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.

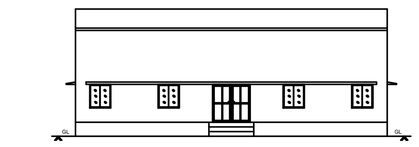
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

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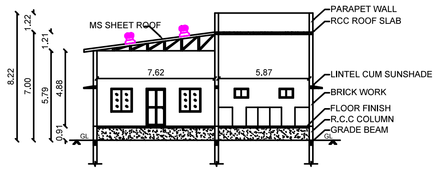
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PLAN SHOWING THE PROPOSED CONSTRUCTION OF "GRACE GRAND MAHAL" KALYANAMANDAPAM BUILDING IN SF.NO: 181/3A AND 183/6 ARASOOR-II VILLAGE, SATHANKULAM TALUK, SATHANKULAM PANCHAYAT UNION, THOOTHUKUDI DISTRICT.

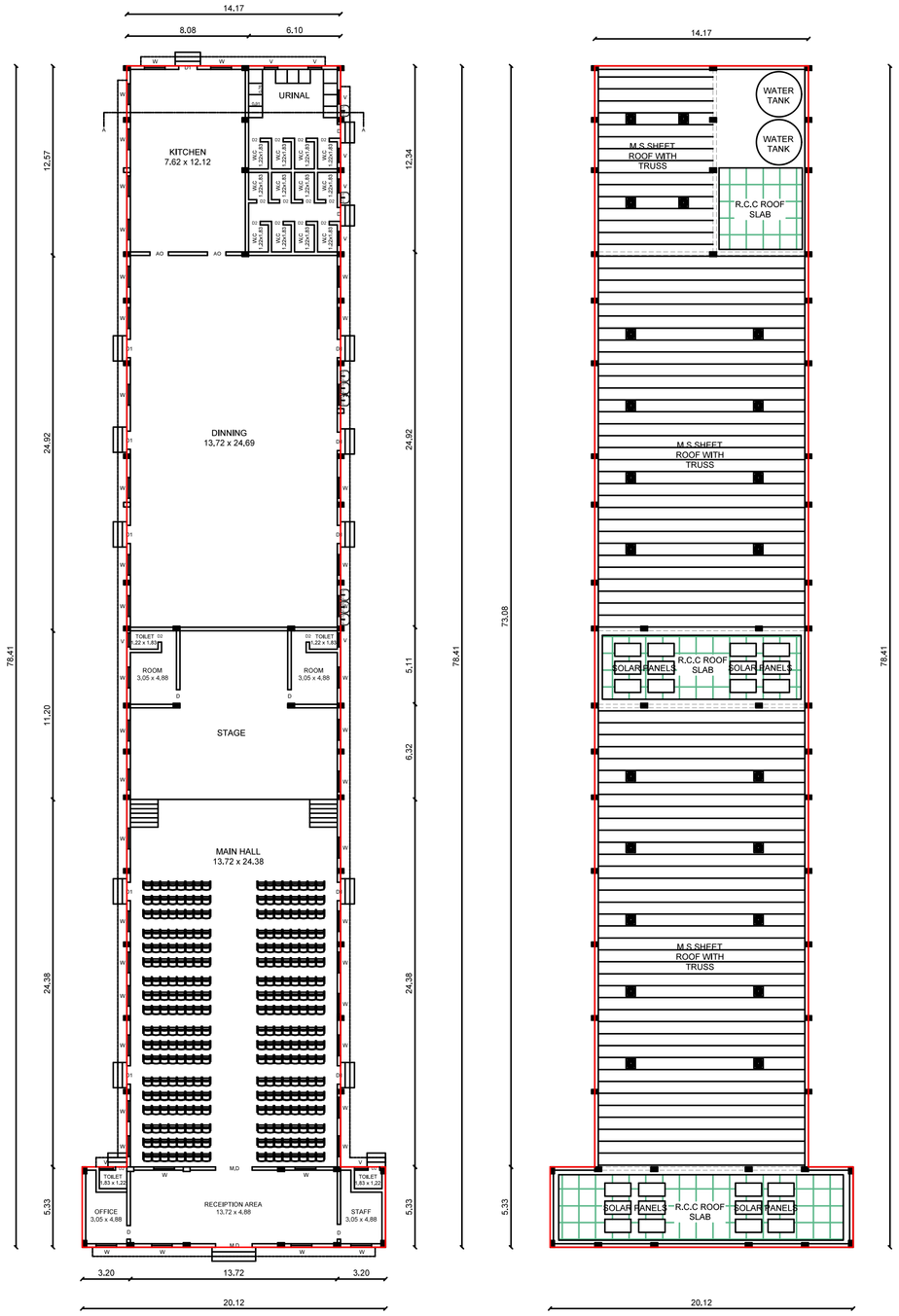
Scale 1:100 — All Dimensions are in Metre



ELEVATION

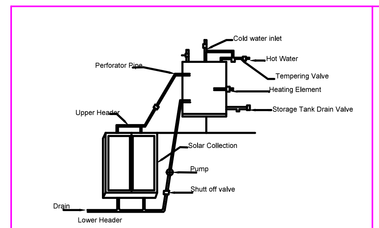


SECTION ON AA

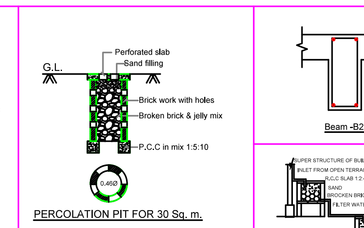


GROUND FLOOR PLAN

TERRACE FLOOR PLAN



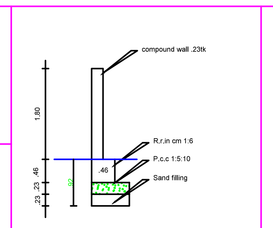
Details Of Solar Water Heater (NTS)



PERCOLATION PIT FOR 30 Sq. m.

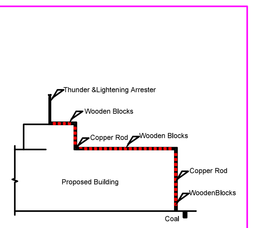
(NOT FOR SCALE)

RAINWATER HARVESTING



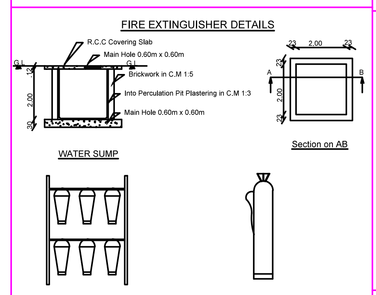
Compound Wall Detail

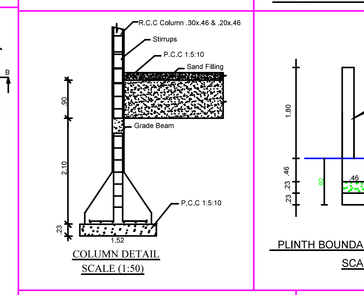
SCALE :(1:50)

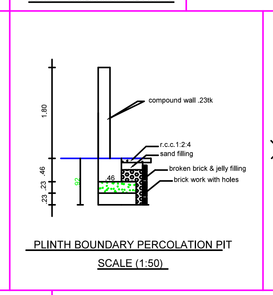


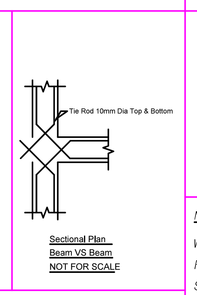
Details of Thunder & Lightening Arrester

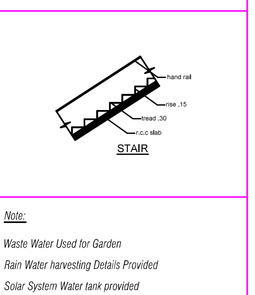
FIRE EXTINGUISHER DETAILS

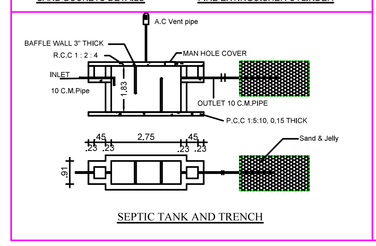


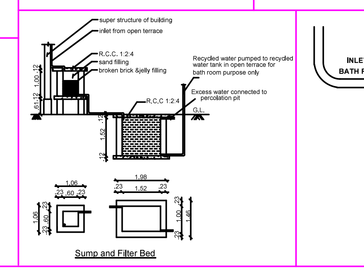


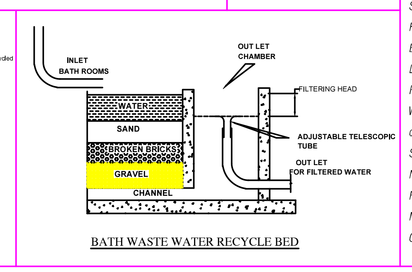






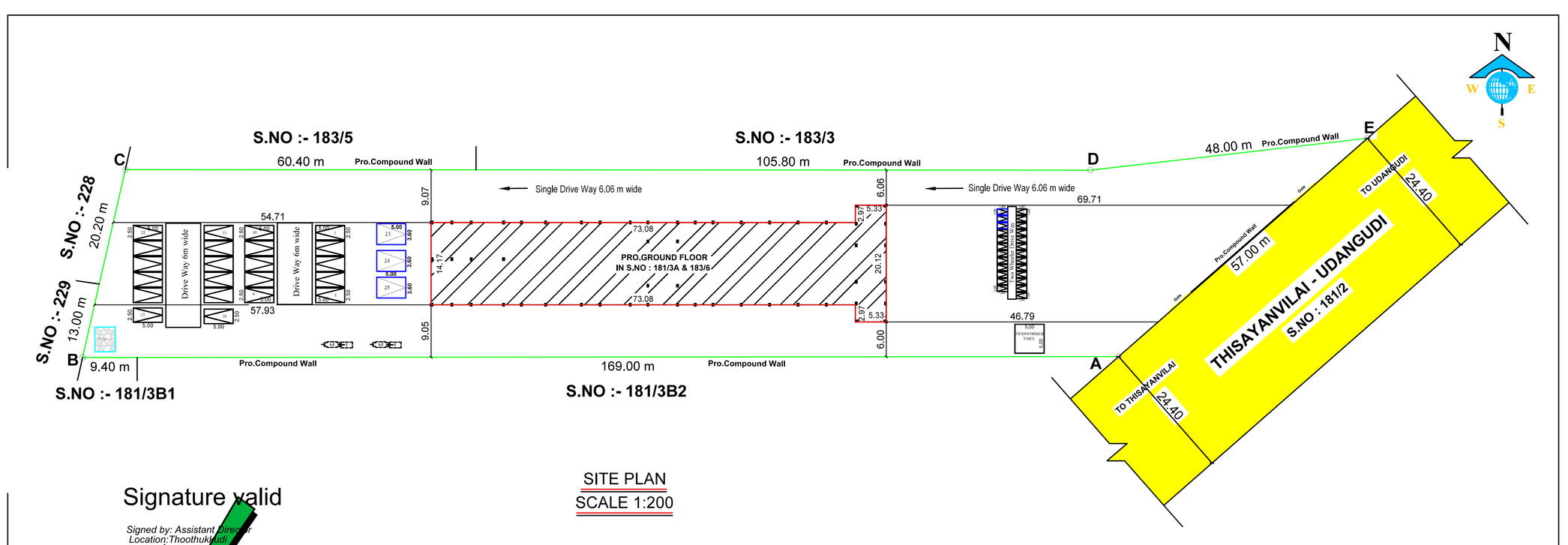






Note:

Waste Water Used for Garden
Rain Water harvesting Details Provided
Solar System Water tank provided
Fire Resistance to be provided
Emergency alarm to be provided
Drinking water to be provided as per norms
Rain water harvesting tank to be provided
Waste water from recycled water tank & Trench connected to sullage disposal tank
Solid waste tub to be Provided
No Children shall Be Employed
First Aid Box with all Equipment to be provided
Mechanical Ventilation to be provided
CCTV surveillnce to be provided.



SITE PLAN

SCALE 1:200

Signature valid

Signed by: Assistant Director
Location: Thoothukudi
Date: 2025-10-23 16:53:00

PARKING CALCULATION:(Panchayat Area)

as per Annexure – IV [See rule 38 (4) and 39 (8)]

Required Parking Area for Kalyanamandapam, Assembly Halls, (1 car space and 1 two wheeler space for the every 50sq.m of Auditorium / Kalyana Mandapam area)

Building Area = 1144.33 m^2 / 50
= 22.89 say 23 nos.

PARKING	REQUIRED	PROVIDED
CAR	23	25
TWO WHEELER	23	25

SANITARY REQUIREMENTS FOR KALYANAMANDAPAM (Assembly Hall) as per Annexure – X [See rule 54 (2) (b)] Table Table: 9,

No. of Persons to be accommodate = 100 nos.
Male 50 Nos. Female 50 Nos.

SANITARY UNIT	REQUIRED	PROVIDED
Water Closet	01	12
Ablution Taps	01	02
Urinals	01	11
Wash Basin	01	08
Drinking Water fountain	01	02

FLOOR AREA CALCULATION:

= G.F / SITE AREA
= 1144.33 / 6750.00
= 0,17 < 2.00

OSR DETAILS

As per TNCDBR 2019 Rule No.47(6) an Amount of Rs. 37,125/- was paid as an alternative to the 10% OSR Reservation.

Total SITE Area - 6750.00 sq.m.

Total FSI Area - 1144.33 sq.m.

SITE AREA DETAILS:

DESCRIPTION	SF.NO	AREA
SITE AREA (As per Document No: 943/2006)	181/3A 183/6	4700.00 2050.00
	Total Area	6750.00
As per PATTA No:318	181/3A 183/6	4700.00 2050.00
	Total Area	6750.00

Building Area details:

DESCRIPTION	FSI AREA (sq.m)	NON FSI AREA(sq.m)	TOTAL AREA (sq.m)
Ground Floor Area	1144.33	--	1144.33

Open Space Area = Site Area - Building Area
= 6750.00 - 1144.33
= 5605.67 sq.m.

Joinery Details

M.D	Main Door	2.44 x 2.10
D	Door	0.90 x 2.10
D1	Door	1.22 x 2.10
D2	Door	0.76 x 2.10
AO	Arch Open	1.22 x 2.10
W	Window	1.37 x 1.52
V	Ventilator	0.91 x 0.76

COLOR INDEX:

SITE BOUNDRY
PRO. BUILDING
EXISTING ROAD

APPLICANT NAME & ADDRESS:

R. RATHINAM KIRUBAKARAN
S/O RAJASEKAR
NO:2/253, IDAICHIVILAI,
ARASOOR II VILLAGE,
SATHANKULAM TALUK.

Applicant

Er.C.BALAKRISHNAN ME (Struc).,
RSE /Gr I/TVL/March/2019/003
No.5, USA Complex,Opp. Mutharaman Kovil Street
South Bazaar, Palaymkottai. Cell No.9787008789

Structural Engineer

Er V. NATTAR SARAVANAN, M.E(struct).,
RE /Gr. I/TKDTCP/May/01/2025
8-1 Kanagaraj Street, Nazareth,
Thoothukudi District - 628 617.
Cell: 80726 01404, vnsaran2020@gmail.com

Registered Engineer / Architect

ROC.NO : SWP / BPA / 582780 / 2025
BOUNDRY SHOWN AS "A to E"
PLANNING PERMISSION NO.: 88 / 2025

Office Use

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.