

PP

APPROVAL RECORD

Planning Permission

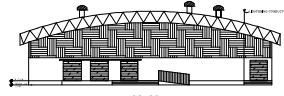
Thoothukkudi
Thoothukkudi district, Tamil Nadu

APPROVAL TYPE
Building Plan

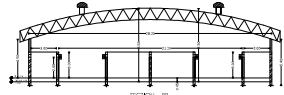
ISSUING AUTHORITY
DTCP

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

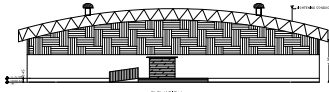
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



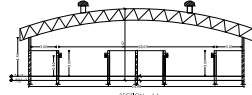
ELEVATION BLOCK-2



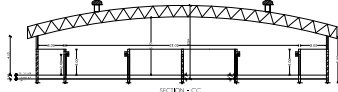
SECTION - BB



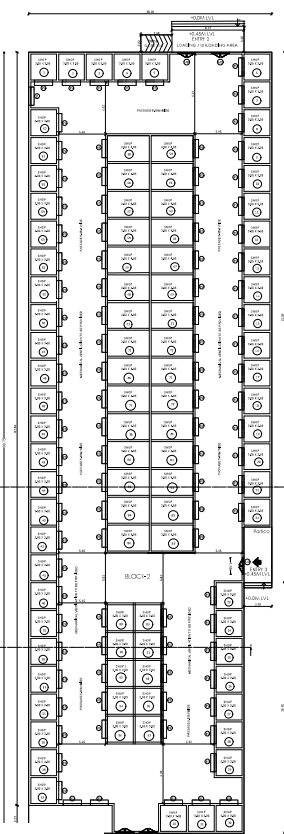
ELEVATION BLOCK-1



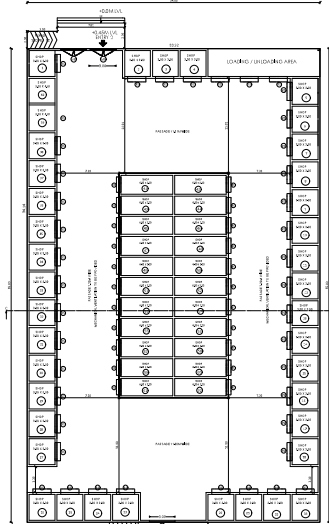
SECTION - AA



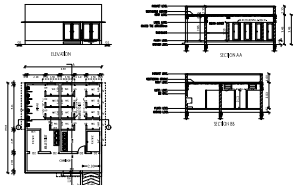
SECTION - CC



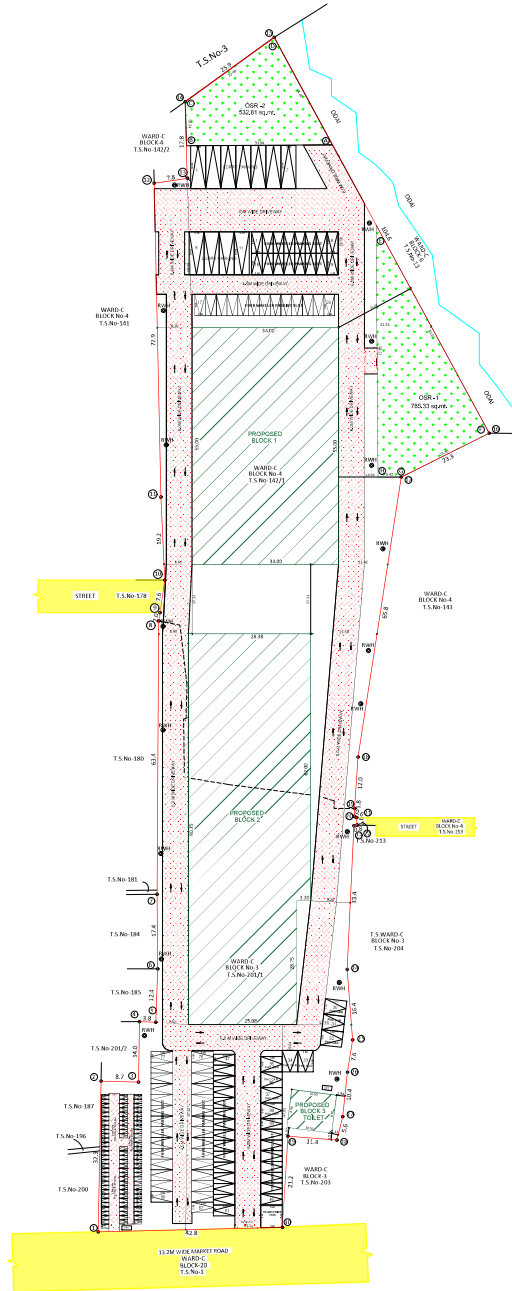
PLAN BLOCK-2



PLAN BLOCK-1



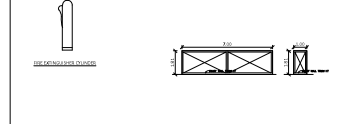
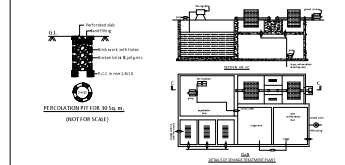
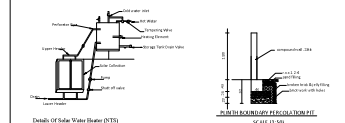
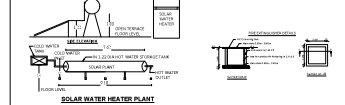
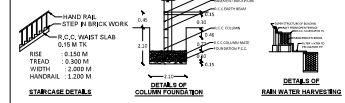
PLAN BLOCK-3



SITE PLAN
scale 1:200

Note:

1. Waste Water Used for Garden
2. Rain water harvesting Details provided
3. Solar System Water tank provided
4. Fire Resistance to be provided
5. Emergency alarm to be provided
6. Drinking water to be provided as per Local body norms
7. Rain water harvesting tank to be provided
8. Waste water from recycle water tank & Trench connected to sewage disposal tank
9. Solid waste tub to be provided
10. "U" traps provided in septic tank to prevent curb breeding of mosquitoes
11. (As per G.O (M.S) No.: 341 - dated 03.11.2004)
12. CCTV surveillance camera to be provided



PLAN SHOWING THE PROPOSED CONSTRUCTION OF KOVILPATTI MUNICIPALITY DAILY MARKET
(VEGETABLES & FRUITS) IN WARD-C, BLOCK-3, T.S.NO-201/1 AND WARD-C, BLOCK-4, T.S.NO-142/1,
AT MARKET ROAD, KOVILPATTI TOWN, KOVILPATTI MUNICIPALITY, THOOTHUKUDI DISTRICT.

APPLICANT NAME : COMMISSIONER, KOVILPATTI MUNICIPALITY

AREA STATEMENT			ALL DIMENSIONS	
LAND IN SURVEY	DOCUMENT	PATTA	ARE IN METER	
NUMBER	SQ.M	SQ.M		
T.S.NO-142 / 1	8123.00	8123.00		
T.S.NO-201 / 1	4494.00	4494.00		
TOTAL EXTENT	12617.00	12617.00	SCALE = 1:100	

AREA OF PROPOSED BUILDING				
BLOCK NAME	FLOOR NAME	FSI AREA IN SQ.M	NON-FSI AREA IN SQ.M	TOTAL BUILTUP AREA IN SQ.M
BLOCK - 1	GROUND FLOOR	1870.00		1870.00
BLOCK - 2	GROUND FLOOR	2480.61		2480.61
BLOCK - 3	GROUND FLOOR	93.45	93.45	93.45
(COMMON TOILET)				
TOTAL		4350.61	93.45	4444.06

FSI CALCULATION
= TOTAL FSI AREA = 4350.61 = 0.34 < 2.00
LAND AREA = 12617.00

JOINERY DETAILS :-
R.S - ROLLING SHUTTER 2.30 x 2.10
D2 - Door 1.00 x 2.10
D3 - Door 0.76 x 2.10
M.D - Main Door 3.00 x 3.05
W - Window 2.00 x 2.00
W1 - Window 2.00 x 0.61
V - Ventilator 0.91 x 0.61

PLOT COVERAGE
FLOOR AREA X 100% = 4350.61 X 100% = 34.5 %
LAND AREA = 12617.00

PARKING CALCULATION
FOR EVERY 50 SQ.M OF SHOP AREA = 87 CAR & 87 TWO WHEELER
10% OF PARKING FOR PHYSICALLY DISABLES = 9 CAR

PARKING REQUIREMENTS				
DESCRIPTION	REQUIRED	PROVIDED		
CAR	87	90		
TWO WHEELER	87	89		
LORRY	NIL	11		

SANITARY DETAILS					
TOTAL NUMBER OF PERSONS - 200		MALE - 100 PERSONS		FEMALE - 100 PERSONS	
FOR PUBLIC		REQUIRED		PROVIDED	
S.NO.	SANITARY UNIT	MALE	FEMALE	MALE	FEMALE
1	WATER CLOSET	4	7	4	8
2	DRINKING WATER FOUNTAIN	4	2	4	2
3	WASH BASINS	4	NIL	4	NIL
4	URINALS	4	NIL	4	NIL
5	CLEANERS SINK	2		2	

TECHNICAL APPROVAL
SWP/BPA/0167343/2024
B.P./DTCP No.314/2024

COLOUR INDEX
SITE BOUNDARY
PROPOSED BUILDING
TRANSFORMER YARD
DRIVE WAY
EXG. ROAD & STREET
OSR AREA

EXECUTIVE ENGINEER
KOVILPATTI MUNICIPALITY

COMMISSIONER
KOVILPATTI MUNICIPALITY

Er.M.MUTHURAJ. B.E.,
Registered Engineer-Grade-I
Regn.No-RE-ITKDTCP/June/172023
S.M.BUILDERS
D.No-27A, Ettayapuram Road,
Near Veterinary Hospital,
Kovilpatti - 628501, Mob-9500309904.

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

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.

