

PP

APPROVAL RECORD

Planning Permission

Kulasekaranpattinam
Thoothukkudi district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

PURPOSE
Commercial

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

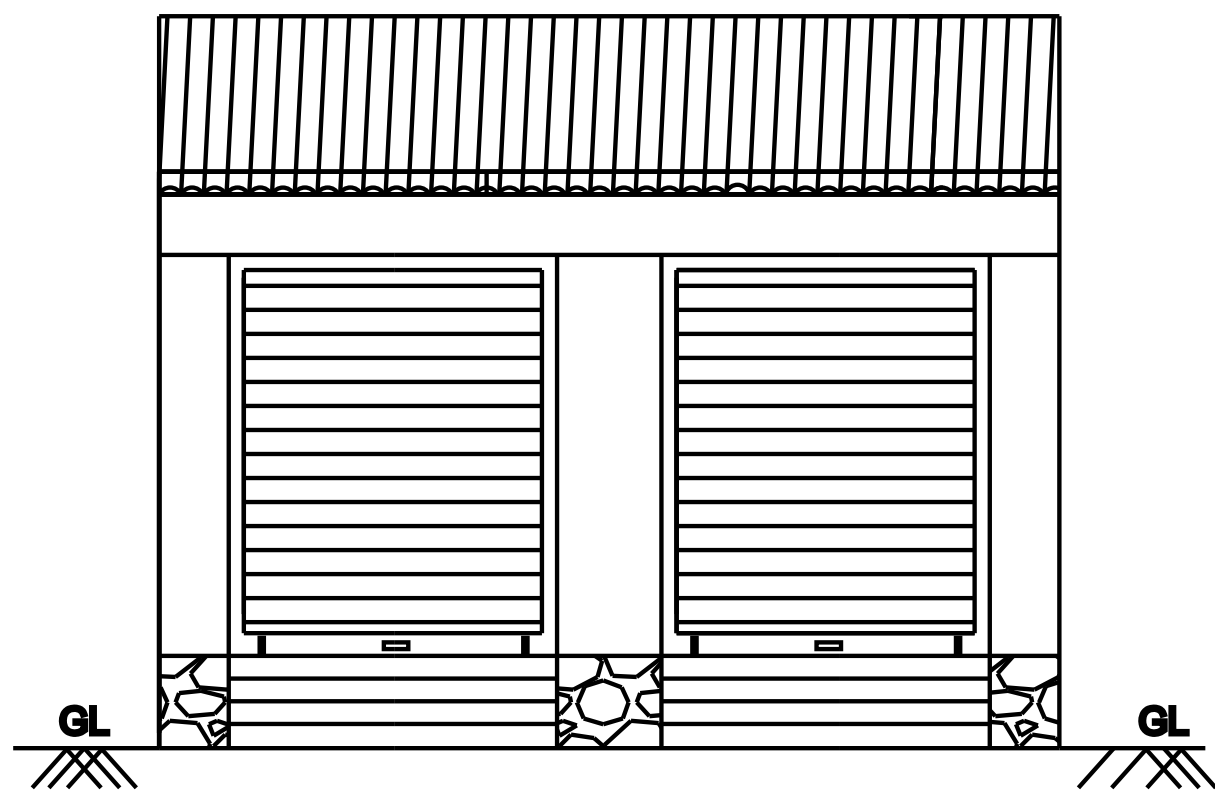
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RETAIL SHOP BUILDING IN SY NO: 605/14, PATTA: 978, MELA PUTHU STREET,

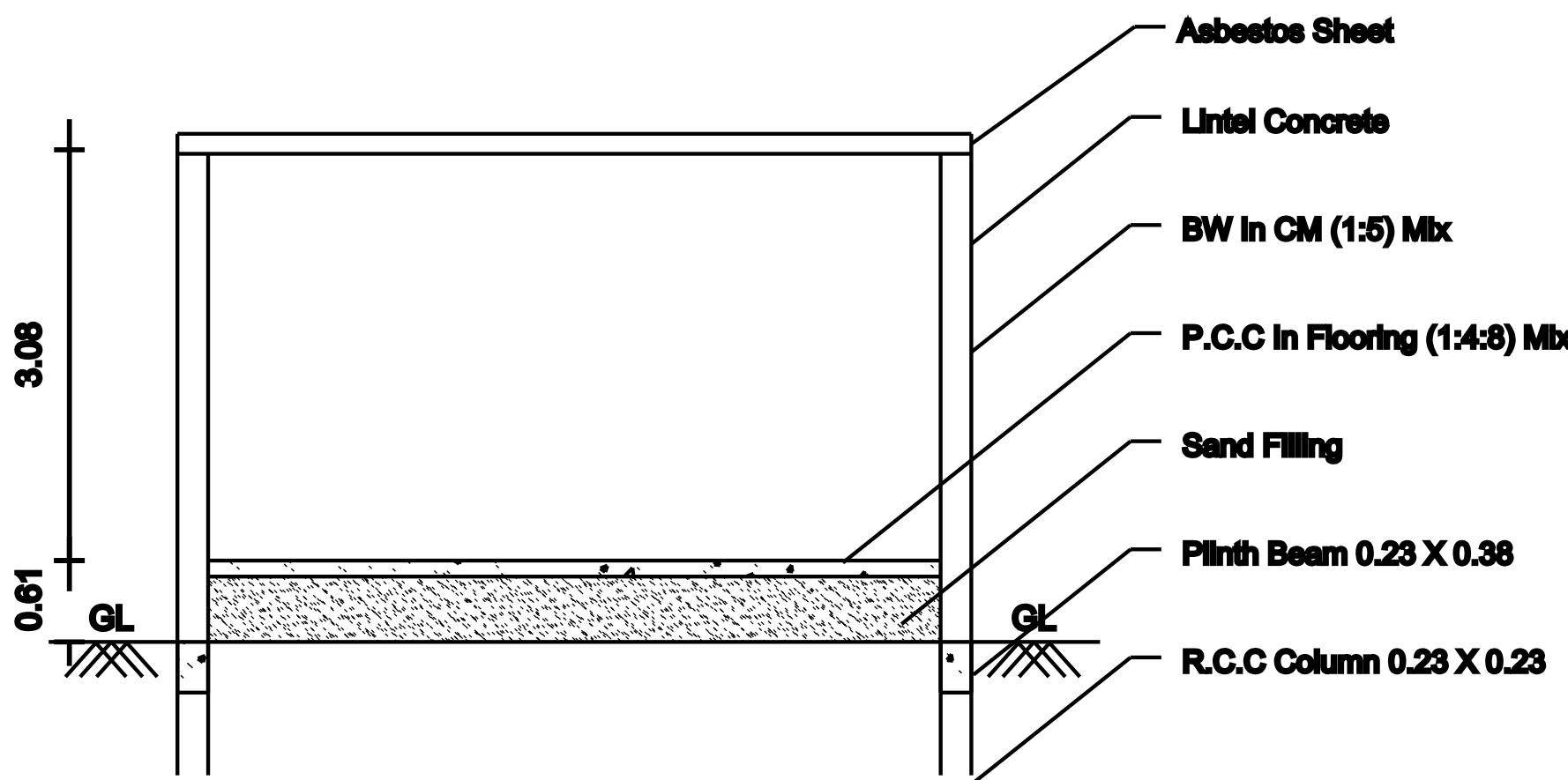
KULASEKARANPATINAM VILLAGE AND PANCHAYAT , UDANGUDI PANCHAYAT UNION, TIRUCHENDUR TALUK, THOOTHUKUDI DISTRICT.

NAME OF THE APPLICANT: Mr. FAZULULLAH E M S (S/O) Mr.MEERA SAHIB

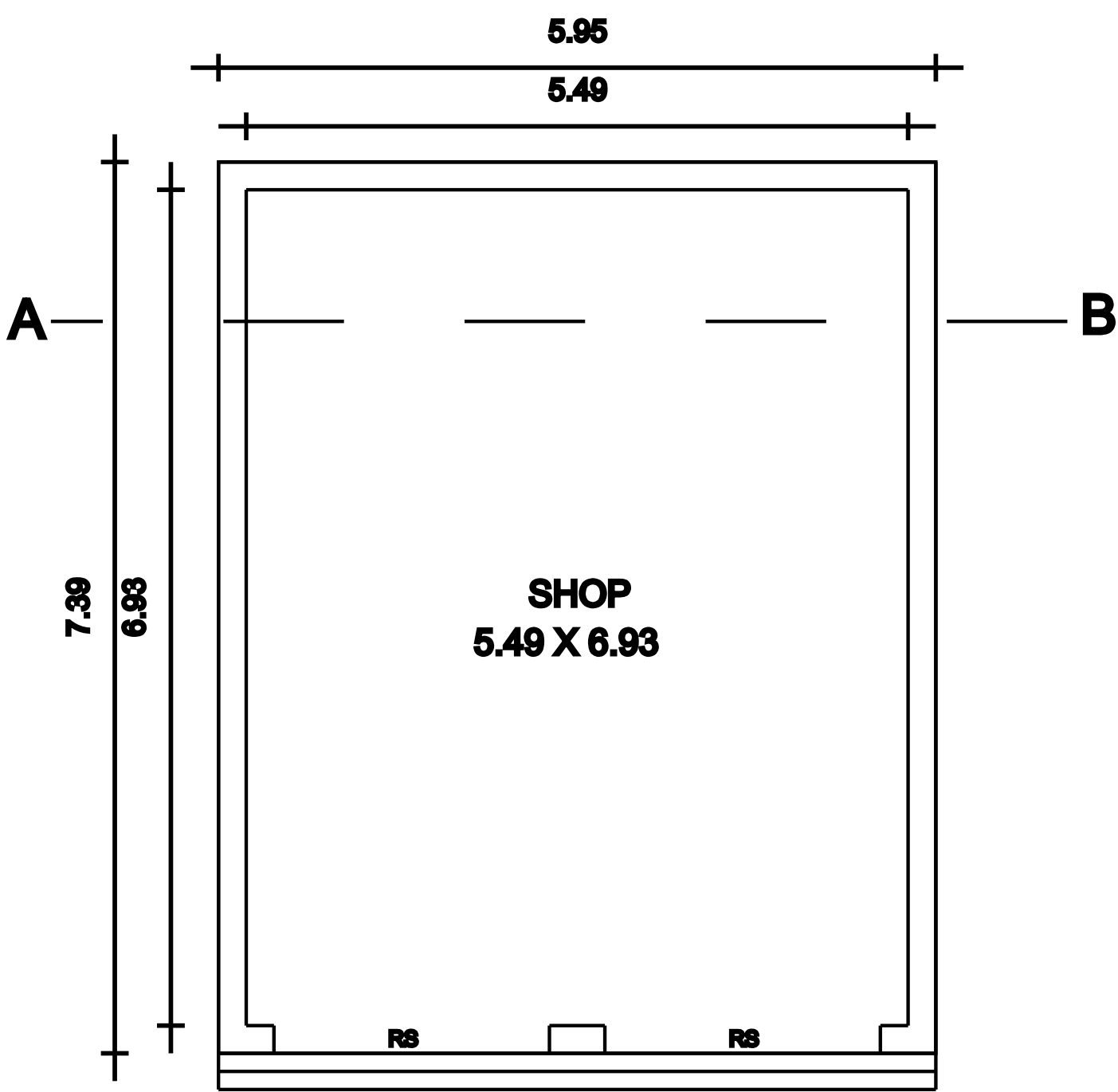
NAME OF THE APPLICANT: Mr. MOHAMMED SHAFI (S/O) Mr.MEERA SAHIB



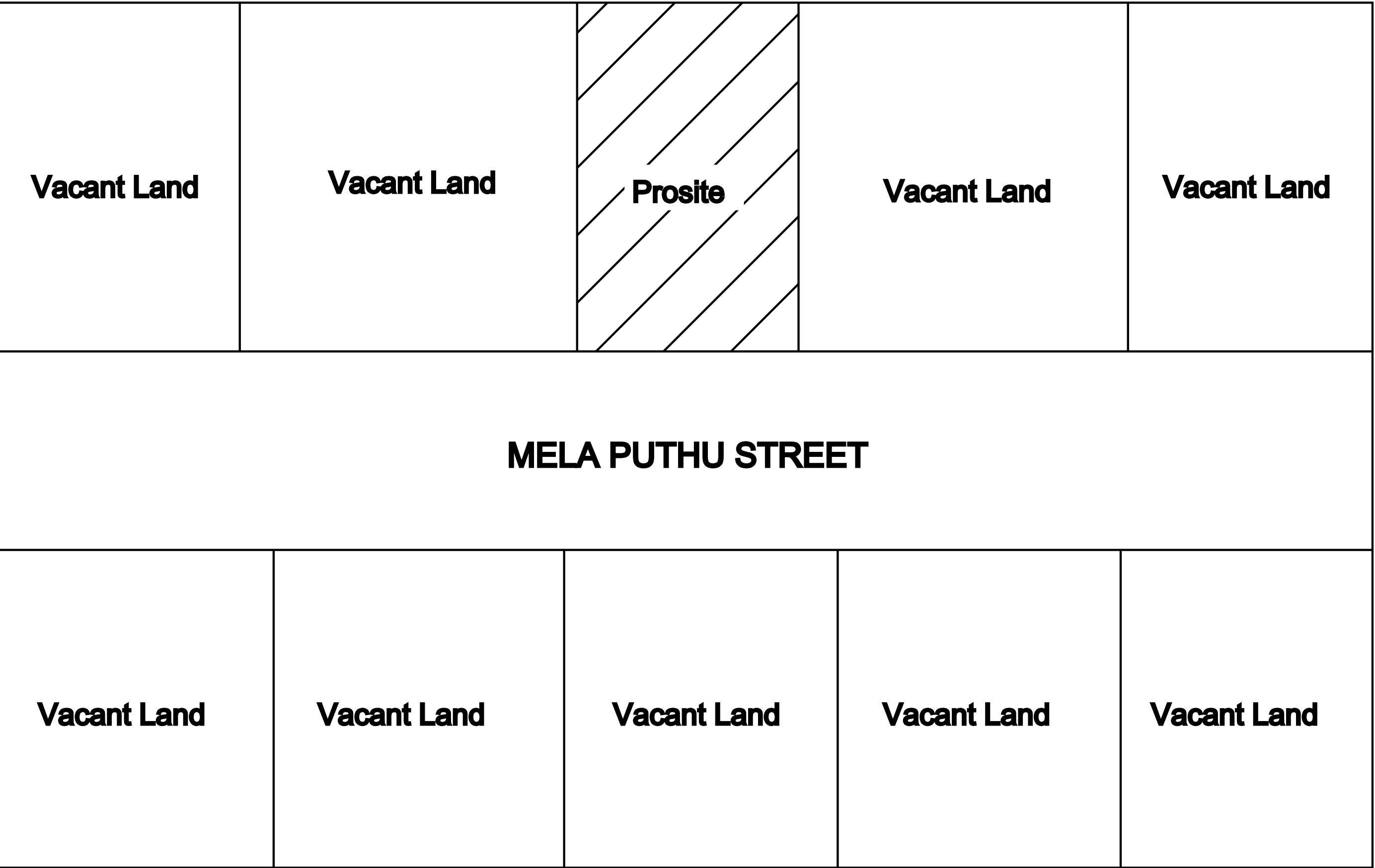
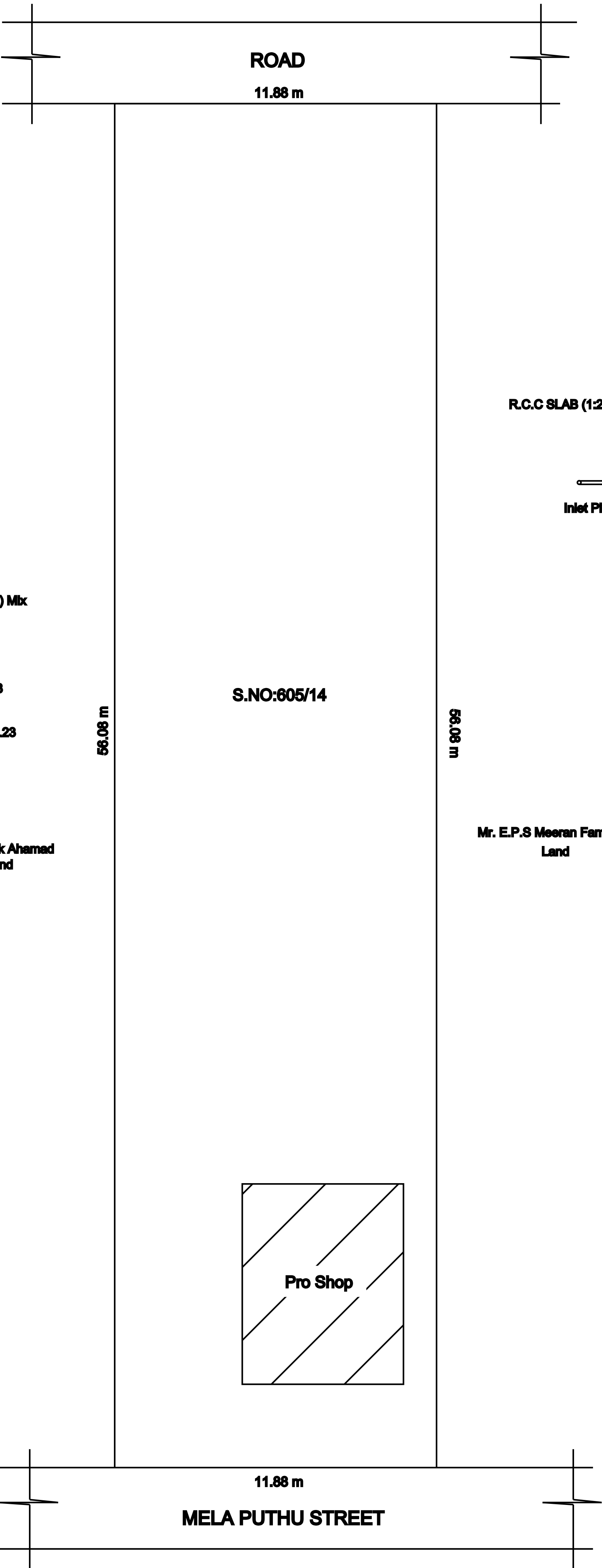
ELEVATION



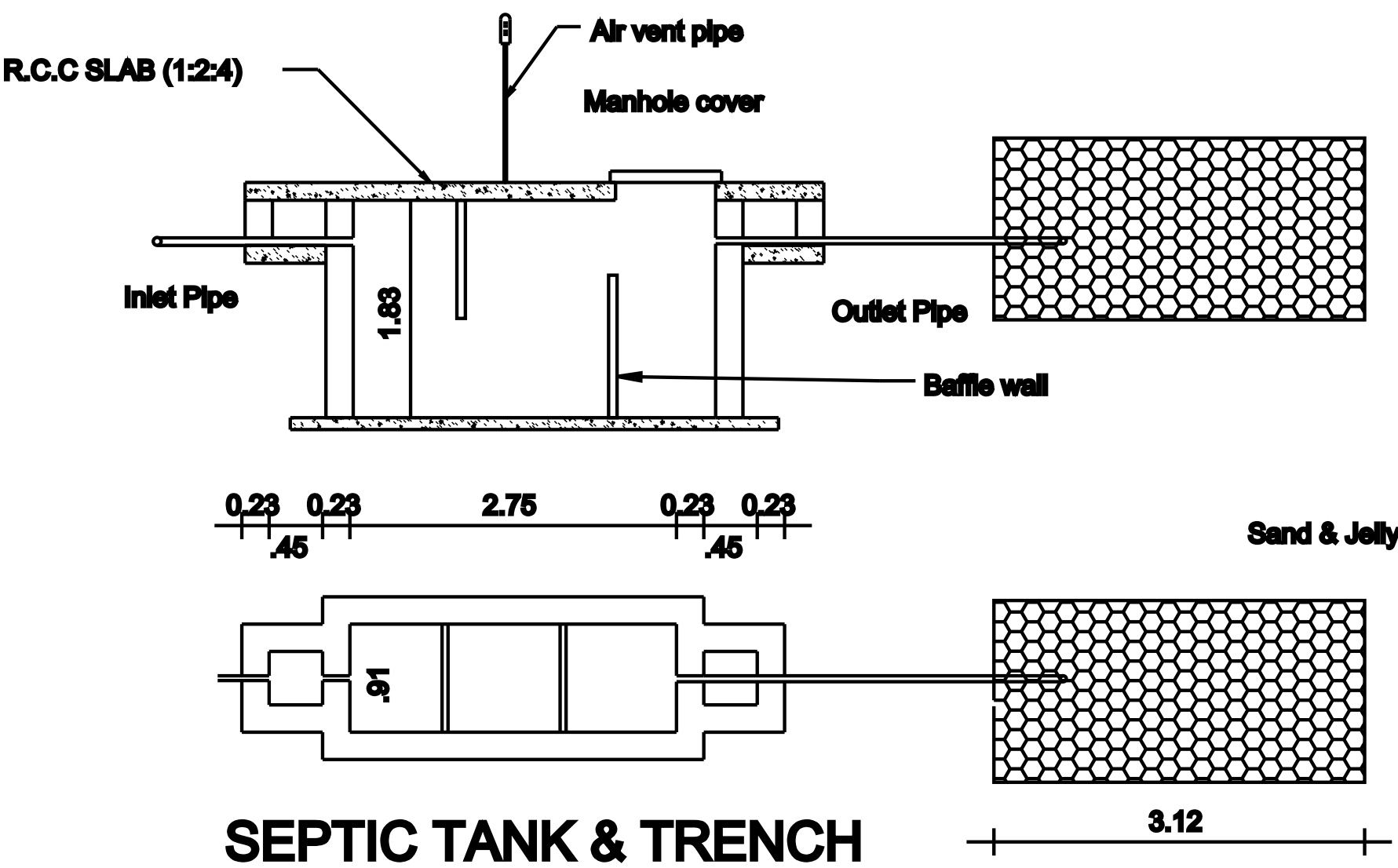
SECTION-AB



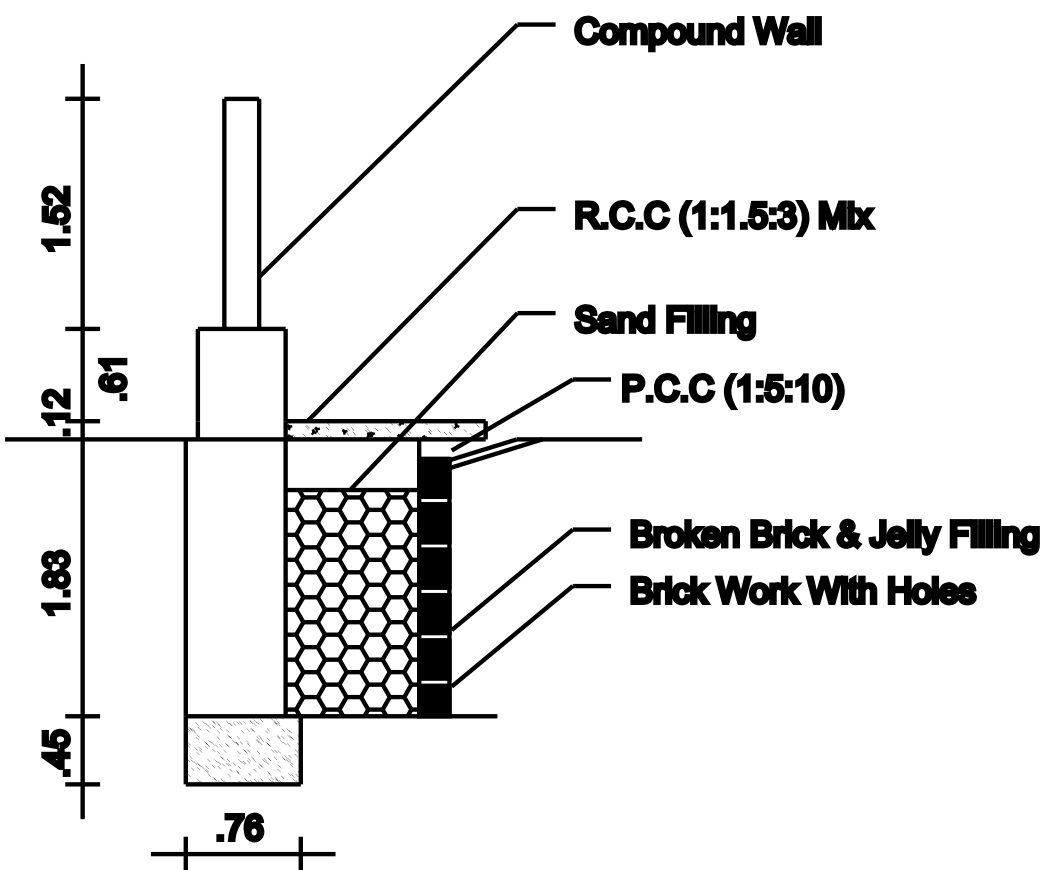
GROUND FLOOR PLAN



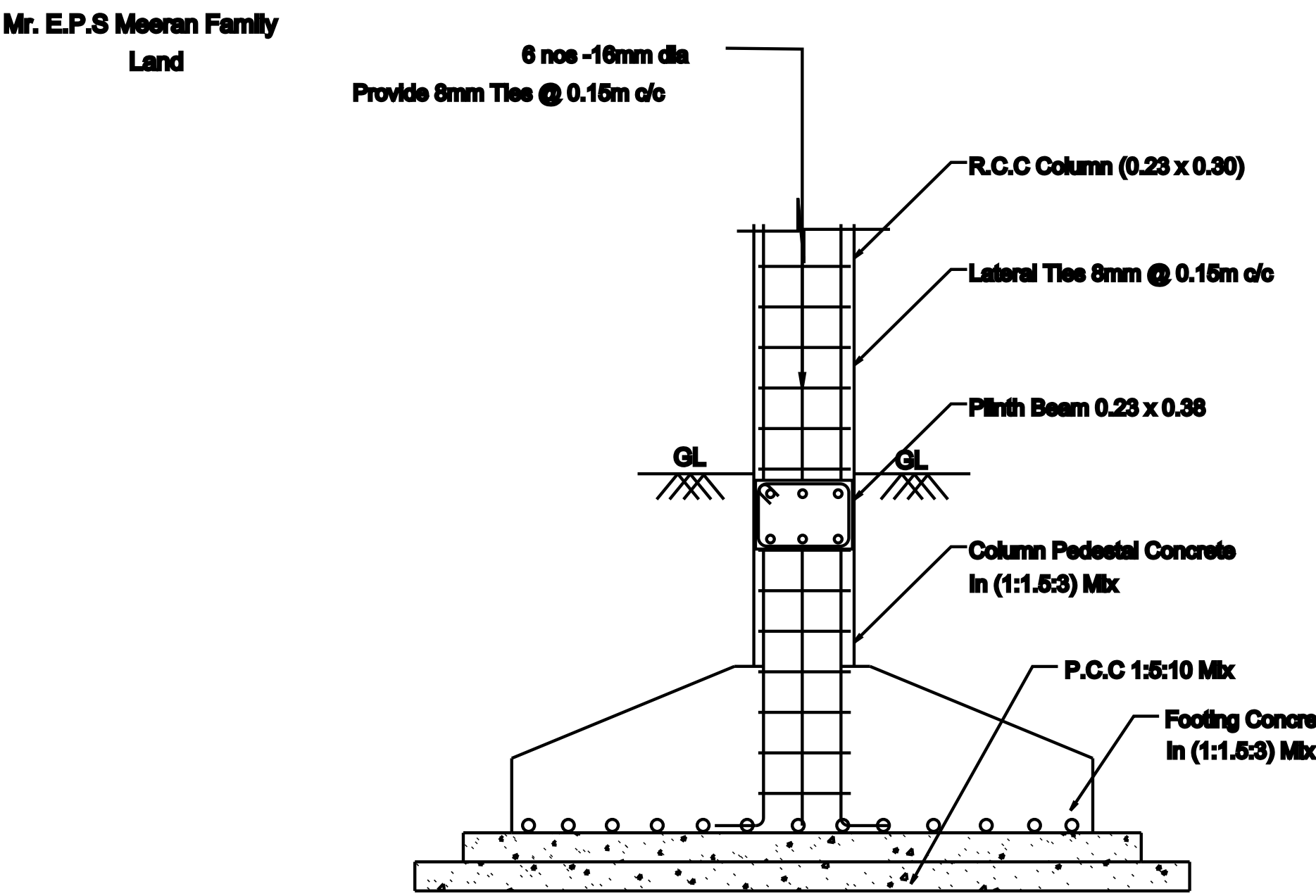
KEY PLAN



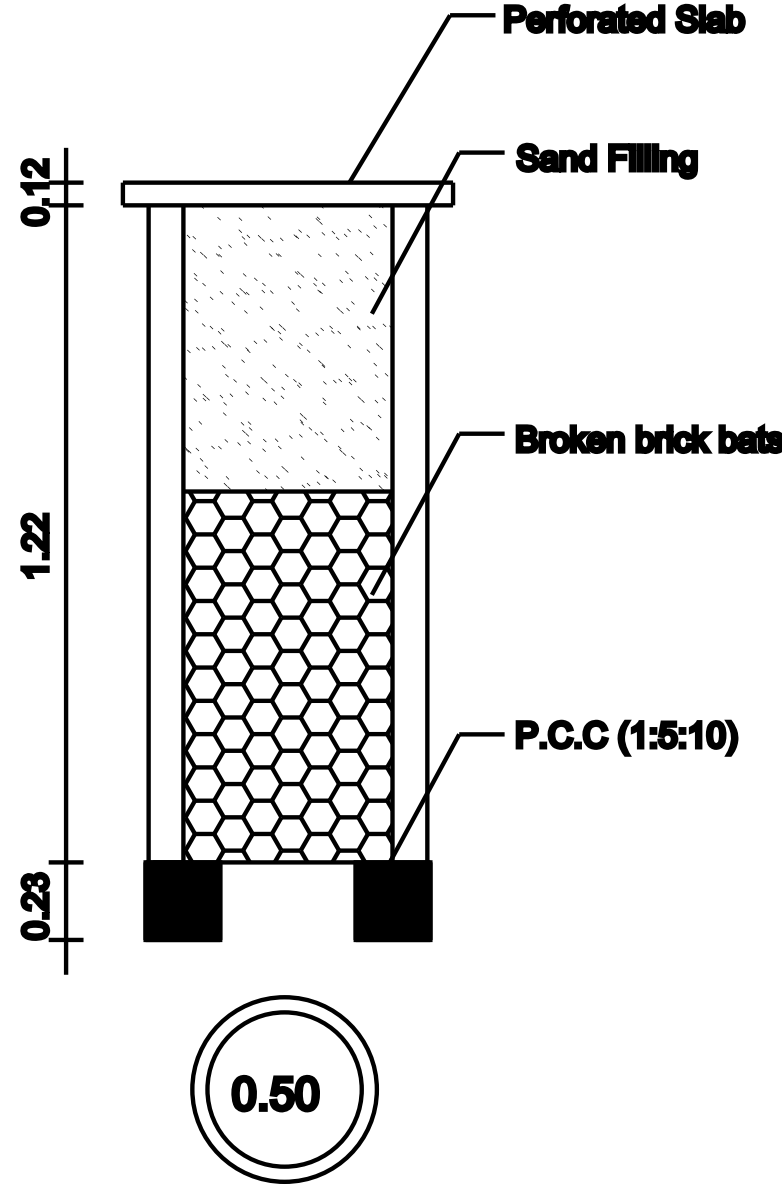
SEPTIC TANK & TRENCH



RAINWATER HARVEST DETAILS



COLUMN FOOTING DETAILS



RAIN WATER COLLECTION WELL

NOTE:

- Rain Water to be Provided
- Waste Water To Garden
- Fire resistance Provided
- Percolation Pit to be Provided

FLOOR SPACE INDEX

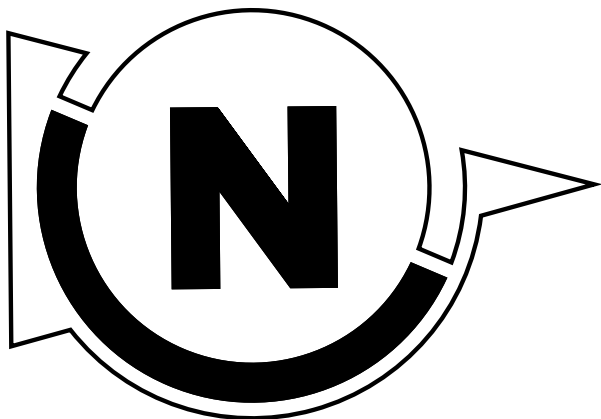
$FSI=43.97/666.67 = 0.06 < 2$

PLOT COVERAGE

$PC= 43.97/666.67 = 06.59 \%$

COLOR INDEX

- APPLICANT SITE
- PROPOSED AREA
- EXISTING ROAD



AREA STATEMENT

	Site Area(16.5 Cents)	666.67 Sq.m	7176.00 Sq.ft
	Proposed Shop Area	43.97 Sq.m	473.29 Sq.ft
	Open Area	622.70 Sq.m	6706.71 Sq.ft

JOINERY DETAILS

RS	Rolling Shutter	1.92	2.44
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PARKING CALCULATIONS

As Per TNCDBR-2019 Rules, Above 75 Sq.m one Car Space and one Two Wheelers Required.

OFFICE USE

APPLICANT

R. Mohamed Irath

Er.R.MOHAMED IRSATH

Register Engineer in DRDA-UDY/2022/05

Municipality Engineer -139/LS/2022/00002058

Licensed Surveyor & Consulting Engineer

Build-Up Construction,

18, Periya Street, Udangudi-628203

Cell:9750953055, 9629271761

REGISTERED ENGINEER

ALL DIMENSIONS ARE IN METER (SCALE:1:100)

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.

