Verified RealEstate™

REFERENCE
06/2024-2025

ISSUED
19 July 2024

PP APPROVAL RECORD

Planning Permission

Virudhunagar 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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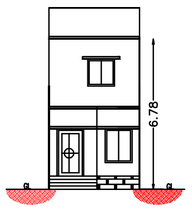
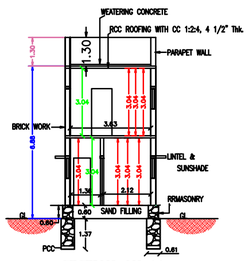
DIGITALLY VERIFIED RECORD

RESIDENTIAL BUILDING



FRONT ELEVATION

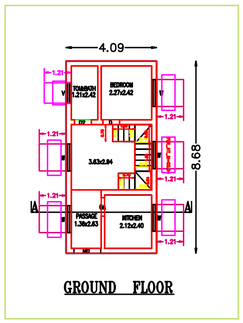
ELEVATION



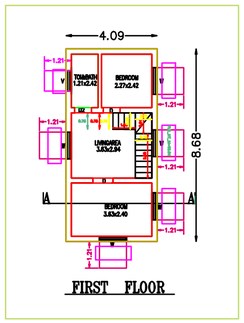
SECTION ON AA

SECTION

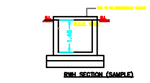
KEY PLAN
Not To Scale



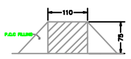
GROUND FLOOR



FIRST FLOOR

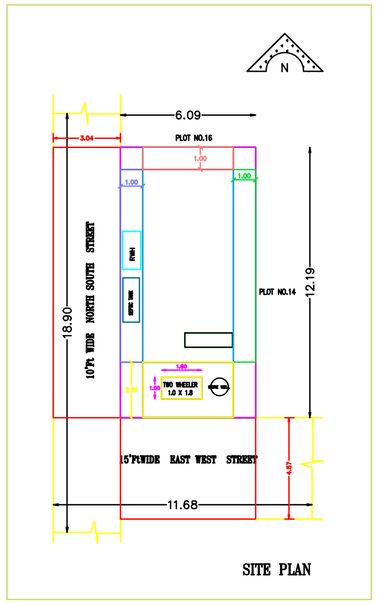


RWH_CAPACITY_L = 2000LTRS

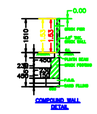


DWARF WALL SECTION
NOT TO SCALE

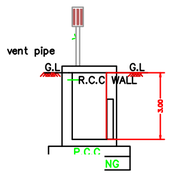
WIKET GATE ELEVATION



SITE PLAN



COMPOUND WALL DETAIL

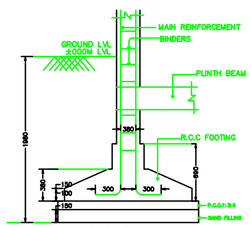


ON D-D

ITY_L=4500 LTRS

IC TANK

C/S OF STAIRCASE



TYPICAL SECTION OF
R.C.C COLUMN FOUNDATION
SCALE : 1" = 2'-0"

PLAN INFO
PATTA_NO=36
SURVEY_NO=113/1B1A1Z1
TOWN_SURVEY_NO=NO
WARD_NO=NO
BLOCK_NO=NO
DISTRICT=VIRUDHUNAGAR
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=04.57
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
PLOT_AREA_M2=74.24
AS_PER_DOCUMENT=74.33
AS_AT_SITE=74.24
FMB_OR_PLR=74.33
AVG_PLOT_DEPTH= 06.09
AVG_PLOT_WIDTH= 12.19
AREA_TYPE=OTHERS
ROAD_WIDTH=04.57
ROAD_LENGTH=11.68
LAND_USE_ZONE = RESIDENTIAL
RWH_DECLARED=YES
IS_APPROVED_LAYOUT=YES
BUILDING_NEAR_TO_RIVER=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
OSR_APPLICABLE=NO
PREMIUM_FSI_REQUIRED=NO
IS_SWIMMING_POOL_EXISTS=NO
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO
JURISDICTION_TYPE=PANCHAYAT

THE PROPOSED CONSTRUCTION OF RCC TERRACED GROUND & FIRST FLOOR BUILDING DEWELLING IN S.NO. 113/1, SUBDIVISION BY NEW S.NO.113/1A, TO S.NO.113/1B1A1A, AND NOW CHANGE TO PATTA NO.36, S.NO.113/1B1A1Z1, PLOT NO.15, AT 10'Ft WIDE NORTH SOUTH & 15'Ft EAST WEST STREET, PALAYAMPATTI PANCHAYAT, ARUPPUKOTTAI PANCHAYAT UNION, VIRUDHU NAGAR DIST.

OWNER : Mrs.S.VIJAYALAKSHMI,
W/O.Mr.SADHASIVAM.

SCHEDULE OF DOORS & WINDOWS

TYPE	SIZE	DESCRIPTION
MD	1.52 X 2.13	C.W. FRAME WITH PANELLED MAIN DOOR
D	0.92 X 2.13	C.W. FRAME WITH PANELLED MAIN DOOR
D1	0.76 X 2.13	C.W. FRAME WITH FIBRE SHEET DOOR
OA	0.92 X 2.13	OPEN ARCH
W	1.82 X 1.21	C.W. FRAMED GLASS WINDOW
W1	1.21 X 1.21	C.W. FRAMED GLASS WINDOW
W2	0.92 X 1.21	C.W. FRAMED GLASS WINDOW
V	0.91 X 0.60	C.W. FRAMED GLASS LOUVER VENTILATOR
GW1	1.21 X 1.21	M.S. GRILL WITH GLASS WINDOW

SITE	800.00	Sq.ft.	74.33	Sq.m.
PRO.CON.G.F.TER.	382.08	"	35.50	"
PRO.CON.F.F.TER.	382.08	"	35.50	"
PARKING AREA	19.37	"	1.80	"
OPEN AT G.F.TER.	398.55	"	37.02	"
OPEN AT F.F.TER.	417.92	"	38.82	"
FLOOR SPACE INDEX	0.95			
PLOT COVERAGE	47.75%			

Er. S. RAVISANKAR, B.E.,
ENGINEERS-GRADE 1-RE
Reg. No: 126/LS/2015/00036
GLOBAL CONSTRUCTION
Thangasalai Street, Aruppukottai Taluk
37, First Floor, Thangasalai Street
Aruppukottai-626101, Mobile: 98940-24559

ENGINEER

OWNER

GLOBAL CONSTRUCTION
37,1St FLOOR THANGASALAI STREET, ARUPPUKOTTAI-626101.
Ph:04566-221436, CELL: 98940-24559, 9894912827

SCALE	DRAWN BY	DATE	JOB NO.	FILE NO.
1 : 100	RAVISANKAR	15.06.2024	--	PAL-3A

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.