

PP

APPROVAL RECORD

# Planning Permission

Tiruvarur district, Tamil Nadu

APPROVAL TYPE

**Building Plan**

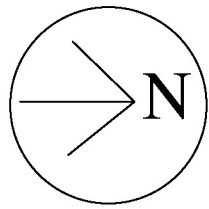
ISSUING AUTHORITY

**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 PROPOSED CONSTRUCTION OF R.C.C. ROOF RESIDENTIAL GROUND, FIRST & SECOND FLOOR BUILDING IN R.S.NO. 26-18, 26-19, (OLD NO. 26-3A, 26-19), PLOT NO 104, 105, PATTA NO. 2388, 4018, AT SMART CITY, PULIVALAM VILLAGE & PANCHAYATH, THIRUVARUR TALUK, THIRUVARUR DISTRICT



APPLICANT : Mr. G. SRIDHAR  
S/O, GANTHI

SCHEDULE OF JOINERY

| TYPE | DESCRIPTION   | SIZE        |
|------|---------------|-------------|
| MD   | MAIN DOOR     | 1.07 X 2.10 |
| D1   | DOOR          | 0.91 X 2.10 |
| D2   | DOOR          | 0.76 X 2.10 |
| W    | WINDOW        | 1.52 X 1.37 |
| W1   | WINDOW        | 1.22 X 1.37 |
| FW   | FRENCH WINDOW | 1.52 X 1.90 |
| V1   | VENTILATOR    | 0.91 X 0.91 |

| AREA STATEMENT               | SQ.FT   | SQ.M   |
|------------------------------|---------|--------|
| PLOT EXTENT AS PER SITE AREA | 3720.00 | 346.00 |
| PLOT EXTENT AS PER DOCUMENT  | 3720.00 | 345.80 |
| PLOT EXTENT AS PER TSLR      | 3720.00 | 346.00 |
| GROUND FLOOR AREA            | 2369.69 | 220.15 |
| FIRST FLOOR AREA             | 2369.69 | 220.15 |
| SECOND FLOOR AREA            | 2369.69 | 220.15 |
| OPEN AERA                    | 1350.31 | 125.65 |

FLOOR SPACE INDEX :  
$$\frac{\text{FSI AREA (GF+FF+SF)}}{\text{PLOT AREA}} = \frac{469.97(66.57+201.70+201.70)}{345.80} = 1.359 < 2$$

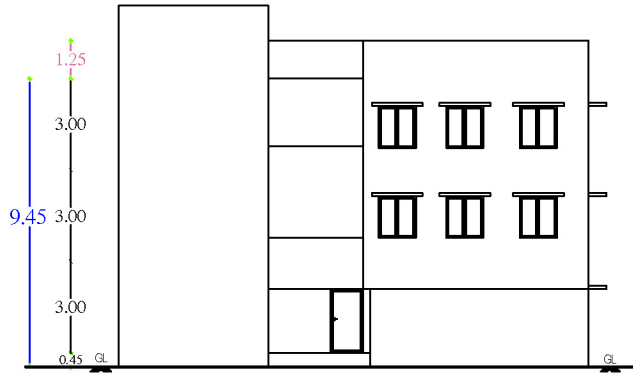
PLOT COVERAGE :  
$$\frac{\text{GROUND FLOOR AREA}}{\text{PLOT AREA}} \times 100 = \frac{220.15}{345.80} \times 100 = 63.66\%$$

COLOUR INDEX : ROAD SITE BOUNDARY PROPOSED BUILDING

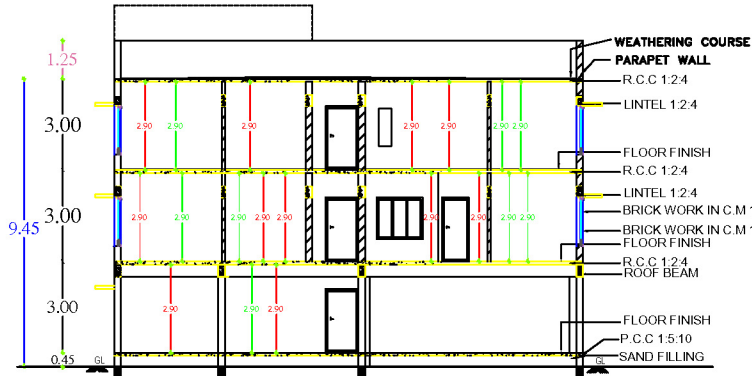
APPLICANT:

REGISTERED ENGINEER

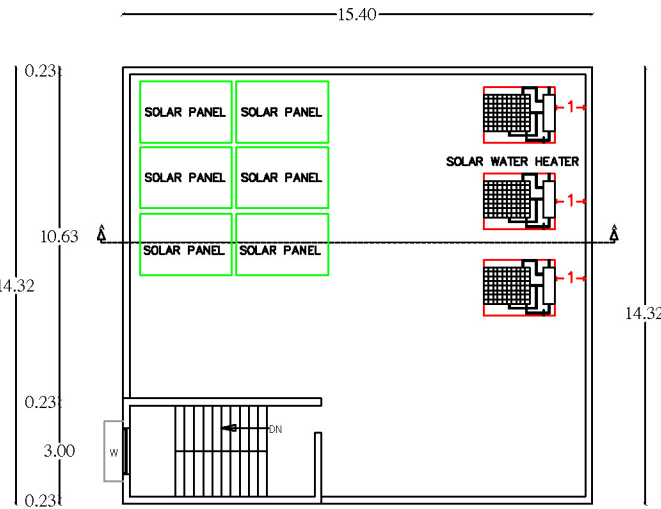
Er. A. JAISINGH, B.Tech.,  
Register Engineer Grade II (RE)  
Register No: TVR/RE-II/2024/018  
No.10, Sithi Vinayagar Kovil Street,  
Madappuram, Thiruvapur - 610 001.  
Cell: 96983 83960, 70109 14989



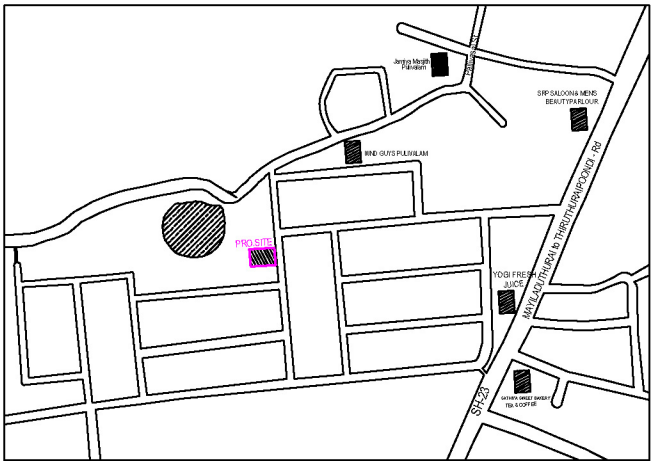
FRONT ELEVATION



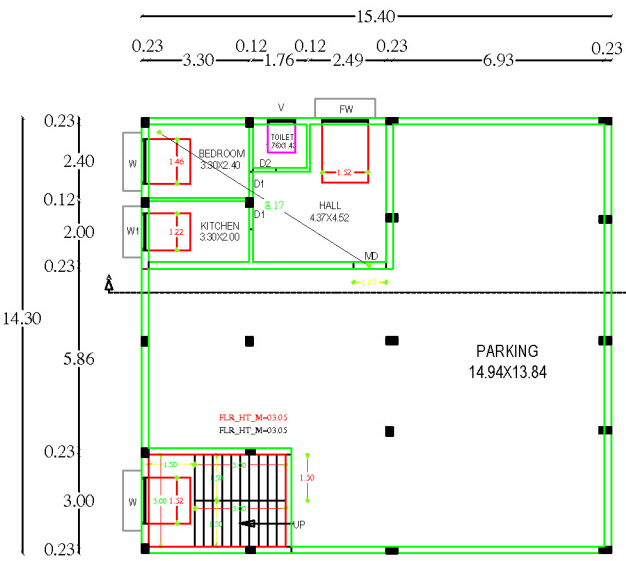
SECTION ON 'AA'



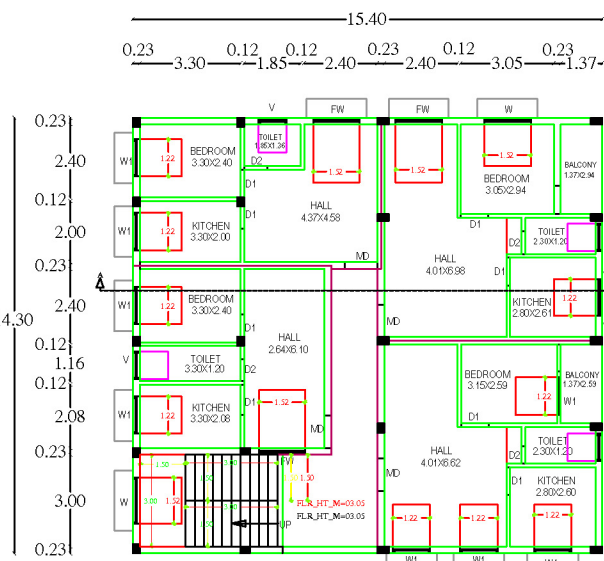
TERRACE FLOOR PLAN



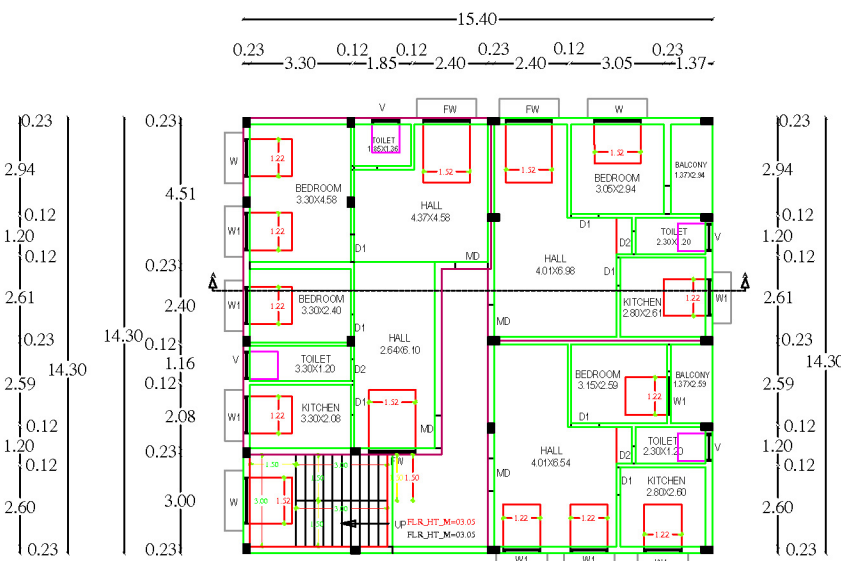
KEY PLAN  
SCALE - NTS



GROUND FLOOR PLAN



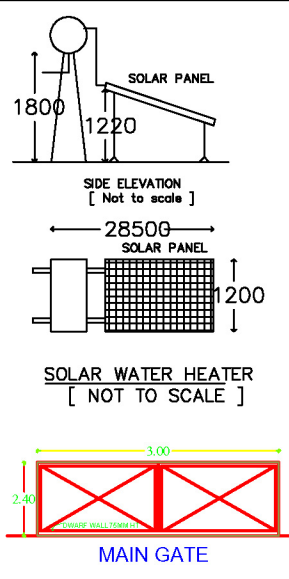
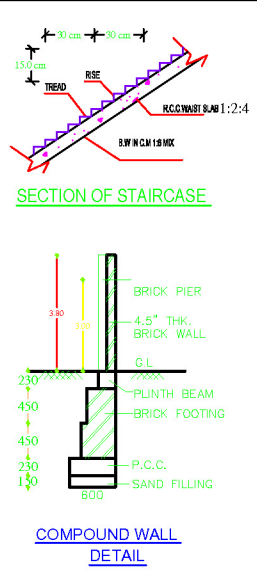
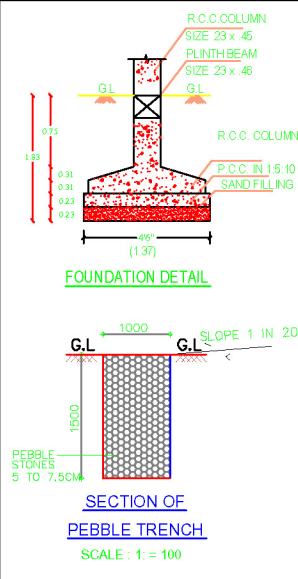
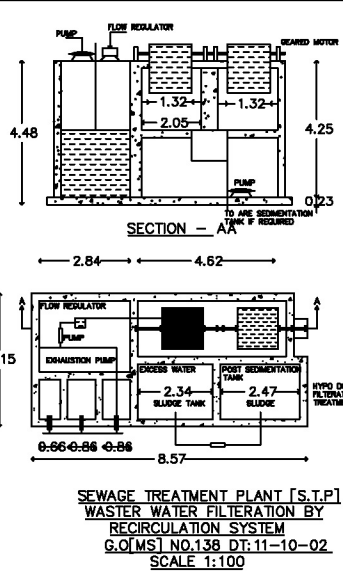
FIRST FLOOR PLAN



SECOND FLOOR PLAN

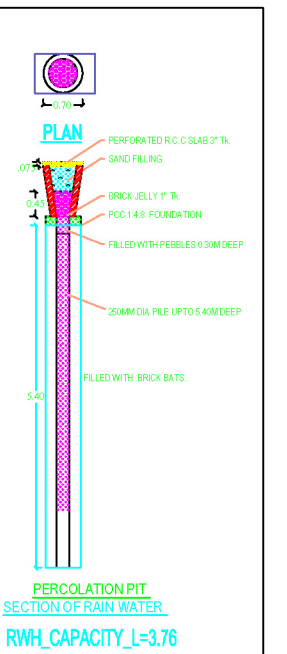
Floor Units:

| Block   | Floor   | Unit Number | Unit Area  |
|---------|---------|-------------|------------|
| Block 1 | Floor 0 | 1           | 41.01 Sqm. |
|         |         | 1           | 40.45 Sqm. |
|         | Floor 1 | 2           | 39.66 Sqm. |
|         |         | 3           | 53.54 Sqm. |
|         |         | 4           | 51.48 Sqm. |
|         | Floor 2 | 1           | 80.11 Sqm. |
|         |         | 2           | 53.54 Sqm. |
|         |         | 3           | 51.48 Sqm. |

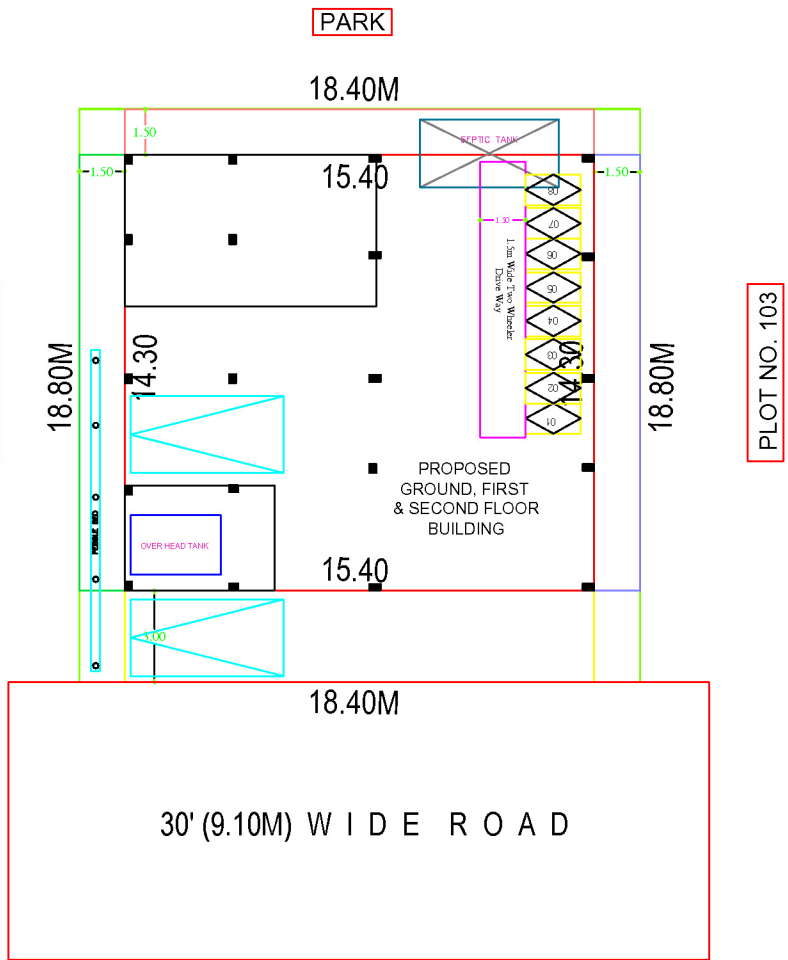


NOTE:  
1. The Rain Water Harvesting Provided.  
2. Solar water Heater System provided at the Topmost Level of the building  
3. All Dimensions Are In Metre  
4. Septic tank will be Provide with U Trap

CAR PARKING NOS - 06  
TWO WHEELAR PARKING NOS - 03  
ALL DIMENSIONS ARE IN "M"  
SCALE : 1 : 100



PLAN INFO  
SURVEY\_NO=26-18, 26-19  
PLOT\_NO=104, 105  
PATTA\_NO=2388, 4018  
TALUK=THIRUVARUR  
DISTRICT=THIRUVARUR  
CRZ=NO  
SECURITY\_ZONE=NO  
ACCESS\_WIDTH\_M=18.40  
AVG\_PLOT\_DEPTH=18.80  
AVG\_PLOT\_WIDTH=18.40  
AREA\_TYPE=OTHERS  
ROAD\_WIDTH=8.10  
ROAD\_LENGTH=300+  
AS\_PER\_DOCUMENT=345.80  
FMB\_OR\_PLR=346.00  
AS\_AT\_SITE=346.00  
PLOT\_AREA\_M2=346.00  
LAND\_USE\_ZONE=INDIVIDUAL RESIDENTIAL  
RWH\_DECLARED=YES  
PREMIUM\_FSI\_REQUIRED=NO  
IS\_APPROVED\_LAYOUT=YES  
IS\_SWIMMING\_POOL\_EXISTS=NO  
AREA\_TYPE\_PLAN=OTHER  
IF\_HERITAGE\_TOWN\_LESS\_THAN\_1KM\_RADIUS=NO  
OSR\_APPLICABLE=NO  
JURISDICTION\_TYPE=PANCHAYAT



SITE PLAN  
SCALE : 1:100



# 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.

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Legal opinions, due diligence and title verification

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Building plan, layout and sub-division approvals

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Completion and occupancy certificates, regularisation

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Escrow, negotiation and NRI property management

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Land survey, soil testing, architecture and construction

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**Verified RealEstate**  
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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.

