Verified RealEstate™

REFERENCE
01/2026-27

ISSUED
08 September 2026

PP APPROVAL RECORD

Planning Permission

Survey 239/1B1 and 1 more

Sangupatti

Tenkasi 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.

Verified RealEstate™

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate

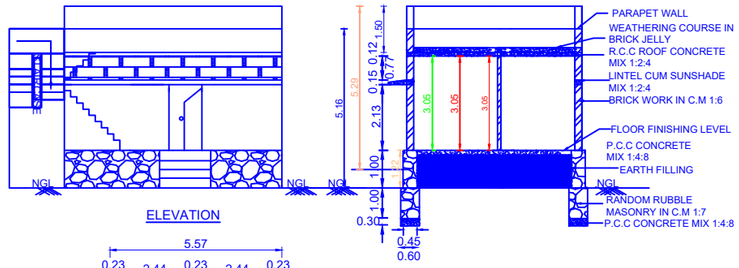
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DIGITALLY VERIFIED RECORD

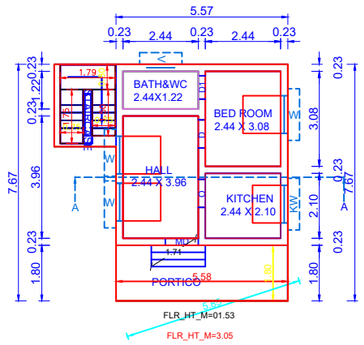
THE PLAN SHOWING CONSTRUCTION OF A GROUND FLOOR DWELLING HOUSE IN SURVEY NO :OLD NO:239/1B1,240/3 RE .S.NO:239/1B1,240/3 NEW NO:239/1B1 PART, 240/3 PART PATTA NO -2056, PLOT NO:0,SANGUPATTI REVENUE VILLAGE, AND PANCHAYAT, KURUVIKULAM PANCHAYAT UNION, TIRUVENGADAM TALUK

NAME OF THE APPLICANT : SRI - VEERAPUTHIRASAMY R S/O Thiru -RUTHIRAPPASAMY

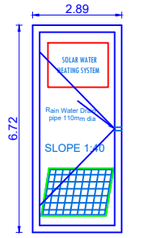


ELEVATION

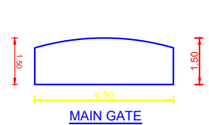
SECTION ON AA



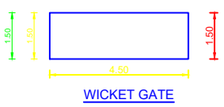
GROUND FLOOR PLAN



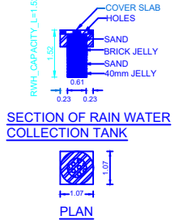
TERRACE FLOOR PLAN



MAIN GATE

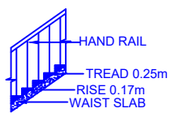


WICKET GATE



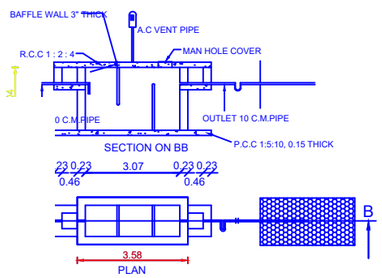
SECTION OF RAIN WATER COLLECTION TANK

PLAN

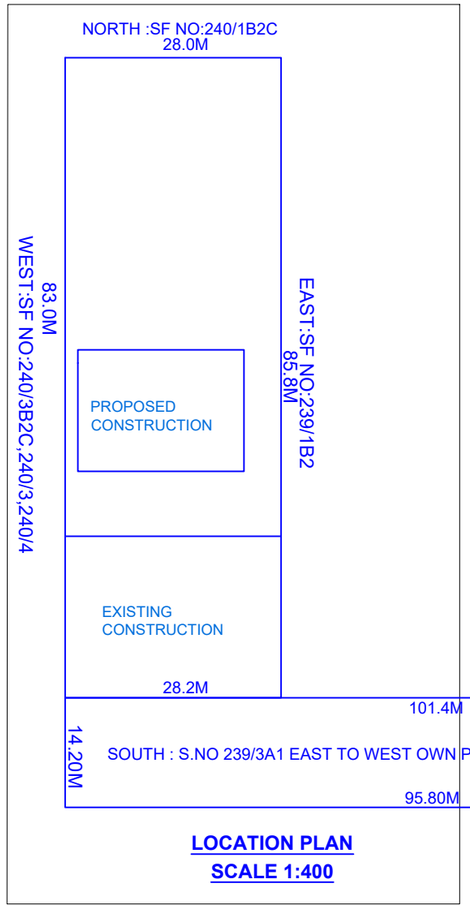


STAIR CASE DETAIL

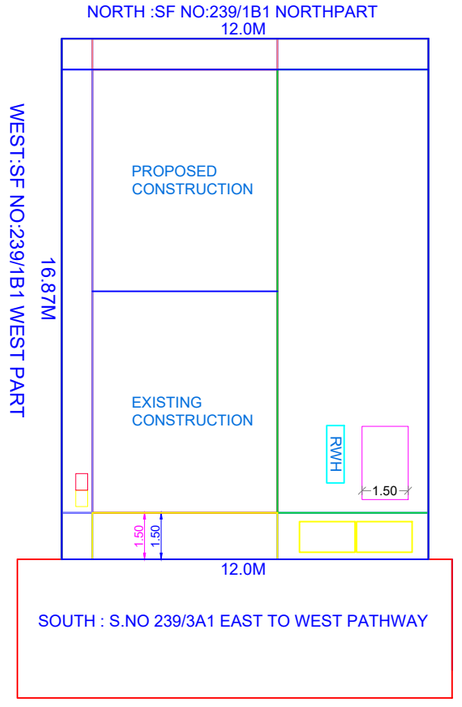




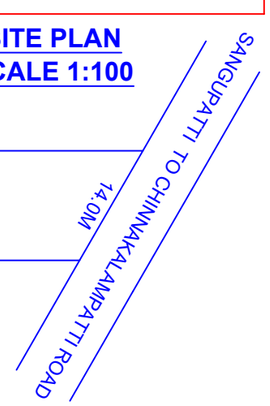
TIC TANK AND TRENCH & U TRAP ADOPTED



LOCATION PLAN
SCALE 1:400



SITE PLAN
SCALE 1:100



AREA DETAILS		
AREA DETAIL	SQ.FT	SQ.MT
AREA OF DOC	25824.0	2400.0
AREA OF SITE AS PER ADANGAL	2169.22	201.60
AREA OF BUILDING	**0517.45**	**48.09**

MD	- MA
D	- DO
D1	- DO
O	- OF
W	- WI
K.W	- KIT
K.W1	- KITCHEN WINDOW - 0.91 X 0.61
V	- VENTILATOR - 0.91 X 0.61

ATION:
OOR AREA IN G.F = 25.87 sq.mt.
TOTAL F.A = 25.87 sq.mt.
= NIL

PARKING REQUIRED :-		PARKING PROVIDED :-	
NO. OF CAR POCKETS	: Nil	NO. OF CAR POCKETS	: Nil
NO. OF BIKE POCKETS	: NIL	NO. OF BIKE POCKETS	: NIL

ALL DIMENSIONS ARE IN METER
SCALE - 1:100

FSI DETAILS	PROPOSED	PERMISSIBLE
TOTAL PLINTH AREA / PLOT AREA = 48.09 / 201.60	0.24	2.00

PLAN INFO
DISTRICT=TENKASI
TALUK=TIRUVENGADAM
VILLAGE NAME=SANGUPATTI
PANCHAYAT NAME=SANGUPATTI
PANCHAYAT UNION NAME=KURUVIKULAM
AS_AT_SITE=200.75
FMB_OR_PLR=2400.00
AS_PER_DOCUMENT=2400.00
SURVEY_NO=239/1B1,240/3
PATTA_NO=2056
PLOT_AREA_M2=200.75
MECHANICAL_PARKING=0
EXISTING_FLOOR_AREA_TO_BE_DEMOLISHED_M2=0
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH=12.0
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
ROAD_WIDTH=9.0
ROAD_LENGTH=3000
AREA_TYPE=OTHERS
AVG_PLOT_DEPTH= 16.86
AVG_PLOT_WIDTH= 12.00
LAND_USE_ZONE = RESIDENTIAL
RWH_DECLARED=YES
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
IS_SWIMMING_POOL_EXISTS=NO
IS_APPROVED_LAYOUT=NO
PLOT_NO=0
OSR_APPLICABLE=NO
OSR_SURR_BUYBACK_RETAIN=NO
PREMIUM_FSI_REQUIRED=NO
JURISDICTION_TYPE=PANCHAYAT
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO

R. Veeraputhirasamy

APPLICANT

S. Rajesh Cell: 9003463469
Er.S. RAJESH M.E.,AMIE.,AIV
District RD - Registered Engineer (RE)
Tenkasi - Reg No: 66/2022, Dated: 10-05-2022
Tuticorin - Reg No: KPY/2023/03, Dated: 23-04-2023
1/18, North Street, Kuruvikulam - 627754.

REGISTERED ENGINEER

FOR OFFICE USE

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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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.