

PP

APPROVAL RECORD

Planning Permission

Ramanathapuram

Ramanathapuram district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

DTCP

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.

JOINERY DETAILS		
MD	MAIN DOOR	2.44x2.10
MD1	MAIN DOOR	1.52x2.10
D	DOOR	2.44x2.10
D1	DOOR	1.07x2.10
D2	DOOR	0.99x2.10
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D4	DOOR	0.73x2.10
D5	DOOR	1.22x2.10
LD	LIFT DOOR	1.22x2.10
LD1	LIFT DOOR	0.91x2.10
W	WINDOW	1.83x1.35
W	WINDOW	2.44x1.35
V	VENTILATOR	0.91x0.76
V1	VENTILATOR	1.52x0.76
J	JOLLY	3.35x1.20

Area Details			
Description	Non FSI	FSI	Total
Ground Floor	969.48	487.26	1456.74
First Floor		1394.12	1394.12
Second Floor		1448.52	1448.52
Third Floor	46.99	341.03	388.02
Terrace Floor	52.80		52.80
Total Area	1069.27	3670.93	4740.20

For TABILJADU AGARWAL TRUST

 Managing Trustee / Trustee

APPLICANT

N. Balachander
Er. N. BALACHANDER, DCE
PLAN CENTER
Registration Construction Engineer No.
CE/51/2024/DTCP/MADURAI
No.25, South Street, Near Amma Mess,
Tallakulam, Madurai-2. Ph:822004494

CONSTRUCTION ENGINEER

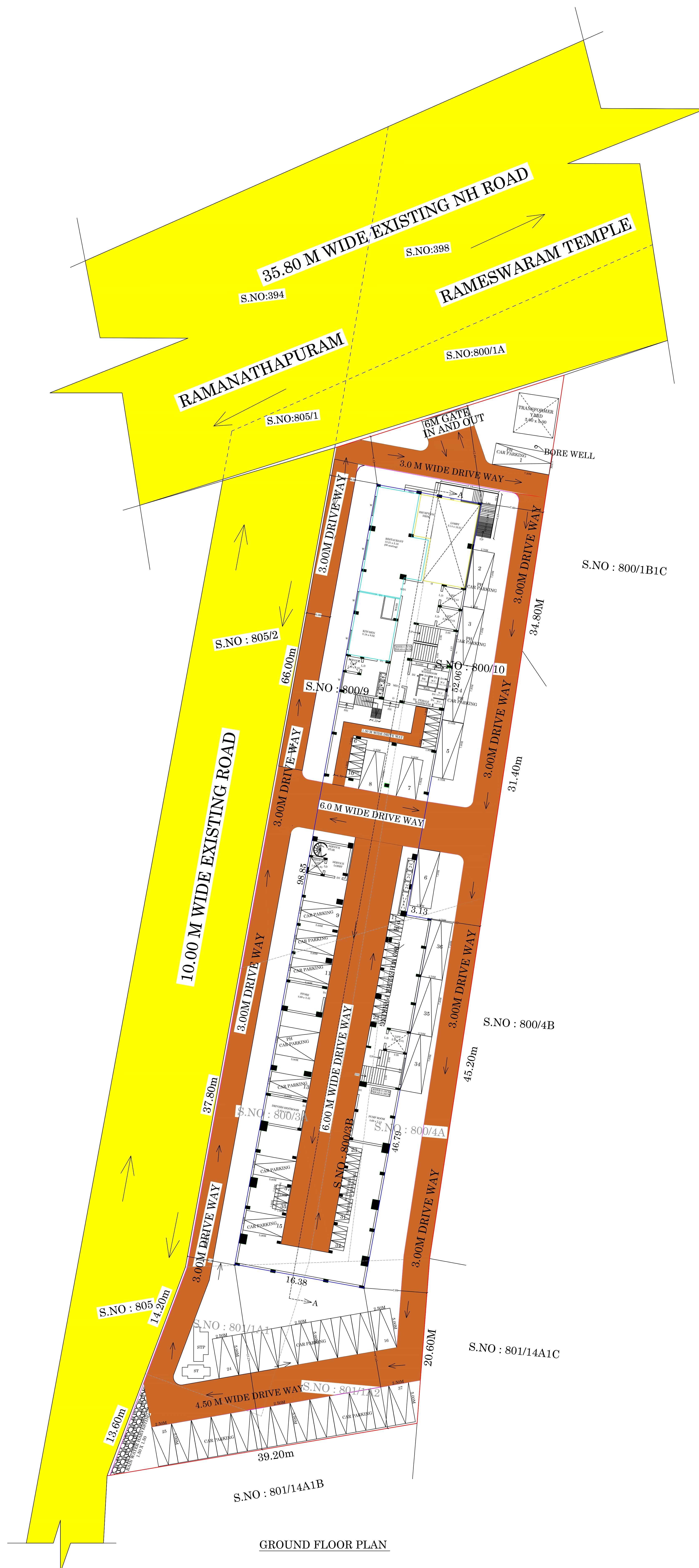

 Frc KARTHE In Tech (Structure) MIE
 REG STRUCTURAL ENG Gr(1) - SE 06/2022
 PRO DESIGNA CONSULTANTS
 TALLAKURU MA' TAL-2

STRUCTURAL ENGINEER

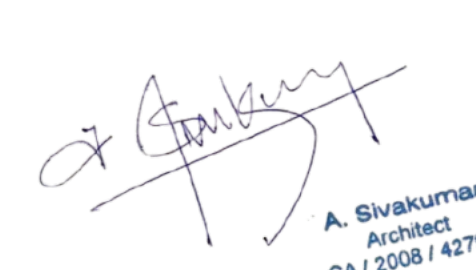
Er.A.Victor Samson Raj, M.E(Soil)
Regd. Geo Tech Engineer
Reg. No: GTE 001/2020
Cell: 9500271927

GEOLOGICAL ENGINEER

ARCHITECT/ ENGINEER



ON LINE APPLICATION NO : SWP / BPA/ 681144 / 2025
SWP/DTCP/RAMANATHAPURAM/ Site Approval No.31/2025
SWP/DTCP/RAMANATHAPURAM/ Building permission No.31/2025
(REVISED FROM SWP/ DTCP/ BUILDING PERMISSION No:13/2024)



PLAN SHOWING THE PROPOSED CONSTRUCTION OF HOTEL BUILDING IN S.NO:800/3A,800/3B,800/4A,800/9,800/10,801/1A1, 801/1A2 AT RAMESHWARAM VILLAGE, RAMESHWARAM TALUK,RAMESHWARAM MUNICIPALITY, RAMANATHAPURAM DISTRICT. (SCALE 1:100)

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AREA DETAILS

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For TAMILNADU AGARWAL TRUST
Managing Trustee / Trustee

APPLICANT

N. Balan
Er.N.BALACHANDER,DCE.,
PLAN CENTER
Registration Construction Engineer No: CE/512024/DTCP/MADURAI
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CONSTRUCTION ENGINEER

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TALLAKULAM, MADURAI - 625 002

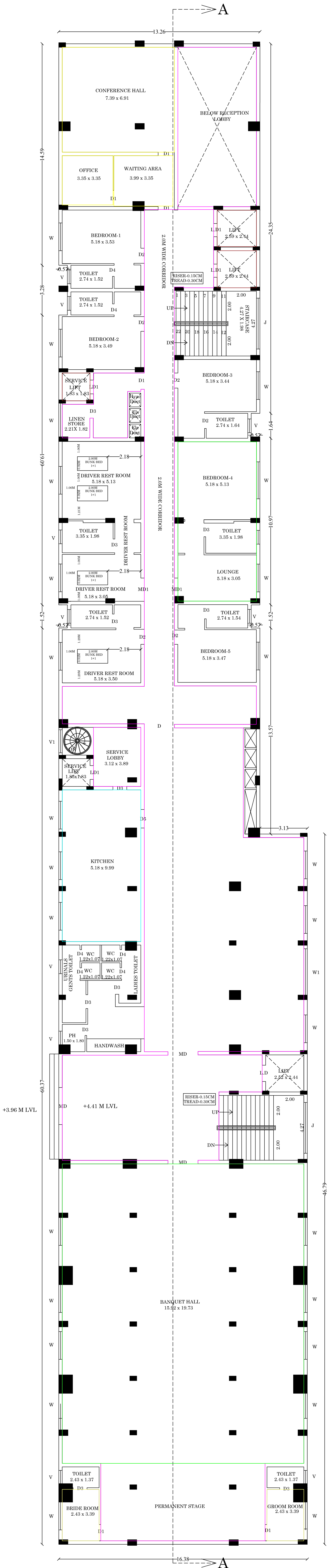
STRUCTURAL ENGINEER

Er.A. Victor Samson Raj, M.E.(Soil)
Regd. Geo Tech Engineer
Reg. No: GTE 001/2020
Cell: 9500271927

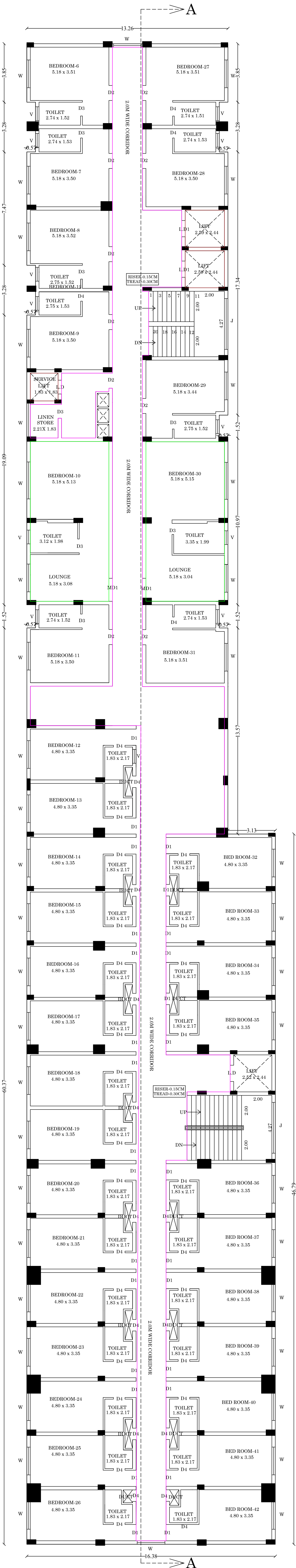
GEOLOGICAL ENGINEER

A. Sivakumar
Architect
CA / 2008 / 42792

ARCHITECT/ ENGINEER



FIRST FLOOR PLAN



SECOND FLOOR PLAN

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For TAMILNADU AGRIWAL TRUST
Managing Trustee / Trustee

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Registration Construction Engineer No:
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No.25, South Street, Near Amma Mess
Talakulam, Madurai-2. Ph.822004843

CONSTRUCTION ENGINEER

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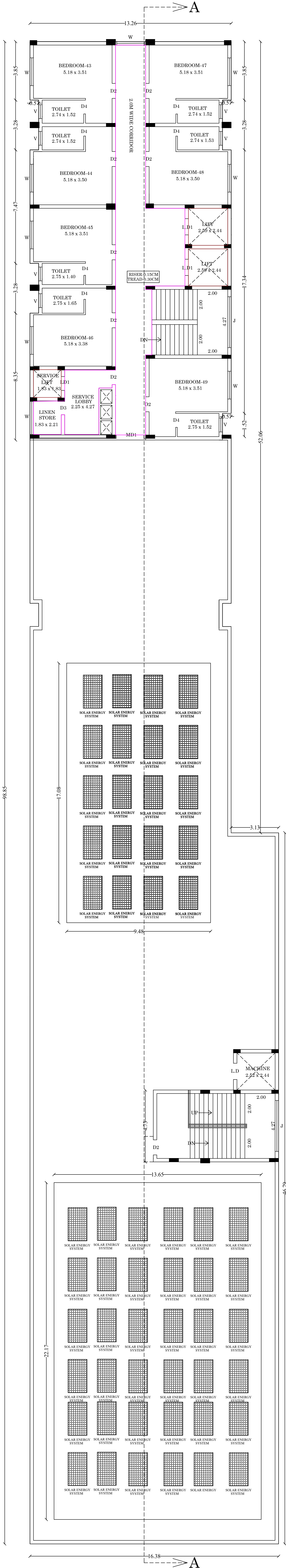
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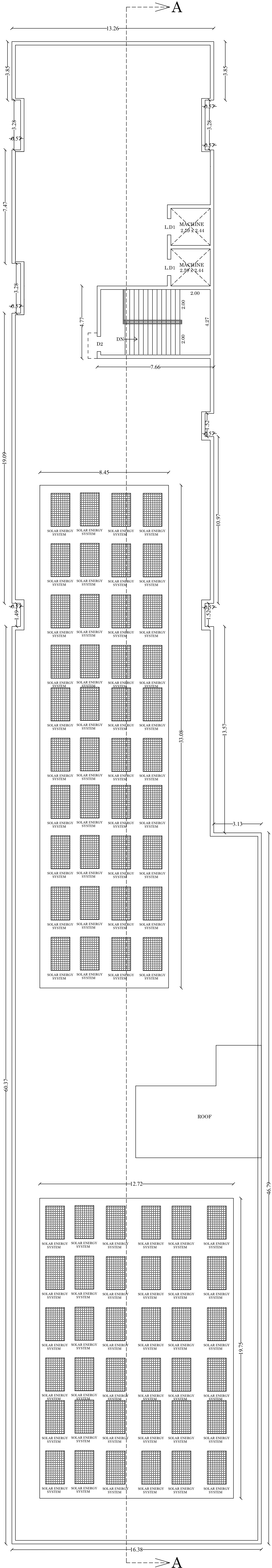
GEOLOGICAL ENGINEER

A. Sivakumar
CAI 2008 / 42792

ARCHITECT/ ENGINEER



THIRD FLOOR PLAN



TERRACE FLOOR PLAN

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TOTAL AREA	1069.27	3670.93	4740.20

For RAMANATHAPURAM TRUST
Managing Trustee / Trustee

APPLICANT

N. Balachander
Er. N. BALACHANDER, DCE,
PLAN CENTER
Registration Construction Engineer No.
0581/2020/DTCP(MADURAI)
No.25, South Street, Near Anna Mess
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CONSTRUCTION ENGINEER

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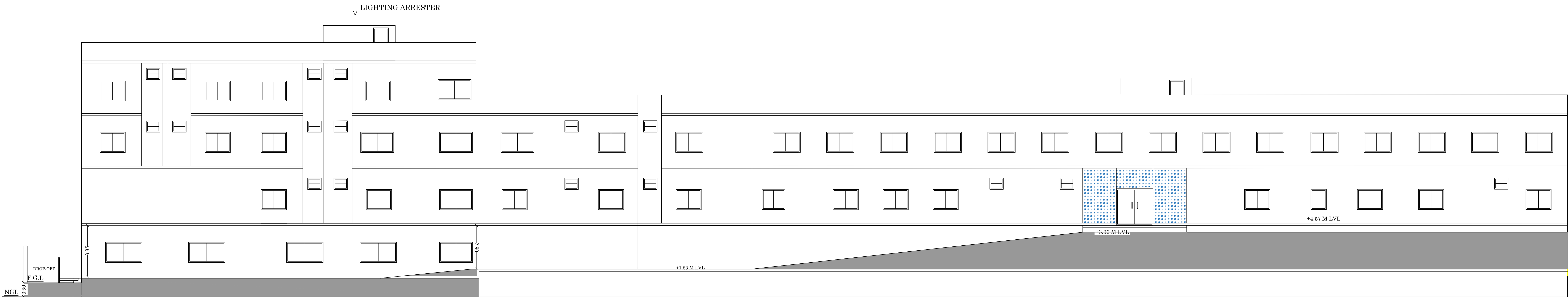
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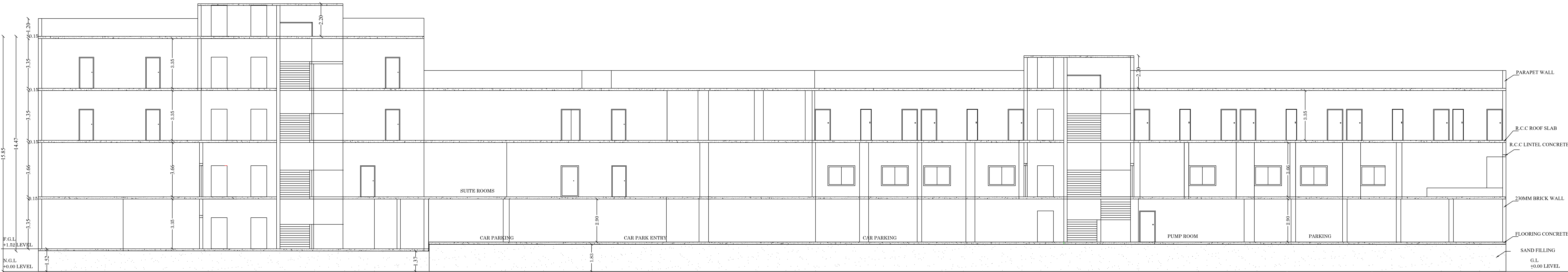
GEOLOGICAL ENGINEER

A. Sankaranarayanan
Architect
CAI 2008 / 42762

ARCHITECT/ ENGINEER

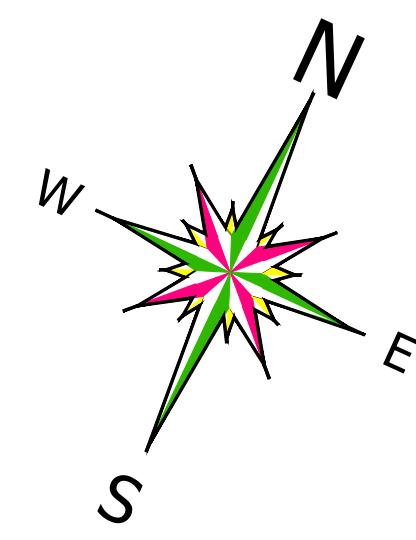


WEST SIDE ELEVATION



SECTION AA

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(SCALE-1:400)

APPLICANT NAME: TAMILNADU AGARVAL TRUST

AS PER DOCUMENT	= 4050.00 SQ.M
AS PER PATTA	= 4050.00 SQ.M
AS PER SUPER IMPOSED AREA	= 3838.24 SQ.M

BUILDING AREA DETAILS				
DESCRIPTION	Non FSI	FSI	Total	USAGE
GROUND FLOOR	969.48	487.26	1456.74	RESTAURANT& USUAL PARKING
FIRST FLOOR		1394.12	1394.12	RESTAURANT& LODGING
SECOND FLOOR		1448.52	1448.52	LODGING
THIRD FLOOR	46.99	341.03	388.02	LODGING
TERRACE FLOOR	52.80		52.80	
TOTAL AREA	1069.27	3670.93	4740.20	

$$\text{FLOOR SPACE INDEX} = \frac{3670.93}{3838.24} = 0.956 < 2.00$$

The Applicant Paid Rs.13,08,308/-as per TNCDBR 2019 RULE

PARKING	REQUIRED	PROVIDED	REQUIRED	PROVIDED
1 CAR SPACE FOR EVERY 50 SQ.M Restaurant Area <u>172.05 SQ.M</u> 50 sq.m	4 Nos	4 Nos		
1 CAR SPACE FOR EVERY 3 Suite rooms <u>3 Rooms</u> 1	1 Nos	1 Nos		
1 CAR SPACE FOR EVERY 10 guest rooms <u>49 Rooms</u> 10	5 Nos	6 Nos		
Non Room Area 1 CAR SPACE FOR <u>888.91 SQ.M</u> EVERY 100 SQ.M 100 sq.m	9 Nos	9 Nos		
BANQUET HALL AREA 1 CAR SPACE FOR <u>314.14 SQ.M</u> EVERY 20 SQ.M 20 sq.m	16 Nos	17 Nos		
1 Two wheeler SPACE FOR EVERY 50 SQ.M Restaurant Area <u>172.05 SQ.M</u> 50 sq.m			4 Nos	4 Nos
1 Two wheeler SPACE FOR EVERY 3 suite rooms <u>3 Rooms</u> 1			1 Nos	1 Nos
1 Two wheeler SPACE FOR EVERY 10 guest rooms <u>49 Rooms</u> 10			5Nos	6 Nos
1 Two wheeler SPACE FOR Non Room Area EVERY 100 SQ.M <u>888.91 SQ.M</u> 100 sq.m			9 Nos	9 Nos
BANQUET HALL AREA 1 TWO WHEELER SPACE FOR EVERY 20 SQ.M <u>314.14 SQ.M</u> 20 sq.m			16 Nos	17 Nos
TOTAL	35 Nos	37 Nos	35 Nos	37 Nos
DRIVERS BED	08 Nos	08Nos		

For TAMILNADU ADARWAL TRUST

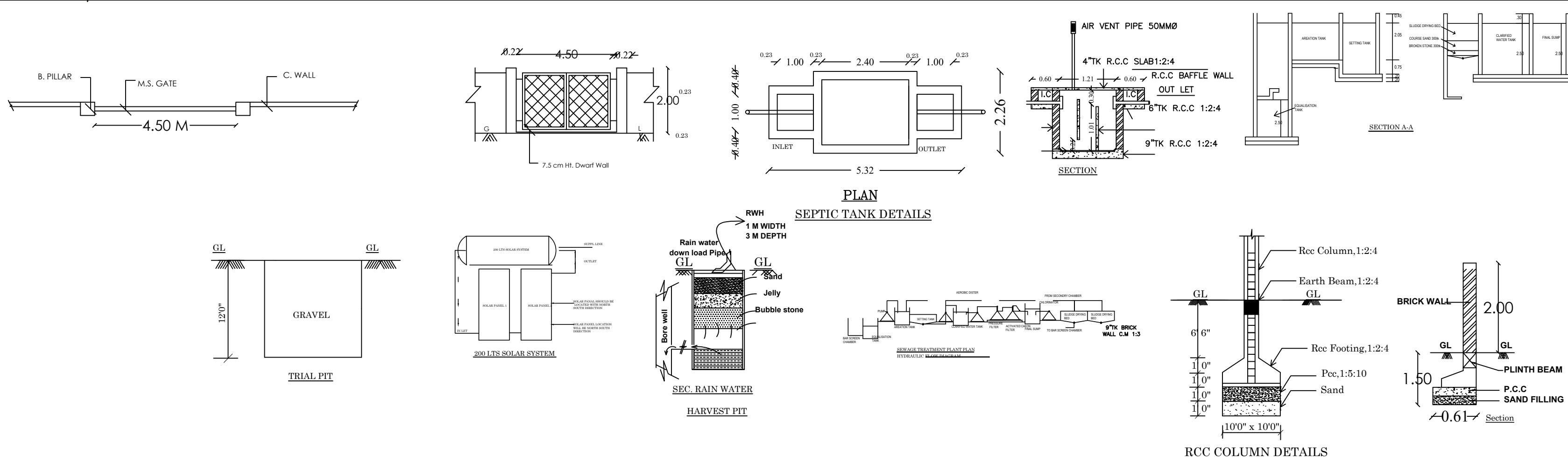
 Managing Trustee / Trustee


Er. N. BALACHANDER DCE.,
PLAN CENTER
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No.25, South Street, Near Amma Mess
Tallakulam, Madurai-2. Ph.8220044943

Fr C. KARITHAN (M.Tech Structural) MIE
REG. STRUCTURAL ENG Gr(1) - SE/06/2022
PRO DESIGNA CONSULTANTS
TOLL FREE 1800 121 6212

STRUCTURAL ENGINEER

GEOLOGICAL ENGINEER



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

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



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.

