

PP

APPROVAL RECORD

# Planning Permission

Karur 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.

THE PLAN SHOWING THE PROPOSED CONSTRUCTION OF G.I.SHEET ROOF COMMERCIAL BUILDING

IN S.F.NO: 445/D1D3 AT ANDANKOIL WEST VILLAGE & PANCHAYAT, THANTHONI UNION, MANMANGALAM TALUK AND KARUR DISTRICT.

OWNER NAME : SENIOR MANAGER-HR Mr.A.K.SAKTHIVEL FOR L.G.BALAKRISHNAN & BROS LIMITED

PATTA NO : 3916 - LAND DOCUMENT NO : 5815/2025 DATE : 13.08.2025

SF.NO: 445/D1D2

(SCALE 1:100)



SEPTIC TANK

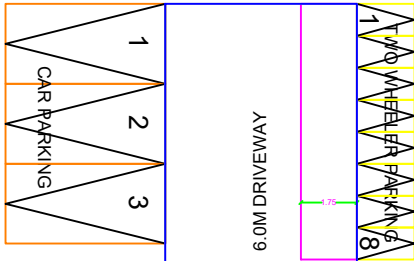
14.62

SF.NO: 445/D1D3  
PROPOSED  
BUILDING

12.65

14.62

12.65

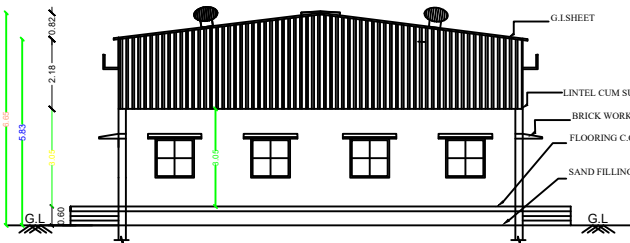


6.0M DRIVEWAY

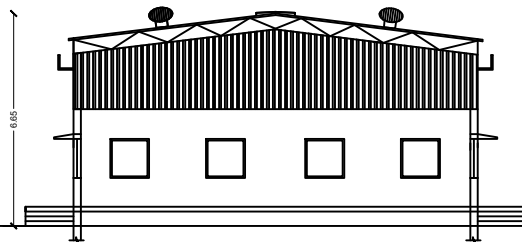
57.80M

26M COVAI MAIN ROAD (NH-81)  
SF.NO: 739

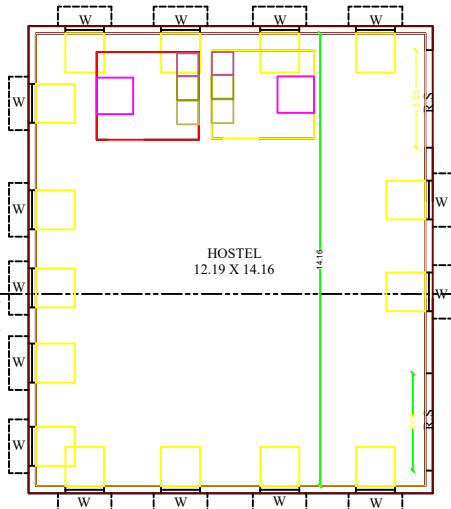
SITE PLAN



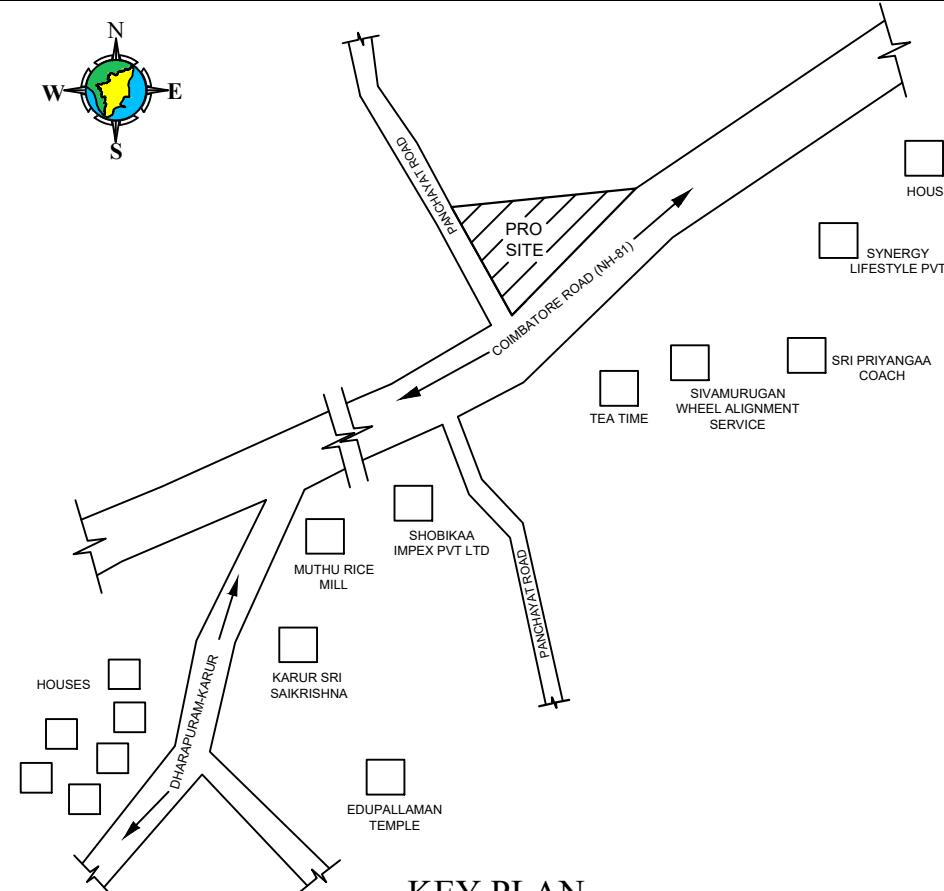
ELEVATION



SECTION -"A-B"

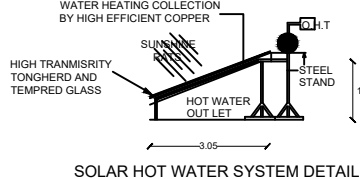


GROUND FLOOR

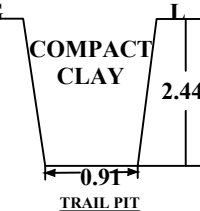


KEY PLAN  
(NOT TO SCALE)

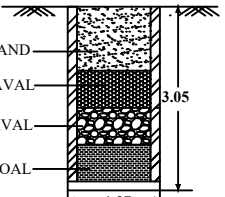
(NOT TO SCALE)



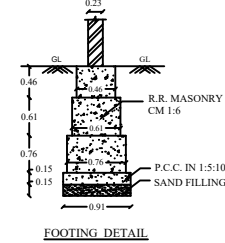
SOLAR HOT WATER SYSTEM DETAIL



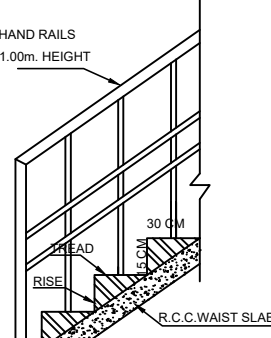
TRAIL PIT



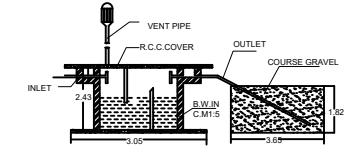
RAIN WATER COLL. TANK  
(NTS)



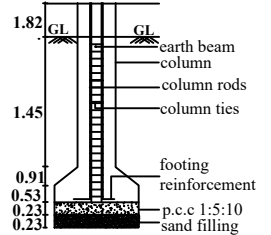
FOOTING DETAIL  
(NOT TO SCALE)



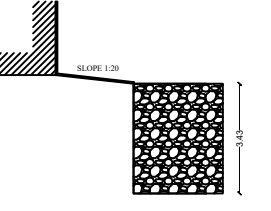
SECTION ON STAIRCASE



SEPTIC TANK & D-TRENCH DETAILS



FOUNDATION DETAILS



RAINWATER  
HARVESTING TRENCH

| AREA DETAILS:                      | IN Sq.Ft | IN Sq.M |
|------------------------------------|----------|---------|
| AREA OF THE SITE (AS PER DOCUMENT) | 12432.42 | 1155.00 |
| AREA OF THE SITE (AS PER FMB/PLR)  | 12432.42 | 1155.00 |
| AREA OF THE SITE (AS PER SITE)     | 12051.37 | 1119.60 |
| SUPER IMPOSED AREA                 | 12051.37 | 1119.60 |
| AREA OF GROUND FLOOR               | 1990.69  | 184.94  |
| AREA OF OPEN SPACE                 | 10060.68 | 934.66  |
| FSI                                | 0.17 < 2 |         |
| PLOT COVERAGE                      | 16.52%   |         |

| JOINERIES DETAILS   | IN .FT      | IN .MT      |
|---------------------|-------------|-------------|
| RS -ROLLING SHUTTER | 100" X 70"  | 3.05 X 2.13 |
| D1 - DOOR           | 2'6" X 7'0" | 0.76 X 2.13 |
| W - WINDOW          | 4'0" X 4'0" | 1.22 X 1.22 |
| V - VENTILATOR      | 2'6" X 2'6" | 0.76 X 0.76 |

SITE DETAILS:

SITE SHOWN IN

BUILDING SHOWN IN

ROAD SHOWN IN

NOTES:-

- ALL DIMENSIONS ARE IN METER.
- SOLAR WATER HEATING SYSTEM PROVIDED.
- RAINWATER HARVESTING FACILITIES PROVIDED.
- SULLAGE WASTE FROM TOILET WILL BE CONNECTED INTO EXISTING DRAINAGE SYSTEM.
- WATER FACILITIES PROVIDED.

APPLICANT

For L.G. BALAKRISHNAN & BROS LTD.,  
A.K. SAKTHIVEL  
(SENIOR MANAGER-HR)

ENGINEER

Er. P.GOPAL, B.E (Civil),  
REGISTERED ENGINEER  
Reg.No: 082/LS/2023/00004  
Reg.No:RE/GR-III/005/Karur/Nov/2022  
Kamarajapuram, Sengunthapuram,  
Karur - 639 002. Mob: 90803 - 71837

# 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](#)



# 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



# Every claim in this document traces back to a government record.

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Legal opinions, due diligence and title verification

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Building plan, layout and sub-division approvals

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Completion and occupancy certificates, regularisation

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Escrow, negotiation and NRI property management

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Land survey, soil testing, architecture and construction

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**Verified RealEstate**  
3/350/2 Mettukuppam,  
OMR Thoraipakkam,  
Chennai 600 097, India  
[hello@verified.realestate](mailto: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.

