00
PLOT_NO= NO
PATTA_NO=7371
SURVEY_NO=188/4
DISTRICT =Pudukkottai
TALUK=ARANTHANGI
ACCESS_WIDTH_M=38.84
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
PLOT_AREA_M2=3052.18
AREA_TYPE=OTHERS
AVG_PLOT_WIDTH=38.62
AVG_PLOT_DEPTH=79.90
ROAD_WIDTH= 9.0M
ROAD_LENGTH=500.0M
LAND_USE_ZONE=RESIDENTIAL
RWH_DECLARED=YES
IS_APPROVED_LAYOUT=NO
IS_SWIMMING_POOL_EXISTS=NO
PREMIUM_FSI_REQUIRED=NO
BUILDING_NEAR_TO_RIVER=NO
BUILDING_NEAR_MONUMENT=NO
JURISDICTION_TYPE=PANCHAYAT
OSR_APPLICABLE=YES
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO
BLOCK_1_B-SHOP_MEMBER_COUNT=6
OSR_SURR_BUYBACK_RETAIN=RETAIN

TERRACE FLOOR

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
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OMR Thoraipakkam,
Chennai 600 097, India
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+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.