PP APPROVAL RECORD

Planning Permission

Dindigul

Dindigul district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

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.

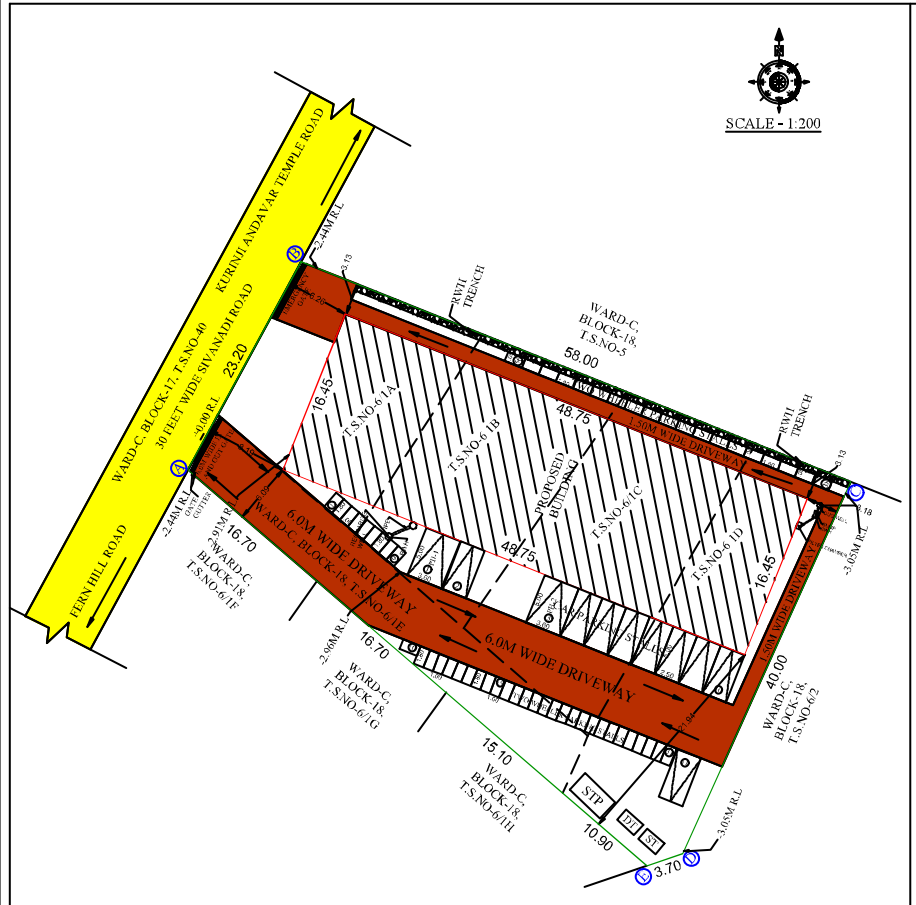
Verified RealEstate™

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

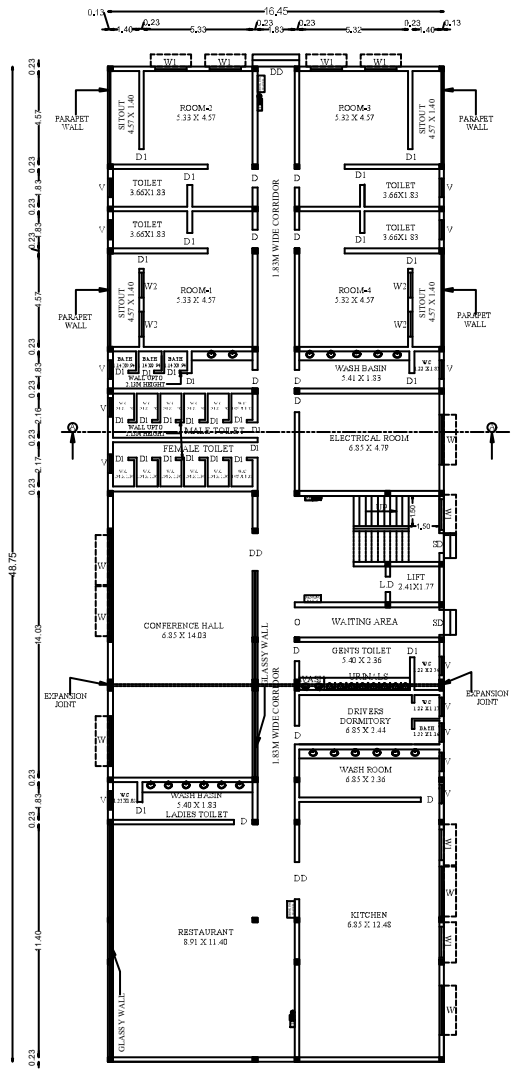
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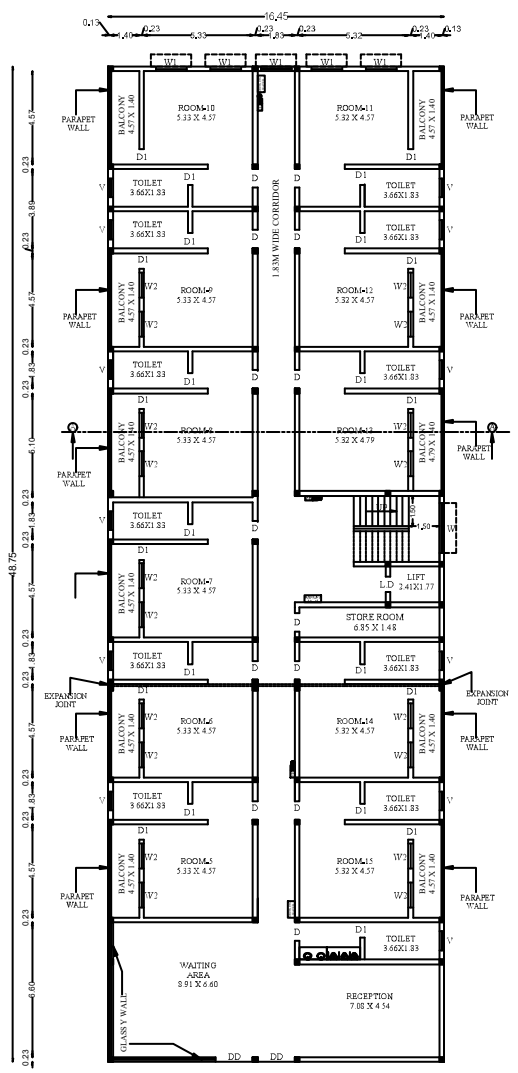
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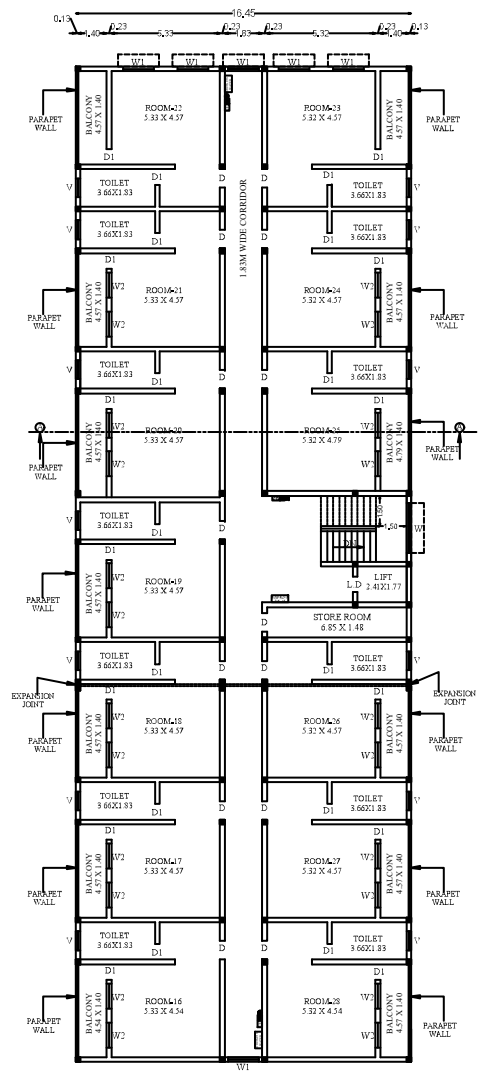
SITEPLAN



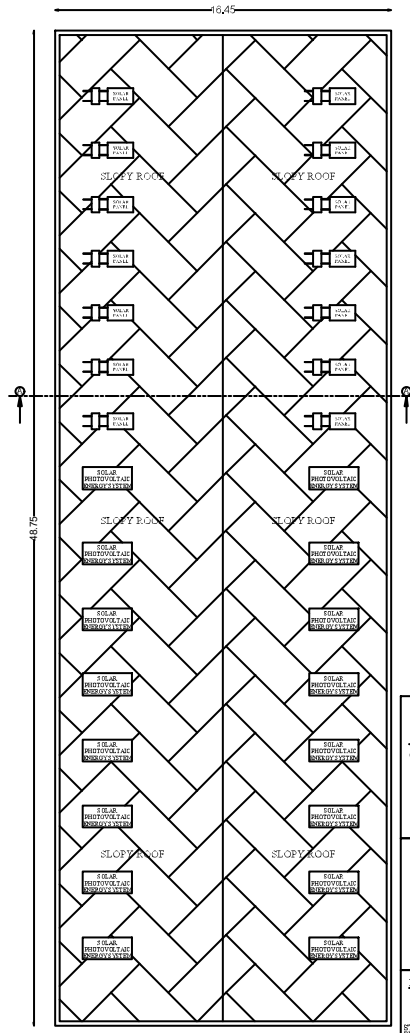
GROUND FLOOR PLAN



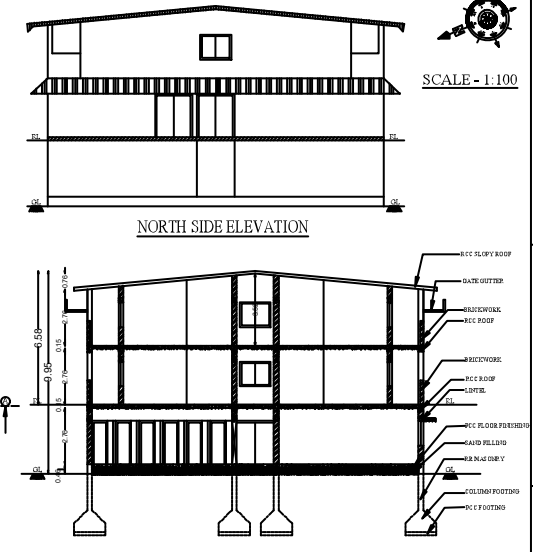
FIRST FLOOR PLAN



SECOND FLOOR PLAN

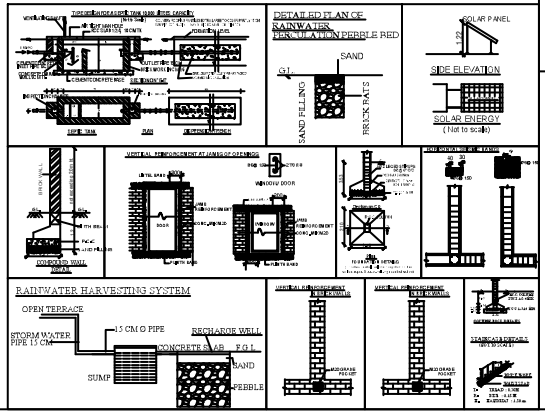


TERRACE FLOOR PLAN



NORTH SIDE ELEVATION

SECTION ON A-A



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REGISTERED ENGINEER

SITE AND DETAILED PLAN SHOWING THE PROPOSED CONSTRUCTION OF RCC ROOF COMMERCIAL (RESTAURENT AND HOTEL) BUILDING HAVING GROUND FLOOR, FIRST FLOOR AND SECOND FLOOR IN NEW WARD - C, BLOCK - 18, T.S.NO.6/1A, 6/1B, 6/1C, 6/1D AND 6/1E AT SIVANADI ROAD, KODAIKANAL TOWN AND TALUK, DINDIGUL DISTRICT

ALL DIMENSIONS ARE IN METER

ONLINE APPLICATION NO : SWP/BPA/031066/2023

NAME OF THE APPLICANTS :
1) Mr.A.JENASENAN S/o Mr.AGAMBAN
2) Mr.J.ABISHEK S/o Mr.JENASENAN

AS PER DOCUMENT - 1646.00 Sq.m
AS PER PATTA - 1646.00 Sq.m

AREA DETAILS :

S.No	Description	FSI AREA in Sq.M	Non FSI AREA in Sq.M	TOTAL BUILT UP AREA in Sq.m
1	GROUND FLOOR	801.98	-	801.98
2	FIRST FLOOR	801.98	-	801.98
3	SECOND FLOOR	801.98	-	801.98
TOTAL :		2405.94	-	2405.94

FLOOR SPACE INDEX $= \frac{\text{FSI AREA}}{\text{SITE AREA}} = \frac{2405.94}{1646.00} = 1.46 < 1.50$

PARKING AREA DESCRIPTION	FSI AREA	REQUIRED	PROVIDED
1 CAR SPACE FOR EVERY 50 Sq.M OF FLOOR AREA (RESTAURENT)	304.53	7	7 (INCLUDING 1 PH PARKING)
1 CAR SPACE FOR EVERY 10 ROOMS (HOTEL)	28 ROOMS	3	3 (INCLUDING 1 PH PARKING)
1 CAR SPACE FOR EVERY 100 Sq.M OF FLOOR AREA (HOTEL)	97.74	1	1
1 TWO WHEELER SPACE FOR EVERY 25 Sq.M OF FLOOR AREA (RESTAURENT)	304.53	13	15
1 TWO WHEELER SPACE FOR EVERY 50 Sq.M OF FLOOR AREA (HOTEL)	2003.67	41	41

REFERENCE
- FIRE ALARM SYSTEM
- HOSE REEL
- FIRE FIGHTING EQUIPMENT
- DRINKING WATER

HEIGHT OF BUILDING = 9.95M

COLOR INDEX	
SITE BOUNDARY	
EXISTING ROAD	
PROPOSED BUILDING	
DRIVE WAY	

JOINERY DETAILS

SYMBOL	DESCRIPTION	IN METER
DD	DOUBLE DOOR	1.83 X 2.13
SD	SLIDING DOOR	0.91 X 2.13
D	DOOR	0.91 X 2.13
D1	DOOR-1	0.76 X 2.13
O	OPEN	1.47 X 2.13
LD	LIFT DOOR	0.76 X 2.13
W	WINDOW	2.44 X 1.22
W1	WINDOW-1	1.52 X 1.22
W2	WINDOW-2	1.37 X 1.22
V	VENTILATOR	0.96 X 0.61

APPLICANT

Signature valid

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

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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.