

PP

APPROVAL RECORD

Planning Permission

Katheri

Salem district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

Rural Panchayat

PURPOSE

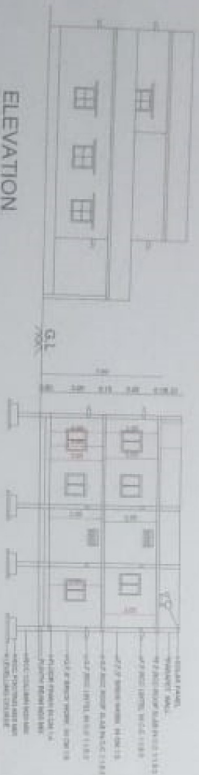
Residential

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

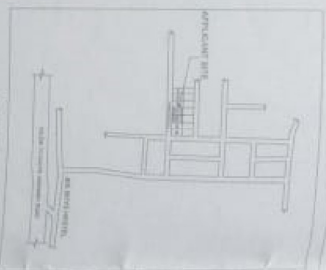
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF GROUND FLOOR & FIRST FOOR BUILDING FOR RESIDENTIAL PURPOSE IN RSF NO: 289/21, (LAYOUT APPROVAL NO: 149/2007), SITE NO: 127 & 128, POINEER ESTATE, KATHERI VILLAGE PANCHAYAT, SANKARI TALUK, SALEM DISTRICT.

ELEVATION

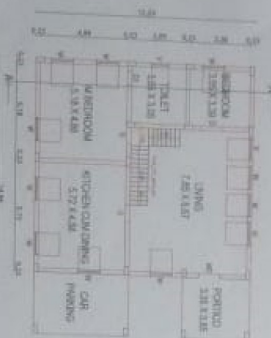


SECTION ON AA-BB

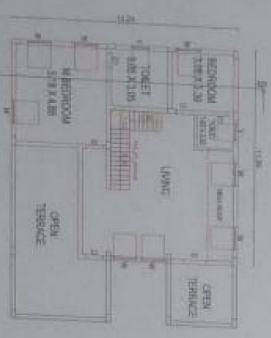


KEY PLAN

GROUND FLOOR PLAN



FIRST FLOOR PLAN



PLOT NO: 126

PROPOSED BUILDING
RSF NO: 289/21
PLOT NO: 127, 128

PLOT NO: 129

12.19 MTR WIDE LAYOUT ROAD

SITE PLAN

DTCP APPROVAL DETAILS
LAYOUT NAME: POINEER ESTATE
SALEM DISTRICT DTCP LETTER NO: 2064207/LA2 DATED: 18.12.2007
LAYOUT APPROVAL NO: 149/2007
KATHERI VILLAGE APPROVAL LETTER NO: 22098 DATED: 31.1.2008

PLAN INFO

FMB OR PLR = 278.70 SQMT
AS PER DOCUMENT = 278.70 SQMT
AS AT SITE = 278.70 SQMT
PLOT AREA M2 = 278.70 SQMT
SURVEY NO = 289/21
PATTANA NO = 7095
IS APPROVED LAYOUT = YES
PLOT NO = 127 & 128
SINGLE FAMILY BLDG = YES
LAND USE ZONE = RESIDENTIAL
ACCESS WIDTH M = 18.29 M
AVG PLOT DEPTH = 15.24 M
AREA TYPE = OTHERS
ROAD WIDTH = 12.19 M
ROAD LENGTH = 100 M
RWH DECLARED = YES
DISTRICT = SALEM
JURISDICTION TYPE = PANCHAYAT

CRZ = NO
SECURITY_ZONE = NO
WHETHER GOVT OR AID
PREMIUM FSI REQUIRED
OSR APPLICABLE = NO
BUILDING NEAR TO RIV
BUILDING NEAR MONUM
IS SWIMMING POOL EX
NOC FOR CONSTRUCTI
IF HERITAGE TOWN LE

SCHEDULE OF JOINERY

TYPE	DESCRIPTION	SIZE
MD	MAIN DOOR	4'-0" X 7'-0"
D	DOOR	3'-0" X 7'-0"
D1	DOOR 1	2'-6" X 7'-0"
O	OPEN	5'-0" X 7'-0"
W	WINDOW	4'-0" X 4'-0"
V	VENTILATOR	3'-0" X 3'-0"

AREA STATEMENT

	SQ. FT	SQ. M
PLOT EXTENT AS PER SITE	3000.00	278.70
PLOT EXTENT AS PER PATTANA	3000.00	278.70
SUPER IMPOSED PLOT EXTENT	3000.00	278.70
AREA OF PRO - GROUND FLOOR	1858.40	172.65
AREA OF PRO - FIRST FLOOR	1297.70	120.56
TOTAL BUILD-UP AREA	3156.11	293.21
TOTAL CARPET AREA OF GF & FF	2341.60	217.54
OPEN SPACE AREA	1141.60	106.05
FLOOR SPACE INDEX	1.05	
PLOTT COVERAGE	81.94%	



CONSTRUCTION & INTERIORS
D No 87182C, 1st Floor, Veda Bazar,
Kalingarayampalayam, Bhuvan,
Erode (TN) - 638 301
Mob : 90435 26121, 90435 26131

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.

