Verified RealEstate™

REFERENCE
02/2024 - Date : 18.11.2024

ISSUED
18 November 2024

PP APPROVAL RECORD

Planning Permission

Tiruvarur 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.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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DIGITALLY VERIFIED RECORD

PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C GROUND FLOOR RESIDENTIAL BUILDING COMBINED WITH EXISTING GROUND FLOOR RESIDENTIAL BUILDING IN PATTA NO: 26 , REV Sy.No: 236/5 , AT 73, KEELA THERU , AT SEENIKUDIKADU HABITATION ON MOOVARKOTTAI REV.VILLAGE IN MOOVARKOTTAI VILLAGE PANCHAYAT, NEEDAMANGALAM TALUKA , THIRUVARUR DISTRICT - 614 019

All Dimension are in Metres
(Scale 1:100)

AREA DETAILS	SQ.MT	SQ.FT
SITE AREA AS PER DOCUMENT	324.04	3488.00
SITE AREA AS FMP/PLR	324.04	3488.00
SITE AREA AS SUPER IMPOSED	324.04	3488.00
EXI.G.FLOOR RESIDENTIAL AREA	47.78	514.30
PRO.G.FLOOR RESIDENTIAL AREA	59.94	645.19
OPEN SPACE - SITE AREA	1228.96	13228.51

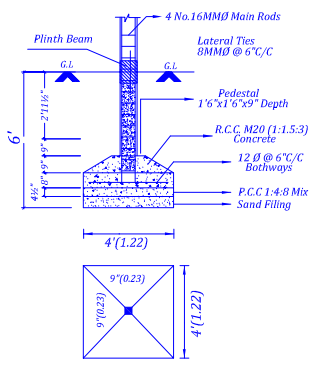
SCHEDULE OF JOINERY		
MD	MAIN DOOR	1.00 X 2.13
A/O	ARCH OPEN	0.91 X 2.13
D1	DOOR	0.91 X 2.13
D2	DOOR	0.76 X 2.13
W	WINDOW	1.52 X 1.22
J	JOLLY	1.52 X 1.22
V	VENTILATOR	0.76 X 0.76

FSI Area :- $\frac{107.72}{324.04} \times 100$:- 0.33 %

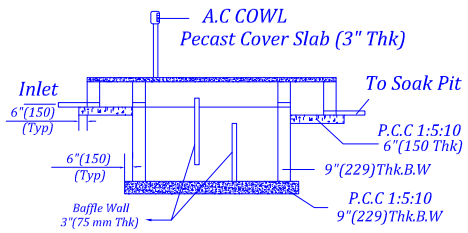
COLOUR INDEX
- PROPOSED
- ROAD
- SITE BOUNDARY

Name of Applicant :- Mr. K.Rajendran , S/O Mr. Kasinathan .
Adhar NO : 7441 8886 2476
PAN NO : DSOPR5202Q
Mobile NO : 8098249499
Patta No : 26 , Sy.No : 236/5 - 324.04 Sq.m

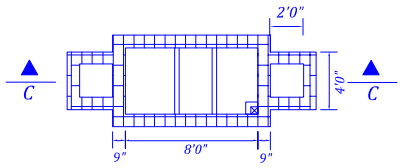
Site Location :-
Latitude :- 10.727783 - 10.43.40.0"N
Longitude :- 79.33903 - 79.20.20.5"E



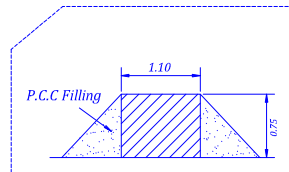
Foundation Details
(Scale : 1:50)



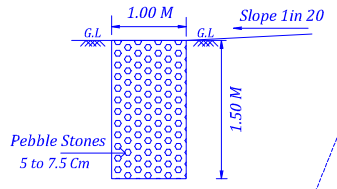
Section - BB



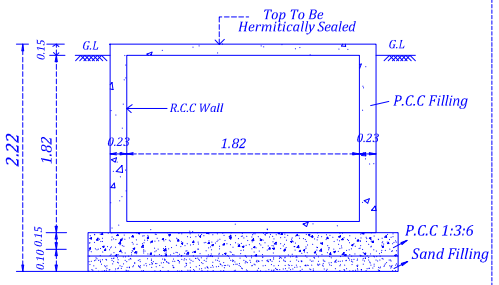
PLAN OF SEPTIC TANK



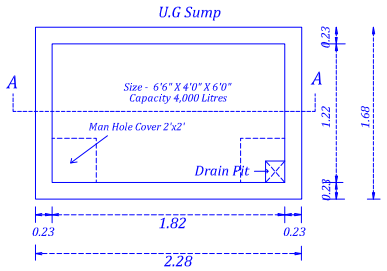
Draft Wall Section
(Not To Scale)



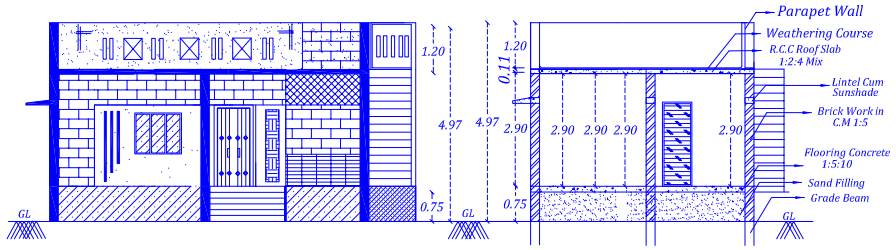
Section Of Pebble Trench (Scale - 1:100)



Section on AA

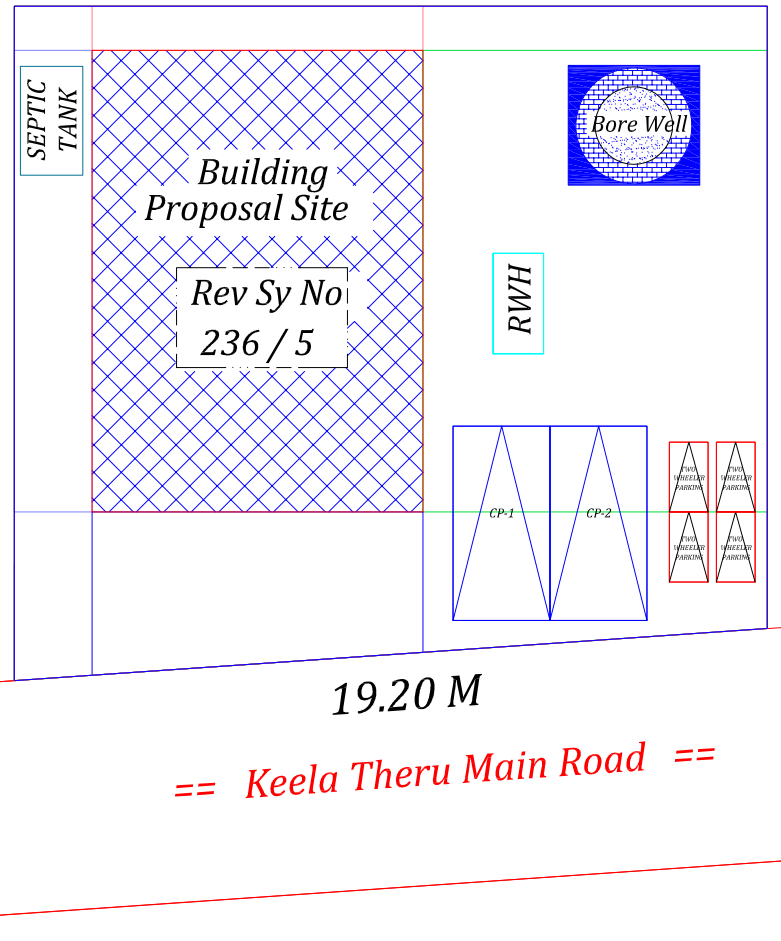


Sump Details
(Scale 1"-4'0")



ELEVATION

SECTION-AA



Site Plan - (NTS)

Applicant Signature :

Mr. K.Rajendran , S/O Mr. Kasinathan .

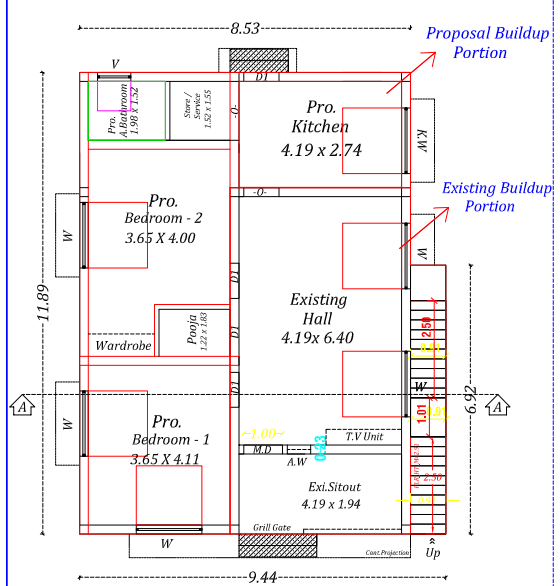
Registered Engineer :

S. Gowthaman

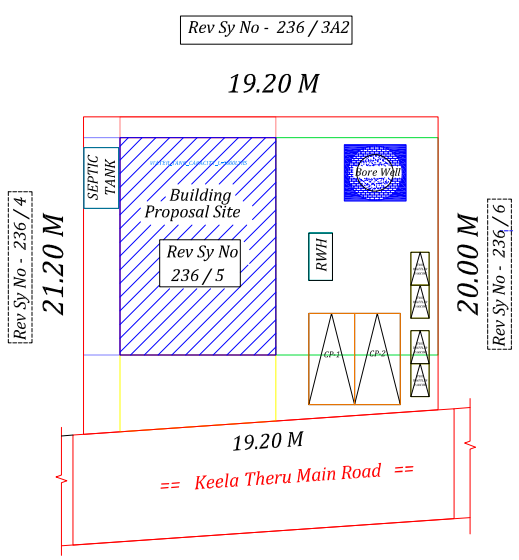
Er. S.Gowthaman.., B.E Civil ..,
Licensed Register Engineer Grade II - RE
Licensed Reg No : 107/LS/2023/00035
Venue : 185 , South Street ,
Karuppa Mudhaliyar Kottai - 614403 ,
E-mail :- gowthamaellai1996@gmail.com
Mobile : 9894804408 .

Office Use :

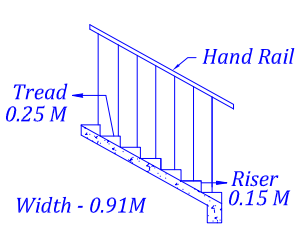
PLAN INFO
PLOT_AREA_M2=324.04
AS_AT_SITE=324.04
FMB_OR_PLR=324.04
AS_PER_DOCUMENT=324.04



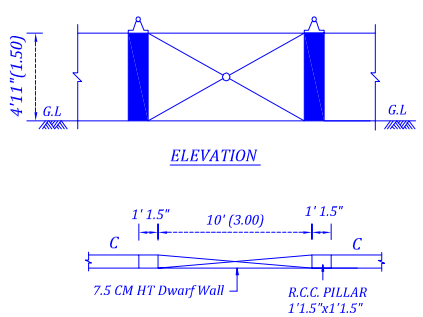
PRO. GROUND FLOOR PLAN



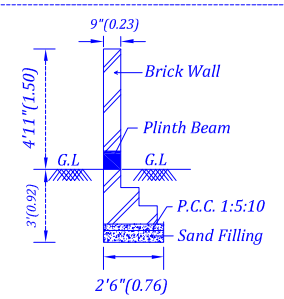
KEY PLAN - SCALE 1:200



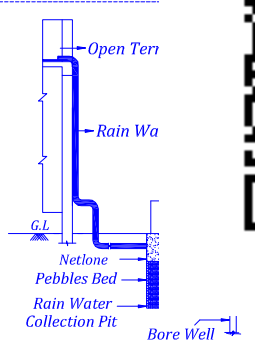
Staircase Details



Compound Wall - Plan



Section - CC



Rain Water Harvesting System

BUILDING_NEAR_GOVT_BLDG=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO
JURISDICTION_TYPE=PANCHAYAT

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

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

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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.