

PP

APPROVAL RECORD

Planning Permission

Thoothukkudi district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

Rural Panchayat

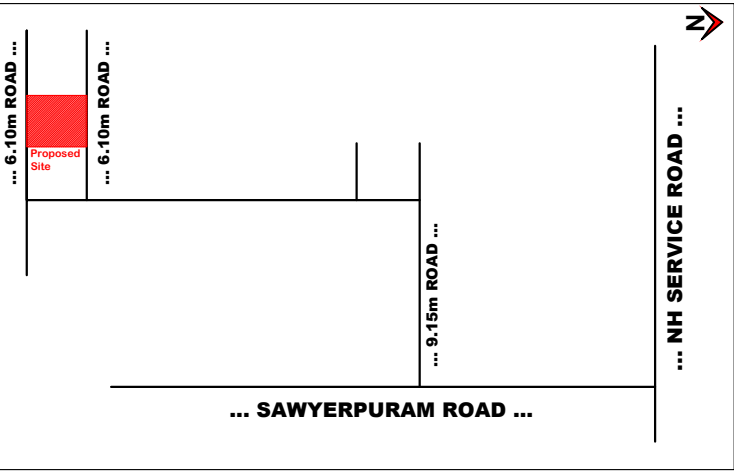
The approval as the planning authority issued it, reproduced in full behind this page.

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

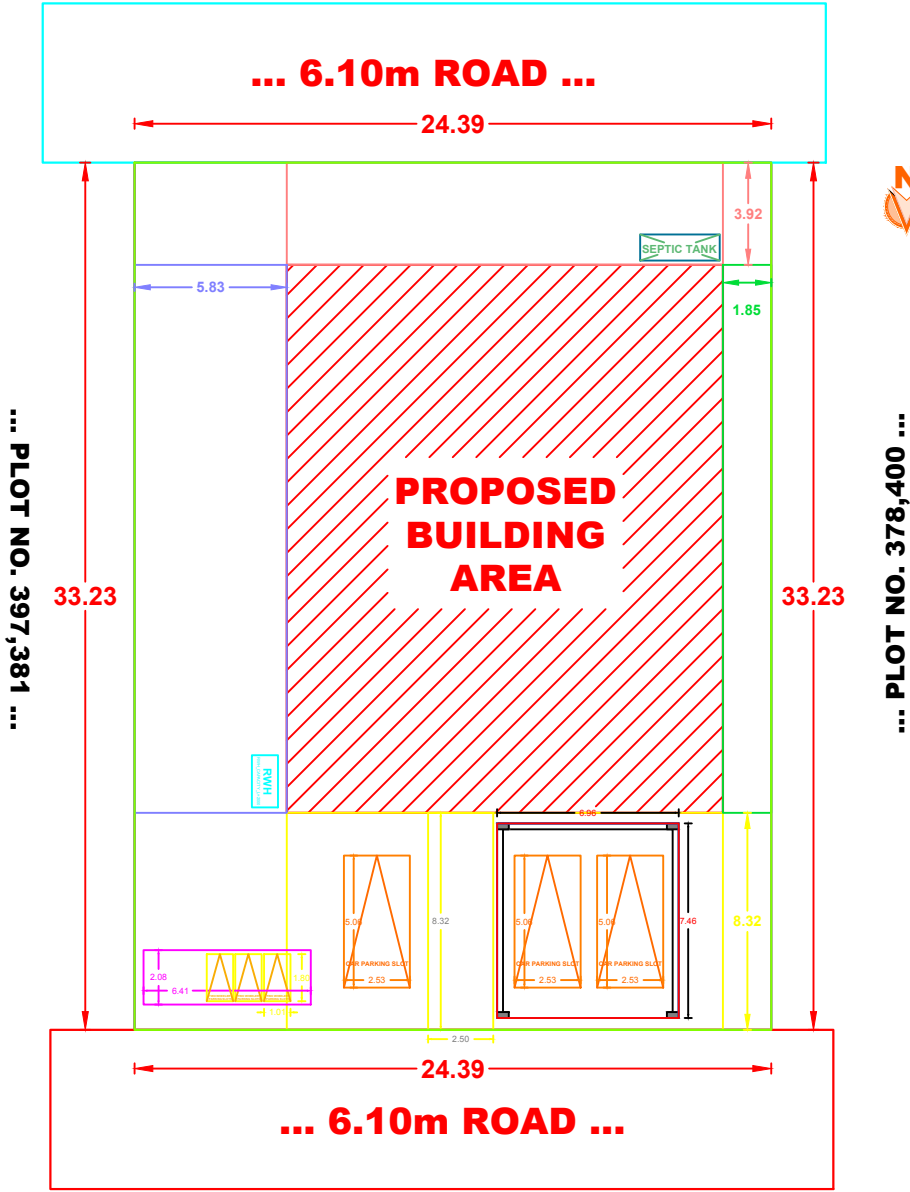
PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING AT SELVAM CITY 2, PLOTS 379, 380, 398, 399, SURVEY NOS: 182/6A,182/7,182/8A, 182/9, PUDUKOTTAI KASPA VILLAGE, KUMARAGIRI PANCHAYAT, THOOTHUKUDI PANCHAYAT UNION, THOOTHUKUDI DISTRICT.

APPLICANT : Mr. C. DINESH, Mrs. K. DIVYA

SHEET 3 OF 3



KEYPLAN (NOT TO SCALE)



SITE PLAN OF THE PROPOSED BUILDING

NOTE: ALL DIMENSIONS ARE IN METRES

AREA STATEMENT	AREA (sqm)	AREA (sqft)
Applicant Site Area	810.48	8,723.93
Super Imposed Area	810.48	8,723.93
Proposed GF Area	350.77	3,775.66
Garage Area	51.92	558.86
Total FSI Area	402.69	4,334.52
Non FSI Area	47.63	512.69
Total Buildup Area	450.32	4,847.20
Open Space Area	407.79	4,389.42

PLOT COVERAGE (PC) =49.69%

FSI (Floor Space Index) = 0.497 < 2

JOINERY DETAILS

TYPE	DESCRIPTION	SIZE
MD	Main Door	1.22 x 2.13
D1	Room Door 1	0.91 x 2.13
D2	Room Door 2	0.84 x 2.13
O	Opening	1.22 x 2.13
O1	Opening 1	0.91 x 2.13
O2	Opening 2	0.84 x 2.13
W	Window	0.91 x 1.22
V	Ventilation	0.91 x 0.61

Dinesh
K. Divya

LAND & BUILDING OWNER

ER. A. RAAJAGURU
Registered Engineer,
138/LS/2020/00016,
46, Matha Nagar, Pudukottai,
Thoothukudi-628103.
Cell : 9486920845

REGISTERED ENGINEER

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING AT SELVAM CITY 2, PLOTS 379, 380, 398, 399, SURVEY NOS: 182/6A,182/7,182/8A, 182/9, PUDUKOTTAI KASPA VILLAGE, KUMARAGIRI PANCHAYAT, THOOTHUKUDI PANCHAYAT UNION, THOOTHUKUDI DISTRICT.

APPLICANT : Mr. C. DINESH, Mrs. K. DIVYA

SHEET 2 OF 3

SPACE FOR ADDITIONAL NOTES:

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Cell : 9486920845

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VENUS BUILDERS, PUDUKOTTAI, THOOTHUKUDI. 9486920845, 9715056856

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THOOTHUKUDI DISTRICT.

APPLICANT : Mr. C. DINESH, Mrs. K. DIVYA

SHEET 1 OF 3

PLAN INFO

SPECIAL CHARACTER DETAILS:

WATER_BODIES_BEYOND_15M=NO
RESERVE_FOREST_WOODED_LAND_BEYOND_150M=NO
BLDG_LENGTH_MORETHAN_10M=NO
BURIAL_PLACE_BEYOND_90M=NO
IS_SWIMMING_POOL_EXISTS=NO
CRZ=NO
SECURITY_ZONE=NO
SINGLE_FAMILY_BLDG=YES
RWH_DECLARED=YES
LAND_USE_ZONE=RESIDENTIAL
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=NO
JURISDICTION_TYPE=PANCHAYAT
OSR_APPLICABLE=NO
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=YES
AREA_TYPE=OTHERS
IF_HERITAGE_TOWN_LESS THAN_1KM_RADIUS=NO

SITE DETAILS:

PLOT_AREA_M2=810.48
AS_AT_SITE=810.48
FMB_OR_PLR=810.48
AS_PER_DOCUMENT=810.12
ACCESS_WIDTH_M=1
ROAD_WIDTH=6.1
ROAD_LENGTH=25
MIN_PLOT_DEPTH=33.23
MIN_PLOT_WIDTH=24.39
AVG_PLOT_DEPTH=33.23
AVG_PLOT_WIDTH=24.39
SURVEY_NO=182/6A,182/7,182/8A ,182/9
PATTA_NO=1631,7914,9493,9494
VILLAGE=PUDUKOTTAI KASPA
TALUK=THOOTHUKUDI
DISTRICT=THOOTHUKUDI

CIVIL SPECIFICATIONS OF THE BUILDING

1. RCC IN MIX OF 1:2:4 FOR ROOF SLAB
2. RCC IN MIX OF 1:2:4 FOR LINTEL BEAM
3. WALL PLASTERING IN CM 1:4
4. 0.23m BRICK WORK IN CM 1:6
5. PCC IN MIX OF 1:5:10 FOR FLOORING
6. RR MASONRY IN CM 1:8 FOR FOUNDATION
7. PCC IN MIX OF 1:5:10 FOR FOUNDATION

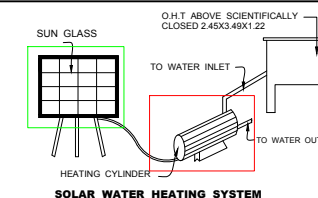
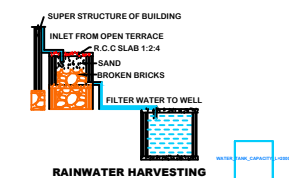
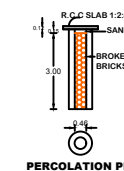
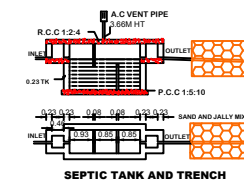
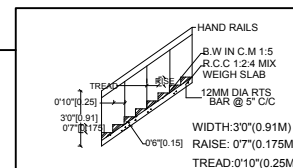
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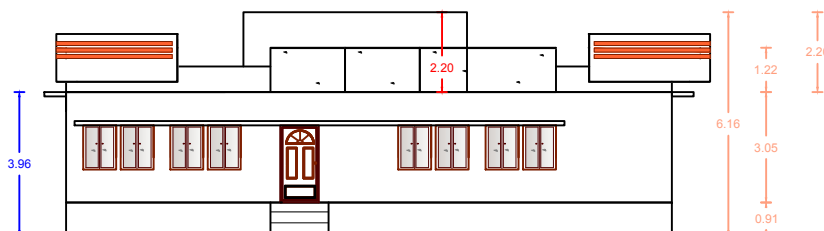
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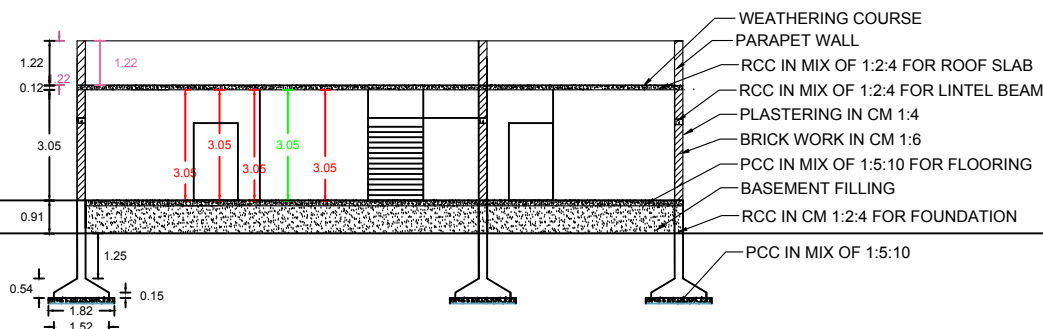


FOR OFFICE USE

FRONT ELEVATION OF THE PROPOSED BUILDING



CROSS-SECTION A-A' OF THE PROPOSED BUILDING



VENUS BUILDERS, PUDUKOTTAI, THOOTHUKUDI. 9486920845, 9715056856

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.

