Verified RealEstate™

REFERENCE
154

ISSUED
19 June 2024

PP APPROVAL RECORD

Planning Permission

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

hello@verified.realestate
+91 9996 12 9996
verified.realestate

DIGITALLY VERIFIED RECORD

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RCC ROOF GROUND FLOOR RESIDENTIAL BUILDING NEW R.S NO:662/9A, OLD R.S NO:66/9, PATTA NO:610,NORTH MUSLIM SREET, THIRUPUVANAM VILLAGE &TOWN PANCHAYATH , THIRUVIDAIMARUTHUR TALUK, THANJAVUR DISTRICT.

APPLICANT: Mr.H.RASUDEEN.

All Dimensions are in Metre Scale 1:100

AREA STATEMENT:

TOTAL SITE AREA	- 130.90	Sqm	- 1409.00	Sqft	
GROUND FLOOR AREA	- 78.13	Sqm	- 840.94	Sqft	
OPEN SPACE AREA	- 52.77	Sqm	- 568.06	Sqft	

SCHEDULE OF JOINERY:

MD	Main Door	0.91x2.13
D	Door	0.91x2.13
d	door	0.76x2.13
O	Open	0.91x2.13
W	Window	1.22x1.53
W1	Window	1.22x1.22
kw	Kitchen Window	1.22x1.22
V	Ventilator	0.61x0.61

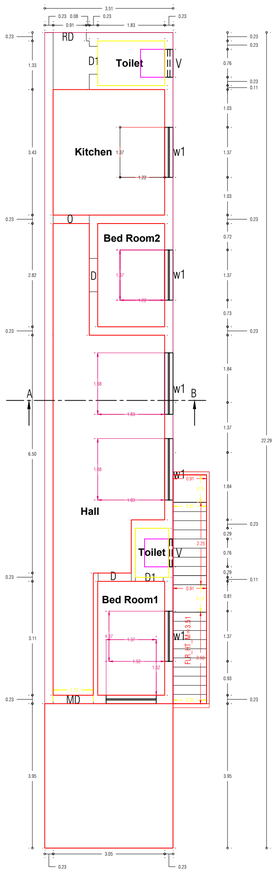
N W E S

APPLICANT: Mr.H.RASUDEEN.

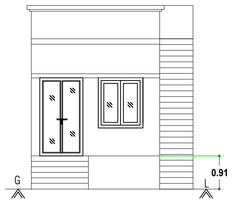
ENGINEER/ARCHITECT:

Er. V. VIJAY, B.E.,
KEE CONSTRUCTION
Reg. No. 105/LS/2024/00001 Engineers Grade - III - RE
No.1, AL-AIN Plaza, John Selvaraj Nagar,
Kumbakonam - 612 001. Cell: 97876 27486

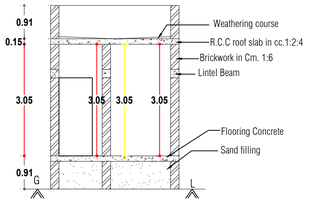
Er.V.VIJAY
Reg.No: 105/LS/2024/00001-RE-III



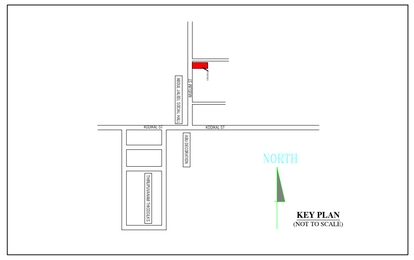
GROUND FLOOR PLAN



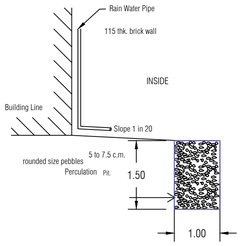
FRONT ELEVATION

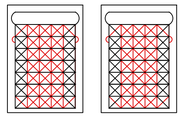


SECTION ON 'AB'

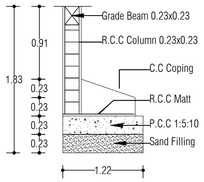


KEY PLAN N.T.S

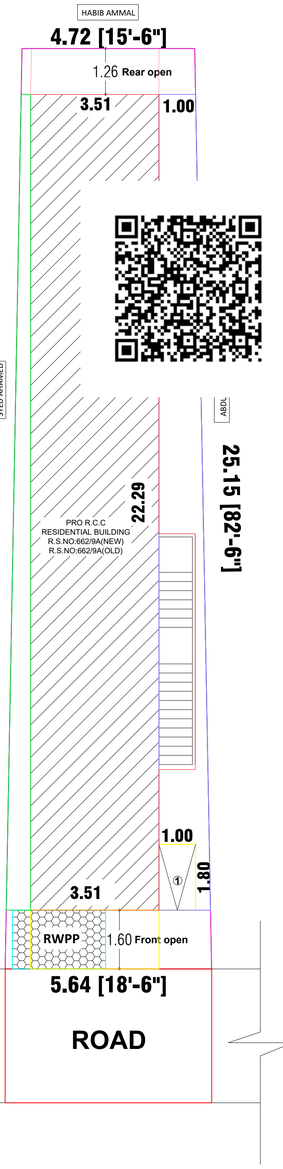




SOLAR WATER HEATING
SYSTEM-750 LT/DAY



Foundation Details

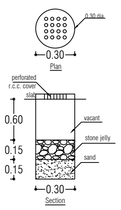


N

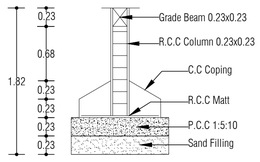
SITE PLAN

WASTE WATER RECYCLING SYSTEM:

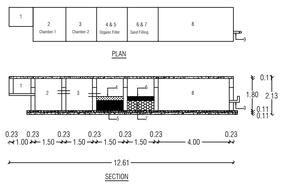
1. Waste Water Collected from bath rooms and washbasin.
2. Settling Tank.
3. Settling Tank.
4. Straw bed 0.45m.
5. Charcoal bed 0.61m.
6. Coarse Sand 0.45m.
7. Pebble Sand 0.61m.
8. Collection Tank Water to be Chlorinated.
9. Water to be Pumped to seperate O.H.T for flushing out of w.c.

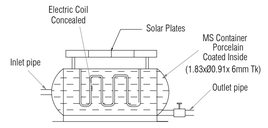


RAIN WATER
PERCULATION PIT



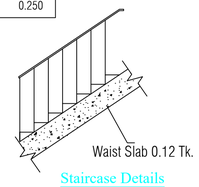
Foundation Detail





Solar water heater

Rise	0.175
Tread	0.250



Staircase Details

NOTE:

1. Kitchen,Bath & Wash Basin Waste water to be recycled Seperately and Used for Gardening Purpose.
2. Water Closet Sewage line to be Connected to underground Drainage System.
3. Solar water heating System Will be Provided.

Proposed Details:

Floor	Occupancy/ Sub Occupancy	Buildup Area in Sqm.	Deduction Area in Sqm.	FSI Area in Sqm.
0	Individual Residence	84.62	6.78	78.24

PLAN INFO
PLOT_AREA_M2=130.90
AS_AT_SITE=130.28
FMB_OR_PLR=130.28
AS_PER_DOCUMENT=130.90
SURVEY_NO=662/9A
PATTA_NO= 610
TALUK=THIRUVIDAIMARUTHUR
DISTRICT=THANJAVUR
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M= 3.66
ROAD_WIDTH=3.66
ROAD_LENGTH= 250.00
AVG_PLOT_DEPTH= 25.15
AVG_PLOT_WIDTH= 5.18
LAND_USE_ZONE = RESIDENTIAL
IS_SWIMMING_POOL_EXISTS=NO
JURISDICTION_TYPE=TOWN PANCHAYAT
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO
PREMIUM_FSI_REQUIRED=NO
OSR_APPLICABLE=NO
IS_APPROVED_LAYOUT=NO
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO

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

hello@verified.realestate · +91 9996 12 9996

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.