PP APPROVAL RECORD

Planning Permission

Thoothukkudi

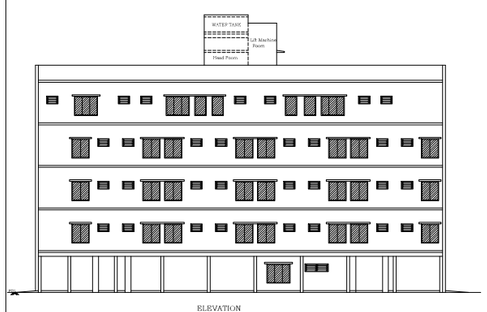
Thoothukkudi district, Tamil Nadu

APPROVAL TYPE
Building Plan

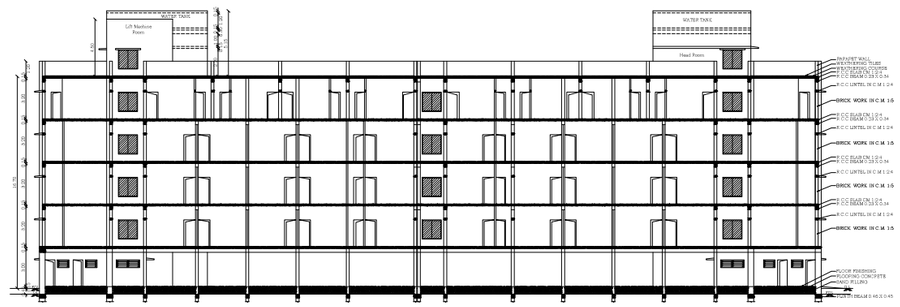
ISSUING AUTHORITY
DTCP

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

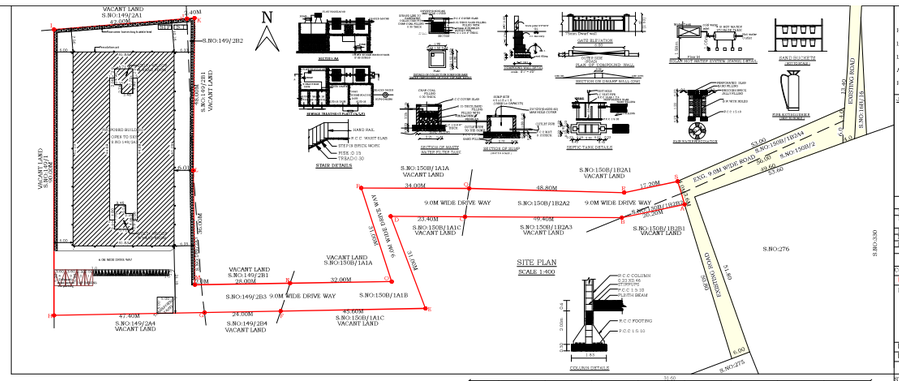
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



ELEVATION



SECTION ON A-B



PLAN SHOWING THE PROPOSED CONSTRUCTION OF HOSTEL BUILDING IN OLD S.NO:149/2APart, 149/2BPart, 150B/1A1Part, 150B/1B2B Part, NEW S.NO:149/2A2, 149/2B2, 149/2B3, 150B/1A1B, 150B/1B2B2, 150B/1B2A2, ARKAMAGALAM VILLAGE & PARCHAYAT, ALWARTHIRUNAGARI PARCHAYAT UNION, ERAL TALUK, THOOTHUKUDI DISTRICT.

DOOR&WIN=

MD	MAIN DOOR	1.50 X 2.10
D	DOOR	1.00 X 2.10
D1	DOOR	0.91 X 2.10
D2	DOOR	0.76 X 2.10
L.D	LIFT DOOR	1.00 X 2.10
O	OPENING	3.20 X 2.10
W	WINDOW	1.83 X 1.52
W1	WINDOW	1.22 X 1.52
W2	WINDOW	1.37 X 1.52
W3	WINDOW	1.22 X 1.52
W4	WINDOW	0.91 X 1.52
V	VENTILATOR	1.83 X 0.61
V1	VENTILATOR	0.91 X 0.61

OLD S.NO	DOCUMENT/ ASSA IN SQ.MT	NEW S.NO	PATTA AREA IN SQ.MT
149/2APt	8207.00	149/2A2	8207.00
149/2BPt	288.00	149/2B2	44.00
		149/2B3	244.00
150B/1A1Pt	843.00	150B/1A1B	843.00
150B/1B2Pt	299.00	150B/1B2B2	299.00
150B/1B2Pt	44.00	150B/1B2A2	44.00
TOTAL	9725.00		9727.00

AREA TAKEN BY CONSTRUCTION AS PER PATTA ASSA IS 5767.00 SQ.MT

COLOUR	AREA DETAILS	SQ.MT	SQ.FT
	SITE AREA	5767.00	62076.00
	STILT FLOOR AREA	1597.73	17198.00
	FIRST FLOOR AREA	1597.73	17198.00
	SECOND FLOOR AREA	1597.73	17198.00
	THIRD FLOOR AREA	1597.73	17198.00
	FOURTH FLOOR AREA	1597.73	17198.00
	HEAD ROOM AREA	73.60	814.00
	OPEN SPACE	4161.62	44796.00
	EXISTING ROAD		

FLOOR	F.S.I Area in sq.mt	BOR F.S.I Area in sq.mt	Total Area in sq.mt
STILT FLOOR AREA	286.35	131.38	1597.73
FIRST FLOOR AREA	1597.73	---	1597.73
SECOND FLOOR AREA	1597.73	---	1597.73
THIRD FLOOR AREA	1597.73	---	1597.73
FOURTH FLOOR AREA	1597.73	---	1597.73
HEAD ROOM AREA	---	73.60	73.60
TOTAL AREA	6677.27	1386.98	8064.25

FLOOR SPACE INDEX & FLOOR AREA RATIO:-

SITE AREA = 5767.00 SQ.MT
ALL FLOOR AREA = 6677.27 SQ.MT

F.S.I. = 6677.27 / 5767.00 = 1.158

1.158 < 2.00

PARKING CALCULATION

10 ROOMS = 1 TWO WHEELER SPACE
TOTAL ROOMS = 212 NOS
212/10 = 21.20 say 22 Two wheeler
REQUIRED PARKING = 22 TWO WHEELER SPACE
AVAILABLE PARKING = 24 Two wheeler & 4 CAR SPACE
including differently abled person car & two wheeler parking
HEIGHT= OK

B.P/DTCP.NO:133/2024
SWP/BPA/116458/2024

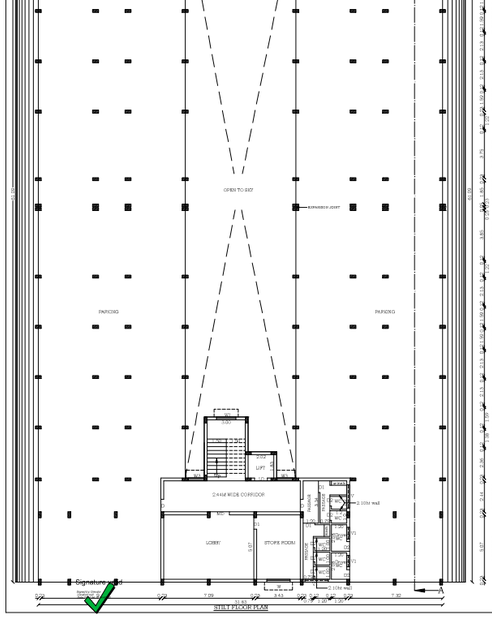
OFFICE USE:

STRUCTURAL ENGINEER

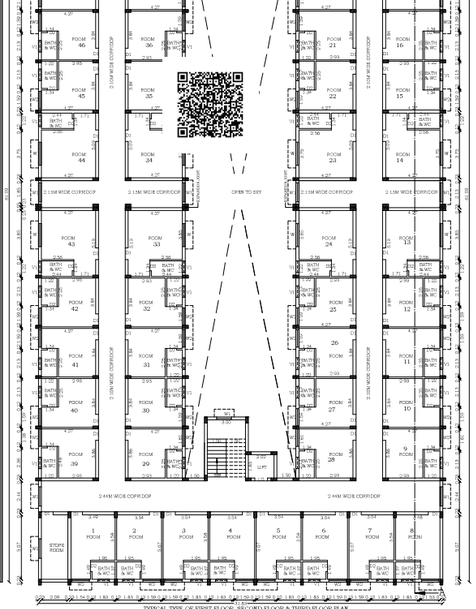
ARCHITECT:-

APPLICANT

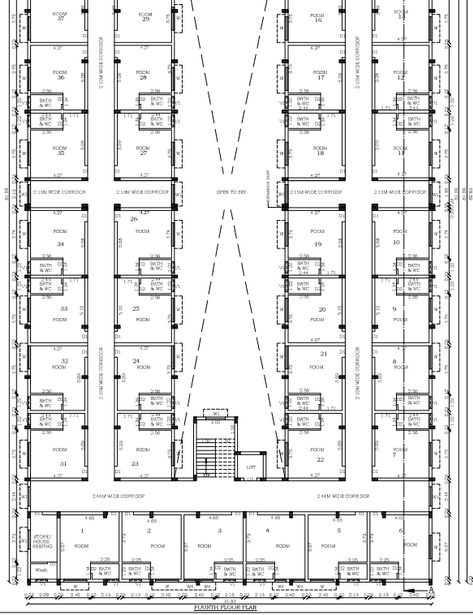
ENGINEER:



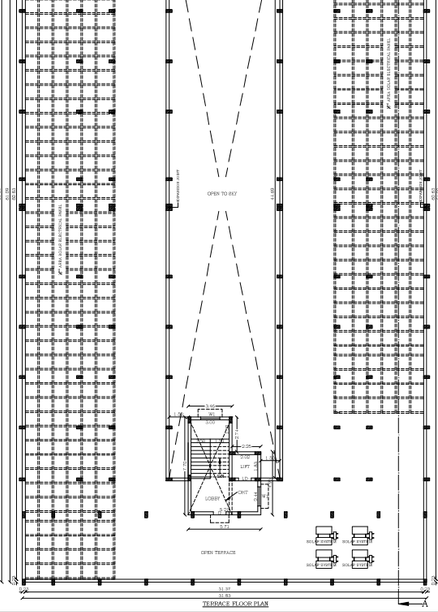
STILT FLOOR PLAN



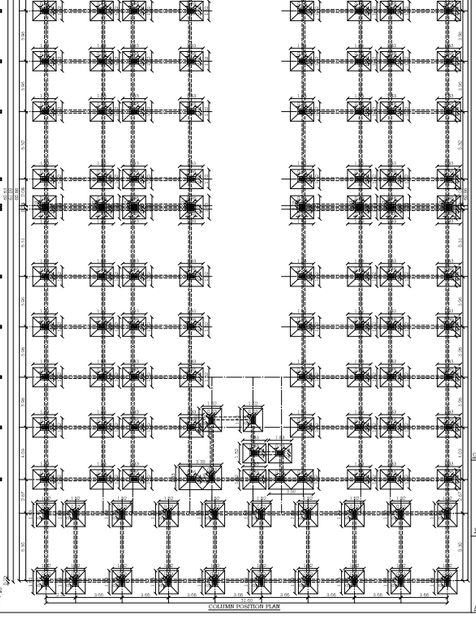
TYPICAL TYPE OF FIRST FLOOR, SECOND FLOOR & THIRD FLOOR PLAN



FOURTH FLOOR PLAN



TERRACE FLOOR PLAN



COLUMN POSITION PLAN

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
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.