PP APPROVAL RECORD

Planning Permission

Thoothukkudi district, Tamil Nadu

APPROVAL TYPE
Building Plan

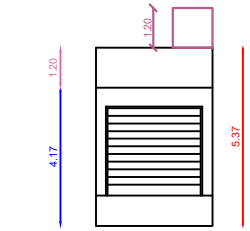
ISSUING AUTHORITY
Town Panchayat

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

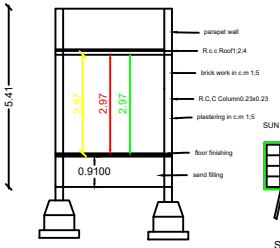
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A SHOP BUILDING (GROUND FLOOR) S.NO:223B/1C WARD NO :1., PATTA NO .49 L.F ROAD MELPAKAM , IN ARUMUGANERI SPECIAL GRADE TOWN PANCHAYAT.KAYALPATTINAM SOUTH VILLAGE. THIRUCHENDUR THALUK, TUTICORIN DIST.

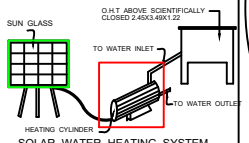
APPLICANT :- Mr. S .RAJASEKAR S/O. A . SELVAKUMAR



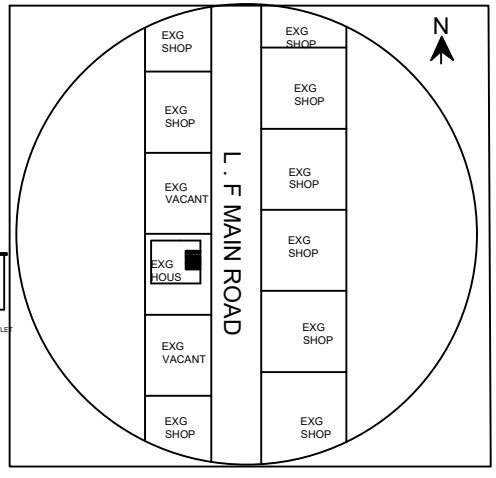
ELEVATION

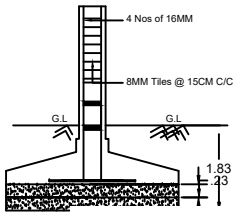


SECTION ON AA

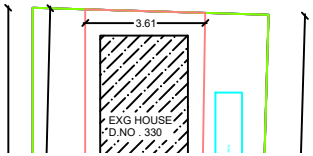


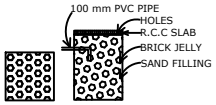
SOLAR WATER HEATING SYSTEM





RCC CO

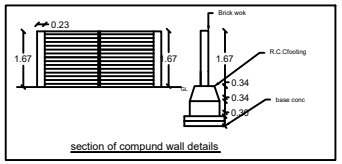




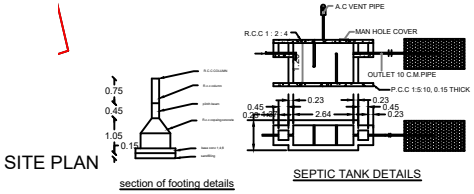
PLAN & SECTION OF RAINWATER COLLECTION TANK







section of compund wall details



SITE PLAN

section of footing details

SEPTIC TANK DETAILS

PLAN_INFO
WATER_BODIES_BEYOND_15M=NO
RESERVE_FOREST_WOODED_LAND_BEYOND_150M=NO
BLDG_LENGTH_MORETHAN_10M=YES
BURIAL_PLACE_BEYOND_90M=NO
IS_SWIMMING_POOL_EXISTS=NO
CRZ=NO
SECURITY_ZONE=NO
SINGLE_FAMILY_BLDG=YES
RWH_DECLARED=YES
LAND_USE_ZONE=RESIDENTIAL
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=NO
JURISDICTION_TYPE=PANCHAYAT
OSR_APPLICABLE=NO
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=YES
AREA_TYPE=OTHERS
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO
PLOT_AREA_M2=93.72
AS_AT_SITE=91.22
FMB_OR_PLR=93.72
AS_PER_DOCUMENT=93.72
ACCESS_WIDTH_M=7.77
ROAD_WIDTH=4.88
ROAD_LENGTH=500
MIN_PLOT_DEPTH=7.10
MIN_PLOT_WIDTH=12.00
AVG_PLOT_DEPTH=7.10
AVG_PLOT_WIDTH=14.40
PATTA_NO=49
SURVEY_NO=223B/1C
VILLAGE=KAYALPATTINAM SOUTH VILLAGE
TALUK=THIRUCHENDUR TALUK
DISTRICT=TUTICORIN DISTRICT
BLOCK_1_B-SHOP_MEMBER_COUNT=5

AREA DETAILS:	Sq.m	Sq.ft
SITE AREA AS PER DOCUMENT	93.72	1008.80
AS PER PATTA / FMB	93.72	1008.80
AS PER SUPER IMPOSED	93.72	1008.80
PROPOSED SHOP AREA	12.32	132.61
EXISTING HOUSE AREA	32.00	344.48
OPEN SPACE AREA	49.39	531.71

	DESCRIPTION	L	B
D	ROOLING RHUTTER	2.90	2.44
D2	DOOR	0.76	2.10
O	OPEN	0.91	2.10
W	WINDOW	1.22	1.37
KW	KITCHEN WINDOW	1.22	0.76
V	VENTILATOR	0.91	0.61

Floor Space Index	0.47
Plot Coverage	47.29%
Applicant Name	RAJASEKER. S
Proposed Address	L.F MAIN ROAD., Arumuganeri..

ALL DIMENSIONS ARE IN METRE

SCALE = 1:100

MR ZONE

APPLICANT SIGNATURE

Ar. V. RAJA, B.E.,
(Approved Engineer & Valuer)
ROYAL CONSTRUCTION
8G, Moolakkarai Main Road
Arumuganeri-628 202, Cell: 9360211368

REGISTERED ENGINEER

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.