PP APPROVAL RECORD

Planning Permission

Iluppaiyoorani

Thoothukkudi district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

PURPOSE
Residential

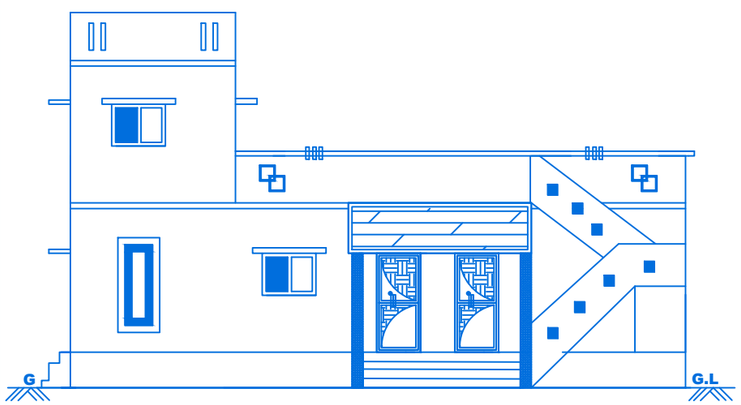
The approval as the planning authority issued it, reproduced in full behind this page.

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

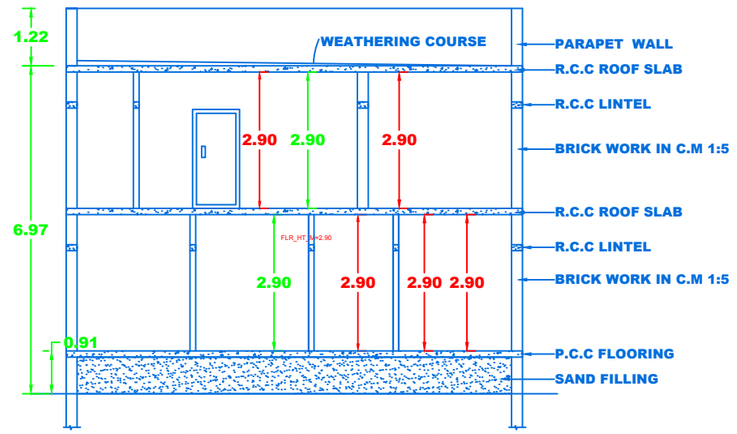
PLAN SHOWING THE PROPOSED CONSTRUCTION OF A (4-SHOP'S) TWO RESIDENTIAL BUILDING IN GROUND FLOOR AND FIRST FLOOR ONE RESIDENTIAL BUILDING IN SURVEY NOS:528/2B1A1A, 529/2B1A2, 529/2B1A3, " PLOT NO:110, AT ILUPPAIYURANI VILLAGE AND PANCHAYAT, KOVILPATTI PANCHAYAT UNION, THOOTHUKUDI- DISTRICT.

APPLICANT NAME: Mr.S.MAHENDRAN. S/o.Mr.SENTHUR PANDIAN.

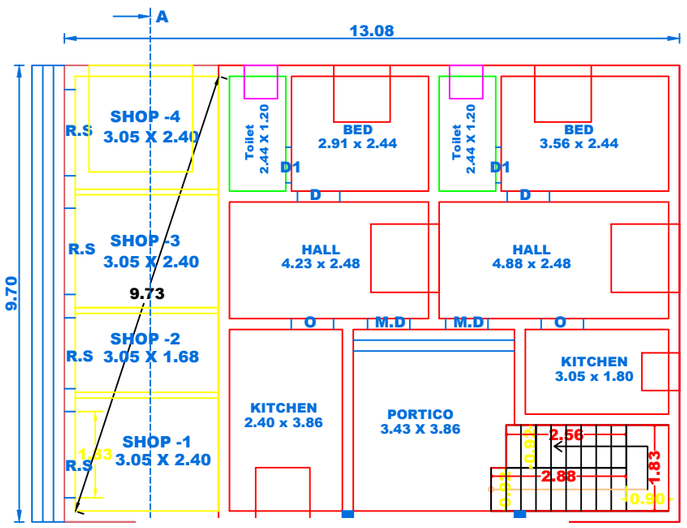
ALL DIMENSIONS ARE IN METER
SCALE - 1:100

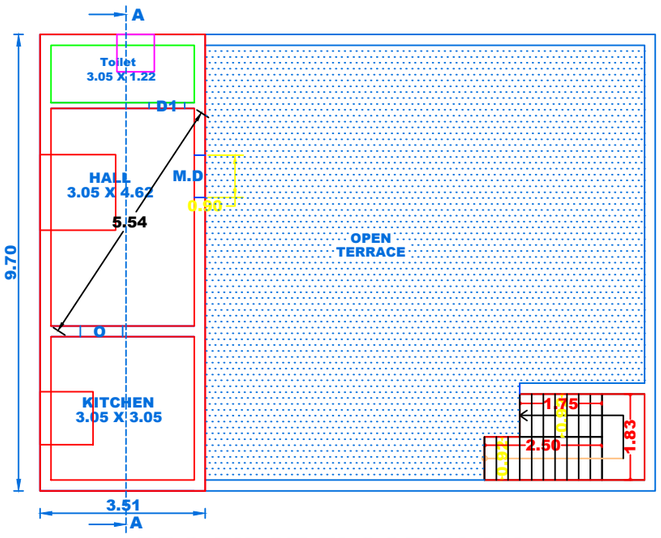


ELEVATION

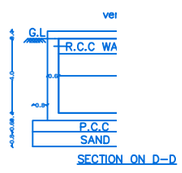


SECTION ON A-A





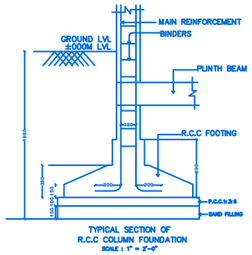
PRO.FIRST FLOOR PLAN



SECTION ON D–D

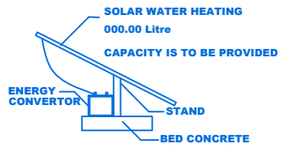


PLAN OF SEPTIC TANK
SCALE 1"–2'0"

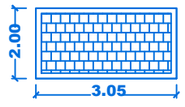


TYPICAL SECTION OF
R.C.C COLUMN FOUNDATION

SOLAR SYSTEM



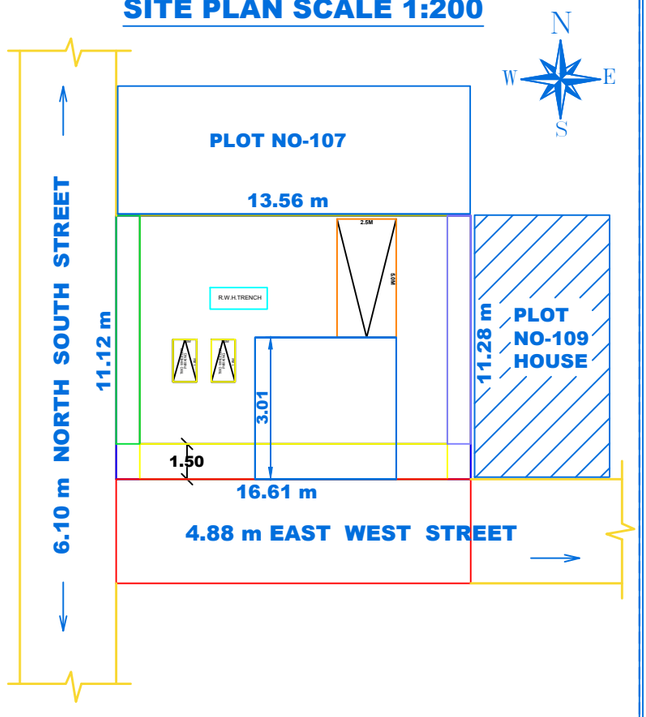
LONGITUDINAL SECTION

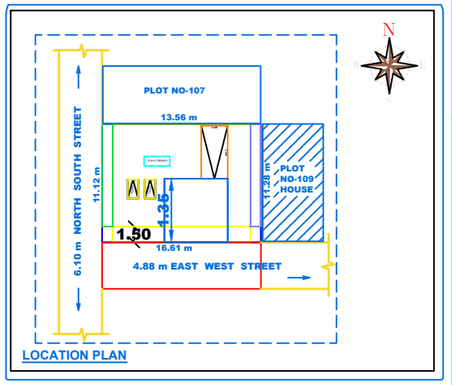


PLAN INFO

PLOT_NO=110
AS_PER_DOCUMENT=169.00
AS_AT_SITE=168.90
FMB_OR_PLR=168.90
DISTRICT=THOOTHUKUDI
TALUK=KOVILPATTI
SINGLE_FAMILY_BLDG=NO
CRZ=YES
SECURITY_ZONE=NO
ACCESS_WIDTH_M=15.08
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
PLOT_AREA_M2=168.90
AVG_PLOT_DEPTH=15.08
AVG_PLOT_WIDTH=11.20
AREA_TYPE=OTHERS
ROAD_WIDTH=4.88
ROAD_LENGTH=15.08
LAND_USE_ZONE=RESIDENTIAL
RWH_DECLARED=YES
IS_SWIMMING_POOL_EXISTS=NO
BUILDING_NEAR_TO_RIVER=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
JURISDICTION_TYPE=PANCHAYAT
SURVEY_NO=528/2B1A1A,529/2B1A2,2B1A3
PATTA_NO=1314
OSR_APPLICABLE=NO
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO
BLOCK_1_B-SHOP_MEMBER_COUNT=02

SITE PLAN SCALE 1:200





LOCATION PLAN

AREA DETAILS:	SQ.MT	SQ.FT
AREA OF SUPER IMPOSED	169.00	1819.12
GROUND FLOOR AREA :-		
SHOP BUILDING AREA	31.82	342.51
HOUSE BUILDING AREA	95.06	1023.23
PRO.FIRST FLOOR AREA	34.05	366.51
AREA OF OPEN TO SKY	42.12	453.38

JOINERY:

ROLLING SHUTTER	8'0" X 7'0"
MD ---------- >	3'6" X 7'0"
D ---------- >	3'0" X 7'0"
D1 ---------- >	3'0" X 7'0"
D2 ---------- >	2'6" X 7'0"
W ---------- >	4'6" X 4'0"
W1 ---------- >	4'6" X 2'6"
V ---------- >	2'6" X 2'6"

REGISTER ENGINEER:

Cell : 78452 55909
Er. S. KARUPPASAMY PANDIAN B.E.,M.E.,Ph.D.,
RSE / Gr - I / TUT / MAY / 2019 / 003
33-D, 1st Floor, Santhose Complex,
Krishnan Kovil North St - KOVILPATTI.

CLIENT

S. மகேந்திரன்

FSI :
Floor Space Index = 160.93 / 169.00 <= 2>= 0.95

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

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.