Verified RealEstate™

REFERENCE
206/2024/C

ISSUED
06 April 2024

PP APPROVAL RECORD

Planning Permission

Dindigul

Dindigul district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Town Panchayat

PURPOSE
Residential

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

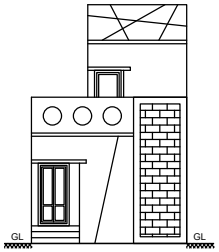
hello@verified.realestate
+91 9996 12 9996
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DIGITALLY VERIFIED RECORD

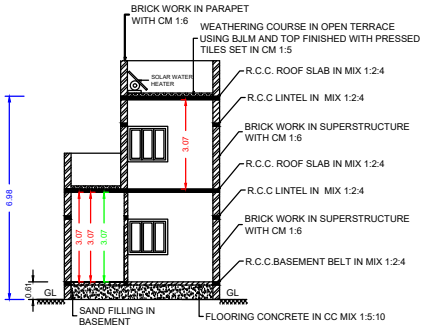
PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF GROUND FLOOR RESIDENTIAL BUILDING IN EXISTING GROUND FLOOR RESIDENTIAL BUILDING(BLOCK 1) IN S.NO: 387/13, 395/30, 395/31, 395/32, 395/33, "ATHIDEV AVENUE", PLOT NO:18,19, PATTA NO: 3540, NEW WARD NO:1, MUNNILAIKOTTAI VILLAGE AND CHINNALAPATTI TOWN PANCHAYAT, ATHOOR TALUK & DINDIGUL DISTRICT.

APPLICANT NAME : Mr.S.SHANMUGAM, S/O Mr.SUNDARAMCHETTIAR.

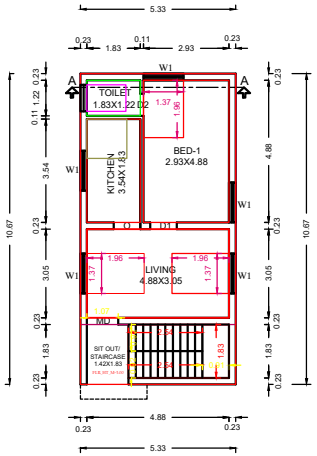
SCALE : I INCH = 8 FEET (or) 1 :100.



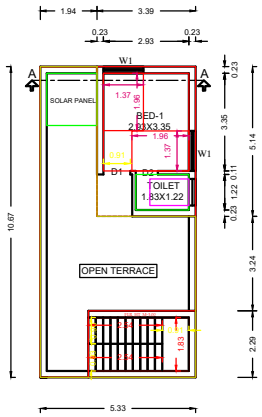
FRONT ELEVATION



SECTION ON A-A



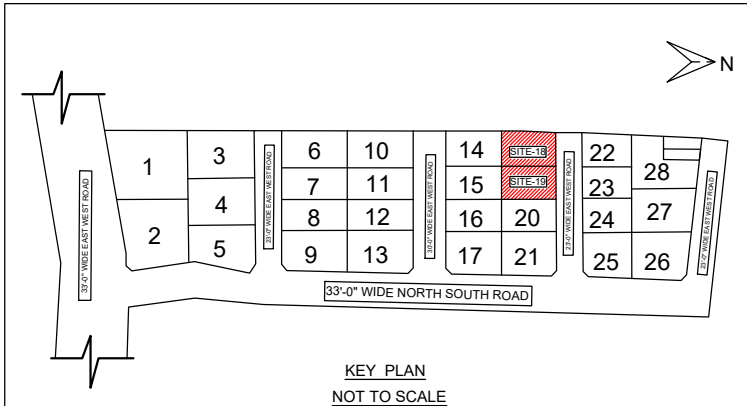
GROUND FLOOR PLAN



FIRST FLOOR PLAN

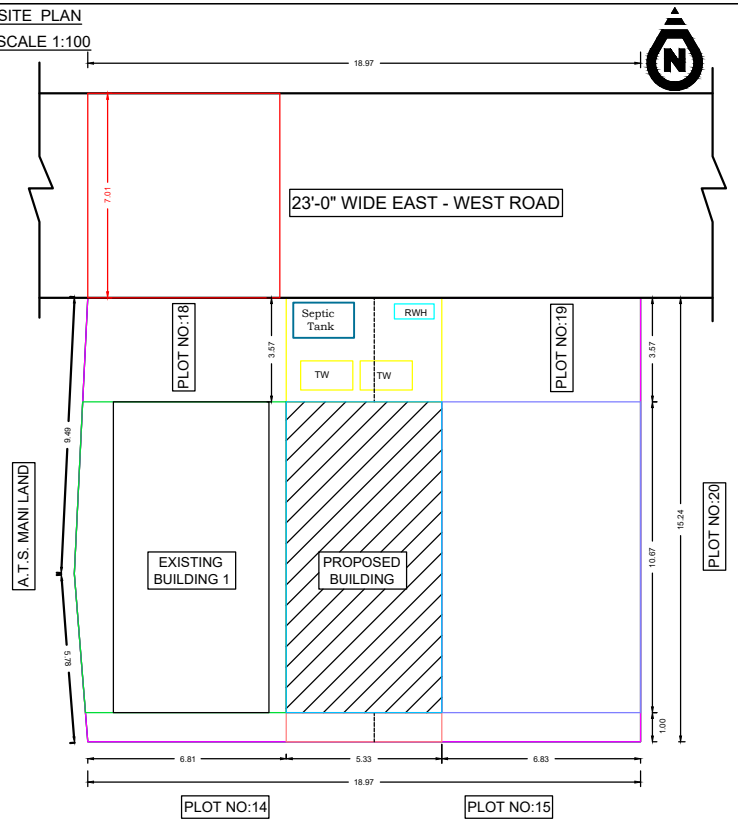
EXISTING BUILDING PLAN APPROVAL

Building Permission:-
Roc. No,:- 48/2024/C
Building Permission:- 88/2023/2024
/E Signed/
Executive officer
Special Grade Town Panchayat
Chinnalapatti
Dindigul District



KEY PLAN
NOT TO SCALE

SITE PLAN
SCALE 1:100



SPECIFICATION :

FOUNDATION	:	R.C.C. COLUMN FOUNDATION
BASEMENT	:	BRICK WORK WITH CM 1:6 MIX.
SUPERSTRUCTURE	:	BRICK WORK IN CM 1:6 MIX.
ROOFING	:	R.C.C. ROOF SLAB 1:2:4 MIX, 4½" TH.
FLOORING	:	C.C. FLOORING 1:5:10 MIX AND TOP FINISHED WITH CERAMIC TILES
PLASTERING	:	PLASTERING WITH CM 1:5 MIX 12mmTHICK.
PURPOSE	:	RESIDENTIAL BUILDING.

LIST OF JOINERIES :

DOOR :

MD	3'-6" X 7'-0"	1.06 X 2.13
D1	3'-0" X 7'-0"	0.91 X 2.13
D2	2'-6" X 7'-0"	0.76 X 2.13
O	3'-0" X 7'-0"	0.91 X 2.13

WINDOW :

W	4'-6" X 4'-0"	1.37 X 1.21

VENTILATOR :

V	3'-0" X 2'-0"	0.91 X 0.60

AREA STATEMENT

DESCRIPTION	Sft	Sqm
APPLICANT'S SITE	3150	292.64
EXI. BUILDING (BLOCK 1)	613	56.90
PRO. GROUND FLOOR 2	613	56.90
PRO. FIRST FLOOR	279	25.85
OPEN SPACE	1924	178.84
FSI : 0.38	PLOT COVERAGE : 38.92	

APPLICANT :

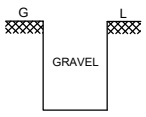
1.

LBS / ENGINEER :

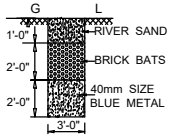
Er.S.SARAVANAKUMAR.D.C.E.LBS,
Registered Engineer Grade - III
Sri Saravana Constructions
G.P.S. Complex,High School Road,
Kairasi Jewellery Near,
Chinnalapatti-624 301
Cell: 7708404856

OFFICE USE

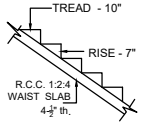
Building Permission:-
Roc. No,:- 206/2024/C
Building Permission:- 02/2024/2025
/E Signed/
Executive officer
Special Grade Town Panchayat
Chinnalapatti
Dindigul District



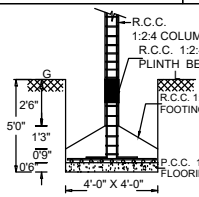
TRIAL PIT (NTS)



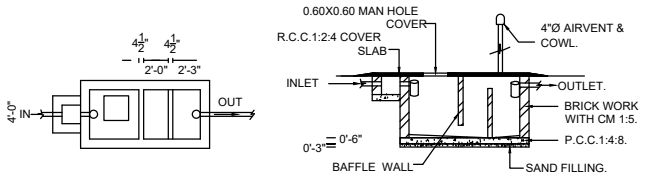
RAIN WATER PERCOLATION PIT (NTS)



STAIRCASE DETAILS (NTS)



FOUNDATION DETAIL



SEPTIC TANK DETAIL

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
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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.