PP APPROVAL RECORD

Planning Permission

Tirunelveli district, Tamil Nadu

APPROVAL TYPE
Building Plan

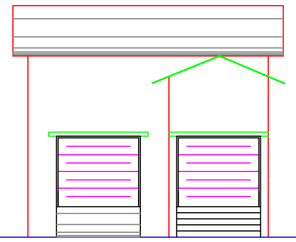
ISSUING AUTHORITY
Rural Panchayat

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

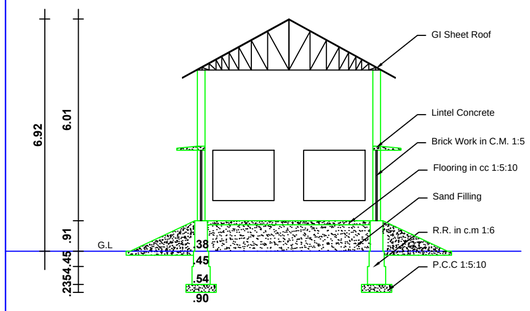
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF 2 SHOP BUILDING (CAR WASH SHED & OFFICE) IN S.NO. 43/4B PART, PALAYAMCHETTIKULAM VILLAGE, PALAYAMCHETTIKULAM PANCHAYAT, PALAYAMKOTTAI UNION PANCHAYAT.

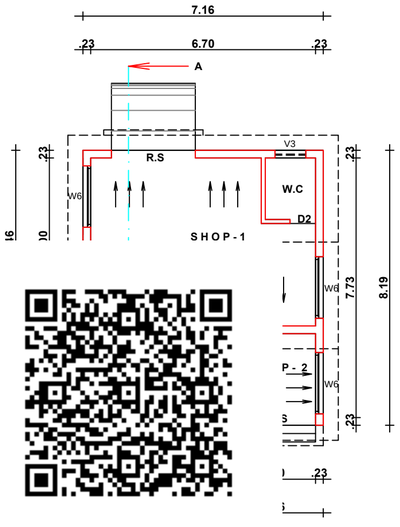
ALL DIMENSIONS ARE IN METRE, SCALE 1:100



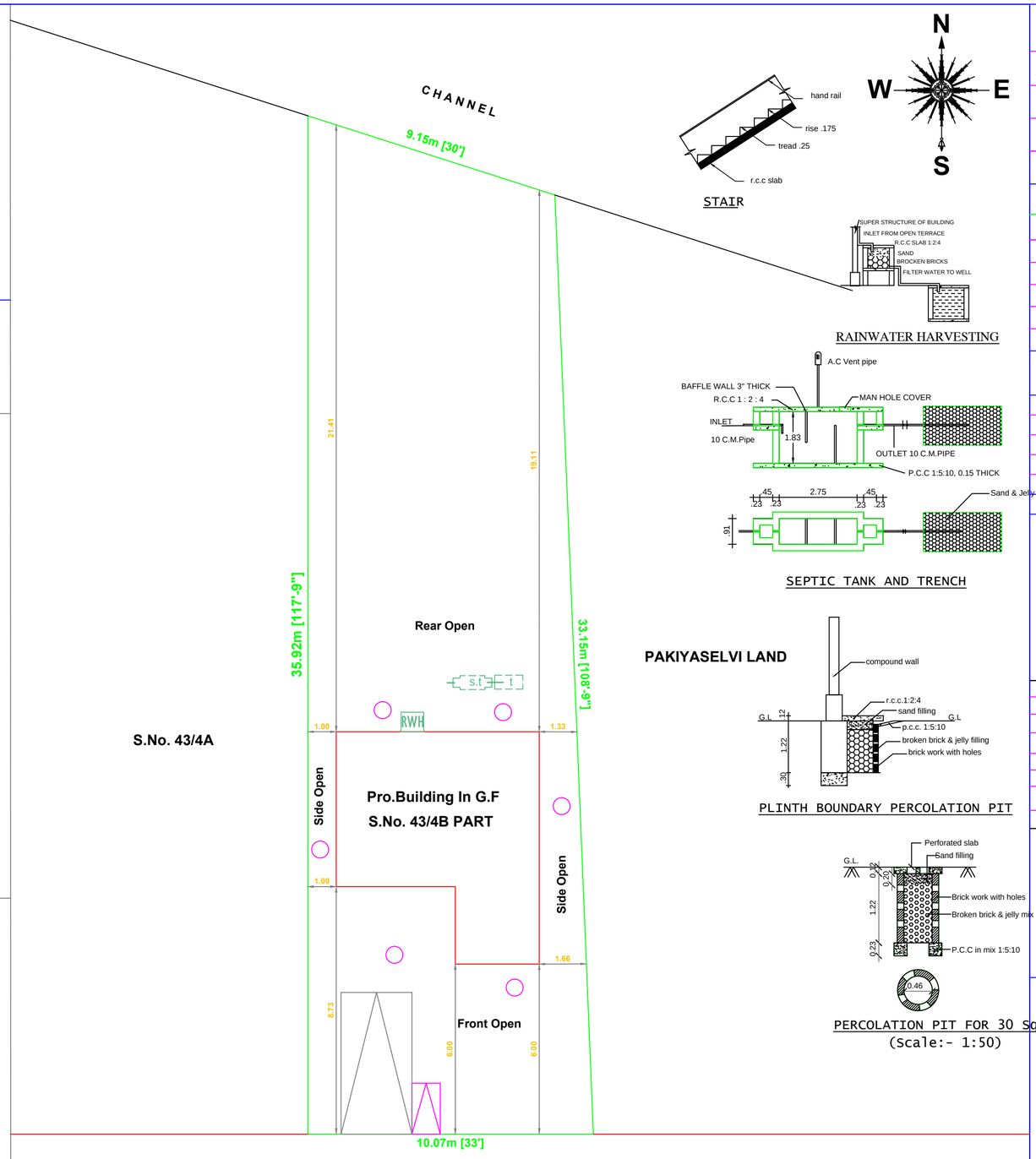
ELEVATION



SECTION ON 'AA'



GROUND FLOOR (G.I Sheet Roof)



STAIR

RAINWATER HARVESTING

SEPTIC TANK AND TRENCH

PLINTH BOUNDARY PERCOLATION PIT

PERCOLATION PIT FOR 30 Sq.m.
(Scale:- 1:50)

AREA DETAILS

REF.	DESCRIPTION	SQ.M	SQ.FT.
	SITE AREA	323.75	3485
	PRO.BUILDING AREA	47.17	508
	OPEN AREA	276.58	2977
	EXG. ROAD		
	PRO.BUILDING AREA IN G.F	47.17	508

JOINERY DETAILS

R.S	Rolling Shutter	2.50 x 2.10
D2	Door	0.75 x 2.10
W6	Window	1.80 x 1.50
V3	Ventilator	0.90 x 0.60

Commercial Building Parking Calculation :-

Total Building Area = 47.17 Sq.mt

Parking Calculation

Floor Area Upto 149.99 Sq.mt = 1 Car Space + 1 Two Wheeler

Floor Area Next Every 75 Sq.mt = 1 Car Space + 1 Two Wheeler

Required Car Space = 1 Car Space + 1 Two Wheeler

Provided Car Space = 1 Car Space + 1 Two Wheeler

T.N COMBINED DEVELOPMENT & BUILDING RULES -2019

Description	Required	Available	
Front Setback	6.00m	6.00m	OK
Side Setback (East)	1.00m	1.33m	OK
Side Setback (West)	1.00m	1.00m	OK
Rear Setback	Nil	19.11	OK
Parking	1 Car + 1 Two Wheeler	1 Car + 1 Two Wheeler	OK
FSI	2.00	0.15	OK

Note:-

Waste Water Used to Garden

Chimney Provided in Kitchen

Percolation pit to be provided

'U' traps provided in septictank to prevent curb breeding of mosquitoes As per G.O (M.S) No : 341 - dated 03.11.2004

Floor Area Ratio

$$= \frac{\text{G.F}}{\text{Site Area}} = \frac{47.17}{323.75} = 0.15 < 2.00$$

SEEVALAPERI ROAD 30.0M WIDE

SITE PLAN
(SCALE 1:100)

APPLICANT

OFFICE USE

Er.A.Thirumalai Srinivasan
Reg.No: 146/LS/2019/00018
Mobile: 9442405501.
REGISTERED ENGINEER (Plan Only)

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

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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

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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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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.