PP APPROVAL RECORD

Planning Permission

Kalvai

Thoothukkudi district, Tamil Nadu

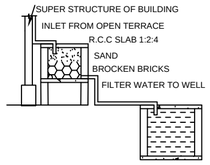
APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

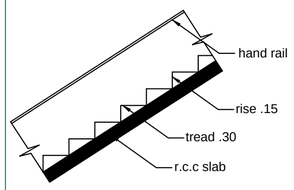
PURPOSE
Residential

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

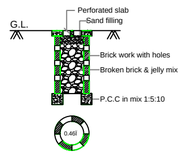
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



RAINWATER HARVESTING

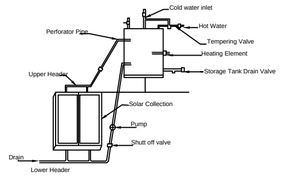


STAIR

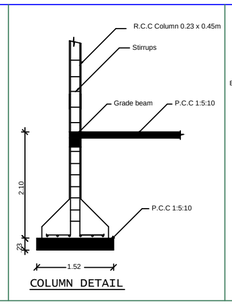


PERCOLATION PIT FOR 30 Sq. m.

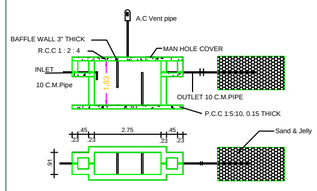
(NOT FOR SCALE)



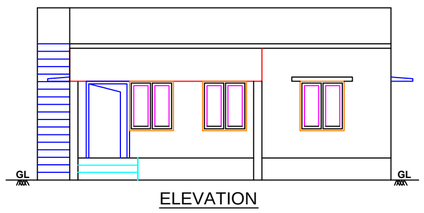
Details Of Solar Water Heater (NTS)



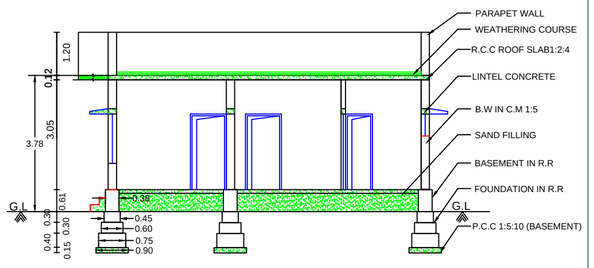
COLUMN DETAIL



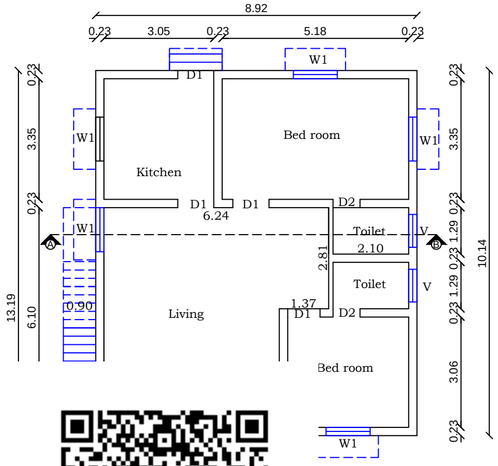
SEPTIC TANK AND TRENCH



ELEVATION

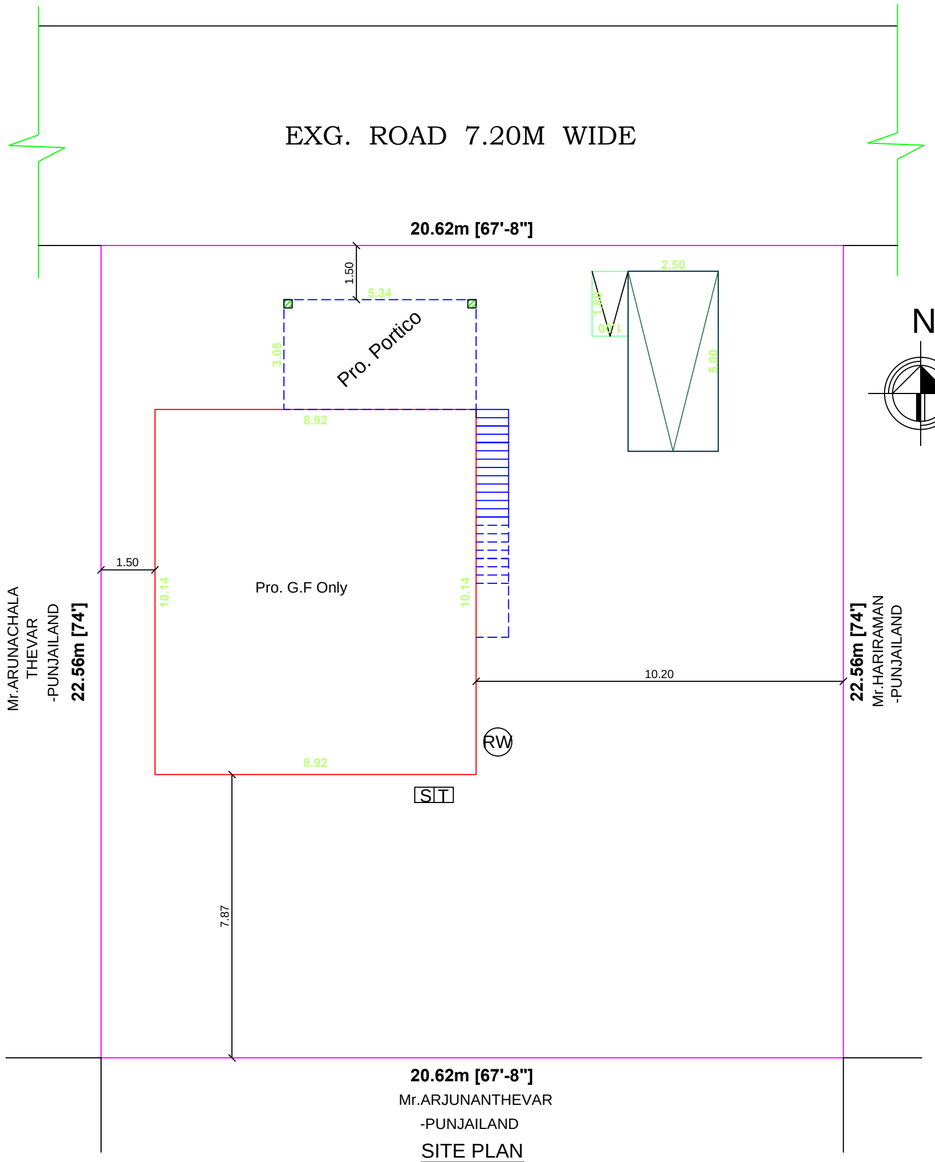


SECTION ON A - B





N



SITE PLAN

(SCALE 1:100)

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A DWELLING HOUSE BUILDING IN S.NO: 250/1A1A, KALVAI VILLAGE, KARUNGULAM PANCHAYAT UNION, SRIVAIKUNDAM TALUK, THOOTHUKUDI DISTRICT.

ALL DIMENSIONS ARE IN METRE

(ORDINARY BUILDING)

Scale 1:100 All Dimensions are in Metre

AREA DETAILES:-	Sq.Mt	Sq.Ft
SITE AREA (As Per Document) (11.50 Cent)	465.34	5009.00
PRO. GROUND FLOOR AREA	106.72	1149.00
Building Area : 90.44 Sq.Mt Portico Area : 16.28 Sq.Mt Total Area : 106.72 Sq.Mt		
OPEN AREA	358.62	3860.00
Total Pro. Building Area	106.72	1149.00
Total FSI Area	90.44	973.00

Pro. Parking Calculation :

149.99 Sq.mt = 1 Car Space (2.50 x 5.00)

Required Parking :

Building Area G.F = 106.72 Sq.mt

Required Parking = 1 Car

Available Parking = 1 Car

PRO. FLOOR AREA RATIO

= Pro G.F (Except Portico) / Total Site Area

= 90.44 / 465.34

= 0.19 < 2.00

T.N COMBINED DEVELOPMENT & BUILDING RULES -2019

Description	Required	Available	
Front Setback	1.50m	1.50m	OK
One Side Open (West)	1.00m	1.00m	OK
Side Setback (East)	1.00m	3.63m	OK
Rear Setback	1.00m	1.77m	OK
Parking	1 Car	1 Car	OK
FSI	2.00	0.59	OK

JOINERY DETAILES:-

MD	Main Door	1.20 x 2.10
D1	Door	1.00 x 2.10
D2	Door	0.75 x 2.10
W1	Window	1.22 x 1.50
V	Ventilator	0.91 x 0.60

Legend :-

- Pro.Site Boundary
- Exg. Building to be Removed
- Pro.Building
- Exg. Road

Mr.V.MARIMUTHU S/O.Mr.VELLAPANDI

APPLICANT

OFFICE USE

Mr. S. PETCHIAMMAL, B.E.,
Licensed Building Surveyor &
Registered Engineer Grade-II
Reg.No: KGLM/2022/03
Karungulam Panchayat Union
Contact No: 7010986501

REGISTERED ENGINEER

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.