

PP

APPROVAL RECORD

# Planning Permission

Virudhunagar district, Tamil Nadu

APPROVAL TYPE

**Building Plan**

ISSUING AUTHORITY

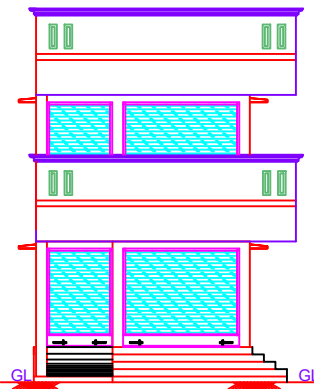
**Rural Panchayat**

The approval as the planning authority issued it, reproduced in full behind this page.

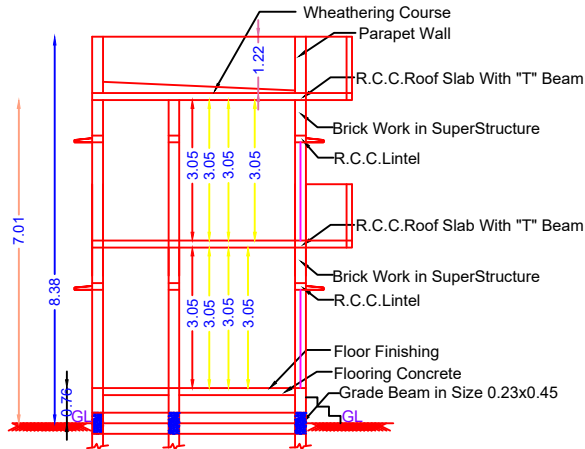
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED RECONSTRUCTION OF R.C.C.TERRACED GROUND FLOOR & FIRST FLOOR RETAIL SHOP BUILDING IN OLD PATTA No:830, OLD SURVEY No:142/3 & 142/4, NEW PATTA No:5970, NEW SURVEY No:142/4E, DOOR No:1.45.1, AT MADURAI ROAD, PALAYAMPATTI VILLAGE, PALAYAMPATTI PANCHAYAT, ARUPPUKOTTAI PANCHAYAT UNION, ARUPPUKOTTAI TALUK, VIRUDHUNAGAR DISTRICT.

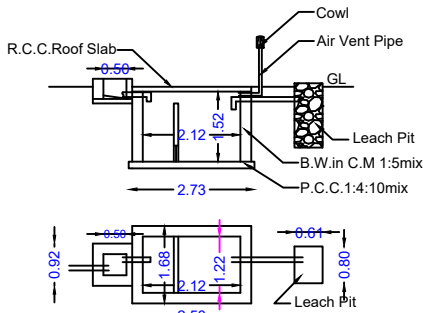
NAME OF THE OWNER:Mr.M.SURESHKUMAR, S/o. Mr.MARIYAPPAN,



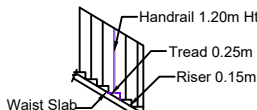
FRONT ELEVATION



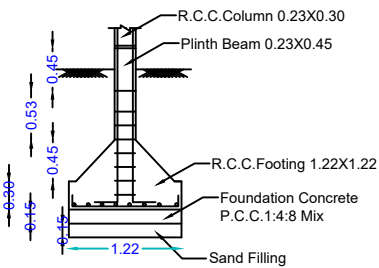
SECTION ON "PQ"  
SCALE 1:100



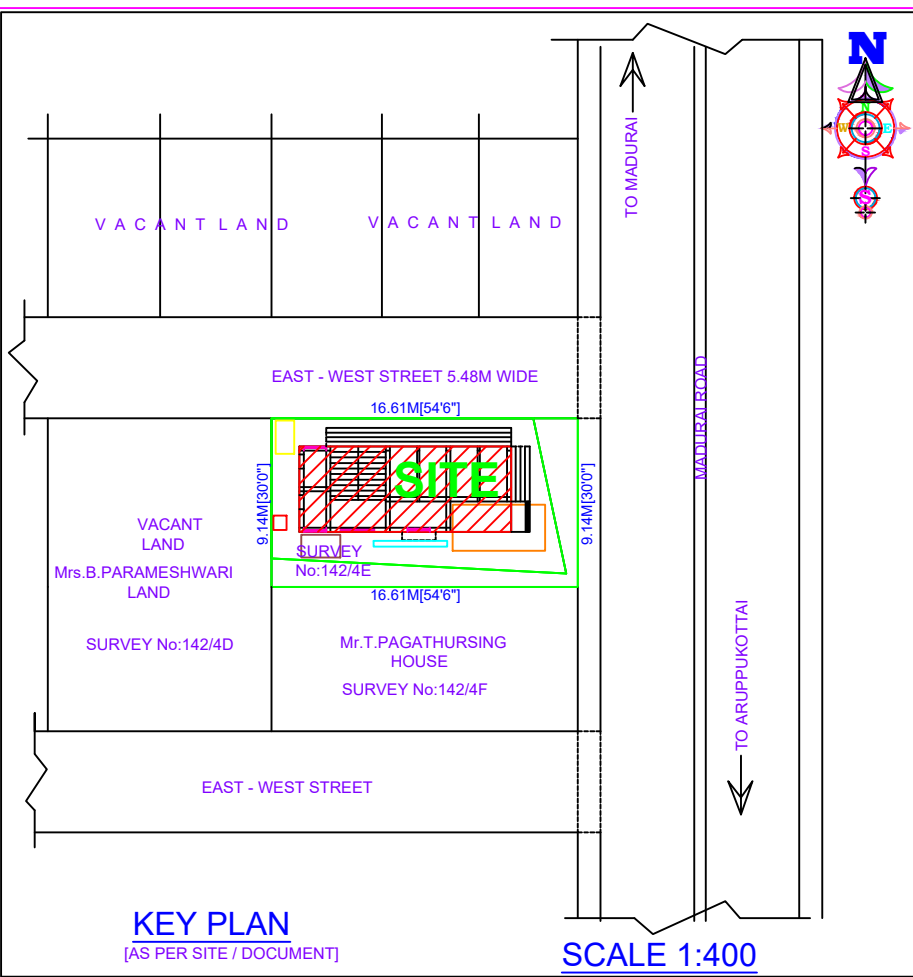
DETAILS OF SEPTIC TANK



DETAILS OF STAIR CASE  
(SCALE 1:100)

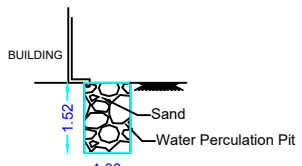


DETAILS OF COLUMN FOOTING  
(SCALE 1:50)

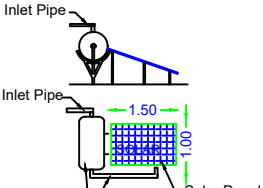


KEY PLAN  
(AS PER SITE / DOCUMENT)

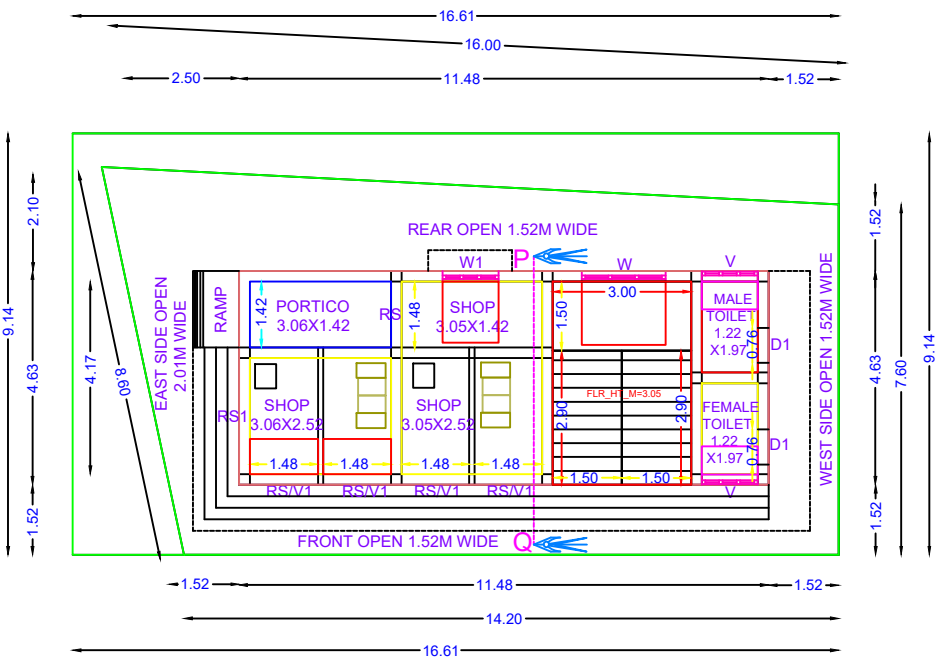
SCALE 1:400



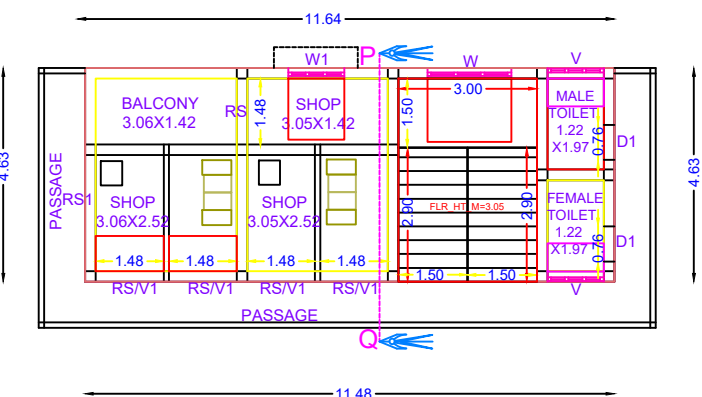
DETAILS OF RAIN WATER  
PERCOLATION PIT  
(SCALE 1:100)



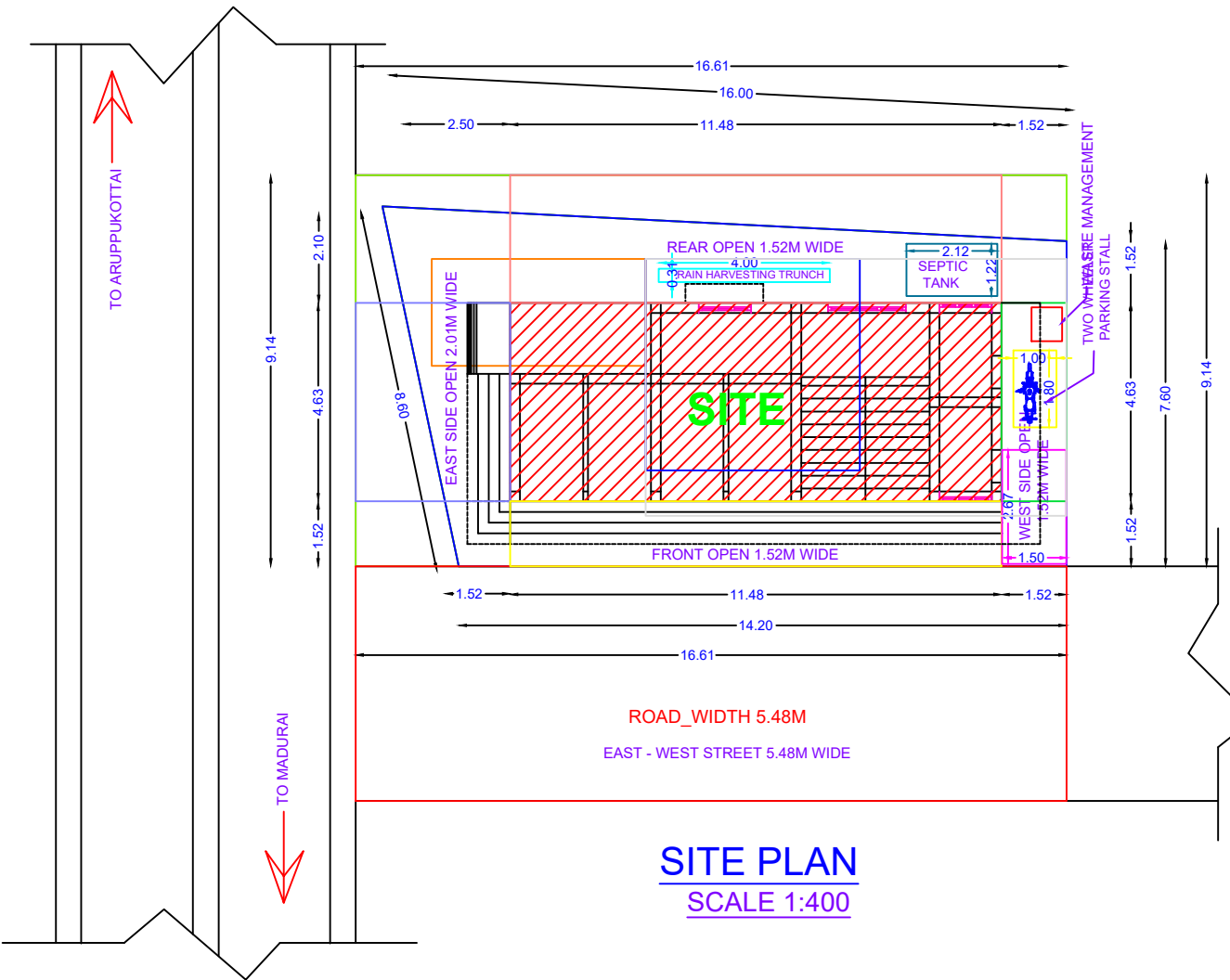
DETAILS OF  
SOLAR WATER HEATER



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SITE PLAN  
SCALE 1:400

| PARTICULARS                         | IN SFT  | IN SQM |
|-------------------------------------|---------|--------|
| AREA OF SITE [AS PER DOCUMENT]      | 1635.00 | 152.00 |
| AREA OF SITE [AS PER PATTA]         | -       | -      |
| AREA OF PROPOSED GROUND FLOOR       |         |        |
| RETAIL SHOP BUILDING                | 572.74  | 53.21  |
| AREA OF PROPOSED FIRST FLOOR RETAIL |         |        |
| SHOP BUILDING                       | 572.74  | 53.21  |
| AREA OF OPEN SPACE                  | 1062.26 | 98.79  |

TOTAL FSI AREA ~ 1145.48Sq.Ft (OR) 106.42Sq.Mt.

FLOOR SPACE INDEX [FSI] ~ 106.42 / 152.00 = 0.700 < 2.00

PLOT COVERAGE [PC] ~ [53.21 / 152.00] X 100 = 35.00%

PARKING AREA ~ 153.92Sq.Ft (OR) 14.30Sq.Mt.

REFERENCE

|                     |                      |
|---------------------|----------------------|
| MD MAIN DOOR        | 1.07X2.13(3'6"X7'0") |
| D DOOR              | 1.00X2.13(3'3"X7'0") |
| D1 DOOR             | 0.90X2.13(3'0"X7'0") |
| D2 DOOR             | 0.76X2.13(2'6"X7'0") |
| W WINDOW            | 1.82X1.22(6'0"X4'0") |
| V VENTILATOR        | 1.48X0.76(4'0"X2'6") |
| Op OPEN             | 2.51X2.13(8'3"X7'0") |
| GD GRILL DOOR       | 1.07X2.13(3'6"X7'0") |
| RS ROLLING SHUTTER  | 1.48X2.13(8'3"X7'0") |
| RS1 ROLLING SHUTTER | 2.44X2.13(8'0"X7'0") |



Er. S. MUNIYANDI, B.E.,  
ENGINEERS - GRADE I - RE  
Reg No:126/LS/2019/00114  
ANANTHI BUILDERS & PLANNERS  
J R. Complex, Aruppukottai Main Road  
PALAYAMPATTI © 99766 31064



OWNER

ENGINEER

**ANANTHI BUILDERS & PLANNERS**  
Er.S.MUNIYANDI, B.E.,  
J.R.COMPLEX, ARUPPUKOTTAI MAIN ROAD,  
PALAYAMPATTI,  
MOBILE No:9976631064

PLAN INFO

PLOT\_AREA\_M2=152.00  
AS\_AT\_SITE=151.82  
FMB\_OR\_PLR=100.00  
AS\_PER\_DOCUMENT=152.00  
DISTRICT=VIRUDHUNAGAR  
TALUK=ARUPPUKOTTAI  
SURVEY\_NO=NEW SURVEY NO:142/4E,  
PATTA\_NO=NEW PATTA NO:5970  
IS\_SWIMMING\_POOL\_EXISTS=NO  
IS\_APPROVED\_LAYOUT=YES  
SINGLE\_FAMILY\_BLDG=YES  
CRZ=NO  
SECURITY\_ZONE=NO  
ACCESS\_WIDTH\_M=3.75  
ROAD\_WIDTH=5.48  
AVG\_PLOT\_DEPTH=9.14  
AVG\_PLOT\_WIDTH=16.61  
LAND\_USE\_ZONE = COMMERCIAL  
PLOT\_NO=SUB DIVISION LAND,  
RWH\_DECLARED=YES  
OSR\_APPLICABLE=NO  
OSR\_SURR\_BUYBACK\_RETAIN=NO  
PREMIUM\_FSI\_REQUIRED=NO  
BUILDING\_NEAR\_TO\_RIVER=NO  
AREA\_TYPE=OTHERS  
BUILDING\_NEAR\_MONUMENT=NO  
BUILDING\_NEAR\_GOVT\_BLDG=NO  
PROVISION\_FOR\_GREEN\_BUILDINGS\_AND\_SUSTAINABILITY=YES  
FIRE\_PROTECTION\_AND\_FIRE\_SAFETY\_REQUIREMENTS=YES  
JURISDICTION\_TYPE=PANCHAYAT  
IF\_HERITAGE\_TOWN\_LESS\_THAN\_1KM\_RADIUS=NO  
BLOCK\_1\_B-SHOP\_MEMBER\_COUNT=2

# 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.

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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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OMR Thoraipakkam,  
Chennai 600 097, India  
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+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.

