



## Mulamthuruthy Grama Panchayat Ernakulam

Kerala Panchayat Building Rules , 2019

Appendix B2

[See rule 6(17)&9(4)]

### Site Approval And Building Permit

File No. : 5844135-2025

Permit No : BP/109281/2026

Permit Date : 7 August, 2026



#### Building permit to construct

Block 1(Normal block) - New construction,Special Residential over all built up area = 6759.14 m2

Block 2 - New construction,Special Residential over all built up area = 1070.65 m2

Block 3(Normal block) - New construction,Special Residential over all built up area = 91.67 m2

Block 4(Normal block) - New construction,Special Residential over all built up area = 25.0 m2

**Overall built-up area = 7946.460000000001 m2**

From, Smt/Sri.

Tom Nicholson  
PALICKAMALIL HOUSE  
HARITHA GARDENS  
ERNAKULAM  
682313  
Mobile number: 9947010000

**Site approval and permission is hereby granted for 1) New construction 2) New construction 3) New construction 4) New construction ,the details and conditions here under,**

|          |                 |                                    |              |
|----------|-----------------|------------------------------------|--------------|
| Taluk    | : Kanayannur    | Survey/Resurvey-SubDivision Number | : /384-6-2   |
| District | : Ernakulam     | Extend Of Land                     | : 11570.0 m2 |
| Village  | : Mulamthuruthy | Nearest Building No.               | : 20         |

#### Subject to the conditions stated below

- Adequate safety measures shall be ensured for protection against damage to health, life, buildings and property of the workers and inhabitants around, during and after building construction. The owner and the developer shall be solely responsible for any such damages.
- Owner shall arrange all safety measures at site and inform this to office before starting work.
- Adequate safety precaution shall be provided at all stage of construction for safe guarding the life of workers and public from any hazards.
- The work shall be carried out strictly following the KMBR/KPBR provisions under the supervision of a qualified engineer as per the plans. The name and address of the engineer having supervision over the construction shall be informed in advance.



5. Arrangement should be there to dispose the solid and liquid waste from the proposed building inside the owners site itself and it should not be diverted to any public drain or public place. A drawing showing the treatment plant proposed shall be submitted in advance.
6. The owner shall be responsible for the structural stability and other safety of the building.
7. Ground Water recharge arrangements/Rain water harvesting tank/Solar heating and lighting shall be provided as per KMBR/KPBR.
8. No construction shall be made in road widening area.
9. No over hanging in open space shall be provided.
10. Sewage and solid waste disposal arrangements shall be made scientifically.
11. The Plan and Permit shall be exhibited in front of construction site itself for inspection purpose.
12. For the development, that happens and warrants tree to be cut, at least same number of trees shall be planted, maintained and brought up with in the plot in the immediate vicinity of the development.
13. Pipe composting /biogas plants/vermi composting etc.. anyone of these should be provided with appropriate technique at the time of completion of the building, for processing organic waste at source itself.
14. Every permit holder for the construction of a building, and for the demolition of an existing building or concrete structure shall be responsible for safe disposal of waste generated during the process of such construction and demolition in accordance with the Construction and Demolition Waste Management Rules, 2016.
15. Adequate safety measures shall be ensured for protection against damage to health, life, buildings and property of the workers and inhabitants around, during and after building construction. The owner and the developer shall be solely responsible for any such damages.
16. Fire fighting equipment should be installed conforming to the fire and safety norms specified in part 4 of Fire and Life Safety of National Building Code of India 2016 and subsequent amendments.

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**Proposed Construction Details**

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**Normal block)**

| Floor Description | Level | Occupancy           | Builtup Area (m <sup>2</sup> ) | Floor Area (m <sup>2</sup> ) | Area provided for parking inside the building |
|-------------------|-------|---------------------|--------------------------------|------------------------------|-----------------------------------------------|
| Ground Floor      | 0     | Special Residential | 1343.59                        | 236.55                       | 0.0                                           |
| First Floor       | 1     | Special Residential | 1335.49                        | 1282.51                      | 0.0                                           |
| Second Floor      | 2     | Special Residential | 1335.49                        | 1282.51                      | 0.0                                           |
| Third Floor       | 3     | Special Residential | 1335.49                        | 1282.51                      | 0.0                                           |
| Fourth Floor      | 4     | Special Residential | 1335.49                        | 1282.51                      | 0.0                                           |
| Terrace           | 1000  | Special Residential | 73.59                          | 56.6                         | 0.0                                           |

**null)**

| Floor Description | Level | Occupancy           | Builtup Area (m <sup>2</sup> ) | Floor Area (m <sup>2</sup> ) | Area provided for parking inside the building |
|-------------------|-------|---------------------|--------------------------------|------------------------------|-----------------------------------------------|
| Ground Floor      | 0     | Special Residential | 387.26                         | 367.18                       | 0.0                                           |
| First Floor       | 1     | Special Residential | 350.19                         | 339.33                       | 0.0                                           |
| Second Floor      | 2     | Special Residential | 304.4                          | 293.54                       | 0.0                                           |
| Third Floor       | 3     | Special Residential | 28.8                           | 25.56                        | 0.0                                           |

**Normal block)**



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| Floor Description | Level | Occupancy           | Builtup Area (m <sup>2</sup> ) | Floor Area (m <sup>2</sup> ) | Area provided for parking inside the building |
|-------------------|-------|---------------------|--------------------------------|------------------------------|-----------------------------------------------|
| Ground Floor      | 0     | Special Residential | 91.67                          | 88.07                        | 0.0                                           |

Normal block)

| Floor Description | Level | Occupancy           | Builtup Area (m <sup>2</sup> ) | Floor Area (m <sup>2</sup> ) | Area provided for parking inside the building |
|-------------------|-------|---------------------|--------------------------------|------------------------------|-----------------------------------------------|
| Ground Floor      | 0     | Special Residential | 25.0                           | 25.0                         | 0.0                                           |

Total Proposed Builtup Area(m<sup>2</sup>) : 7946.46, Total Proposed Floor Area(m<sup>2</sup>) : 6561.87

Existing Construction Details

Regularised Construction Details

Completed Construction Details

Permit fee details is as follows,

| Fee Description  | Amount (Rs)   |
|------------------|---------------|
| Application Fees | 2000          |
| Permit Fees      | 707681        |
| <b>Total</b>     | <b>709681</b> |



Permit Number : BP/109281/2026



**Validity: This certificate is valid up to 06-08-2031 Only.**

**Note:**

1. A development permit or a building permit issued under these rules shall be valid for five years from the date of issue and may be extended for a further period of five years.
2. extension or renewal
3. The fee for the extension of period of permits shall be ten percent of the building permit fee and the fee for renewal of the period of permit shall be fifty percent of the development permit fee, in force at the time of renewal.
4. The development work or construction work shall be commenced and completed within the valid period of the permit.



Licensee: PAUL JAMES(ENGINEER-A-EMPANELLED-LICENSE,ENGINEER-A-REGULAR-LICENSE)

Field Verifier: Name: SUBEESH k S ,Designation: Overseer Grade III

Verifier: Name: AKHIL G ,Designation: Assistant Engineer

**Approved By:** Name: Anjana Deepthi ,Designation: Assistant Secretary, Local Self Government Institution

**Approved On:07-08-2026 12:23:32**

**Date: 07-08-2026**

**Place: Mulamthuruthy**