PP APPROVAL RECORD

Planning Permission

Ramanathapuram
Kallakurichi district, Tamil Nadu

APPROVAL TYPE
Building Plan

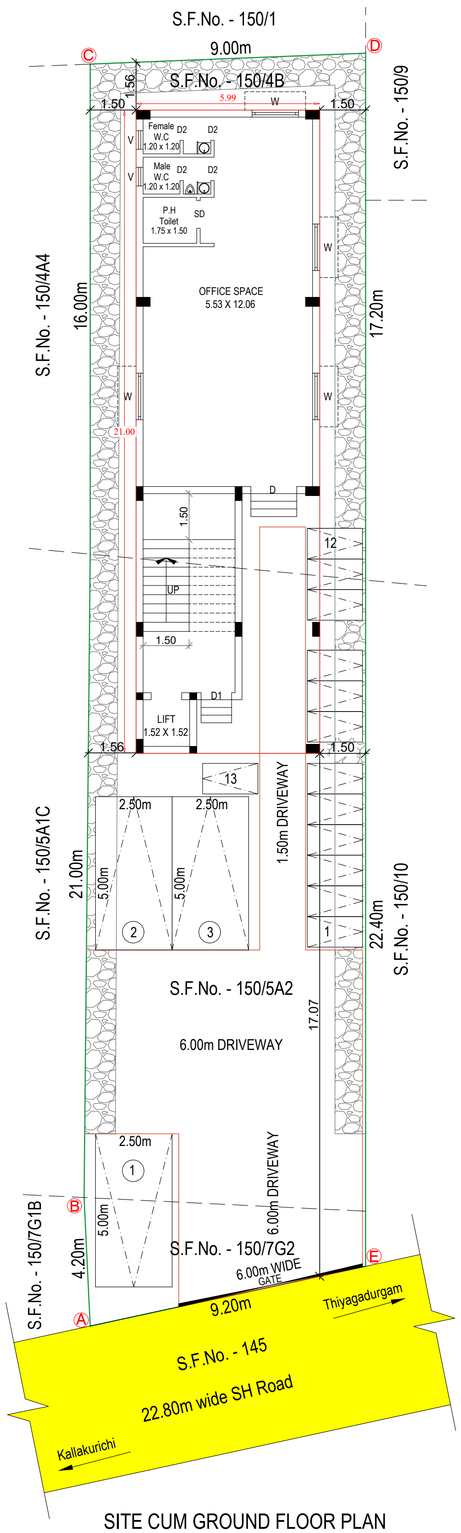
ISSUING AUTHORITY
DTCP

The approval as the planning authority issued it, reproduced in full behind this page.

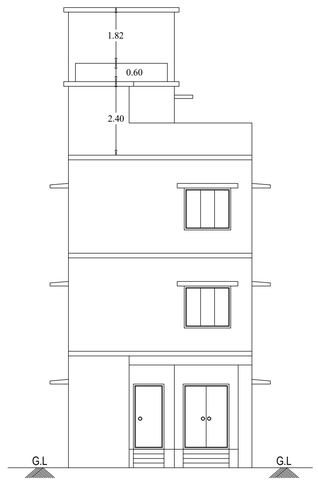
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF COMMERCIAL OFFICE BUILDING (GROUND + 2 FLOORS), IN S.F.Nos. - 150/4B, 5A2 & 7G2, AT KALLAKURICHI VILLAGE AND MUNICIPALITY, KALLAKURICHI TALUK, KALLAKURICHI DISTRICT.

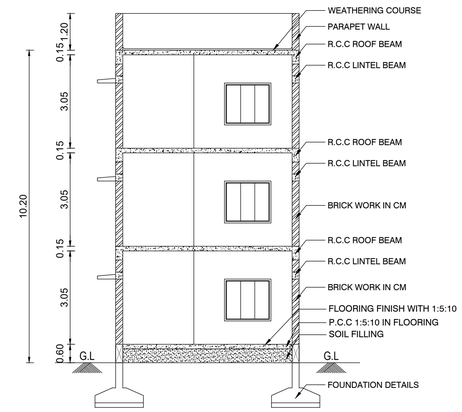
APPLICANT : Mr.R.PONNUSAMY, S/o.RAJANGAM



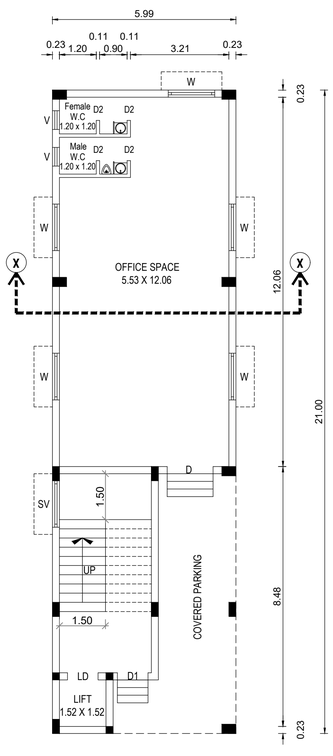
SITE CUM GROUND FLOOR PLAN



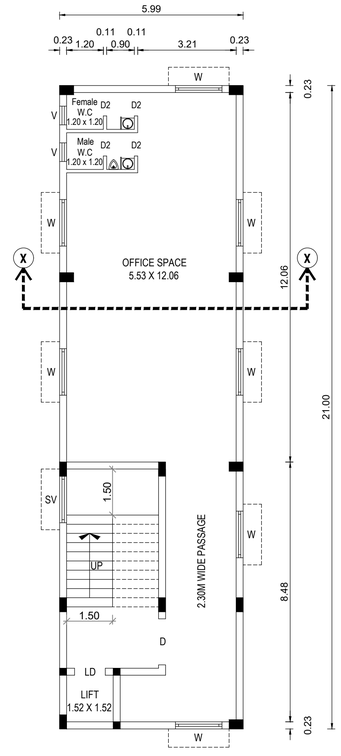
ELEVATION



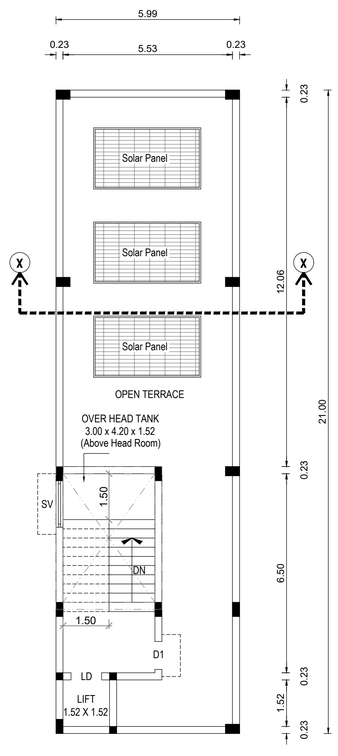
SECTION ON "XX"



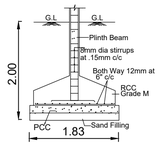
GROUND FLOOR PLAN



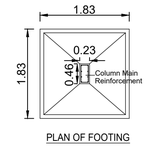
FLOOR 01, FLOOR 02 - TYPICAL PLAN



TERRACE FLOOR PLAN

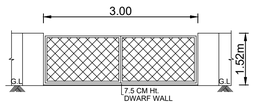


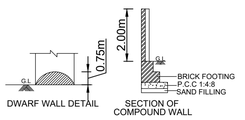
SECTION OF FOOTING



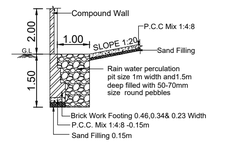
PLAN OF FOOTING

FOUNDATION DETAILS

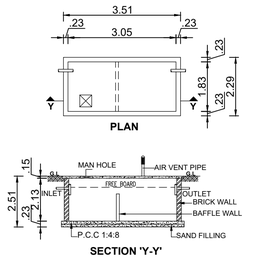




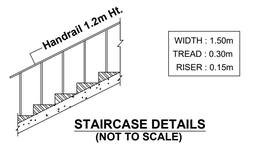
COMPOUND WALL & GATE DETAILS



RAINWATER HARVESTING TRENCH



SEPTIC TANK DETAILS



STAIRCASE DETAILS
(NOT TO SCALE)

Special Condition:
Applicant has submitted the Fire Noc received in 2017. Therefore the local body should give final approval only after the applicant obtains a current clearance certificate(NOC) from the fire department.

APPLICANT :

AREA DETAILS :-			In Sq.m
SITE AREA AS PER DOCUMENT			369.77
SITE AREA AS PER PATTA			367.00
SUPERIMPOSED PLOT AREA			366.02
FLOOR DETAILS	FSI AREA	NON-FSI AREA	TOTAL BUILUP AREA
FLOOR - GROUND	125.85	----	125.85
FLOOR - 01	125.85	----	125.85
FLOOR - 02	125.85	----	125.85
HEAD ROOM AREA	----	27.55	----
TOTAL AREA	377.55	27.55	405.10

FLOOR SPACE INDEX [F.S.I] = $\frac{377.55}{366.02}$ = 1.03

PLOT COVEREAGE [P.C] = $\frac{125.85}{366.02}$ x 100 = 34.38 %

SCHEDULE OF JOINERIES		IN METRE
D	DOOR	1.52 X 2.13
D1	DOOR	0.91 X 2.13
D2	TOILET DOOR	0.76 X 2.13
SD	SWING DOOR	0.91 X 2.13
W	WINDOW	1.52 X 1.37
SV	STAIR VENTILATOR	1.52 X 1.00
V	VENTILATOR	0.61 X 0.91

SCALE 1 : 100	ALL DIMENSIONS ARE IN "METRE"	
PARKING DETAILS	REQUIRED	PROVIDED
CAR PARKING	03 Nos.	03 Nos.
TWO WHEELERS	13 Nos.	13 Nos.

COLOUR REFERENCES

SITE BOUNDARY SHOWN IN	
PROPOSED BUILDING SHOWN IN	
DRIVEWAY SHOWN IN	
EXISTING ROAD SHOWN IN	

FOR OFFICE USE :

SITE APPROVAL

Roc.No.SWP/BPA/018750/2023
Site Boundary Shown as "A TO E" and Numbered as SWP/DTCP/KALLAKURICHI/
Site Approval No.090/2023

BUILDING PERMISSION

Roc.No.SWP/BPA/018750/2023
Planning Permission No.SWP/DTCP /KALLAKURICHI/BUILDING PLAN No.013/2023

S.GOPALAKRISHNAN
SURVEYOR/ ASSISTANT DRAUGHTSMAN
DISTRICT TOWN AND COUNTRY PLANNING OFFICE, KALLAKURICHI DISTRICT.

K.MATHI
SUPERVISOR/ DRAUGHTSMAN GRADE-II
DISTRICT TOWN AND COUNTRY PLANNING OFFICE, KALLAKURICHI DISTRICT.

STRUCTURAL ENGINEER :

Er.R.SHAFI MOHAMED,M.TECH.,A.M.I.E.,
DTCP Registered Structural Engineer Grade-I
Reg.No. RSE/GR-I/TVM/JULY-2021/01
Rawdah Builders & Design Consultant
5A-Bhadmalaya Complex, Raja Nagar
Kallakurichi - 606 202, Ph No. 96290 40611

GEO-TECH ENGINEER :

GEOTECHNICAL ENGINEER
Er. K. PRAKASH B.E., MISS.,
Reg. No : LPA/GTE/11/JUL/2023

REGISTERED ENGINEER :

Er.A.CHINRASU,B.E.,
REGISTERED ENGINEER GRADE II (RE)
REG NO.RE/GR.II/VR/JULY-2019/944
NO.16-D,SALEM MAIN ROAD, EMAPPER
KALLAKURICHI (TK) & (DT)-606202
CELL: 9600878630,

CONSTRUCTION ENGINEER :

S. DURGADEVI
Reg. No: CE/TLPA/JAN2020/228,
153-2, Sai Ram Nagar, Nethimedu,
SALEM - 636 002.
Cell : 90037 74333

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
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India
hello@verified.realestate
+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.