

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.





PLAN SHOWING THE PROPOSED (IN GROUND FLOOR, FIRST FLOOR WARD- D , BLOCK NO - 15, T.S.NO 10, AT MILL STREET, KOVILPATTI

AREA STATEMENT

SITE AREA DETAILS (In Sq.m)

As per Document (1552.50 Sq.ft) 144.23
As per Patta 127.00
Super Imposed Plot Area 125.56

BUILDING AREA DETAILS (In Sq.m)

Floor Name	Total Buildup Area	Non - FSI Area	FSI Area
Ground Floor	68.87	-----	68.87
First Floor	68.87	-----	68.87
Second Floor	68.87	-----	68.87
Third Floor	50.14	-----	50.14
Total Area	256.75	-----	256.75

FLOOR SPACE INDEX (FSI) = $\frac{256.75}{125.56} = 2.04$

PARKING CALCULATION:

NO. OF CAR & TWO WHEELER POCKETS PROVIDED

FLOOR AREA IN G.F = 68.87 sq.mt.
FLOOR AREA IN F.F = 68.87 sq.mt.
FLOOR AREA IN S.F = 68.87 sq.mt.
FLOOR AREA IN T.F = 50.14 sq.mt.
TOTAL F.A = 256.75 sq.mt.

$256.75 \times 75\% = 192.56 \text{ SQ.M}$

Above 50 Sq.m = 1 car space and 1 two wheeler space for every 50 sq.m or part there of excluding first 50 sq.m.

$\frac{192.56 - 50}{50} = \frac{142.56}{50} = 2.85 \text{ i.e } 3 \text{ Nos}$

PARKING REQUIRED :-

NO. OF CAR PARKING : 3 nos
NO. OF TWO WHEELERS : 3 nos

PARKING REQUIRED :-

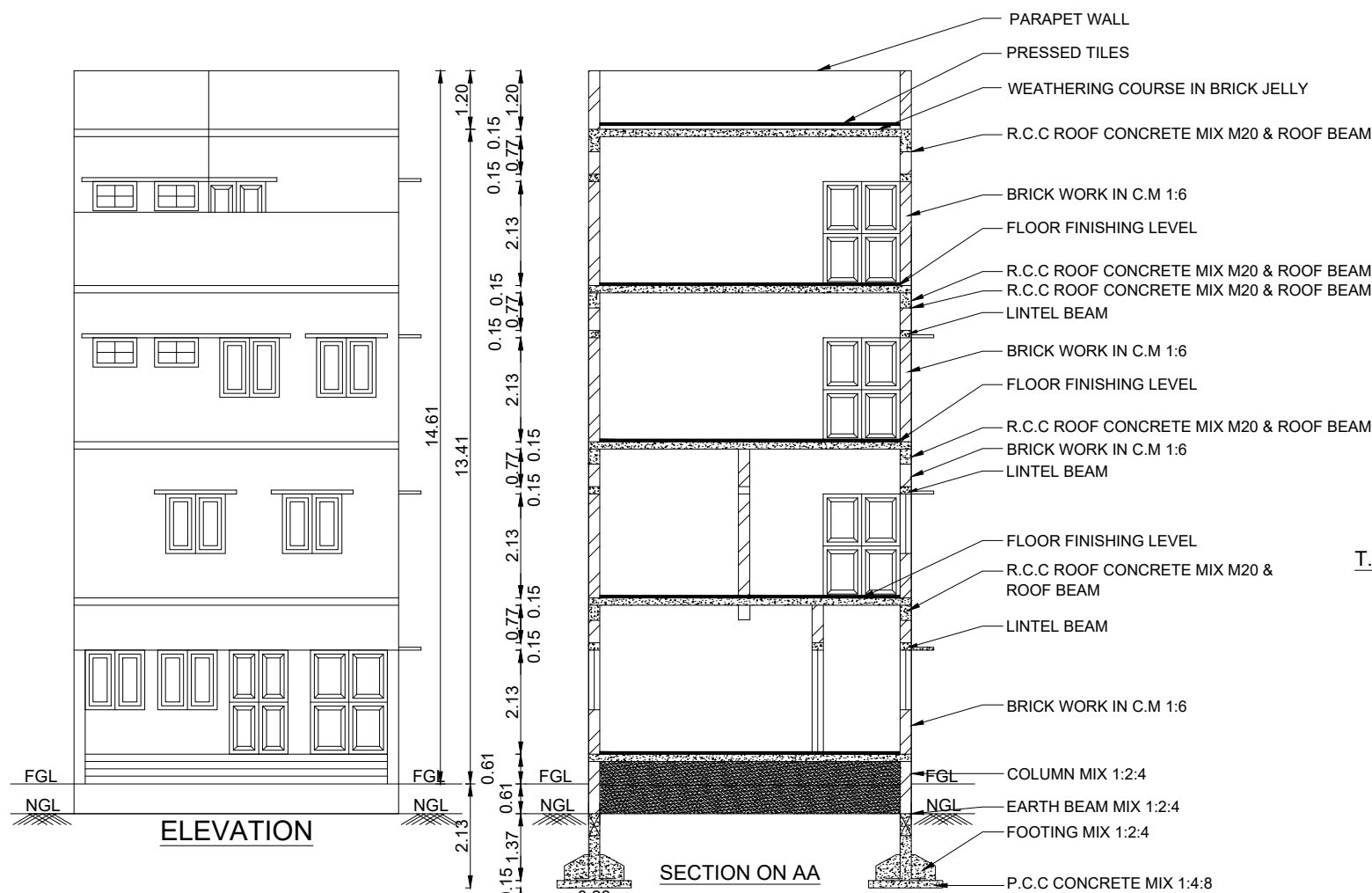
NO. OF CAR PARKING : 3 nos
NO. OF TWO WHEELERS : 7 nos

FOR OFFICE USE

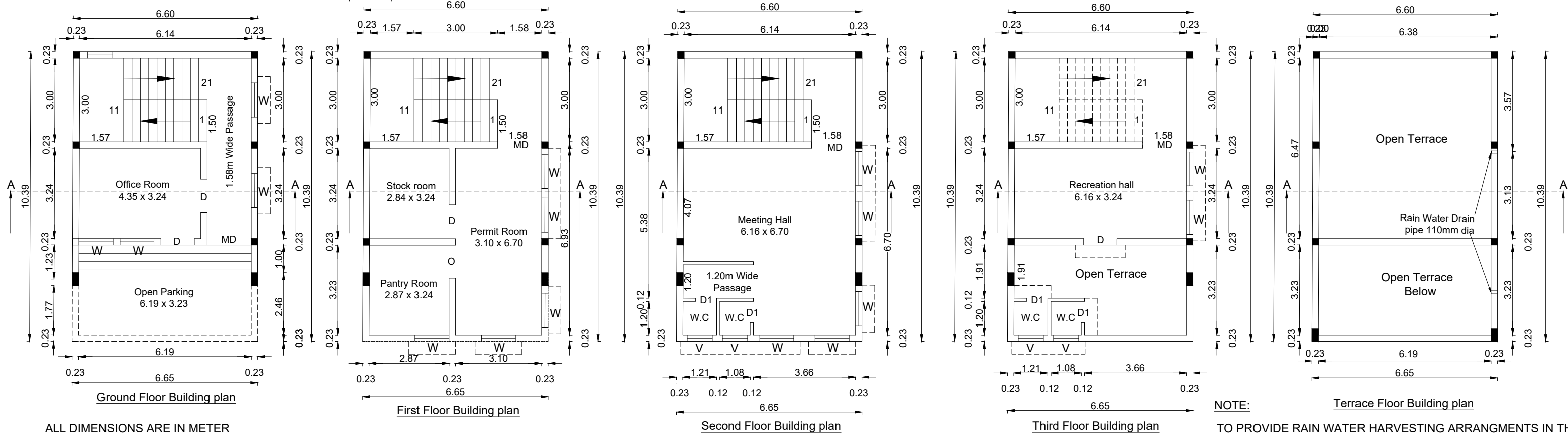
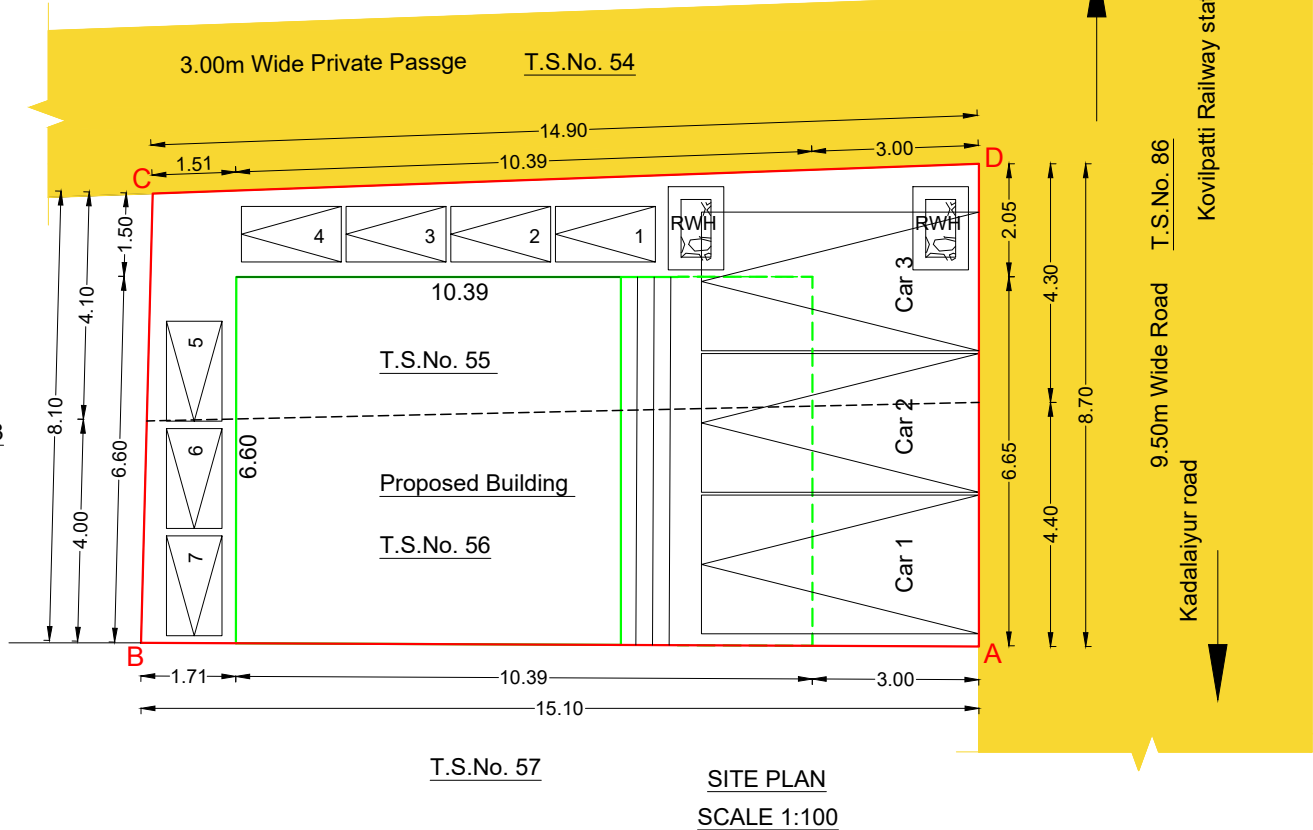
TECHNICAL APPROVAL

Roc No : SWP / BPA / 237728 / 2024

SWP / THOOTHUKUDI / BPA / AD / DTCP / No : 14 /2024



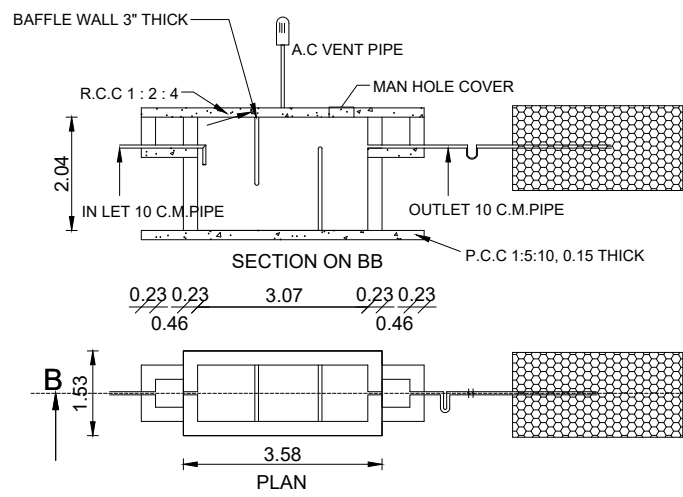
COLOR INDEX	
SITE BOUNDARY	
PROPOSED BUILDING	
ROAD AND STREET	



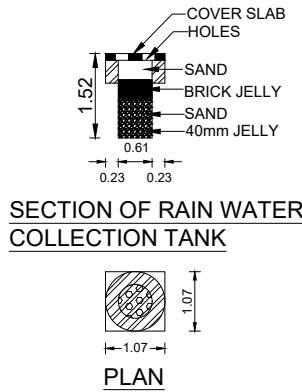
ALL DIMENSIONS ARE IN METER
SCALE 1: 100

NOTE:

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

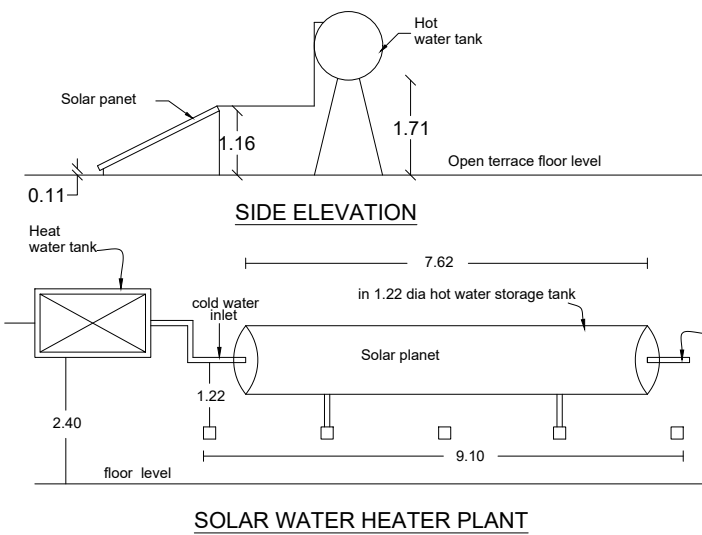


SEPTIC TANK AND TRENCH & U TRAP ADOPTED

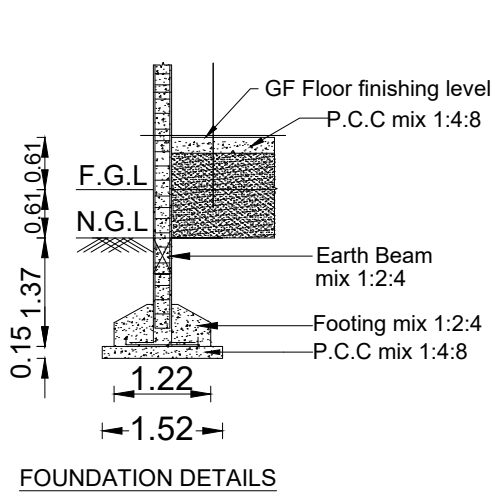


SECTION OF RAIN WATER COLLECTION TANK

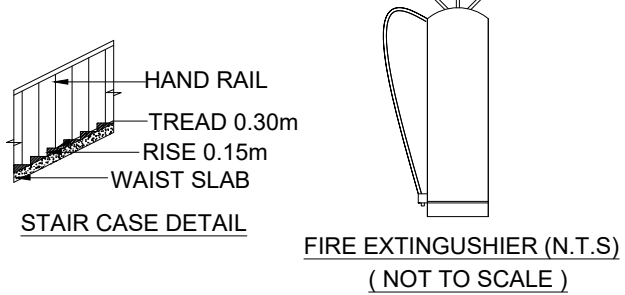
PLAN



SOLAR WATER HEATER PLANT



FOUNDATION DETAILS



JOINERY DETAILS		
M.D	MAIN DOOR	1.58 x 2.13
D	DOOR	1.20 x 2.13
D1	DOOR	1.00 x 2.13
O	OPENING	1.20 x 2.13
W	WINDOW	1.22 x 1.22
V	VENTILATOR	0.90 X 0.61

APPLICANT

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.

