PP APPROVAL RECORD

Planning Permission

Salem

Salem 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.

Verified RealEstate™

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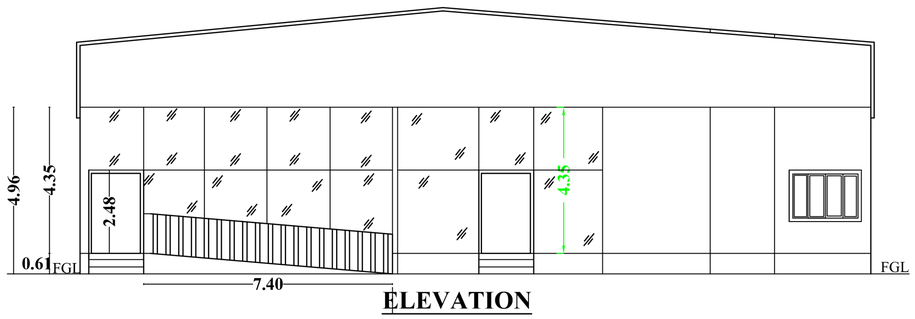
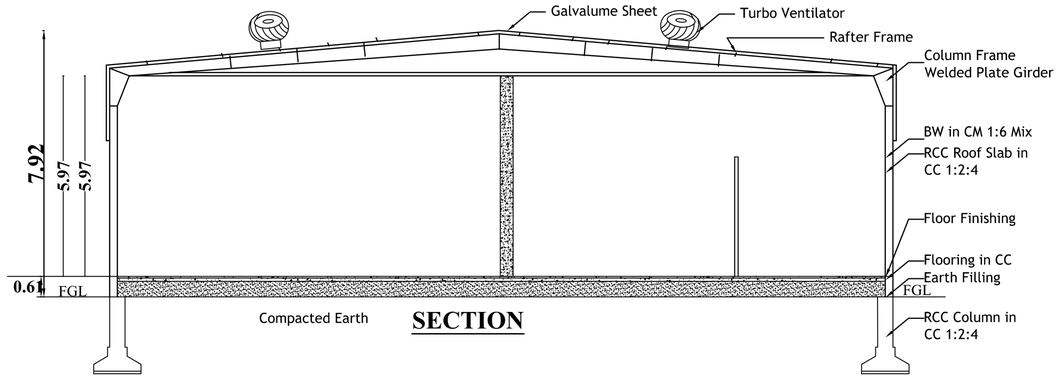
PLAN SHOWING THE PROPOSED NEW CONSTRUCTION OF GI SHEET ROOF AUTOMOBILE SERVICE BUILDING AT OLD S.F.NO:40/1, 41/2, NEW WARD -T, BLOCK- 13,T.S.NO: 6/9, IN KANTHAMPATTI VILLAGE , SALEM CORPORATION, SALEM WEST TK , SALEM DT.

APPLICANT NAME:

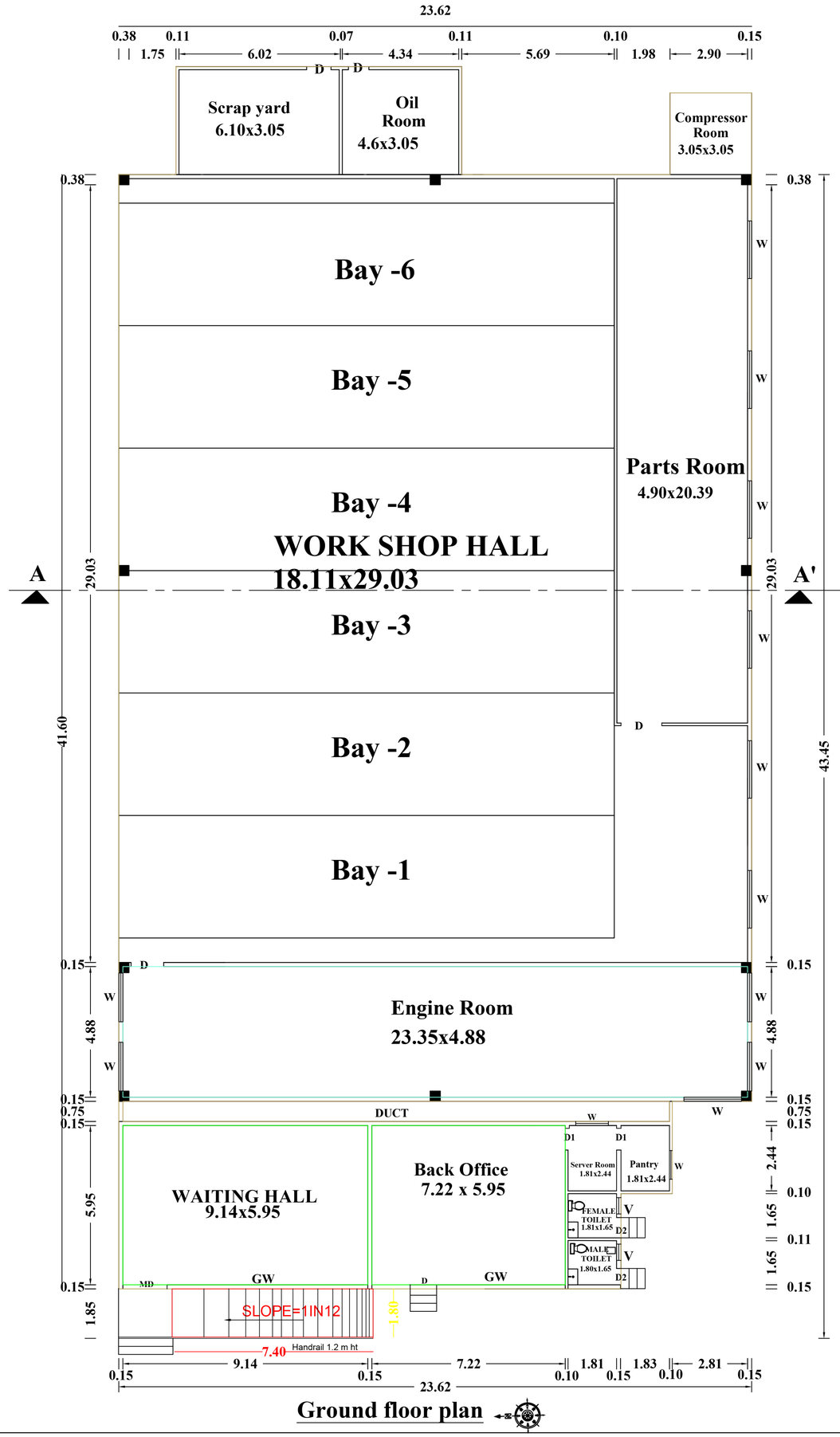
Mr.Thangavel
S/o. Mr. Chinna gounder @Chinnathambi



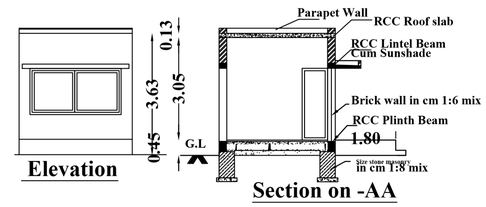
ELEVATION



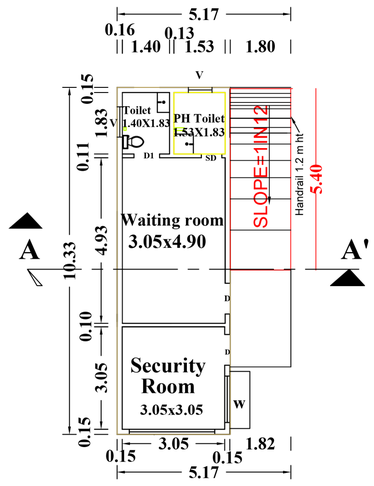
SECTION



Ground floor plan



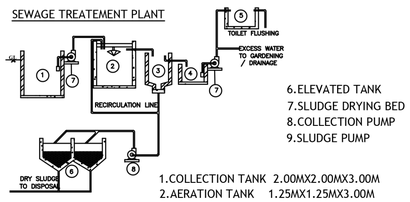
Elevation **Section on -AA**

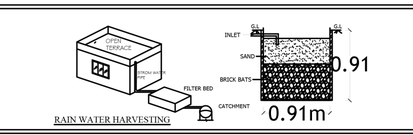


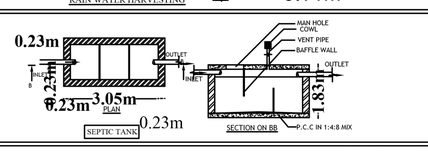
Ground floor plan

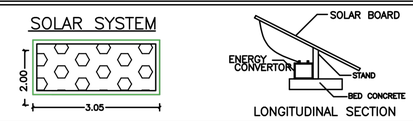
PLANNING PERMISSION

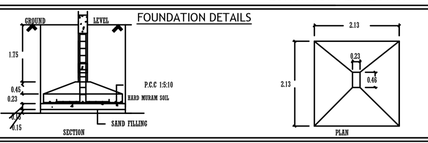
Roc No:SWP/BPA/0026839/2023
Planning permission No:101/2023

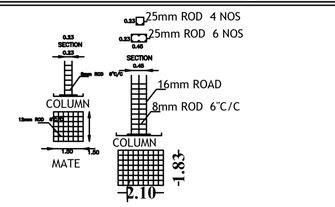












FLOOR WISE BREAKUP

Typical Block Name	Floor Name	Total Builtup Area	Non FSI Area Deduction	Industrial Total covered Area
Block-1	Floor 0	991.98	-	991.98
Block-2	Floor 0	34.78	-	34.78
	Total	1026.76	-	1026.76

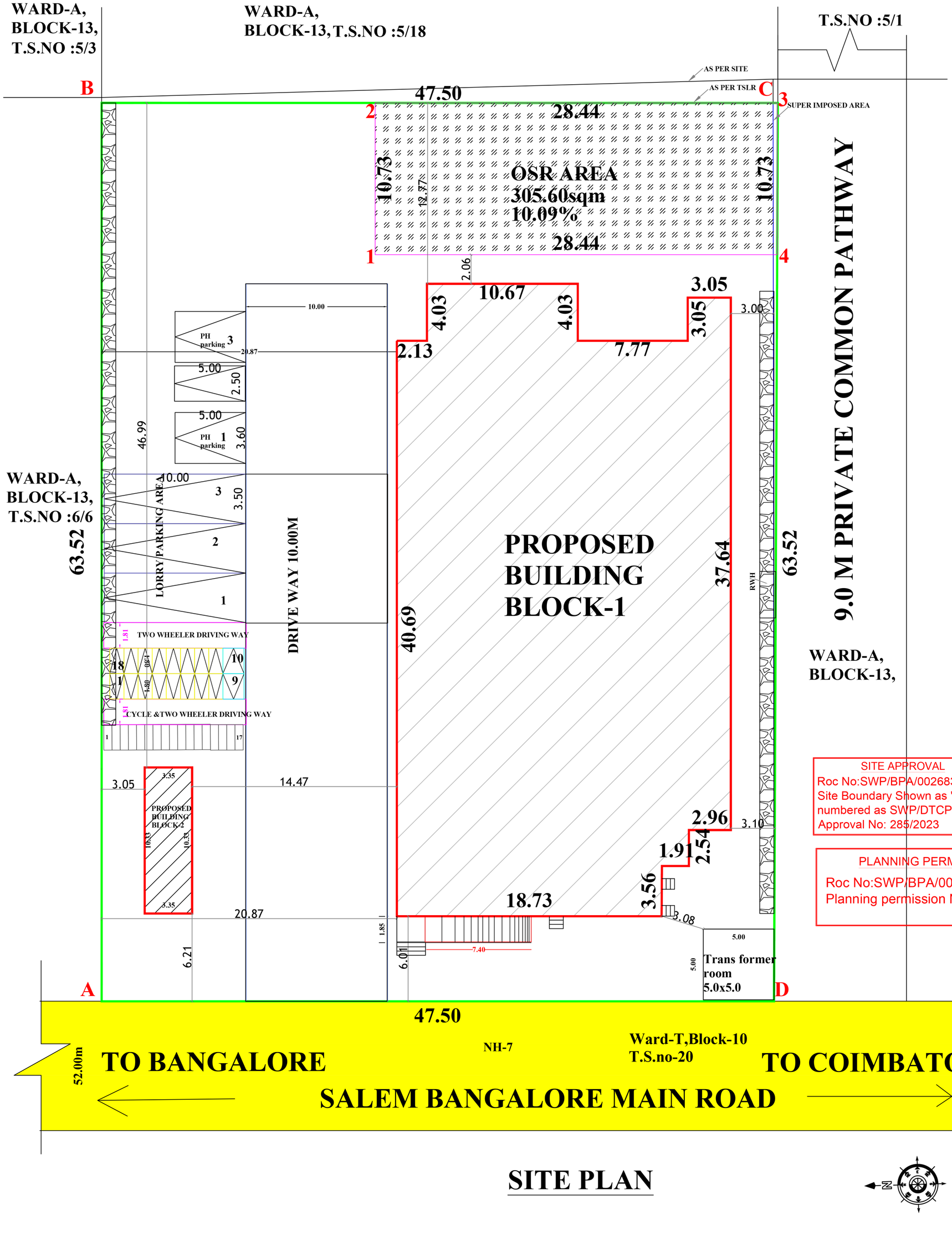
JOINERIES DETAILS

ROLLING SHUTTER	RS	2.44x2.13
MAIN DOOR	MD	1.65x2.13
DOOR	D	1.52x2.13
DOOR	D1	0.81x2.13
DOOR	SD	1.00x2.13
WINDOW	GW	3.52x1.82
WINDOW	W	1.83x1.60
VENTILATOR	V	0.91x0.60
AIR COMPRESSOR		20.0 Hp
Total Labours		20 nos

APPLICANT

REGISTERED ENGINEER / ARCHITECT

R.SANTHOSH KUMAR. M.Arch.
(Registered Architect Council of Architecture)
CA/2015/67207
Registered Architect Grade - I, DTCP
Registration No. 01/Ra-1/2019
Salem - 636305. Ph: 9884701213



SITE PLAN

PLAN SHOWING THE PROPOSED NEW CONSTRUCTION OF GI SHEET ROOF AUTOMOBILE SERVICEAND REPAIR STATION BUILDING AT OLD S.F.NO:40/1, 41/2, NEW WARD -T, BLOCK- 13,T.S.NO: 6/9, IN KANTHAMPATTI VILLAGE , SALEM CORPORATION, SALEM WEST TK , SALEM DISTRICT.

APPLICANT :

Mr.C.Thangavel
S/o. Mr. Chinna gounder @Chinnathambi

FLOOR WISE BREAKUP

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				Deduction	Total covered Area
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Block-2	Floor 0	34.78		-	34.78
	Total	1026.76		-	1026.76

PARKING DETAILS

Parking Category		Lorry Required	Lorry Provided	Two Wheelers 1.0 X1.80	
				Required	Provided
INDUSTRIAL		**3**	**3**	**16**	**18**
Total		**3**	**3**	**16**	**18**
Cycle Area 0.56x1.83	**24.00Sq.m**	**17 nos**			

LEGEND

PLR/FMB AREA	3021.00
DOCUMENT AREA	3021.00
SUPER IMPOSED PLOT AREA	3028.83
Plot Coverage	33.99%
Floor Space Index	0.34

REFERENCE:

SITE BOUNDARY SHOWN IN GREEN
PROPOSED CONSTRUCTION SHOWN IN RED
EXISTING ROAD SHOWN IN YELLOW

SCALE 1:100

SITE APPROVAL
Roc No:SWP/BPA/0026839/2023
Site Boundary Shown as "A to D" and numbered as SWP/DTCP/SALEM/ Site Approval No: 285/2023

PLANNING PERMISSION
Roc No:SWP/BPA/0026839/2023
Planning permission No:101/2023

APPLICANT

REGISTERED ENGINEER / ARCHITECT

R.SANTHOSH KUMAR. M.Arch.
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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.