

PP

APPROVAL RECORD

Planning Permission

Thoothukkudi
Thoothukkudi district, Tamil Nadu

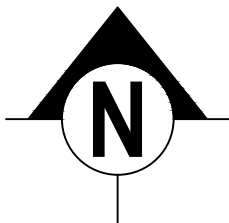
APPROVAL TYPE
Building Plan

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 CONSTRUCTION OF A CAR PARKING IN STILT FLOOR, RETAIL SHOP IN FIRST FLOOR, SECOND FLOOR ,
IN DOOR NO. 19, T.S.WARD NO. 3, BLOCK NO. 3, T.S.NO. 294 AT SIVAN KOVIL STREET, TOWN PLANNING
NON-SCHEME AREA, THOOTHUKUDI CITY MUNICIPAL CORPORATION, EAST ZONE.



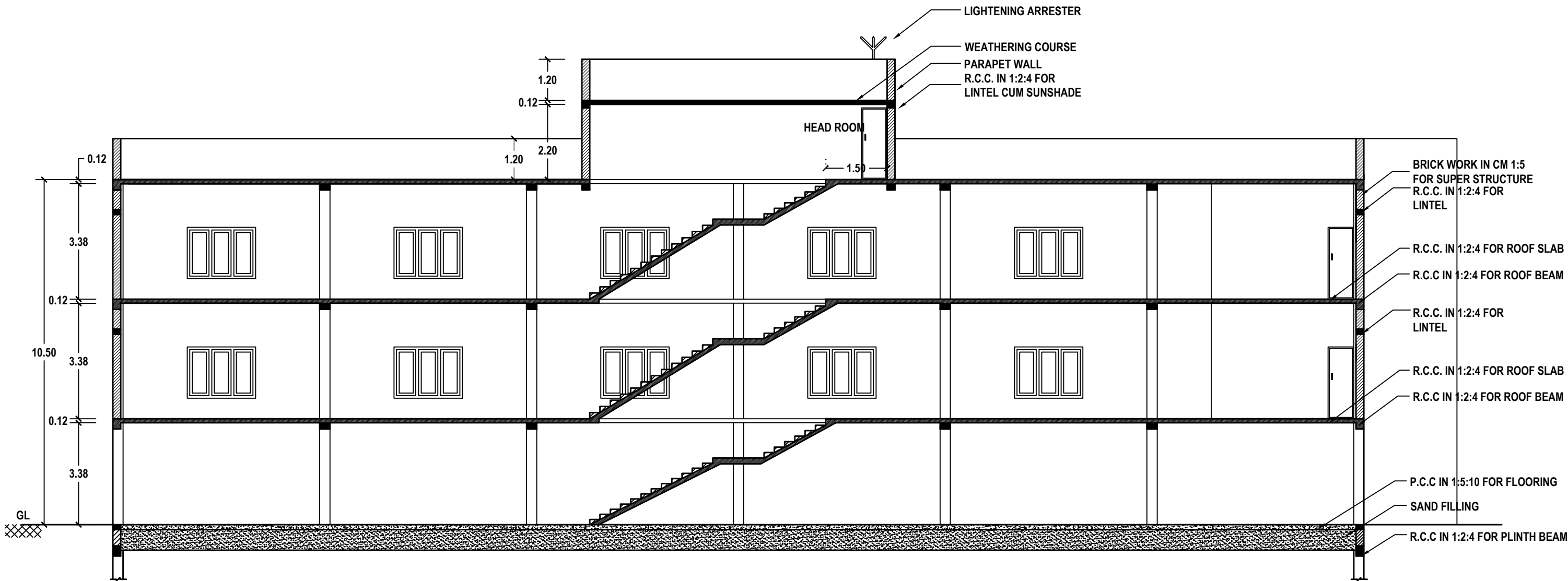
SHEET NO:

5/5

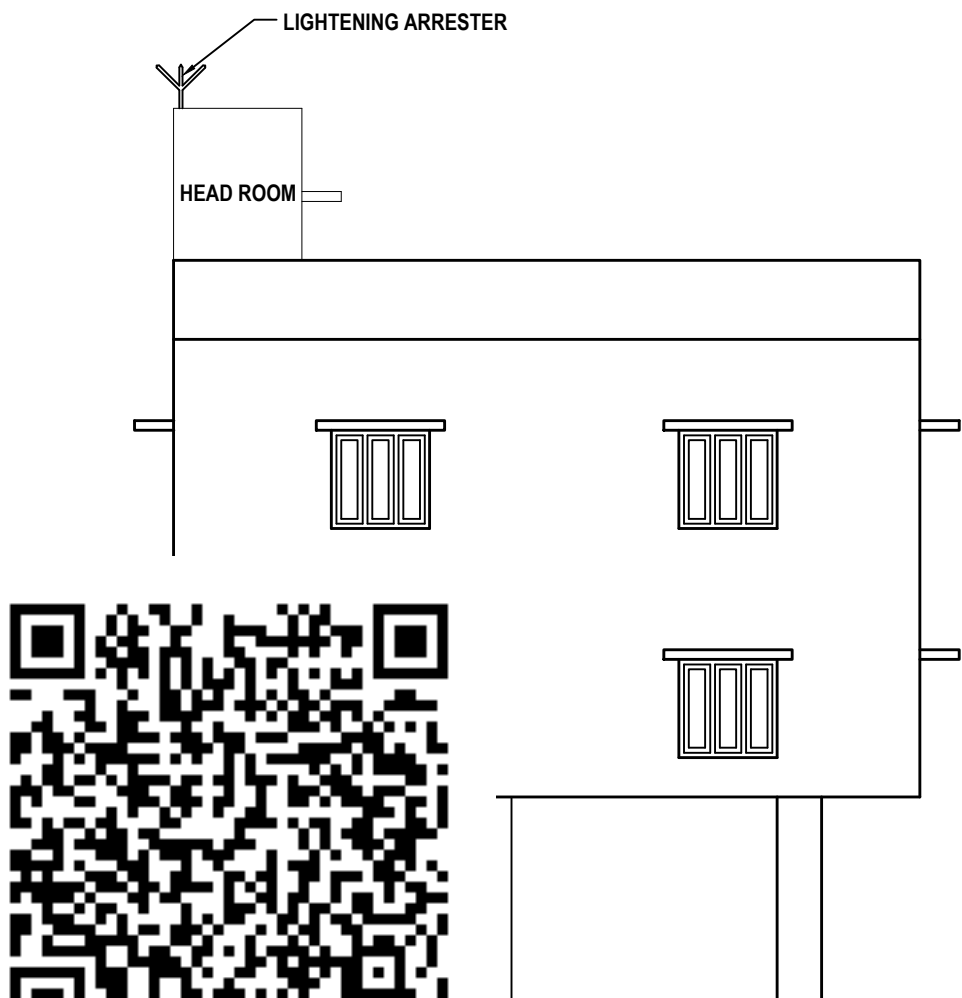
OFFICE USE:

OWNER NAME: Mr. R. SRIDHARAN

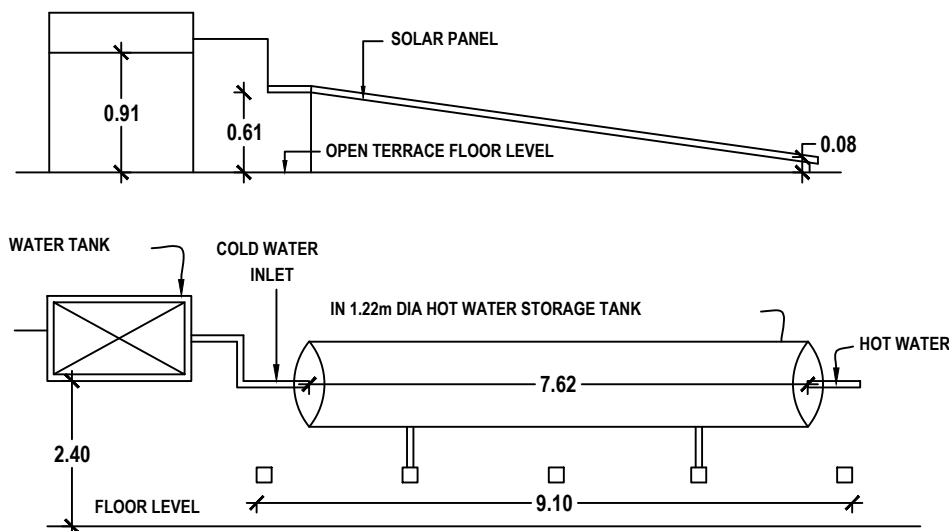
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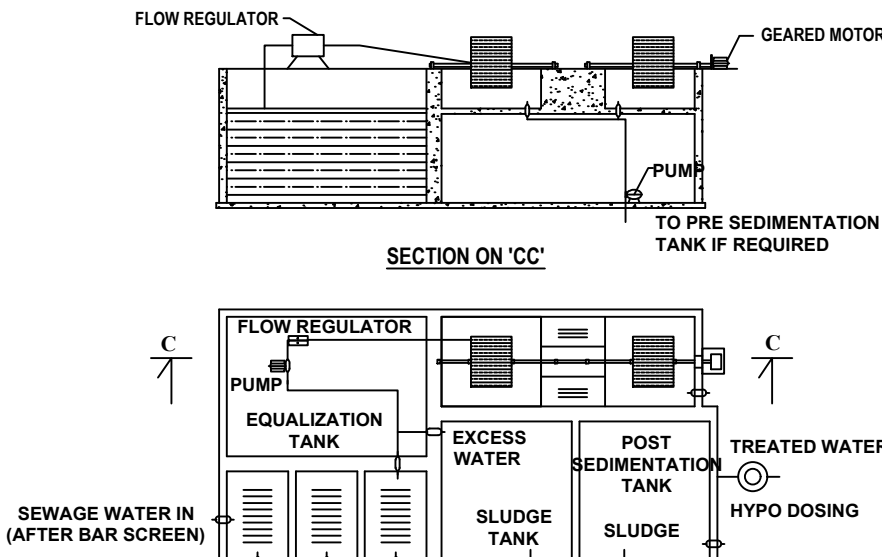
SECTION : A-A



ELEVATION (WEST VIEW)



DETAILS OF SOLAR WATER HEATING SYSTEM



PLAN
DETAILS OF SEWAGE TREATMENT PLANT

PLANNING PERMISSION

ROC. NO. SWP/BPA/379499/2024
SITE BOUNDARY SHOWN AS "A TO E"
PLANNING PERMISSION NO. 87/2024 (SWP/TUTY)

H. R. ✓
Er.M.MUTHU KUMAR, M.E.,
SOIL Mechanics & Foundation Engg.
CMDA Reg No: GTE/19/04/017
DTCP Reg.No: GTE/TVLD/01/2020
TECHNICAL ADVISOR
BALA GEO TECH LAB
15A, Bharathavar Street, Palayamkottai, Tirunelveli-627002.
Mobile: 9488055602 Email:bala.surveyors@gmail.com

Signature of H. R.

REGISTERED GEO-TECH ENGINEER

OWNER

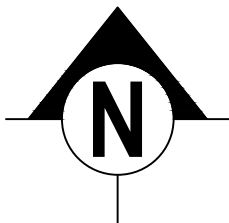
A. GETHSY, M.E.,
Registered Structural Engineer
Reg No: RSE-II/TKDTC/SEP/03/2021
6B/A, 6th Street East,
Briyant Nagar Thoothukudi-628 008

Er.S.PONMANIKANDAN, M.E., LL.B., AIV, AIE
Licensed Surveyor / Registered Engineer
Approved Valuer / Chartered Engineer
149/8, Polepettai West 1st Street,
Tuticorin - 628 008
Mob: 8056700160.

REGISTERED STRUCTURAL ENGINEER

REGISTERED ENGINEER

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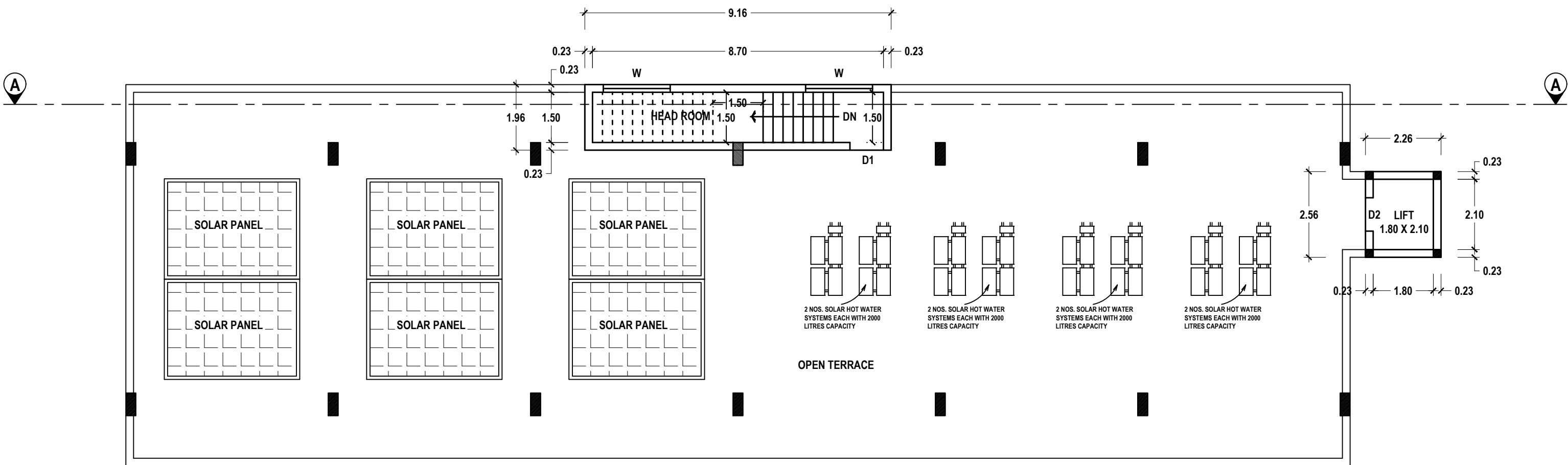


SHEET NO:

4/5

OWNER NAME: Mr. R. SRIDHARAN

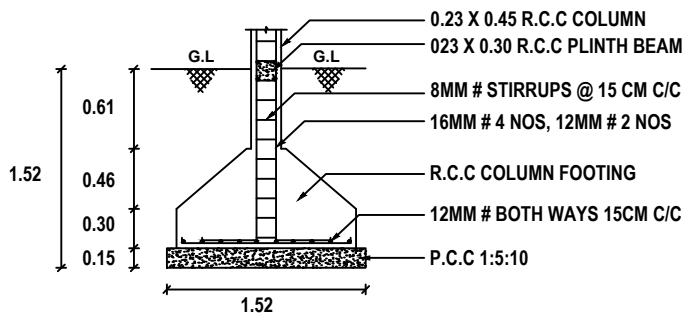
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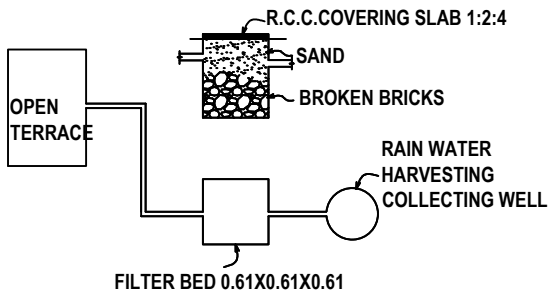
TERRACE FLOOR PLAN

PLANNING PERMISSION

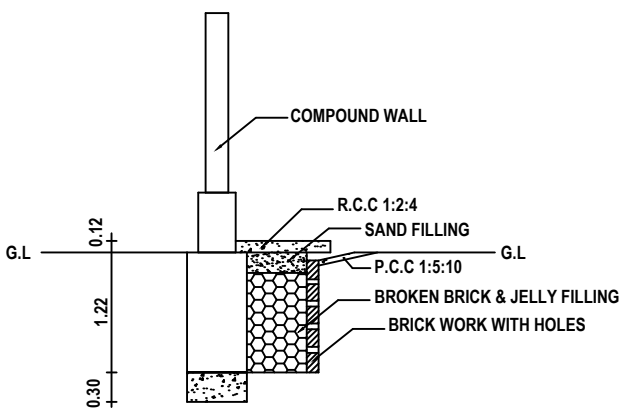
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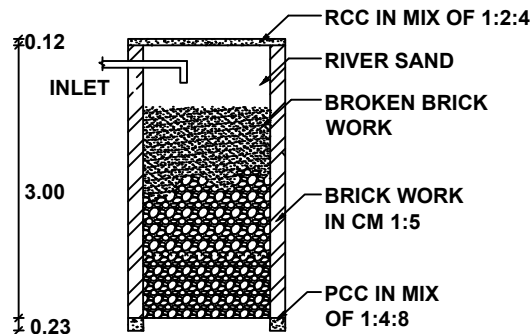
COLUMN FOOTING DETAILS



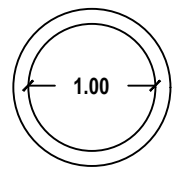
DETAILS OF RAIN WATER HARVESTING SYSTEM



PLINTH BOUNDARY PERCOLATION PIT



SECTION



PLAN
PERCOLATION PIT

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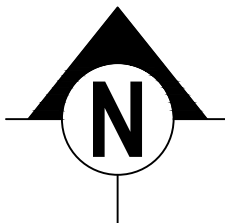
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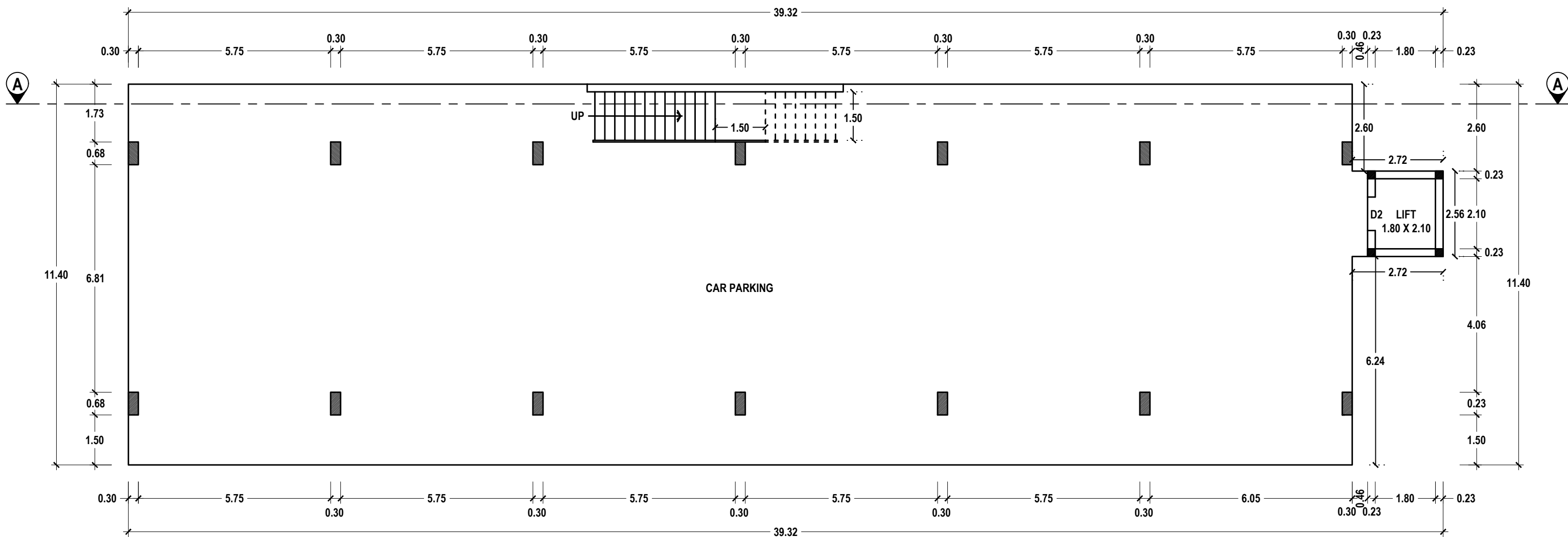


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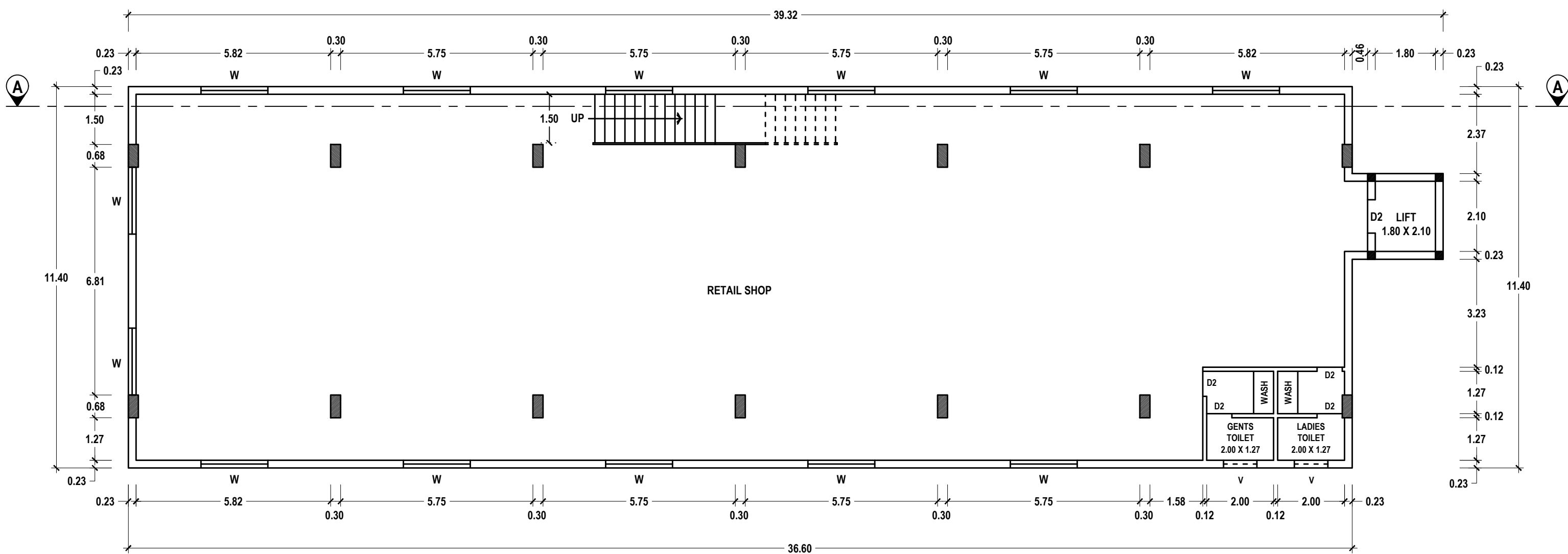
3/5

OWNER NAME: Mr. R. SRIDHARAN

SCALE - 1:100



STILT FLOOR PLAN



FIRST & SECOND FLOOR PLAN - TYPICAL

OFFICE USE:

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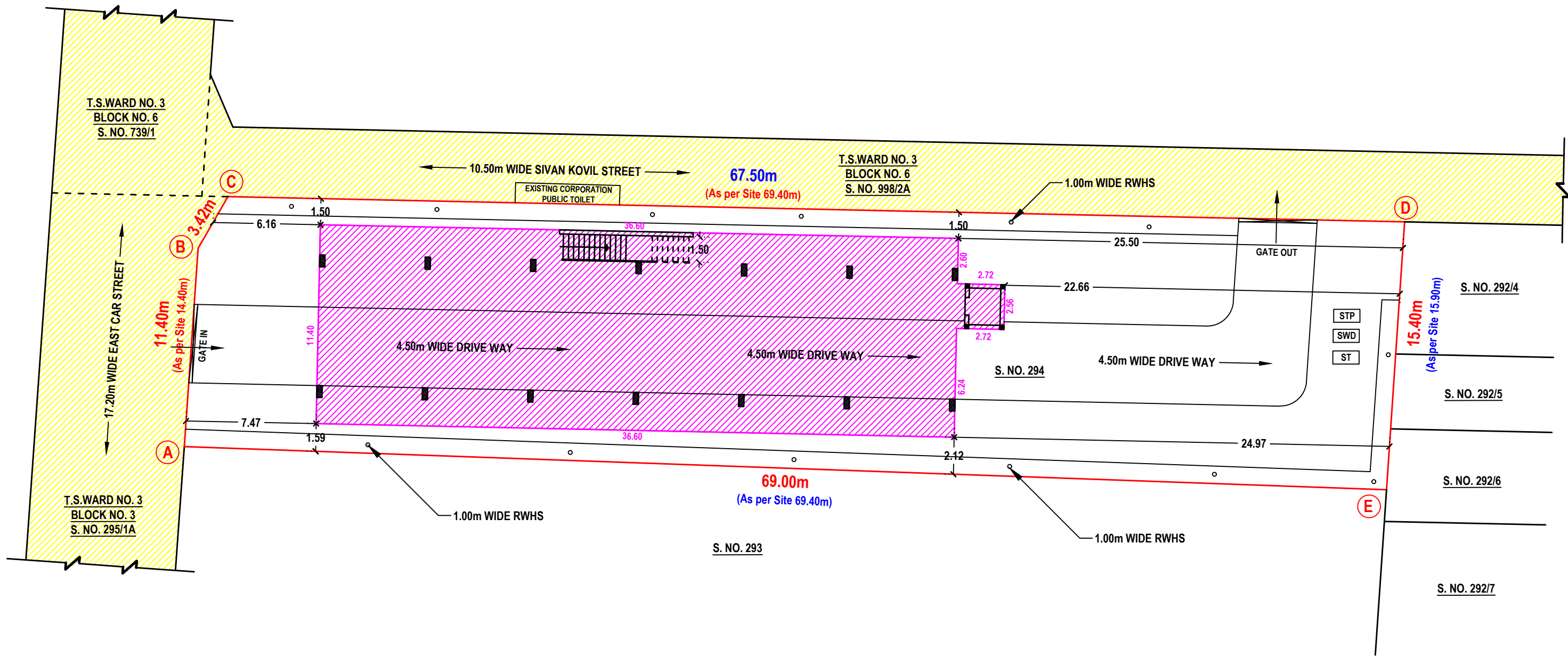
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SHEET NO:
2/5

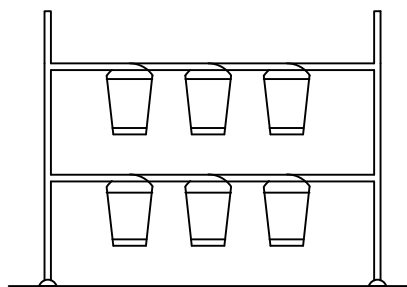
OWNER NAME: Mr. R. SRIDHARAN

SCALE - 1:200

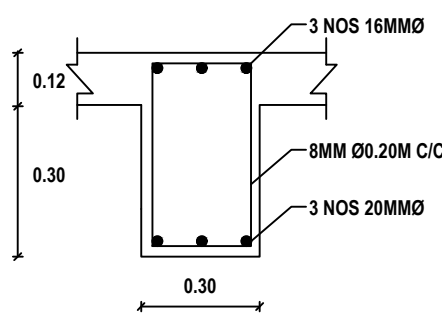


PLANNING PERMISSION

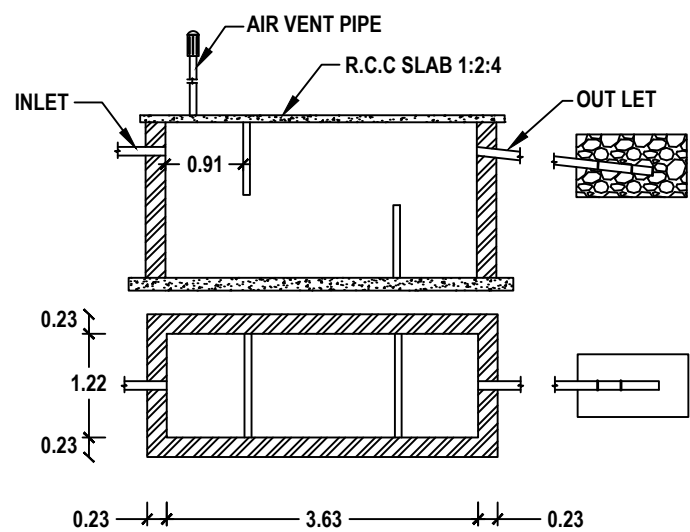
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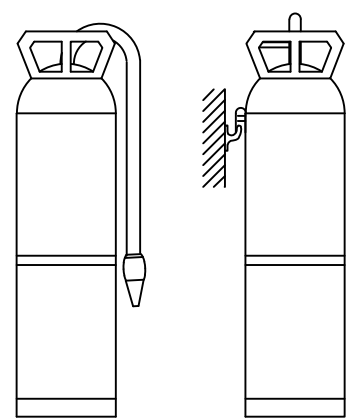
SAND BUCKETS



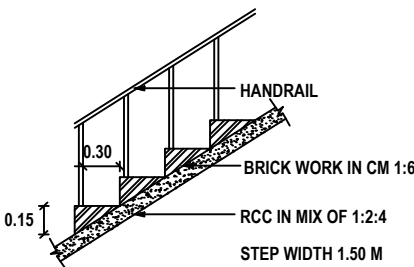
ROOF BEAM DETAILS



SEPTIC TANK & TRENCH



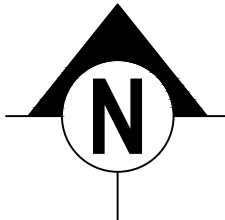
FIRE EXTINGUISHER



STAIRCASE DETAILS

Er.M.MUTHU KUMAR, M.E., SOIL Mechanics & Foundation Engg. CMDA Reg No: GTE/19/04/017 DTCP Reg.No: GTE/TVLD/01/2020 TECHNICAL ADVISOR BALA GEO TECH LAB 15A, Bharathavar Street, Palayamkottai, Tirunelveli-627002. Mobile: 9488055602 Email:bala.surveyors@gmail.com	
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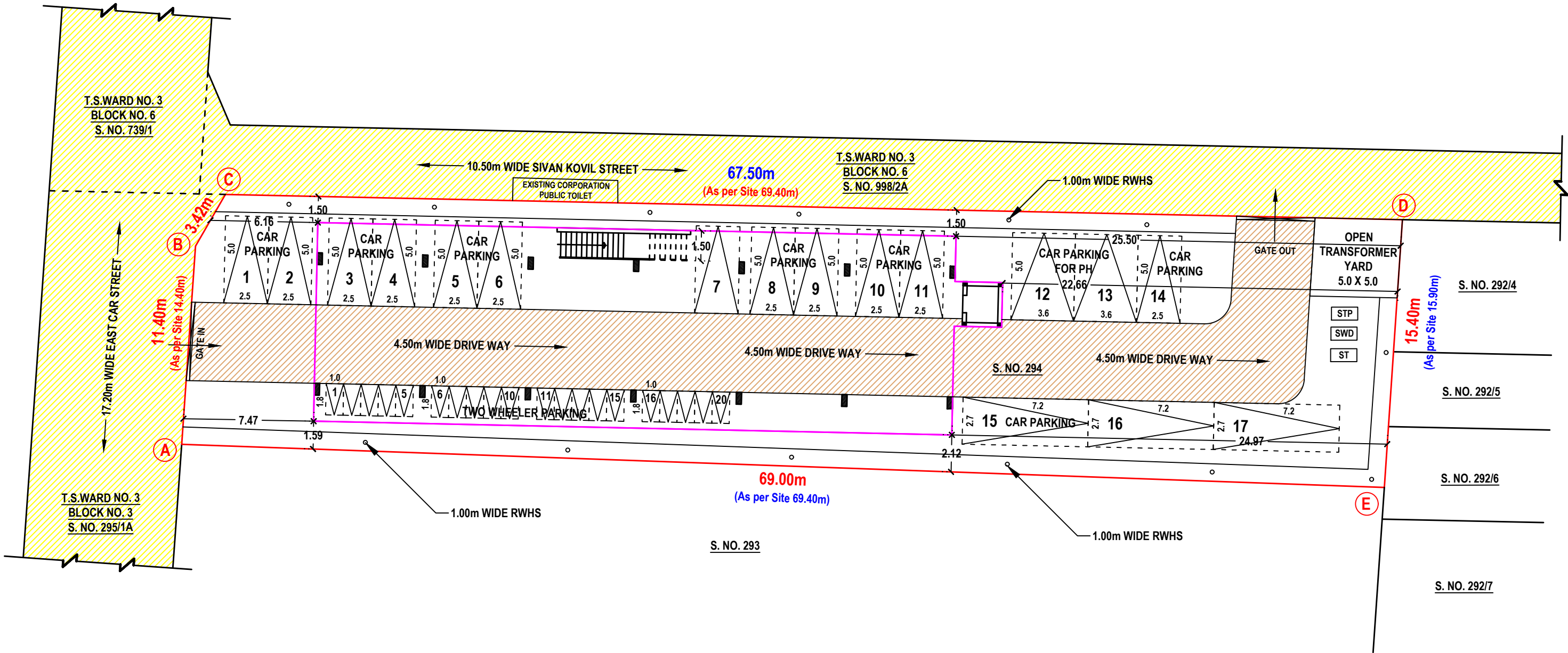
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SITE BOUNDARY SHOWN AS "A TO E"
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REFERENCE		SITE AREA DETAILS AS PER SETTLEMENT DEED					BUILDUP AREA DETAILS					TOTAL AREA OF ALL FLOORS			
DESCRIPTION	COLOUR	S. NO.	DOCUMENT NUMBER & YEAR	SURVEY NUMBER	AREA in		DESCRIPTION	FSI AREA	NON FSI AREA	AREA in		FSI =	PLOT AREA	= $\frac{848.40}{1024.99}$ = 0.83 < 2.00	
					Sqm	Sq. Ft				Sqm	Sq. Ft				
SITE BOUNDARY (SUPER IMPOSED)		1.	1161/2021	294	1067.33	11488.74	AREA OF THE SITE (SUPER IMPOSED)	-----	-----	1024.99	11032.99	SITE AREA DETAILS			
PROPOSED BUILDING		SITE AREA DETAILS AS PER TSLR					STILT FLOOR	-----	424.20	424.20	4566.09	AS PER SETTLEMENT DEED ----- 1067.33 Sqm			
OPEN SPACE		S. NO.	TSLR FILE NUMBER	SURVEY NUMBER	AREA in		FIRST FLOOR	424.20	-----	424.20	4566.09	AS PER TSLR ----- 1063.00 Sqm			
DRIVE WAY					Sqm	Sq. Ft	SECOND FLOOR	424.20	-----	424.20	4566.09	AS AT SITE(SUPER IMPOSED) ----- 1024.99 Sqm			
EXG. ROAD		1.	161/2024	294	1063.00	11442.13	TERRACE FLOOR	-----	17.95	17.95	193.21	STALL SIZE FOR PARKING			
							TOTAL	848.40	442.15	1290.55	13891.48	1 TWO WHEELER SPACE - 1.00m X 1.80m			
												1 CAR SPACE - 2.50m X 5.00m			
NOTE:		DETAILS OF FIRE FIGHTING SYSTEMS					SCHEDULE OF JOINERIES					PARKING DETAILS FOR RETAIL SHOP BUILDING			
1. ALL DIMENSIONS ARE IN METER.		●●●●● - FIRE RESISTING BUCKETS WITH SAND (EACH 1KG) - 5KG X 6 NOS = 30 KG					REF	DESCRIPTION		SIZE (in meter)		1 CAR SPACE AND 1 TWO WHEELER SPACE FOR EVERY 50.00 Sqm OF FLOOR AREA EXCEPT FIRST 50.00 Sqm			
2. CCTV CAMERA TO BE PROVIDED.		○●○●○ - FIRE RESISTING BUCKETS WITH WATER (EACH 1KG) - 5KG X 4 NOS = 20 KG					RS	ROLLING SHUTTER		1.50 X 2.10		PARKING CALCULATION DETAILS			
3. EUROPEAN WATER CLOSET TO BE PROVIDED.		 - CO - CARBON DI-OXIDE TYPE FIRE EXTINGUISHER - 2KG X 10 NOS = 20 KG					MD	MAIN DOOR		1.05 X 2.10		RETAIL SHOP	$\frac{848.40}{50}$	17 CARS	17 CARS AND 20 TWO WHEELERS
4. CENTRALIZED AIR-CONDITION SYSTEM TO BE PROVIDED.		 - DCP DRY CHEMICAL TYPE FIRE EXTINGUISHER - 5KG X 6 NOS = 30 KG					D1	DOOR		1.00 X 2.10					
5. CERTIFIED THAT PROVISIONS SHALL BE MADE TO BE PROVIDED.		 - FA - FIRE ALARM = 4 NOS					D2	DOOR		0.75 X 2.10		$\frac{848.40}{50}$	17 TWO WHEELERS		
6. "RAIN WATER HARVESTING SYSTEM" IN THE PROPOSED CONSTRUCTION AS PER PLAN.		 - SPRINKLER SYSTEM TO BE PROVIDED					O	OPEN		1.00 X 2.10					
7. BATH ROOM AND WASH BASIN WATER IS CONNECTED TOPERCOLATION PIT FOR GROUND WATER RECHARGE.		 - FIRE HYDRANT SYSTEM TO BE PROVIDED					W	WINDOW		1.50 X 1.50					
		 - HOSE REEL SYSTEM TO BE PROVIDED					V	VENTILATOR		1.00 X 0.60					

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REGISTERED ENGINEER		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.

