

PP

APPROVAL RECORD

Planning Permission

Theni district, Tamil Nadu

APPROVAL TYPE

Building Plan

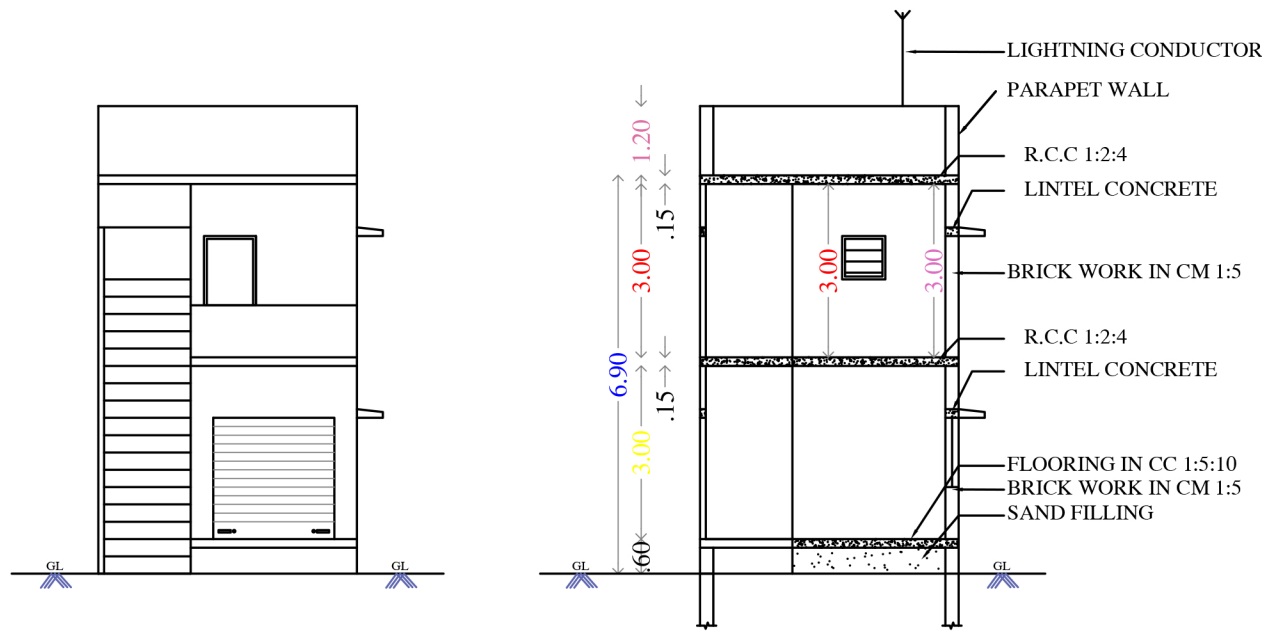
ISSUING AUTHORITY

Town Panchayat

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

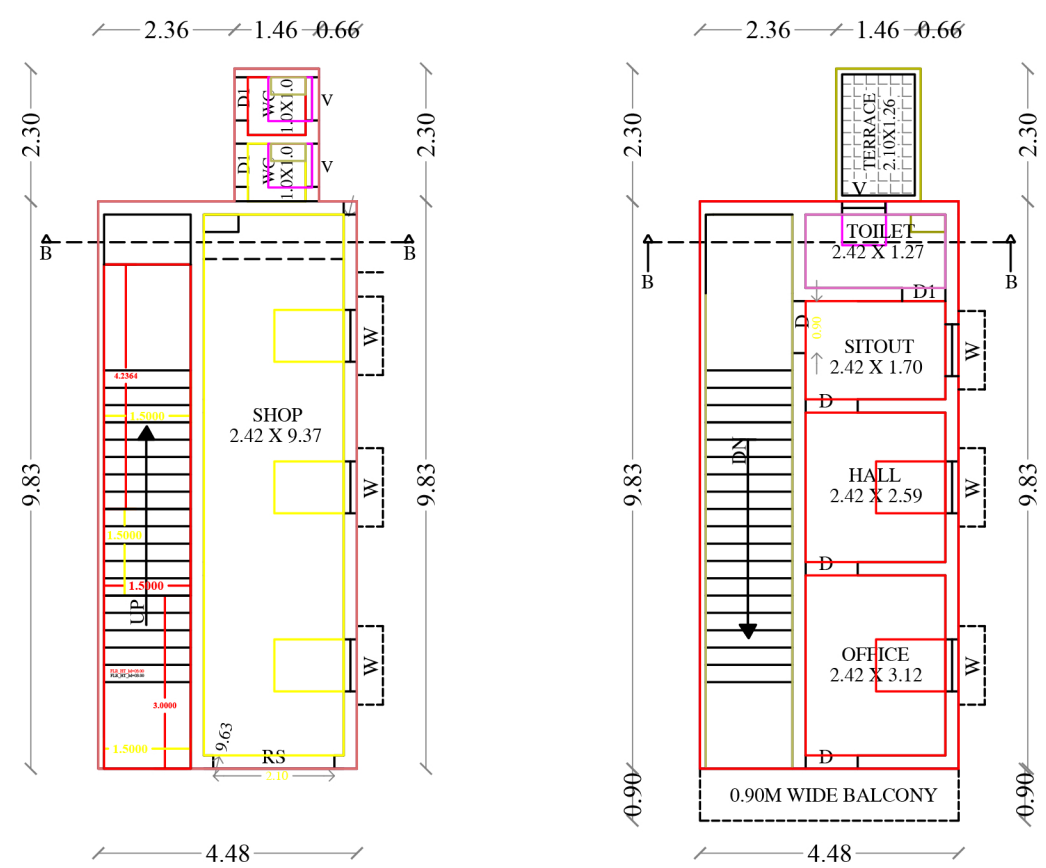
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN
SCALE : 1:100



ELEVATION

SECTION BB

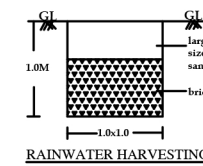


GROUND FLOOR

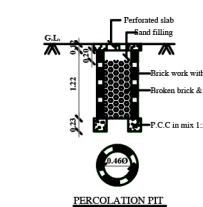
FIRST FLOOR

PLAN INFO
PLOT AREA M2=164.69
AS AT SITE=164.69
FMB OR PLR=164.69
AS PER DOCUMENT=164.69
CRZ=NO
SECURITY_ZONE=NO
RW_H_DECLARED=YES
ROAD_WIDTH=7.0
ROAD_LENGTH=50.0
AREA_TYPE=OTHERS
AVG_PLOT_DEPTH=30.47
AVG_PLOT_WIDTH=9.75
LAND_USE_ZONE=AUZ
LEASEHOL_LAND=NO
OSR_APPLICABLE=YES
OSR_SURR_BUYBACK_RETAIN=BUYBACK
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
BUILDING_NEAR_TO_RIVER=NO
BLOCK_1_B-SHOP_MEMBER_COUNT=5
BLOCK_1_MEMBER_COUNT=5
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
IS_SWIMMING_POOL_EXISTS=NO
NOC_FIRE_DEPT=YES
NOC_IRRIGATION_DEPT=YES
SURVEY_NO=174/32
PLOT_NO=00
PATTI_NO=2184
DISTRICT=THENI
JURISDICTION_TYPE=TOWN PANCHAYAT
TALUK=BODINAYAKANUR
IF_HERITAGE_TOWN_LESS THAN 1KM_RADIUS=YES

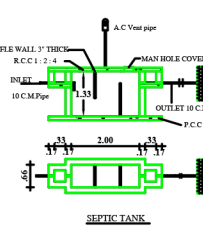
PLAN INFO



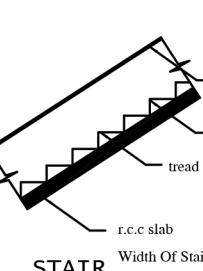
RAINWATER HARVESTING



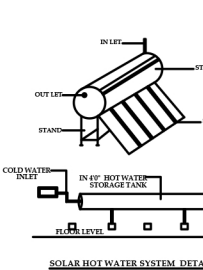
PERCOLATION PIT



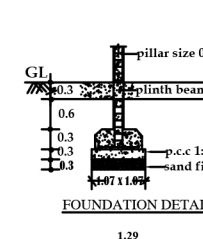
SEPTIC TANK



STAIR



SOLAR HOT WATER SYSTEM DETAILS

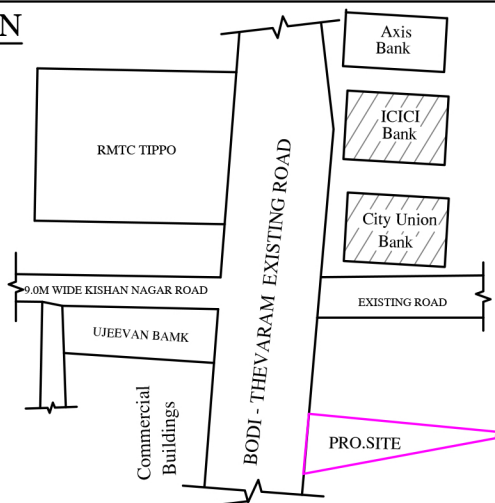


FOUNDATION DETAILS



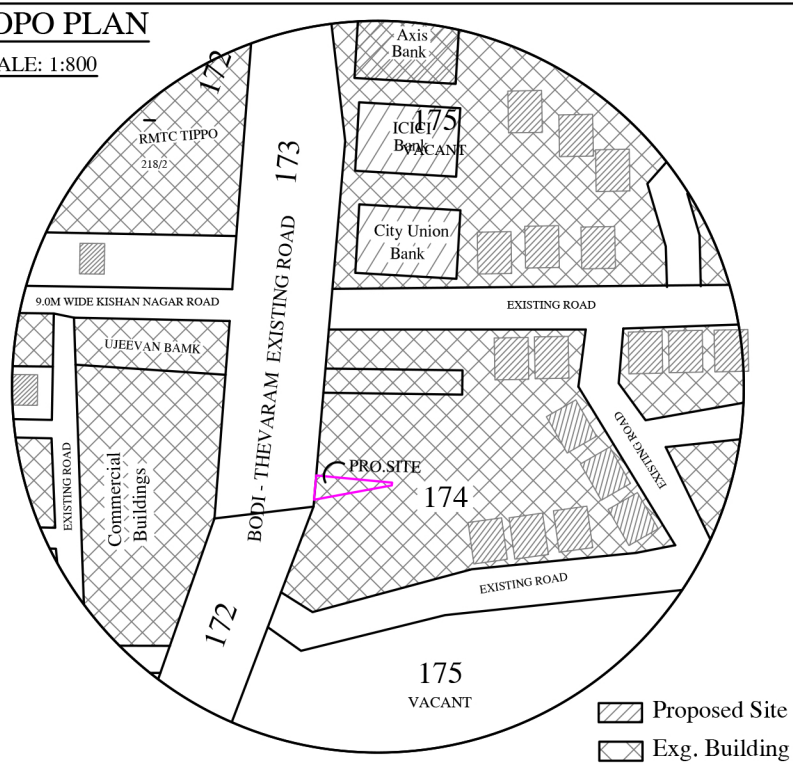
COLUMN FOUNDATION

KEY PLAN



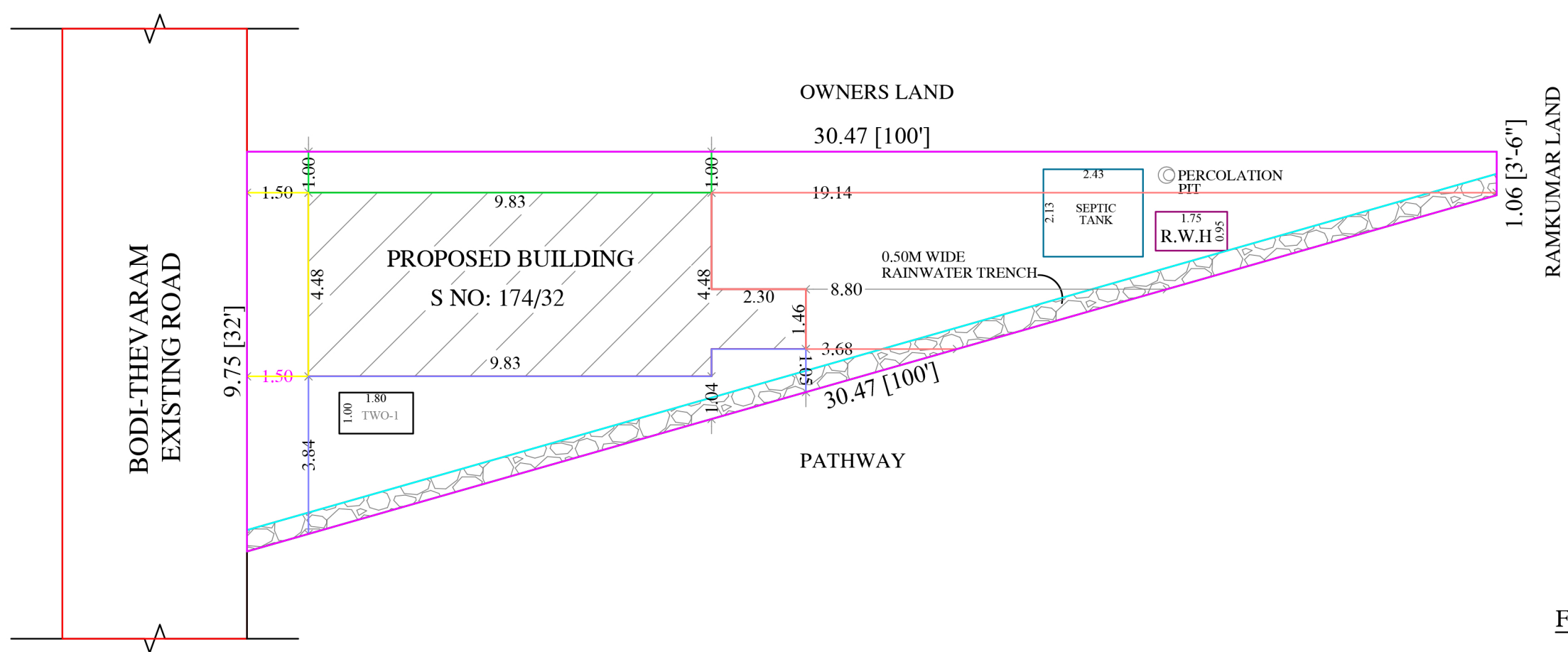
TOPO PLAN

SCALE: 1:800



Proposed Site
Exg. Building

SITE PLAN
SCALE : 1:100



FSI = 0.55 < 2.00

PLAN SHOWING THE PROPOSED C
COMMERCIAL CUM RESIDENTIAL
GROUND FLOOR & FIRST FLOOR II
MELACHOKKANATHAPURAM VIL
TOWN PANCHAYAT,BODINAYAKA/



APPLICANT:RAJESWARI, W/o RAMACHANDIRAN

JOINERY DETAILS:-

RS	- Rolling Shutter	2.10 x 2.10	70" x 70"
D	- Door	0.90 x 2.10	30" x 70"
D1	- Door	0.75 x 2.10	2'6" x 7'0"
W	- Window	0.90 x 1.20	3'0" x 4'0"
V	- Ventilator	0.75 x 0.75	2'6" x 2'6"

AREA DET

Site Area		
Pro. Ground Floor (Plinth Area = FSI)	47.39	510.10
Pro. First Floor	44.03	473.93
Carpet Area (G.F)	22.67	244.00
Carpet Area (F.F)	19.00	204.51
Total Builtup Area	91.42	984.04
Open Area	117.30	1262.62

SUNSHADE Width - 0.45m-1'6"

LEGANDS:-

- Site Boundary
- Pro. Building
- Existing Road

NOTE :-

- Rain water to be connected with R W H Tank
- Bath ,Kitchen waste water to be used for Garden purpose.
- Solar Water Heater to be provided.
- W/C water to be connected with Septic Tank

OFFICE USE

APPLICANT

Dr. M. MANIKANDAN, M.E., (Structural) MIE., FV.
ABIR CONSTRUCTION
Chartered Engineer & Valuer
Govt. Approved Engineer (ROC No: 39855/2009/C1/Class1)
DTC-Grade-1(RSE No: 2021/12/C01)
Panel Valuer & Approved Valuer (F-19779)
39-A/7, K.K. Complex, Madurai Road
THENI-625 531, Mob: 98650 57588

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

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

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

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.

