PP APPROVAL RECORD

Planning Permission

Dharmapuri 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

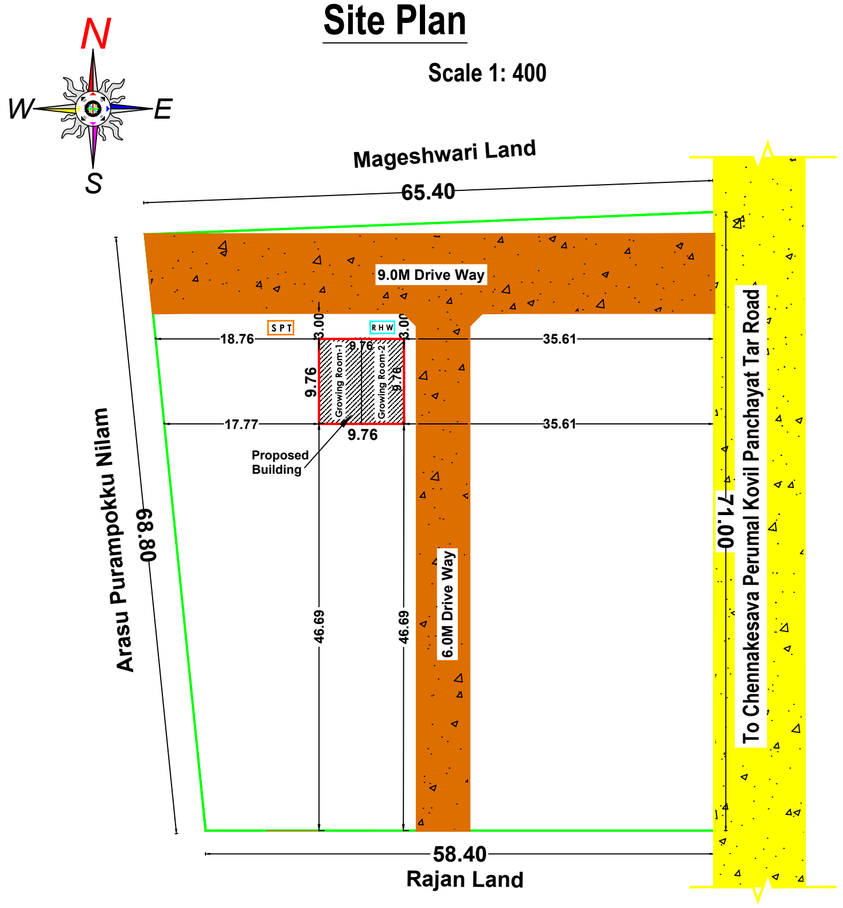
hello@verified.realestate
+91 9996 12 9996
verified.realestate

PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF GROUND FLOOR COMMERCIAL BUILDING IN OLD S.F.No.285/3, NEW SUB DIV S.F.No.285/3C, PATTA No.2893 AT BIKKANAHALLI VILLAGE AND PANCHAYAT, KARIMANGALAM PANCHAYAT UNION, PALACODE TALUK AND DHARMAPURI DISTRICT.

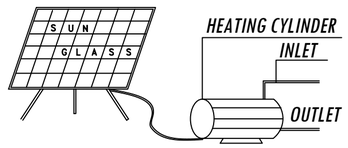
APPLICANT.Mr.G.SAKTHIBALAN., S/o Mr.GOVINDARAJ.

Site Plan

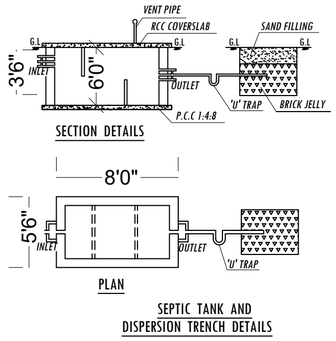
Scale 1: 400



Scale 1: 100



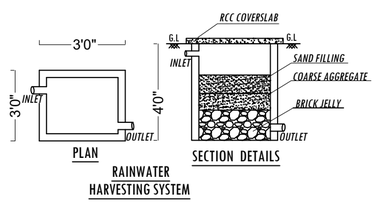
SOLAR WATER HEATING



SECTION DETAILS

PLAN

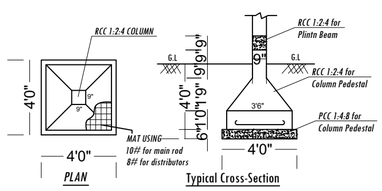
SEPTIC TANK AND DISPERSION TRENCH DETAILS



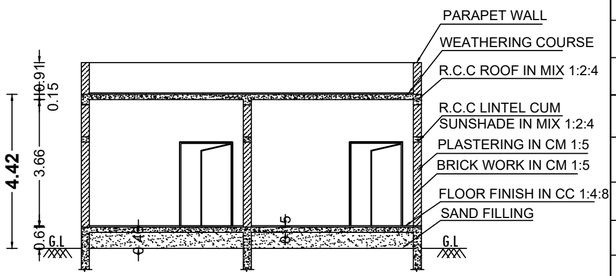
PLAN

SECTION DETAILS

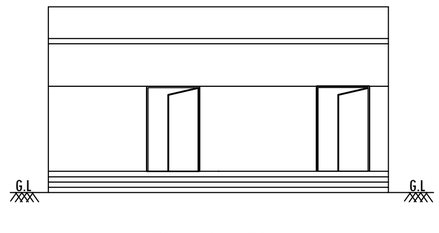
RAINWATER HARVESTING SYSTEM



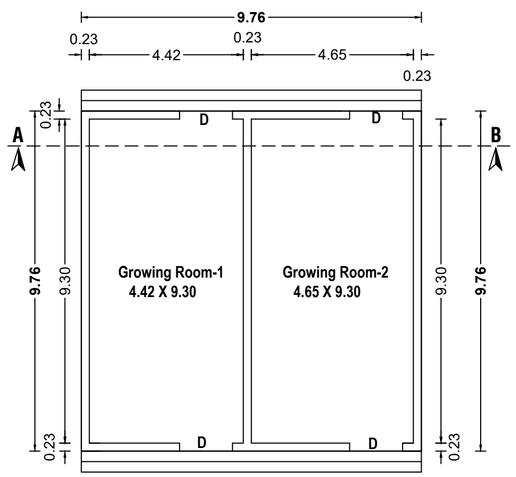
FOOTING DETAILS



Section on -"AB"



Elevation Plan



Ground Floor Plan

Office Use:-

Technical Approval Was Sanctioned By Esign & QR Code Scanner

This Document is Digitally Data Singed by

"THE SPECIAL OFFICER OF BIKKANAHALLI PANCHAYAT, KARIMANGALAM PANCHAYAT UNION"

seal or Sign is not necessary.

ALL DIMENSIONS ARE IN "Mt & Ft"

SUPER IMPOSED AREA	4379.00 Sq.mt
DOCUMENT AREA	4379.00 Sq.mt
FLR/FMB AREA	4379.00 Sq.mt

Total Site Area - 1 Acre 8 Cent (As Per Document)

SITE AREA DETAILS

PARTICULARS	Sq.Mt.	Sq.Ft.
AS PER DOCUMENT PLOT AREA	4379.00	47135.55
GROUND FLOOR PLINTH AREA	95.26	1025.38
GROUND FLOOR CARPET AREA	76.21	820.30
TOTAL BUILTUP AREA	95.26	1025.38

SCHEDULE OF JOINERIES		WIDTH	HEIGHT
D	DOOR	1.52	2.44
W	WINDOW	1.52	1.22
V	VENTILATOR	0.61	0.61

PARKING DETAILS

DESCRIPTION	REQUIRED	PROVIDED
CAR	1	1
TWO WHEELER	1	1

COLOUR INDEX

- SITE BOUNDARY
- PROPOSED BUILDING
- EXISTING ROAD
- RAIN WATER HARVESTING
- SEPTIC TANK

APPLICANT

FSI DETAILS:-

Total All Floor Area / Total Land Area = 95.26 / 4379.00

FSI = 0.021

APPLICANT

Mr.G.SAKTHIBALAN., S/o Mr.GOVINDARAJ.

REGISTERED ENGINEER

Er.S.SAKTHIVEL.,M.E.(Stru).,
TN.Govt. "Register of Professionals"
Registered Engineer (G-II)-01/2024),
Registered Construction Engineer (G-II)-01/2024),
Registered Structural Engineer (G-II)-02/2022),
R.E.(G-III) DMC.No-037/LS/2022/00006,
CIVIL INFO
No-24/3, SecondFloor,Opp-Nagaraj Hospital,
Hathiram Street,Dharmapuri-636701.

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

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

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.