Verified RealEstate™

REFERENCE
52/2024-2025

ISSUED
13 June 2024

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.

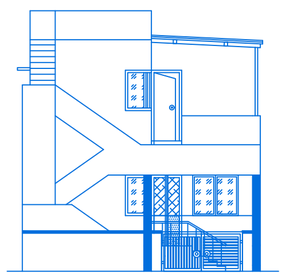
Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate
+91 9996 12 9996
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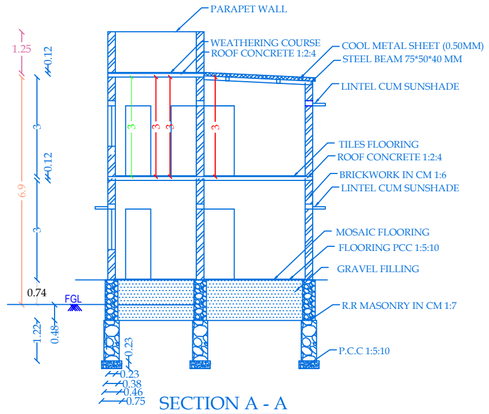
DIGITALLY VERIFIED RECORD

PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF FIRST FLOOR DWELLING HOUSE IN EXISTING GROUND FLOOR DOOR No: 6 / 444-P SURVEY NO: 238 / 2H, 239 / 1B, 1C, 1D AT "SRINIVASA NAGAR" PLOT NO:- 36 (NORTH PART) ALAMPATTI VILLAGE INAM MANIYACHI PANCHAYAT, KOVILPATTI PANCHAYAT UNION, KOVILPATTI TALUK, THOOTHUKKUDI DISTRICT

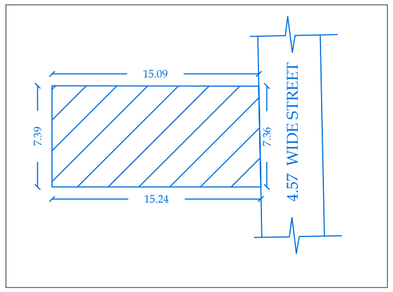
APPLICANT :- Mrs. S.KAMALA DAYAL W/O Mr. A.R DAYAL RAGUNATH

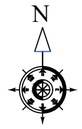


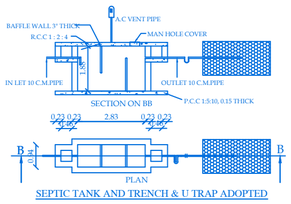
FRONT ELEVATION



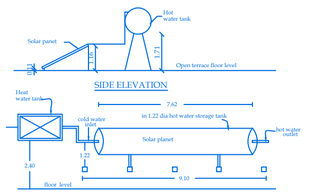
SECTION A - A



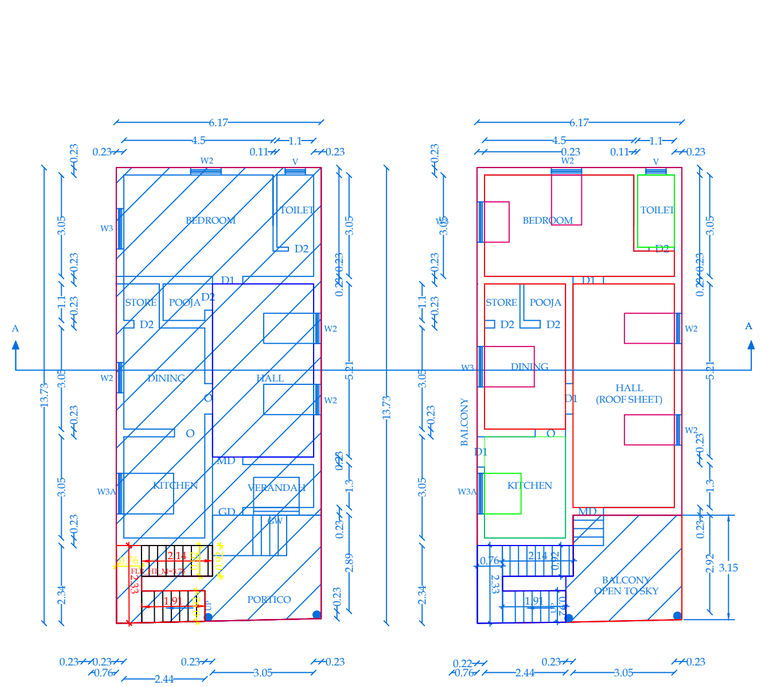




SEPTIC TANK AND TRENCH & U TRAP ADOPTED

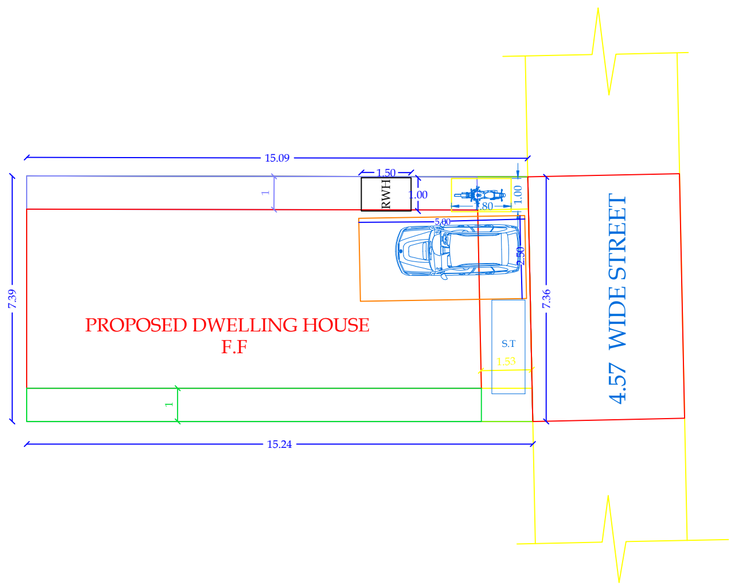


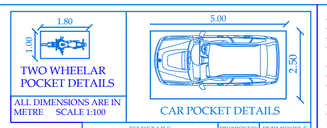
SOLAR WATER HEATER PLANT



EXG GROUND FLOOR PLAN

PRO FIRST FLOOR PLAN





ALL DIMENSIONS ARE IN METRE SCALE 1:100

FSI DETAILS		PROPOSED	PERMISSIBLE
TOTAL PLINTH AREA	157.05	1.40	2.00
PLOT AREA	111.90		

PARKING CALCULATION

NO.OF CAR & BIKE POCKETS PROVIDED } = EXG AREA IN G.F = 84.26 SQ.MT, PRO AREA IN F.F = 72.79 SQ.MT

TOTAL = 157.05 SQ.MT

PARKING REQUIRED:-	PARKING PROVIDED :-
NO.OF CAR POCKETS : 1 NO NO.OF BIKE POCKETS : 1 NO	NO. OF CAR POCKETS : 1 No NO. OF BIKE POCKETS : 1 No

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

AREA DETAILS

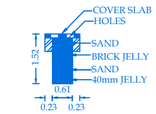
AREA	SQ.MT.	SQ.FT.
AREA OF SITE (Super Imposed)	111.89	1204.38
EXG AREA OF G.F	67.26	723.98
EXG AREA OF G.F STAIR / PORCH	17.00	182.99
PRO AREA OF F.F	67.22	723.55
PRO AREA OF F.F STAIR	5.57	59.95
AREA OF OPEN TO SKY	27.63	297.41

JOINERY DETAILS

SYMBOLS	DESCRIPTION	SIZES
GD	GRILL DOOR	1.00 x 2.10
MD	DOOR	1.00 x 2.10
D1	DOOR	0.90 x 2.10
D2	DOOR	0.76 x 2.10
GW	GLASS WINDOW	1.22 x 1.22
W2	WINDOW	0.90 x 1.22
W3	WINDOW	1.22 x 1.22
W3A	WINDOW	1.22 x 0.90
V	VENTILATOR	0.60 x 0.45

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

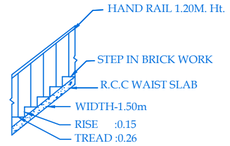
Plan Prepared by "Dharini Builders", Kovilpatti . Cell.No- 9500596292



SECTION OF RAIN WATER COLLECTION TANK



PLAN



STAIR DETAIL

PLAN IN
PLOT_AI
AS_AT_S
FMB_OR_
AS_PER_
DISTRICT
TALUK =
SURVEY_
PATTA_N
IS_SWIM
IS_APPR(
SINGLE_
CRZ=NO
SECURIT
ACCESS_
ROAD_W
ROAD_LENGTH=7.38
AVG_PLOT_DEPTH=7.38
AVG_PLOT_WIDTH=15.16
LAND_USE_ZONE=RESIDENTIAL
PLOT_NO=36 NORTH PART
RWH_DECLARED=YES
OSR_APPLICABLE=NO
OSR_SURR_BUYBACK_RETAIN=NO
PREMIUM_FSI_REQUIRED=NO
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
BUILDING_NEAR_GOVT_BLDG=NO
PROVISION_FOR_GREEN_BUILDING_AND_SUSTAINABILITY=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
JURISDICTION_TYPE=PANCHAYAT
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS =NO

S. Kamala Dayal

APPLICANT

S. Ashok Kumar

Er.S.ASHOK KUMAR D.C.E.,
Consulting Engineer & Licensed Surveyor
Regn.No : 137 / LS / 2022 / 00017
DHARINI BUIDERS
No.16A, Veeravanchi Nagar 1st Street
KOVILPATTI - 628502
Mobile : 9500596292

REGISTERED ENGINEER

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

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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.