PP APPROVAL RECORD

Planning Permission

Karur 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.

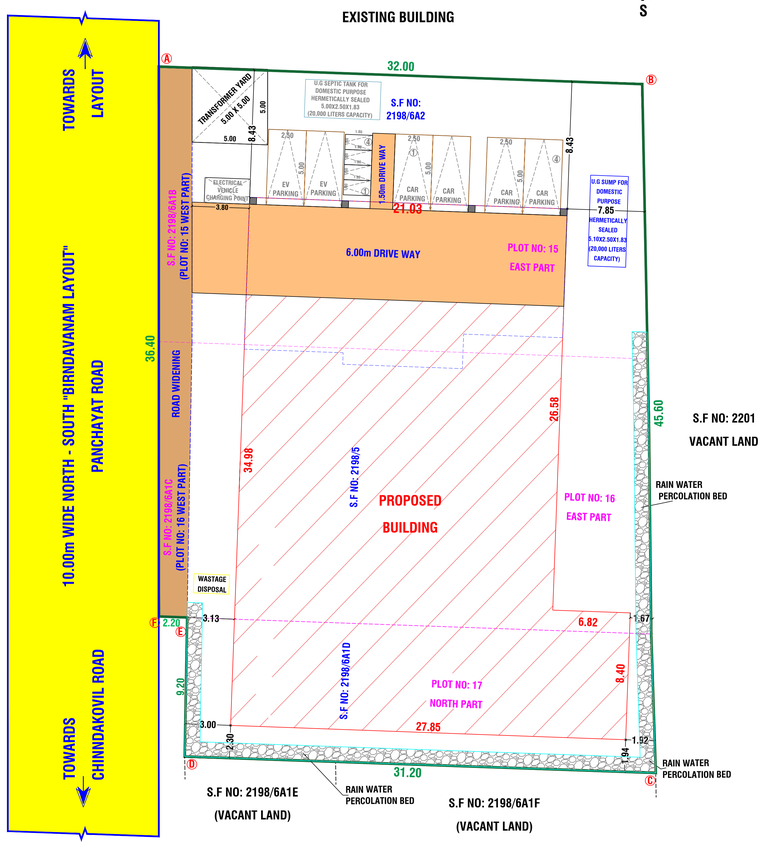
PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF INDIVIDUAL RESIDENTIAL BUILDING IN AT S.F NO: 2198/6A1B, 2198/6A1C, 2198/6A1D, 2198/6A2, 2198/5, PLOT NO. 15,16,17 NORTH PART IN BRINDAVANAM GARDEN, ANDANKOIL EAST VILLAGE & PANCHAYAT, THANTHONI PANCHAYAT UNION, MANMANGALAM TALUK, KARUR DISTRICT.

ARPPROVAL LAYOUT NO: ம.வ/மா.ந.உள.இ.(க.மா)எண்: 133/2021,

DATE : 24.08.2021

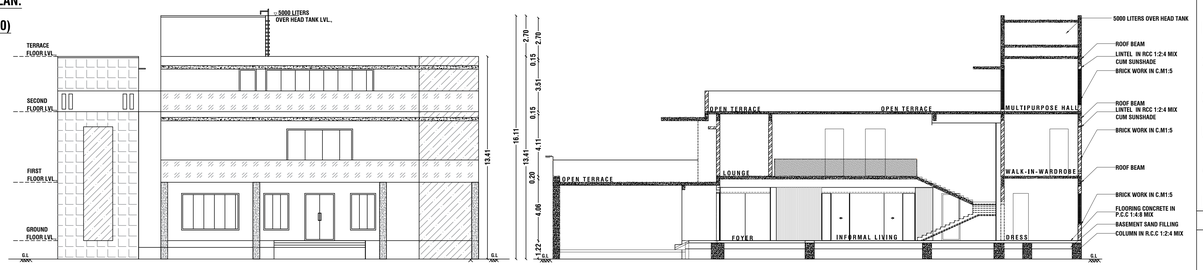
SITE PLAN:

SCALE (1:100)

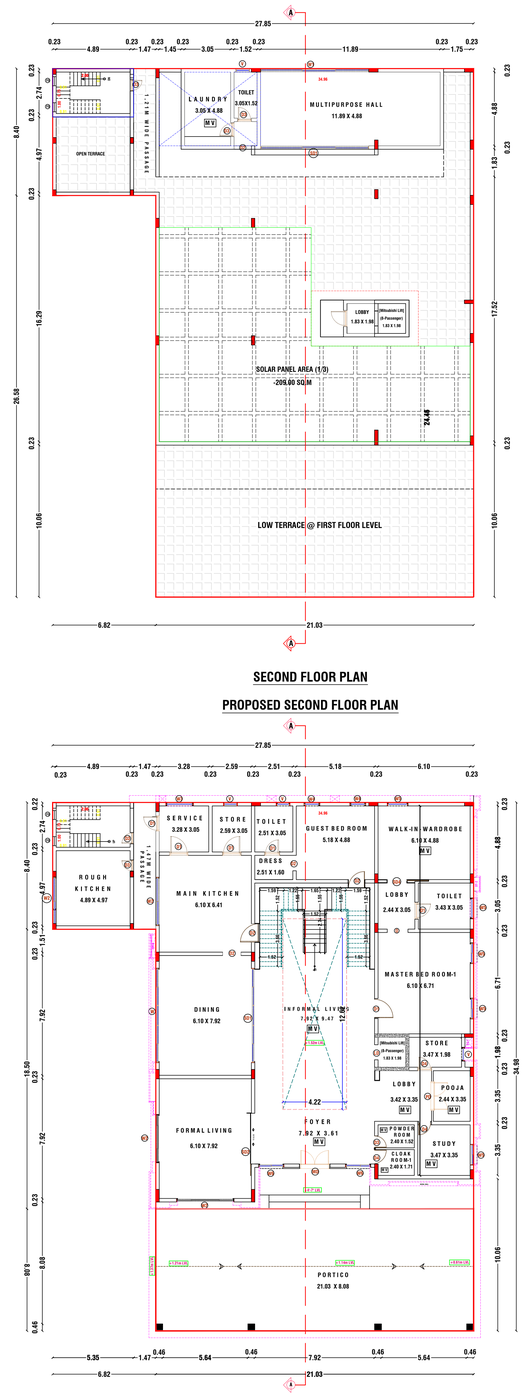


DETAILED PLAN:

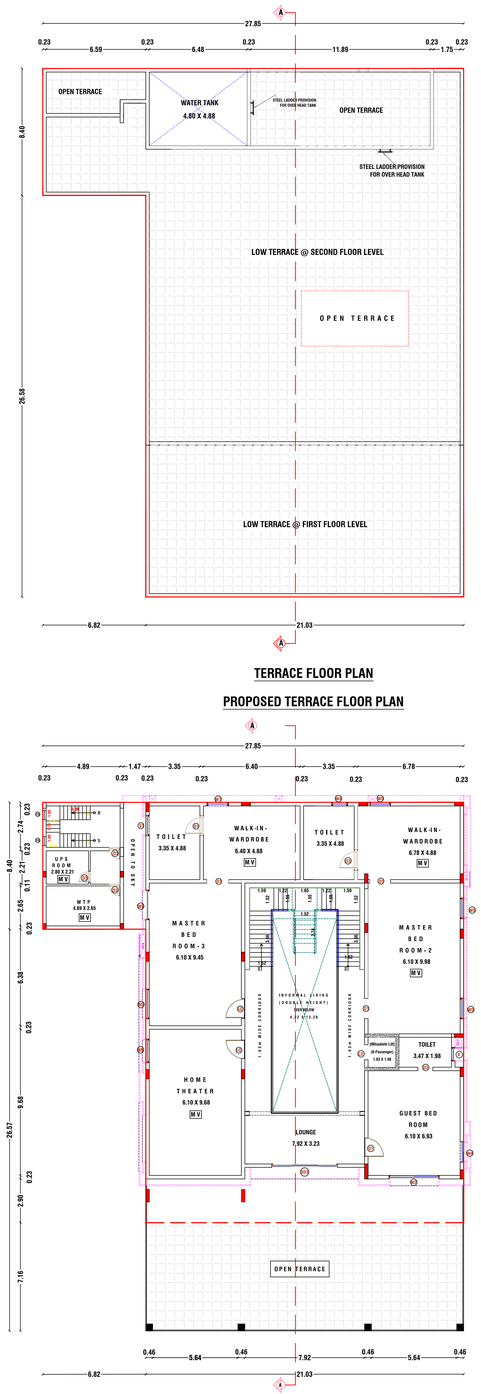
SCALE (1:100)



ELEVATION



SECTION "A" - "A"



SECOND FLOOR PLAN

PROPOSED SECOND FLOOR PLAN

TERRACE FLOOR PLAN

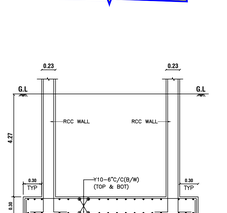
PROPOSED TERRACE FLOOR PLAN

GROUND FLOOR PLAN

PROPOSED GROUND FLOOR PLAN

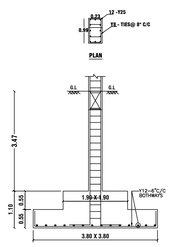
FIRST FLOOR PLAN

PROPOSED FIRST FLOOR PLAN

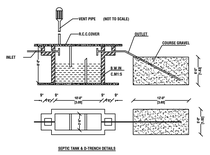


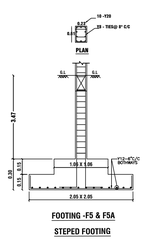
LIFTWELL SECTION A A

CONTINUOUS WALL FOOTING

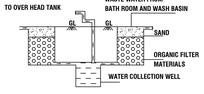


FOOTING -F2
STEPED FOOTING



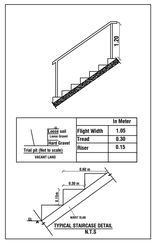


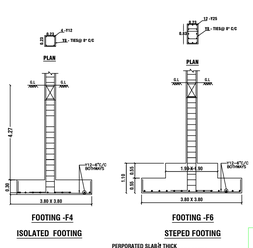
FOOTING -F5 & F5A
STEPED FOOTING



SECTION

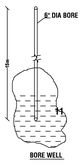
PLAN AND SECTION OF ORGANIC FILTERATION SUMP WITH COLLECTION WELL

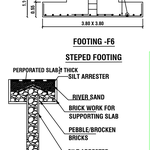


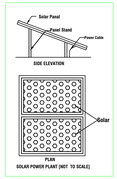


FOOTING -F4
ISOLATED FOOTING

FOOTING -F6
STEPED FOOTING

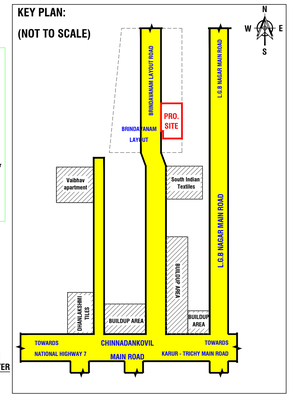


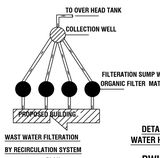


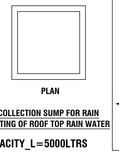


KEY PLAN:

(NOT TO SCALE)







DETAILS OF COLLECTION SUMP FOR RAIN WATER HARVESTING OF ROOF TOP RAIN WATER

RWH_CAPACITY_L=5000LTRS

AREA DETAILS

SURVEY NO	AREA AS PER SITE IN SQ.MT	AREA AS PER DOCUMENT IN SQ.MT	AREA AS PER PATTA IN SQ.MT
2198/6A1B	39.00	39.01	39.00
2198/6A1C	39.00	39.01	39.00
2198/6A1D	280.00	299.60	280.00
2198/6A2	549.00	549.23	549.00
2198/5	555.00	554.62	555.00
TOTAL	1462.00	1481.47	1462.00

SCHEDULE OF JOINERIES:-

REFERENCE		IN METER
MD	MAIN DOOR	1.98 X 3.20
D1	DOOR	1.37 X 3.12
D2	DOOR	1.22 X 3.12
D3	DOOR	0.76 X 3.12
D4	DOOR	0.91 X 3.12
01	OPEN	1.37 X 3.12
02	OPEN	1.02 X 3.12
SD1	SLIDING DOOR	6.25 X 3.12
SD2	SLIDING DOOR	3.35 X 3.12
SD3	SLIDING DOOR	4.37 X 3.12
SD4	SLIDING DOOR	7.15 X 3.12
PD	POOJA DOOR	1.92 X 3.12
W	WINDOW	6.25 X 3.12
W1	WINDOW	7.15 X 2.43
W2	WINDOW	3.81 x 2.43
W3	WINDOW	1.98 x 2.43
W4	WINDOW	1.05 X 1.83
W5	WINDOW	1.37 X 2.43
W6	WINDOW	1.52 X 2.43
W7	WINDOW	1.45 X 2.43
V	VENTILATOR	0.76 X 0.91
V1	VENTILATOR	1.22 X 0.91
MV	MECHANICAL VENTILATION	

AREA CALCULATION:-

DESCRIPTION	FSI AREA In Sq.m	NON FSI In Sq.m	TOTAL AREA In Sq.m
AREA OF GROUND FLOOR	569.67	169.92	739.59
AREA OF FIRST FLOOR	642.38	---	642.38
AREA OF SECOND FLOOR	136.47	31.42	167.89
TOTAL AREA	1348.52	201.34	1549.86

PLOT COVERAGE :-

= TOTAL BUILDUP AREA / SITE AREA

= 739.59 / 1462.00 x 100 = 50.58 %

FLOOR SPACE INDEX:-

= TOTAL F.S.I AREA / SITE AREA

= 1348.52 / 1462.00 = 0.92 <2.00

SCALE : 1:100

ALL DIMENSION ARE IN METRE

REFERENCE :-

EXISTING ROAD SHOWN IN	-
BOUNDARY SHOWN IN	-
PRO.BUILDING SHOWN IN	-
DRIVEWAY	-
ROAD WIDENING	-
RAIN WATER HARVESTING	-

PARKING REQUIREMENTS	REQUIRED	PROVIDED
Two Wheeler Parking	04	04
Car Parking (Individual Residential Building above 750.00 sq.mt to be Provide 4 No's of Car Parking)	04	04
EV Parking	02	02

SPECIFICATIONS:-

1. R.C.C COLUMN FOOTING AND PILES IN FOUNDATION
2. COLUMNS AND PILES ARE CONNECTED BY PLINTH BEAMS.
3. TILE FLOORING / GRANITE FLOORING.
4. BRICK WORK IN BASEMENT AND SUPER STRUCTURE IN C.M 1:5.
5. WALLS ARE PLASTERED BY CEMENT PLASTER.
6. JOINERY WORK IN TEAK AND COUNTRY WOOD.
7. LINTEL OVER OPENING.
8. ROOF COVERED BY R.C.C SLAB.
9. ALL R.C.C WORK IN CEMENT CONCRETE M-25
10. WEATHERING COURSE LAID WITH PROPER SLOPE OVER R.C SLAB.

SITE APPROVAL

APPLICATION NO : SWP/BPA/708600/2025/TCP

Site Boundary Shown as "A to F"

APPROVAL NO: LP/DTCP (K.D) NO:18/2026

TECHNICAL APPROVAL

APPLICATION NO : SWP/BPA/708600/2025/TCP

APPROVAL NO: BP/DTCP (K.D) NO:04/2026

APPLICANT:-

Mrs S.PAVITHRA W/o Mr P.SURESH

CONSTRUCTION ENGINEER:

Er.M.ARUNKUMAR B.E.,
Registered Construction Engineer
DTCP-Reg.no. RCE/001/KRR/JAN/2024
No : 17, Senguntapuram First Cross,
Behind Hotel Royal Grand, Karur- 2.
Mob : 98432 21499

STRUCTURAL ENGINEER:

Er M.NAVEENKUMAR, M.E(Struct).,
Consulting Civil &
Registered Structural Engineer,
DTCP-Karur-Reg.no:SE/Gr-II/002/KR/October/2021,
KCMC-Reg.No:082/LS/2021/00014,
136, Kamarajapuram (North),
KARUR - 639002
Mobile :88380 49542, 89032 52999

REGISTERED ENGINEER:

Er Manivel., B.E., P.G Dip (Val).,
Consulting/Registered Engineer,
DTCP.Reg.no:RE/Gr-II/001/Karur/June/2023,
KCMC-Reg.No:082/LS/2022/00003,
1000C, 2nd Floor, Kandavel Tower,
Covai Main road, Karur - 639 001.
Mobile :97870 20309, 8883367961
Email : buildmayan@gmail.com

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.