PP APPROVAL RECORD

# Planning Permission

Salem district, Tamil Nadu

APPROVAL TYPE
**Building Plan**

ISSUING AUTHORITY
**DTCP**

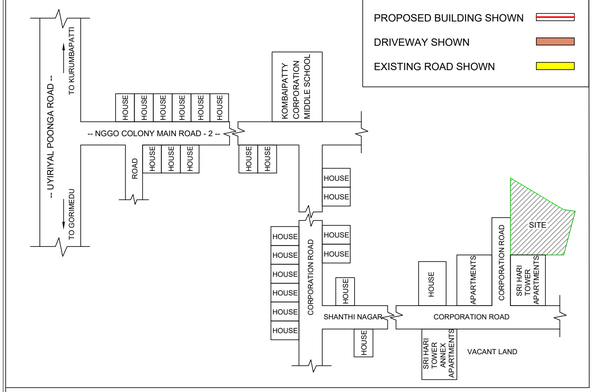
The approval as the planning authority issued it, reproduced in full behind this page.

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

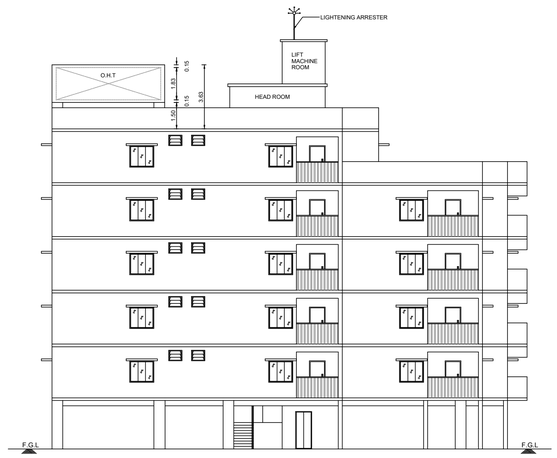
hello@verified.realestate
+91 9996 12 9996
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## KEY PLAN
(NOT TO SCALE)

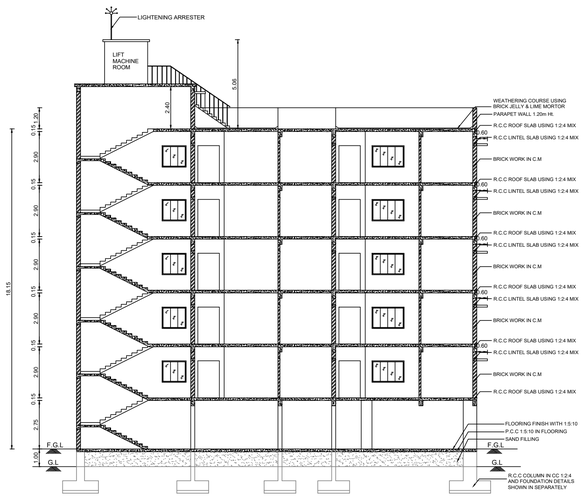



### COLOUR INDEX

- SITE BOUNDARY SHOWN
- PROPOSED BUILDING SHOWN
- DRIVEWAY SHOWN
- EXISTING ROAD SHOWN




SOUTHERN SIDE ELEVATION




SECTION ON "AA"

# PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C TERRACE ROOF RESIDENTIAL APARTMENT BUILDING (STILT + 5 FLOORS WITH 18 DWELLING UNITS), IN OLD S.F.Nos. - 52/1B Pt & 52/4, NEW WARD - F, BLOCK No. - 9, T.S.Nos. - 169/13 & 170/2, OF AYYAMPERUMAMPATTY VILLAGE, SALEM LOCAL PLANNING AREA, SALEM CITY MUNICIPAL CORPORATION, SALEM TALUK, SALEM DISTRICT.

APPLICANTS :

1. Mrs. T. Haseena, W/o. Taj Basha,
2. Mrs. J. Rahima Begam, W/o. Jafrulla Khan,
3. Mrs. Benazir Hazira, W/o. Syed Nazif Ahmed,
4. Mrs. Shabana, W/o. Shajahan,
5. Mrs. A.Ayeshabegum, W/o. Amjath,
6. Mrs. A.Shameena Begam, W/o. Mohammed Anees.

| SCALE 1 : 100 | ALL DIMENSIONS ARE IN "METER" |
|---|---|

AREA STATEMENT :

SITE AREA DETAILS (In Sq.m)

| | |
|---|---|
| AS PER DOCUMENT (10366.00 Sq.Ft) | 963.02 |
| AS PER TSLR | 963.00 |
| SUPERIMPOSED PLOT AREA | 954.40 |

BUILDING AREA DETAILS (In Sq.m)

| FLOOR NAME | BUILT-UP AREA | NON - FSI AREA | FSI AREA |
|---|---|---|---|
| STILT FLOOR (Parking) | 543.64 | 543.64 | ----- |
| FIRST FLOOR | 543.64 | 10.72 | 532.92 |
| SECOND FLOOR | 543.64 | 10.72 | 532.92 |
| THIRD FLOOR | 543.64 | 10.72 | 532.92 |
| FOURTH FLOOR | 543.64 | 10.72 | 532.92 |
| FIFTH FLOOR | 323.33 | 6.45 | 316.88 |
| TERRACE FLOOR (HEAD ROOM) | 25.56 | 25.56 | ------ |
| GRAND TOTAL | 3067.09 | 618.53 | 2448.56 |

FLOOR SPACE INDEX (F.S.I) :
F.S.I = 2448.56 / 954.40 = 2.56 (Premium FSI)

PLOT COVEREAGE (PC) :
P.C = 543.64 / 954.40 X 100 = 56.96 %

JOINERY DETAILS (IN METER)

| | | |
|---|---|---|
| MD | MAIN DOOR | 1.07 X 2.13 |
| D | DOOR | 0.91 X 2.13 |
| D1 | TOILET DOOR | 0.76 X 2.13 |
| O | OPEN | 1.22 X 2.13 |
| W | WINDOW | 1.83 X 1.22 |
| W1 | WINDOW | 1.37 X 1.22 |
| KW | KITCHEN WINDOW | 1.00 X 1.00 |
| SV | STAIR VENTILATION | 1.22 X 1.52 |
| V | VENTILATOR | 0.90 X 0.60 |

DWELLING UNIT DETAILS (18 DWELLINGS)

| FLOOR DETAILS | DWELLING REFERENCE | DWELLING AREA (In Sq.m) |
|---|---|---|
| FLOOR 01, 02, 03, 04 - TYPICAL PLAN | A1, A2, A3, A4 | 131.65 |
| | B1, B2, B3, B4 | 132.61 |
| | C1, C2, C3, C4 | 118.15 |
| | D1, D2, D3, D4 | 96.67 |
| FIFTH FLOOR PLAN | A5 | 131.65 |
| | B5 | 132.61 |

PARKING DETAILS

| PARKING TYPE | REQUIRED | PROVIDED |
|---|---|---|
| CAR PARKING | 18 Nos. | 18 Nos. |
| VISITORS CAR PARKING | 02 Nos. | 02 Nos. |

APPLICANTS :

1. T. Haseena
2. J. Rahima Begum
3. [signature]
4. S. Shabana
5. A. Ayesha Begum
6. A. Shameena Begum

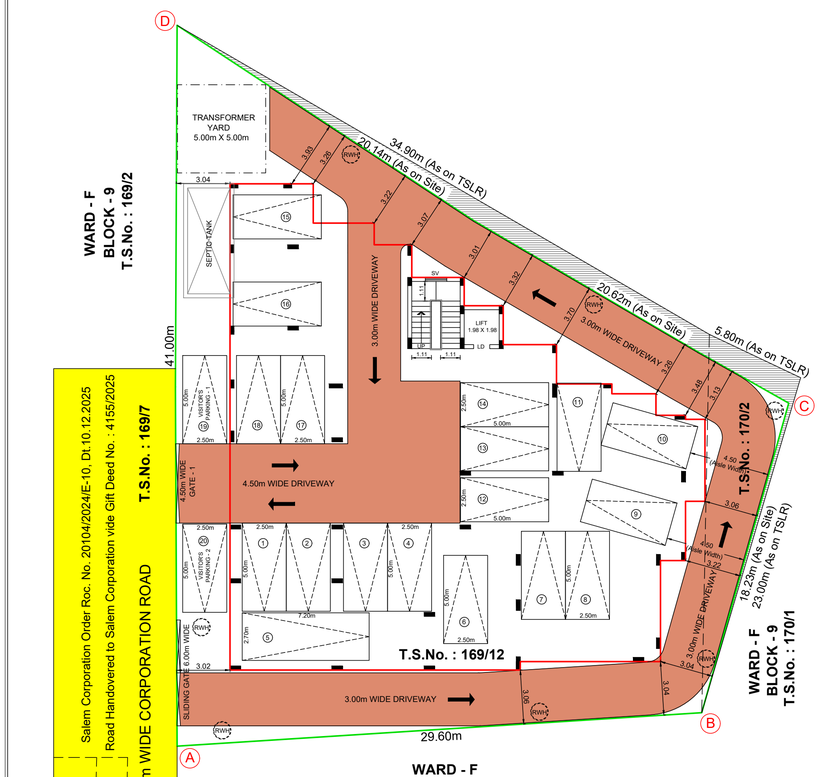
STRUCTURAL ENGINEER :

K.R. Kesavan

Er. K.R. KESAVAN, M.E., (Structural)
Registered Structural Engineer Grade – I,
Salem DTCP Regn. No. : 16/RSE-I/2024,
# Opp. Saradha College, Velu Complex,
Salem – 636 016

REGISTERED ENGINEER :

Er.A.SEENIVASAN, B.E.,
Registered Engineer Grade-I
Salem DTCP Regn.No. : 014/RE-I/2024
# 5/318-B, State Bank Colony-II
Junction Main Road, SALEM-4.
Contact No. 98427-12227




SITE CUM STILT FLOOR PLAN

*SITE APPROVAL*

*Online Application No. : SWP / BPA / 740270 / 2026*

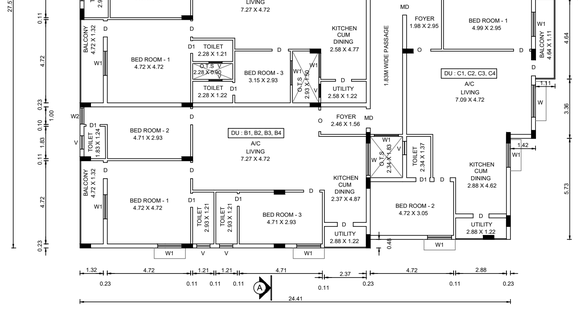
*Site Boundary shown as "A to D" and numbered as SWP / DTCP / SALEM / Site Approval No. : **27 / 2026***

*PLANNING PERMISSION*

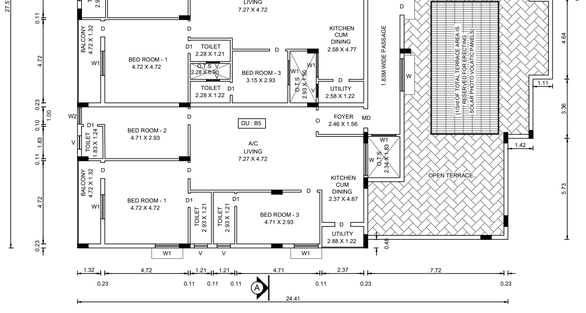
*Planning Permission No. : **19 / 2026***

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

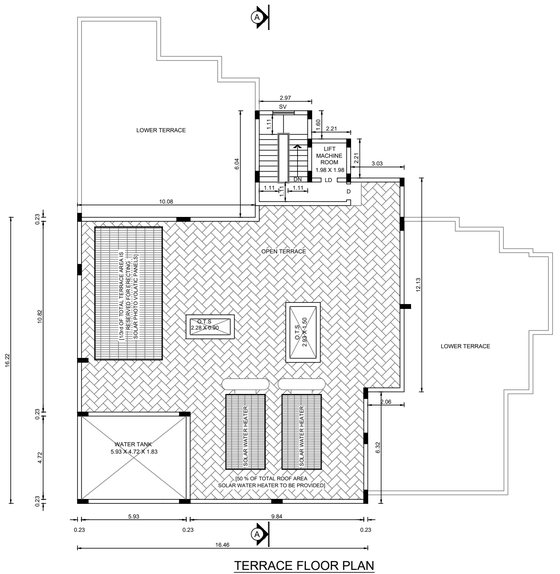
WIDE CORPORATION ROAD



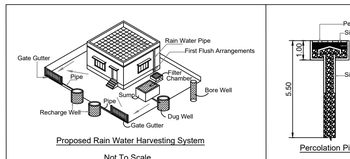

FLOOR 01, FLOOR 02, FLOOR 03, FLOOR 04 - TYPICAL PLAN




FIFTH FLOOR PLAN

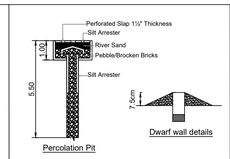



TERRACE FLOOR PLAN

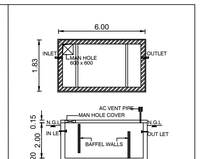



Proposed Rain Water Harvesting System

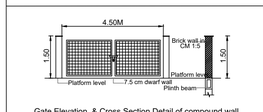
Not To Scale



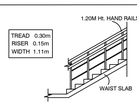

Percolation Pit



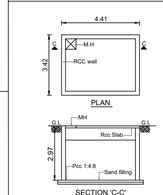

Septic Tank Details
(Scientifically Closed)



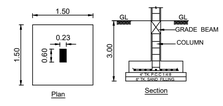

Gate Elevation & Cross Section Detail of compound wall



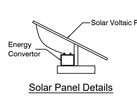

STAIRCASE DETAILS




WATER SUMP
(Scientifically Closed)




Foundation Details




Solar Panel Details

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

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OMR Thoraipakkam,
Chennai 600 097, India
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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.