

PP

APPROVAL RECORD

Planning Permission

Pidaneri

Thoothukkudi district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

Rural Panchayat

PURPOSE

Residential

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.

IN SURVEY No:95/3B1pt, AT PIDANERI VILLAGE AND PANCHAYAT, SATHANKULAM TALUK, THOOTHUKUDI DISTRICT.

Diagram illustrating the cross-section of a parapet wall. The wall is 1.20m high and 0.23m thick. It is constructed with 0.23 brick work in C.M 1:5. The wall is finished with C.C. 1:10:0.10M THK & TOP FINISHED WITH C.M 1:3-20MMTHK. The wall is supported by a R.C.C 12.4.BEAM. The wall is shown with a 1.20 PARAPET WALL and a WEATHERING COURSE. The wall is shown with a 1.20 PARAPET WALL and a WEATHERING COURSE. The wall is shown with a 1.20 PARAPET WALL and a WEATHERING COURSE.

The floor plan shows a rectangular building layout. At the top left is the Kitchen (3.00 x 3.00) and Dining Room (3.00 x 3.00). To their right is the Living Room (3.00 x 3.00). Below the Kitchen is a Reception area (3.00 x 3.00). The central part of the plan contains several Bedrooms (each 3.00 x 3.00) and a Hall (3.00 x 3.00). The bottom part of the plan includes a Reception area (3.00 x 3.00) and a Hall (3.00 x 3.00). The overall dimensions of the building are 10.00 x 10.00. The plan is color-coded with green for bedrooms, red for living areas, and blue for service areas.

PLAN & SECTIONAL ELEVATION OF
RAIN WATER HARVESTING
SCALE : 1:50

The diagram illustrates a Solar Water Heating System (SWHS) setup. A 'WATER TANK' is connected to a pump. The pump has two flow rate indicators: '3.05' and '1.22'. The pump is connected to a 'SOLAR COLLECTOR' which is labeled '2-20'. The collector is connected to a 'HOT WATER OUTLET' and a 'FLOOR LEVEL'.

SOLAR WATER HEATING SYSTEM
SWHS DETAILS

TOTAL NO OF PERSONS = 10
 ASSUME 10 PERSONS STAYING IN HOUSE PER DAY
 WATER CONSUMPTION AT 60LIT/PERSON/DAY
 TOTAL CONSUMPTION = 10x60=600Lts

SITE BOUNDARY	
PROPOSED CONSTRUCTION	
EXISTING BUILDINGS	
EXISTING ROADS	

D - DOOR	1.00 x 2.06
D1 - DOOR	0.75 x 2.06
W2 - WINDOW	0.90 x 1.37
W3 - WINDOW	1.37 x 1.37
V - VENTILATOR	0.90 x 0.60

	SQ.M	SQ.FT
SITE AREA	5044.44	54298
PROPOSED CONST.IN.G.F	327.04	3520
PORTICO	90.86	978
OPEN TO SKY	4626.54	49800

NO.OF CAR & TWO WHEELER POCKETS PROVIDED	}	=	TOTAL FLOOR AREA
			$75M^2$
PARKING PROVIDED			$= \frac{327.04}{75M^2} = 4.36$
FLOOR AREA ABOVE 75 SQM			
(ONE CAR SPACE FOR EVERY 75 SQM)			
NO.OF CAR POCKETS	:		4 Nos
NO.OF TWO WHEELER POCKETS	:		4 Nos.

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: MODERNEC@YAHOO.COM WEBSITE: MODERNGROUPS.NET

Er. R. SOUNDARAPANDI, D.C.E., B.Tech.,
Engineers - Grade III - RE,
Regn No. 137 / LS / 2018 / 00002.
MODERN ENGINEERING CONSTRUCTIONS
448-A, Main Road KOVILPATTI - 626 502,
DN 04632-221868 Cell: 94431 21868

ENGINEER	APPLICANT
----------	-----------

FILE		DATE	
MEC_24.175		30.12.2024	
PER	REV	SRV	DRN
A	01	N.V	P.S

PLAN INFO
AS_PER_DOCUMENT=5044.44
PLOT_AREA_M2= 5044.44
PLOT_NO=NO
SURVEY_NO=95/3B1pt
PATT_A_NO=NO
FMB_OR_PLR= 5044.44
AS_AT_SITE = 5044.44
SINGLE_FAMILY_BLDG=YES
IS_SWIMMING_POOL_EXISTS=NO
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=28.20
ROAD_WIDTH=30.00
ROAD_LENGTH=28.20
AREA_TYPE=OTHERS
AVG_PLOT_DEPTH= 20.10
AVG_PLOT_WIDTH= 263.25
LAND_USE_ZONE =RESIDENTIAL
IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO
RWH_DECLARED=YES
DISTRICT=THOOTHUKUDI
TALUK=KOVILPATTI
JURISDICTION_TYPE=PANCHAYAT
OSR_APPLICABLE=YES
OSR_SURR_BUYBACK_RETAIN=RETAIN
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=NO

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.

