PP APPROVAL RECORD

# Planning Permission

Dindigul 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.

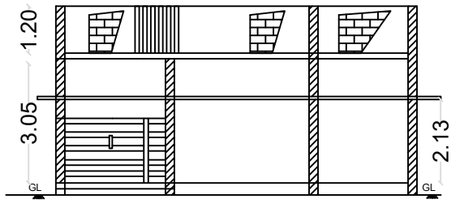
# PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF BLOCK-1 GROUND FLOOR & BLOCK-2 GROUND FLOOR RESIDENTIAL BUILDING IN SITE S.F.No.130/7A1 , PATTA NO.5722 AT ,UTHUPPATTI VILLAGE , JAMBUTHURAIKOTTAI PANCHAYAT, NILAKOTTAI TALUK, DINDIGUL DISTRICT.

All dimensions are in Metre & Scale -1:100

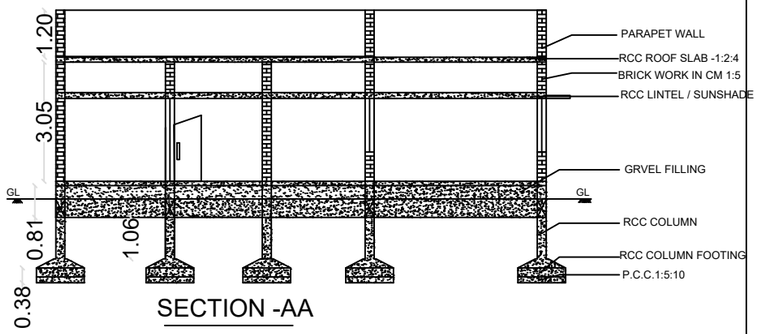
APPLICANT 1 : Mr.K.SURESH KUMAR S/O Mr.KAMARAJ

APPLICANT 2 : Mr.K.SIVARAJ S/O Mr.KAMARAJ

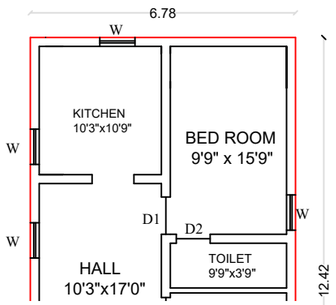


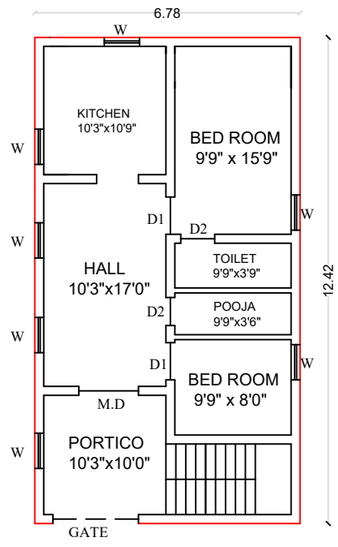




ELEVATION



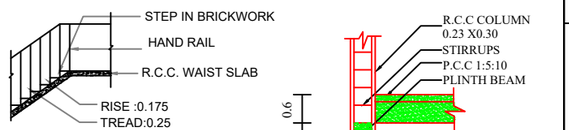

SECTION -AA



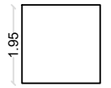



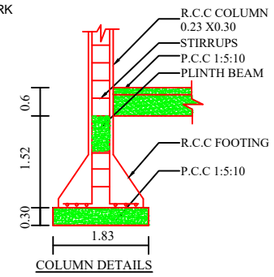

BLOCK-1
GROUND FLOOR PLAN

N

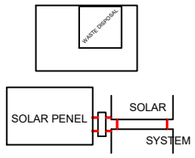


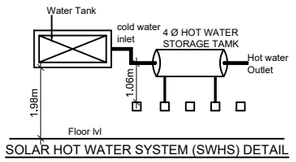

STAIR DETAILS



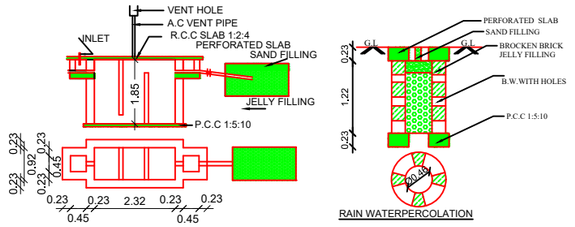




COLUMN DETAILS




SOLAR HOT WATER SYSTEM (SWHS) DETAIL



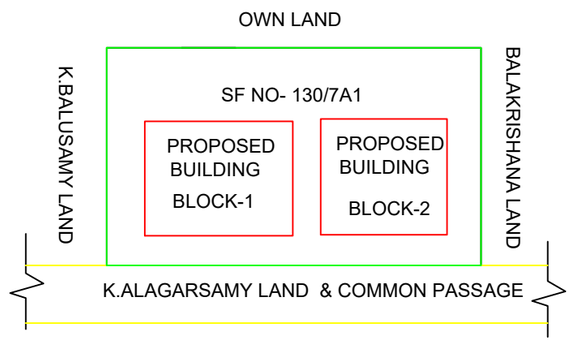

SEPTIC TANK DETAILS

RAIN WATERPERCOLATION

N

## KEY PLAN

(NOT TO SCALE)




TAMIL NADU COMBINED DEVELOPMENT & BUILDING RULES, 2019

| Building ht | Road wide | Plot Width | Details | | Required | Available |
|---|---|---|---|---|---|---|
| 4.82 MT | 6.10mt | Below 9.00 mt | 35E(i) | Front set back | 1.50 | 2.50 |
| | | | 35E(ii) | Side set back | | |
| | | | | Side 1 | 0.00 | 0.00 |
| | | | | Side 2 | 1.00 | 3.00 |
| | | | 35E(iii) | Rear set back | 1.00 | 1.00 |

JOINERIES

| REFERENCE | MT | FT |
|---|---|---|
| D-DOOR | 1.00 X 2.13 | 3'3" X 7'0" |
| D1-DOOR | 0.76 X 2.13 | 2'6" X 7'0" |
| O-OPENING | 1.00 X 2.13 | 3'3" X 7'0" |
| W-WINDOW | 1.22 X 1.37 | 4'0" X 4'6" |
| MD-MAINDOOR | 1.06 X 2.13 | 3'6" X 7'0" |
| V-VENTILATOR | 0.76 X 0.46 | 2'6" X 1'6" |

| COLOURS | AREA DETAILS | SQ.MT | SQ.FT |
|---|---|---|---|
| | SITE AREA | 2050.00 | 22066.00 |
| | BLOCK-1GROUND FLOOR | 84.20 | 906.50 |
| | BLOCK-2 GROUND FLOOR | 84.20 | 906.50 |
| | TOTAL GROUND FLOOR | 168.40 | 1813.00 |
| | OPEN SPACE | 1965.80 | 20253.00 |

FLOOR SPACE INDEX

F.S.I. = FLOOR AREA / SITE AREA

F.S.I. = 168.40 / 2050.00

F.S.I. = 0.08

PARKING CALCULATION

50 SQ.MT = NIL
50 SQ.MT -75 SQ.MT = 1 TWO WHEELER
75 SQ.MT -100 SQ.MT = 1 CAR SPACE FOR 2 DWELLINGS & 1 TWO WHEELER FOR EACH DWELLINGS

TWO WHEELER PARKING = 1 NOS
FOUR WHEELER PARKING = 1 NOS

APPLICANT-1:- Mr.K.SURESH KUMAR

APPLICANT-2:- Mr.K.SIVARAJ

ENGINEER:-


Er.S.MANIKANDAN B.E.Civil.,
REGISTER ENGINEER - 466/2026
MANI CONSTRUCTION
R.S Road, Mani Labs, 1st Floor,
Vadamadurai - 624 802, Ph : 86678 61165

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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+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.