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.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A DWELLING HOUSE WITH FIRST FLOOR BUILDING AND REQUISITION OF AMALGAMATION APPROVAL OF PLOTS AT PLOT NOS. 151 & 152, SENTHILAMPANNAI - GRACE NAGAR -'II' IN SURVEY NO. 66/344 & 66/345, APPROVED LAY-OUT No: SWP/ DTCP/ THOOTHUKUDI LAYOUT No: 117/ 2024, SENTHILAMPANNAI VILLAGE, KEELATHATTAPARAI PANCHAYAT, THOOTHUKUDI PANCHAYAT UNION, TALUK & DISTRICT.

OWNER NAME : Mrs. T. SUGANYA, W/o. Mr. M. SAMUEL

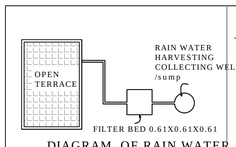
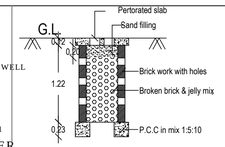
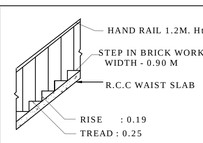


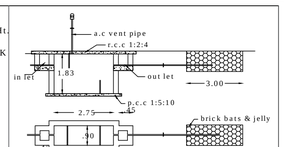
DIAGRAM OF RAIN WATER HARVESTING SYSTEM



RAIN WATER COLLECTION PITS



STAIR CASE DETAIL



DETAILS OF SEPTIC TANK & TRENCH



TOPO PLAN
SCALE -1:2000

COLOUR INDEX

APPLICANT'S SITE	
PROPOSAL	
EXISTING BUILDING	
EXISTING ROAD	
PARKING	

SET BACK DETAILS :-

DESCRIPTION		REQUIRED	AVAILABLE
FRONT	=	3.00 M	6.19 M
REAR	=	N.A	1.51 M
SIDE 1	=	1.00 M	1.50 M
SIDE 2	=	1.00 M	1.73 M

JOINERY DETAILS

MD	-	MAIN DOOR	-	1.20 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	-	1.20 X 1.37
W1	-	WINDOW	-	1.50 X 1.37
W3	-	WINDOW	-	0.90 X 1.37
FW	-	FRENCH WINDOW	-	1.80 X 1.80
V	-	VENTILATOR	-	0.91 X 0.61

AREA DETAILS :-

PARTICULARS	SQ.M	SQ.FT
SITE AREA AS PER DOCUMENT	371.00	3993.44
SITE AREA AS PER TSLR	370.00	3982.68
SITE AREA AS SUPER IMPOSED	369.93	3981.92
PROPOSED BUILDING AREA IN G.F	182.26	1961.84
PROPOSED BUILDING AREA IN F.F	88.59	953.58
TOTAL BUILDING AREA	270.85	2915.42
OPEN SPACE AREA IN G-F	187.67	2020.08

FSI CALCULATIONS

DESCRIPTIONS	TOTAL BUILT UP AREA	NON FSI AREA		FSI AREA
		COVERED PARKING	OPENING	
PRO GROUND FLOOR AREA	182.26	-	-	182.26
FIRST FLOOR AREA	88.59	-	-	88.59
TOTAL AREA	270.85	-	-	270.85

PLOT COVERAGE (PC) = 49.26%

FLOOR SPACE INDEX (FSI) = 0.732< 2

CAR PARKING CALCULATION

DESCRIPTIONS	REQUIRED PARKING	AVAILABLE PARKING
CARS	2	2
TWO WHEELER	2	2

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.

N O T E S

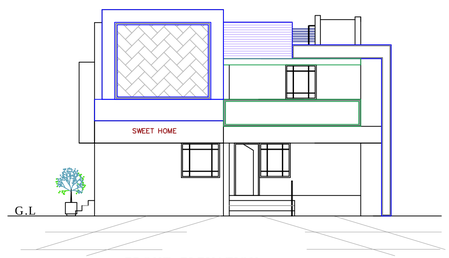
RAIN WATER HARVESTING SYSTEM TO BE PROVIDED

SEWAGE TO SEPTIC TANK

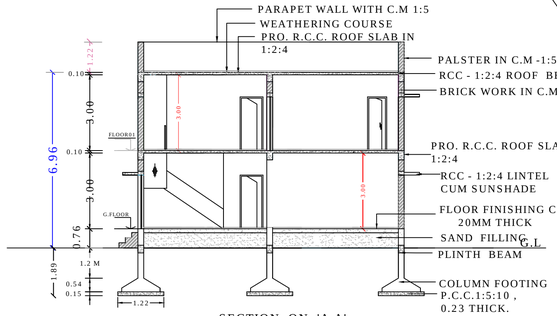
SOLAR SYSTEM TO BE PROVIDED

CHIMNEY TO BE PROVIDED IN KITCHEN

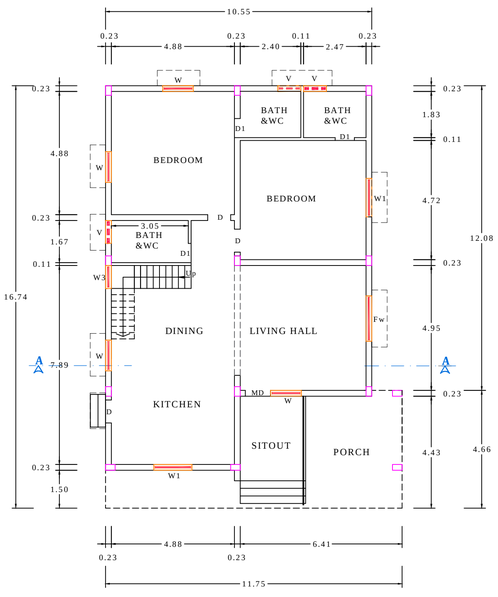
WASTE WATER TO BE USED GARDEN



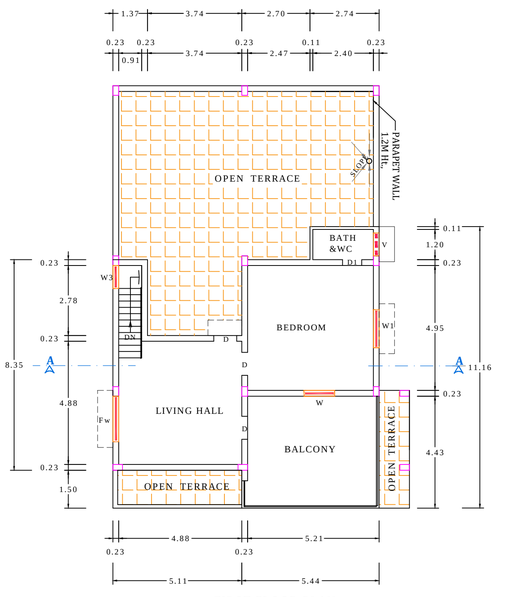
FRONT ELEVATION



SECTION ON 'A-A'

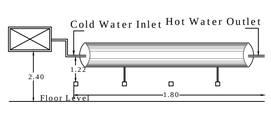


GROUND FLOOR PLAN

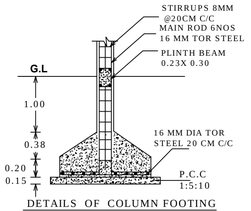


FIRST FLOOR PLAN

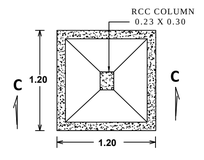
North



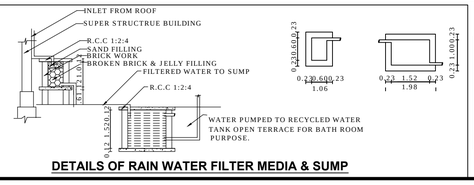
DETAILS OF SOLAR HOT WATER SYSTEM



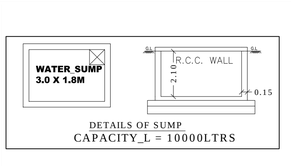
DETAILS OF COLUMN FOOTING



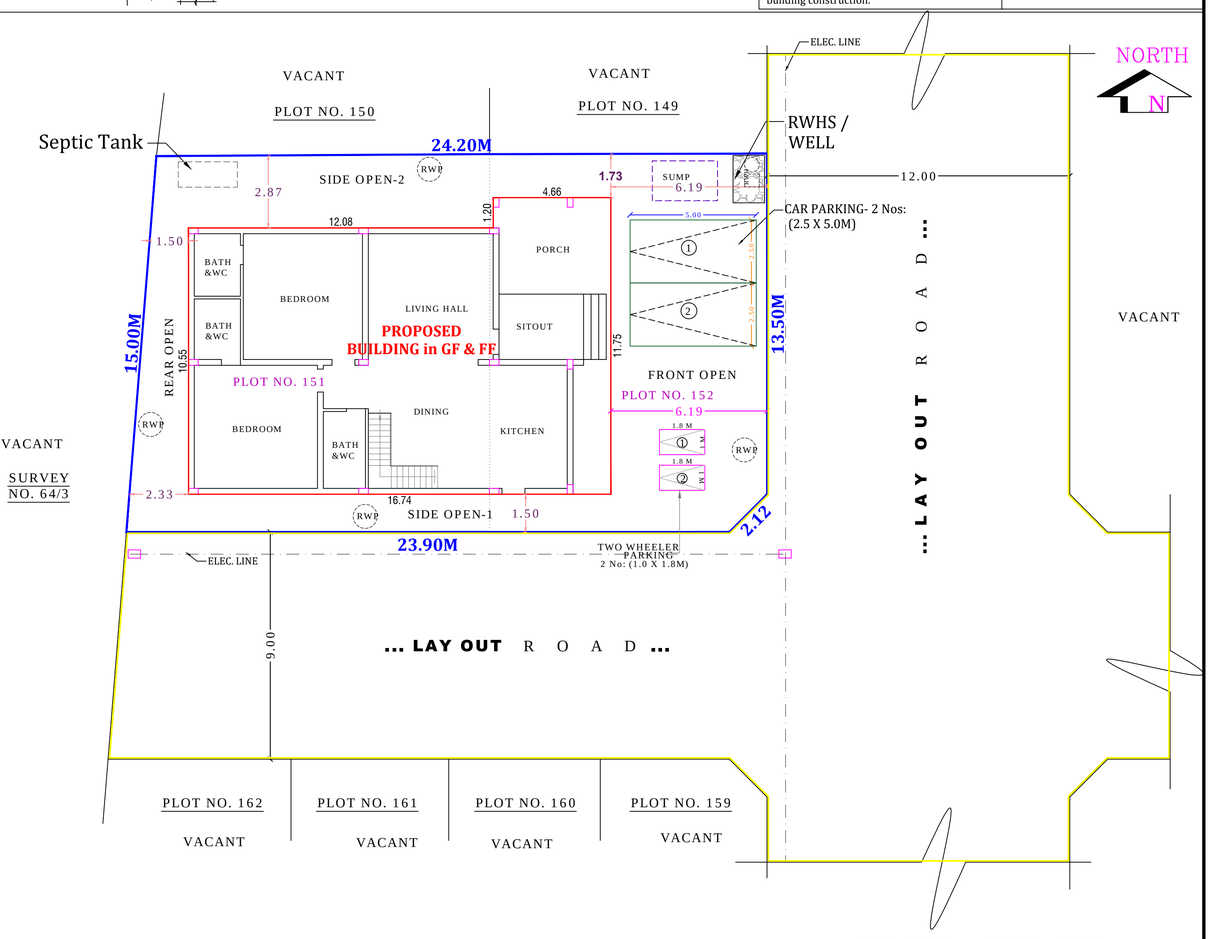
DETAILS OF COLUMN PLAN



DETAILS OF RAIN WATER FILTER MEDIA & SUMP



DETAILS OF SUMP
CAPACITY_L = 10000LTRS



SITE PLAN - SCALE:- 1:100

Office Use

C. MAHALINGAM, DCE., B.E.
REGISTERED ENGINEER-Gr.III,
11/N- Meenakshipuram West,
TUTICORIN-628 002.
Mobile: 944 344 6756 &
822 062 4191
Email: omec2007@gmail.com

REG.No: TUT / 2022/16 Gr.III-RE Date:02.06.2022

REGISTERED ENGINEER

(T. SUGANYA)

OWNER

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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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.