

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 HOUSE BUILDING
IN PLOT NO: HIGA26, S.NO:98 PART & 99/
1 PART, KEELANATHAM ADS SCHEME,
TNHB COLONY,APPROVED LAYOUT
LP/DTCP No:188/98, PALAYAMKOTTAI
TALUK ,KEELANATHAM VILLAGE &
PANCHAYAT,PALAYAMKOTTAI
PANCHAYAT UNION , TIRUNELVELI
DISTRICT.

COLOURS	AREA DETAILS	SQ.MT	SQ.FT
	SITE AREA	241.019	2594.32
	GROUND FLOOR AREA	115.92	1248.00
	FIRST FLOOR AREA	60.60	652.00
	OPEN SPACE AREA	125.099	1346.32
	EXG. ROAD		

TAMIL NADU COMBINED DEVELOPMENT & BUILDING RULES, 2019					
Building ht	Road wide	Plot Width	Details	Required	Available
6.95 MT	9.0 MT	12.25 MT	35(E(i) Front Set Back	1.50	3.04
			Side Set Back		
			35(E(ii) Side 1	1.00	1.00
			Side 2	1.00	1.41
			35(E(iii) Rear Set Back	Nil	3.72

JOINERY DETAILS :-			FLOOR SPACE INDEX	
D	- DOOR	- 1.00 X 2.10	F.S.I =	TOTAL BUILT UP AREA
D1	- DOOR	- 0.76 X 2.10		SITE AREA
FW	- WINDOW	- 1.82 X 2.10	F.S.I =	176.52
W	- WINDOW	- 1.52 X 1.37		241.02
W1	- WINDOW	- 0.76X 1.83	= 0.732	
V	- VENTILATOR	- 0.61 X 0.61	F.S.I = 0.732 < 2.00	

PARKING CALCULATION	
25 SQ.MT = NIL	
25 SQ.MT - 50 SQ.MT = 1 TWO WHEELER	
50 SQ.MT - 75 SQ.MT = 1 CAR SPACE FOR 2 DWELLINGS	
& 1 TWO WHEELER FOR EACH 2 DWELLINGS	
ABOVE 75 SQ.MT = 1 CAR SPACE FOR EVERY 75 SQ.MT	
PRO. AREA = 176.52 SQ.MT	
REQUIRED PARKING = 1 CAR PARKING	
AVAILABLE PARKING = 1 CAR PARKING	

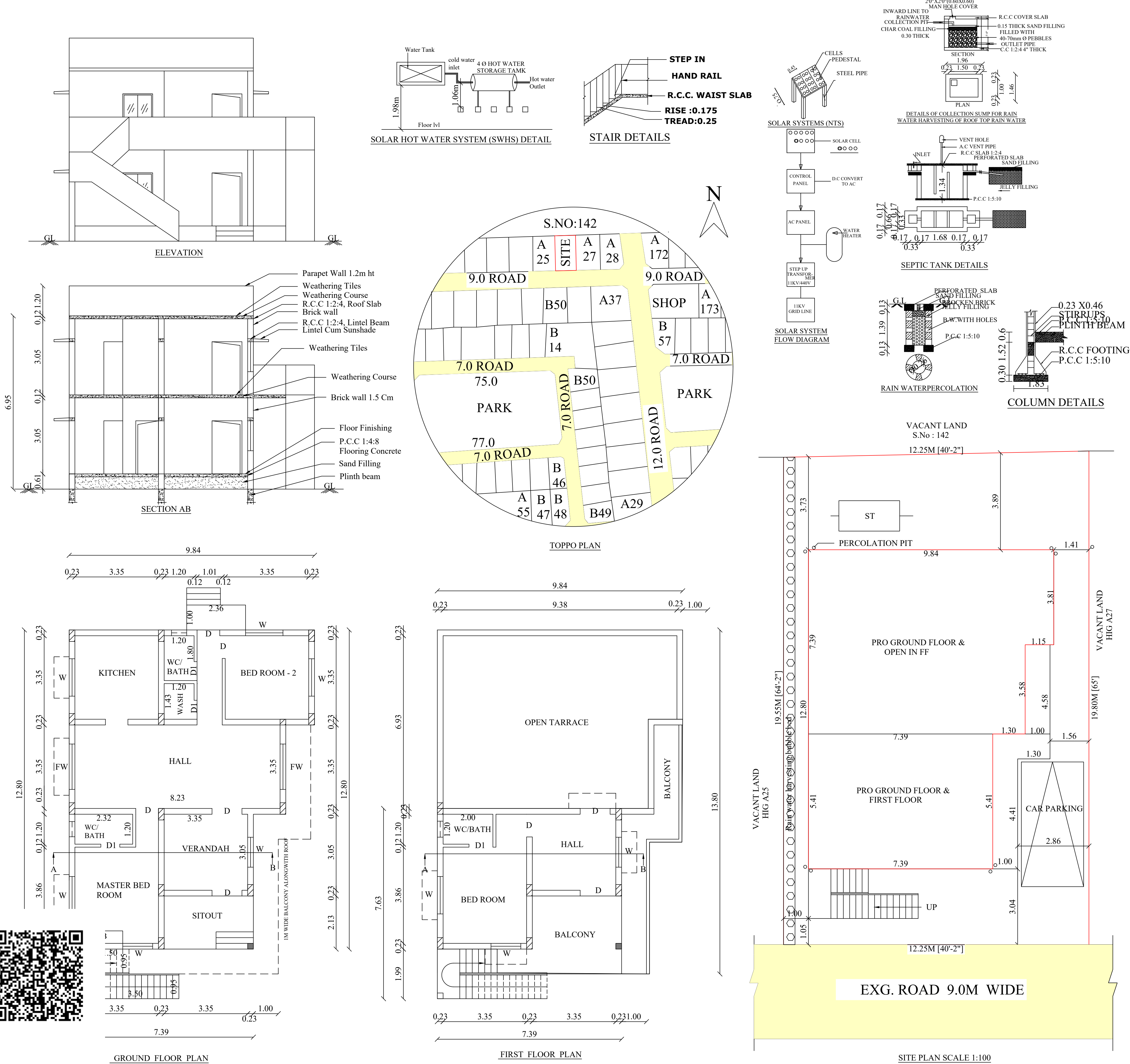
NOTES :-	
· All dimensions are in metre & Scale -1:100	
· Drinking water to be provided	
· Solar water heating system to be provided	
· Chimney & exhaust fan to be provided in kitchen	
· Percolation pit to be provided	
· 'U' traps provided in septic tank to prevent curb breeding of mosquitoes	

OFFICE USE:-

APPLICANT:-

Er. P. DURAIMUTHU B.E., PGDQSV, M.Sc., (RV)
Registered Engineer Grade - I
RE / Gr-I / March / 2019 / 009
ANGELA CONSULTANT
68/10, ASRN Complex, Market Road,
Palayamkottai - 2. Mobile: 98421 72100
E-mail: erduraimuthu@gmail.com

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.

