PP APPROVAL RECORD

Planning Permission

Survey 157

Kondappanaickenpatti

Salem district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

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

TITLE : PLAN SHOWING THE PROPOSED R.C.C TERRACED COMMERCIAL BUILDING,

NO. OF FLOORS : GROUND AND FIRST FLOOR ONLY,

NEW / RE-CONSTRUCTION : NEW - CONSTRUCTION,

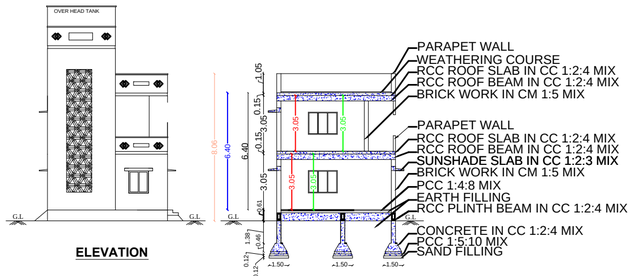
STREET/ VILLAGE/ : Y.C.C ROAD, KONDAPPANAICKENPATTI VILLAGE,

PATTA DETAILS : NEW S.NO- 157 / 1C, PATTA NO- 528,

TALUK/ UNION : SALEM TALUK,

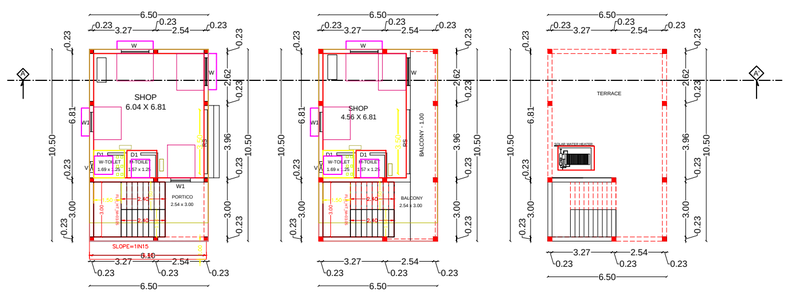
DISTRICT : SALEM.

APPLICANT : Mr . M. NATWARLAL MANILAL PATEL S/o Mr. MANILAL MULJI PATEL



ELEVATION

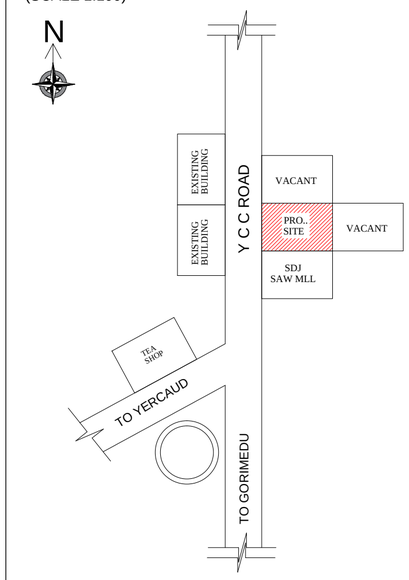
SECTION ON - AA'



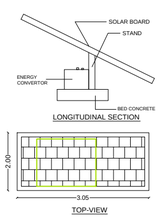
GROUND FLOOR PLAN FIRST FLOOR PLAN TERRACE FLOOR PLAN

TOPO PLAN

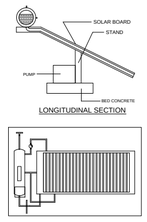
(SCALE 1:100)



SOLAR ENERGY



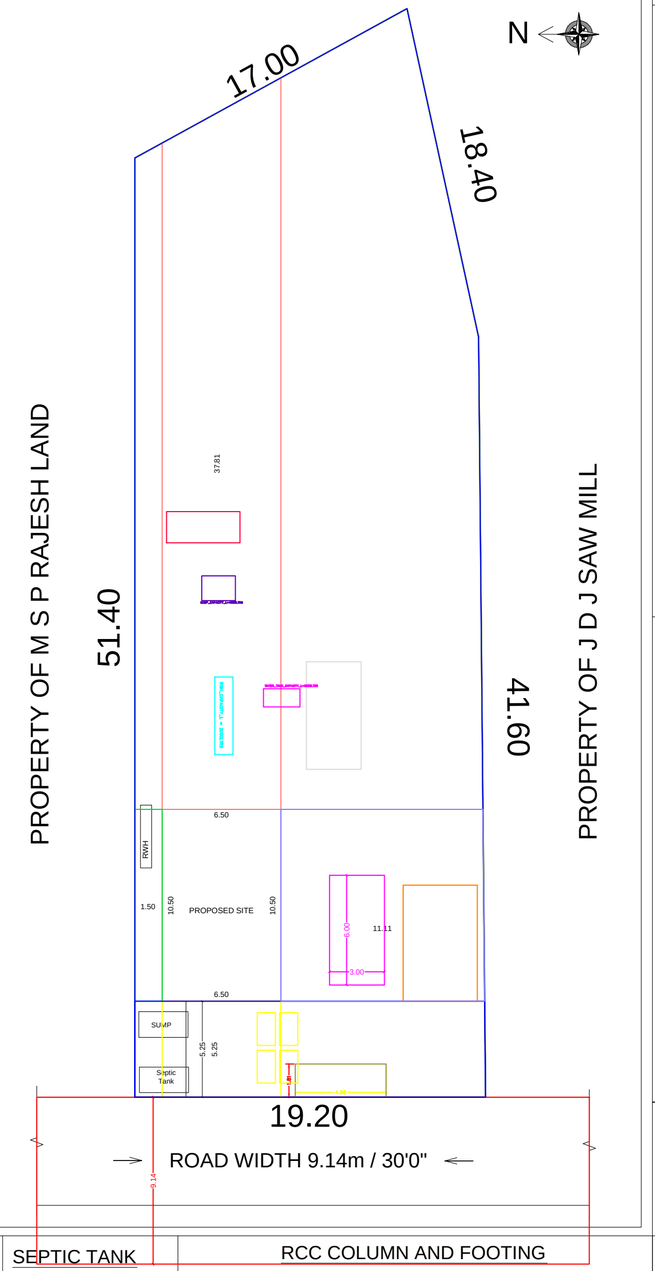
SOLAR WATER HEATER



SITE PLAN

(SCALE 1:100)

PROPERTY OF M S P RAJESH LAND



SHEET No - 1 OF 1

COLOUR INDEX

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

SCALE :

ALL DIMENSIONS ARE IN METER
SCALE 1:100

JOINERY DETAIL

S. NO	SYMBOL	DESCRIPTION	SFT	SQM
1.	RS	ROLL. SHUTTER	11'6" x 10'0"	3.50 x 3.05
2.	D1	DOOR	2'6" x 7'0"	0.76 x 2.13
3.	W	WINDOW	5'0" x 4'0"	1.52 x 1.22
4.	W1	WINDOW	3'6" x 4'0"	1.07 x 1.22
5.	V	VENTILATOR	2'6" x 2'0"	0.76 x 0.60

AREA DETAIL

LAND/PLOT DETAIL	SQM	SFT
LAND AREA AS PER DEED	1030.56 Sq.m	11093.00 Sq.Ft
LAND AREA AS FMB/PATTA	1000.00 Sq.m	10764.00 Sq.Ft
LAND AREA AS AT SITE	1030.56 Sq.m	11093.00 Sq.Ft
SUPER IMPOSED AREA	1000.00 Sq.m ✓	11093.00 Sq.Ft ✓

BUILT-UP AREA DETAIL	SQM	SFT
GROUND FLOOR AREA	68.30 Sq.m	735.18 Sq.Ft
FIRST FLOOR AREA	68.30 Sq.m	735.18 Sq.Ft
HEAD ROOM AREA	12.90 Sq.m	138.85 Sq.Ft
TOTAL F.S.I AREA	136.60 Sq.m	1470.36 Sq.Ft
TOTAL BUILT UP AREA	149.50 Sq.m	1609.21 Sq.Ft
VACANT/ SETBACK	962.26 Sq.m	10357.82 Sq.Ft

PLOT COVERAGE (68.30 / 1030.56 x 100) : 6.62

FLOOR SPACE INDEX (149.50 / 1030.56) : 0.14

PARKING COUNT

No. OF CAR PARKING (2.50X5.00) : 1 No.

No. OF TWO WHEELERS (1.0X1.80M) : 2 Nos.

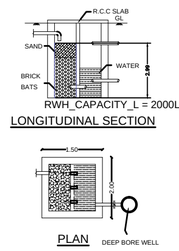
PLAN_INFO
PLOT_NO=NILL
PLOT_AREA_M2=1030.56
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=9.14
ROAD_WIDTH=9.16
ROAD_LENGTH=25.00
AREA_TYPE=OTHERS
AVG_PLOT_DEPTH=51.40
AVG_PLOT_WIDTH= 19.20
DISTRICT=SALEM
SURVEY_NO=157/1C
PATTA_NO=528
SINGLE_FAMILY_BLDG=NO
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
PLOT_AREA_M2=1033.13
AS_AT_SITE=1033.13
FMB_OR_PLR=1000.00
AS_PER_DOCUMENT=1030.56
LAND_USE_ZONE = COMMERCIAL
RWH_DECLARED=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
BUILDING_NEAR_TO_RIVER=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
JURISDICTION_TYPE=PANCHAYAT
OSR_APPLICABLE=NO
OSR_SURR_BUYBACK_RETAIN=RETAIN
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=NO
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO
BLOCK_1_B-SHOP_MEMBER_COUNT=4

APPLICANT(S)

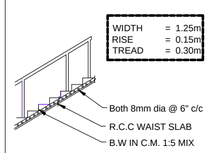
QR CODE

OFFICE USE ONLY

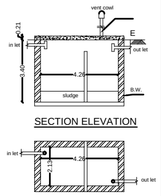
RAIN WATER HARVESTING



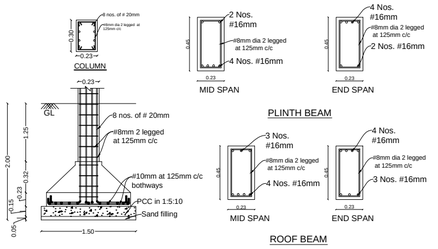
STAIRCASE DETAIL



SEPTIC TANK



RCC COLUMN AND FOOTING



ENGINEER

Er.G.DHARMALINGAM, B.E.,M.E(Strl.),
REGISTERED ENGINEER GRADE-II (LBS)
RE/LBS No: 400 2024-2029
T CUBE DESIGN AND BUILDERS
19/1, MANICKAVASAGAR STREET,
BEHIND DEIVEEGAM MARRIAGE HALL,
FAIRLANDS, SALEM-636 016.
CELL: 96298 83692, 83008 03692

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.