PP APPROVAL RECORD

Planning Permission

Thoothukkudi

Thoothukkudi 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.

Verified RealEstate™

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

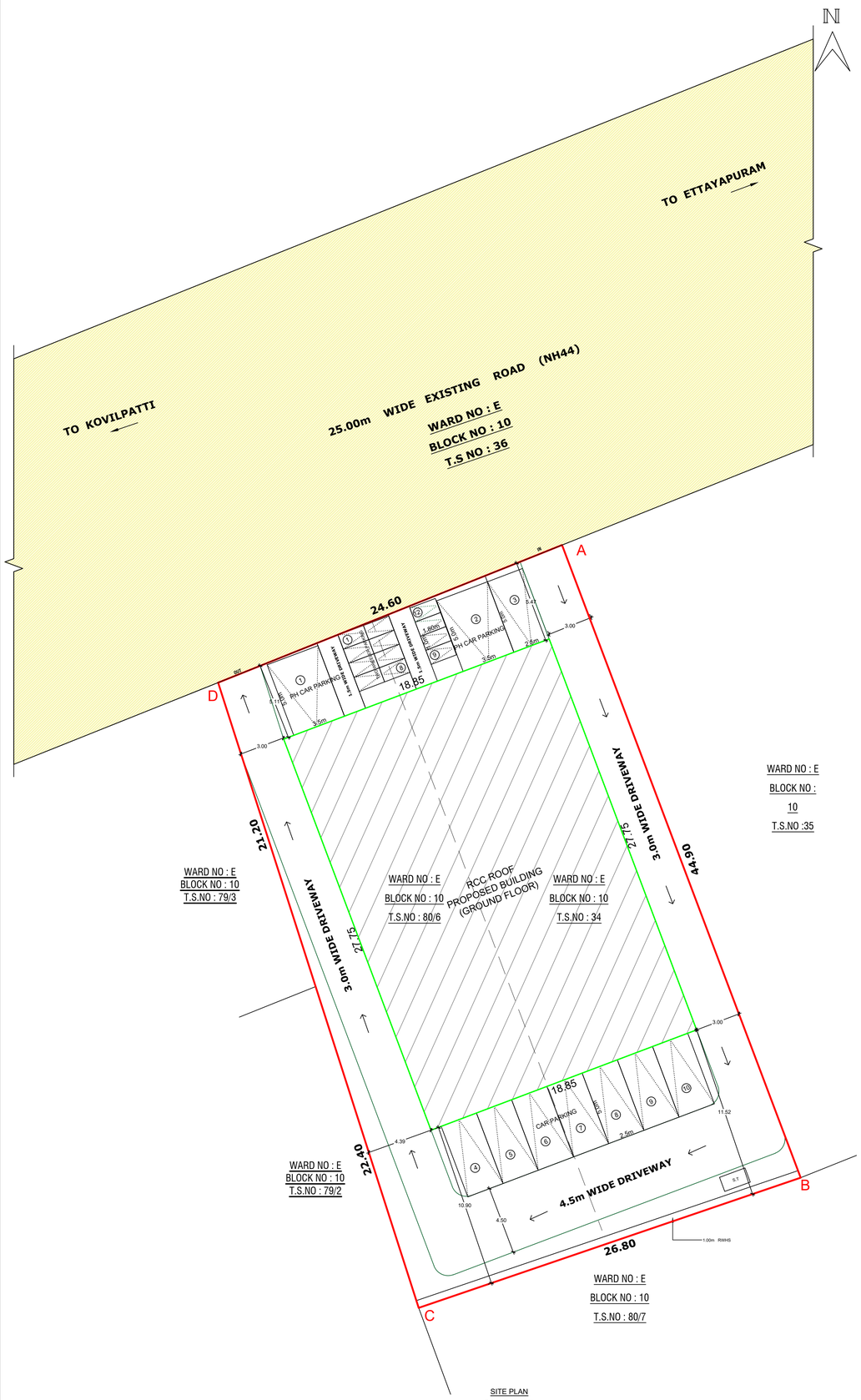
hello@verified.realestate

+91 9996 12 9996

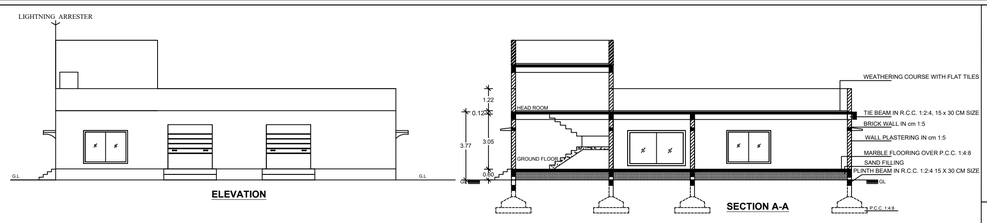
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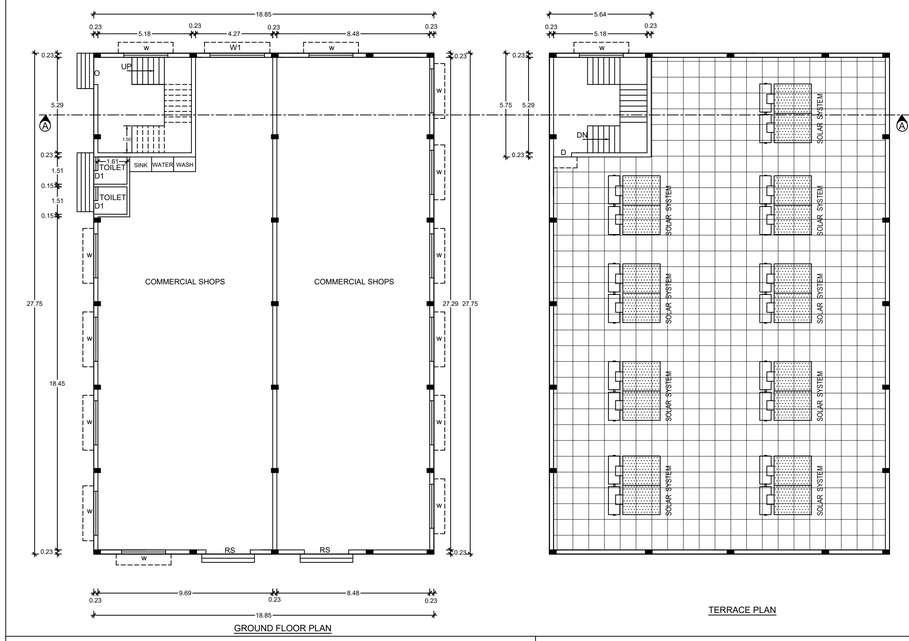
PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C. ROOF COMMERCIAL BUILDING (SHOPS) IN OLD SURVEY NO: 623/7 & 623/8, WARD : E, BLOCK NO : 10, T.S.NO : 34 & 80/6, KOVILPATTI TOWN, KOVILPATTI MUNICIPALITY, THOOTHUKUDI DISTRICT.

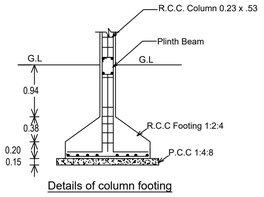
OWNER NAME :
1. Mr.T.K.T.THILAGARATHINAM, 2.Mrs.T.VIMALADEVI

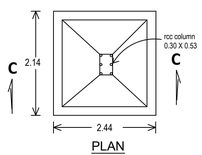


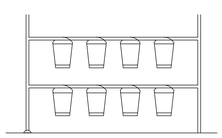
SITE PLAN
SCALE (1:100)

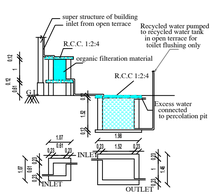


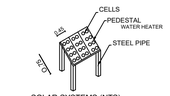


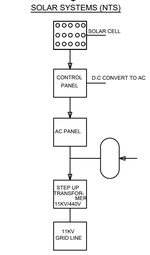


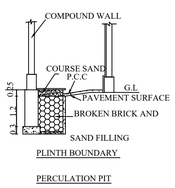


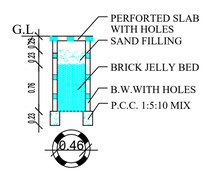


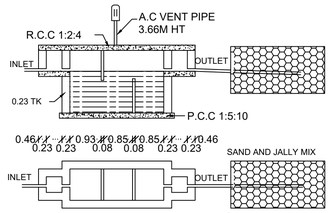


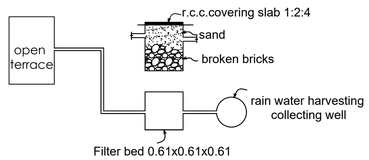




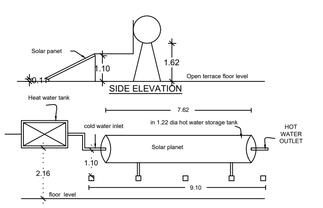


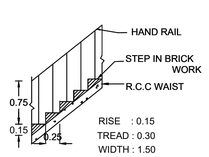


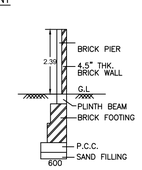




DETAILS OF RAIN WATER HARVESTING SYSTEM







AREA STATEMENT

SITE AREA DETAILS (In Sq.m)

AS PER DOCUMENT	1254.18
AS PER PATTA	1135.00
SUPERIMPOSED PLOT AREA	1136.31

BUILDING AREA DETAILS (In Sq.m)

FLOOR NAME	FSI AREA	NON-FSI AREA	TOTAL BUILTUP AREA
FLOOR - GROUND	523.09	-	523.09
FLOOR - TERRACE (Head Room)	-	32.43	32.43
TOTAL AREA	523.09	32.43	555.52

FLOOR SPACE INDEX (FSI) = 523.09 / 1135.00 = 0.46 < 2

PARKING DETAILS

PARKING TYPE	REQUIRED	PROVIDED
TWO WHEELERS	10 Nos	12 Nos
CAR PARKING	10 Nos	10 Nos
SCALE - (1 : 100)	ALL DIMENSIONS ARE IN "METRE"	

JOINERY DETAILS (In Metre)

RS	ROLLING SHUTTER	2.44 X 2.13
D	DOOR	1.00 X 2.13
D1	DOOR	0.76 X 2.13
W	WINDOW	1.83 X 1.52
W1	WINDOW	3.02 X 2.44
V	VENTILATOR	0.76 X 1.37
O	OPENING	1.50 X 2.13

COLOUR INDEX

PROPOSED SITE BOUNDARY	-	
PROPOSED BUILDING BOUNDARY	-	
EXISTING ROAD	-	

SANITARY DETAILS

TOTAL NUMBER OF PERSONS = 20 Nos
MALE - 10 Nos FEMALE -10 NoS

S.L NO.	SANITARY DETAILS	REQUIRED		PROVIDED		TOTAL	
		MALE	FEMALE	MALE	FEMALE	REQ.	PRO.
1	WATER CLOSET	1	1	1	1	1	1
2	URINALS	1	-	1	-	1	1
3	WASH BASINS	1		1		1	
4	DRINKING WATER FOUNTAIN	1		1		1	
5	CLEANER'S SINK	1		1		1	

FOR OFFICE USE

TECHNICAL APPROVAL
Roc No: SWP / BPA / 0045991 / 2023
SWP/THOOTHUKUDI/BPA/AD/DTCP NO: 02 / 2024

APPLICANT

REGISTERED ENGINEER

P.MUTHUMARI
Registered Engineer Grade-II
Reg No: RE-II/TKDTCP/June/2/2023
6/173 Abirami Nagar
Muthiapuram, Thoothukudi - 5.
Cell: 7558100924

STRUCTURAL ENGINEER

P.MUTHUMARI
Registered Structural Engineer Grade-II
Reg No: RE-II/TKDTCP/October/02/2022
6/173 Abirami Nagar
Muthiapuram, Thoothukudi - 5.
Cell: 7558100924

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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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.