Verified RealEstate™

REFERENCE
133/2024-2025

ISSUED
28 February 2025

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.

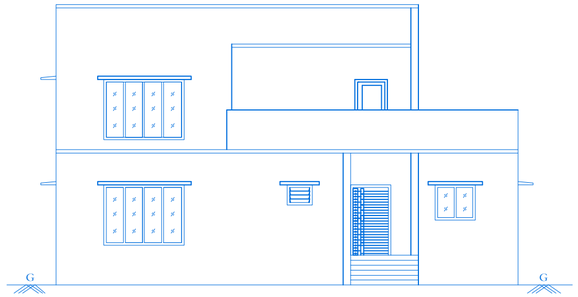
Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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+91 9996 12 9996
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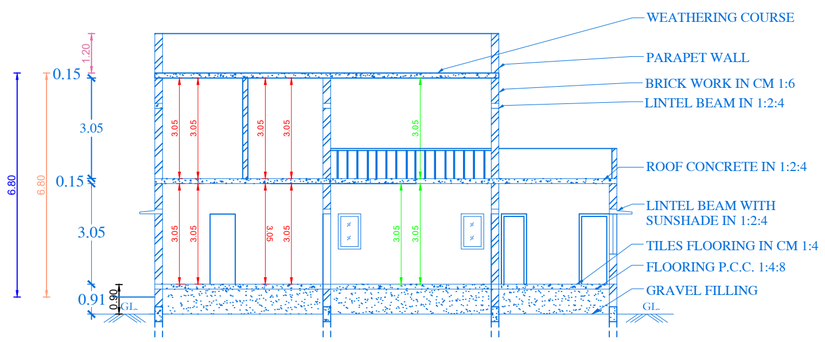
DIGITALLY VERIFIED RECORD

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A DWELLING HOUSES IN G.F & F.F BEARING SURVEY No :113/6B1A1, 113/6B1B, PLOT NO-6, 7 West Part, "EB COLONY" AT ALAMPATTI VILLAGE, INAM MANIYACHI PANCHAYAT, KOVILPATTI UNION & TALUK, THOOTHUKKUDI DISTRICT.

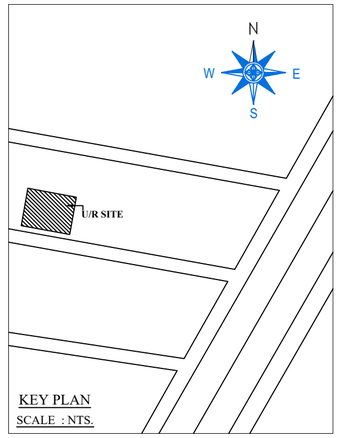
OWNER'S NAME :- Mrs. PADMAVATHI W/o. Mr.RAJKUMAR
POWER ATTORNEY NAME :- Mr. GANAPATHY RAMAN F/o. Mrs. PADMAVATHI



ELEVATION



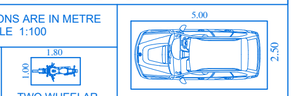
SECTION ON - AA



KEY PLAN
SCALE : NTS.

PLAN INFO
PLOT_AREA_M2=245.14
AS_AT_SITE=245.25
FMB_OR_PLR=245.14
AS_PER_DOCUMENT=245.14
DISTRICT=THOOTHUKKUDI
TALUK=KOVILPATTI
SURVEY_NO=113/6B1A1,6B1B
PATTA_NO=246,1187
IS_SWIMMING_POOL_EXISTS=NO
IS_APPROVED_LAYOUT=YES
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=17.83M
ROAD_WIDTH=6.1M
ROAD_LENGTH=17.83M
AVG_PLOT_DEPTH= 13.79
AVG_PLOT_WIDTH= 17.83
LAND_USE_ZONE = RESIDENTIAL
PLOT_NO=6, 7West part
RWH_DECLARED=YES
OSR_APPLICABLE=NO
OSR_SURR_BUYBACK_RETAIN=NO
PREMIUM_FSI_REQUIRED=NO
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
JURISDICTION_TYPE=PANCHAYAT
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO

ALL DIMENSIONS ARE IN METRE
SCALE 1:100



TWO WHEELAR POCKET DETAILS
CAR POCKET DETAILS

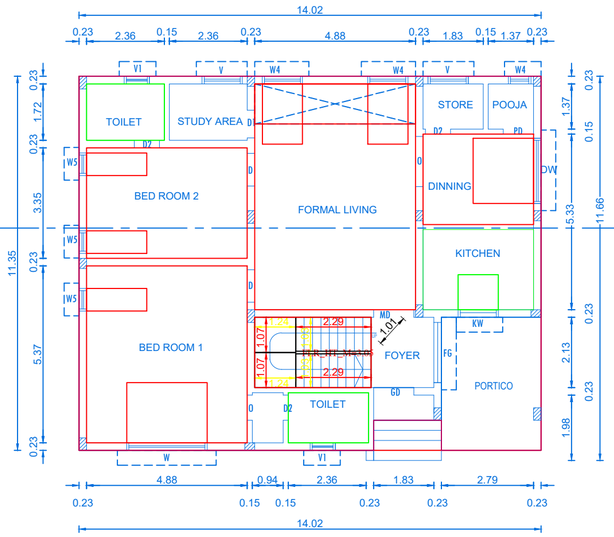
FSI DETAILS		PROPOSED	PERMISSIBLE
TOTAL PLINTH AREA	281.88	1.15	2.00
PLOT AREA	245.14		

PARKING CALCULATION:

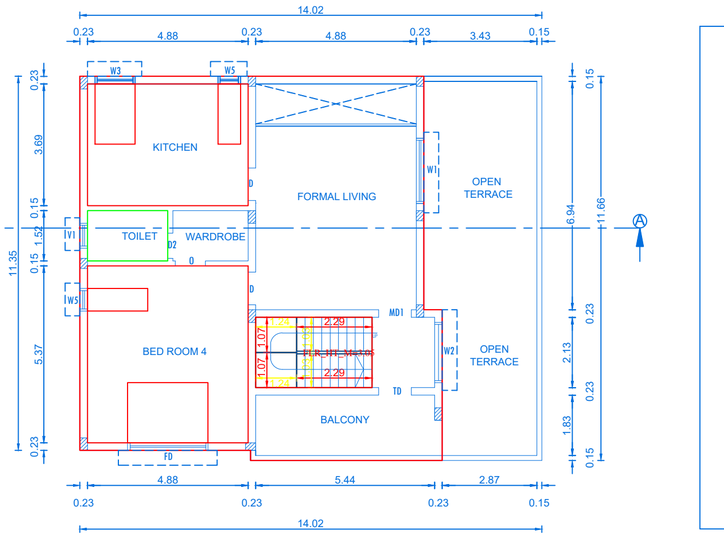
NO. OF CAR & BIKE POCKETS PROVIDED } = FLOOR AREA IN G.F = 159.19 sq.mt.
FLOOR AREA IN F.F = 122.69 sq.mt.

TOTAL F.A BELOW 150 sq.mt. = 1 CAR PARKING

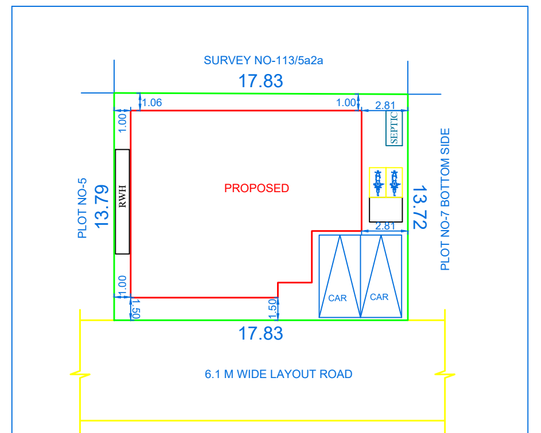
PARKING REQUIRED :-		PARKING PROVIDED :-	
NO. OF CAR POCKETS	: 2 Nos	NO. OF CAR POCKETS	: 2Nos
NO. OF BIKE POCKETS	: Nil	NO. OF BIKE POCKETS	: 2Nos



GROUND FLOOR PLAN



FIRST FLOOR PLAN



COLOR INDEX	
PARTY'S SITE	
PROPOSED BUILDING	
EXG. BUILDINGS	
ROAD AND STREET	

AREA DETAILS

AREA	SQ.MT.	SQ.FT.
AREA OF SITE	245.14	2638.69
GROUND FLOOR	159.19	1713.52
FIRST FLOOR	122.69	1320.64
TOTAL BUILDUP AREA	281.88	3034.16
AREA OF OPEN TO SKY	85.95	925.17

DESCRIPTION

SYMBOLS	JOINERY DETAILS	SIZES
M.D	MAIN DOOR	1.20 x 2.10
D	DOOR	0.99 x 2.10
D1	DOOR	0.76 x 2.10
D2	DOOR	1.07 x 2.10
W	WINDOW	2.43 x 1.82
W1	WINDOW	2.13 x 1.82
W2	WINDOW	1.21 x 1.82
W3	WINDOW	1.68 x 1.82
V	VENTILATOR	0.61 x 0.91
V1	VENTILATOR	0.91 x 0.91

NOTE:
TO PROVIDE RAIN WATER HARVESTING ARRANGMENTS IN THE PROPOSAL CONSTRUCTION AS PER PLAN

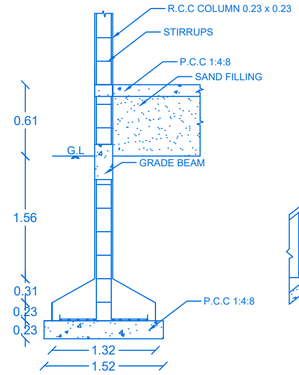
G. Padmavathi

APPLICANT

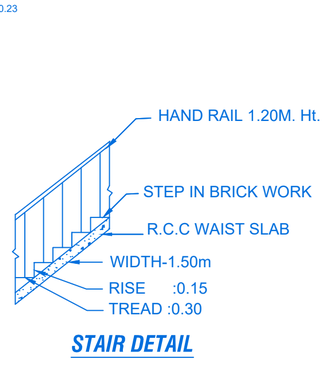
Er.M.MUTHURAJ. B.E.,
Registered Engineer-Grade-I
Regn.No-RE-I/TKDTCP/June/1/2023
S.M.BUILDERS
D.No-27A, Ettayapuram Road,
Near Veterinary Hospital,
Kovilpatti - 628501, Mob-9500309904.

REGISTERED ENGINEER

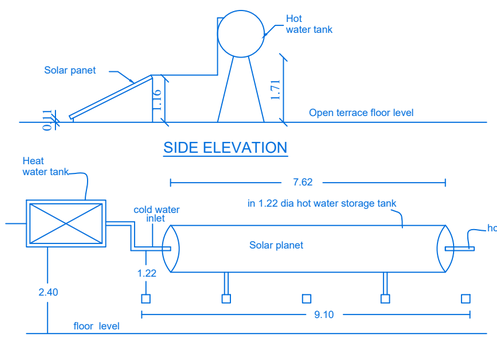
PLAN



COLUMN DETAIL
(SCALE 1:50)

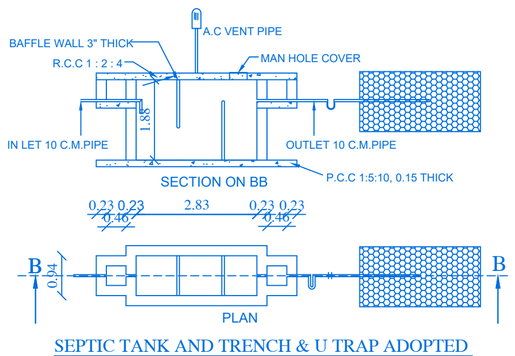


STAIR DETAIL



SIDE ELEVATION

SOLAR WATER HEATER PLANT



SECTION ON BB

PLAN

SEPTIC TANK AND TRENCH & U TRAP ADOPTED

THE LANDLENS SUITE

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

FREE TOOLS · NO ACCOUNT NEEDED

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

Verified RealEstate™

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

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Chennai 600 097, India
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+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.