

PP

APPROVAL RECORD

Planning Permission

Kailasapuram
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.

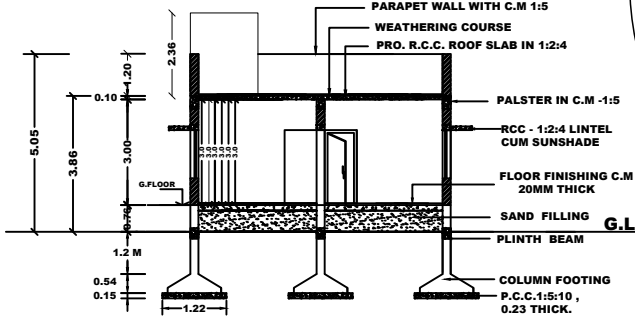
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A DWELLING HOUSE
IN SURVEY NO. 962B/2F1, PATT A NO. 2638, AT EAST STREET, SAVARIMANGALAM
VILLAGE AND S. KAILASAPURAM PANCHAYAT, OTTAPIDARAM PANCAYAT
UNION, THOOTHUKUDI DISTRICT.

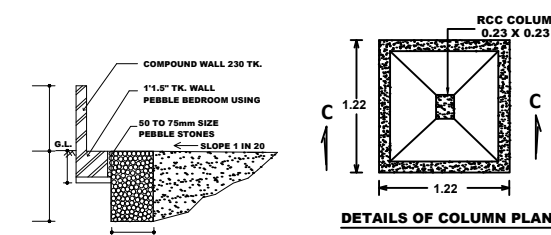
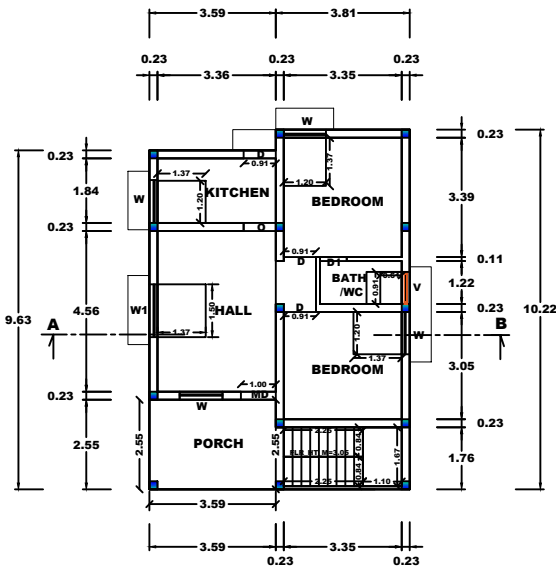
APPLICANT NAME:- Mr. V. RAJASEKAR.



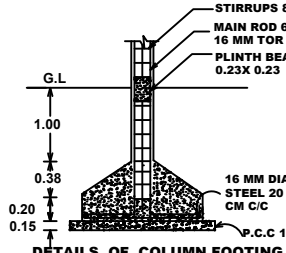
FRONT ELEVATION



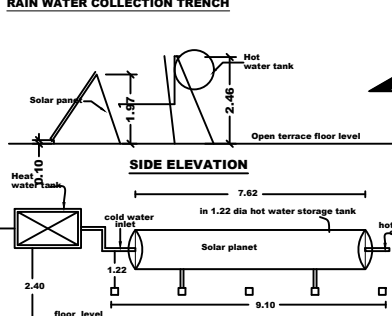
SECTION ON 'A-B'



DETAILS OF COLUMN PLAN



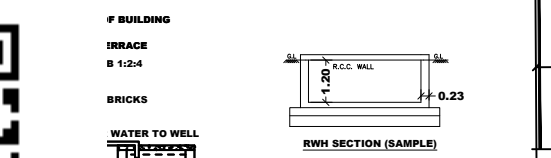
DETAILS OF COLUMN FOOTING



SIDE ELEVATION



SOLAR WATER HEATER PLANT



RAIN WATER COLLECTION TRENCH



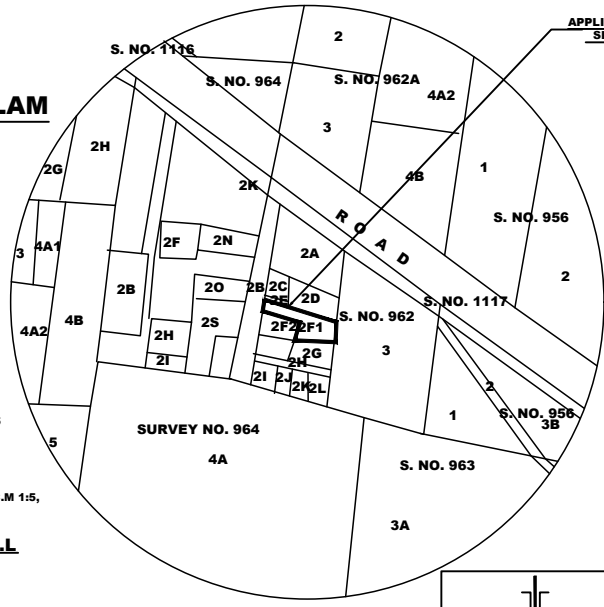
RWH SECTION (SAMPLE)



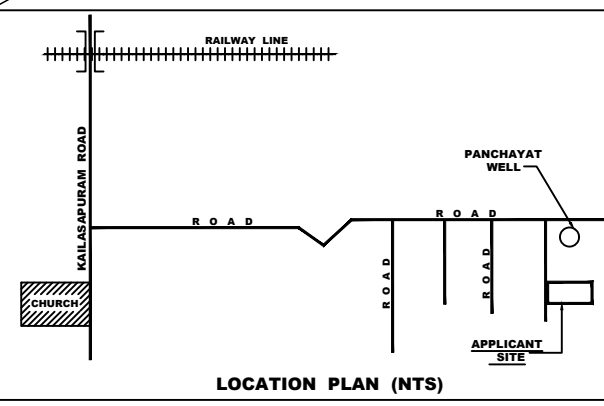
OH Tank



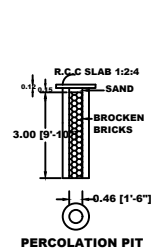
ER BED & WELL



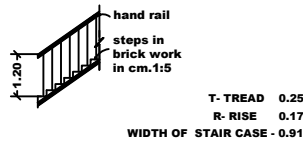
TOPO PLAN



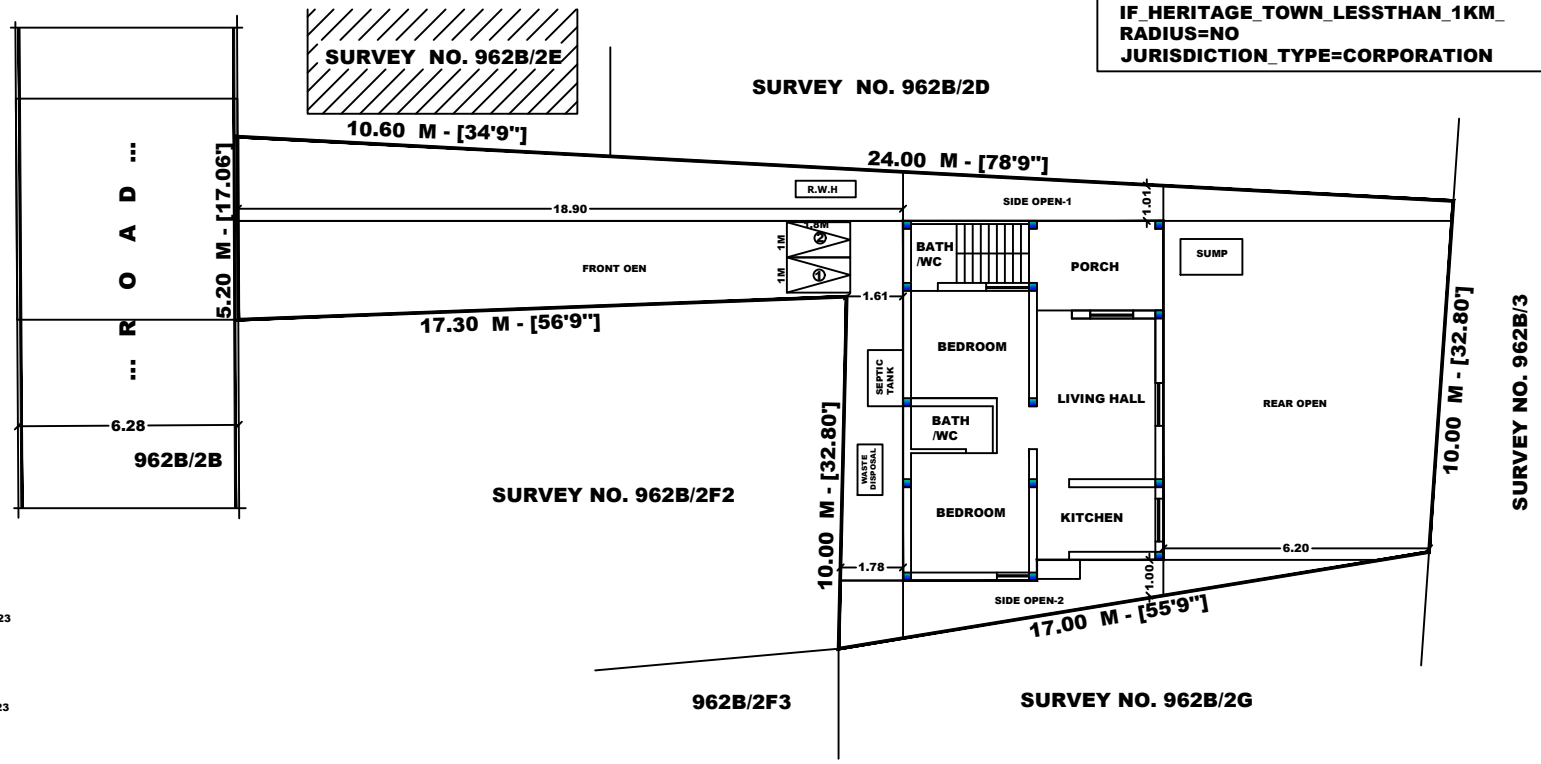
LOCATION PLAN (NTS)



PERCOLATION PIT



DETAILS OF STAIRCASE



SITE PLAN - SCALE -1:100

PLAN INFO
RESIDENTIAL
PLOT AREA M2=276.28
AS PER DOCUMENT=314.299
AS AT SITE=276.28
FMB OR PLR=315.87
SINGLE FAMILY BLDG=NO
SECURITY ZONE=YES
SURVEY NO=962B/2F1
WARD NO=0
BLOCK NO=0
DOOR NO=0
PLOT NO=0
PATT A NO=2638
TALUK=THOOTHUKUDI
DISTRICT=THOOTHUKUDI
CRZ=NO
ACCESS WIDTH M= 6.28
WHETHER GOVT OR AIDED SCHOOL= NO
EXISTING FLOOR AREA TO BE
DEMOLISHED M2=0
AVG PLOT DEPTH= 17.00
AVG PLOT WIDTH= 5.20
AREA TYPE=OTHERS
ROAD WIDTH=6.28
ROAD LENGTH=500
LAND USE ZONE = RESIDENTIAL
RWH DECLARED=YES
OSR APPLICABLE=NO
IS APPROVED LAYOUT=YES
PREMIUM FSI REQUIRED=YES
BUILDING NEAR TO RIVER=NO
BUILDING NEAR MONUMENT=NO
BUILDING NEAR GOVT BLDG=NO
NOC FOR CONSTRUCTION NEAR
MONUMENT=NO
PROVISION FOR GREEN BUILDINGS AND
SUSTAINABILITY=NO
FIRE PROTECTION AND FIRE SAFETY
REQUIREMENTS=NO
NOC FIRE DEPT=YES
OSR SURR BUYBACK RETAIN=BUYBACK
IS SWIMMING POOL EXISTS=NO
IF HERITAGE TOWN LESSTHAN 1KM
RADIUS=NO
JURISDICTION TYPE=CORPORATION

CERTIFICATE

CERTIFIED THAT PROVISION SHALL BE MADE TO PROVIDE
RAIN WATER HARVESTING ARRANGEMENT SYSTEM IN THE
PROPOSED CONSTRUCTION AS PER PLAN.

WASTE WATER FROM WASH BASIN AND BATHROOM ARE
CONNECTED TO PERCOLATION PITS FOR GROUND
WATER RECHARGE.

SOLAR WATER HEATING SYSTEM ARRANGEMENTS ARE
PROVIDED AS PER IS 12933 IN THIS PROPOSED
BUILDING CONSTRUCTION.

AREA DETAILS :-

PARTICULARS	SQ.M	SQ.FT
SITE AREA AS PER DOCUMENT	314.299	3383.119
SITE AREA AS PER TSLR	315.87	3400.00
SITE AREA AS PER LAND	276.28	2973.87
SITE AREA AS SUPER IMPOSED	276.28	2973.87
PROPOSED BUILDING AREA IN G.F	73.47	790.83
PROPOSED BUILDING AREA IN FIRST FLOOR	-	-
OPEN SPACE AREA IN G-F	202.81	2183.04
EXG. DEMOLISHED BUILDING AREA	-	-

DESCRIPTIONS	TOTAL BUILT UP AREA	NON FSI AREA COVERED PARKING	FSI AREA
PRO GROUND FLOOR AREA	73.47	-	73.47
PRO. FIRST FLOOR AREA	-	-	-
TOTAL AREA	73.47	-	73.47

PLOT COVERAGE (PC) = 26.59 %		
FLOOR SPACE INDEX (FSI) = 0.265 < 2		
CAR PARKING CALCULATION:-		
DESCRIPTIONS	CARS	TWO WHEELER
REQUIRED PARKING	0	1
AVAILABLE PARKING	0	2

JOINERY DETAILS		
MD - MAIN DOOR	-	1.00 X 2.13
D - DOOR	-	0.91 X 2.13
D1 - DOOR	-	0.76 X 2.13
O - OPENING	-	0.91 X 2.13
W - WINDOW	-	1.22 X 1.37
W1 - WINDOW	-	1.50 X 1.37
V - VENTILATOR	-	0.91 X 0.61

SET BACK DETAILS :-	REQUIRED	AVAILABLE
FRONT	1.50 M	18.90 M
REAR	NIL	7.55 M
SIDE 1	1.00 M	1.01 M
SIDE 2	1.00 M	1.00 M

HEIGHT OF BUILDING	3.8 M
ENTRY GATE	1 NO OF 2.5 M WIDE
STAIRCASE	1 NO

ALL DIMENSIONS ARE IN METRE
(SCALE - 1:100 & 1:200)

COLOUR INDEX :-	
APPLICANT SITE	
PROPOSAL	
EXISTING BUILDING	
EXISTING ROAD	
DEMOLISHED AERA	

V. Raja Sekar

OWNER

Er. DEVARAJ, D.C.E,
REGISTERED ENGINEER
OTTAPIDARAM PANCHAYAT UNION
REG. NO. OPM/2022/01
1G/43, NIGILESAN NAGAR,
THOOTHUKUDI - 628008.
CELL NO. 9500720009, 9245109614

REGISTERED ENGINEER

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](#)



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

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

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

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



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.

