

RE

REGULATORY RECORD

RERA Document

The document as the regulator published it, reproduced in full behind this page.

Published for reference. The authority's own register is the operative record.

Form-5

Certificate by Licensed Surveyor

(Certificate for the purpose of completion of Layout Project)

Address of the Project: - Plots in Survey Number: 489/3A1D, Pandavarmangalam Village, Pandavarmangalam Panchayat, Kovilpatti Panchayat Union, Kovilpatti Taluk, Thoothukudi District.

Date: 04.11.2024

B.Saravanan (Name of the Promoter).

32A1, Ettaiyapuram Road, Kovilpatti - 628501.

Subject: Certificate for _____, (Name of the Project)

Ref: _____ (TNRERA Register Number)

Sir,

I, P.Mathivanan (Name of the Architect/ Licensed Surveyor) having License No. RE/Gr.III/TUT/June/2019/018, had undertaken assignment as an Architect/Licensed Surveyor for the assessment and verification of development of work done at (name of the project) situated on the Plot bearing Survey No. 489/3A1D, Pandavarmangalam Village demarcated by its boundaries (latitude and longitude of the end points) 09° 09' 14.99" N, 77° 51' 54.67" E to the North West, 09° 09' 15.06" N, 77° 51' 55.71" E to the North East, 09° 09' 14.20" N, 77° 51' 55.73" E to the South East, 09° 09' 14.16" N, 77° 51' 54.72" E to the South West of Division Village Pandavarmangalam, Taluk Kovilpatti, District Thoothukudi measuring 937.00 sq. mts. Being developed by B.Saravanan (Name of the Promoter).

Based on site inspection carried out by me with respect to each of the plot(s) of the aforesaid Subdivision Project, I certify that as on date of this certificate, the project has been developed and completed in all respects as per the Plotting Layout plan sanctioned by

The President, Pandavarmangalam Panchayat, Kovilpatti Panchayat Union (name of the sanctioned authority) *vide* Planning Permission No. 130/2024, dated 13/09/2024 including all amenities and facilities as committed by the promoter to the allottees.


Er.P.Mathivanan D.C.E.,
Registered Engineer - Grade III,
Reg.No.RE/Gr.III/TKDTC/Aug/009/2024
Mathi Consultancy & Construction,
D.No :4/647C, Manthithoppu Road,
Kamerojar Nagar, Kovilpatti - 628501.
Cell : 9965525014, 9865525014.

Yours Faithfully,

Stamp, Signature & Name (IN BLOCK LETTERS) of Architect/ Licensed Surveyor with
(Reg.License No RE/Gr.III/TUT/June/2019/018)

Enclosed:

Photographs of all sides of site

**DISTRICT TOWN AND COUNTRY PLANNING OFFICE
THOOTHUKUDI DISTRICT**



106J/37, Millerpuram 2nd Street,

Thoothukudi - 628 008.

Phone : 0461 2322651

E-mail: dtcptkddistrict@gmail.com

Roc. No. 826/2024 துமாஅ-1, Date 14.08.2024

PROFESSIONAL REGISTRATION CERTIFICATE

This is to certify that **Thiru P. Mathivanan** has enrolled as **Registered Engineer Grade III (RE)** with office of the District Town and Country Planning Office, Thoothukudi District who has the qualification of **DCE., (Civil Engineering)** and experience in the Construction field for **33 years**.

He has been given the Registration No. **RE/Gr. III/TKDTCP/Aug/009/2024** **renewed** on **25.06.2024** (This revises RE/Gr.III/TUT/June/2019/018). He shall be required to comply with the duties and responsibilities prescribed by the Government of Tamil Nadu in Part V, "Registration of Professionals", Tamil Nadu Combined Development and Building Rules, 2019 approved vide G.O. (Ms) No. 18, Municipal Administration and Water Supply (MA1) Department, Dated. 04.02.2019.

This Registration is valid upto 24.06.2029.




14/8/24

(C. ANUJA)

Assistant Director of Town and Country Planning
District Town and Country Planning Office
Thoothukudi District



To

Thiru P. Mathivanan
771/6, EB Colony, Sankarathope (South),
Kovilpatti - 628 501
Thoothukudi District

AERIAL PHOTO

























GEO TAGGING PHOTO

View From North to South



GPS Map Camera



Kovilpatti, Tamil Nadu, India

5V47+5Q, Annai Theresa Nagar, Kovilpatti, Tamil Nadu 628502, India

Lat 9.154306°

Long 77.865263°

30/10/24 03:03 PM GMT +05:30

View From South to North



GPS Map Camera



Kovilpatti, Tamil Nadu, India

5V47+5Q, Annai Theresa Nagar, Kovilpatti, Tamil Nadu 628502, India

Lat 9.154089°

Long 77.865045°

30/10/24 03:05 PM GMT +05:30

View From East to West



GPS Map Camera



Kovilpatti, Tamil Nadu, India

5V47+5Q, Annai Theresa Nagar, Kovilpatti, Tamil Nadu 628502, India

Lat 9.154089°

Long 77.865045°

30/10/24 03:07 PM GMT +05:30

View From West to East



GPS Map Camera



Kovilpatti, Tamil Nadu, India

5V47+5Q, Annai Theresa Nagar, Kovilpatti, Tamil Nadu 628502, India

Lat 9.154259°

Long 77.8653°

30/10/24 03:04 PM GMT +05:30

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.

