Verified RealEstate™

REFERENCE
03/2025-26

ISSUED
11 April 2025

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

SITE AND CONSTRUCTION PLAN SHOWING THE PROPOSED CRACKERS SALES SHOP R.C.C BUILDING AT PLOT NOS.53 & 54, SURVEY NO.248, PATTA NO.11141, " VENKATESH NAGAR", KEELATHIRUTHANGAL VILLAGE, VADAMALAPURAM PANCHAYAT, SIVAKASI PANCHAYAT UNION, SIVAKASI TALUK, VIRUDHUNAGAR DISTRICT.

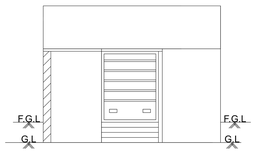
ALL SIMENSIONS ARE IN METER

SCALE 1:100

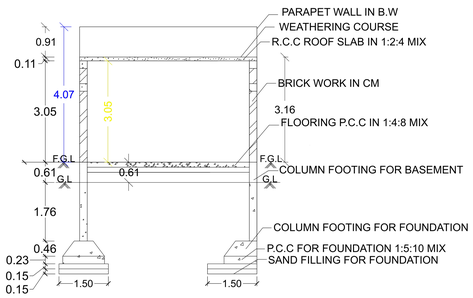
N

NAME OF THE APPLICANT : MR.C.RAJAGOPAL

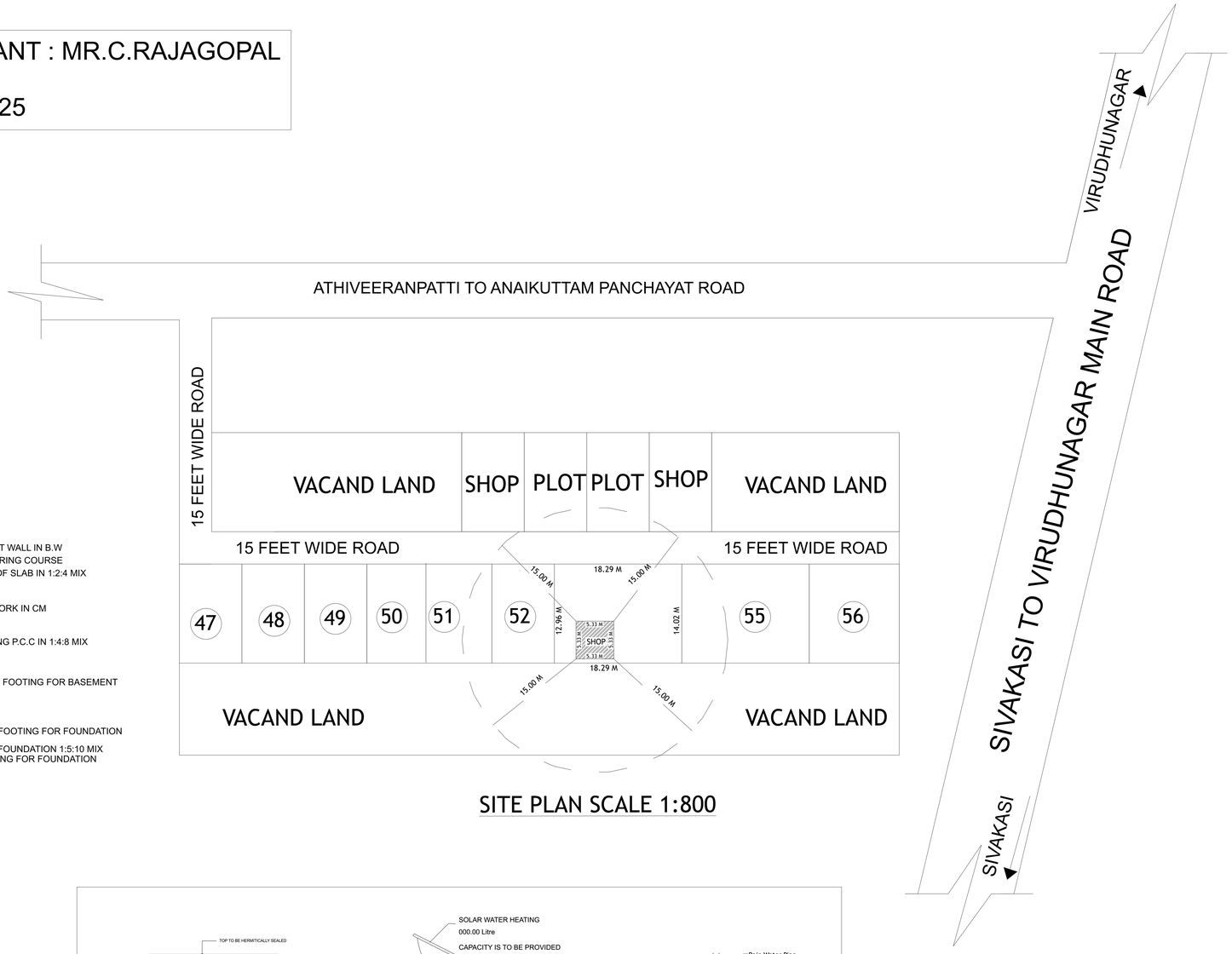
DOCUMENT NO.871/2025



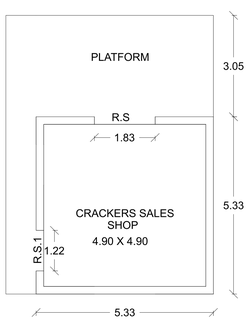
FRONT ELEVATION



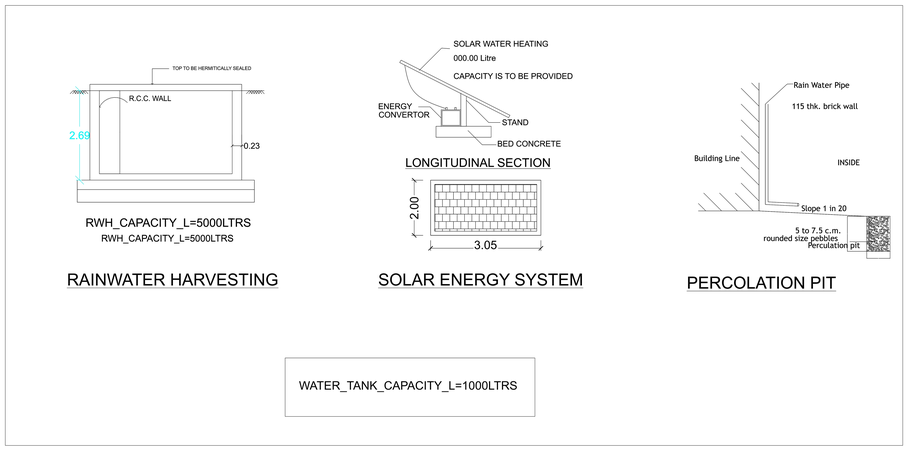
SECTION ON-AA



SITE PLAN SCALE 1:800



GROUND FLOOR PLAN



NOTE :

1. THERE IS NO ANY OTHER FIRE WORKS SHOP IN FLAMMABLE HAZARDOUS MATERIALS SHOP AND WIDTH IN THE RADIUS OF 15 METERS
2. THERE ARE NO STAIR CASE IN THE PEREMISES OF BUILDING
3. 2NOS.10KGS D.C.P FIRE EXTINGUSHERS WILL PROVIDED 2NOS WATER BUCKETS WILL PROVIDED, 2NOS SAND BUCKETS BE PROVIDED
4. ELECTRICAL FITTINGS ARE CONCEALED
5. POLICE STATION - AMATHUR 9.00 KMS
   FIRE STATION - SIVAKASI 6.00 KMS
   RAILWAY STATION - THIRUTHANGAL 4.00 KMS
6. TECHNICAL PERSONS - 3NOS
7. ELECTRICAL CIRCUT BREAKERS IS PROVIDED OUT SIDE OF THE BUILDING
8. FIRE WORK SHOP TO SIVAKASI BUS STAND - 8.00 KMS
9. THERE IS NO L.T/H.T ELECTRICAL LINE IS PASSING OVER THE FIRE WORK SHOP
10. ALL THE RELEVANT PROVISIONS UNDER THE EXPLOSIVES RULES 2008 AND CONDITION OF THE LICENCE ARE FOLLOWED

    CAPACITY OF THE FIRE WORKS : 100 KGS

    CHORSA CRACKERS & OR SPARKLERS : 500 KGS

    CLASS - 7 DIVISION - 2 SUB - DIVISION - 1 & 2, 600 KGS

AREA DETAILS :-

1.	AREA OF THE SITE	246.67 S.M	2655.15 S.FT
2.	AREA OF THE PATTA	245.00 S.M	2637.18 S.FT
3.	AREA OF THE DOC	245.96 S.M	2647.51 S.FT
4.	GROUND FLOOR AREA	28.45 S.M	305.38 S.FT

JOINERY DETAILS :-

S.NO	DESCRIPTION	SIZE IN M
1	ROLLING SHUTTER-R.S	1.83 X 2.10
2	ROLLING SHUTTER-R.S.1	1.20 X 2.10

APPLICANT:-

ENGINEER:-

Er. R. MANIKANDAN, BE.,
CONSULTING ENGINEER, LICENSED SURVEYOR,
REGISTERED ENGINEER IN SIVAKASI CORPORATION
REG.No: 129/LS/2022/00019
CONTACT NO: 96009 95600,

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
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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.