PP APPROVAL RECORD

Planning Permission

Thoothukkudi district, Tamil Nadu

APPROVAL TYPE
Building Plan

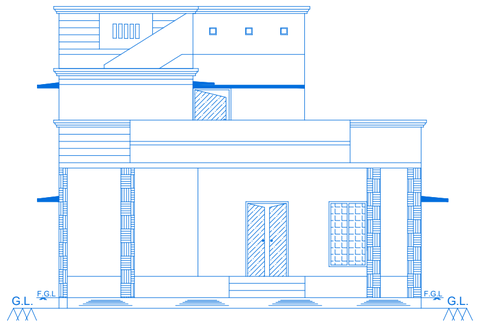
ISSUING AUTHORITY
Rural Panchayat

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

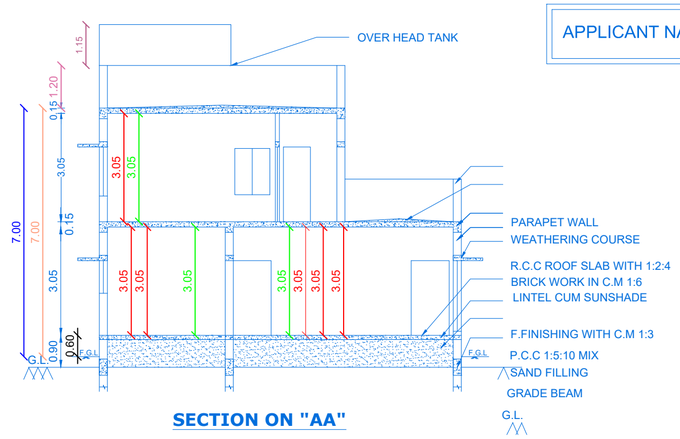
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF DWELLING HOUSE IN GROUND AND FIRST FLOOR BEARING SURVEY No.:39/1B , PLOT NO: 29 & 30 AT "SRI VENKATESWARA AVENUE PHASE-1 " MANTHITHOPPU VILLAGE & PANCHAYAT,KOVILPATTI UNION & TALUK , THOOTHUKUDI DISTRICT.

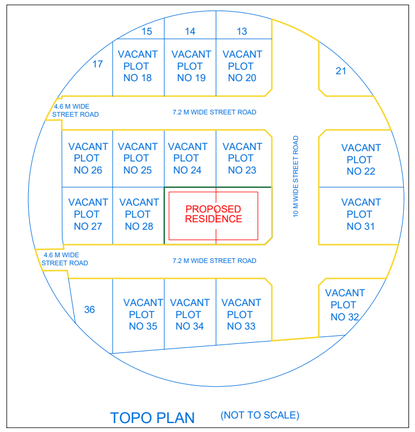
APPLICANT NAME :- Mr.SUBBURAJ.K S/o.Mr.KASI NAICKER



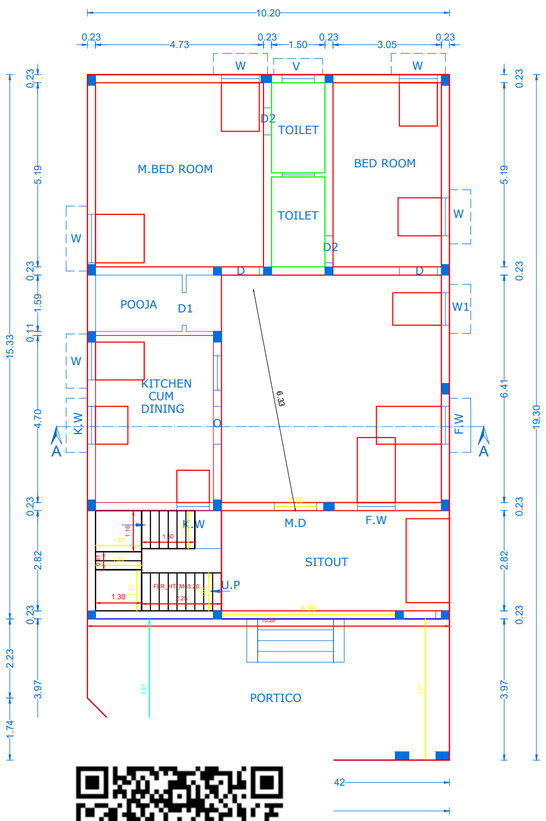
ELEVATION



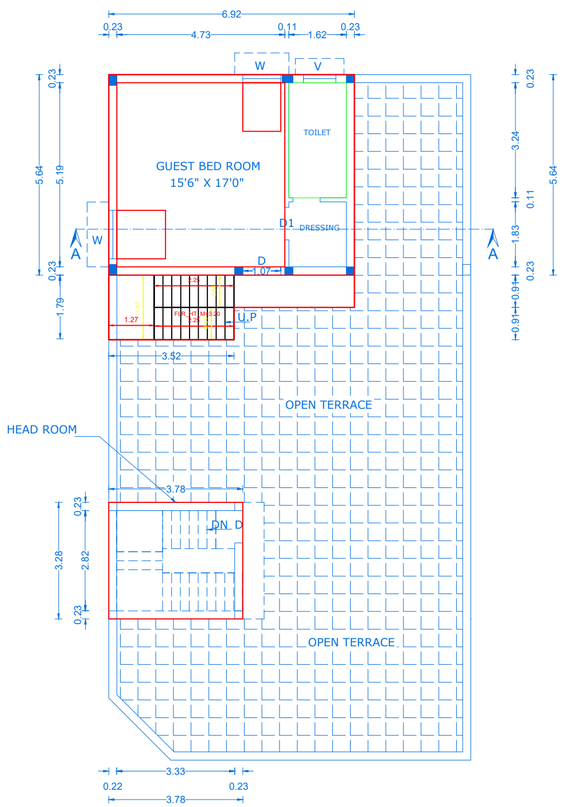
SECTION ON "AA"



TOPO PLAN (NOT TO SCALE)

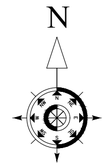


R PLAN



FIRST FLOOR PLAN

PLAN INFO
PLOT_AREA_M2=278.26
AS_AT_SITE=278.26
FMB_OR_PLR=278.26
AS_PER_DOCUMENT=278.26
DISTRICT=THOOTHUKUDI
TALUK=KOVILPATTI
SURVEY_NO=39/1B
PATTA_NO=5837
IS_SWIMMING_POOL_EXISTS=NO
IS_APPROVED_LAYOUT=YES
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=12.20
ROAD_WIDTH=10
ROAD_LENGTH=109
AVG_PLOT_DEPTH= 22.90
AVG_PLOT_WIDTH= 12.20
LAND_USE_ZONE = RESIDENTIAL
PLOT_NO=29,30
RWH_DECLARED=YES
OSR_APPLICABLE=NO
OSR_SURR_BUYBACK_RETAIN=NO
PREMIUM_FSI_REQUIRED=NO
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
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



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

AREA DETAILS

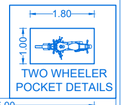
AREA	SQ.MT.	SQ.FT.
AREA OF SITE (Super Imposed)	278.26	2995.19
PLINTH AREA IN G.F HOUSE	144.76	1558.20
G.F PORTICO AND STAIR (Non FSI Area)	50.52	543.80
PLINTH AREA IN FIRST FLOOR	39.03	420.12
OPEN STAIRCASE IN F.F (Non FSI Area)	9.51	102.37
F.F HEAD ROOM (Non FSI Area)	12.38	133.26
TOTAL BUILDUP AREA	256.20	2757.74
AREA OF OPEN TO SKY	82.98	893.20

JOINERY DETAILS

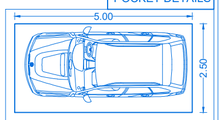
SYMBOLS	DESCRIPTION	SIZES
M.D	MAIN DOOR	1.19 x 2.10
D	DOOR	1.07 x 2.10
D1	DOOR	0.92 x 2.10
D2	DOOR	0.76 x 2.10
W	WINDOW	1.07 x 1.38
W1	WINDOW	0.92 x 1.38
F.W	FRENCH WINDOW	1.07 x 1.83
K.W	KITCHEN WINDOW	0.92 x 0.92
V	VENTILATOR	1.00 x 0.61

NOTE :-

TO PROVIDE RAIN WATER HARVESTING ARRANGMENTS IN THE PROPOSAL CONSTRUCTION AS PER PLAN



TWO WHEELER POCKET DETAILS



NON FSI AREA :- STAIR CASE HEAD ROOM 12.38 SQM

FSI DETAILS		PROPOSED	PERMISSIBLE
TOTAL PLINTH AREA	256.20	0.92	2.00
PLOT AREA	278.26		

PARKING CALCULATION:

NO. OF CAR & BIKE POCKETS PROVIDED } FLOOR AREA IN G.F = 144.76 sq.mt. (HOUSE) + FLOOR AREA IN F.F = 39.03 sq.mt. (HOUSE) = 183.79

FROM AREA ABOVE 100 Sq.m = 1 Car space for every 100 sq.m

ALL DIMENSIONS ARE IN METRE
SCALE 1:100

SHEET NO: 01/02

PARKING REQUIRED :-		PARKING PROVIDED :-	
NO. OF CAR POCKETS	: 2 Nos	NO. OF CAR POCKETS	: 2 Nos
NO. OF BIKE POCKETS	: 2 Nos	NO. OF BIKE POCKETS	: 2 Nos

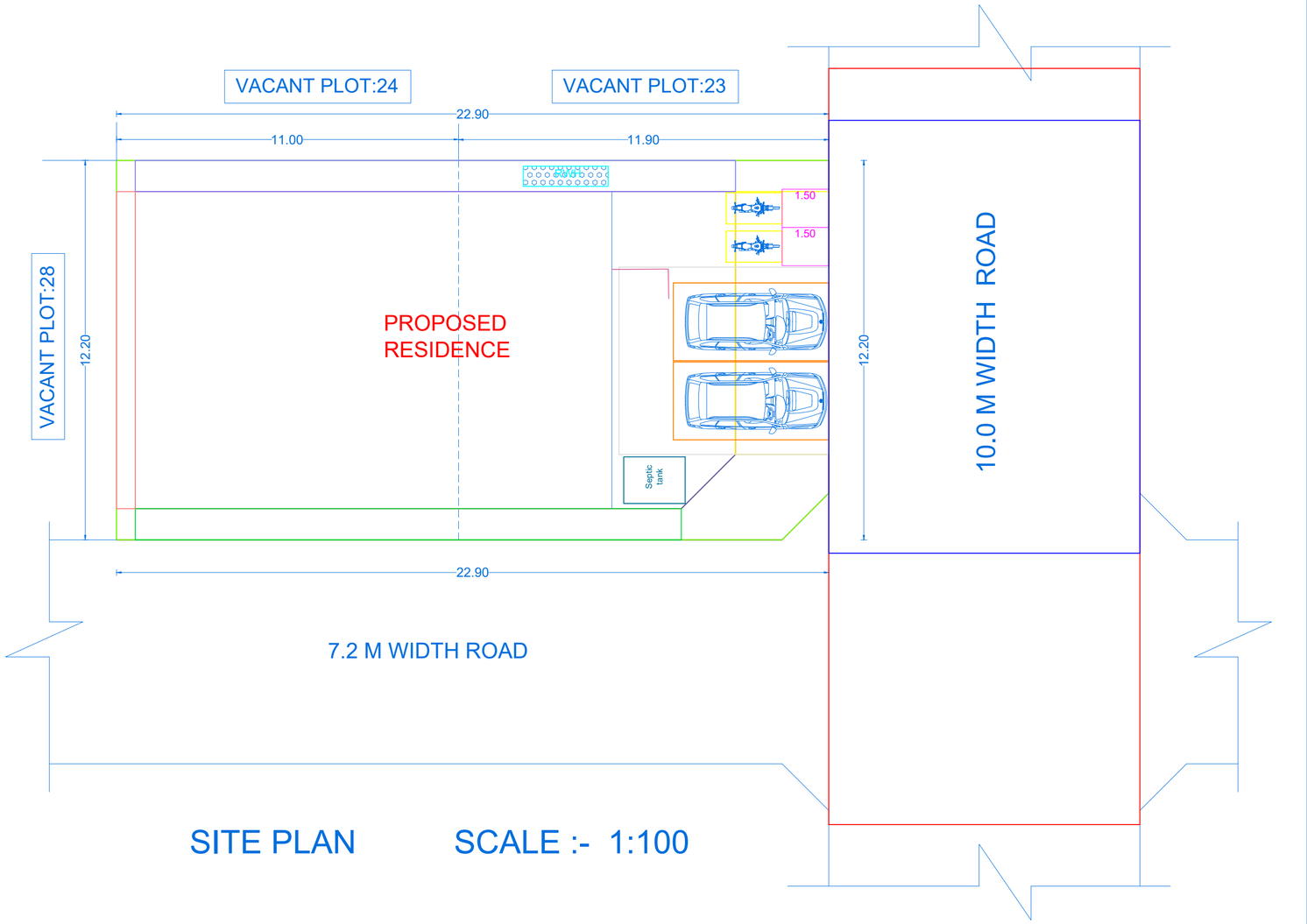
Er. L. PARVATHIRAJA, D.C.E.,
Registered Engineer Grade - III
Reg. No : 137/LS/2019/00014
SKP GRAND BUILDERS
122, C.C. Complex, New Road,
Kovilpatti - 628 501. Cell: 8248848457

REGISTERED ENGINEER

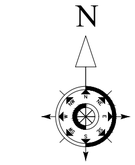
APPLICANT SUBBURAJ.K

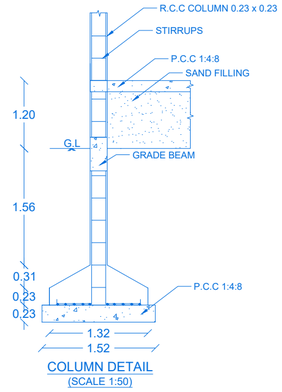
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APPLICANT NAME :- Mr.SUBBURAJ.K S/o.Mr.KASI NAICKER



SITE PLAN SCALE :- 1:100





COLUMN DETAIL (SCALE 1:50)

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

AREA DETAILS

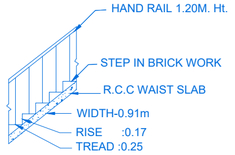
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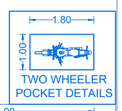
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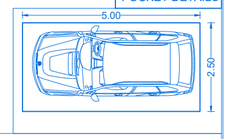
NOTE :-

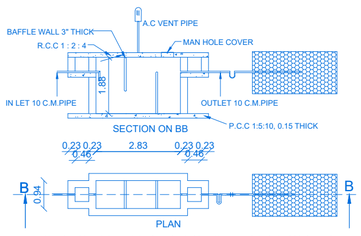
TO PROVIDE RAIN WATER HARVESTING ARRANGMENTS IN THE PROPOSAL CONSTRUCTION AS PER PLAN



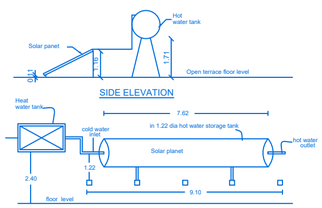
STAIR DETAIL



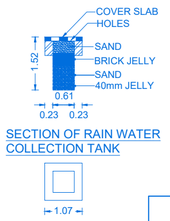




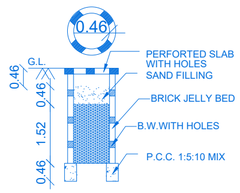
SEPTIC TANK AND TRENCH & U TRAP ADOPTED



SOLAR WATER HEATER PLANT



SECTION OF RAIN WATER COLLECTION TANK



PERCOLATION PIT

ALL DIMENSIONS ARE IN METRE
SCALE 1:100

NON FSI AREA :- STAIR CASE HEAD ROOM 12.38 SQM

FSI DETAILS		PROPOSED	PERMISSIBLE
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FROM AREA ABOVE 100 Sq.m = 1 Car space for every 100 sq.m

SHEET NO: 02/02

PARKING REQUIRED :-		PARKING PROVIDED :-	
NO. OF CAR POCKETS	: 2 Nos	NO. OF CAR POCKETS	: 2 Nos
NO. OF BIKE POCKETS	: 2 Nos	NO. OF BIKE POCKETS	: 2 Nos

Er. L. PARVATHIRAJA, D.C.E.,
Registered Engineer Grade - III
Reg. No : 137/LS/2019/00014
SKP GRAND BUILDERS
122, C.C. Complex, New Road,
Kovilpatti - 628 501. Cell: 8248848457

REGISTERED ENGINEER

APPLICANT SUBBURAJ.K

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.