

PP

APPROVAL RECORD

Planning Permission

Salem

Salem district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

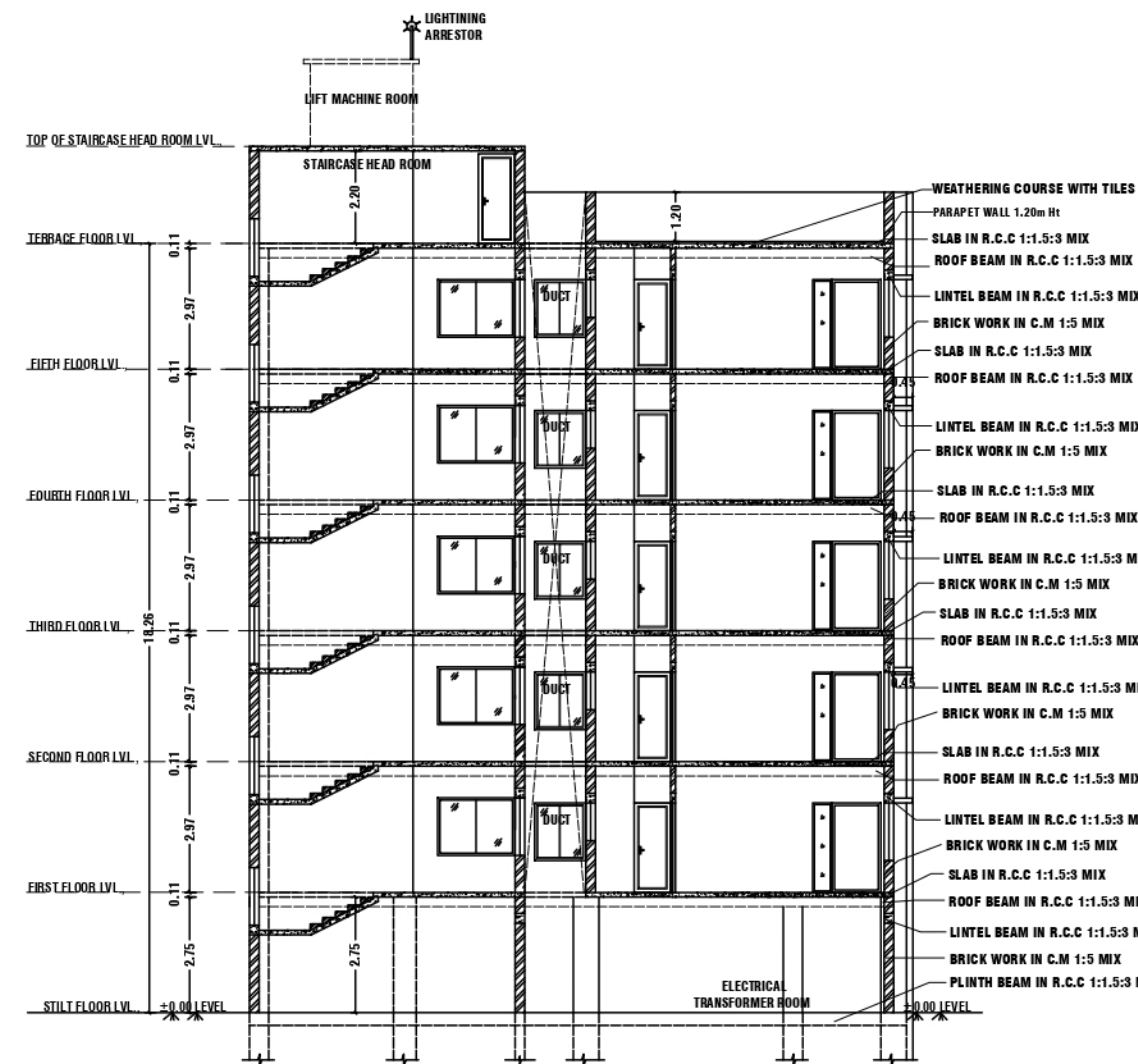
DTCP

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

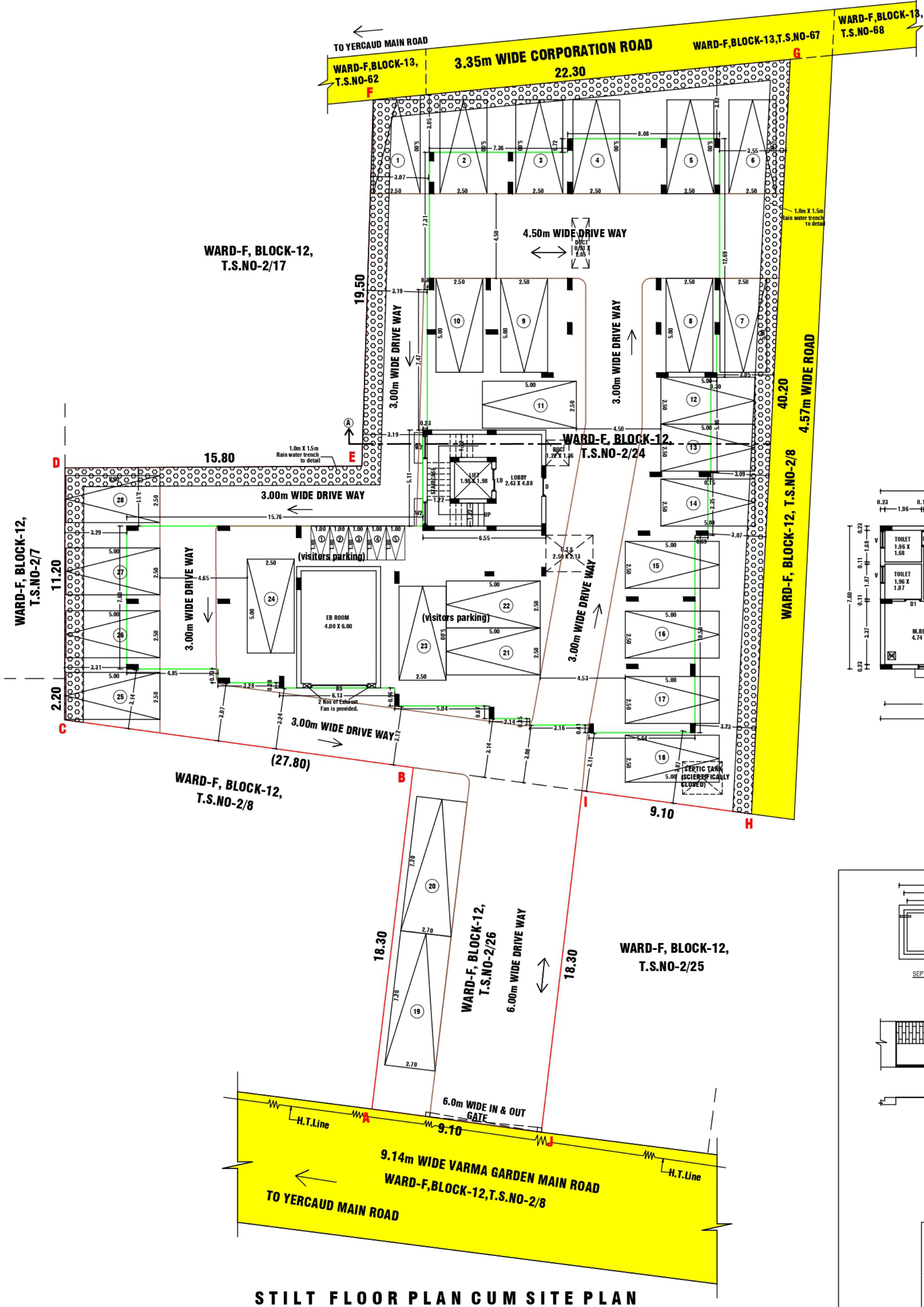
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



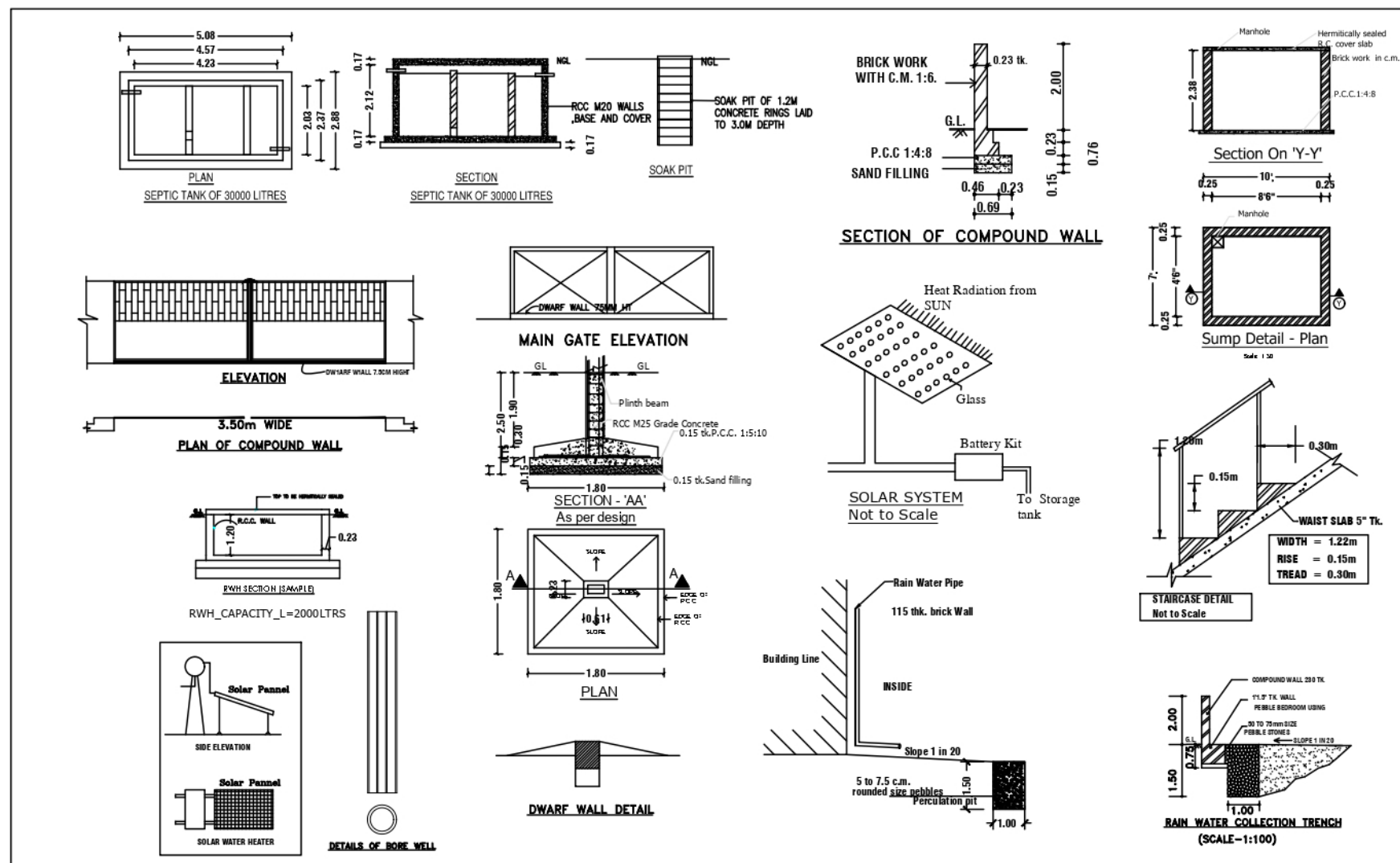
FRONT ELEVATION



SECTION 'A-A'



STILT FLOOR PLAN CUM SITE PLAN



FOR OFFICE USE ONLY

SITE APPROVAL

Roc No:SWP/BPA/0042339/2023
Site Boundary Shown as "A to J" and
numbered as SWP/DTCP/SALEM/
Site Approval No:78/2024

PLANNING PERMISSION

Roc No:SWP/BPA/0042339/2023
Planning Permission No:29/2024.

TYPICAL 01,02,03,04,05 FLOORS FSI AREA

DESCRIPTION	FSI AREA	REQUIRED CAR PARKING
DWELLING UNIT -1	118.24	1Nos
DWELLING UNIT -2	116.11	1Nos
DWELLING UNIT -3	94.02	1Nos
DWELLING UNIT -4	80.16	1Nos
DWELLING UNIT -5	92.47	1Nos
CORRIDOR & STAIR AREA	82.49	-
TOTAL FSI AREA	583.49	TOTAL-5Nos
TOTAL DWELLING UNITS-25Nos X 1CAR = 25Nos CAR PARKING		
VISITORS CAR PARKING (10%) = 3Nos CAR PARKING		
TOTAL PROVIDED CAR PARKING		= 28 Nos CAR PARKING

PLAN SHOWING THE PROPOSED CONSTRUCTION OF
STILT+05 FLOORS RESIDENTIAL APARTMENT BUILDING
(25 DWELLINGS UNITS) IN OLD S.F.NO- 84/11B,
NEW WARD-F, BLOCK-12, T.S.NO-2/24, 2/26, PLOT NO-5,
MITTA AYYAMPURUMAM PATTY VILLAGE,
SALEM CITY MUNICIPAL CORPORATION ,
SALEM TALUK & DISTRICT.

NAME OF THE APPLICANT :-

Mr.K.M.PONNAMPOOSARI S/o Late.P.MURUGESAN.

ONLINE APPLICATION NO-SWP/BPA/0042339/2023

SCALE 1:100

AREA DETAILS:-

PARTICULARS			SQ.MT	
AREA OF THE SITE (AS PER DEED =11429.50sq.ft.+1800.00sq.ft)			1229.02	
AREA OF THE SITE (AS PER PATTA)			1229.50	
AREA OF THE SITE (AS PER SUPER IMPOSED PLOT AREA)			1209.57	
DECRPTION	FSI AREA	NON FSI AREA		TOTAL BUILT UP AREA
		DEDUCTION	COVERED PARKING	
STILT FLOOR	24.00	-	594.00	594.00
FIRST FLOOR	583.49	10.51	-	594.00
SECOND FLOOR	583.49	10.51	-	594.00
THIRD FLOOR	583.49	10.51	-	594.00
FOURTH FLOOR	583.49	10.51	-	594.00
FIFTH FLOOR	583.49	10.51	-	594.00
HEAD ROOM AND LIFT MACHINE ROOM	-	-	-	34.96
TOTAL	2941.45	52.55	594.00	3598.96
TOTAL BUILTUP AREA - DEDUCTION (3598.96-52.55 = 3546.41SQ.MT)		3546.41		
TOTAL BUILTUP AREA (FSI)		2941.45		
AREA OF THE VACANT SITE		615.57		

ALLOWABLE FSI = 2419.14
PREMIUM FSI = 522.31
TOTAL FSI = 2941.45
FLOOR SPACE INDEX (FSI) = 2.43
PLOT COVERAGE (PC) = 594.00 / 1209.57 X 100 = 49.11%

JOINERY DETAILS

IN METER	NOTE:-
ROLLING SHUTTER (RS)	3.05 X 2.44
M.DOOR (MD)	1.17 X 2.13
LIFT DOOR (LD)	1.17 X 2.13
DOOR (D)	1.00 X 2.13
DOOR (D1)	0.86 X 2.13
WINDOW (W)	1.83 X 1.37
WINDOW (W1)	1.40 X 1.37
WINDOW (W2)	1.22 X 1.37
WINDOW (W3)	0.91 X 1.37
WINDOW (W4)	0.46 X 1.83
F.WINDOW (FW)	1.83 X 2.13
F.WINDOW (FW1)	1.22 X 2.13
F.WINDOW (FW2)	0.91 X 2.13
VENTILATOR (V)	0.91 X 0.91
OPEN (O)	1.00 X 2.13

PARKING DETAILS:-

NO OF REQUIRED CAR PARKING : 28 Nos
NO OF PROVIDED CAR PARKING : 28 Nos
=23 Nos X(DIMENSION- 2.50 X 5.00) +2 Nos X (DIMENSION-2.70 X 7.20) +
3 Nos X (DIMENSION-2.50 X 5.00) (visitors parking)
NO OF REQUIRED TWO WHEELER PARKING : 5 Nos
NO OF PROVIDED TWO WHEELER PARKING : 2 Nos X (DIMENSION-1.00 X 1.80) +
3Nos X (DIMENSION-1.00 X 1.80) (visitors parking)

REG.STRUCTURAL ENGINEER:- REG. CONSTRUCTION ENGINEER:-

[Signatures]
S. K. MANJUNATHAN, M.E., M.S.E.,
REGISTERED STRUCTURAL ENGINEER & CIVIL ENGINEER
S. K. MANJUNATHAN, M.E., M.S.E.,
REGISTERED CONSTRUCTION ENGINEER GRADE-51A, SI. NO. 4/19-24
S. K. MANJUNATHAN, M.E., M.S.E.,
REGISTERED CIVIL ENGINEER GRADE-51A, SI. NO. 4/19-24
S. K. MANJUNATHAN, M.E., M.S.E.,
REGISTERED CIVIL ENGINEER GRADE-51A, SI. NO. 4/19-24
S. K. MANJUNATHAN, M.E., M.S.E.,
REGISTERED CIVIL ENGINEER GRADE-51A, SI. NO. 4/19-24

APPLICANT:-

[Signature]
K. M. PONNAMPOOSARI
S. K. MANJUNATHAN, M.E., M.S.E.,
REGISTERED STRUCTURAL ENGINEER & CIVIL ENGINEER
S. K. MANJUNATHAN, M.E., M.S.E.,
REGISTERED CONSTRUCTION ENGINEER GRADE-51A, SI. NO. 4/19-24
S. K. MANJUNATHAN, M.E., M.S.E.,
REGISTERED CIVIL ENGINEER GRADE-51A, SI. NO. 4/19-24
S. K. MANJUNATHAN, M.E., M.S.E.,
REGISTERED CIVIL ENGINEER GRADE-51A, SI. NO. 4/19-24

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.

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.

