PP APPROVAL RECORD

Planning Permission

Salem district, Tamil Nadu

APPROVAL TYPE
Building Plan

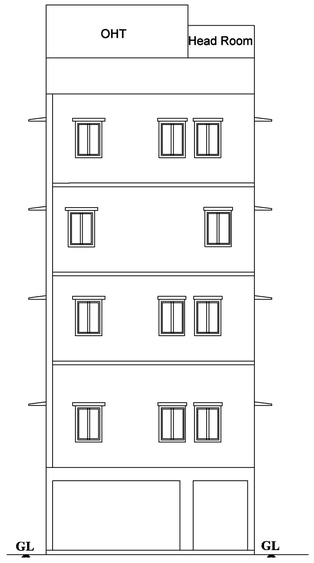
ISSUING AUTHORITY
DTCP

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

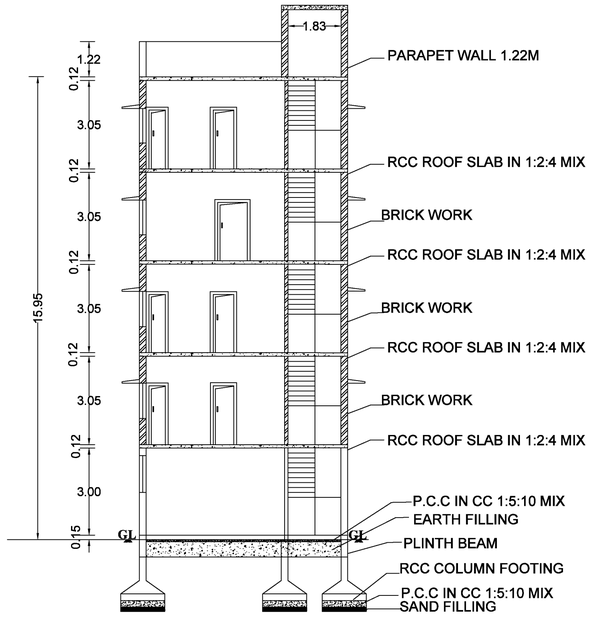
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

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

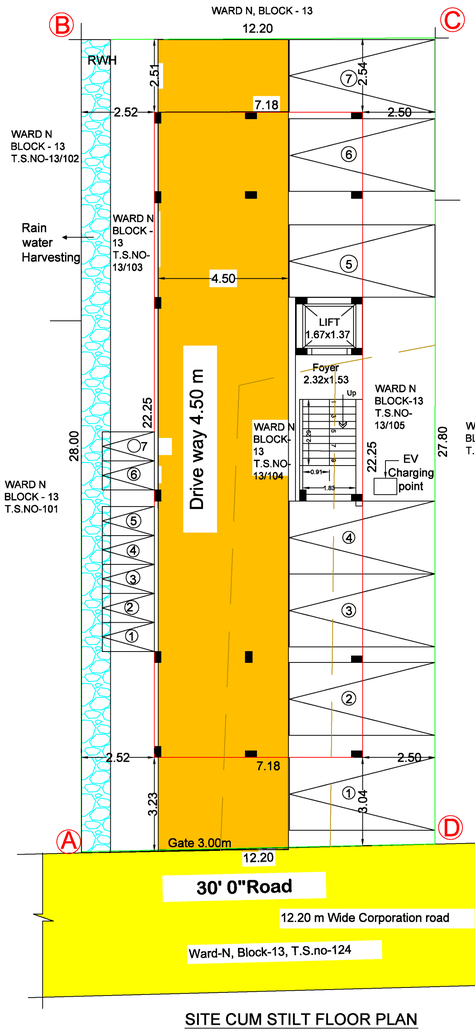
hello@verified.realestate
+91 9996 12 9996
verified.realestate



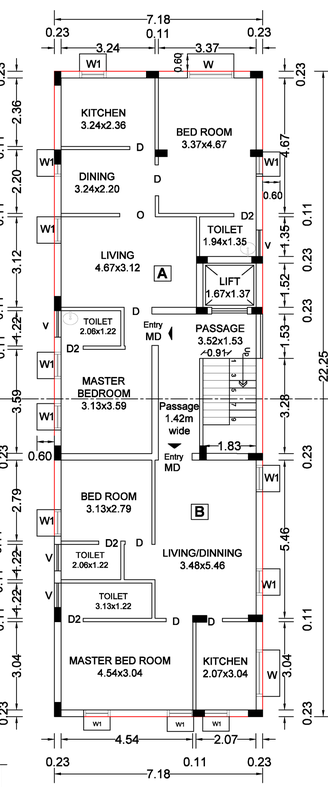
ELEVATION



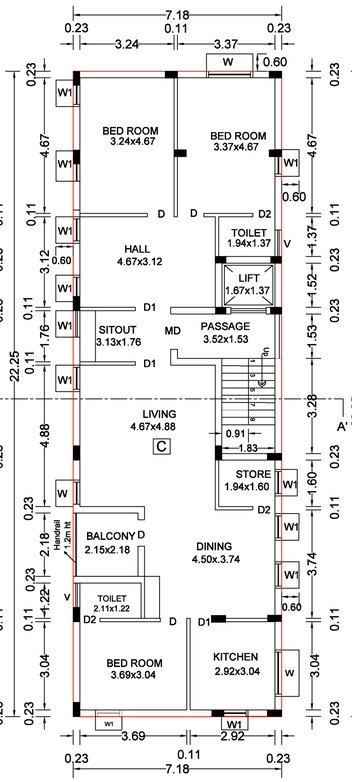
SECTION AA'



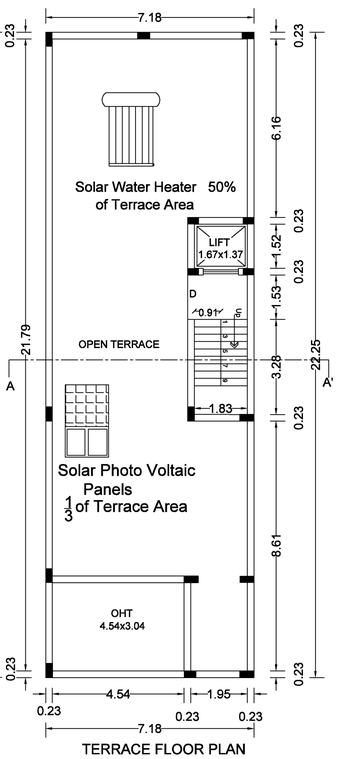
SITE CUM STILT FLOOR PLAN



FIRST,SECOND AND FOURTH FLOOR PLAN



THIRD FLOOR PLAN



TERRACE FLOOR PLAN

JOINERIES DETAILS

MAIN DOOR	MD	1.09x2.13
DOOR	D	0.91x2.13
DOOR	D1	1.22x2.13
DOOR	D2	0.76x2.13
WINDOW	W	1.60X1.25
WINDOW	W1	0.91x1.25
OPEN	O	1.22x2.13
VENTILATOR	V	0.91x0.61

SITE BOUNDARY SHOWN IN GREEN

PROPOSED BUILDING SHOWN IN RED

EXISTING ROAD SHOWN IN YELLOW

ALL DIMENSIONS ARE IN METER,SCALE 1:100

SITE APPROVAL

Online Application No-SWP/BPA/694342/2025
Site BoundaryShown as "A to D" And Numbered as SWP/DTCP/SALEM/SITE APPROVAL NO:93/2026

PLANNING PERMISSION

Online Application No-SWP/BPA/694342/2025
PLANNING PERMISSION No-55/2026

e-signed /-
Assistant Director / Member Secretary ,
District Town and Country Planning Office
Salem District

PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C TERRACED ROOF RESIDENTIAL BUILDING IN OLD S.NO: 2/1A2A1A1, NEW WARD : N, BLOCK: 13, T.S.NO-103,104,105 IN APPROVAL LAYOUT NO-396/52,PLOT NO:18 AT BODINAYAKANPATTI VILLAGE, SALEM WEST TALUK & SALEM DISTRICT

NAME OF THE APPLICANTS :

1. M/S.CHOLA BUILDERS
2. J.AZHARDEEN S/O,JAWAHARDEEN
3. Z.AFZALDEEN S/O,ZAHIRUDEEN

LEGEND

PLR/FMB AREA	340.00 Sqm
DOCUMENT AREA	340.02 Sqm
SUPER IMPOSED PLOT AREA	339.97 Sqm

Floor Space Index = Total FSI Area / Super Imposed Plot Area

= 639.36 / 339.97 =1.880

Floor Name	Total Builtup Area	Deduction	FSI Area in sq.m	Non- FSI Area
Floor-Stilt	159.84	-	-	159.84
Floor - 01	159.84	-	159.84	-
Floor - 02	159.84	-	159.84	-
Floor - 03	159.84	-	159.84	-
Floor - 04	159.84	-	159.84	-
Headroom &lift Area	24.54	-	-	24.54
TOTAL	823.74	-	639.36	184.38

PARKING DETAILS

Parking Category	Dwelling Units	Cars Required	Cars Provided	Two Wheelers Required	Two Wheelers Provided
Residential Above 75	7	6	6	7	7
Visitor's Parking 10%	-	1	1	-	-
Total	7	7	7	7	7

DWELLING AREA DETAILS

Floor Name	Dwelling Reference	Single / Duplex	Dwelling Area in Sq.m
Floor01,Floor02, Floor04 Typical	A	Single	73.26
	B	Single	64.34
Floor 03	C	Single	142.70

Common Area Includes : 22.24 Sq.m
Staircase, Lift & Passage per Floor 1,2,4
Common Area Includes : 17.14 Sq.m
Staircase, Lift & Passage per Floor 3

APPLICANT

STRUCTURAL ENGINEER

Er. S.K. SENTHIL KUMAR, B.E.,F.I.V.,
STRUCTURAL ENGINEER GRADE-II
REG. NO: 04/2022
CHOLA BUILDERS
25/1, 1st FLOOR,
VINAYAGAR KOVIL STREET,
SWARNAPURI, SALEM - 636 004.
PH: 0427-4040952, MOB: 98427 44352

ARCHITECT/ REGISTER ENGINEER:

Er. S.K. SENTHIL KUMAR, B.E.,F.I.V.,
REGISTERED ENGINEER GRADE-I (RE-I)
REG. No: 17/RE-I/2019 ,
CHOLA BUILDERS,
25/1, First Floor, Vinayagar Kovil Street,
SWARNAPURI, SALEM - 636 004.
PH: 0427-4040952, Mob: 98427 44352

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
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.