

PP

APPROVAL RECORD

Planning Permission

Thoothukkudi district, Tamil Nadu

APPROVAL TYPE

Building Plan

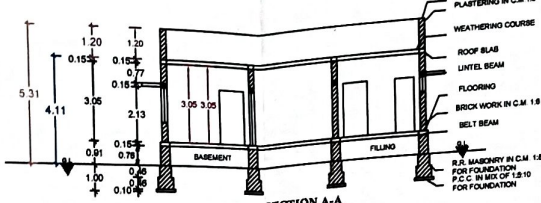
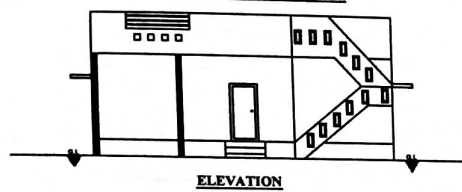
ISSUING AUTHORITY

Rural 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.

PROPOSED THE PROPOSED CONSTRUCTION OF DWELLING HOUSE IN SURVEY NO:- 153/BB, 153/BC,
 KATASAMPURAM VILLAGE THIRUMANGALAKURICHI PANCHAYAT KAYATHAR UNION, THOOTHUKUDI DISTRICT.
 OWNER'S NAME: Mr.S.CHINNADURAI S/o Mr.SHANMUGAIAR.

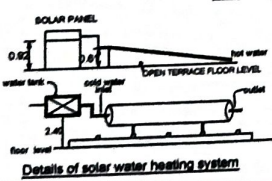
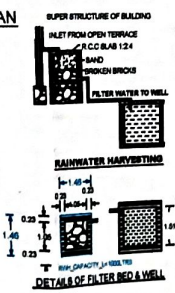
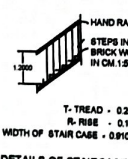
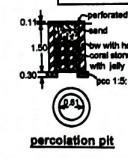
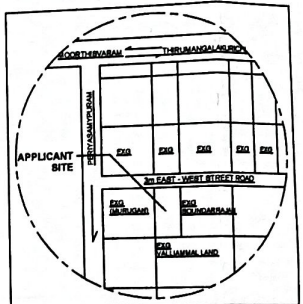
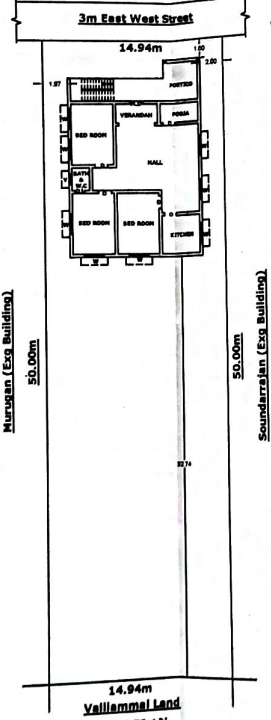
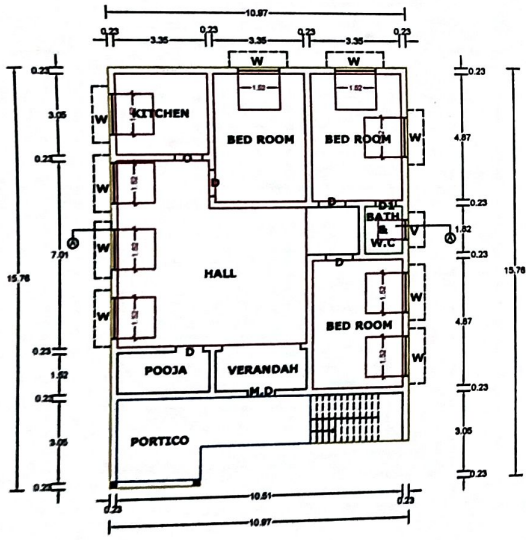


PLAN INFO
 PLOT AREA 40784.84
 AS AT SITE 47.00
 FMB OR PLR 4784.84
 AS PER DOCUMENT 4784.84
 SINGLE FAMILY BLDG NO
 CRZ-NO
 SECURITY ZONE NO
 ACCESS WIDTH 14.94
 WHETHER GOVT OR AIDED SCHOOL NO
 ROAD WIDTH 3.00
 ROAD LENGTH 250
 AVG. PLOT DEPTH 14.94
 AVG. PLOT WIDTH 14.94
 MIN. PLOT DEPTH 14.94
 MIN. PLOT WIDTH 14.94
 LAND USE ZONE - RESIDENTIAL
 SURVEY NO 153/BB, 153/BC
 PLOT NO
 PATTAL NO
 DISTRICT THOOTHUKUDI
 TALUK KAYATHAR
 RWM DECLARED YES
 BUILDING NEAR TO RIVER NO
 BUILDING NEAR MONUMENT NO
 BUILDING NEAR GOVT BLDG NO
 PROVISION FOR GREEN BUILDINGS AND SUSTAINABILITY NO
 FIRE PROTECTION AND FIRE SAFETY REQUIREMENTS YES
 NOC FOR CONSTRUCTION NEAR MONUMENT NO
 NOC FIRE DEPT NO
 ORS APPLICABLE NO
 JURISDICTION TYPE RURAL PANCHAYAT
 IS APPROVED LAYOUT NO
 PREMIUM FSI REQUIRED NO
 IS SWIMMING POOL EXISTING NO
 IF HERITAGE TOWN LEAST 10% RADIUS NO

PARKING DETAILS	
TOTAL PROPOSED AREA	= 181.88 SQ.MT
PROVIDED CAR	= 01
PROVIDED TWO WHEELER	= 02

FLOOR SPACE INDEX	
SUM OF ALL FLOOR AREA	= 188.18 SQ.M
SITE AREA	= 748.84 SQ.M
FSI = SUM OF ALL FLOOR AREA / PLOT AREA	
(188.18 / 748.84)	= 0.22
	= 0.22 < 2.0

ALL DIMENSION IN METERS	
COLOR INDEX & AREA DETAILS	
AREA STATEMENT	NO. MET
APPLICANT SITE DOC	748.84
PRO. GROUND FLOOR	161.66
TOTAL PROPOSED AREA	161.66
OPEN SPACE	587.28
EXISTING BUILDING	632.42
ROAD OR STREET	
TO BE REMOVED	



JOURNEY DETAILS	
MD - DOOR	- 1.00 X 2.13
D - DOOR	- 1.00 X 2.13
D1 - DOOR	- 0.78 X 2.13
W - WINDOW	- 1.52 X 1.37
V - VENTILATOR	- 0.75 X 0.91
O - OPENING	- 1.00 X 2.13

NET BACK	
FRONT SETBACK	1.50m
REAR SETBACK	NIL
SIDE SETBACK-1	1.00m
SIDE SETBACK-2	1.00m

LAND AND BUILDING GRASS	
U. CHY	
LUTTHANDANU I.C.E	
Registered Engineer Grade-III	
Kayathar Reg. No: 109/2022/16	
64/4, Shree Sree Complex, Kayathar	
Cell: 98-42955581, 9877-4892	

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.

