PP APPROVAL RECORD

Planning Permission

Survey 365

Tirupathur

Sivagangai district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Town 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.

Verified RealEstate™

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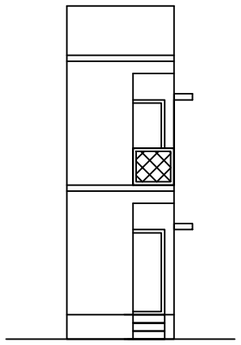
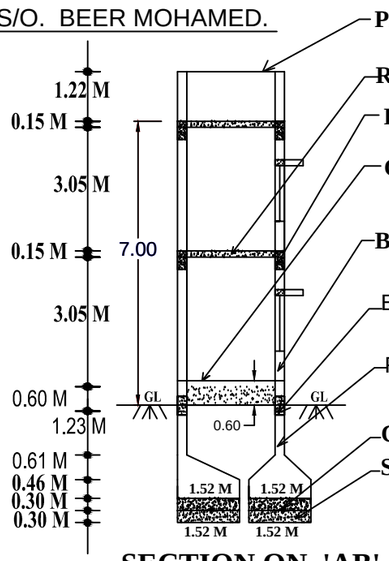
PLAN SHOWING THE PROPOSED RE-CONSTRUCTION OF R.C.C. ROOF GROUND FLOOR & FIRST FLOOR BUILDING (COMPLETELY DEMOLISHED THE EXG. BUILDING) FOR RESIDENTIAL PURPOSE. IN OLD G.R.S. No:365/21A, NEW G.R.S. No:365/353,OF THIRUPATTUR TOWN. DOOR NO: 7 & 7A, AT GUGALPARK ROAD, NEW WARD NO: 8 THIRUPATTUR TOWN PANCHAYAT, THIRUPATTUR TALUK, SIVAGANGAI DISTRICT.

APPLICANT: Mr. B. ABBAS. S/O. BEER MOHAMED.

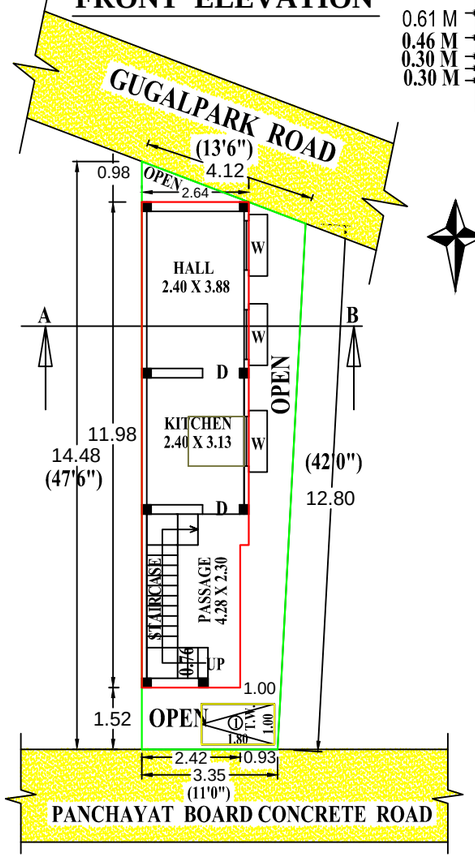
SCALE = 1 : 100



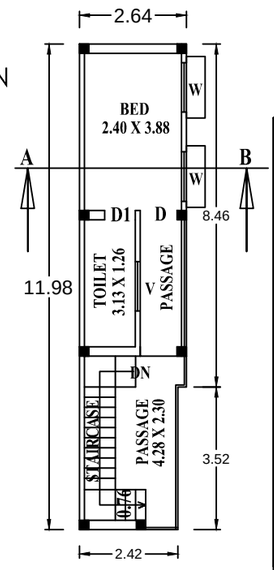
FRONT ELEVATION



SECTION ON 'AB'



GROUND FLOOR

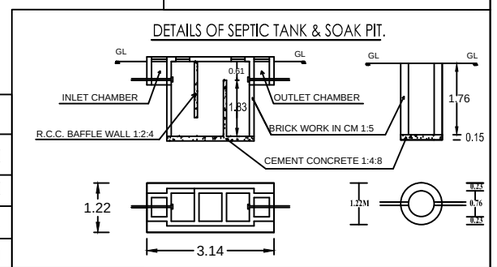


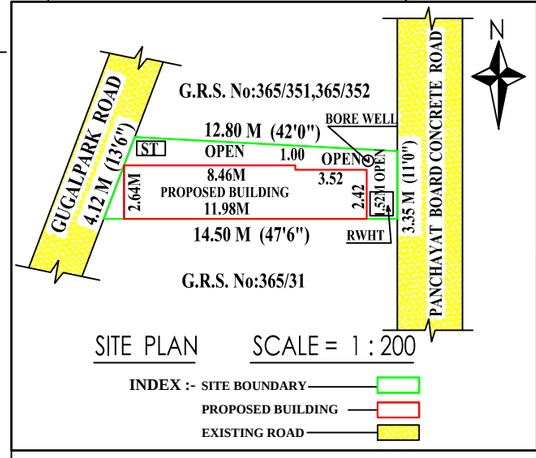
FIRST FLOOR

SCHEDULE OF JOINERIES
D..DOOR. ..... 1.00M X 2.10M
D1.DOOR. ..... 0.76M X 2.10M
W...WINDOW..... 1.22M X 1.37M
V...VENTILATOR..... 1.22M X 0.76M

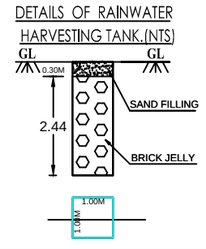
TAX ASSESEMENT Nos.
DOOR NO: 7, 8611
DOOR NO: 7A, 8612
ALL DIAMENSIONS ARE IN METRE
WALL THICKNESS:- MAIN WALL = 0.12 M PARTITION WALL = 0.23 M

DETAILS OF SEPTIC TANK & SOAK PIT.

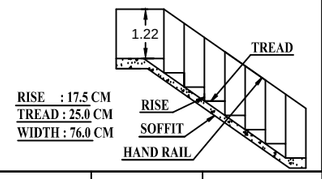




DETAILS OF RAINWATER HARVESTING TANK.(NTS)



STAIRCASE DETAILS (NTS)



AREA DETAILS	SQ.MT.	SQ.FT.
SITE AREA AS PER DOCUMENT	50.92	548.00
PROPOSED GROUND FLOOR BUILDING AREA	30.86	332.00
PROPOSED FIRST FLOOR BUILDING AREA	30.86	332.00
TOTAL BUILDING AREA	61.72	664.00
NET OPENSPACE AREA	20.06	216.00
EXG. BUILDING AREA COMPLETELY DEMOLISHED	37.17	400.00

RAINWATER HARVESTING TANK..1.NO,
SEPTIC TANK...1.NO, BORE WELL...1.NO.
OVER HEAD TANK...1.NO, SUMP.. 1 NO,

PLAN INFO
PLOT_AREA_M2=50.92
FMB_OR_PLR=51.00
AS_PER_DOCUMENT=50.92
AS_AT_SITE=51.00
SURVEY_NO=365/353
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=7.00
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
ROAD_WIDTH=7.00
ROAD_LENGTH=500
AVG_PLOT_DEPTH= 12.80
AVG_PLOT_WIDTH= 3.35
LAND_USE_ZONE = RESIDENTIAL
PLOT_NO=-
PATTA_NO= 1
DISTRICT=SIVAGANGAI
TALUK=THIRUPATHUR
TOWN_PANCHAYAT=THIRUPATHUR
VILLAGE=THIRUPATTHUR
RWH_DECLARED=YES
AREA_TYPE=OTHERS
BUILDING_NEAR_TO_RIVER=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
JURISDICTION_TYPE=TOWN_PANCHAYAT
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=YES
OSR_APPLICABLE=NO
OSR_SURRENDER=NO
OSR_SURR_BUYBACK_RETAIN=BUYBACK
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO

APPLICANT

ENGINEER

Er.M.HABIB DCE.,B.Tech.,
Licenced Building Surveyor &
Consulting Engineer
K.M.M.BUILDERS
Taluk Office Road,
Thiruppathur Sivagangai Dist,
Cell 9626230990, 9600792392

OFFICE USE ONLY

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

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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.