

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.

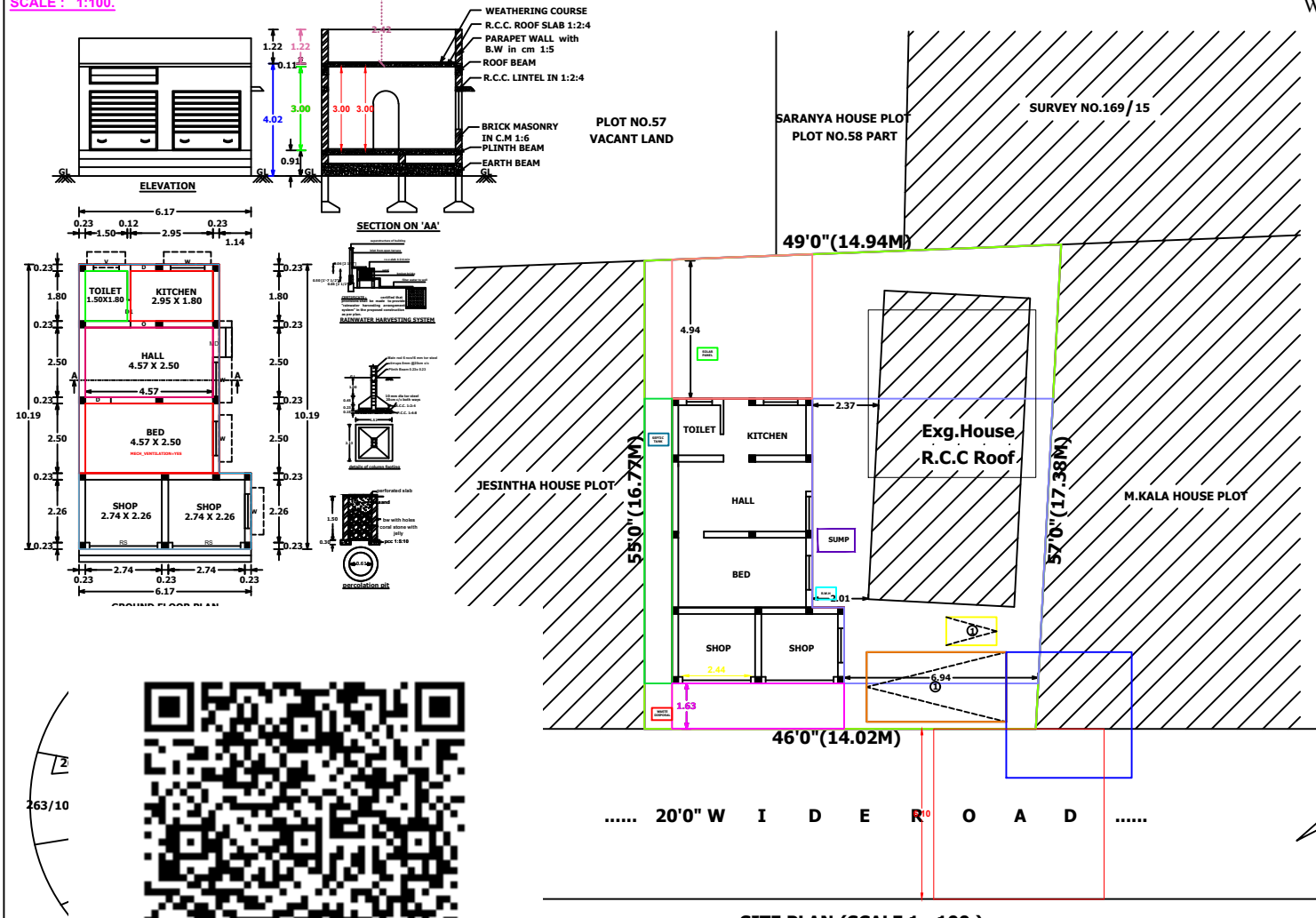
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



PLAN SHOWING PROPOSED ADDITIONAL CONSTRUCTION OF DWELLING HOUSE AND RETAIL SHOPS WITH EXG., BUILDING IN BEARING DOOR NOS.4/433, 4/433/1, 4/433/2, 4/434, 4/434/1, MAPPIAIYURANI SURVEY NO.263/16, PLOT NO.38, PANCHAYAT WARD NO.4 AT MAIN ROAD, SILUVAIPATTI OF MAPPIAIYURANI VILLAGE AND PANCHAYAT, THOOTHUKUDI PANCHAYAT UNION, THOOTHUKUDI TALUK AND DISTRICT.

OWNER : Mrs.N.SARANYA.

SCALE : 1:100.



PLAN INFO
PLOT AREA M2=246.69
PLOT NO=38
SURVEY NO= 263/16
AS PER DOCUMENT=246.69
AS AT SITE=246.69
FMB OR PLR=246.69
SINGLE FAMILY BLDG=NO
SECURITY_ZONE=YES
PATTA_NO=0
TALUK=THOOTHUKUDI
DISTRICT=THOOTHUKUDI
CRZ=NO
ACCESS_WIDTH_M= 6.10
WHETHER GOVT OR AIDED SCHOOL= NO
EXISTING FLOOR AREA TO BE DEMOLISHED M2=0.00
AVG PLOT DEPTH= 14.02
AVG PLOT WIDTH= 16.77
AREA_TYPE=OTHERS
ROAD_WIDTH=6.10
ROAD_LENGTH=500
LAND_USE_ZONE= RESIDENTIAL
RWH_DECLARED=YES
OSR_APPLICABLE=NO
IS_APPROVED_LAYOUT=YES
PREMIUM_FSI_REQUIRED=NO
BUILDING_NEAR_TO_RIVER=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=NO
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=NO
NOC_FIRE_DEPT=YES
OSR_SURR_BUYBACK_RETAIN=BUYBACK
IS_SWIMMING_POOL_EXISTS=NO
PREMIUM_FSI_REQUIRED=NO
IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO
JURISDICTION_TYPE=PANCHAYAT
BLOCK_1_B-SHOP_MEMBER_COUNT=5

JOINERIES

MD	-	MAIN DOOR	...	...	1.06 X 2.13
D	-	DOOR	...	...	0.91 X 2.13
D1	-	DOOR	...	...	0.76 X 2.13
O	-	OPEN	...	...	0.91 X 2.13
W	-	WINDOW	...	...	1.22 X 1.37
V	-	VENTILATION	...	...	0.91 X 0.91
RS	-	ROLLING SHUTTER	...	...	2.44 X 2.13

REFERENCE	COLOUR INDEX	SQ M	SQ FT
AREA OF SITE AS PER DOCUMENT		247.12	2660.00
AREA OF SITE AS PER SITE		246.69	2655.37
SUPER IMPOSED		246.69	2655.37
PRO. SHOP BUILDING IN G.F		16.74	180.19
PRO. HOUSE BUILDING IN G.F		37.58	404.51
EXG., BUILDING		68.94	742.07
NET OPEN AREA		123.43	1328.60
ROAD		-	-

SITE PLAN (SCALE 1 : 100)

TOTAL PLINTH AREA: 123.26 SQ.M

FSI CALCULATION

$$FSI \Rightarrow \frac{\text{TOTAL PLINTH AREA}}{\text{TOTAL SITE AREA}} \leq 2$$

$$FSI \Rightarrow \frac{123.26}{246.69} \leq 2$$

$$FSI \Rightarrow 0.499 \leq 2$$

Note: Waste water from wash basin and bathroom are connected to percolation pit for ground water recharge. chimney is provided in kitchen.

Solar water heating system arrangements are to be provided as per IS 12933 in this proposed building.

Certificate: Certify that rain water harvest system is provided as per plan.

PARKING DETAILS

NUMBERS OF TWO WHEELER PARKING REQUIRED - 2 Nos
NUMBERS OF TWO WHEELER PARKING PROVIDED - 2 Nos
(1.00 X 1.80) PARKING AREA PROVIDED

N.Saranya

LAND & BUILDING OWNER

Er.S.PONMANIKANDAN, B.Tech.,
Licensed Surveyor / Registered Engineer
149/8, Polepettai West 1st Street,
Tuticorin - 628 008
Mob: 8056700160.

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.

