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

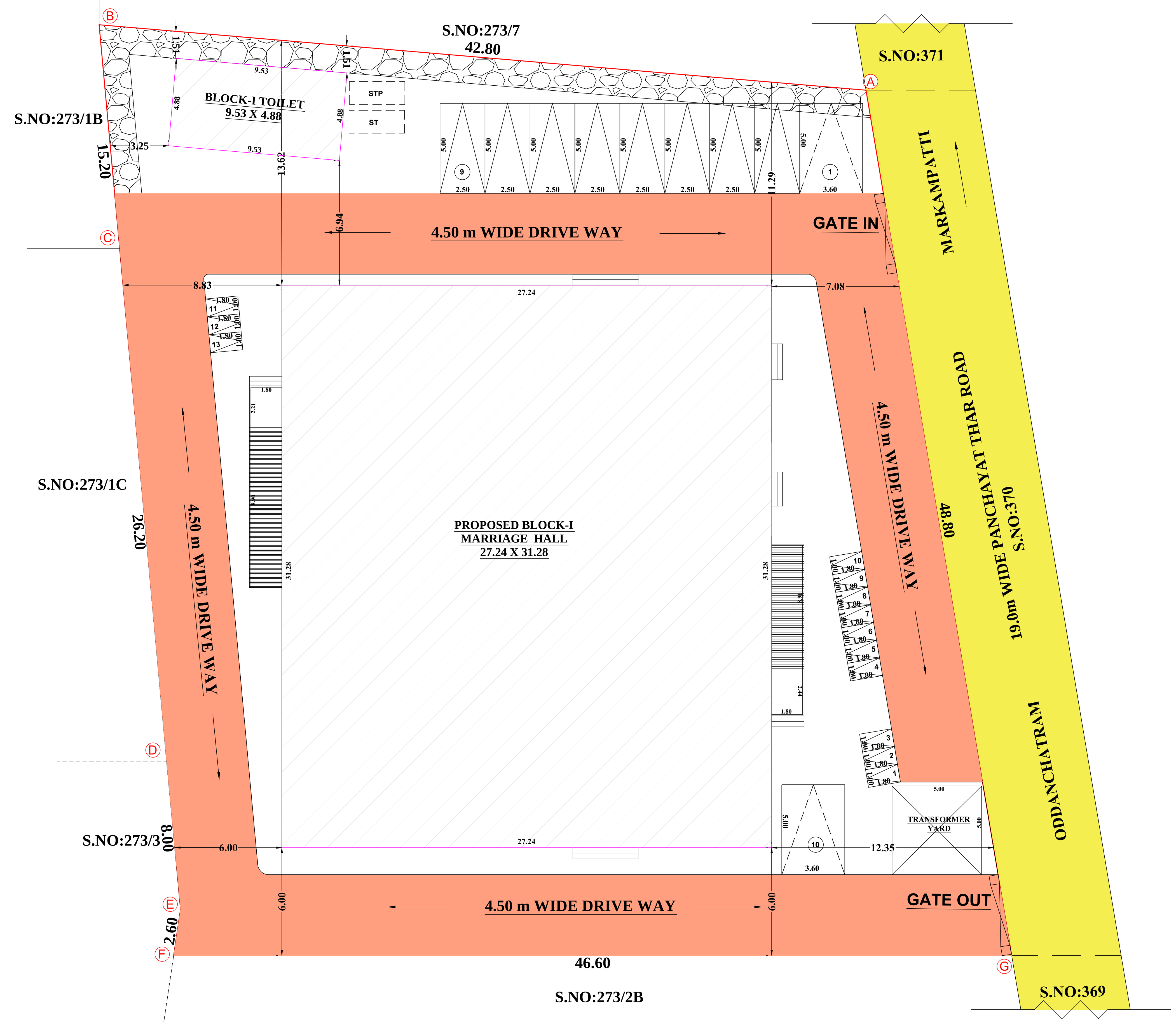
hello@verified.realestate

+91 9996 12 9996

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SHEET No : 1/1

.REVISED SITE PLAN & BUILDING PLAN SHOWING THE MARRIAGE HALL BUILDING IN S.F.NO: 273/2A AT KUTHILUPPAI VILLAGE & PANCHAYAT, ODDANCHATRAM TALUK, DINDIGUL DISTRICT.



. SITE PLAN .

All Dimensions Are In Meters

. SCALE : [1:100]

SITE APPROVAL :

Online Application No	:	SWP/BPA/216886/2024
Scrutiny Reference No	:	0FJZQGNT
Site Boundary Shown As "A TO D " And Numbered As: SWP/DTCP/ Dindigul / SITE APPROVAL NO	:	104/ 2024 DATED - 15.05.2024

BUILDING PERMISSION :

Online Application No	:	SWP/BPA/216886/2024
Scrutiny Reference No	:	0FJZQGNT
Numbered As: SWP/DTCP/ Dindigul / BUILDING PERMISSION NO	:	21 / 2024 DATED - 15.05.2024

REVISED BUILDING PERMISSION :

Online Application No	:	SWP/BPA/402030/2024
Scrutiny Reference No	:	0922ST2A
Numbered As: SWP/DTCP/ Dindigul / BUILDING PERMISSION NO	:	01 / 2025

SITE AREA DETAILS :-

SURVEY.NO	AS PER DOCUMENT	AS PER PATTA
273 / 2A	2250.00 SQ.MT	2250.00 SQ.MT
TOTAL	2250.00 SQ.MT	2250.00 SQ.MT

PROPOSED BUILDING AREA DETAILS :-

DESCRIPTION	FSI sq.mt	NON - FSI sq.mt	TOTAL sq.mt
BLOCK-I GROUND FLOOR AREA	852.07	---	852.07
BLOCK-I FIRST FLOOR AREA	537.95	---	537.95
BLOCK-II TOILETAREA	46.50	---	46.50
TOTAL	**1436.52**	---	**1436.52**

$$FSI = \frac{\text{Total FSI Area}}{\text{Total Site Area}} = \frac{1436.52}{2250.00} = 0.64 < 2.00$$

NUMBER OF SEATING ARRANGEMENTS = (450 no's)

PARKING DETAILS

PARKING SHALL BE CALCULATED PER (50 Sq.MT) OF THE MARRIAGE HALL AREA

FOR EVERY (50 Sq.MT) - ONE CAR PARKING & ONE TWO WHEELER PARKING

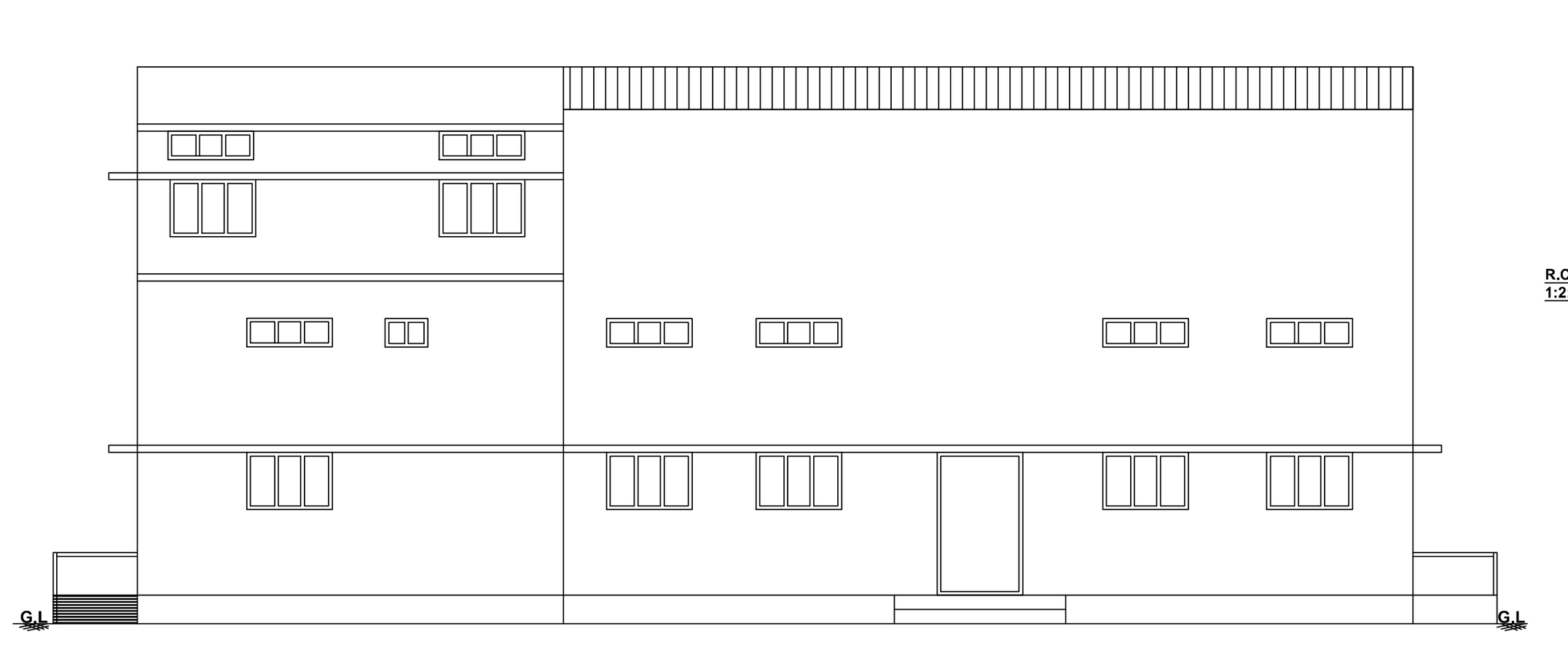
PARKING CALCULATION = $\frac{\text{(MARRIAGE HALL AREA)}}{50} = \frac{372.82}{50}$ = 8 no's

DESCRIPTION		REQUIRED	PROVIDED	TOTAL
CAR PARKING	NORMAL CAR	7	8	10
	PHYSICAL CHALLENGED	1	2	
TWO WHEELER PARKING		8	13	13

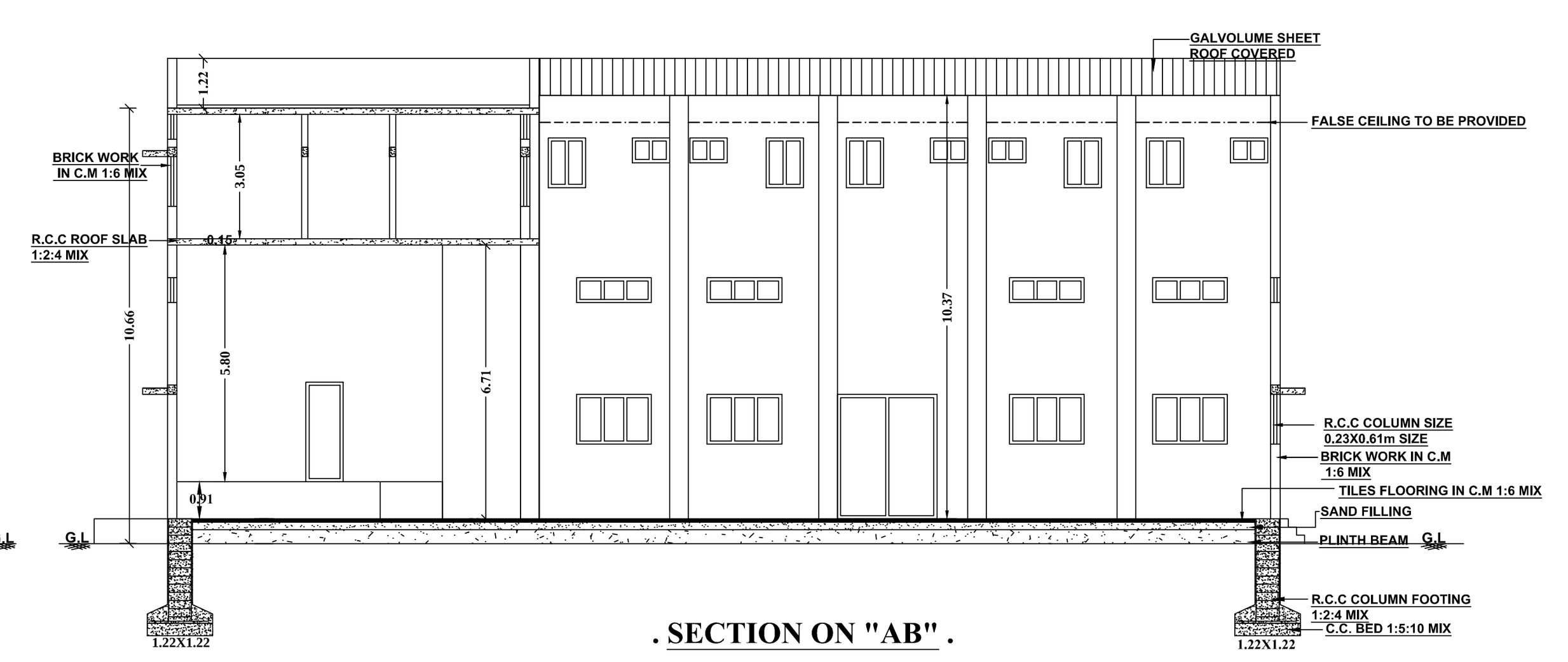
REFERENCE:-

- SITE BOUNDARY
- PROPOSED BUILDING
- DRIVE WAY
- EXISTING ROAD
- RWH TRENCH

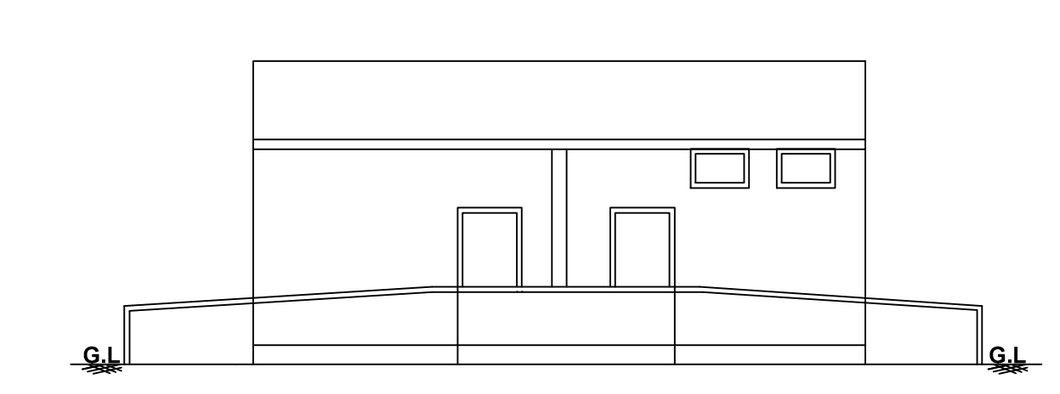
TOTAL BUILDING HEIGHT : 10.66 m



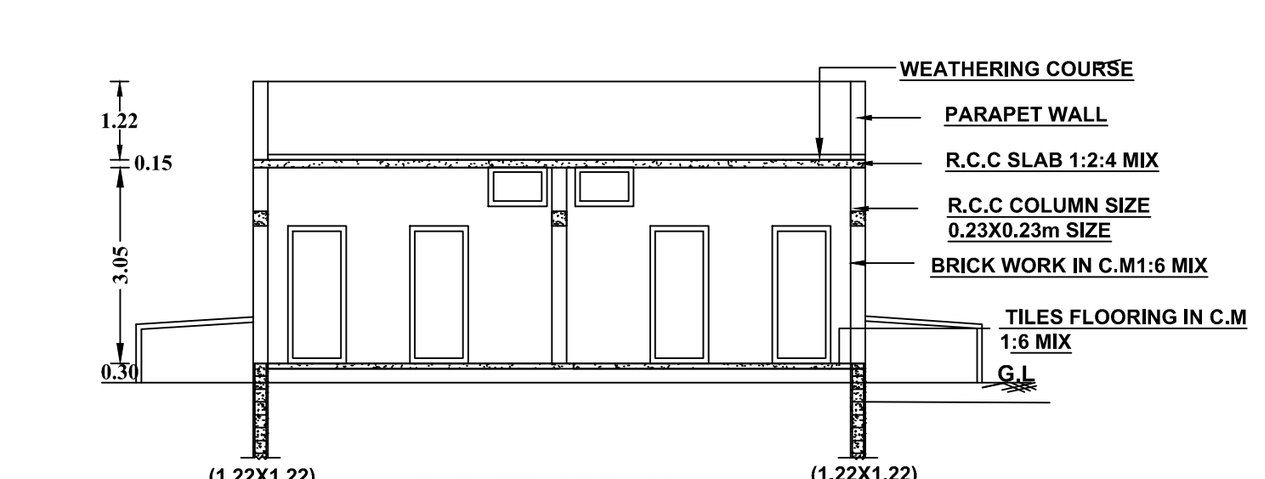
. FRONT ELEVATION .



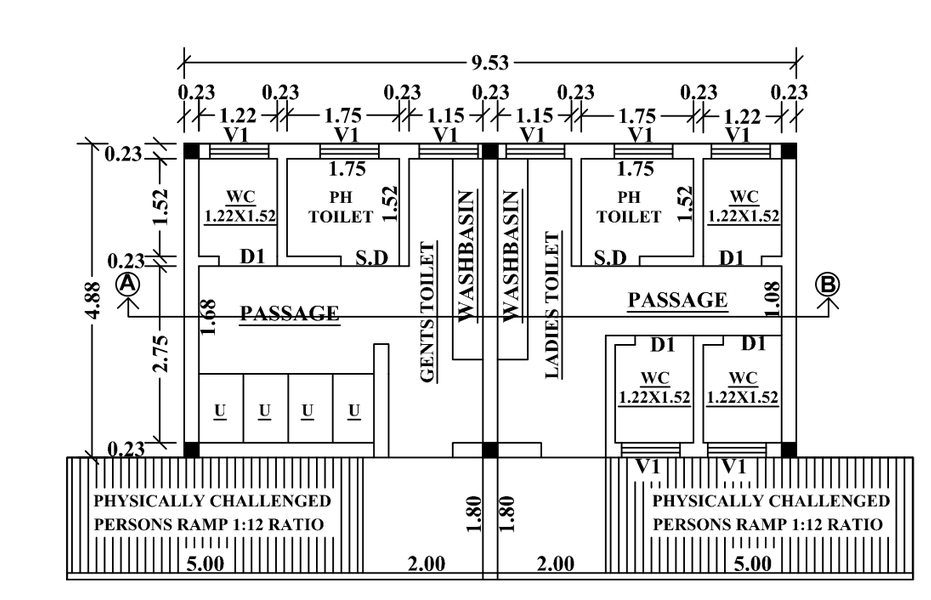
. SECTION ON "AB" .



. FRONT ELEVATION .



. SECTION ON "AB" .



(BLOCK - II TOILET)
GROUND FLOOR

SANITATION REQUIREMENTS

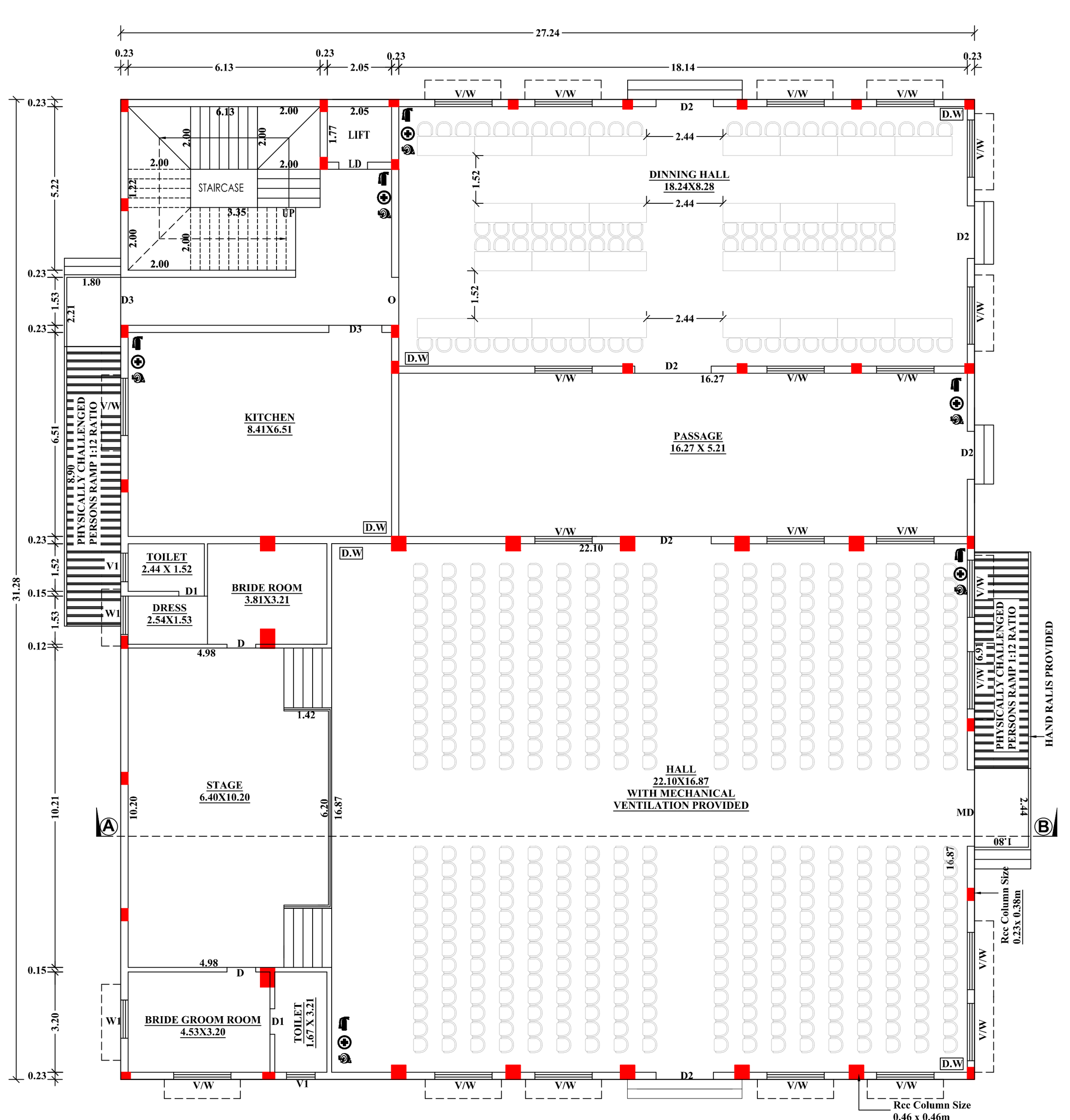
IT MAY BE ASSUMED TWO THIRD ARE MALES AND ONE THIRED ARE FEMALES

MALE - 300 Nos | FEMALE - 150 Nos

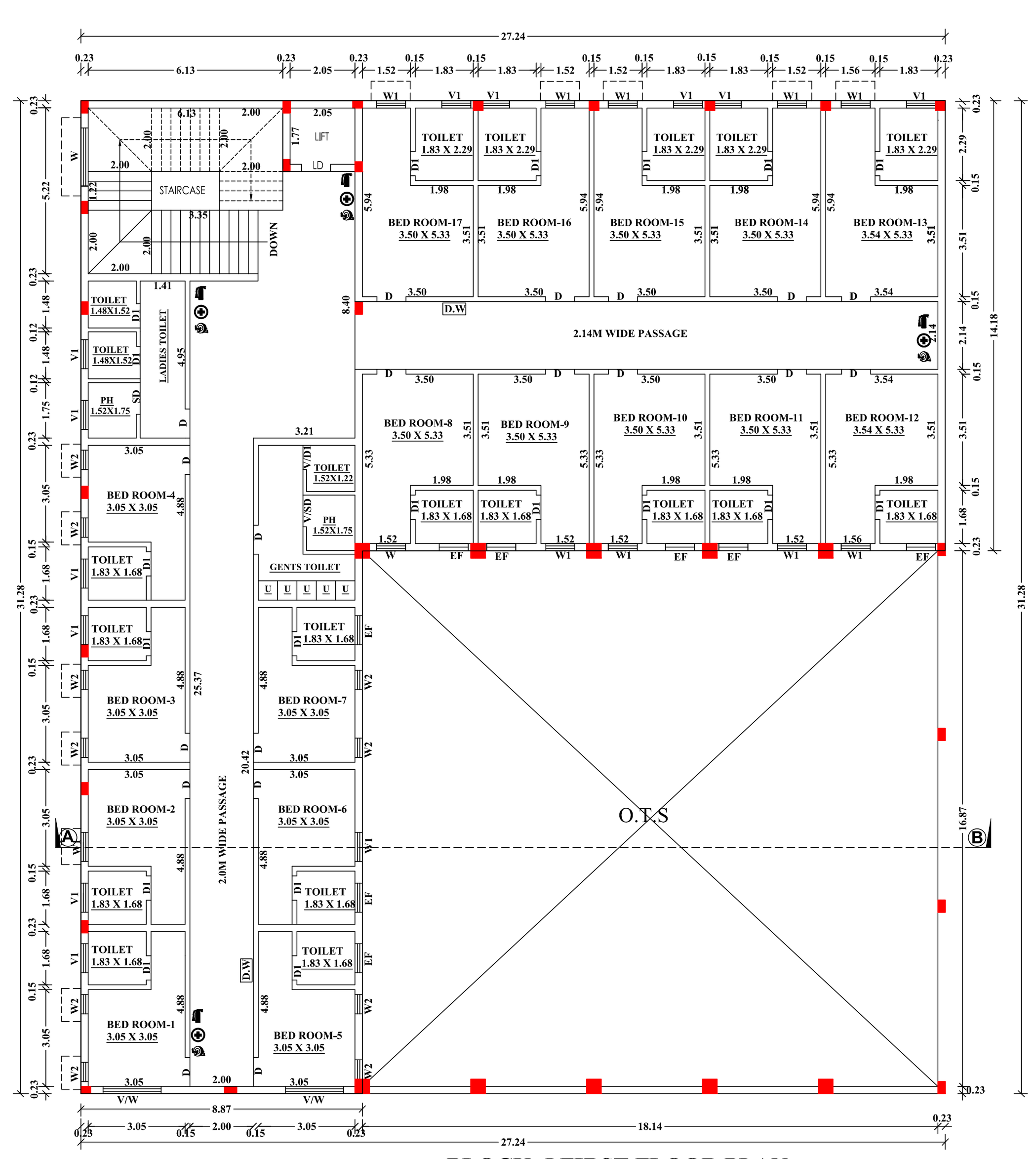
DESCRIPTION		REQUIRED	PROVIDED
WATER CLOSET	MALE (1 PER 250 PERSONS)	2	3
	FEMALE (1 PER 100 PERSONS)	4	5
URINAL	MALE (1 PER 50 PERSONS)	6	9
WASH BASIN	MALE (1 PER 200 PERSONS)	2	5
	FEMALE (1 PER 200 PERSONS)	1	5
DRINKING WATER	(1 PER 100 PERSONS)	5	10

. SPECIFICATION .

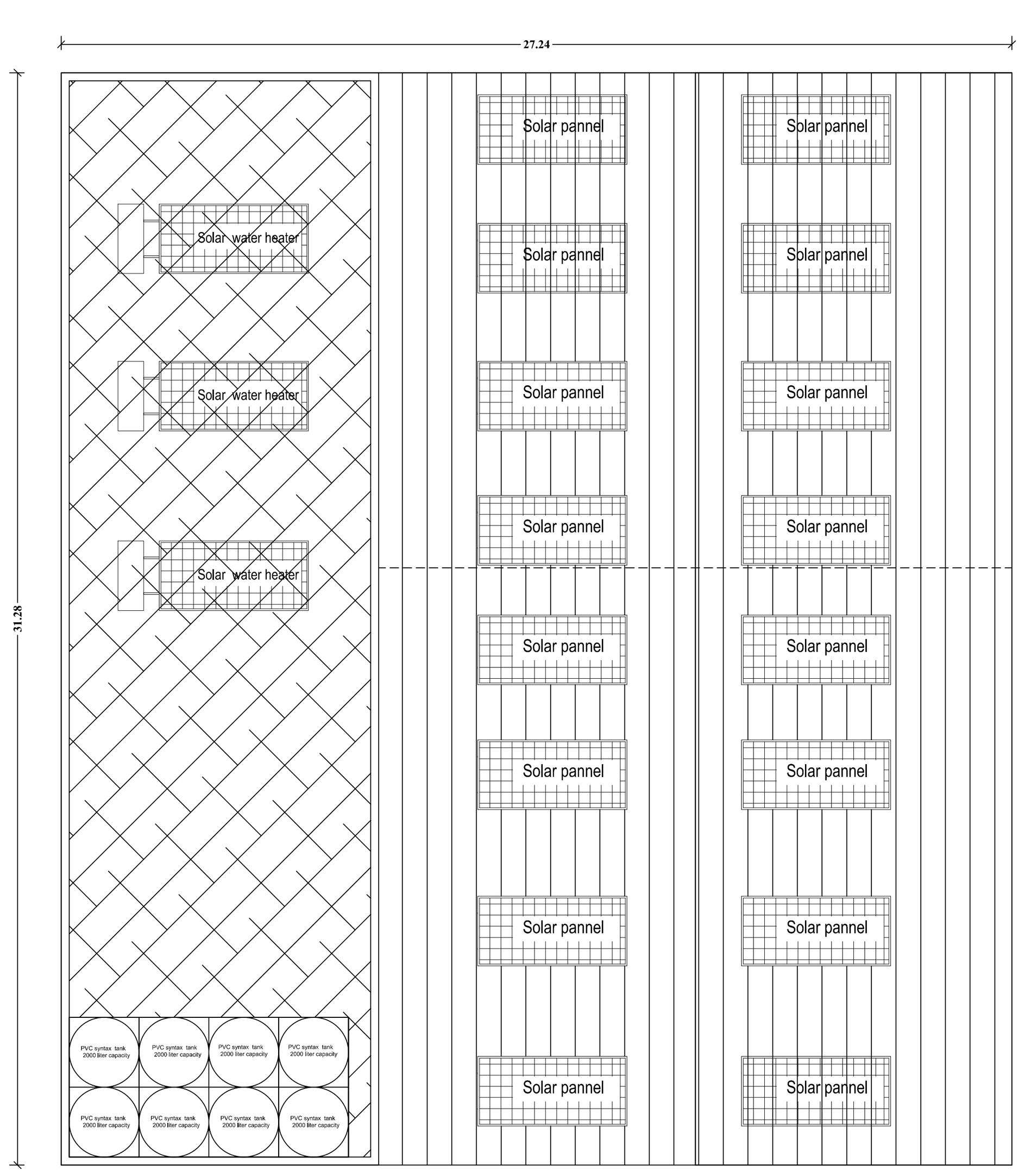
. FOUNDATION	:	R.C.C COLUMN FOOTING 1:2:4 MIX OVER A BED OF C.C 1:5:10 MIX.
. BASEMENT	:	R.C.C COLUMN FOOTING 1:2:4 MIX, BRICK WORK IN C:M 1:6 MIX.
. SUPERSTRUCTURE	:	BRICK WORK IN C:M 1:6 MIX.
. ROOFING	:	R.C.C ROOF SLAB 1:2:4 MIX, 0.15M THICK AND GALVOLUME SHEET
. FLOORING	:	C.C FLOORING 1:5:10 MIX 0.33 THICK AND TOP FINISHED WITH C:M 1:3 MIX, 0.23 TK.
. PLASTERING	:	CEMENT PLASTERING 1:5 MIX, 0.15 TK.
. USE	:	MARRIAGE HALL BUILDING.



. BLOCK -I GROUND FLOOR PLAN .



. BLOCK -I FIRST FLOOR PLAN .



. BLOCK -I TERRACE FLOOR PLAN .

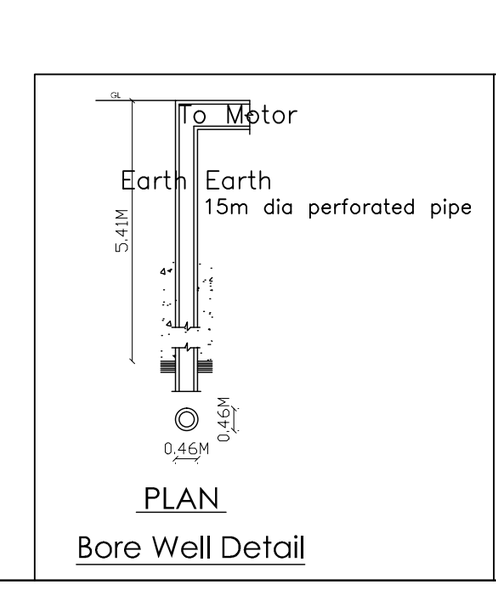
. JOINERIES . : **METER**

MD -DOOR	2.44 X 3.05
D -DOOR	0.91 X 2.44
D1 -DOOR	0.76 X 2.14
D2 -DOOR	1.83 X 3.05
D3 -DOOR	1.53 X 2.44
W -WINDOW	1.83 X 1.23
W1 -WINDOW	1.22 X 1.22
W1 -WINDOW	0.61 X 1.22
O -0PEN	1.53 X 2.44
LD -DOOR	1.22 X 2.14
SD -WINDOW	1.00 X 2.14
V -VENTILATOR	1.83 X 0.61
V1 -VENTILATOR	0.91 X 0.61

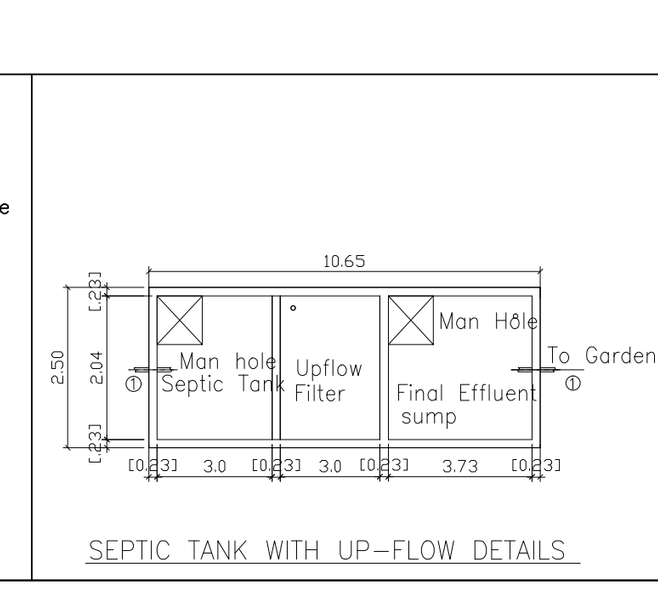
NOTE

1. L.P. GAS WILL BE USED FOR KITCHEN
2. BORE WELL WITH MOTOR, WATER TANK AND CORPORATION WATER SUPPLY WILL BE PROVIDED.
3. SULLAGE WASTE FROM TOILET WILL BE CONNECTED EXISTING
4. RAIN WATER PERCOLATION PITS OF 4NOS. PROVIDED @ 1/30 SQM OF PLINTH AREA @ 3M C/C
5. RAIN WATER PERCOLATION BED 1.0M WIDE WILL BE PROVIDED AROUND THE BUILDING AS PER GO (MS) NO. 138 DATED 11.02.02.
6. PERCOLATION BED OUT SIDE ALONG PLINTH TO BE PROVIDED
7. OUTER PAVEMENTS SLOPING TO WARDS RAIN WATER PERCOLATION PIT ALONG PLINTH
8. RAIN WATER TAKEN TO THE BORE WELL THROUGH 150MM DIA PIPES.
9. RAIN WATER COLLECTED FROM OPEN TERRACE SHALL BE COLLECTED THROUGH PIPES AND LED INTO A FILTER PIT (SIZE 60x60x60CM) WITH APPROPRIATE FILTER MATERIAL AND THEN LED INTO COLLECTION TANK.
10.SOLAR WATER HEATER LINE ARRANGMENTS WILL BE PROVIDED.
11. ALL DIMENSIONS ARE IN METRE.
12. AT KITCHEN EXHAUST FAN TO BE PROVIDED.
13. FA - FIRE ALARAM PROVIDED.
14. FE - FIRE SAFETY MEASURES PROVIDED.
15. SB - SAND BUCKET PROVIDED.
16. MECHANICAL VENTILATION TO BE PROVIDED.

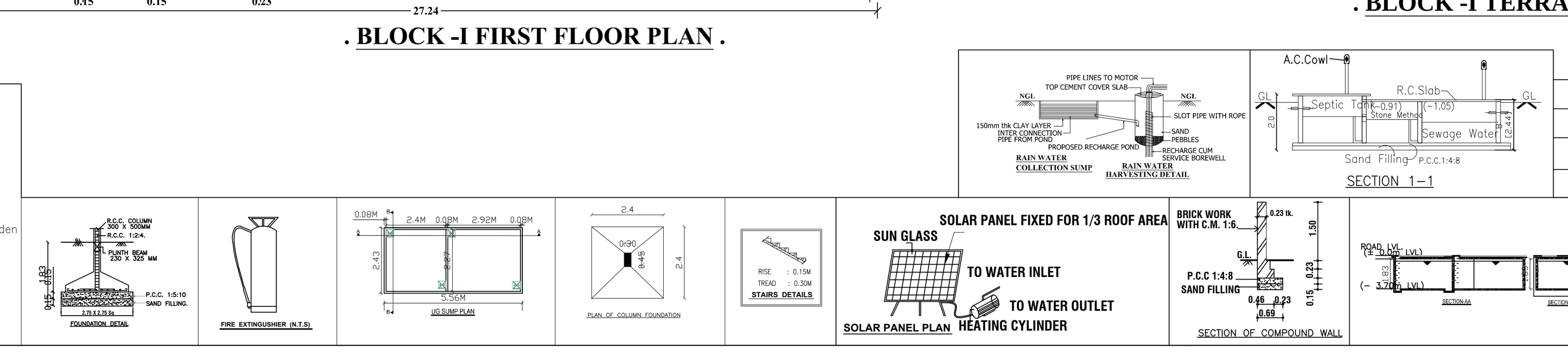
BUILDING PLAN .



Bore Well Detail



SEPTIC TANK WITH UP-FLOW DETAILS



EE	EMERGENCY EXIT
	FIRE EXTINGUISHER
	FIRST - AID BOX
	FIRE HOSE REEL

. STRUCTURAL ENGINEER .

M.UMA BHARATHI,M.E.,
STRUCTURAL ENGINEER Grade- I
LPA Registration No:SE01/2024,
EZHIL CONSTRUCTION
70/5, NVGB Hall road,
Nagal Nagar, Dindigul -624003.
Cell:9345816596

. CONSTRUCTION ENGINEER .

Er. S. SURENDAR, B.E., M.E (STRUCTURES)
62, Alagampatti, Balakrishnapuram,
Dindigul - 624 005, Mob : 63796 82087.
REGISTERED CONSTRUCTION ENGINEER
DINDIGUL LPA REG. No : CE 03/2023

. APPLICANT .

. REGISTERED ENGINEER .

R.BALASUNDAR, B.E.,M.E.,
Registered Engineer-Grade II
LPA Registration No: RE04/2020
EZHIL CONSTRUCTION
70/5, NVGB Hall Road,
Nagal Nagar, Dindigul-624 003
Cell: 93454 85407
85081 88585

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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OMR Thoraipakkam,
Chennai 600 097, India
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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.