PP APPROVAL RECORD

Planning Permission

Survey 71/1A and 2 more

Bogalur

Ramanathapuram district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

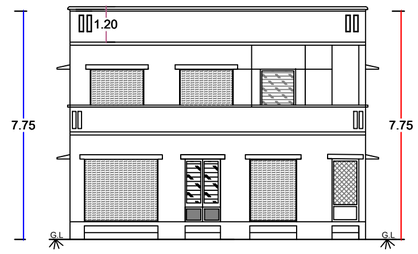
The approval as the planning authority issued it, reproduced in full behind this page.

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

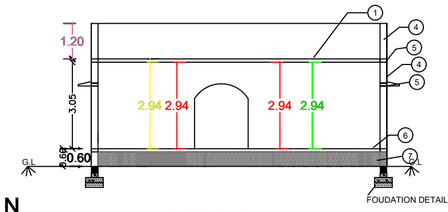
PLAN SHOWING THE PROPOSED CONSTRUCTION OF COMMERCIAL CUM RESIDENTIAL BUILDING IN GROUND FLOOR & FIRST FLOOR, PATTA NO: 2540, SURVEY NO:71/1A & 71/1A2) SATHIRAKUDI, BOGALUR VILLAGE & PANCHAYAT, PARAMAKUDI TALUK, RAMANATHAPURAM DISTRICT.

OWNER :- 1.Mr.K.PREM KUMAR.
2.Mr.K.PRAVEEN PANDI.

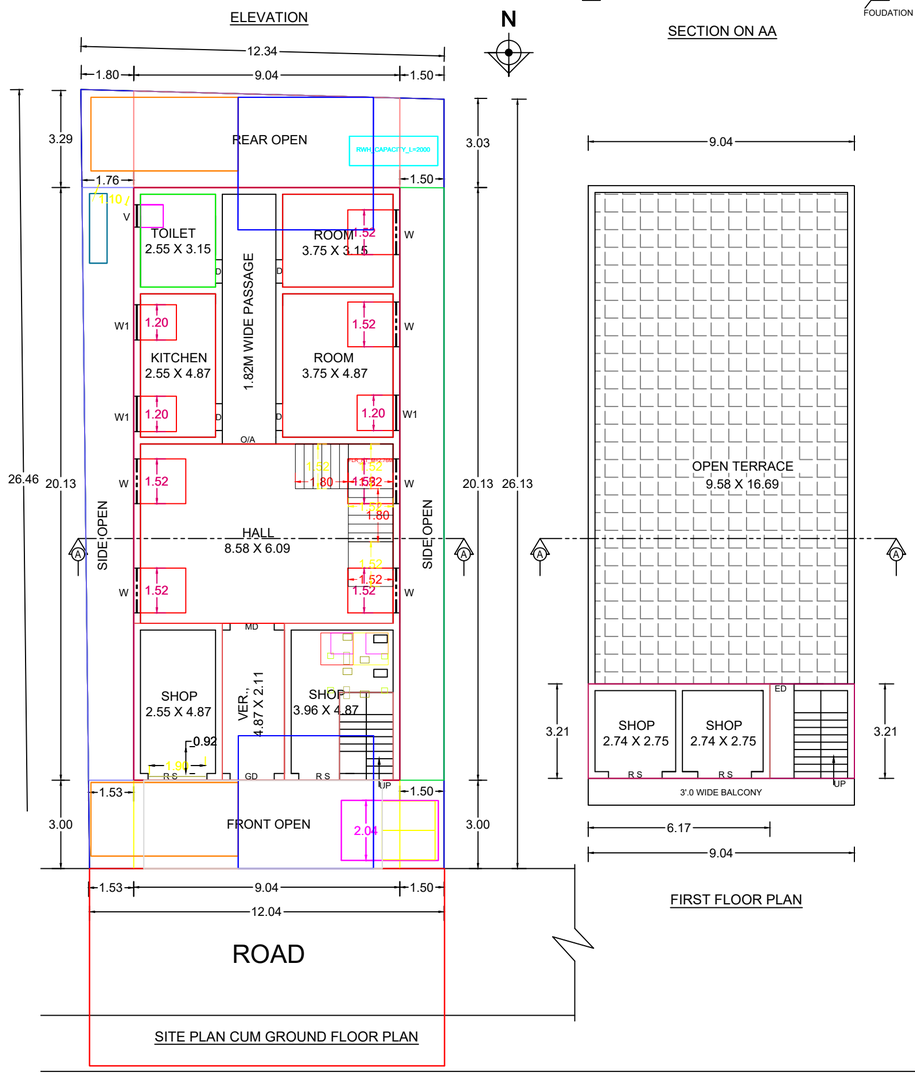
(SCALE :-1:100)



ELEVATION



SECTION ON AA

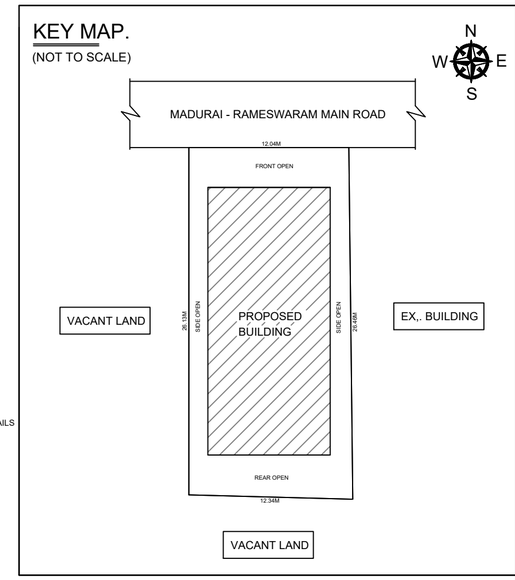


SITE PLAN CUM GROUND FLOOR PLAN

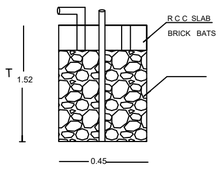
FIRST FLOOR PLAN

KEY MAP.

(NOT TO SCALE)



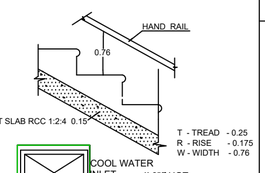
RAIN WATER STORAGE



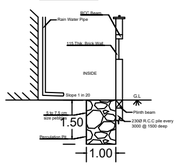
SECTION DETAILS

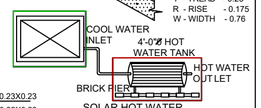
1. WEATHERING COURSE IN BRICK JELLY CONCRETE 3" AVG THICK OVER WHICH ONE COURSE OF FLAT TAILS.
2. PARAPET WALL IN B.W WITH C.M 1:5, 9"THICK
3. ROOF SLAB IN R.C.C 1:2:4, 4.5" THICK
4. SUPER STRUCHURE IN B.W WITH C.M 1:5, 9" THICK
5. LINTAL BEAM IN R.C.C 1:2:4, 6"X9"
6. FLOORING IN C.C 1:5:10, 4.5" THICK OVER MOSAIC FLOOR FINISHING 2" THICK
7. SAND FILLING USING GOOD RIVER SAND 1'.0 THICK

STAIR CASE DETAILS



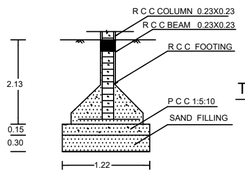
Perculation Pit





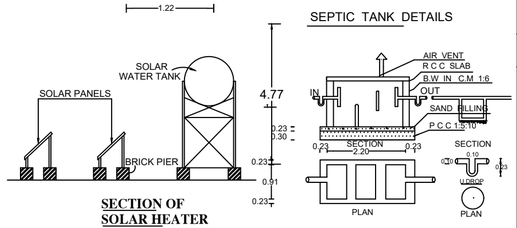
SOLAR HOT WATER SYSTEM DETAILS

FOUNDATION DETAILS



TERRACE FLOOR PLAN

SEPTIC TANK DETAILS



SECTION OF SOLAR HEATER

OFFICE USE :

OWNER :

(K.PREM KUMAR)

(K.PRAVEEN PANDI)

NOTE : ALL DIMENSIONS ARE IN METRE | SCALE :1:100 - (1" = 8'0")

AREA STATEMENT DETAILS

PATTA AREA : 320.444. SQ.M
DOCUMENT AREA : 320.444. SQ.M
SITE AREA : 320.444. SQ.M

PROPOSED RESIDENTIAL BUILDING AREA DETAILS :

S.NO	DESCRIPTION	FSI (SQ.M)	NON-FSI (SQ.M)	TOTAL (SQ.M)
01	GROUND FLOOR (RESIDENTIAL)	145.040	---	145.040
	GROUND FLOOR (COMMERCIAL)	31.510	---	31.510
	FIRST FLOOR (COMMERCIAL)	19.805	---	19.805
	TOTAL AREA	196.360	---	196.360

TOTAL FSI AREA = 196.360. SQ.M

FLOOR SPACE INDEX = 196.360 / 320.444 = 0.612

REGISTERED ENGINEER / LICENSED SURVEYOR:

Er.M.PRITHIKA. B.E.,
Registered Engineer & Consulting Engineer.
Reg.No:134/LS/2024/00007. DTCP Reg.No:RE/Gr.III/03/2025.
Hema Builders. 12/338 YZS. Thiruvalluvar Nagar, Paramakudi.
Cell : 94434 95395, 95009 48756, 80568 38577
E-mail : hemabuildersparamakudi@gmail.com

Drawnby,

Hema Builders
8/41-E, Railway Feeder Road, Paramakudi.
94434 95395

JOINERY DETAILS:

M.D	MAIN DOOR		4'.6"X7'.0 (1.37X2.13)
D	DOOR		3'.0 X7'.0 (0.91X2.13)
D1	DOOR		2'.6"X7'.0 (0.76X2.13)
W	WINDOW		4'.6"X7'.0 (1.37X2.13)
W1	WINDOW		6'.6"X7'.0 (2.00X2.13)
V	VENTILATOR		3'.0 X4'.0 (0.91X1.21)
V1	VENTILATOR		6'.6"X4'.0 (2.00X0.91)
EF	EXHAUST FAN	(0.30mO)	0'.9"X0'.9" (0.23X0.23)

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.