PP APPROVAL RECORD

Planning Permission

Thanjavur district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

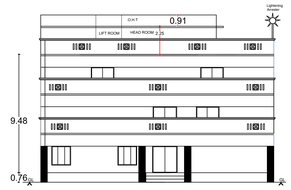
The approval as the planning authority issued it, reproduced in full behind this page.

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

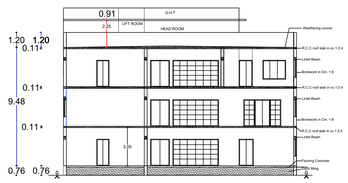
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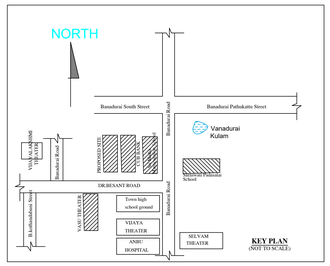
REVISED PLAN SHOWING THE CONSTRUCTION OF RCC ROOF GF ,FF & SF RESIDENTIAL BUILDING IN T.S. NO : 492/5 (OLD T.S. NO : 492/3B PART), BLOCK NO: 17, WARD NO: 01, DR.BESANT ROAD, KUMBAKONAM CITY MUNICIPAL CORPORATION , THANJAVUR DISTRICT.



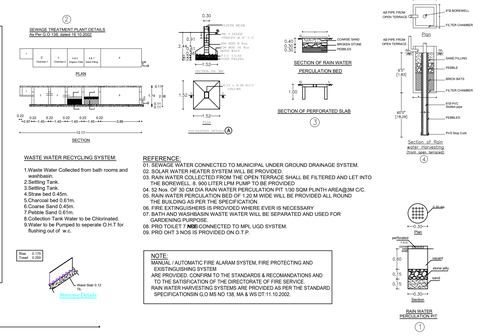
FRONT ELEVATION



SECTION ON 'AB'



KEY PLAN N.T.S



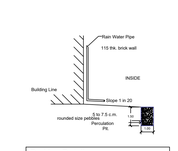
WASTE WATER RECYCLING SYSTEM:

1.Waste Water Collected from bath rooms and wash basins.
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 not of w.c.

REFERENCE:

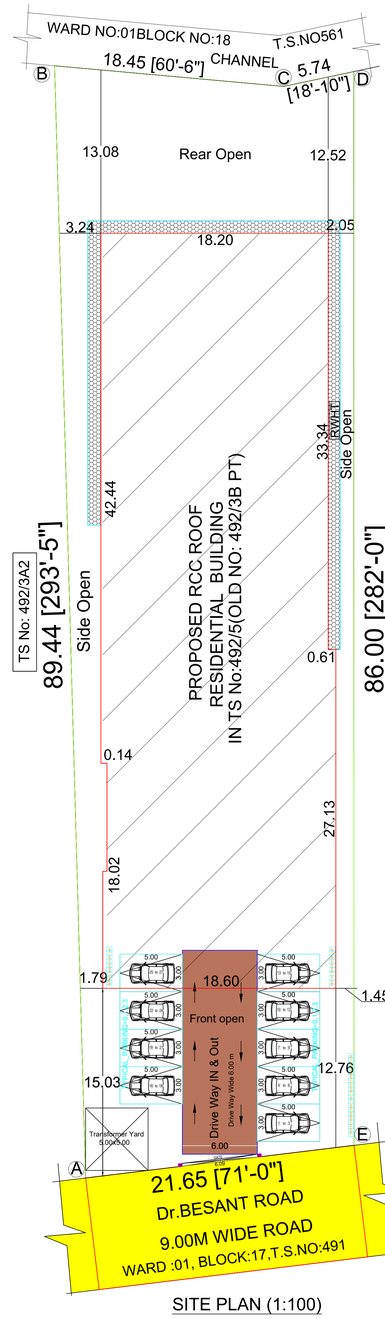
01. SEWAGE WATER CONNECTED TO MUNICIPAL UNDER GROUND DRAINAGE SYSTEM.
02. SOLAR WATER HEATER SYSTEM WILL BE PROVIDED.
03. RAIN WATER COLLECTED FROM THE OPEN TERRACE SHALL BE FILTERED AND LET INTO THE BOREWELL AS WATER LEVEL MAINTAINED TO BE PROVIDED.
04. SUMP WELL & RAIN WATER PERCOLATION PIT FOR EVERY 100 SQM PLINTH AREA@3M C/C.
05. RAIN WATER PERCOLATION BED OF 1.20 M WIDE WILL BE PROVIDED ALL ROUND THE BUILDING AS PER THE SPECIFICATION.
06. FIRE EXTINGUISHERS IS PROVIDED WHERE EVER IS NECESSARY
07. BATH AND WASHBASIN WASTE WATER WILL BE SEPARATED AND USED FOR GARDENING PURPOSE.
08. PRO TOILET 7 **NOS** CONNECTED TO MPL UGD SYSTEM.
09. PRO DWT 3 NOS IS PROVIDED ON O.T.P.

NOTE:
MANUAL / AUTOMATIC FIRE ALARM SYSTEM, FIRE PROTECTING AND EXISTINGUISHING SYSTEM
ARE PROVIDED. CONFIRM TO THE STANDARDS & RECOMANDATIONS AND TO THE SATISFICATION OF THE DIRECTORATE OF FIRE SERVICE.
RAIN WATER HARVESTING SYSTEMS ARE PROVIDED AS PER THE STANDARD SPECIFICATIONSIN G.O.MS NO.138, MA & WS DT.11.10.2002.

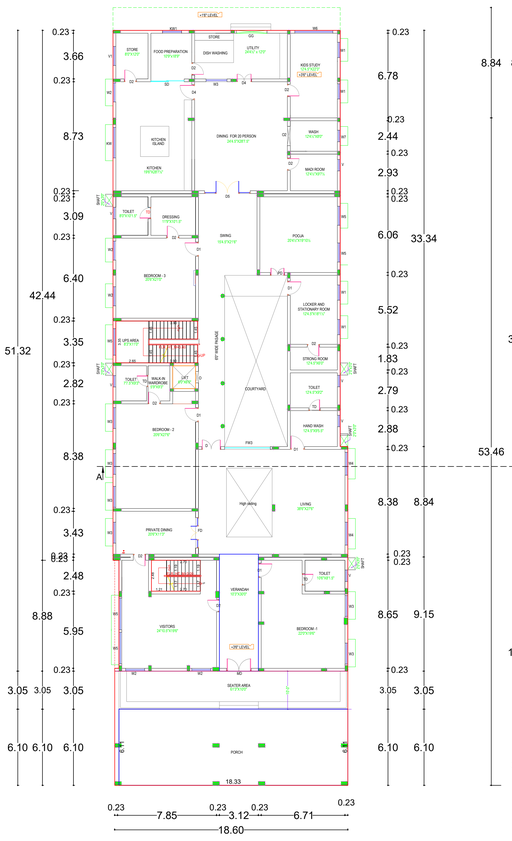


Parking Details:

A) No Of Car Parking =36 Nos



SITE PLAN (1:100)



All Dimensions are in Metre Scale 1:100

SCHEDULE OF JOINERY:

GD	GLASS DOOR	- 1.22 x 2.10
D	DOOR	- 0.91 x 2.10
d	DOOR	- 0.76 x 2.10
W	WINDOW	- 1.83 x 1.52
W1	WINDOW	- 2.15 x 1.37
W2	WINDOW	- 2.15 x 1.52
W3	WINDOW	- 2.15 x 1.83
V	VENTILATOR	- 0.90 x 0.60

FE FIRE EXTINGUISHERS
FA FIRE ALARM

AREA STATEMENT:-		
	PLR/FMB Area	1975.00
	Document Area	1975.00
	Super Imposed Plot Area	1975.00
	Plot Area	1975.00

FLOOR NAME	TOTAL BUILDUP AREA (Sqm)	DEDUCTION AREA (Sqm)	FSI AREA (Sqm)	NON FSI AREA (Sqm)
FLOOR-GROUND	1111.53	89.20	1022.33	3.34
FLOOR-01	980.73	69.56	911.17	-
FLOOR-02	910.69	69.55	741.14	-
Head Room Area	-	-	-	174.23
TOTAL	2902.95	228.31	2674.64	177.57

NON FSI AREA DETAILS

AREA DETAILS	AREA
Head Room Area	174.23
Lift Area	3.34
Total	177.57

AREA STATEMENT:

TOTAL SITE AREA	-	1975.00	Sqm - 21259.00	Sqft
PRO GROUND FLOOR AREA	-	1022.33	Sqm - 11004.00	Sqft
PRO FIRST FLOOR AREA	-	911.17	Sqm - 9808.00	Sqft
PRO SECOND FLOOR AREA	-	741.14	Sqm - 7978.00	Sqft
HEAD ROOM AREA	-	174.23	Sqm - 1875.00	Sqft
OPEN SPACE AREA	-	952.67	Sqm - 10255.00	Sqft

PLOT COVERAGE : 51.76 %

FLOOR AREA RATIO : 1.354

BOUNDARY -
PROPOSAL -
ROAD -

APPLICANT:

LICENCED SURVEYOR

ARCHITECT:

Ar.A.K.SATHISH KUMAR M.Arch., A.I.I.A.
Regd.No.CA/2013/76722
PMAY(TN)/RERA/CHN/ARC/0134/2019/ARC/2
No.102, Block-E, Tank Road, Bharathiyar Nagar,
Chennai - 600 027. T.NH-4351221 M 09600022066
E.Mail id: ar_ak@yahoo.com

Ar.A.K.SATHISH KUMAR
(RA/GR-1/2019/08/317)

STRUCTURAL ENGINEER:

S.BHARATHIDASAN M.E.,(Structure)
Registered Structural Engineer
CHNDA - SE/GR-II/2022/0012
DTCP - TVMP/ESR/2-51/2023
No.100, 6th Block, Twin Houses,
Kaladipet Road, Thiruvottiyur, Chennai - 600 019.

S.BHARATHIDASAN
(SE/GR-II/2022/00292)

APPROVING AUTHORITY

மாவட்ட நகர் ஊரமைப்பு அலுவலகம்
தஞ்சாவூர் மாவட்டம்
எற்கனவே நக.எண் .SWP/BPA/0068207/2023,
ஒப்புதல் வழங்கப்பட்ட உத்தரவில்
கண்டுள்ளவாறு மனையிட்டதிற்கு
'A' TO 'E' என எல்லையிட்டு அமைவனையிட்டதில்
அமைவும் கட்டிட வரைப்பட திற்கு
SWP/DTCP/TNJ/KLPA/BPNO.13/2024.
என எண்ணிடப்பட்டு செயலாணை கடிதம்
தெரிவித்துள்ள நிபந்தனைகளுடன் மனையிட
ஒப்புதல் மற்றும் கட்டிட வரைப்பட திற்கு தொழில்நுட்ப
ஒப்புதல் வழங்கப்பட்டு

தற்போது நக.எண் SWP/BPA/903879/2026,
நிபந்தியப கட்டிட வரைப்பட திற்கு
உத்தரவில் கண்டுள்ளவாறு மனையிட திற்கு
'A' TO 'E' என எல்லையிட்டு அமைவனையிட்டதில்
அமைவும் கட்டிட வரைப்பட திற்கு
SWP/DTCP/TNJ/KLPA/BPNO. 20/2026,
என எண்ணிடப்பட்டு செயலாணை கடிதம்
தெரிவித்துள்ள நிபந்தனைகளுடன் மனையிட
ஒப்புதல் மற்றும் கட்டிட வரைப்பட திற்கு தொழில்நுட்ப
ஒப்புதல் வழங்கப்படுகிறது.

ASST. DIRECTOR / MEMBER SECRETARY
TOWN & COUNTRY PLANNING
KUMBAKONAM LOCAL PLANING AUTHORITY
THANJAVUR DISTRICT

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
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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.