

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.

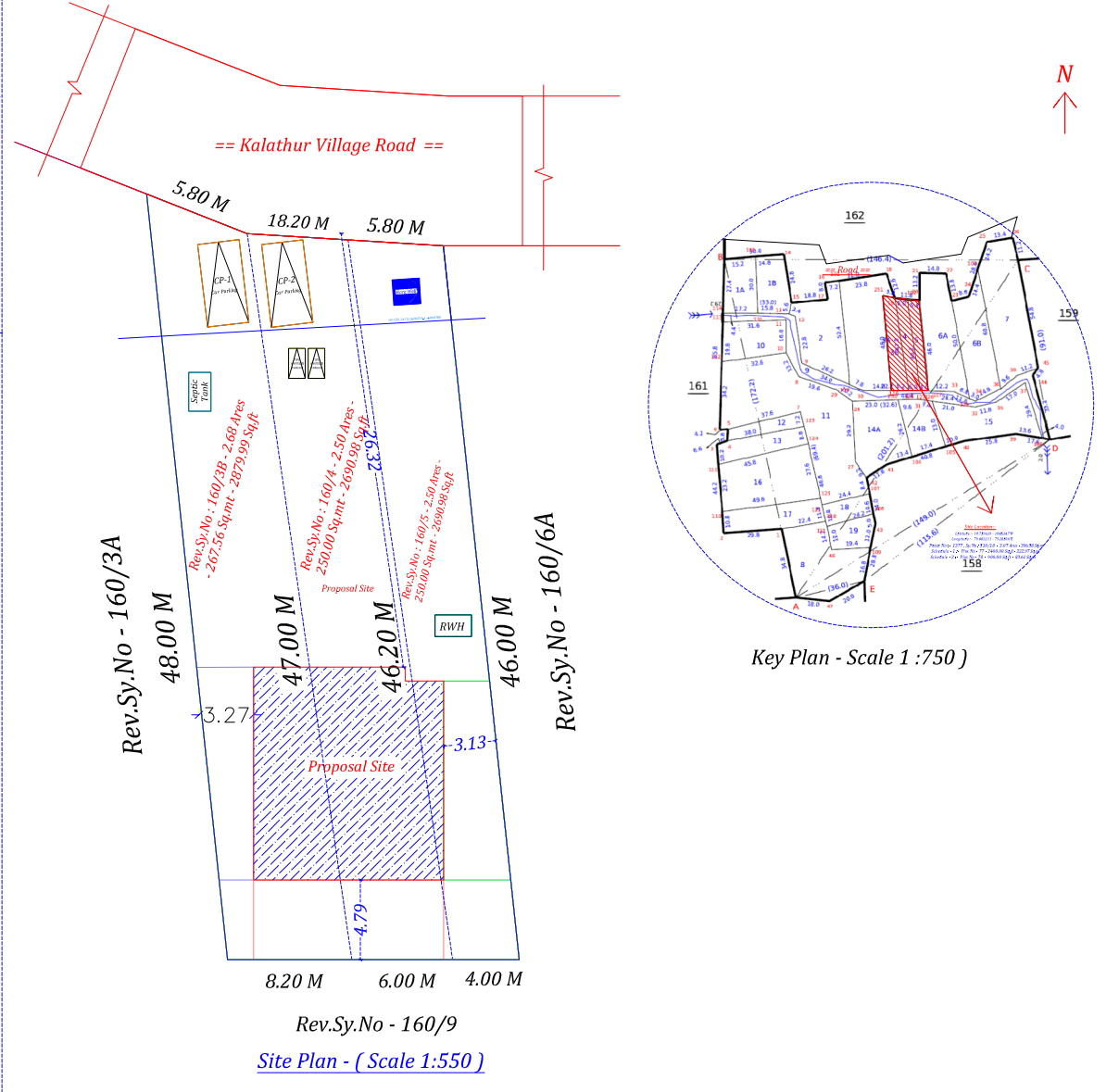
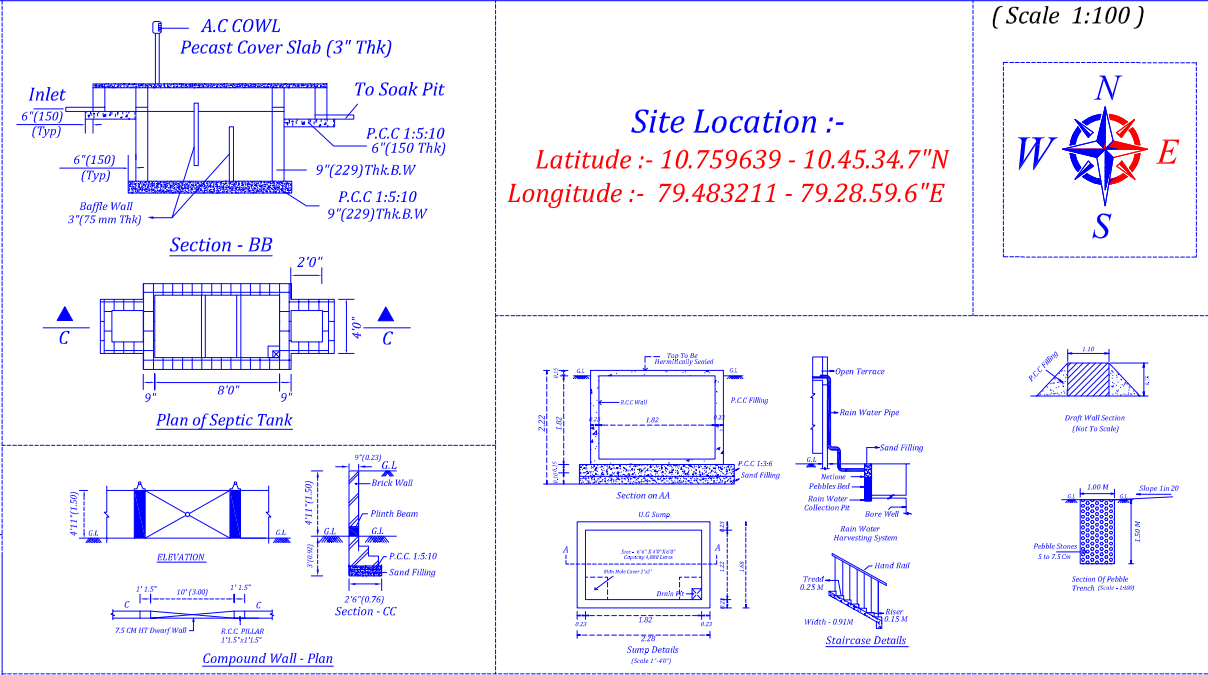
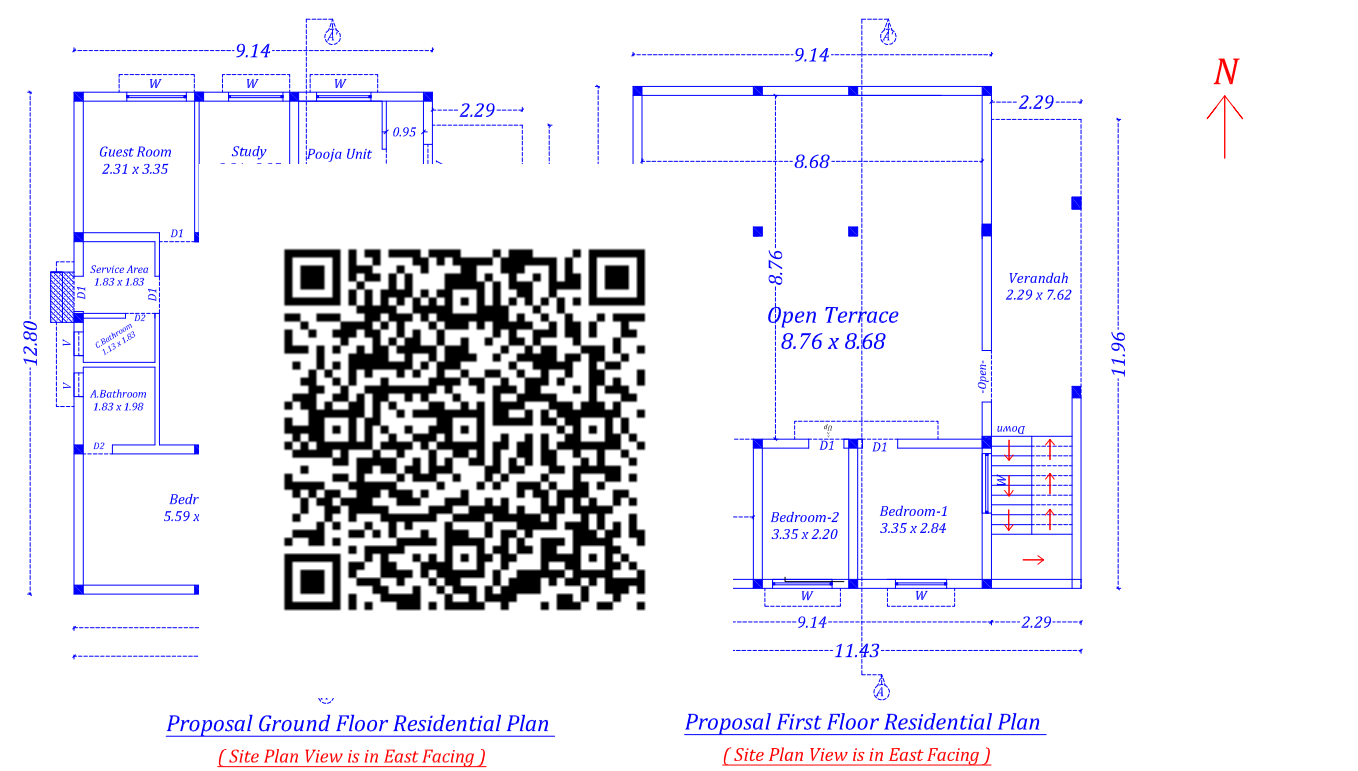
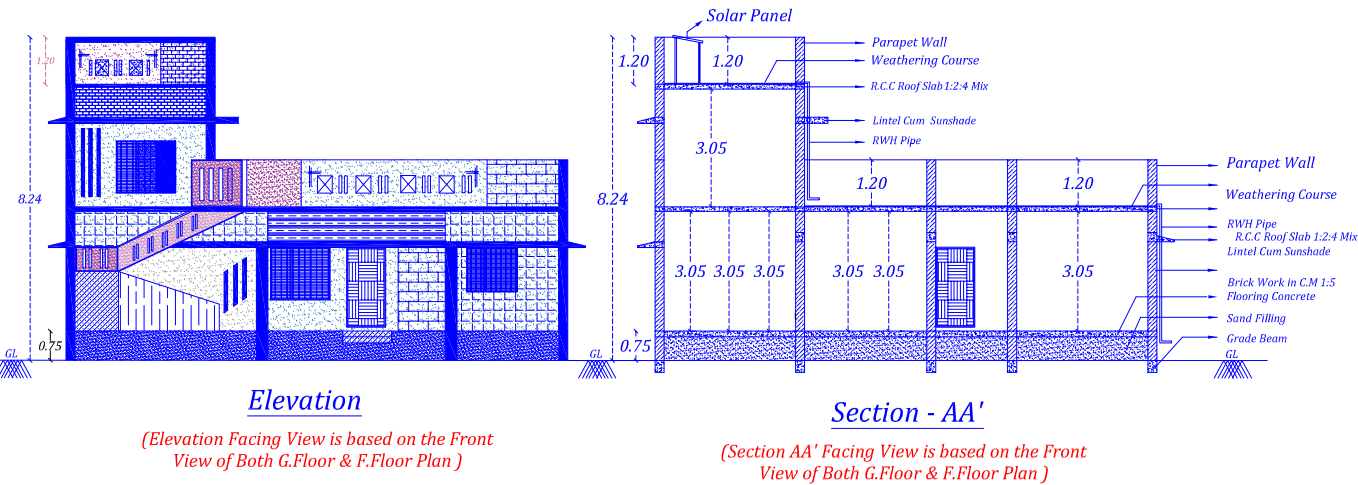
Plan Showing the Proposal Construction of RCC Roof Ground Floor & First Floor Residential Building in Patta No - 963 & 964 ,
Rev.Sy No - 160 / 3B , 4 & 5 at Kalathur Rev.Village , Kalathur Village Panchayat in Koradacheri Panchayat Union ,
Needamangalam Taluka , Thiruvarur District - 613 703 .

Name of Applicant :- Mr N Karunakaran , S/O Mr. Natesan ,
Mobile No : 99657 78000

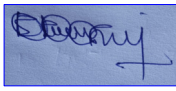
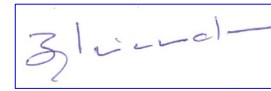
Adhar No : 5291 9034 9708
PAN No : AYIPK1708R
Reg.Sale Deed Document No : 392/2016 ; Date:- 23.03.2024

- 1.Patta No : 963 , Date :- 18.10.2016 - 2.50 Ares
2.Patta No : 964 , Date :- 18.10.2016 - 2.50 Ares
3.Patta No : 971 , Date :- 21.12.2016 - 2.68 Ares

Schedule - 1 :- Sy.No : 160/4 - 2.50 Ares - 250.00 Sq.mt - 2690.98 Sq.ft
Schedule - 2 :- Sy.No : 160/5 - 2.50 Ares - 250.00 Sq.mt - 2690.98 Sq.ft
Schedule - 3 :- Sy.No : 160/3B - 2.68 Ares - 267.56 Sq.mt - 2879.99 Sq.ft



Plot Area Details	Sq.Mt	Sq.Ft
Site as per Document	767.56	8261.95
Site as per FMP/PLR	767.56	8261.95
Site as per Super Imposed	767.56	8261.95
Build Up Area Details	Sq.Mt	Sq.Ft
Pro.Ground Floor Residential	144.38	1554.09
Pro.First Floor Residential	23.13	248.96
Total Proposal Residential Area	167.51	1803.05
Vaccant Land Area as per Site	623.18	6707.86
Schedule of Joinery		Colour Index
M.D	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

Applicant Signature :

Mr N Karunakaran , S/O Mr. Natesan
Registered Engineer :

Er B.Ravichandran DCE (Civil) , D.Cad.,
Register Engineer Grade - III - R.E,
Reg No : RE-III/026/2024,
No:-77, 2nd Street Shanthi Nagar ,
Ammamet , Thanjavur (Dt)- 614 401
No:-7/14, Sarvamanya Agraharam ,
Needamangalam, Thiruvarur (Dt)- 614404
Mobile : 94432 74649

Office Use :
PLAN INFO
PLOT_AREA_M2=767.56
AS_AT_SITE=767.56
FMB_OR_PLR=767.56
AS_PER_DOCUMENT=767.56
DISTRICT=THIRUVARUR
TALUK= NEEDAMANGALAM
SURVEY_NO= 160 / 3B , 4 & 5
PATTA_NO= 963 , 964 & 971
IS_SWIMMING_POOL_EXISTS=NO
IS_APPROVED_LAYOUT=YES
SINGLE_FAMILY_BLDG=NO
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=9.00
ROAD_WIDTH=9.00
ROAD_LENGTH=500
AVG_PLOT_DEPTH= 47.00
AVG_PLOT_WIDTH= 17.90
LAND_USE_ZONE = RESIDENTIAL
PLOT_NO= 0
RWH_DECLARED=YES
OSR_APPLICABLE=NO
OSR_SURR_BUYBACK_RETAIN=NO
PREMIUM_FSI_REQUIRED=NO
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE= RESIDENTIAL & COMMERCIAL
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO
JURISDICTION_TYPE= PANCHAYAT

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

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

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

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.

