PP APPROVAL RECORD

Planning Permission

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.

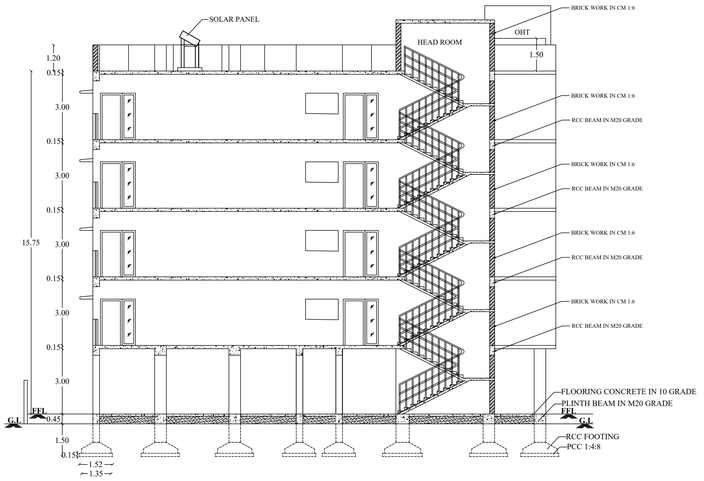
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

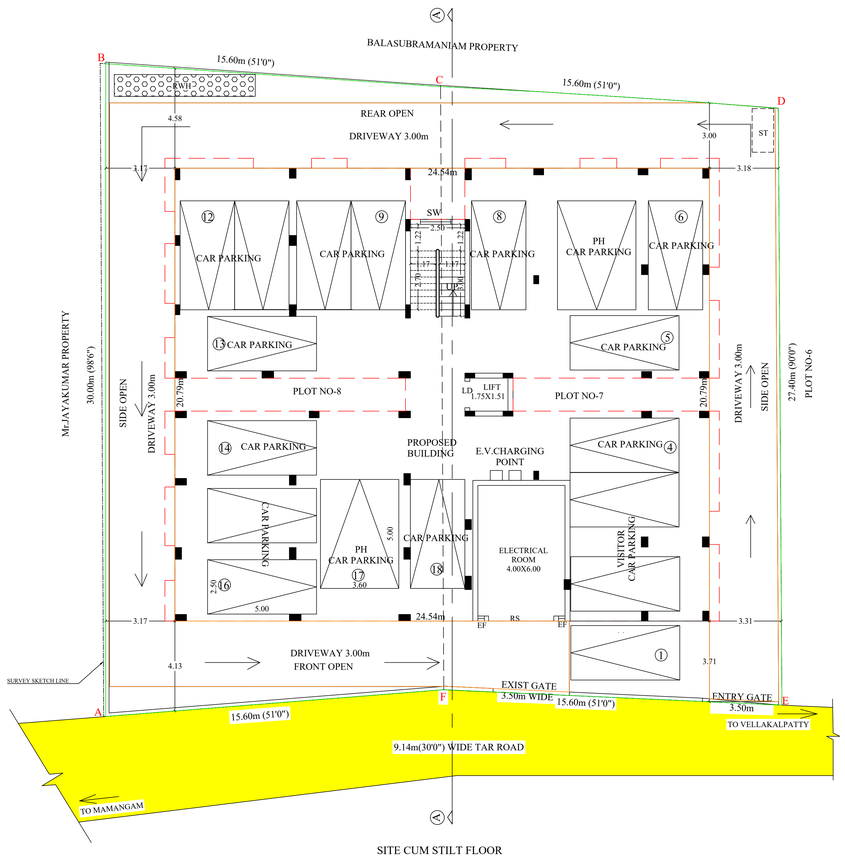
hello@verified.realestate
+91 9996 12 9996
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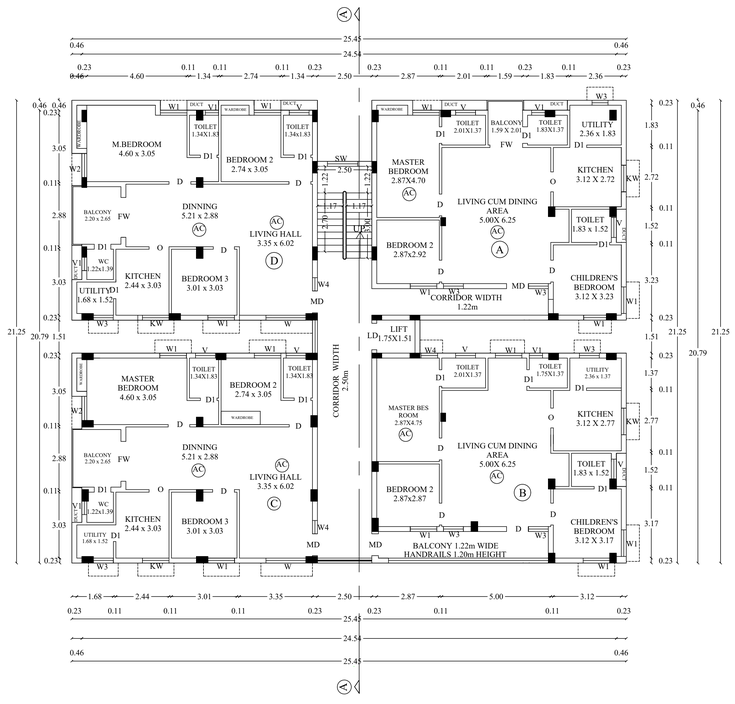
FRONT ELEVATION



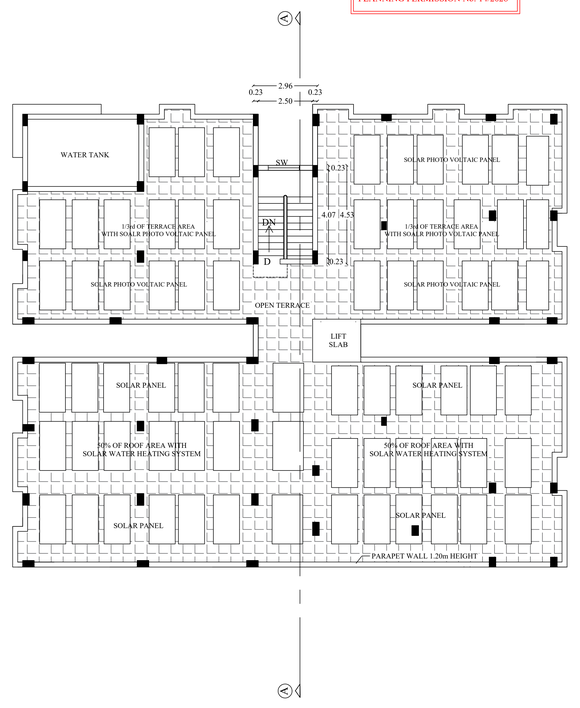
SECTION ON A-A



SITE CUM STILT FLOOR



TYPICAL FLOOR PLAN
FIRST & SECOND & THIRD & FOURTH FLOOR PLAN



TERRACE FLOOR

SANITARY DETAILS:

S.NO	FLOOR NAME	SANITARY NAME	SANITARY REQUIREMENT DWELLING WITH INDIVIDUAL CONVENIENCES	DWELLING UNIT NUMBERS	SANITARY PROVIDED
1	FIRST FLOOR, SECOND FLOOR AND TIRED AND FOURTH FLOOR	BATH ROOM	ONE PROVIDED WITH WATER TAP	16 Nos	40 Nos
2		WC	ONE	16 Nos	48 Nos
3		SINK	ONE	16 Nos	16 Nos
4		WATER TAP	ONE	16 Nos	48 Nos

DWELLING UNIT DETAILS:

A1,A2,A3,A4 - 103.04 SQ.M
B1,B2,B3,B4 - 112.60 SQ.M
C1,C2,C3,C4 - 107.25 SQ.M
D1,D2,D3,D4 - 109.90 SQ.M

DETAILS	CAR PARKING REQUIRED	CAR PARKING PROVIDED	TWO WHEELER REQUIRED	TWO WHEELER PROVIDED
A1,A2,A3,A4 - 103.04 SQ.M	4 NOS	4 NOS	-	-
B1,B2,B3,B4 - 112.60 SQ.M	4 NOS	4 NOS	-	-
C1,C2,C3,C4 - 107.25 SQ.M	4 NOS	4 NOS	-	-
D1,D2,D3,D4 - 109.90 SQ.M	4 NOS	4 NOS	-	-
VISITOR PARKING	2 NOS	2 NOS	-	-
TOTAL PH PARKING INCLUDE	18 NOS	18 NOS	-	-

CAR PARKING STALL SIZE - 2.50M X 5.00M
PH CAR PARKING STALL SIZE - 3.60M X 5.00M

SITE APPROVAL:
ROC No.SWP/BPA/692437/2025
Site Boundary shown as "A" to "F" and numbered as SWP/DTCP/SALEM/Site Approval Number:21/2026

PLANNING PERMISSON:
ROC No.SWP/BPA/692437/2025
PLANNING PERMISSION No: 14/2026

PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C TERRACED ROOF RESIDENTIAL APARTMENT BUILDING (16 DWELLING UNITS) IN STILT FLOOR, FIRST FLOOR, SECOND FLOOR, THIRD FLOOR & FOURTH FLOOR AT (OLD SF.NO-159/1, JAGIR AMMAPALAYAM VILLAGE), NEW TS.No-4/4, WARD-A, BLOCK-12, REGULARISED PLOT NO'S -7 & 8, SWARNAMBIGAI GARDEN, SALEM CITY MUNICIPAL CORPORATION, SALEM DISTRICT. ZONE-1 , DIVISION-1.
THE COMMISSIONER SALEM CORPORATION PLOT REGULARISATION LETTER ROC.NO-642/2019/E-9 Dated-25.01.2019
ROC.NO-643/2019/E-9 Dated-25.01.2019

NAME OF THE APPLICANT :
Mrs.POOJA BHISHAM BATHIJA, w/o. Mr.BHISHAM D BATHIJA
Mrs.ARCHANAA G CHABRIA, w/o. Mr.GIRISH G CHABRIA

SCALE 1:100
ALL DIMENSIONAL ARE IN METER

COLOUR INDEX:
SITE BOUNDARY
PROPOSED BUILDING
EXISTING ROAD
PROPOSED DRIVE WAY

SOLAR APARATUS TO BE PROVIDED
RAIN WATER HARVESTING SYSTEM & SULLAGE WATER TREATMENT PLANT & TANKS ARE PROVIDED AS PER STANDARD PROVISIONS.

N

SITE AREA STATEMENT:

Sl. No.	TS.No.	WARD	BLOCK	DOCUMENT NUMBER	EXTENT AS PER DOCUMENT IN SQ.M
1	4/4	A	12	Doc.No-1647/2011	447.68
2	4/4	A	12	Doc.No-2162/2011	428.73
				TOTAL	876.41

DESCTRIPTION	SQ.M
AREA OF SITE AS PER SUPER IMPOSED -	873.16

BUILDING AREA DETAILS:

DESCRIPTION	BUILT UP AREA IN SQ.M	NON FSI AREA /DEDUCTION IN SQ.M	FSI AREA IN SQ.M
STILT FLOOR AREA	493.57	464.76	28.81
FIRST FLOOR AREA	493.57	-	493.57
SECOND FLOOR AREA	493.57	-	493.57
THIRD FLOOR AREA	493.57	-	493.57
FOURTH FLOOR AREA	493.57	-	493.57
TOTAL BUILTUP AREA	2467.85		2003.09
HEAD ROOM AREA	13.41	13.41	-
GRAND TOTAL	2481.26	478.17	2003.09

JOINERY DETAIL:

MD	MAIN DOOR	:	1.00 x 2.13
D	DOOR	:	1.00 x 2.13
D1	DOOR	:	0.76 x 2.13
LD	LIFT DOOR	:	1.22 x 2.13
W	WINDOW	:	1.83 x 1.22
W1	WINDOW	:	1.22 x 1.22
W2	WINDOW	:	1.10 x 1.22
W3	WINDOW	:	0.91 x 1.22
W4	WINDOW	:	0.61 x 2.13
KW	WINDOW	:	1.22 x 0.91
V	VENTILATOR	:	0.91 x 0.61
V1	VENTILATOR	:	0.61 x 0.91
SW	STAIR CASE WINDOW	:	1.22 x 1.22

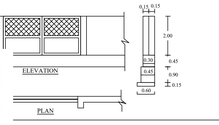
F.S.I : SQ.M (AREA OF BUILDING) / SQ.M (AREA OF SITE) = 2003.09 / 873.16 = 2.29

REGISTERED CONSTRUCTION ENGINEER:
Er.S.MANICKAM, M.E., (Struc.)
Registered Construction Engineer (SLPA/DIR/CE/2024-25)
No.2/12A-D3, Molandhuthi, Mathukkaranur (Po)
Omalur (Tk), Salem- 636 011. Cell:95267 74854.
Email: manic_civil@yahoo.in

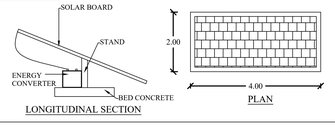
REGISTERED STRUCTURAL ENGINEER:
Er.DS.PANNEER SELVAM, M.E. (Strl.)
Registered Structural Engineer (SLPA/14/1084/2024)
D.S.P. ABSOCIATES
S.P. Complex, 2-nd Floor, Omalur Main Road,
Narasothipatty, SALEM-4.Cell: 98427 44515
Email: dspanneerselvam@gmail.com

APPLICANT
Pooja Bhisham
Archanaa G. Chabria

GATE & COMPOUND WALL DETAIL



SOLAR SYSTEM

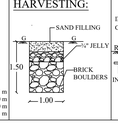


STAIRCASE DETAILS:

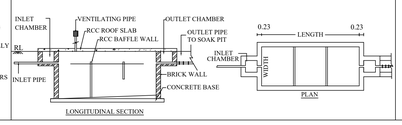


WIDTH OF THE STAIRCASE: 1.17 m
HEIGHT OF THE HANDRAIL: 1.20 m
TREAD : 0.30 m
RISE : 0.15 m

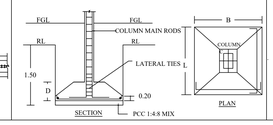
RAINWATER HARVESTING:



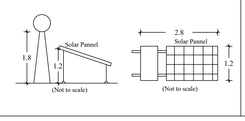
SEPTIC TANK:



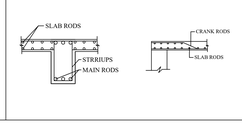
COLUMN & FOOTING DETAIL:



SOLAR WATER HEATER:



ROOF SLAB & BEAM DETAILS:



REGISTERED ENGINEER:
Er.DS.PANNEER SELVAM, M.E. (Strl.)
Registered Engineer (SLPA/43/RE-I/2024)
SRI VIJAY CONSTRUCTIONS
S.P. Complex, 2-nd Floor, Omalur Main Road,
Narasothipatty, SALEM-4.Cell: 98427 44515
Email: dspanneerselvam@gmail.com

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

Verified RealEstate
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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.