

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.

SHEET-01/02

PLAN SHOWING THE PROPOSED FIRST FLOOR CONSTRUCTION OF EXISTING GROUND FLOOR COMMERCIAL BUILDING IN

BEARING DOOR NO: 5/312A/15, 5/312A/16, 5/312A/17, 5/312A/18, 5/312A/19, 5/312A/20, 5/312A/21, PLOT NO : 24, 25, 26,

FATHIMA NAGAR, SURVEY NO : 93/5B PART, PALAYAMCHETTikulAM VILLAGE AND PANCHAYAT,

PALAYAMKOTTAI PANCHAYAT UNION, TIRUNELVELI DISTRICT.

PLOT APPROVED IN UNAUTHORISED PLOT REGULARIZATION SCHEME 2017

LPA FILE NO : ந.க.எண் : 1276/2018, நாள் : 18/05/2018, SOLD OUT PLOT FRAME WORK LAYOUT NO : 125

PANCHAYAT FILE NO : ந.க.எண் : 6/2847/ 2021 நாள் : 13/03/2021

Scale 1:100 , All Dimensions are in Metre

T.N COMBINED DEVELOPMENT & BUILDING RULES -2019

Description	Required	Available	Result
Front Setback	1.50m	1.69m	OK
Side Setback 1 (East)	1.00m	1.15m	OK
Side Setback 2 (West)	1.00m	3.22m	OK
Rear Setback	1.00m	1.52m	OK
Parking	1 Four.WH 1 Two.WH	1 Four.WH 1 Two.WH	OK
FSI	2.00	0.726	OK

JOINERY DETAILS

RS	ROLLING SHUTTER	2.50 X 2.10	W	Window	1.52 X 1.37
RS1	ROLLING SHUTTER	2.00 X 2.10	V	Ventilator	0.91 X 0.61
D1	DOOR	0.76 X 2.10	V1	Ventilator	1.80 X 0.68

RAIN WATER COLLECTING TANK IS TO BE PROVIDED
waste water to be garden
ALL DIMENSION ARE IN METRE
SCALE 1:100

AREA DETAILS

COL	DESCRIPTION	SQ.M	SQ.FT
	SITE AREA (AS PER DOCUMENT)	510.25	5492.31
	EXG. G.F. SHOP BUILDING	185.24	1993.92
	PRO. F.F. SHOP BUILDING	185.24	1993.92
	OPEN SPACE	325.01	3498.39
	ROAD		

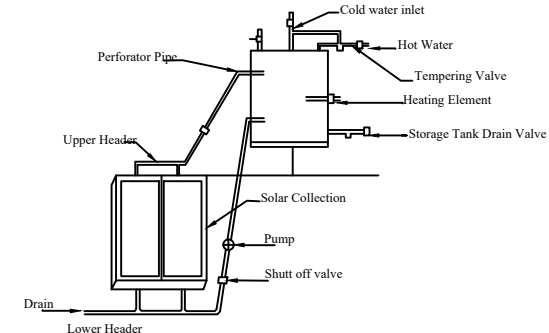
Floor Space Index :

$$\begin{aligned} &= \frac{\text{G.F}+\text{F.F}}{\text{Site Area}} \\ &= \frac{185.24+185.24}{510.25} \\ &= 0.726 < 2.00 \end{aligned}$$

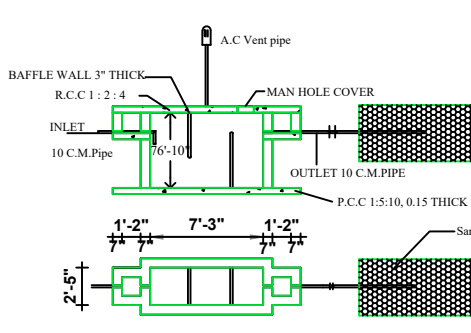
Parking Calculation :

First 150 Sq.m	= 1 Car Space
Required Parking	= 185.24 Sq.m
Required Parking	= 1 Car Space, 1 Bike Space
Available Parking	= 1 Car Space, 1 Bike Space

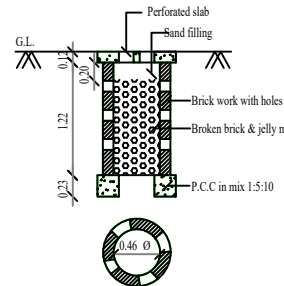
Office Use



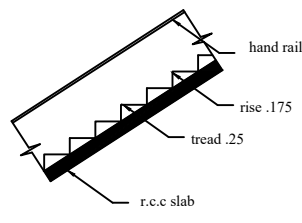
Details Of Solar Water Heater (NTS)



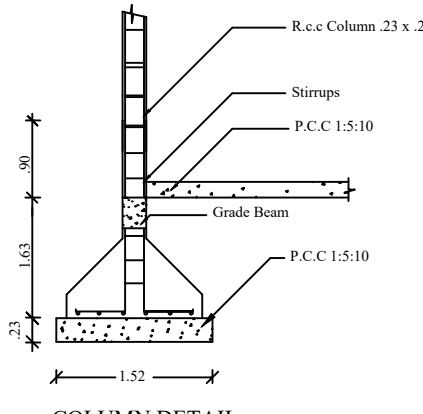
SEPTIC TANK AND TRENCH



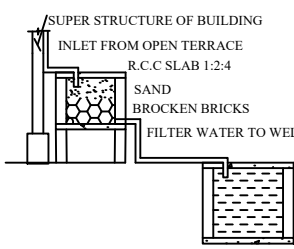
PERCOLATION PIT FOR 30 Sq. m.
(Scale:- 1:50)



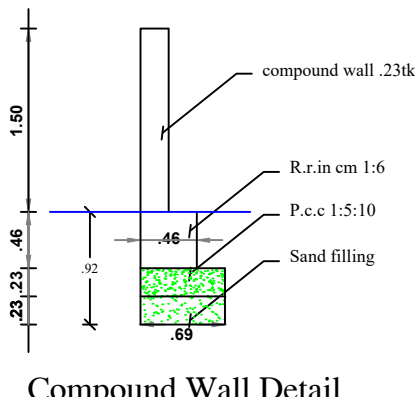
STAIR



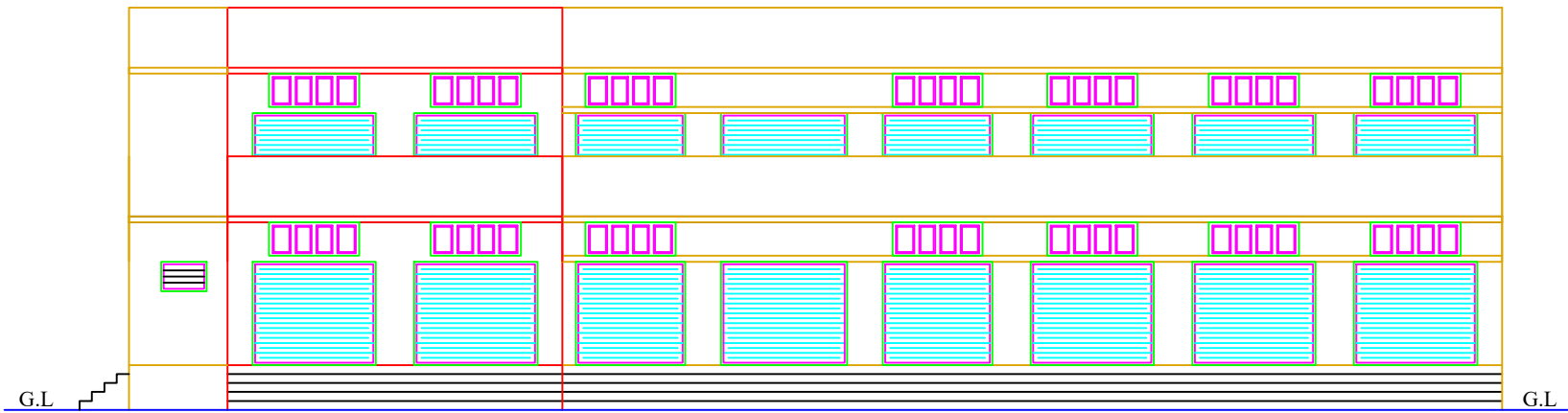
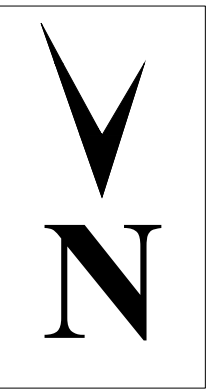
COLUMN DETAIL



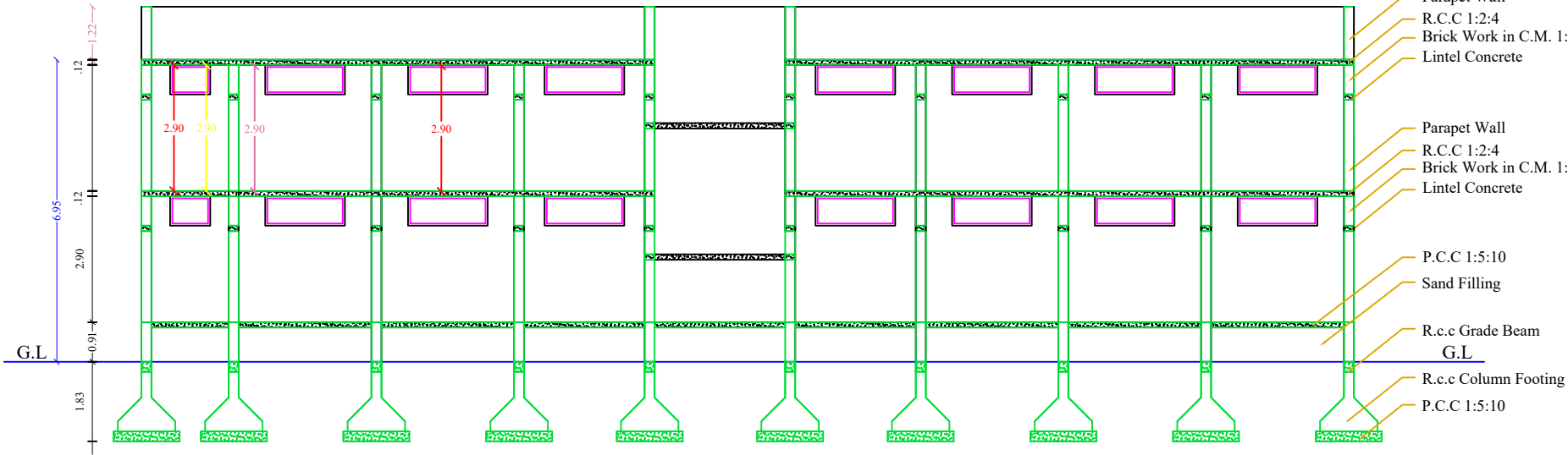
Rainwater harvesting



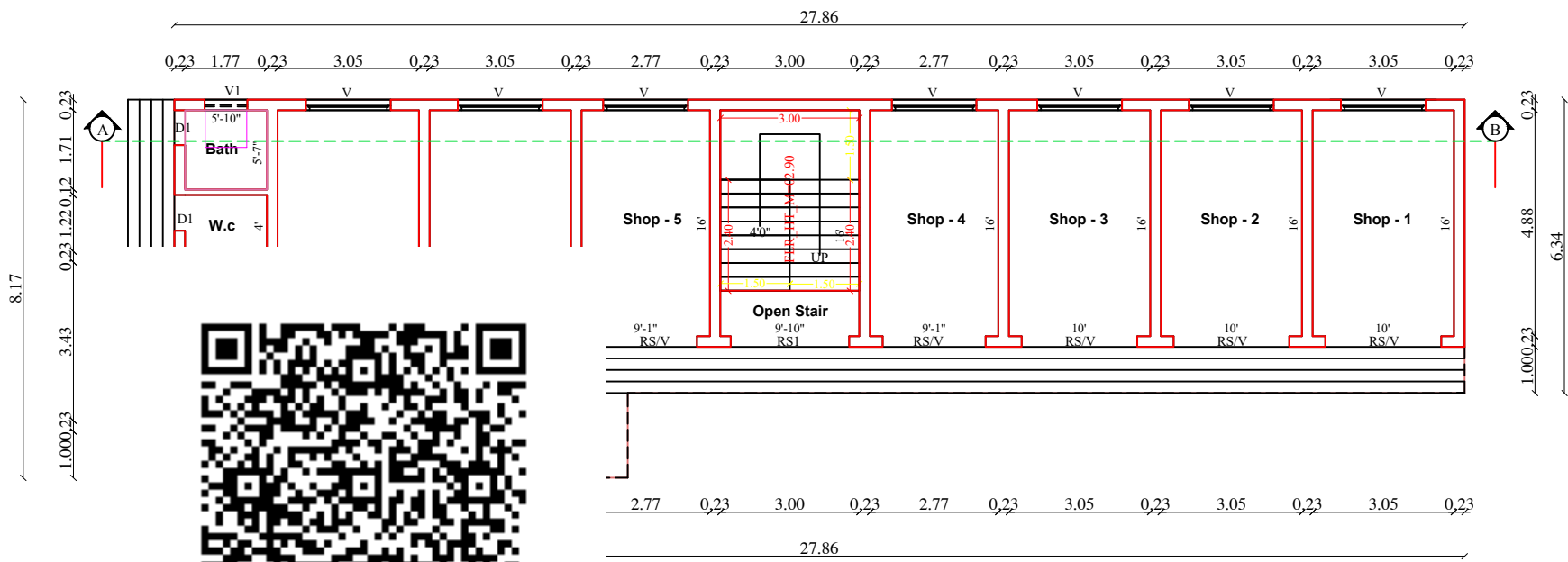
Compound Wall Detail



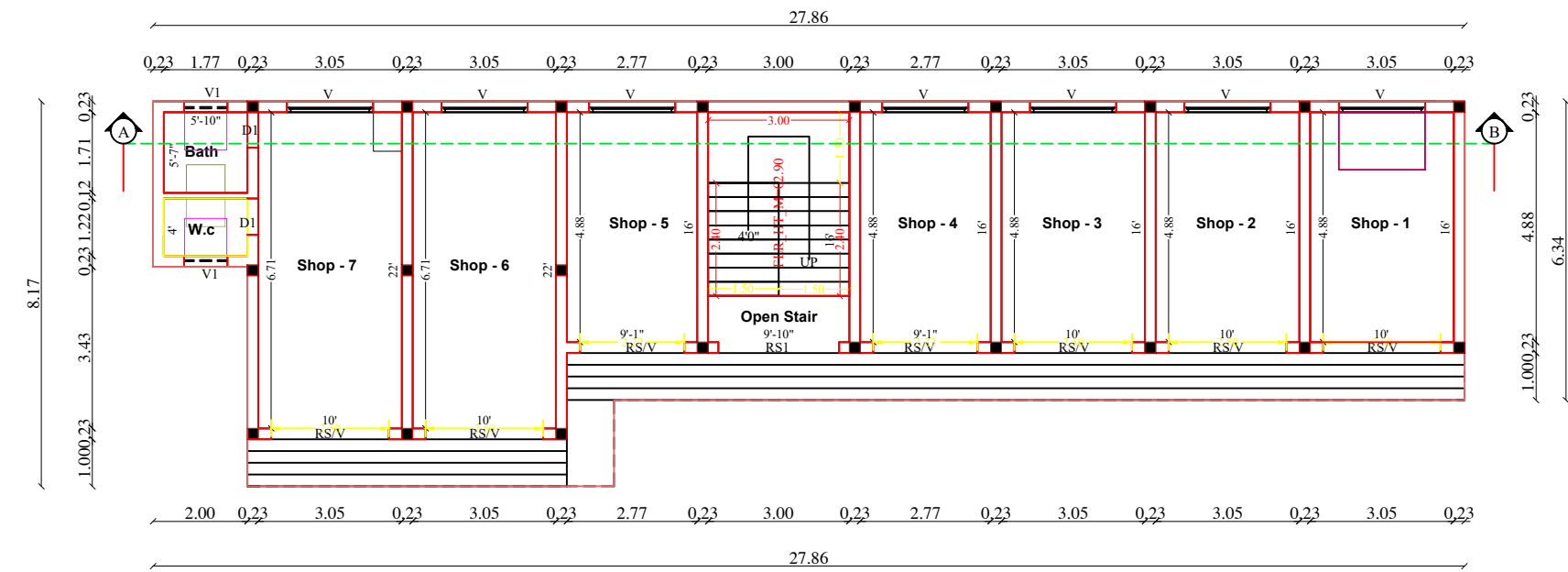
ELEVATION



SECTION ON " AA "



EXISTING GROUND FLOOR PLAN



PROPOSED FIRST FLOOR PLAN



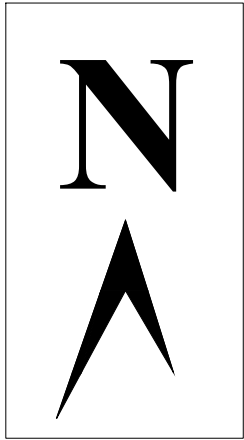
M. Azim Muthu Vabba

APPLICANT : Mr. M. AZIM MUTHU VABBA

REG.ENGINEER : Mr. C.MUTHUSELVAM

2, Ayirathamman kovil road,
near Palai post office,
Palayamkottai-2
Cell No: 9080912399

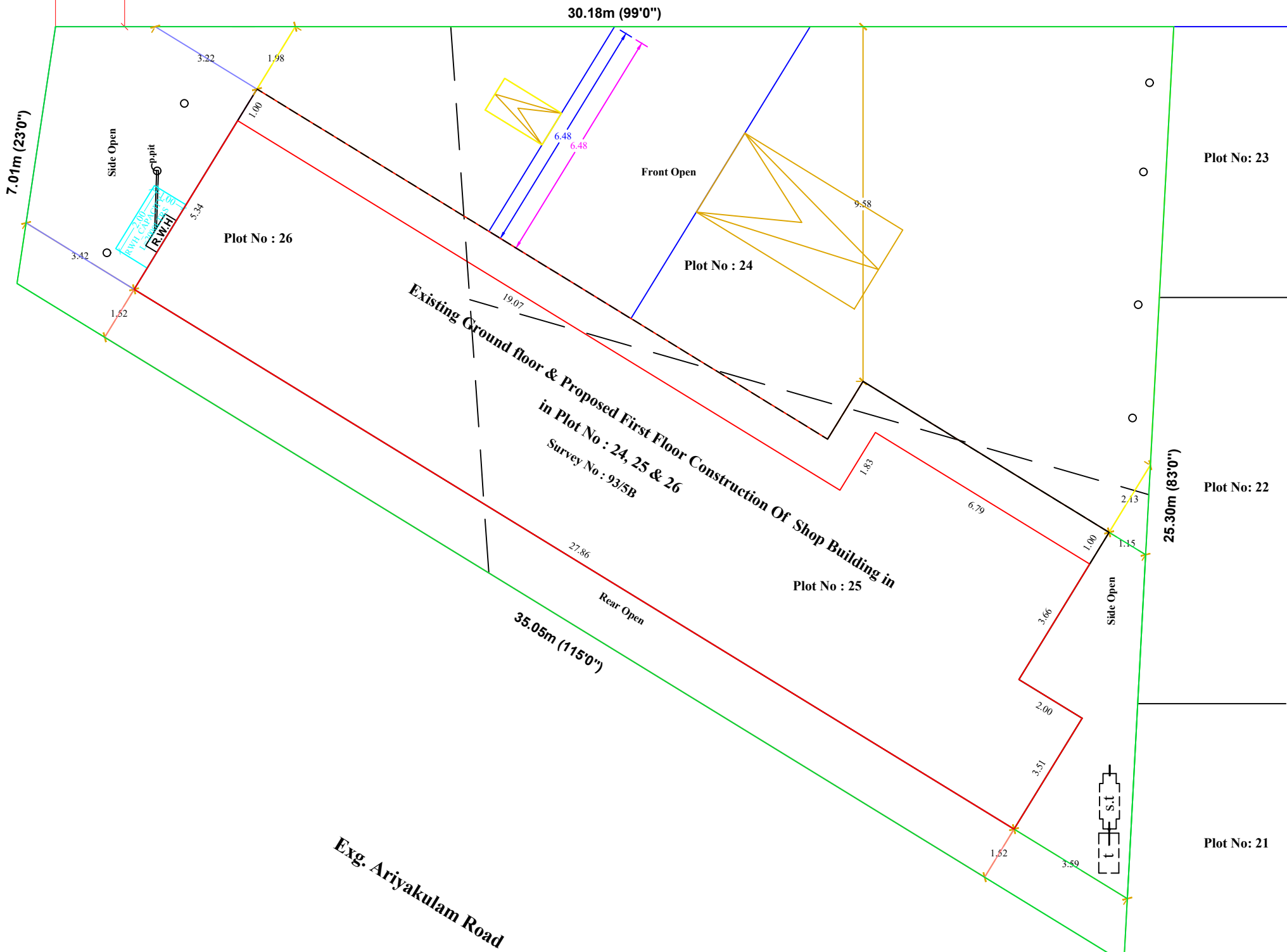




SITE PLAN
SCALE [1:100]

Exg. Road 20'0" (6.10m) Wide

Exg. Road 20'0" (6.10m) Wide



SHEET-02/02

SITE PLAN SHOWING THE PROPOSED FIRST FLOOR CONSTRUCTION OF
EXISTING G.F SHOP BUILDING IN BEARING DOOR NO:5/312A/15, 5/312A/16,
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M. Azim Muthu Vabba

APPLICANT : Mr. M. AZIM MUTHU VABBA

C. Muthuselvam

REG.ENGINEER : Mr. C.MUTHUSELVAM



2, Ayirathamman kovil road,
near Palai post office,
Palayamkottai-2
Cell No: 9080912399

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.

