Verified RealEstate™

REFERENCE
010/2026

ISSUED
21 October 2026

PP APPROVAL RECORD

# Planning Permission

## Survey 428/2A2 and 1 more

Kallimandayam, Oddanchattram taluk

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.

Verified RealEstate™

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

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+91 9996 12 9996

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DIGITALLY VERIFIED RECORD

# PLAN SHOWING THE PROPOSED CONSTRUCTION OF MARRIAGE HALL BUILDING IN S.NO: 428/2A2, AT KALLIMANDAYAM VILLAGE & PANCHAYAT, ODDENCHATRAM TALUK, DINDIGUL DISTRICT.

ALL DIMENSIONS ARE IN METERS
. SCALE : [1:100] .

S
W E
N

ONLINE APPLICATION NO : ZJI9DQAG
SCRUTINY REFERENCE NO : SWP/BPA/908573/2026
DATE : 24.07.2026

| DESCRIPTION | FSI sq.mt | NON - FSI sq.mt | TOTAL sq.mt |
|---|---|---|---|
| GROUND FLOOR AREA | 4864.80 | ---- | 4864.80 |
| FIRST FLOOR AREA | 628.27 | ---- | 628.27 |
| SECOND FLOOR AREA | 394.37 | ---- | 394.37 |
| TERRACE FLOOR AREA | ---- | 56.43 | 56.43 |
| TOTAL AREA | 5887.44 | 56.43 | 5943.87 |

FSI = TOTAL FSI AREA / TOTAL SITE AREA = 5887.44 / 9960.00

FSI = 0.59 < 2.00

TOTAL BUILDING HEIGHT : 10.82 M

SANITATION REQUIREMENTS :-

TOTAL NUMBER OF PERSON'S - 575

| MALE | FEMALE |
|---|---|
| PUBLIC - 380 , STAFF - 20 | PUBLIC - 195 , STAFF - 20 |

| DESCRIPTION | | REQUIRED | PROVIDED |
|---|---|---|---|
| WATER CLOSET FOR PUBLIC | MALE (1 FOR 100 UPTO 400 PERSONS) | 4 | 4+D.A(1) |
| | FEMALE (2 PER 10 UPTO 200 PERSONS) | 2 | 5+D.A(1) |
| WATER CLOSET FOR STAFF | MALE STAFF (2 FOR 16 - 35 PERSONS) | 2 | 2 |
| | FEMALE STAFF (2 FOR 13 - 25 PERSONS) | 2 | 4 |
| URINAL | PUBLIC (1 FOR 50 PERSONS) | 8 | 8 |
| | STAFF (1 FOR 7 - 20 PERSONS) | 1 | 1 |
| CLEANER'S SINK | (ONE PER FLOOR MINIMUM) | 3 | 4 |
| DRINKING WATER FOUNTAIN | (1 PER 100 PERSONS) | 6 | 10 |
| WASH BASIN | MALE (1 FOR EVERY 200 PERSONS) | 2 | 4 |
| | MALE STAFF (2 FOR 16 - 35 PERSONS) | 2 | 3 |
| | FEMALE (1 FOR EVERY 200 PERSONS) | 2 | 3 |
| | FEMALE STAFF (2 FOR 13 - 25 PERSONS) | 2 | 3 |

JOINERIES : METER

| | | | |
|---|---|---|---|
| D | - | DOOR | 3.05 X 2.44 |
| D1 | - | DOOR | 1.83 X 2.44 |
| D2 | - | DOOR | 1.00 X 2.44 |
| D3 | - | DOOR | 0.84 X 2.44 |
| ED | - | EXIST DOOR | 3.05 X 2.44 |
| ED | - | ROLLING SHUTTER | 6.10 X 3.05 |
| LD | - | LIFT DOOR | 1.22 X 2.44 |
| S.D | - | SLIDING DOOR | 1.00 X 2.44 |
| W | - | WINDOW | 3.66 X 2.40 |
| W1 | - | WINDOW | 1.83 X 1.52 |
| W2 | - | WINDOW | 1.52 X 1.52 |
| V | - | VENTILATOR | 6.94 X 0.60 |
| V1 | - | VENTILATOR | 3.05 X 0.90 |
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| V3 | - | VENTILATOR | 0.90 X 0.60 |
| V4 | - | VENTILATOR | 0.60 X 0.60 |
| E.F | - | EXTRACTOR FAN | 0.60 X 0.60 |

REGISTERED ENGINEER

P. Anbu
Er. P. ANBAZHAGAN, B.E.,M.C.E.,F.I.V.,
Chartered Engineer and Valuer,
DLPA-RE 01/2025(GR-I) & RSE44/2024(GR-II),
16,VIVEKANANDA NAGAR, DINDIGUL.
CELL : 91501 69343

STRUCTURAL ENGINEER

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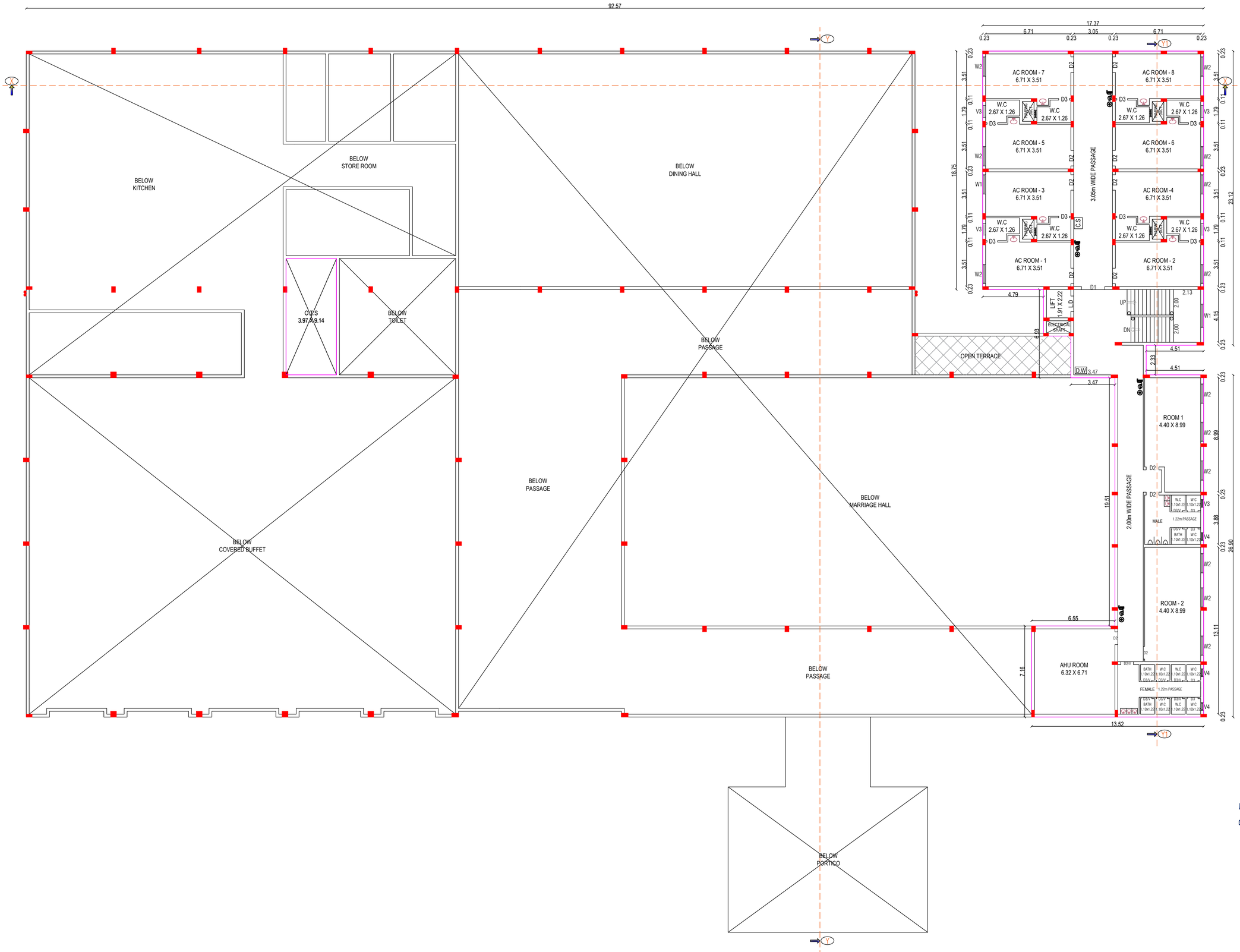
CONSTRUCTION ENGINEER

J. Jeyawilson
Er.J.JEYAWILSON, B.E.,M.E.,
Registered Construction Engineer
DLPA Reg. No: CE 02/2025 (DTCP)
HI-TECH PROMOTERS, HANIN TOWERS
Annamalaiyar School Road,
Near Roundana, Nagal Nagar,
Dindigul - 624 003. Cell : 96779 12666

APPLICANT

M. Dhanabalan

GROUND FLOOR PLAN




FIRST FLOOR PLAN

PLAN SHOWING THE PROPOSED CONSTRUCTION OF MARRIAGE HALL BUILDING IN S.NO: 428/2A2, AT KALLIMANDAYAM VILLAGE & PANCHAYAT, ODDENCHATRAM TALUK, DINDIGUL DISTRICT.

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| MALE | FEMALE |
|---|---|
| PUBLIC - 268 , STAFF - 20 | PUBLIC - 268 , STAFF - 20 |

| DESCRIPTION | | REQUIRED | PROVIDED |
|---|---|---|---|
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| | FEMALE (2 PER 10 UPTO 200 PERSONS) | 2 | 5+D.A(1) |
| WATER CLOSET FOR STAFF | MALE STAFF (2 FOR 16 - 35 PERSONS) | 2 | 2 |
| | FEMALE STAFF (2 FOR 13 - 25 PERSONS) | 2 | 4 |
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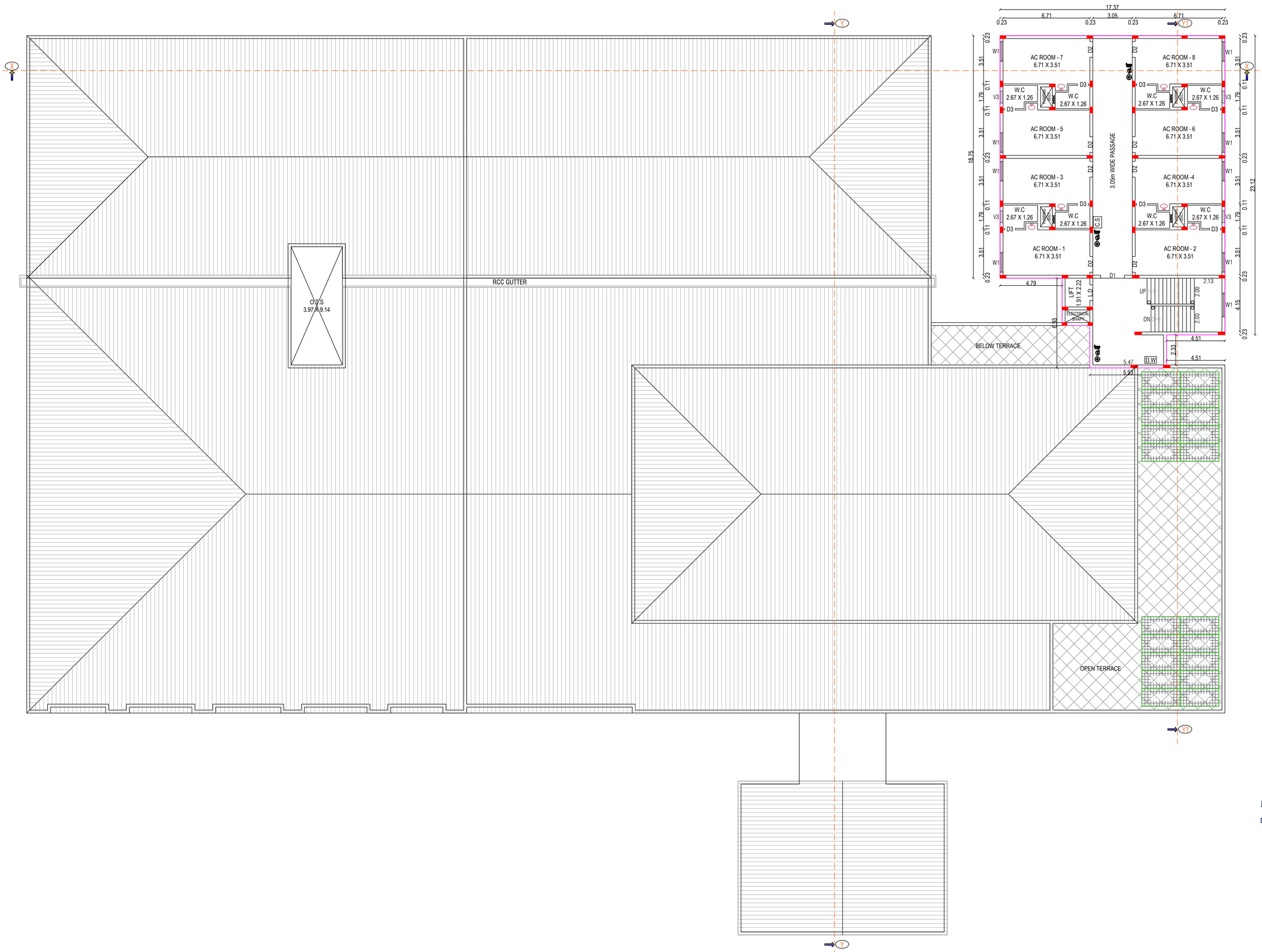
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APPLICANT

M. Dhanalakshmi

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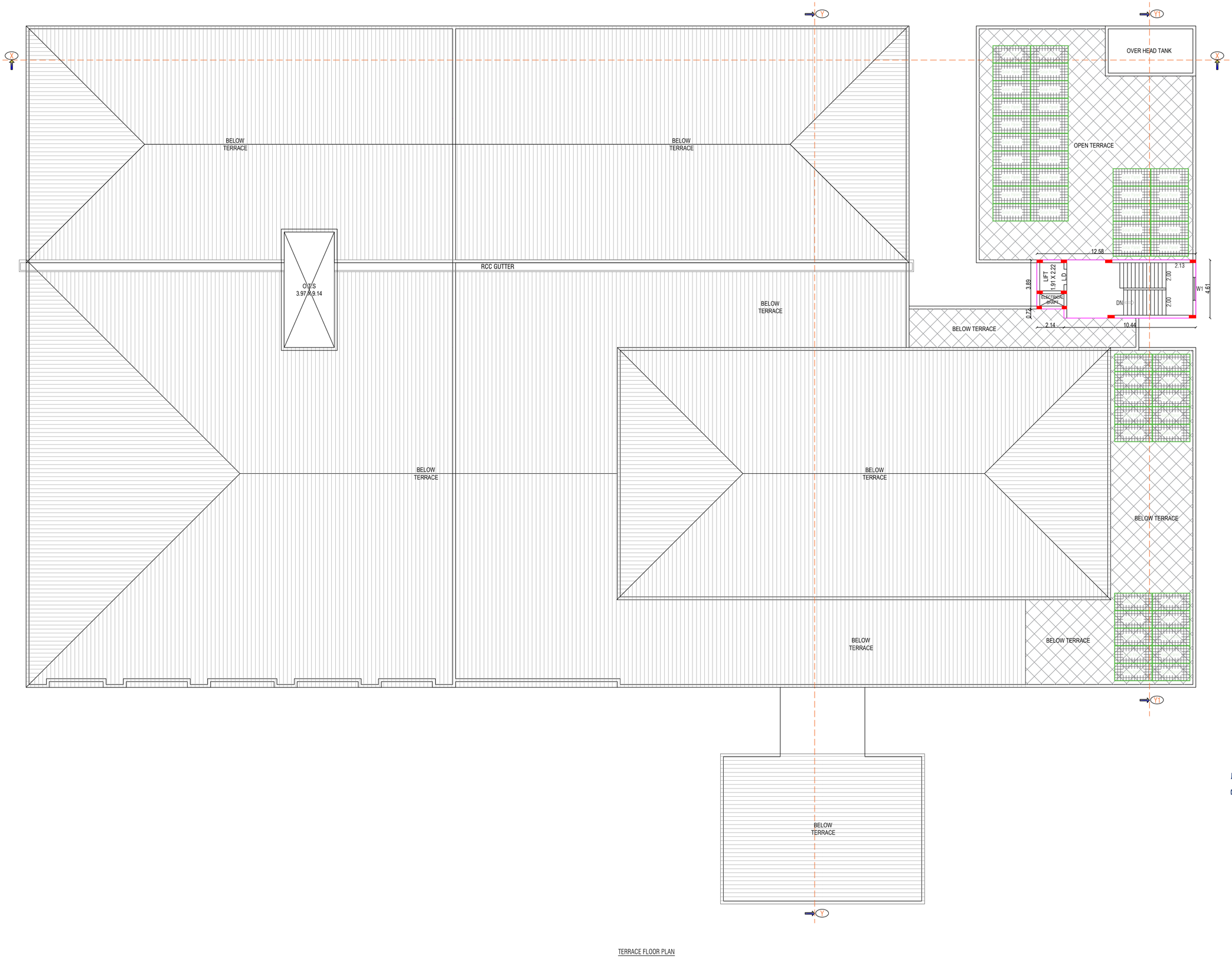
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Dindigal - 624 003. Cell : 96779 12666

APPLICANT

M. Dhanalakshmi




TERRACE FLOOR PLAN

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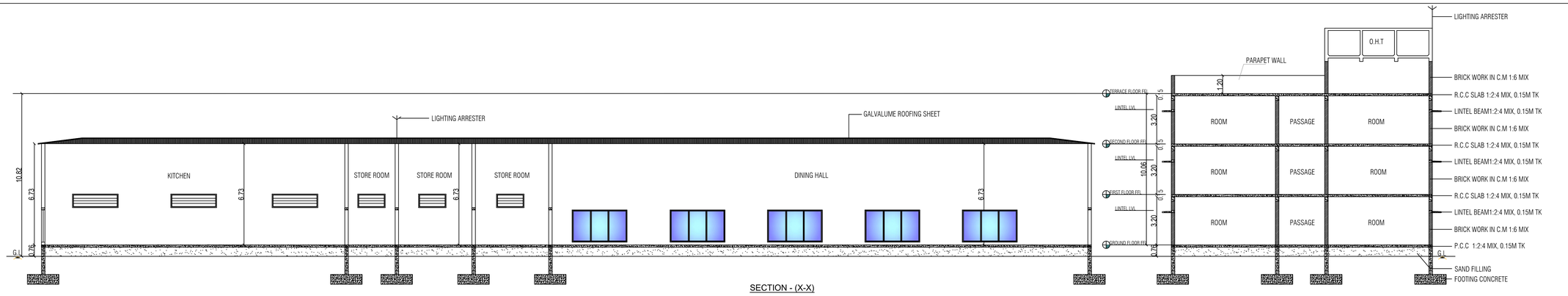
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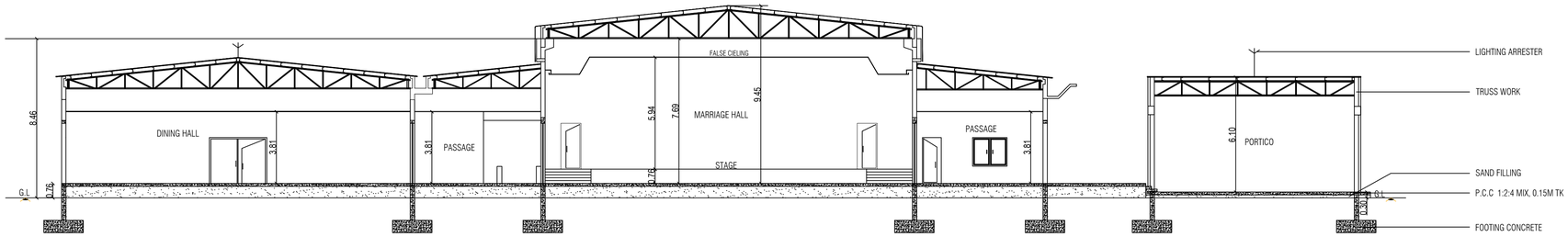
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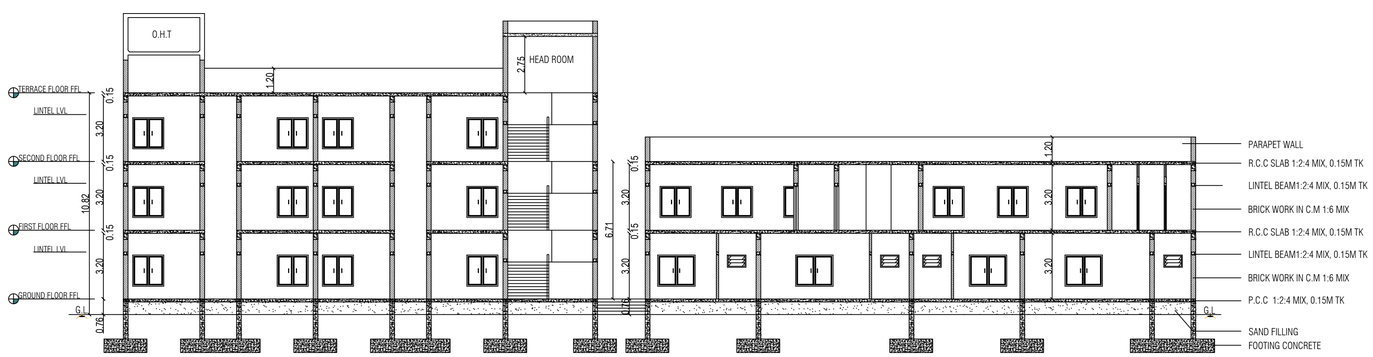
NORTH SIDE ELEVATION




SECTION - (X-X)

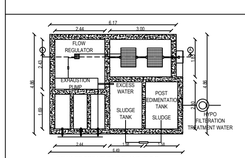



SECTION - (Y-Y)

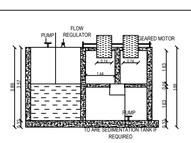


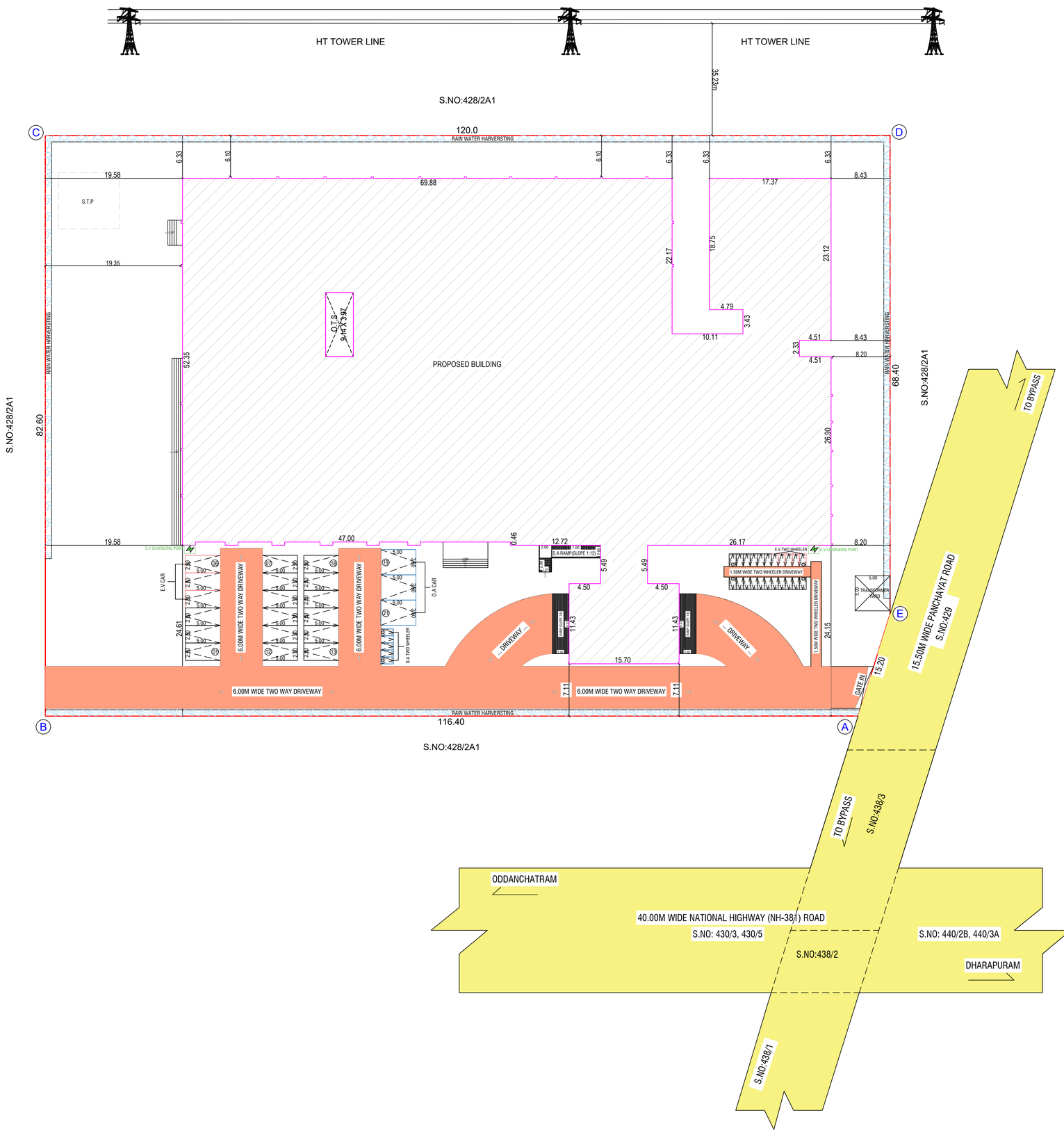

SECTION - (Y1-Y1)

| | |
|---|---|
| | FIRE EXTINGUISHER |
| | FIRE HOSE |
| | FIRST AID BOX |



SEWAGE TREATMENT PLANT (S.T.P)


PUMP
FLOW REGULATOR
BEARED MOTOR
1.45
1.45
1.45




SHEET No : 6/6

# SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF MARRIAGE HALL BUILDING IN S.NO: 428/2A2, AT KALLIMANDAYAM VILLAGE & PANCHAYAT, ODDENCHATRAM TALUK, DINDIGUL DISTRICT

ALL DIMENSIONS ARE IN METERS
. SCALE : [1:400] .

S
W E
N

ONLINE APPLICATION NO : ZJI9DQAG

SCRUTINY REFERENCE NO : SWP/BPA/908573/2026 DATE : 24.07.2026

## SITE AREA DETAILS :-

| TOWN.SURVEY.NO | AS PER DOCUMENT | AS PER PATTA |
|---|---|---|
| 428 / 2A2 | 9960.00 Sq.M | 9960.00 Sq.M |
| TOTAL | 9960.00 Sq.M | 9960.00 Sq.M |

## PROPOSED BUILDING AREA DETAILS :-

| DESCRIPTION | FSI Sq.M | NON - FSI Sq.M | TOTAL Sq.M |
|---|---|---|---|
| GROUND FLOOR AREA | 4864.80 | ---- | 4864.80 |
| FIRST FLOOR AREA | 628.27 | ---- | 628.27 |
| SECOND FLOOR AREA | 394.37 | ---- | 394.37 |
| TERRACE FLOOR AREA | ---- | 56.43 | 56.43 |
| TOTAL AREA | 5887.44 | 56.43 | 5943.87 |

FSI = TOTAL FSI AREA / TOTAL SITE AREA = 5887.44 / 9960.00

FSI = 0.59 < 2.00

## PANCHAYAT AREAS:-

1 CAR SPACE AND 1 TWO WHEELER SPACE FOR THE EVERY 50SQ.M OF AUDITORIUM / KALYANA MANDABAM / CINEMA THEATERS AREA OR PART THEREOF

PARKING CALCULATION = ( MARRIAGE HALL AREA ) / 50 = 586.47 / 50 = 12 No's

| DESCRIPTION | | REQUIRED | PROVIDED | TOTAL |
|---|---|---|---|---|
| CAR PARKING | NORMAL CAR | 8 | 15 | 21 |
| | PHYSICALY CHALLENGED | 2 | 3 | |
| | ELECTRIC VECHICLE | 2 | 3 | |
| TWO WHEELER PARKING | NORMAL TWO WHEELER | 8 | 17 | 27 |
| | PHYSICALY CHALLENGED | 2 | 5 | |
| | ELECTRIC VECHICLE | 2 | 5 | |

TOTAL BUILDING HEIGHT : 10.82 M

| MALE | FEMALE |
|---|---|
| PUBLIC - 380 , STAFF - 20 | PUBLIC - 195 , STAFF - 20 |

| DESCRIPTION | | REQUIRED | PROVIDED |
|---|---|---|---|
| WATER CLOSET FOR PUBLIC | MALE (1 FOR 100 UPTO 400 PERSONS) | 4 | 4+D.A(1) |
| | FEMALE (2 PER 10 UPTO 200 PERSONS) | 2 | 5+D.A(1) |
| WATER CLOSET FOR STAFF | MALE STAFF (2 FOR 16 - 35 PERSONS) | 2 | 2 |
| | FEMALE STAFF (2 FOR 13 - 25 PERSONS) | 2 | 4 |
| URINAL | PUBLIC (1 FOR 50 PERSONS) | 8 | 8 |
| | STAFF (1 FOR 7 - 20 PERSONS) | 1 | 1 |
| CLEANER'S SINK | (ONE PER FLOOR MINIMUM) | 3 | 4 |
| DRINKING WATER FOUNTAIN | (1 PER 100 PERSONS) | 6 | 10 |
| WASH BASIN | MALE (1 FOR EVERY 200 PERSONS) | 2 | 4 |
| | MALE STAFF (2 FOR 16 - 35 PERSONS) | 2 | 3 |
| | FEMALE (1 FOR EVERY 200 PERSONS) | 2 | 3 |
| | FEMALE STAFF (2 FOR 13 - 25 PERSONS) | 2 | 3 |

REFERENCE :-

- SITE BOUNDARY
- PROPOSED BUILDING
- DRIVE WAY
- EXISTING ROAD
- RWH TRENCH
- LT/HT LINE

CONSTRUCTION ENGINEER

Er.J.JEYAWILSON, B.E.,M.I.E.,
Registered Construction Engineer
DLPA Reg. No: CE 02/2025 (DTCP)
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DLPA:RE 01/2025(GR-I) & RSE:61/2024(GR-II),
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CELL : 91501 69343

REGISTERED ENGINEER

Er. P. ANBAZHAGAN, B.E.,M.C.E.,F.I.V.,
Chartered Engineer and Valuer,
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CELL : 91501 69343

APPLICANT

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.