PP APPROVAL RECORD

Planning Permission

Survey 484/3 and 2 more

Lakkiampatti, DHARMAPURI taluk

Dharmapuri district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

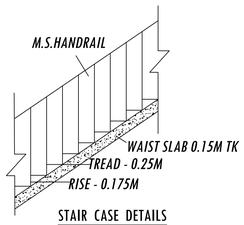
The approval as the planning authority issued it, reproduced in full behind this page.

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

PLAN SHOWING THE EXISTING APPROVED R.C.C ROOF GROUND FLOOR RESIDENTIAL BULIDING TO BE REVISED AND ADDITIONAL PROPOSED CONSTRUCTION OF R.C.C ROOF FIRST & SECOND FLOOR RESIDENTIAL BUILDING IN "NANDHI NAGAR", PLOT No:216, OLD SF.No:484/3, NEW S.F.No:484/3B AT VELLEGOUNDANPALAYAM VILLAGE, ELAKKIAMPATTI PANCHAYAT, DHARMAPURI PANCHAYAT UNION, DHARMAPURI TALUK AND DHARMAPURI DISTRICT.

APPLICANT: Mrs.A.VANI ANBU ARJUNAN W/o. Mr.ANBU ARJUNAN. **SCALE 1:100**

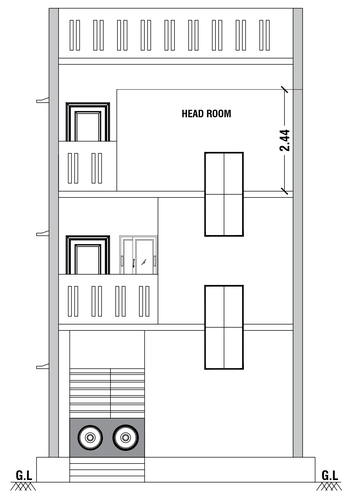
NOTE
TECHNICAL APPROVAL
Technical Approval Issued.
This Document is Digitally Data Signed by Special Officer (B.D.O.(V.P)) "VELLEGOUNDANPALAYAM VILLAGE, ELAKKIAMPATTI PANCHAYAT, DHARMAPURI PANCHAYAT UNION ". So Any Seal or Sign is Not Necessary.



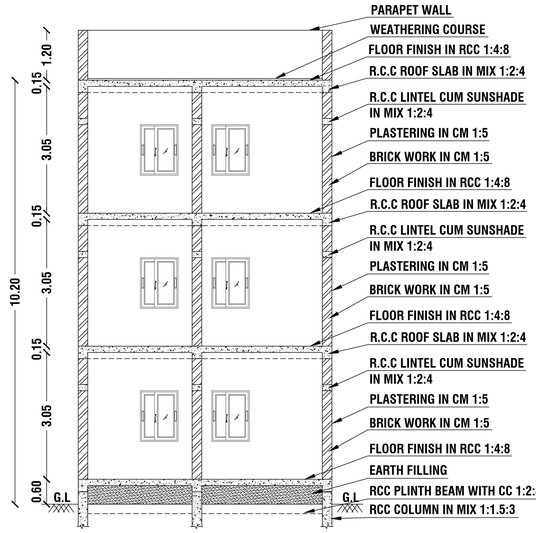
STAIR CASE DETAILS

COLOR INDEX	
SITE BOUNDARY	
PROPOSED BUILDING	
EXISTING ROAD	
SEPTIC TANK	
RAIN WATER HARVESTING	

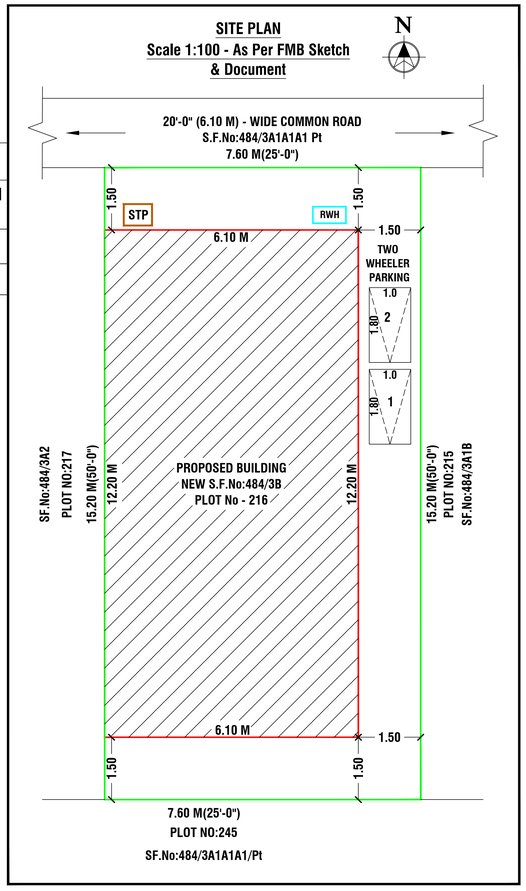
Parking Details	
Particulars	Provided in Nos.
Car Parking	-
Two Wheeler Parking	2

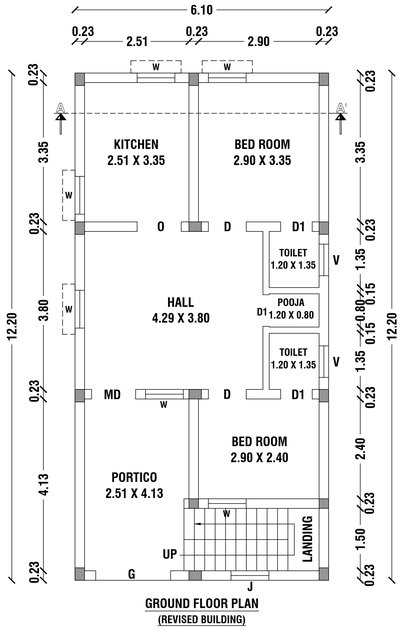


ELEVATION

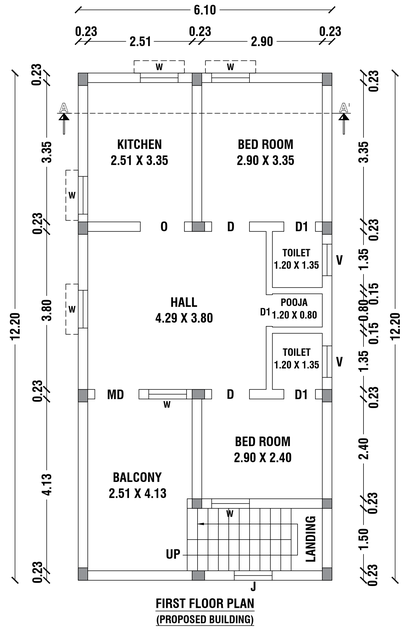


SECTION ON - AA'

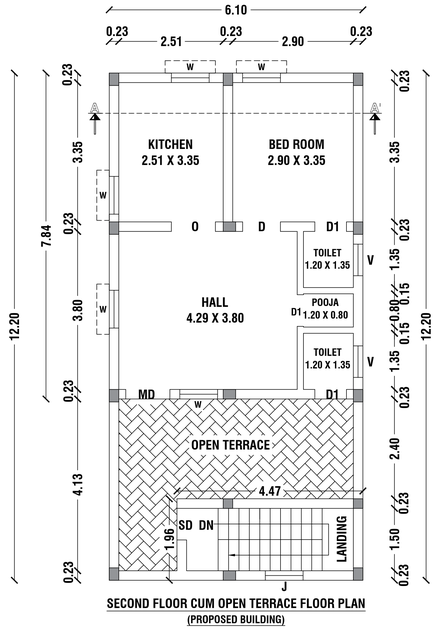




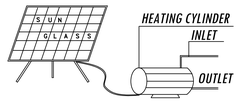
GROUND FLOOR PLAN
(REVISED BUILDING)



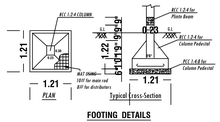
FIRST FLOOR PLAN
(PROPOSED BUILDING)



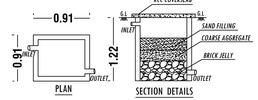
SECOND FLOOR CUM OPEN TERRACE FLOOR PLAN
(PROPOSED BUILDING)



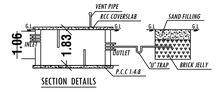
SOLAR WATER HEATING

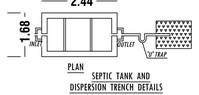


FOOTING DETAILS



RAINWATER HARVESTING SYSTEM





SEPTIC TANK AND DISPERSION TRENCH DETAILS

NOTES
ALL THE DOORS AND WINDOWS ARE OUTSIDE OPENING
WASTE WATER WILL BE USED FOR GARDEN PURPOSE
ALL DIMENSIONS ARE IN METRES

SCHEDULE OF JOINERIES		WIDTH	HEIGHT	AREA IN Sq.Mt
G	GATE	1.80	2.13	3.83
MD	MAIN DOOR	1.06	2.13	2.26
D	DOOR	0.91	2.13	1.94
D1	DOOR	0.76	2.13	1.62
O	OPEN	1.06	2.13	2.26
SD	STEEL DOOR	0.76	2.13	1.62
W	WINDOW	0.91	1.22	1.11
V	VENTILATOR	0.76	0.60	0.46

AREA DETAILS

DOCUMENT DETAILS

Document No - 763 /2021

Document Area	116.13 Sq.Mt	1250.00Sq.Ft
As Per Patta Area	116.00 Sq.Mt	1248.62 Sq.Ft

PARTICULARS	Total Buildup Area in Sq.Mt	Non FSI Area in Sq.Mt	FSI Area in Sq.Mt	Total Buildup Area in Sq.Ft
EXI. GROUND FLOOR	106.83	-	106.83	1150.00
REV. GROUND FLOOR	74.42	-	74.42	801.06
PRO. FIRST FLOOR	74.42	-	74.42	801.06
PRO. SECOND FLOOR	47.82	-	47.82	514.73
PRO. HEAD ROOM	8.76	8.76	-	94.29
TOTAL PROPOSED AREA	131.00	8.76	122.24	1410.08
TOTAL AREA	205.42	8.76	196.66	2211.14

FSI DETAILS;-

$$\frac{\text{Total FSI Floor Area}}{\text{Total Land Area}} = \frac{196.66}{116.00} = \text{FSI} = 1.695$$

PLOT COVERAGE;-

$$\frac{\text{Ground Floor Area}}{\text{Total Land Area}} = \frac{74.42}{116.00} \times 100 = \text{PC} = 64.16\%$$

NOTE;- DTCP REGULARISATION OF UNAPPROVED LAYOUT DETAILS
Letter Roc.No.969/2018/ஜ.ய.ம.2, Dated 10/05/2018
Approved Layout No.137/2018
LOCALBODY APPROVED LAYOUT DETAILS
Resolution No.2/18.05.2018
Letter Roc.No.1/2017-2018/ஜ.ஒ.ஊ, Dated 18/05/2018
GROUND FLOOR APPROVED DETAILS
Letter Roc.No.361, Dated 23/03/2021

APPLICANT

A.Vani

Mrs.A.VANI ANBU ARJUNAN W/o. Mr.ANBU ARJUNAN

REGISTERED ENGINEER

Er.M.VADIVEL.ME(Struct)., AMIE., C.Eng(I)., MISTE., AIV.,MICI.,MISSE.,MICA.,
Consulting Civil Engineer, Chartered Engineer,
TN.Govt. Registered Professional of DTCP,
R.E-II-01/2023, R.S.E-II-21/2020, R.C.E-27/2020, R.D-06/2020,
R.E.(G-3), DMC No.037/LS/2019/00004, CCMC No.004/2021,
DMV CONSTRUCTION,
#19/17, 1st Floor, Annamalai Street, Near Municipality Office,
Dharmapuri - 636701, Cell: 8122 101 282, 9443 101 282.
E.Mail : dmvconstruction.dp@gmail.com

Er.M.Vadivel . ME(Struct)., AMIE., C.Eng(I)., MISTE., AIV., MICI., MISSE.,MICA., D.M.V construction - 8122 101 282, 9443 101 282.

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.