

PP

APPROVAL RECORD

Planning Permission

Thoothukkudi district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

Town Panchayat

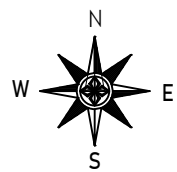
The approval as the planning authority issued it, reproduced in full behind this page.

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

THE PLAN SHOWING EXISTING AND PROPOSED CONSTRUCTION OF A COMMERCIAL OFFICE AND RESIDENTIAL BUILDING IN GROUND FLOOR AND FIRST FLOOR, SURVEY NO:345/47A,

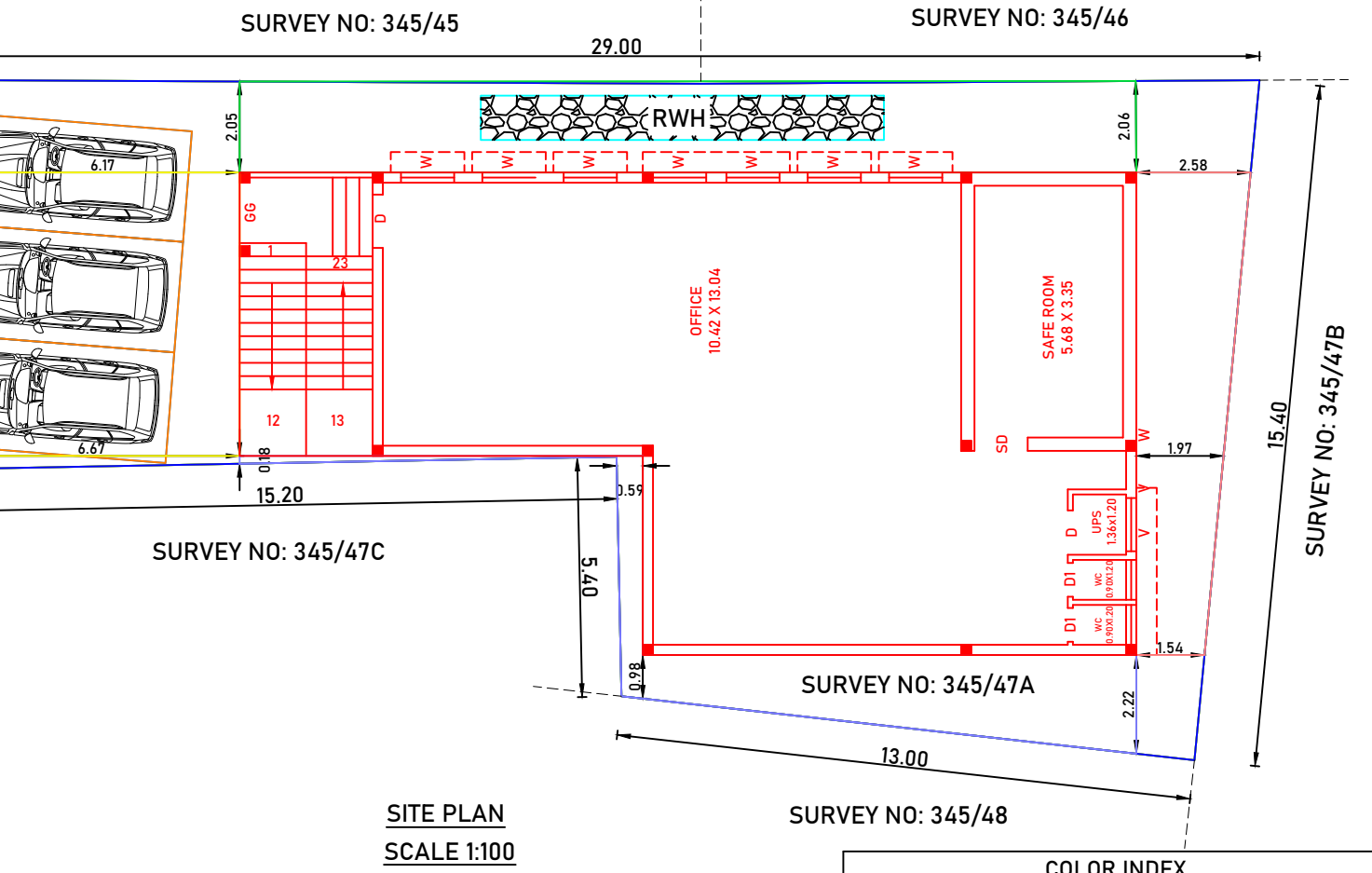
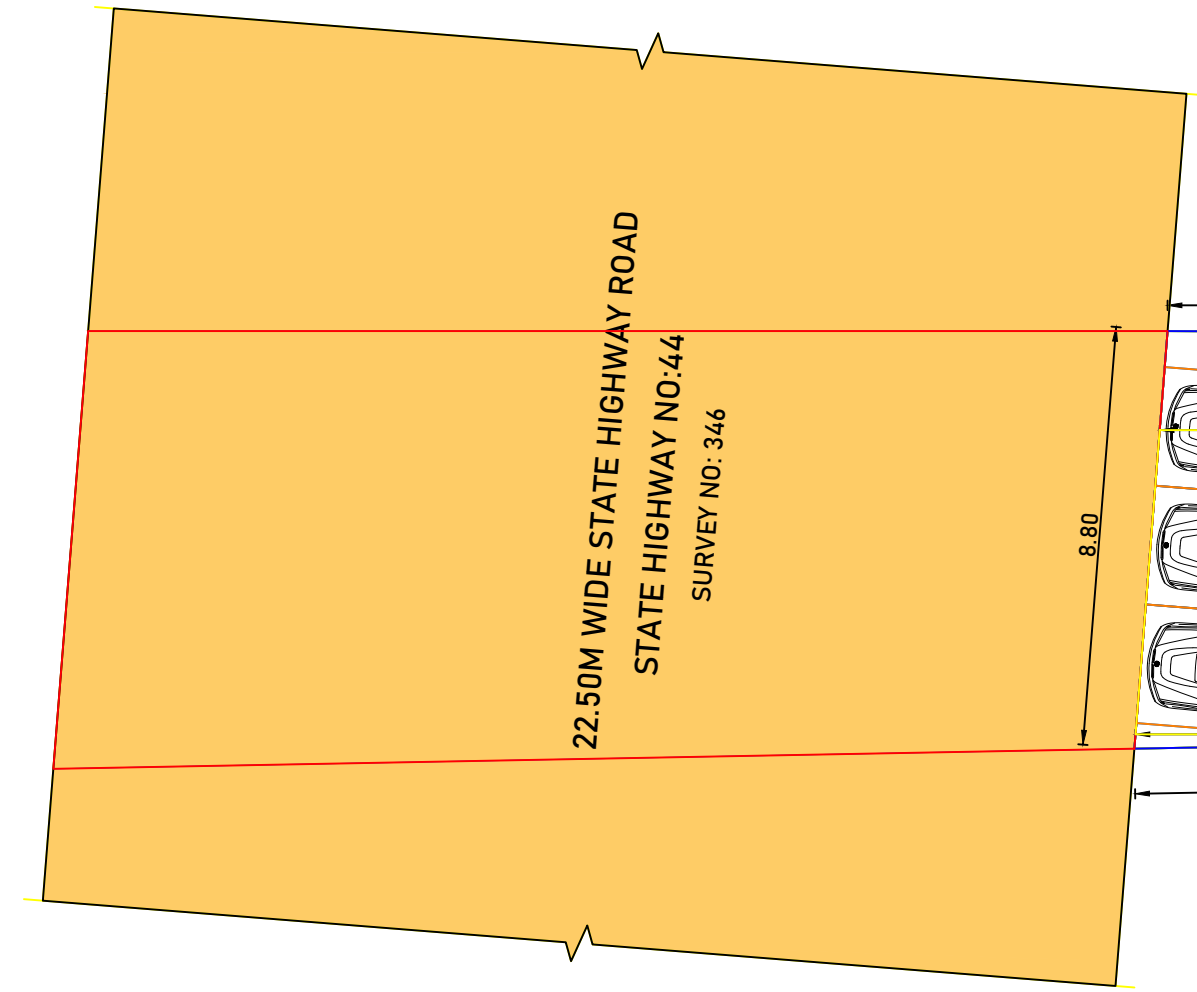
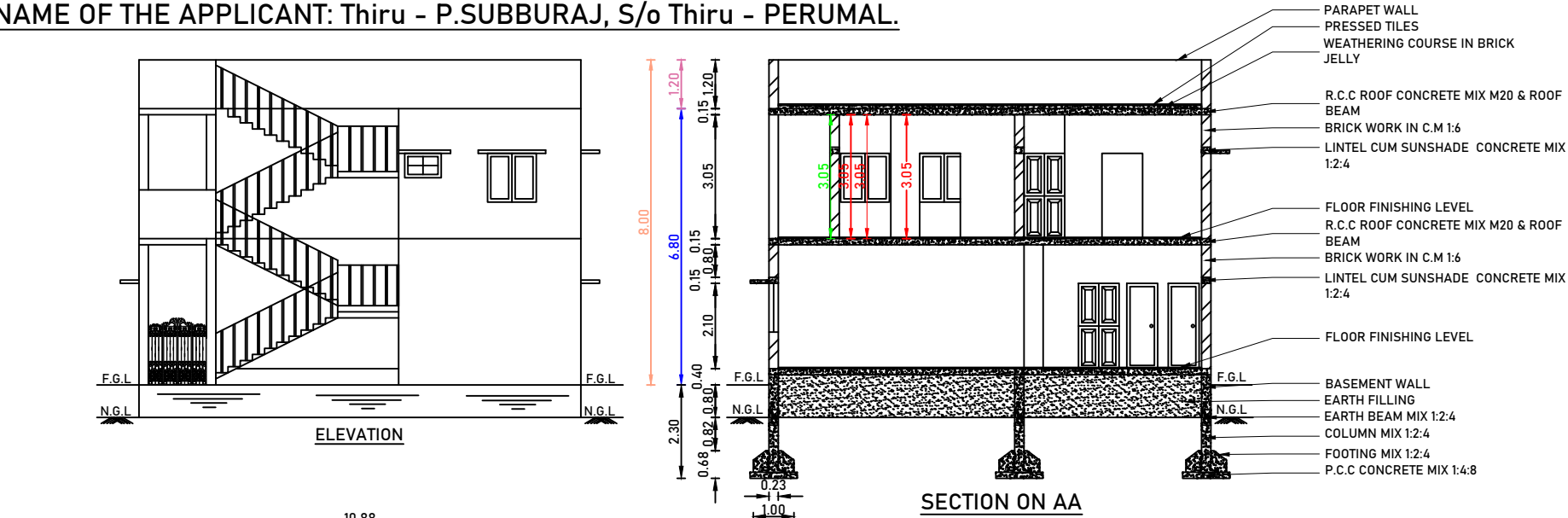
OLD WARD NO: 14 (NEW WARD NO: 02, ETTAYAPURAM VILLAGE, ETTAYAPURAM TOWN PANCHAYAT, ETTAYAPURAM TALUK, THOOTHUKUDI DISTRICT.

NAME OF THE APPLICANT: Thiru - P.SUBBURAJ, S/o Thiru - PERUMAL.

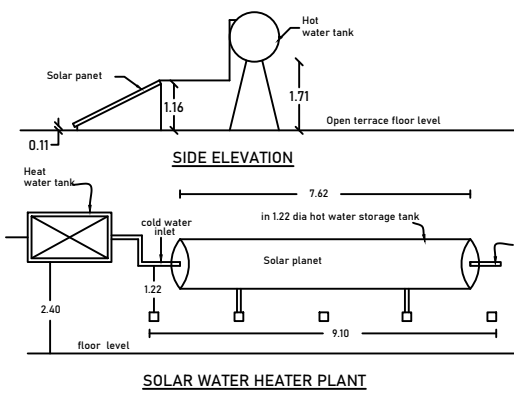
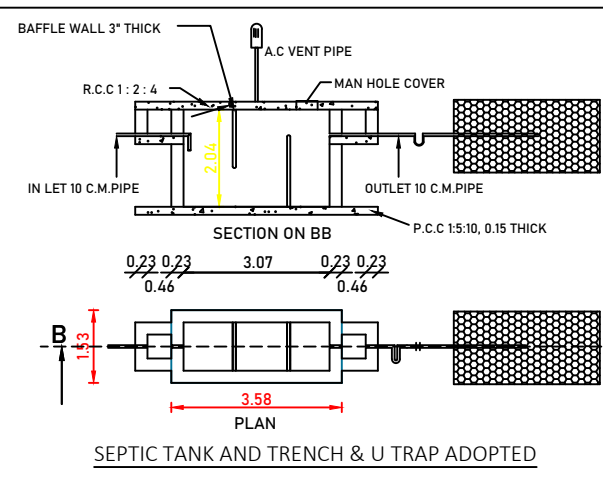
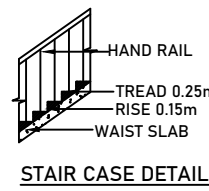
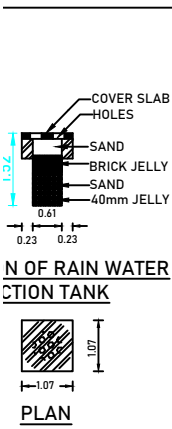


FOR OFFICE USE

PLAN INFO
PLOT_AREA_M2=328.20
SINGLE_FAMILY_BLDG=NO
CRZ=NO
SECURITY_ZONE=NO
WHETHER_GOV'T_OR_AIDED_SCHOOL=NO
ROAD_WIDTH=22.50
ROAD_LENGTH=250
AVG_PLOT_DEPTH= 29.00
AVG_PLOT_WIDTH= 12.10
LAND_USE_ZONE =COMMERCIAL AND RESIDENTIAL
DISTRICT=THOOTHUKUDI
RWH DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOV'T_BLDG=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
AS_AT_SITE=328.20
FMB_OR_PLR=328.20
AS_PER_DOCUMENT=331.22
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
NOC_FIRE_DEPT=NO
JURISDICTION_TYPE= PANCHAYAT
BLOCK_1_B-PCO_MEMBER_COUNT=5
SURVEY_NO=345/47A
PATTA_NO= 2837
TALUK=ETTAYAPURAM
IS_SWIMMING_POOL_EXISTS=NO
IS_APPROVED_LAYOUT=YES
ACCESS_WIDTH_M=12.19
PLOT_NO=
OSR_APPLICABLE=NO
OSR_SURREYBUYBACK_RETAIN=NO
PREMIUM_FSI_REQUIRED=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO



TWO WHI POCKET D		
AL		
SYMBOLS		
SD		
MD		
D	DOOR	1.00 x 2.10
D1	DOOR	0.76 x 2.10
W	WINDOW	1.20 x 1.20
V	VENTILATOR	0.91 x 0.60



PARKING PROVIDED :- NO. OF CAR POCKETS : 3 Nos NO. OF BIKE POCKETS : 3 Nos		PARKING REQUIRED :- NO. OF CAR POCKETS : 3 Nos NO. OF BIKE POCKETS : 3 Nos	
PARKING CALCULATION: NO. OF CAR & BIKE POCKETS PROVIDED		FLOOR AREA IN G.F = 179.18 sq.mt. FLOOR AREA IN F.F = 179.18 sq.mt. TOTAL = 358.36 sq.mt.	
NOTE: TO PROVIDE RAIN WATER HARVESTING ARRANGMENTS IN THE PROPOSAL CONSTRUCTION AS PER PLAN		Floor Area above 300.00 Sq.m - 3 Car Space and 3 Bike Space	
FSI DETAILS		PROPOSED	PERMISSIBLE
TOTAL PLINTH AREA	358.36	1.09	2.00
PLOT AREA	328.20		

AREA DETAILS		
AREA	SQ.MT.	SQ.FT.
AREA OF SITE	328.20	3532.74
EXISTING GROUND FLOOR (COMMERCIAL)		
AREA OF PLINTH IN G.F	179.18	1928.69
PROPOSED FIRST FLOOR (RESIDENTIAL)		
AREA OF PLINTH IN F.F	179.18	1928.69
AREA OF OPEN TO SKY	149.02	1604.05

COLOR INDEX

PARTY'S SITE	
PROPOSED BUILDING	
EXG. BUILDINGS	
ROAD AND STREET	

APPLICANT

Er. A. ARUNKUMAR, DCE.,
REGISTERED ENGINEER
REG. NO: 2/2025-26
A.K. BUILDERS
1, NAYAKKAR 1ST STREET,
ETTAYAPURAM-628 902.
CELL : 96004 31327.

Note : Plan only

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

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



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.

