

PP

APPROVAL RECORD

Planning Permission

Thoothukkudi district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

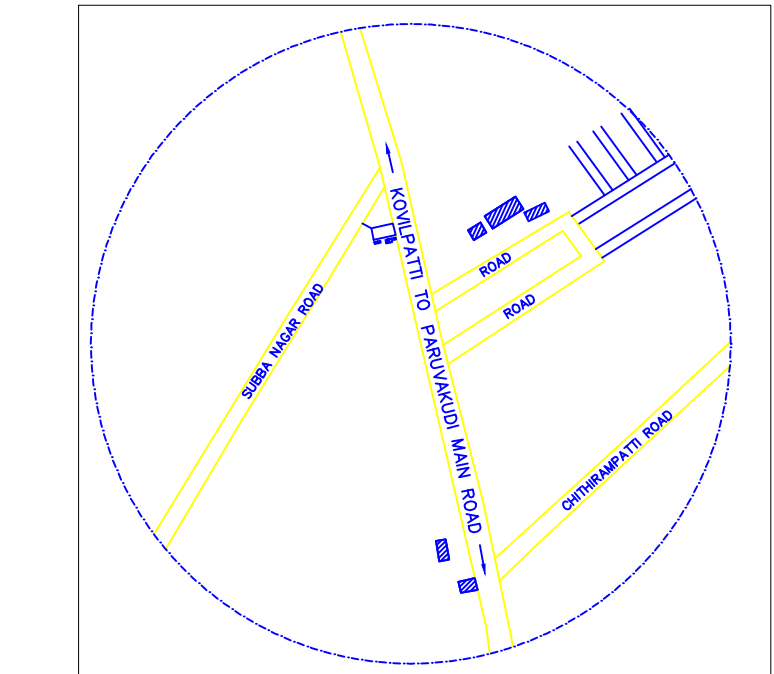
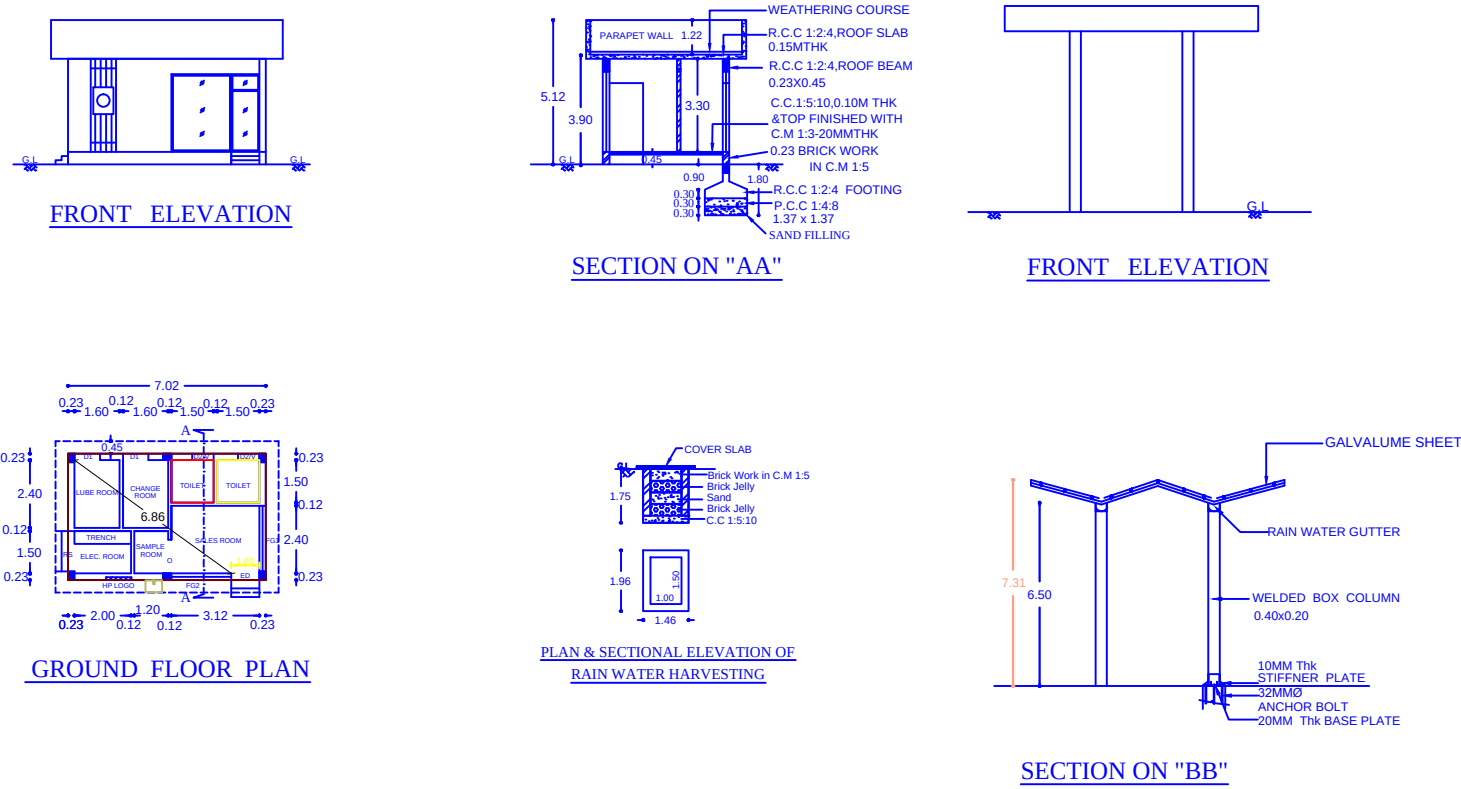
The approval as the planning authority issued it, reproduced in full behind this page.

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

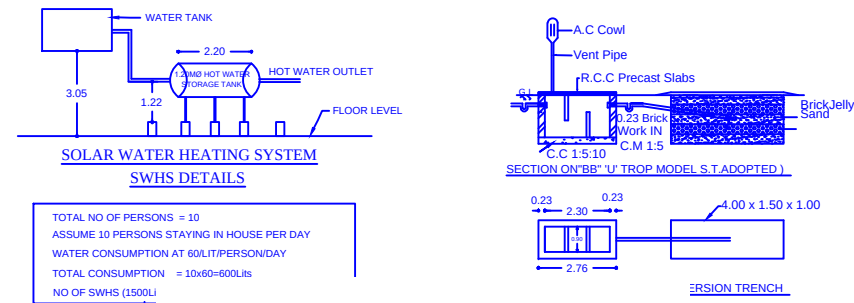


PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF NEW BUILDING FOR HINDUSTAN PETROLEUM CORPORATION LIMITED RETAIL OUTLET COMMERCIAL OFFICE AND CANOPY SHED IN S.No.314/3A3A, AT APPANERI VILLAGE AND PANCHAYAT, KURUVIKULAM UNION .

APPLICANT : Thiru.G.SUBBURAJ
S/o. Thiru.GURUSAMY



TOPO SKETCH



PARKING CALC

NO.OF CAR & TWO
POCKET:

PARKING

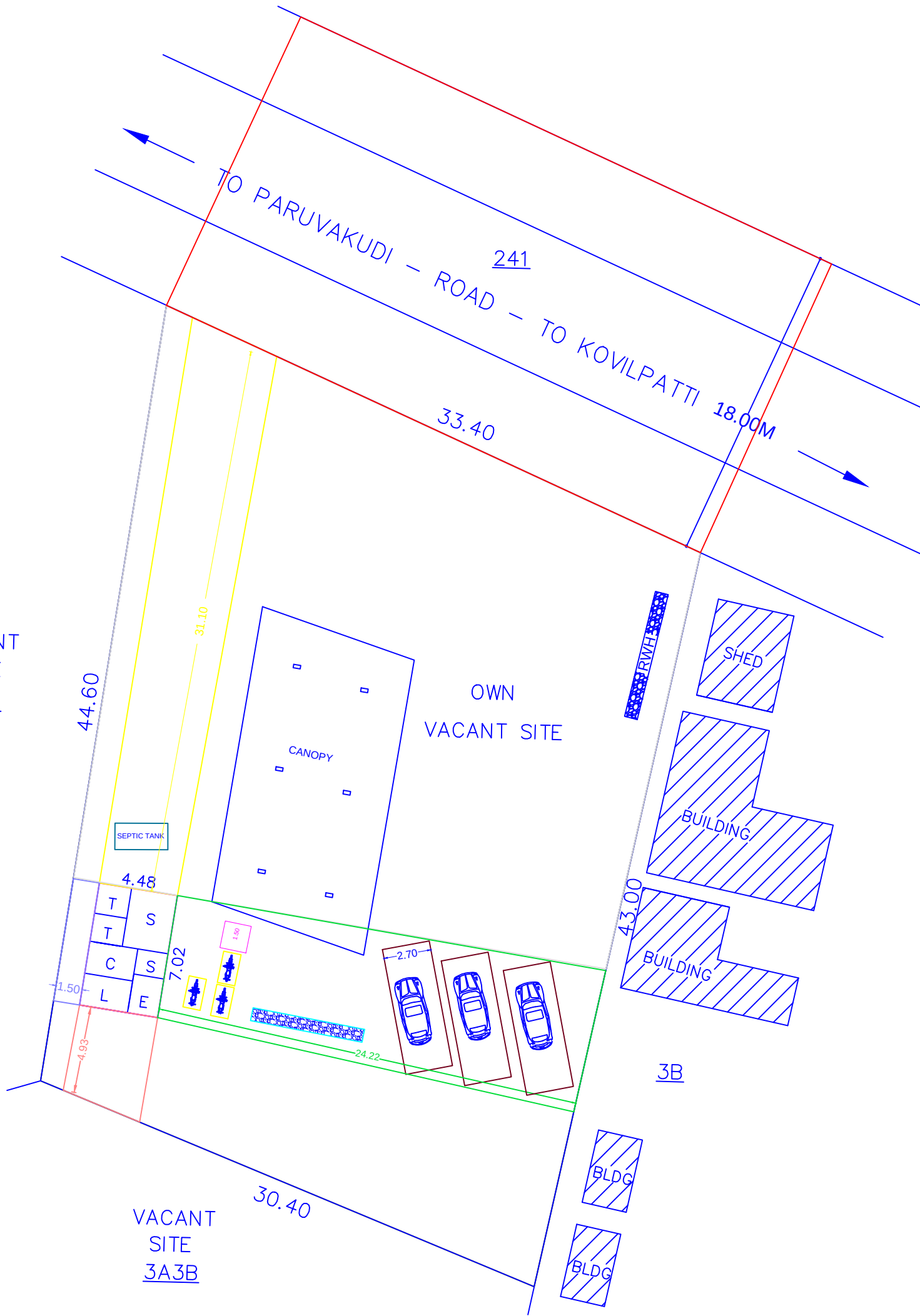
NO.C

NO.OF TWO WH



FSI DETAILS	PROPOSED	PERMISSIBLE
TOTAL PLINTH AREA		
SITE AREA		
184.45 1356.00	0.14	2.00
MODERN ENGINEERING CONSTRUCTIONS		
ARCHITECTS ENGINEERS SURVEYORS VALUERS		
449-A, MAIN ROAD, KOVILPATTI-628501,TAMILNADU,INDIA		
T:+91 46322 20868 F:+91 46322 21868 M:+91 94431 21868		
EMAIL:- MODERNEO@YAHOO.COM WEBSITE:- MODERNGROUPS.NET		

ENGINEER	OWNER
Er. R. SOUNDARAPANDI, D.C.E., B.Tech., Engineers - Grade III - RE, Regn. No. 137 / LS / 2019 / 00002, MODERN ENGINEERING CONSTRUCTIONS 449-A, Main Road, KOVILPATTI - 628 502, Ph: 04632-221868 Cell: 94451 21998	S. diya no



SITE PLAN
SCALE 1:100

LEGENDS	
SITE BOUNDARY	
PROPOSED CONSTRUCTION	
EXISTING BUILDINGS	
EXISTING ROADS	

JOINERY SCHEDULE	
RS-ROLLING SHUTTER	1.43 x 2.85
D1-DOOR	0.90 x 2.85
D2-DOOR	0.76 x 2.85
FG1-FIXED GLASS	2.31 x 2.85
FG2-FIXED GLASS	2.12 x 2.85
V-VENTILATOR	0.76 x 0.45
O- OPENING	1.20 x 2.06

AREA STATEMENT		
SITE AREA	SQ.M	SQ.FT
EXISTING BUILDING	31.45	338
PROPOSED ADDL. CONST.CANOPY	153.00	1647
OPEN TO SKY IN G.F	1171.55	12611

CERTIFY THAT ALL THE PARTICULARS SHALL BE MADE TO PROVIDE RAINWATER HARVESTING ARRANGMENTS IN THE PROPOSED CONSTRUCTION AS PER PLAN	
---	--

APPROVAL DRAWING			
FILE	MEC_24.077	DATE	29.07.2024
CHK	A	REV	01
DES	RS	DRN	K.M

PLAN INFO
AS_PER_DOCUMENT=1356
PLOT_AREA_M2=1356
PLOT_NO=NO
SURVEY_NO=314/3A3A
PATTA_NO=6156
FMB_OR_PLR=1356
AS_AT_SITE=1356
SINGLE_FAMILY_BLDG=NO
IS_SWIMMING_POOL_EXISTS=NO
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=33.40
ROAD_WIDTH=18.00
ROAD_LENGTH=33.40
AREA_TYPE=OTHERS
AVG_PLOT_DEPTH= 43.80
AVG_PLOT_WIDTH= 31.90
LAND_USE_ZONE =B-PCO & B-CS
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO
DISTRICT=TENKASI
TALUK=KOVILPATTI
JURISDICTION_TYPE=PANCHAYAT
OSR_APPLICABLE=NO
OSR_SURR_BUYBACK_RETAIN=NO
RWH_DECLARED=YES
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=NO
BLOCK_1_B-PCO_MEMBER_COUNT=2

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.

