Verified RealEstate™

REFERENCE
180/2025

ISSUED
27 November 2025

PP APPROVAL RECORD

Planning Permission

Thoothukkudi district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Town 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.

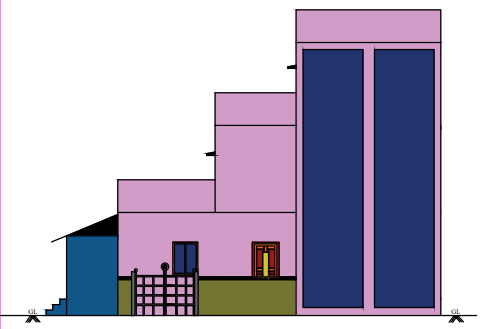
Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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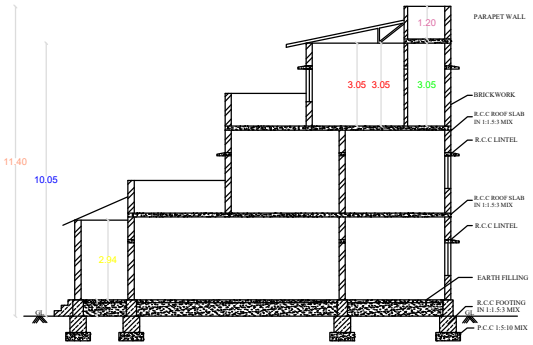
DIGITALLY VERIFIED RECORD

PLAN SHOWING THE EXISTING RCC ROOF GROUND FLOOR, EXISTING RCC ROOF FIRST FLOOR RESIDENTIAL HOUSE AND PROPOSED A.C.SHEET GROUND FLOOR COMMERCIAL SHOP AND COMBINED R.C.C & A.C.SHEET ROOF SECOND FLOOR CONSTRUCTION OF RESIDENTIAL BUILDING. EXISTING DOOR NO : 262 & 262/1, S.F.NO:34/5B2B2, WARD NO:9 AT ETTAYAPURAM ROAD,VILATHIKULAM TOWN PANCHAYAT, THOOTHUKUDI DISTRICT.

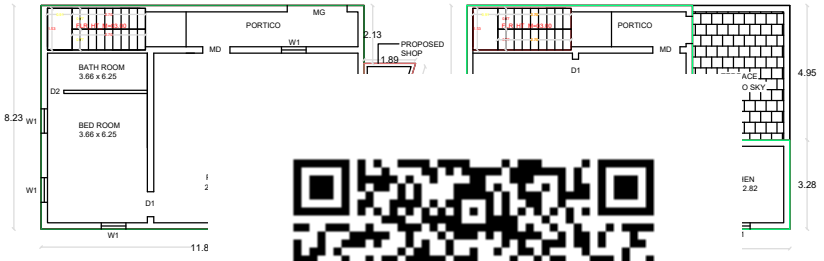
APPLICANT: Mrs.RAJESWARI W/o MUTHUPALPANDI



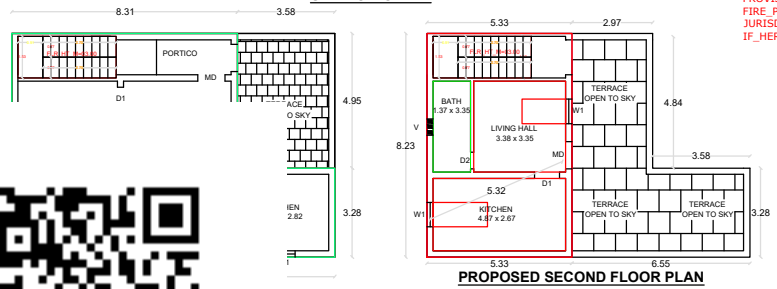
FRONT ELEVATION



SECTION ON AA

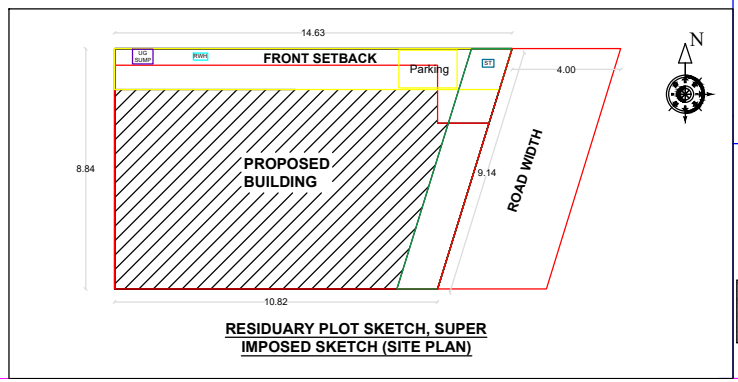


EXISTING GROUND F
& PROPOSED COMM

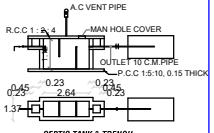


PROPOSED SECOND FLOOR PLAN

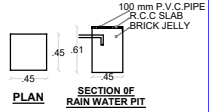
PLAN INFO
PLOT_AREA_M2=114.78
AS_AT_SITE=114.78
FMB_OR_PLR=114.78
AS_PER_DOCUMENT=114.78
DISTRICT=THOOTHUKUDI
TALUK=VILATHIKULAM
SURVEY_NO=34/5B2B2
PATTA_NO=6472
IS_SWIMMING_POOL_EXISTS=NO
IS_APPROVED_LAYOUT=NO
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=4.00
ROAD_WIDTH=4.00
ROAD_LENGTH=100
AVG_PLOT_DEPTH= 11.89
AVG_PLOT_WIDTH= 9.26
LAND_USE_ZONE = RESIDENTIAL & COMMERCIAL
BLOCK_1_B-SHOP_MEMBER_COUNT=1
PLOT_NO=NO
BLK_1_EXISTING_NO_OF_DWELLING_UNITS=2
IS_EXISTING BUILDING_EXCEPTION = YES
RWH_DECLARED=YES
OSR_APPLICABLE=NO
OSR_SURR_BUYBACK_RETAIN=NO
PREMIUM_FSI_REQUIRED=NO
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=CBA
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
JURISDICTION_TYPE=PANCHAYAT
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO



RESIDUARY PLOT SKETCH, SUPER IMPOSED SKETCH (SITE PLAN)



SEPTIC TANK & TRENCH

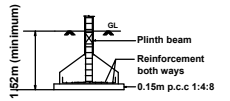


PLAN — SECTION OF RAIN WATER PIT

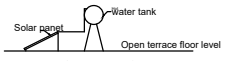


T-TREAD -0.23m
R-RISE -0.18m
WITH OF THE STAIR
HEIGHT OF THE HANDRAILS -0.92m

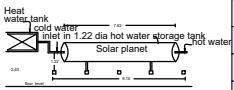
STAIRCASE DETAILS



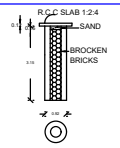
TYP.DET.COLUMN FOOTING



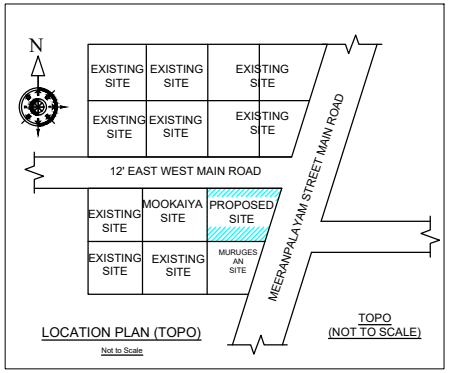
SIDE ELEVATION



SOLAR WATER HEATER PLANT



PERCOLATION PIT



LOCATION PLAN (TOPO) — TOPO (NOT TO SCALE)

Not to Scale

SCALE: 1cm = 1.0m
ALL DIMENSIONS ARE IN METER

FSI DETAILS		PROPOSED	PERMISSIBLE
TOTAL BUILTUP AREA	227.59	1.98	2.00
PLOT AREA	114.78		

AREA STATEMENT	SQ.FT	SQ.MT
PLOT AREA(AS PER DOCUMENT)	1235.48	114.78
PLOT AREA(AS PER PATTA)	1235.48	114.78
PLOT AREA(AS PER SITE)	1235.48	114.78
FSI AREA		
EX. GROUND FLOOR RES.AREA	1053.03	97.83
EX. FIRST FLOOR RES.AREA	862.09	80.09
PRO. GROUND FLOOR COM.AREA	62.10	5.77
PRO. SECOND FLOOR RES.AREA	472.53	43.90
TOTAL PROPOSED AREA	534.63	49.67
TOTAL FSI AREA	2449.75	227.59
OPEN SPACE AREA	120.34	11.18

	SCHEDULE OF JOINERIES	
MD	MAIN DOOR	1.00 x 2.1
D	DOOR	0.91 x 2.1
D1	DOOR	0.7 x 2.1
RS	ROLLING SHUTTER	1.2 x 2.1
W1	WINDOW	0.9 x 1.2
V	VENTILATOR	0.60 x 0.60

APPLICANT SIGNATURE:

Er.G.MUTHUSELVAN DCE,BE.,
Govt.Reg Engineer Gr - II
Reg.No:137/LS/2024/00009
Vilathikulam - 628907,
Mobile : 90253 20145

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

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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.