

PP

APPROVAL RECORD

Planning Permission

Thanjavur

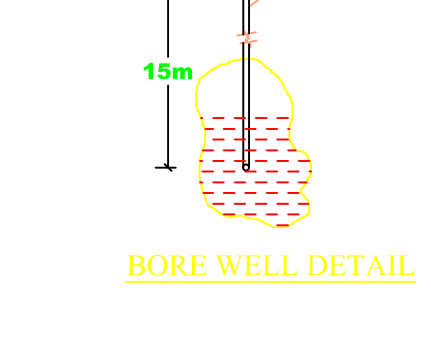
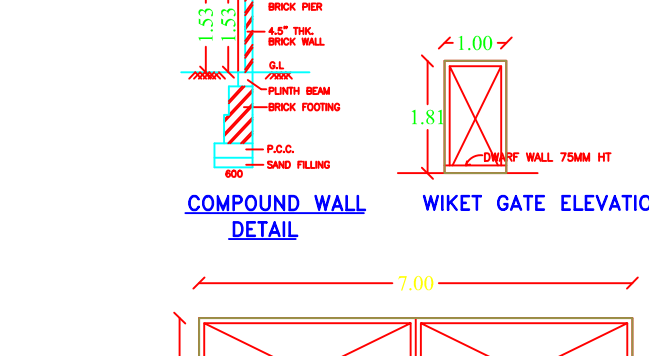
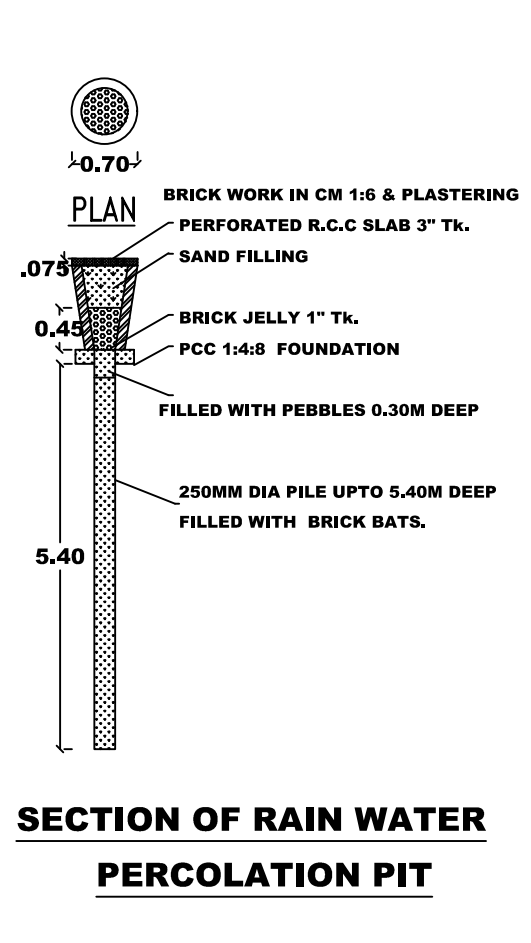
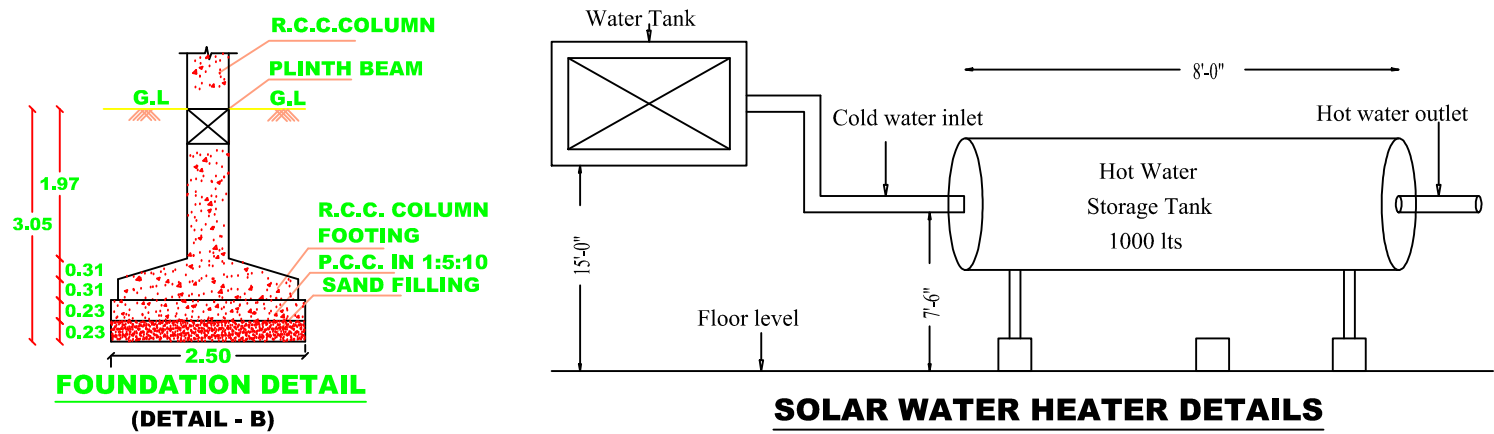
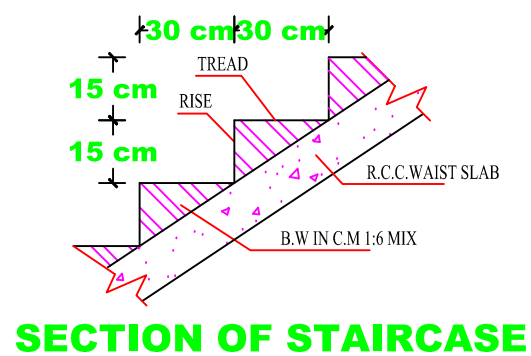
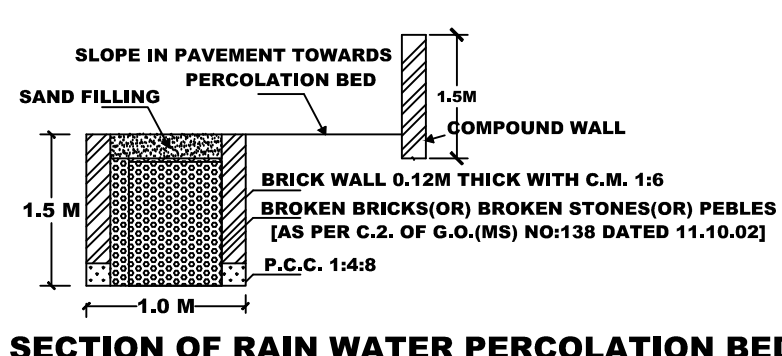
Thanjavur district, Tamil Nadu

APPROVAL TYPE
Building PlanISSUING AUTHORITY
DTCPPURPOSE
Commercial

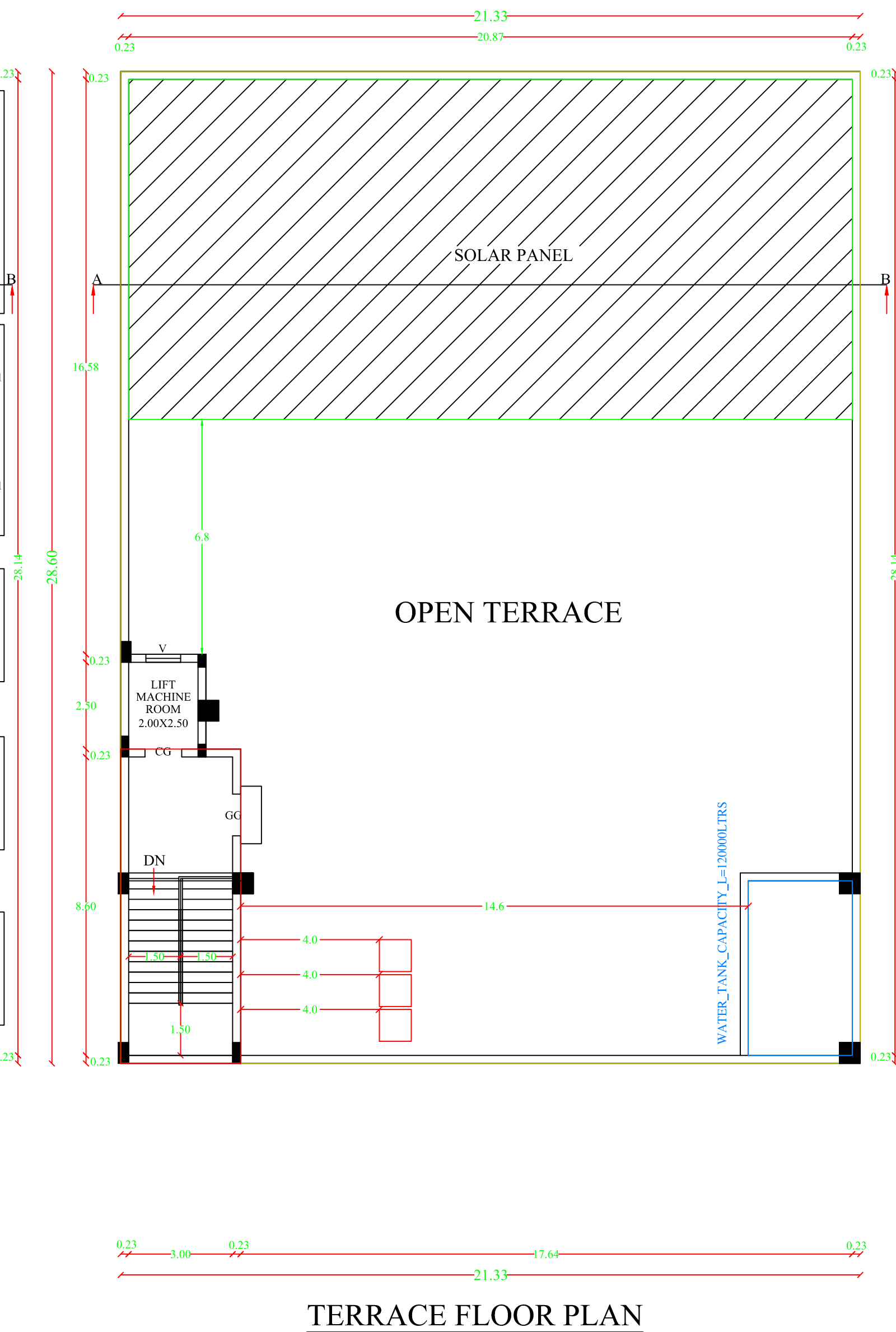
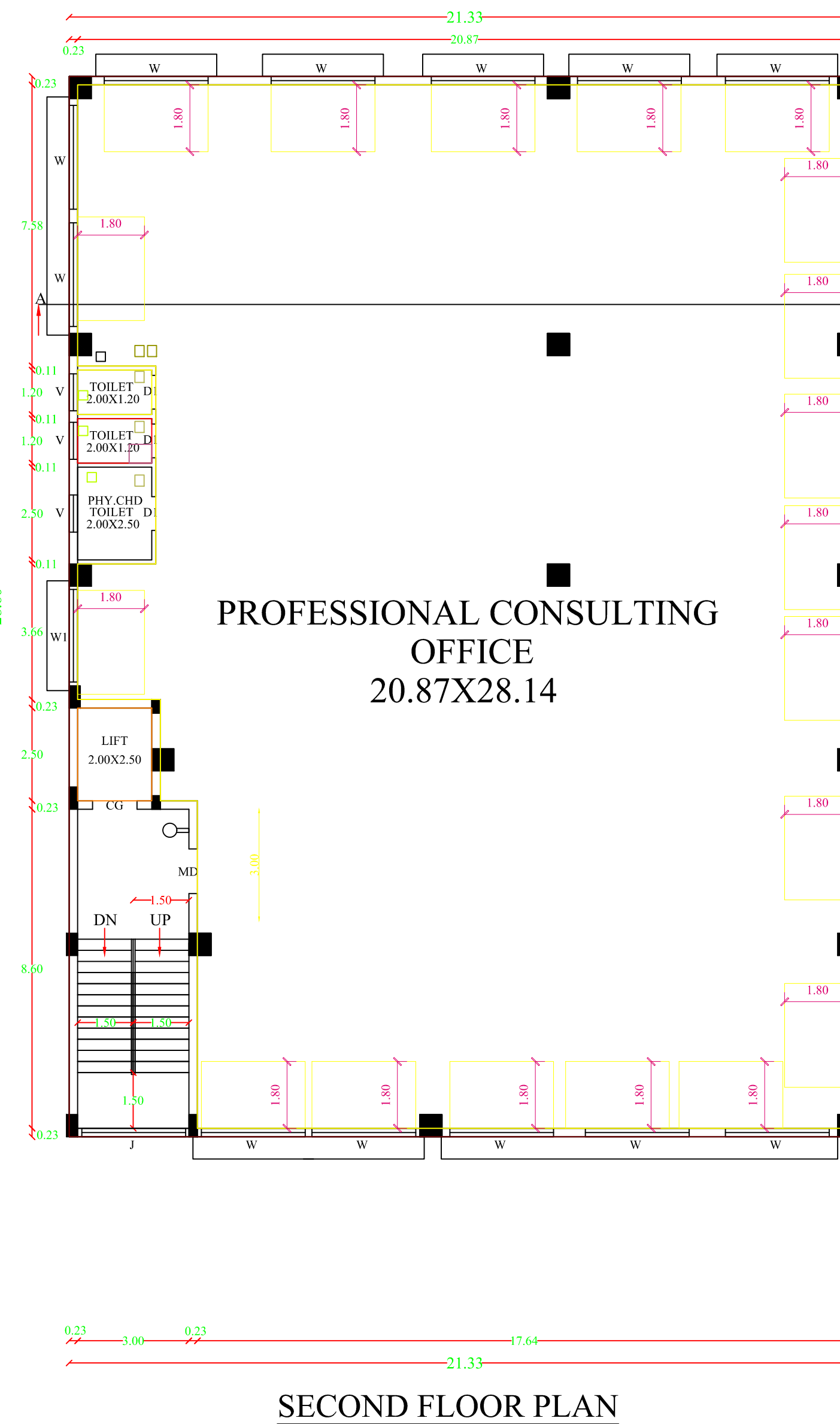
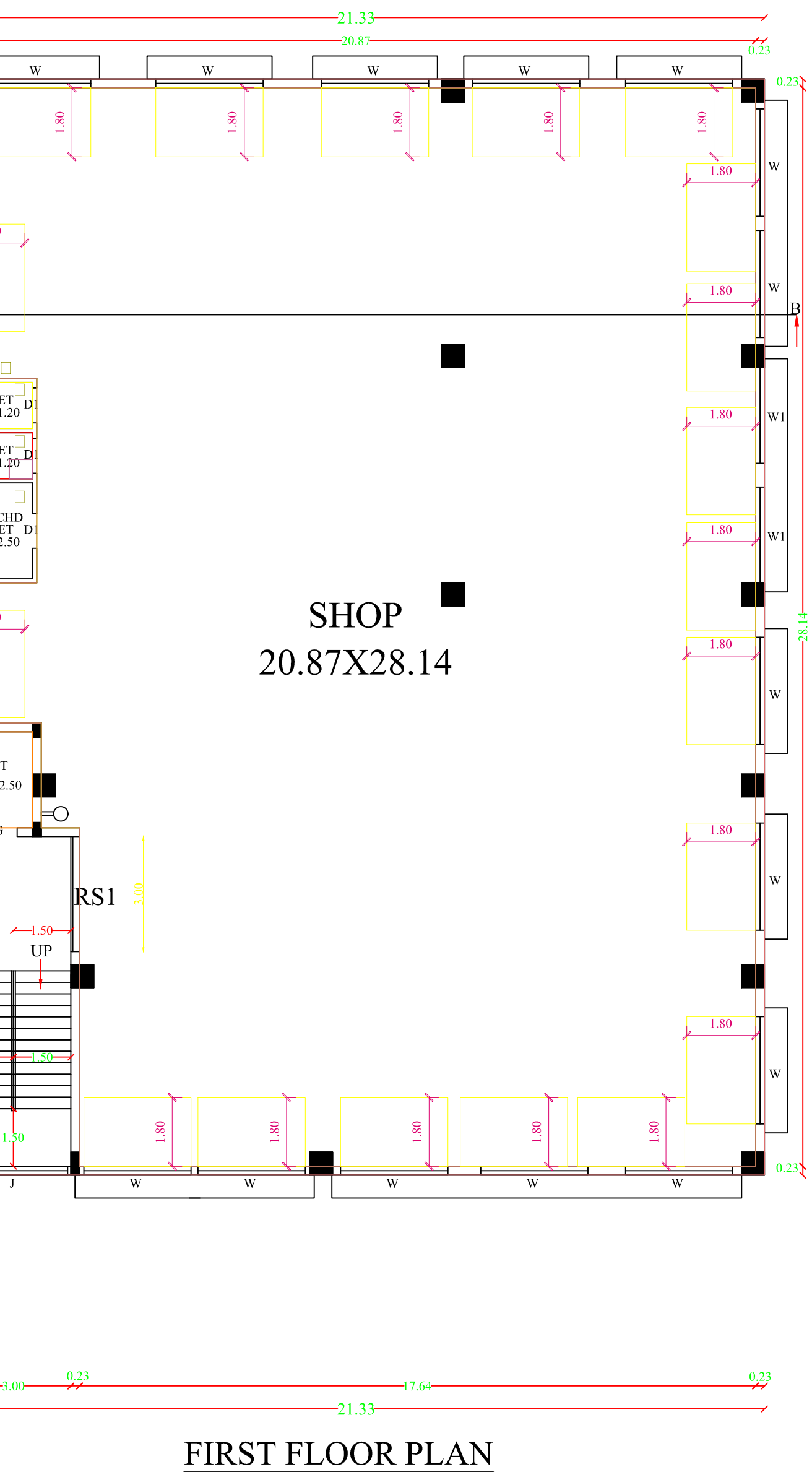
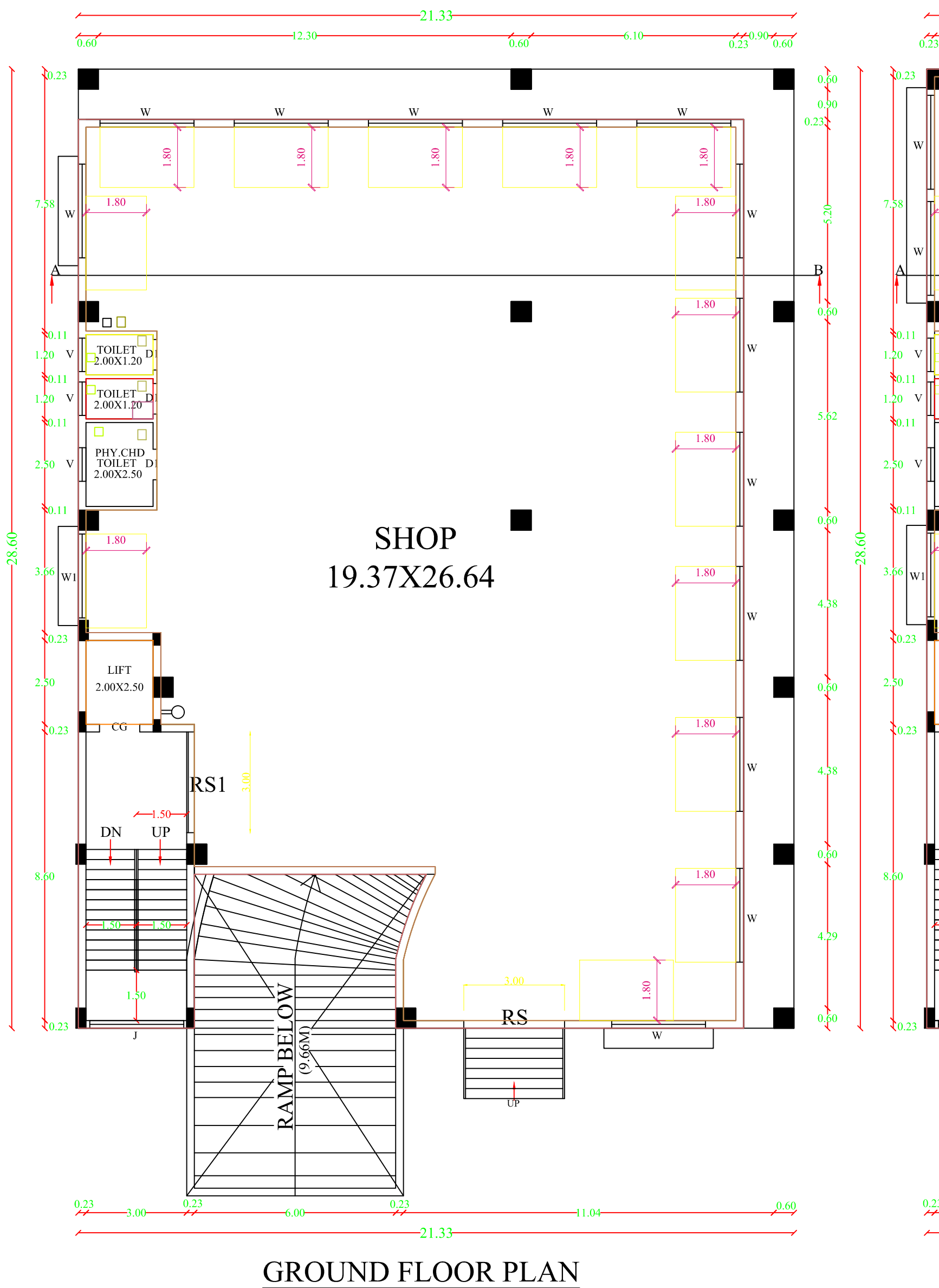
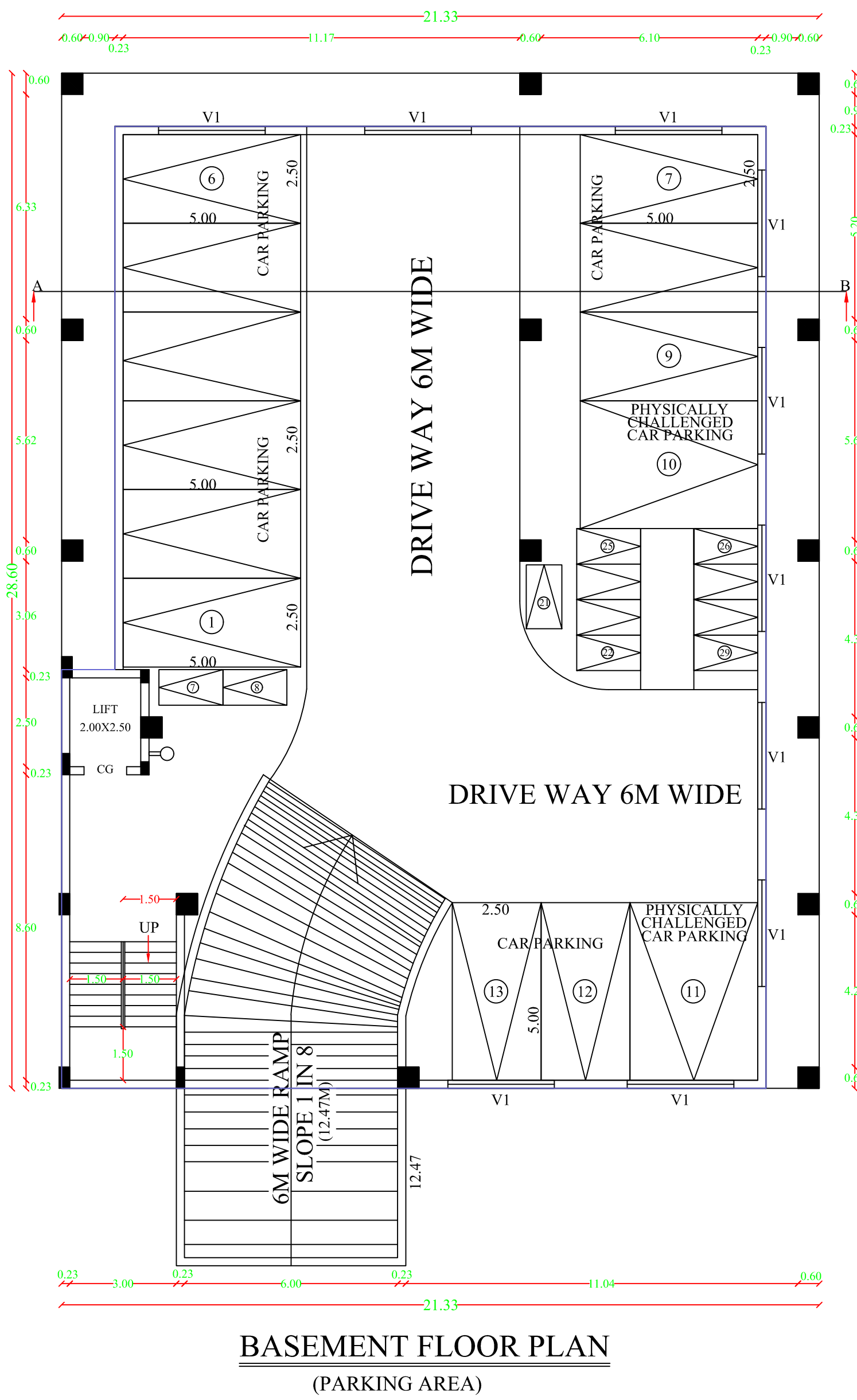
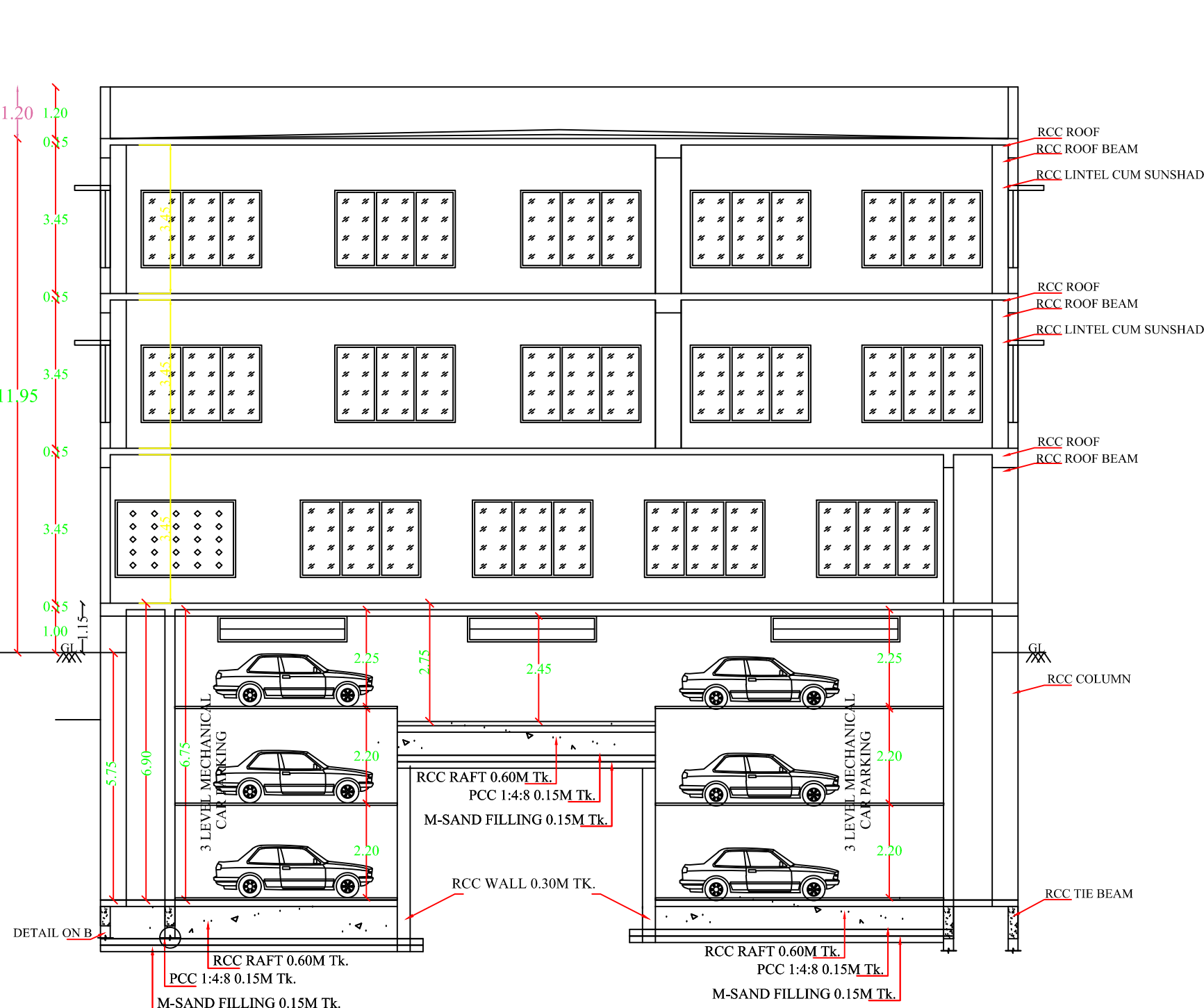
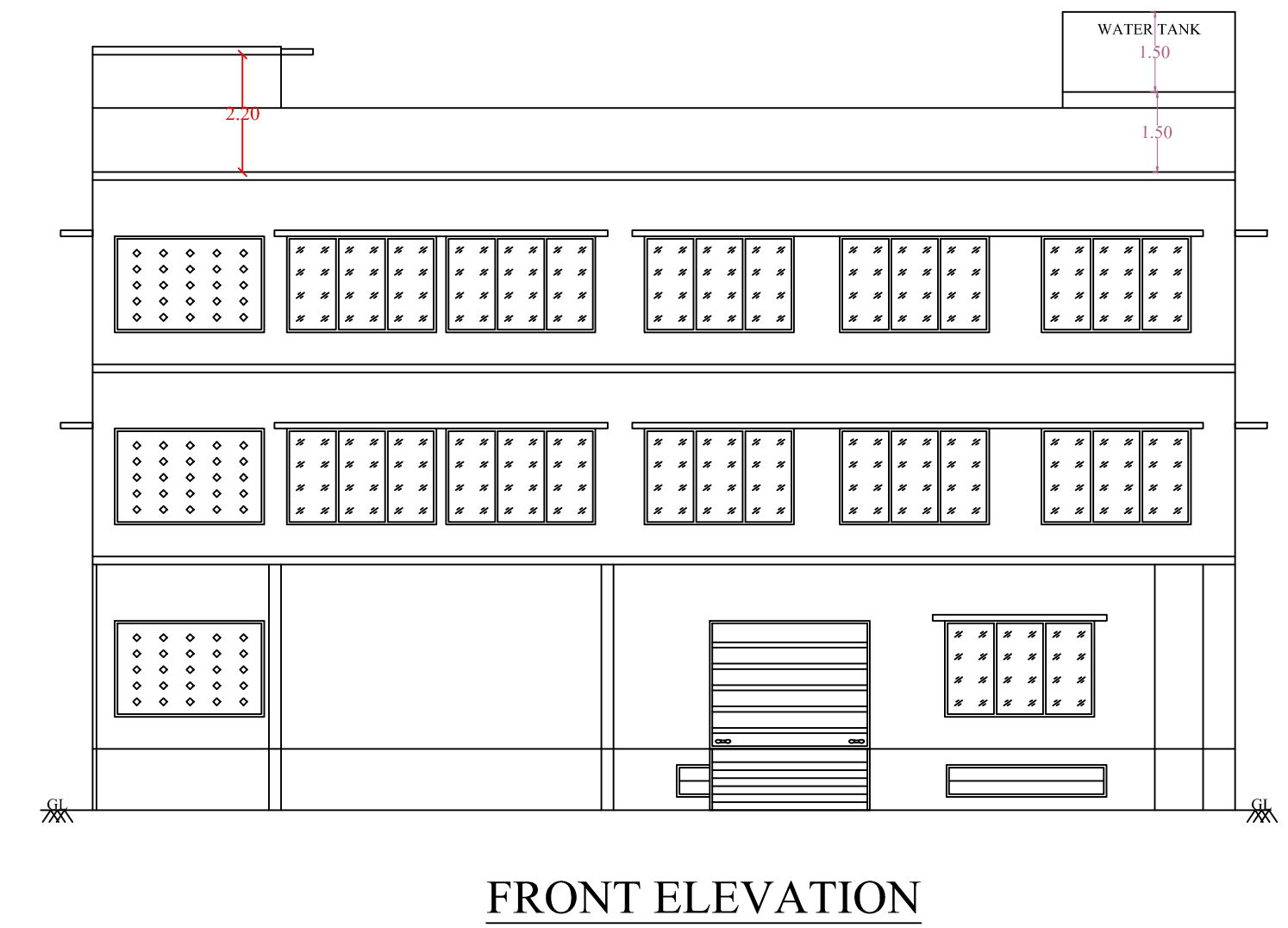
The approval as the planning authority issued it, reproduced in full behind this page.

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

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A COMMERCIAL BUILDING AT PLOT NO: 62, ARULANANTHA NAGAR EXTENSION AT T.S.NO: 178, WARD NO:6, BLOCK NO: 96, NANJIKKOTTAI VILLAGE, THANJAVUR CITY MUNICIPAL CORPORATION LIMIT.



NOTE:
1. RAIN WATER FROM TOILET WILL BE CONNECTED INTO U/D
2. BORE WELL WITH WATER TANK AND CORPORATION WATER SUPPLY
3. RAIN WATER PERCOLATION PIT PROVIDED @ 1/20 SLOPE OF PLINTH AREA @ 6 M C/C
4. RAIN WATER PERCOLATION BED 1.5m WIDE WILL BE PROVIDED AROUND THE BUILDING
5. RAIN WATER TAKEN TO THE BORE WELL THROUGH 150MM DIA PIPES
6. RAIN WATER COLLECTED FROM OPEN TERRACE SHALL BE COLLECTED THROUGH PIPES AND LED INTO A FILTER PIT (DIE NO. 40, 3.00 DIA) WITH APPROPRIATE FILTER MATERIAL AND THEN LED INTO COLLECTION TANK
7. SOLAR WATER HEATER LINE ARRANGEMENTS WILL BE PROVIDED.

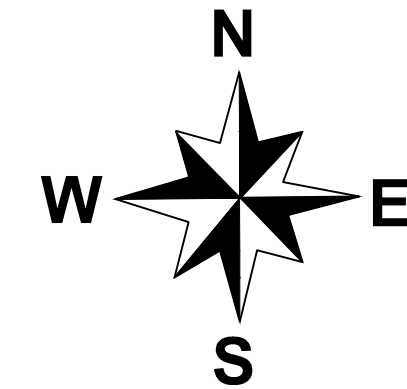


PLOT NO:61
T.S.NO:177

PROPOSED SITE
T.S.NO:178

T.S.NO:181
PLOT NO:63

SITE PLAN
(SCALE 1:100)



T.S.NO:179
PLOT NO:69

SCHEDULE OF JOINERIES:		
REFERENCE		METRE
RS1 - ROLLING SHUTTER	3.00 x 2.40	
GG - GRILL GATE	1.20 x 2.13	
CG - COLLAPSIBLE GATE	1.20 x 2.40	
MD - MAIN DOOR	1.20 x 2.40	
D1 - FLUSH DOOR	0.91 x 2.40	
W1 - GLAZED WINDOW	2.80 x 1.80	
V - VENTILATOR	2.50 x 1.50	
V1 - VENTILATOR	1.00 x 1.00	
J - JOLLY	2.80 x 0.60	

AREA DETAILS	
DESCRIPTION	SQ.M
PLOT AREA (as per Document)	892.19
PLOT AREA (as per FMS)	901.50
SUPER IMPOSED PLOT AREA	893.04
MINIMUM OF THE ABOVE SHALL BE TAKEN INTO ACCOUNT.	

PROPOSED BUILDING AREA			
NO.	DESCRIPTION	F.S.I AREA (SQM)	TOTAL AREA (SQM)
1)	BASEMENT FLOOR AREA (PARKING)	-	514.43
2)	GROUND FLOOR AREA	509.52	509.52
3)	FIRST FLOOR AREA	610.04	610.04
4)	SECOND FLOOR AREA	610.04	610.04
5)	HEAD ROOM AREA	-	38.08
6)	TOTAL	1759.60	2312.11
7)	VACANT	-	382.67
PLOT COVERAGE = 610.04 / 892.19 x 100 = 68.38 %			
F.S.I = 1759.6 / 892.19 = 1.972			

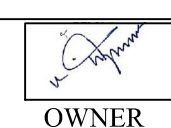
PARKING DETAILS		
PARKING	REQUIRED	PROVIDED
1) CAR PARKING	32 Nos.	39 Nos.
2) TWO WHEELER PARKING	49 Nos.	49 Nos.

BOUNDARY SHOWN IN	BORE WELL	
PROPOSED AREA	ROAD	
FIRE EXTINGUISHER	RAIN WATER PERCOLATION PIT	
UG DRAINAGE LINE	RAIN WATER PERCOLATION BED	

ALL DIMENSIONS ARE IN METRE.
SCALE - 1:100.

SPACE FOR APPROVAL

SWP/DTCP/TNJ/TLPA/BP NO.04/2023



(R.VETRIVEL - SE/Gr I/TLPA/Apr2019/006)
STRUCTURAL ENGINEER

(R.RAJAVARMAN - RCE/TLPA/Apr2019/001)
CONSTRUCTION ENGINEER

(R.VETRIVEL - RE/Gr I/TLPA/Apr2019/017)
REGISTERED 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.

