

PP

APPROVAL RECORD

Planning Permission

Salem

Salem district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

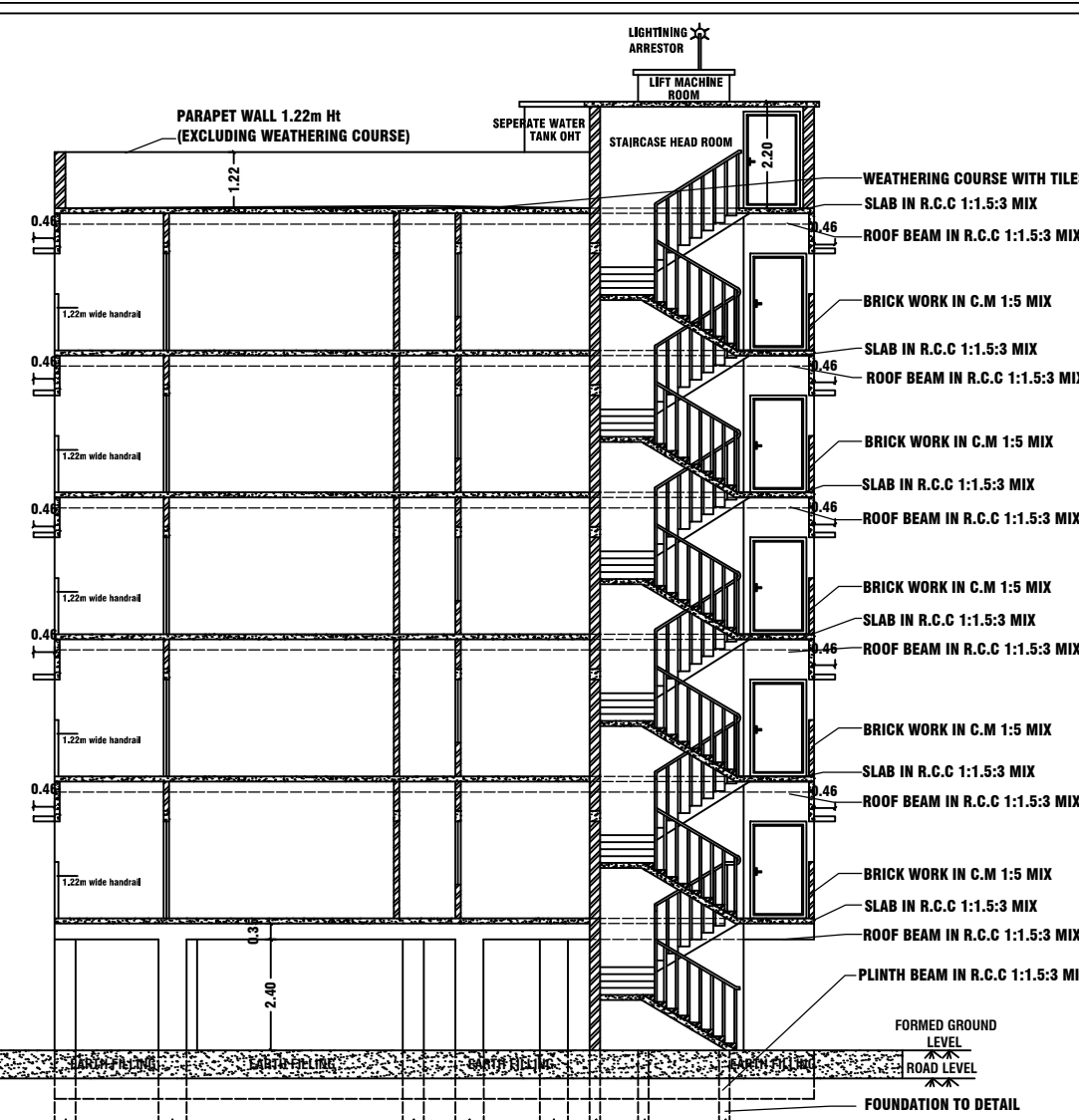
DTCP

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

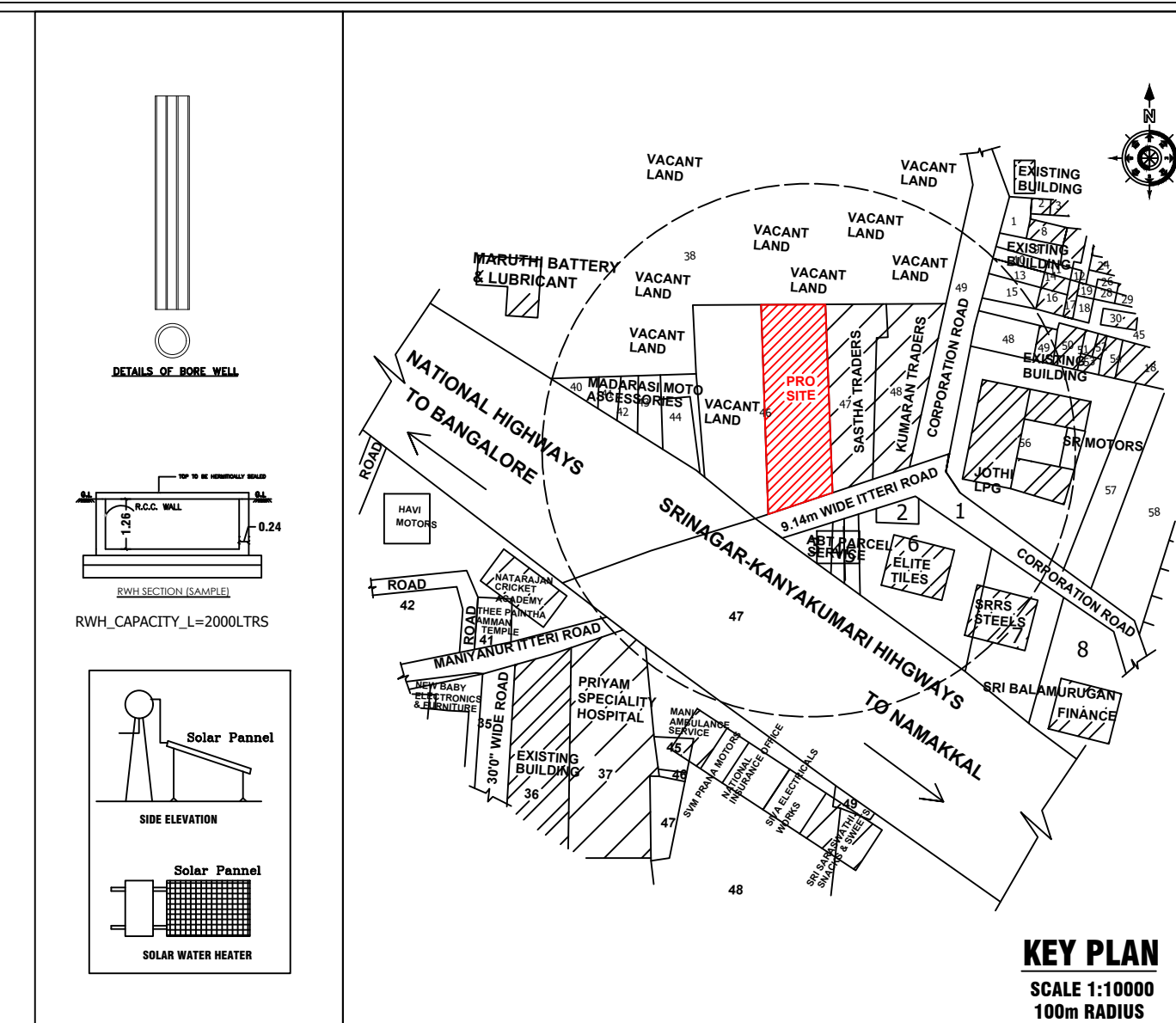
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



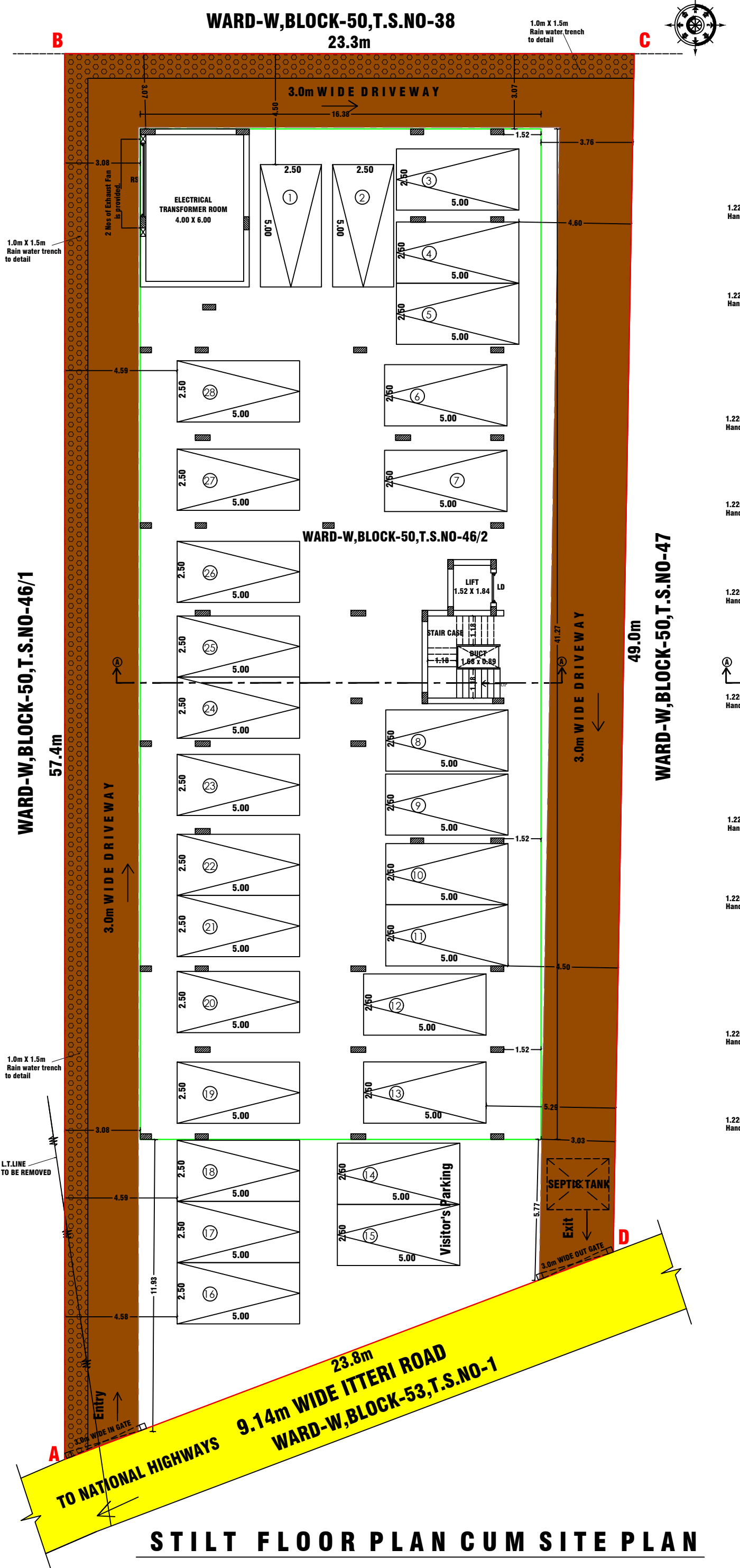
FRONT ELEVATION



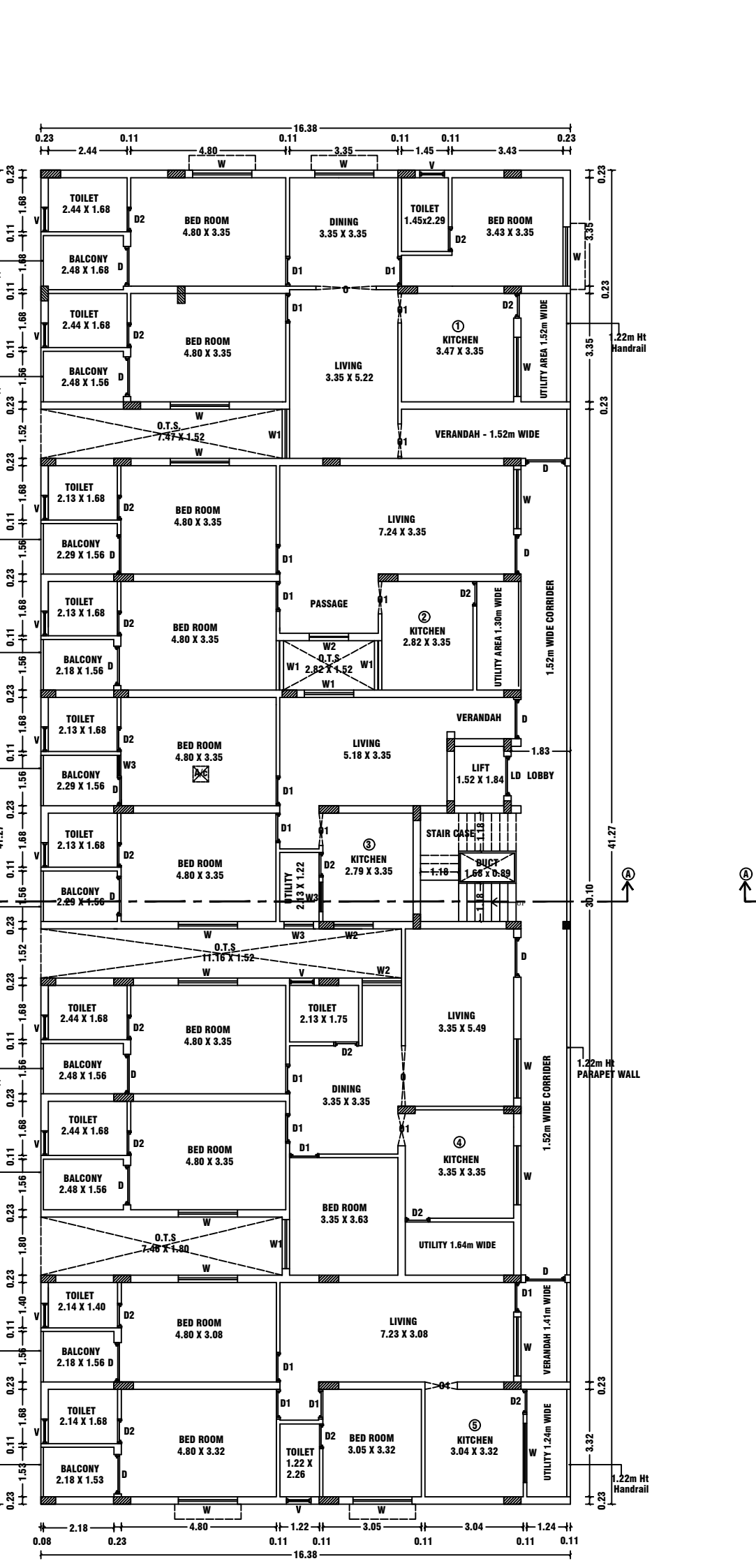
SECTION 'A-A'



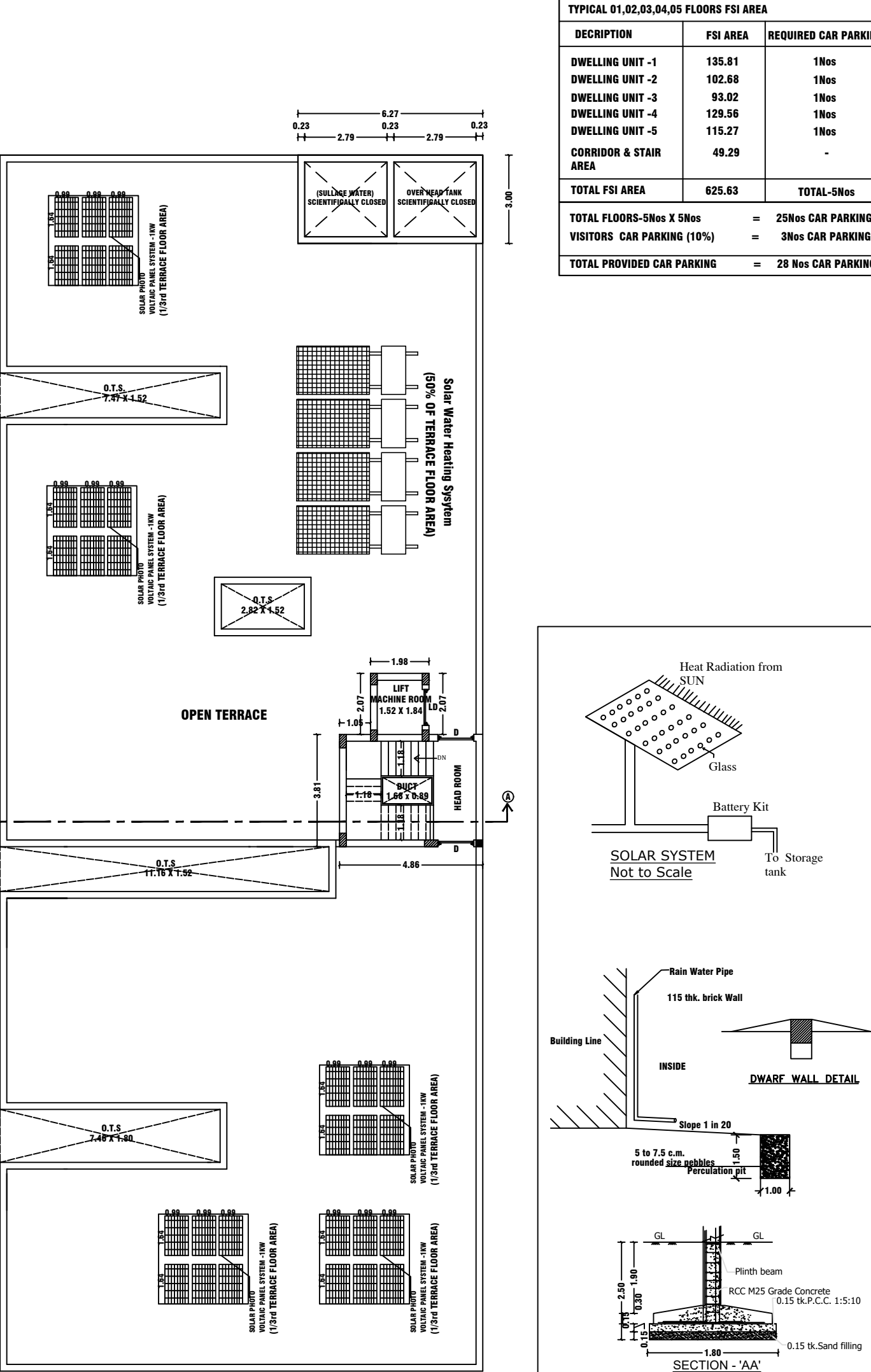
KEY PLAN



STILT FLOOR PLAN CUM SITE PLAN



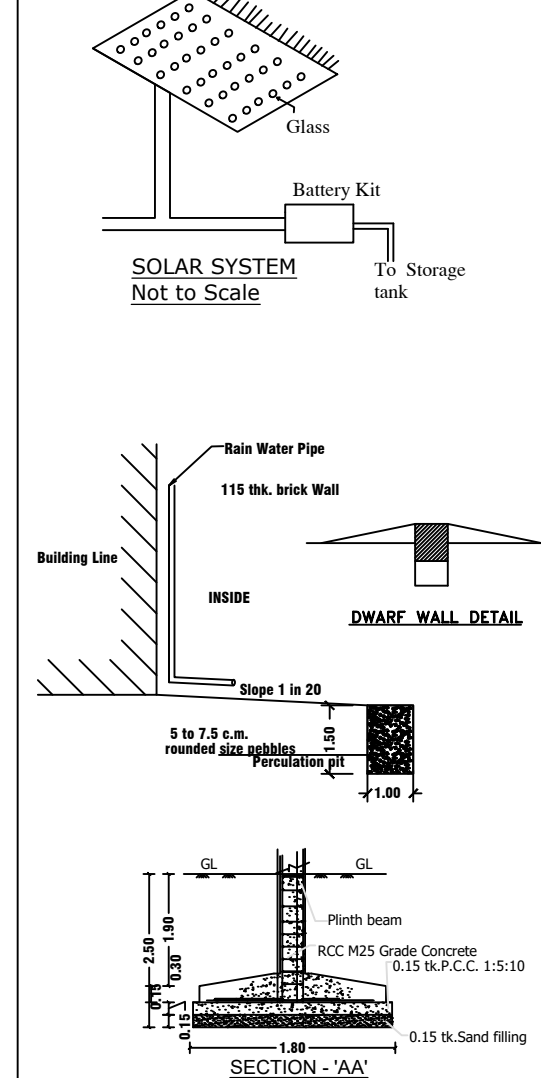
TYPICAL FLOOR PLAN
(1st, 2nd, 3rd, 4th, 5th - floors)



TERRACE FLOOR PLAN

DESCRIPTION	FSI AREA	REQUIRED CAR PARKING
DWELLING UNIT -1	135.81	1Nos
DWELLING UNIT -2	102.68	1Nos
DWELLING UNIT -3	93.82	1Nos
DWELLING UNIT -4	129.56	1Nos
DWELLING UNIT -5	115.27	1Nos
CORRIDOR & STAIR AREA	49.29	-
TOTAL FSI AREA	625.63	TOTAL-5Nos
TOTAL FLOORS-5Nos X 5Nos	= 25Nos CAR PARKING	
VISITORS CAR PARKING (10%)	= 3Nos CAR PARKING	
TOTAL PROVIDED CAR PARKING	= 28 Nos CAR PARKING	

JOINERY DETAILS	IN METER	NOTE:-
LIFT DOOR (LD)	1.22 X 2.13	1. ALL DIMENSIONS ARE IN METER.
DOOR (D)	1.22 X 2.13	2. MECHANICAL VENTILATION TO BE PROVIDED WHEREVER NECESSARY
DOOR (D1)	0.91 X 2.13	3. ALL SUNSHADE PROJECTIONS ARE LESS THEN OR EQUAL TO 0.60m
DOOR (D2)	0.76 X 2.13	
WINDOW (W)	1.83 X 1.83	
WINDOW (W1)	1.52 X 1.37	
WINDOW (W2)	1.22 X 1.37	
WINDOW (W3)	0.91 X 1.37	
OPEN (O)	1.87 X 2.13	
OPEN (O1)	1.00 X 2.13	
VENTILATOR (V)	0.76 X 0.76	



PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT+05 FLOORS RESIDENTIAL APARTMENT BUILDING (25 DWELLINGS UNITS) IN OLD S.F. NO-130/4C7A, NEW WARD-W, BLOCK-50, T.S.NO-46/2, JARI KONDALAMPATTY VILLAGE, SALEM CITY MUNICIPAL CORPORATION,SALEM. (PLANNING AREA)

NAME OF THE APPLICANT :-
1). Mr.R.SIVASUBRAMANI S/o Mr.P.RADHAKRISHNAN.

SCALE 1:100

PARTICULARS	SQ.MT
AREA OF THE SITE (AS PER DEED)-13080.00 SQ.FT	1215.13
AREA OF THE SITE (AS PER PATTI)	1215.00
AREA OF THE SITE (AS PER SUPER IMPOSED PLOT AREA)	1215.00

FLOOR NAME	TOTAL BUILT UP AREA	DEDUCTION	FSI AREA	NON FSI AREA
STILT FLOOR	675.98	-	28.77	647.21
FIRST FLOOR	675.98	50.35	625.63	-
SECOND FLOOR	675.98	50.35	625.63	-
THIRD FLOOR	675.98	50.35	625.63	-
FOURTH FLOOR	675.98	50.35	625.63	-
FIFTH FLOOR	675.98	50.35	625.63	-
HEAD ROOM AND LIFT MACHINE ROOM	22.64	-	-	22.64
TOTAL	4078.52	251.75	3156.92	668.85
TOTAL BUILT UP AREA-DEDUCTION (4078.52-251.75 = 3826.77SQ.MT)			3826.77	
TOTAL BUILT UP AREA(FSI)			3156.92	

FLOOR SPACE INDEX (FSI) = $\frac{3156.92}{1215.00} = 2.598$ (premium FSI 0.598)
PLOT COVERAGE (PC) = $\frac{675.98}{1215.00} \times 100 = 55.64\%$

NO OF REQUIRED CAR PARKING : 28 Nos
NO OF PROVIDED CAR PARKING : 25 Nos +3 Nos of Visitor's Parking (2.50 X 5.00)

JOINERY DETAILS	IN METER	NOTE:-
LIFT DOOR (LD)	1.22 X 2.13	1. ALL DIMENSIONS ARE IN METER.
DOOR (D)	1.22 X 2.13	2. MECHANICAL VENTILATION TO BE PROVIDED WHEREVER NECESSARY
DOOR (D1)	0.91 X 2.13	3. ALL SUNSHADE PROJECTIONS ARE LESS THEN OR EQUAL TO 0.60m
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WINDOW (W1)	1.52 X 1.37	
WINDOW (W2)	1.22 X 1.37	
WINDOW (W3)	0.91 X 1.37	
OPEN (O)	1.87 X 2.13	
OPEN (O1)	1.00 X 2.13	
VENTILATOR (V)	0.76 X 0.76	

FOR OFFICE USE ONLY

SITE APPROVAL
Roc No:SWP/BPA/0392236/2024
Site Boundary Shown as 'A to D' and numbered as SWP/OTCP/SALEM/
Site Approval No : 328/2024

PLANNING PERMISSION
Roc No:SWP/BPA/0392236/2024
Planning Permission No :116/2024.

REG.GEO TECH. ENGINEER:-
D.E.RAVI M.E.P.D.F.E.I.C.E.S.
REGISTERED GEOTECHNICAL ENGINEER
REG.NO- ELPA :01/RGT/24-29
ERODE.

REG.CONST. ENGINEER:-
R.K.KISHORE
E.P.RABANAN.Tech.
VIJAYAN STRUCTURAL CONSULTANT & CIVIL ENGINEER
REGISTERED CONSTRUCTION ENGINEER
REG.NO- SLPA :33/RCE/24-29
304-2, SONA NAGAR,
ALAGAPURAM PRIYVA PUDUR,
SALEM-636 016.

REG.STRUCTURAL ENGINEER:-
E.S.VIJAYAKUMAR.M.E.(Str),
VIJAYAN STRUCTURAL CONSULTANT & CIVIL ENGINEER
REGISTERED STRUCTURAL ENGINEER GRADE-SLPA :12/RSE-119-24
D.No-5/6-1A,NINAM PATTI, ATTAYAMPATTI,
RAJAPALAYAM(P),
SALEM (D)-637 001,
CELL -9865399021.

APPLICANT:-
R.Radhi

REGISTERED ENGINEER:-
E.K.KISHORE @ K.KISHAN B.E.(Cip),D.C.P
SRI BALAJI CONSTRUCTION
ARCHITECT & ENGINEER
REGISTERED ENGINEER GRADE-SLPA :52/RE-124-29
LICENSED BUILDING SURVEYOR., L.B.S.NO -46/24-29
D.No-93/7, SRI KRISHNA INDU NIVAS, KATTUVATTAM
RAIN BOW GARDEN , PUDUHI ERI ROAD,
KANNANKURICHI,SALEM -636008.
CELL -94432 -41730.

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.

