

PP

APPROVAL RECORD

Planning Permission

Thoothukkudi district, Tamil Nadu

APPROVAL TYPE

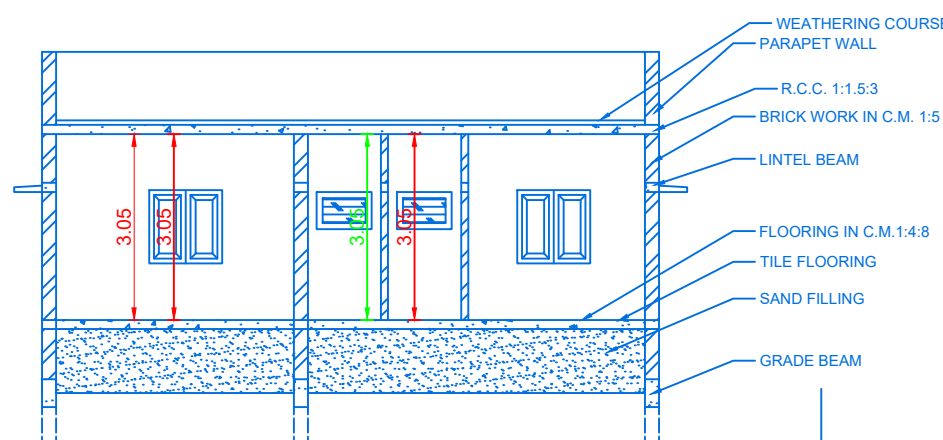
Building Plan

ISSUING AUTHORITY

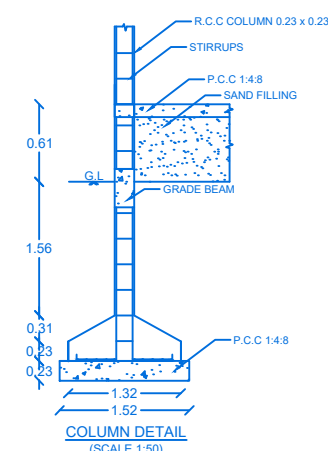
Rural Panchayat

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.



SECTION ON AA



The site plan shows a rectangular plot with a width of 11.89m and a depth of 14.33m. The plot is bounded by an existing house (EXG. HOUSE) on the north and west, and a 3.6m wide road on the south and east. The proposed house is a rectangular structure with a width of 14.02m and a depth of 11.89m. The setbacks from the boundaries are as follows:

- North setback: 1.00m
- West setback: 1.26m
- East setback: 1.50m
- South setback: 1.00m

The setbacks are indicated by dimension lines and arrows. The setbacks from the north and west boundaries are 1.00m and 1.26m respectively. The setbacks from the east and south boundaries are 1.50m and 1.00m respectively. The setbacks from the north and west boundaries are 1.00m and 1.26m respectively. The setbacks from the east and south boundaries are 1.50m and 1.00m respectively.

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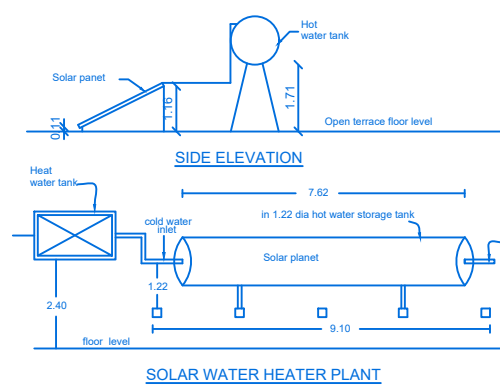
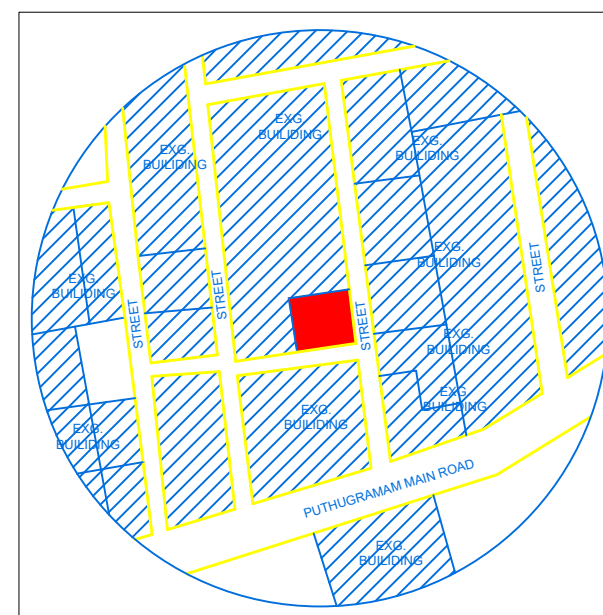


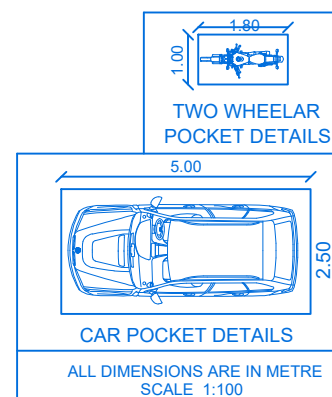
Diagram illustrating the components and dimensions of a stair detail:

- HAND RAIL 1.20M. H.
- STEP IN BRICK WORK
- R.C.C WAIST SLAB
- WIDTH-1.50m
- RISE :0.15
- TREAD :0.30

STAIR DETAIL



TOPO PLAN - 500m Radius



FSI DETAILS		PROPOSED	PERMISSIBLE
TOTAL PLINTH AREA	85.22	0.51	2.00
PLOT AREA	168.47		
PARKING CALCULATION			

PARKING CALCULATION:			
NO. OF CAR & BIKE POCKETS PROVIDED	}	= FLOOR AREA IN G.F =	85.22 sq.mt.
TOTAL F.A BELOW 150 sq.mt. = 1 CAR PARKING			

<u>PARKING REQUIRED :-</u>		<u>PARKING PROVIDED :-</u>	
NO. OF CAR POCKETS	: 1 No	NO. OF CAR POCKETS	: 1 No
NO. OF BIKE POCKETS	: Nil	NO. OF BIKE POCKETS	: 1 No

COLOR INDEX	
PARTY'S SITE	
PROPOSED BUILDING	
EXG. BUILDINGS	
ROAD AND STREET	

AREA DETAILS		
AREA	SQ.MT.	SQ.FT.
AREA OF SITE	168.47	1813.4
GROUND FLOOR	85.22	917.3
PORTRICO IN G.F	8.92	96.0
AREA OF OPEN TO SKY	74.33	896.10

JOINERY DETAILS		
SYMBOLS	DESCRIPTION	SIZES
M.D	MAIN DOOR	1.20 x 2.10
D1	DOOR	1.00 x 2.10
D2	DOOR	0.76 x 2.10
W1	WINDOW	1.50 x 0.90
W2	WINDOW	1.20 x 1.20
W3	WINDOW	1.37 x 1.20
V	VENTILATOR	0.91 x 0.61

NOTE:
TO PROVIDE RAIN WATER HARVESTING ARRANGMENTS IN THE
PROPOSAL CONSTRUCTION AS PER PLAN

V. Dey
N. Mather

APPLICANT

Er.M.MUTHURAJ. B.E.,
Registered Engineer-Grade-I
Regn.No-RE-I/TKDTCP/June/1/2023
S.M.BUILDERS
D.No-27A, Ettayapuram Road,
Near Veterinary Hospital,
Kovilpatti - 628501, Mob-9500309904.

REGISTERED ENGINEER

PLAN INFO
PLOT_AREA
AS_AT_SITE:
FMB_OR_PLF
AS_PER_DOI
DISTRICT=TH
TALUK=KOVI
SURVEY_NO
PATTA_NO=340
IS_SWIMMING_POOL_EXISTS=NO
IS_APPROVED_LAYOUT=YES
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=11.89
ROAD_WIDTH=3.60
ROAD_LENGTH=11.89
AVG_PLOT_DEPTH= 14.33
AVG_PLOT_WIDTH= 11.89
LAND_USE_ZONE = RESIDENTIAL
PLOT_NO=00
RWH_DECLARED=YES
OSR_APPLICABLE=NO
OSR_SURRENDBUYBACK_RETAIN=NO
PREMIUM_FSI_REQUIRED=NO
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVTTBLDG=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
JURISDICTION_TYPE=PANCHAYAT UNION
IF HERITAGE TOWN LESSTHAN 1KM RADIUS=NO

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.

