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REFERENCE
39/2024-2025

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.

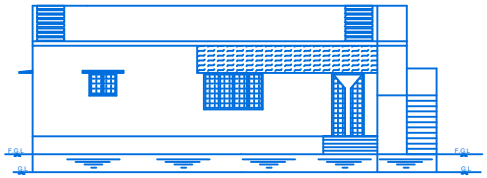
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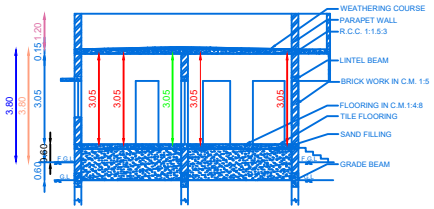
DIGITALLY VERIFIED RECORD

PLAN SHOWING THE PROPOSED CONSTRUCTION OF DWELLING HOUSE IN GROUND FLOOR BEARING SURVEY No.:129/3A2,PLOT NO:18, AT " SHENBAGA VINAYAGAR NAGAR " MANTHITHOPPU VILLAGE & PANCHAYAT, KOVILPATTI UNION & TALUK, THOOTHUKUDI DISTRICT.

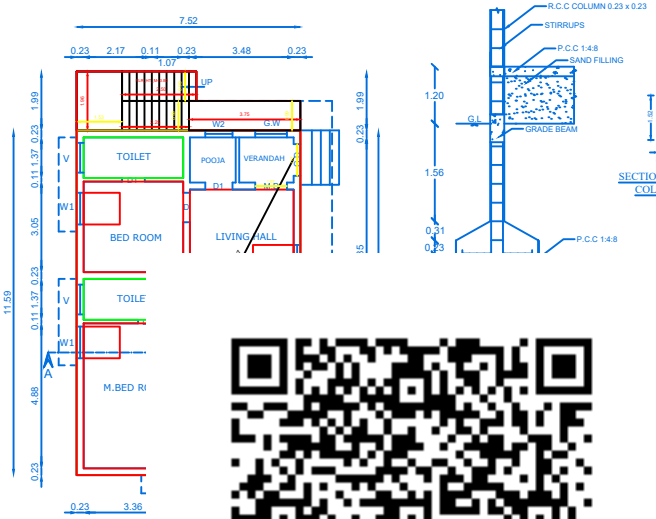
APPLICANT'S NAME :- Mr.S.VIJAYAN S/o. Mr. SHUNMUGAM



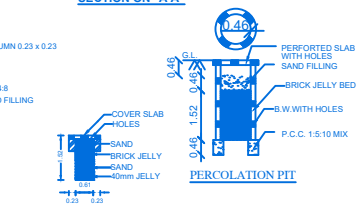
ELEVATION



SECTION ON "A A"

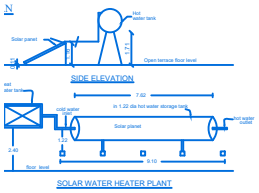


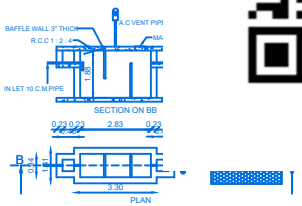
GROU



PERCOLATION PIT

SECTION OF RAIN WATER COLLECTION TANK

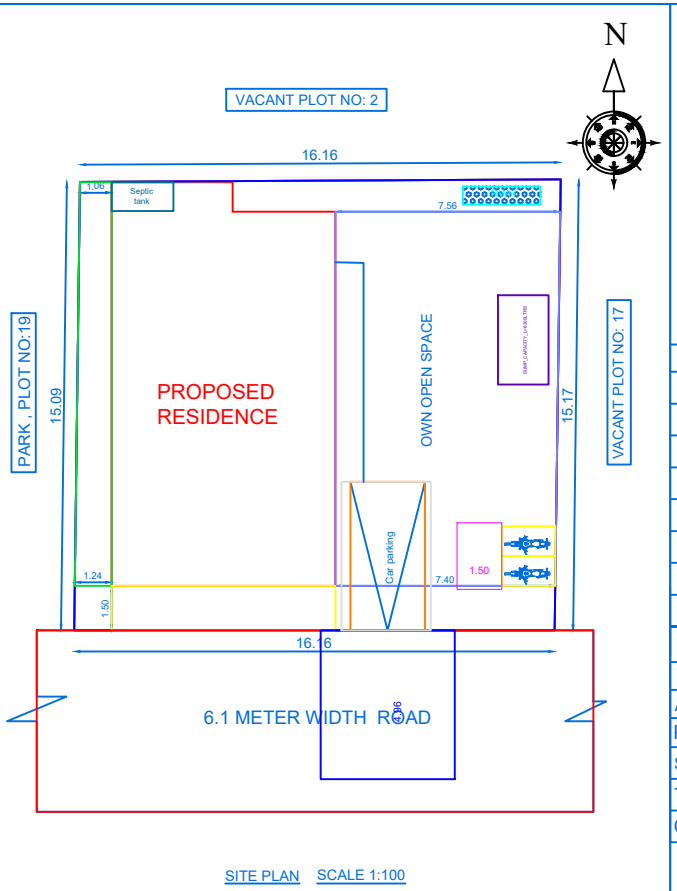




SEPTIC TANK AND TRENCH & U TRAP ADOPTED

KEY PLAN NOT TO SCALE





SITE PLAN SCALE 1:100

COLOR INDEX

- AREA OF SITE
- PROPOSED BUILDING
- EXG. BUILDINGS
- ROAD AND STREET

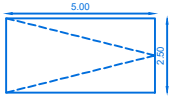
ALL DIMENSIONS ARE IN METRE

SCALE :- 1:100

NOTE:

TO PROVIDE RAIN WATER HARVESTING ARRANGEMENTS IN THE PROPOSAL CONSTRUCTION AS PER PLAN

FOUR WHEELER POCKET DETAILS



TWO WHEELER POCKET DETAILS



PARKING REQUIRED:-
NO.OF CAR POCKETS : NIL
NO.OF BIKE POCKETS : 1 Nos

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

PARKING CALCULATION

NO.OF CAR & BIKE POCKETS PROVIDED	FLOOR AREA IN G.F = 87.20 sq.mt TOTAL FLOOR AREA = 87.20 sq.mt
FLOOR AREA: 50 - 75 Sq.m =	1 Car Space For every 2 Dwelling units and 1 Two Wheeler Space for every Dwelling unit

FSI DETAILS	PROPOSED	PERMISSIBLE
TOTAL COVERED AREA ON ALL FLOORS / PLOT AREA = 87.20 / 244.34	0.36	2.00

JOINERY DETAILS

SYMBOLS	DESCRIPTION	SIZES
M.D	MAIN DOOR	1.07 x 2.10
D	DOOR	0.91 x 2.10
D1	DOOR	0.76 x 2.10
W	WINDOW	1.98 x 1.22
W1	WINDOW	1.07 x 1.22
KW	WINDOW	0.92 x 0.76
V	VENTILATOR	1.00 x 0.61

AREA DETAILS

AREA	SQ.MT.	SQ.FT.
AREA OF SITE	244.34	2630.08
PLINTH AREA IN G.F	87.20	938.62
STAIR CASE AREA	11.48	123.57
TOTAL BUILDUP AREA	98.68	1062.19
OPEN TO SKY IN G.F	145.66	1567.88

Er. L. PARVATHIRAJA, D.C.E.,
RE-III, Reg. No. KPY-2022/15
SKP GRAND BUILDERS
122, CC Complex, New Road,
KOVILPATTI - 628 501.
Cell: 8248848457

REGISTERED ENGINEER

APPLICANT SIGNATURE

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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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.