PP APPROVAL RECORD

Planning Permission

Dindigul

Dindigul district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

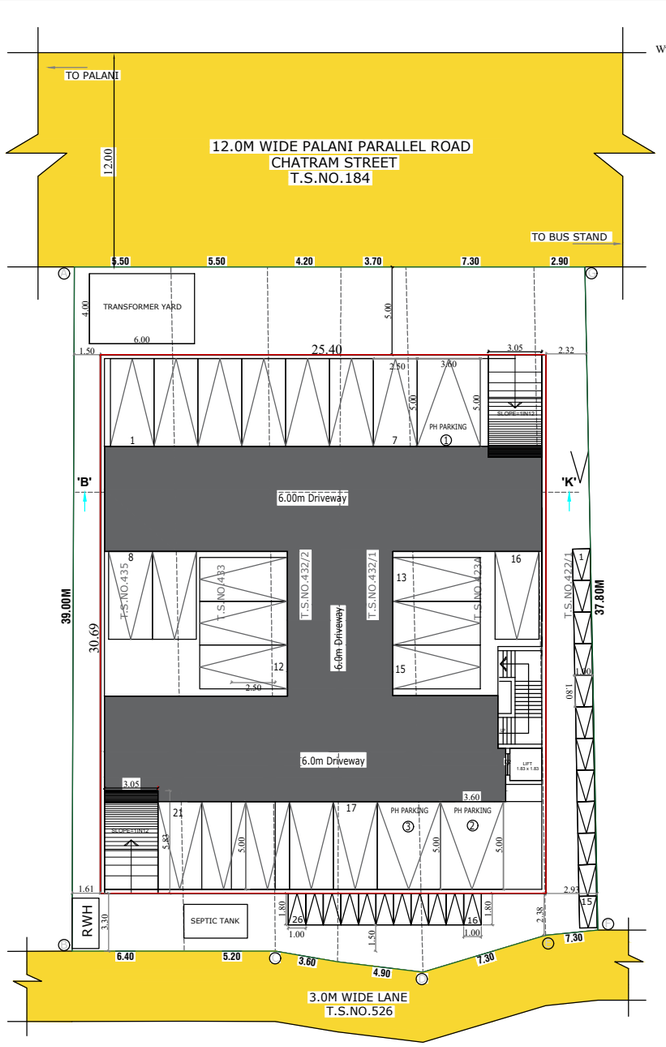
PURPOSE
Commercial

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

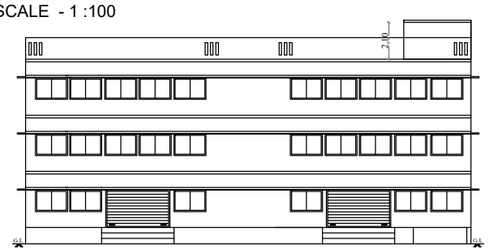
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF TEXTILE SHOWROOM IN WARD NO. 2, BLOCK NO.12, T.S.NO : 435, 433, 432/1, 432/2, 423A, 422/1 AT CHATRAM STREET, DINDIGUL WEST TALUK, DINDIGUL CITY MUNICIPAL CORPORATION, DINDIGUL DISTRICT.

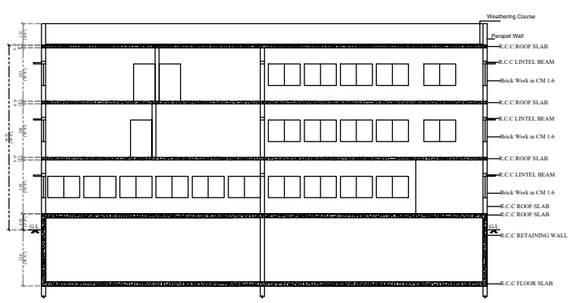
SCALE - 1 :100



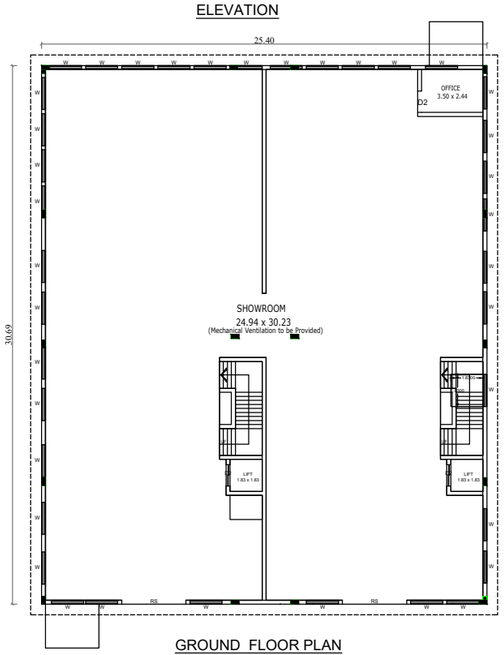
SITE & BASEMENT FLOOR PLAN



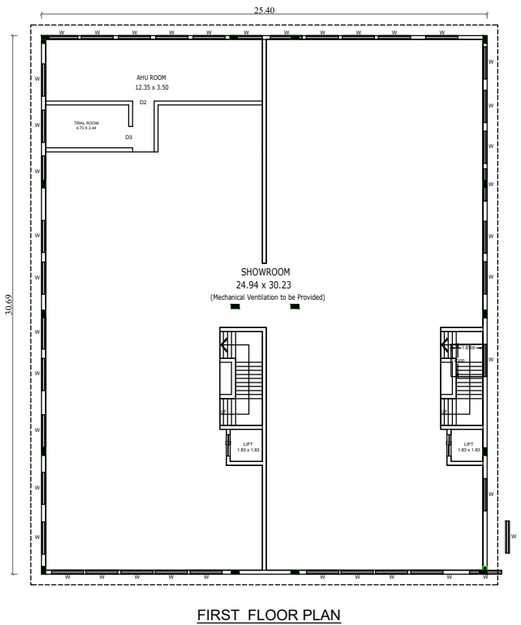
ELEVATION



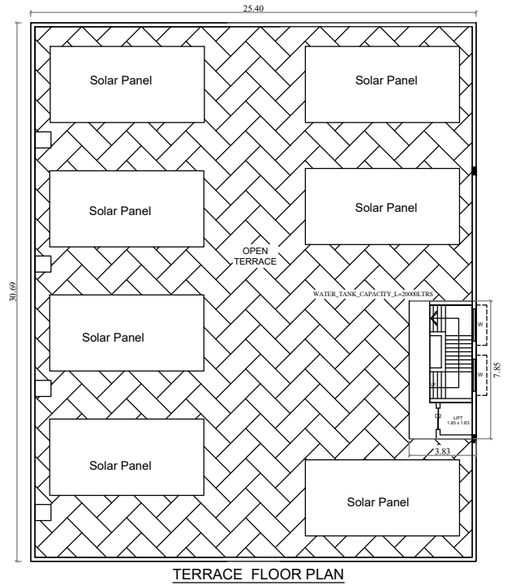
SECTION ON 'BK'



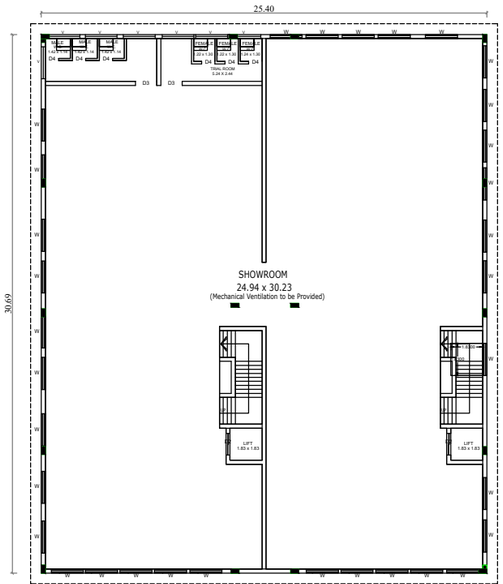
GROUND FLOOR PLAN



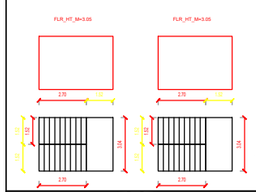
FIRST FLOOR PLAN

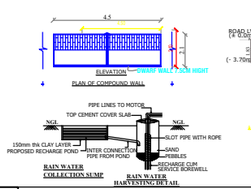


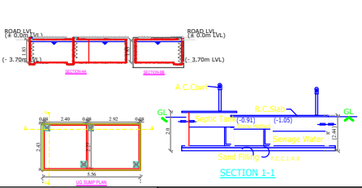
TERRACE FLOOR PLAN

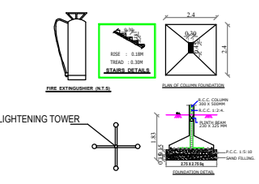


SECOND FLOOR PLAN

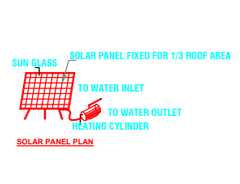


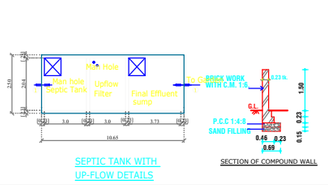


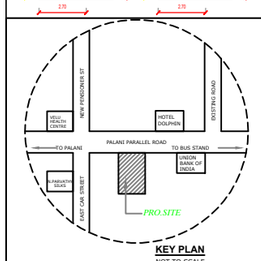












AREA DETAILS

T.S.NO.	As per Document (Sq.M)	As per Patta (Sq.M)
422/1	117.75	112.00
423/A	310.75	284.00
432/1	153.40	176.00
432/2	153.40	153.00
433	214.05	199.00
435	227.15	225.00
TOTAL	1176.50	1348.00

PLOT COVERAGE = (779.61 / 1176.50) x 100 = 66.26%

FLOOR SPACE INDEX = (2338.83 / 1176.50) = 1.99

DESCRIPTIONS	FSI (Sq.M)	Non FSI (Sq.M)	Total Area (Sq.M)
AREA OF THE BASEMENT FLOOR	-	779.61	779.61
AREA OF THE GROUND FLOOR	779.61	-	779.61
AREA OF THE FIRST FLOOR	779.61	-	779.61
AREA OF THE SECOND FLOOR	779.61	-	779.61
AREA OF THE TERRACE FLOOR	-	30.06	30.06
TOTAL FLOOR AREA	2338.83	809.67	3148.50
NO. OF TWO WHEELER PARKING REQUIRED		-	23nos
NO. OF TWO WHEELER PARKING PROVIDED		-	26nos
NO. OF CAR PARKING REQUIRED		-	24nos
NO. OF PH CAR PARKING PROVIDED		-	03nos
NO. OF CAR PARKING PROVIDED		-	21nos

COLOR INDEX

- SITE BOUNDARY
- PROPOSED BUILDING
- EXISTING ROAD
- DRIVEWAY

JOINERY DETAILS

RS	SHUTTER	2.44 x 2.13
D	DOOR	1.37 x 2.13
D1	DOOR	2.44 x 2.13
D2	DOOR	1.22 x 2.13
D3	DOOR	0.91 x 2.13
D4	DOOR	0.76 x 2.13
V	VENTILATION	0.76 x 0.61
W	WINDOW	1.83 x 1.52

Online Application No : SWP / BPA / 0005674 / 2022

SWP / DTCP / Dindigul / Site Approval No : 09/2023

SWP / DTCP / Dindigul / Building Planning Permission No : 09/2023

APPLICANT'S SIGNATURE

CONSTRUCTION ENGINEER

Er.R.Vinothkumar, D.C.E.,
Registration No. CE/MR/OCT 2019/030
No.: 1/127, North Street, K.Sennampatty,
Thirumangalam & Madurai 625 701.
Cell: 97882 71119.

STRUCTURAL ENGINEER

Er.A.Arul Ganapragasam, M.E(Struct),
Reg.No : SE 04/2019 {Gr-I/DLPA}
VA Consultancy,
3/146, Uzhavar Santhai Opp, Trichy Main Road,
Dindigul - 624005
Mobile No: 99444 95338

REGISTERED ENGINEER

Er.M.P. KARTHICK, ME (Strut)
Registered Engineer Grade - II
Reg.No. 10/2020 - DLPA
Maruthu Construction
46, Sri Ayyanar Nagar, Balakrishnapuram, Dindigul-05.
Cell No. 99657 13108

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.