PP APPROVAL RECORD

Planning Permission

Survey 6/13 and 3 more

Kandhampatty, Salem West taluk

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.

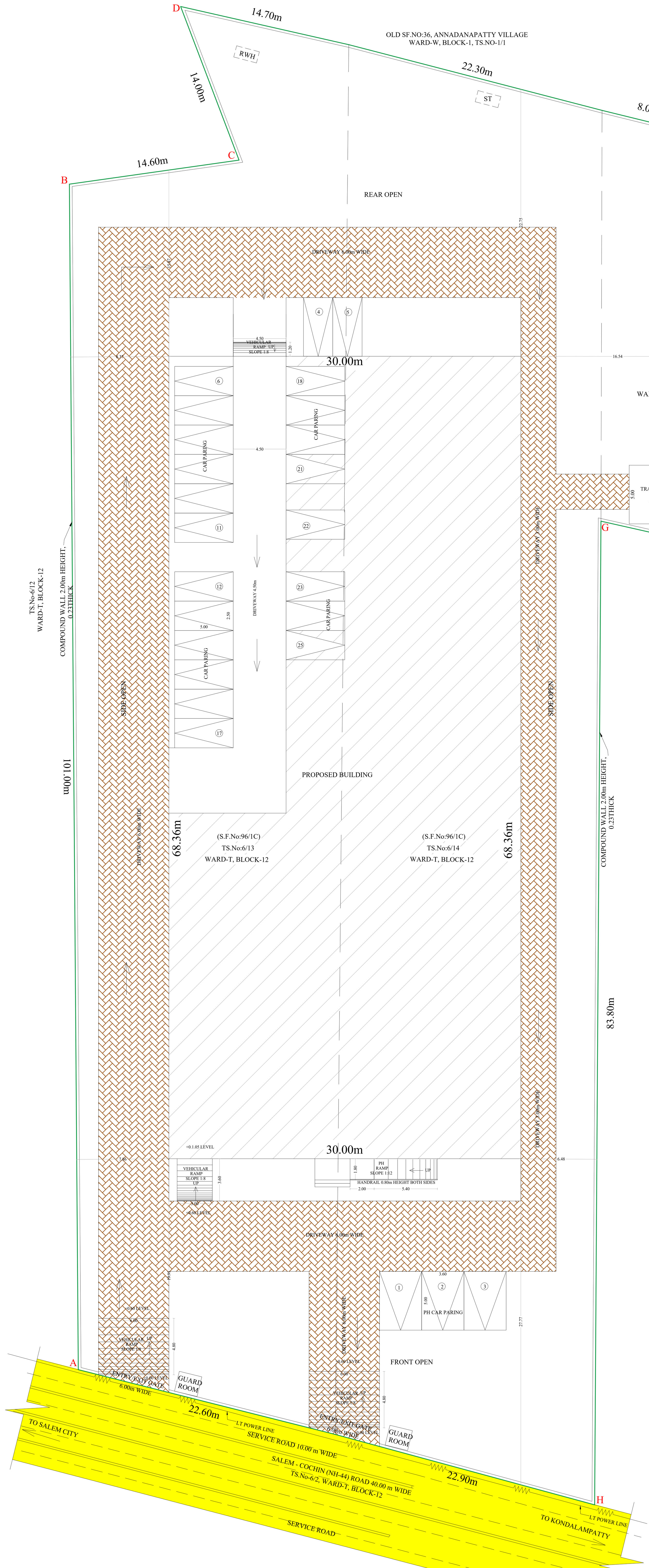
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF G.I SHEET ROOF COMMERCIAL BUILDING FOR AUTOMOBILE CAR SHOW ROOM IN GROUND FLOOR WITH MEZZANINE FLOOR (42.00 HP -AUTOMOBILES SERVICING AND REPAIR STATION) AT (OLD S.F.No-96/1C, KANDHAMPATTY VILLAGE), NEW.TS.No-6/13,6/14 & 6/16, WARD-T, BLOCK-12, SALEM CITY MUNICIPAL CORPORATION, SALEM DISTRICT.

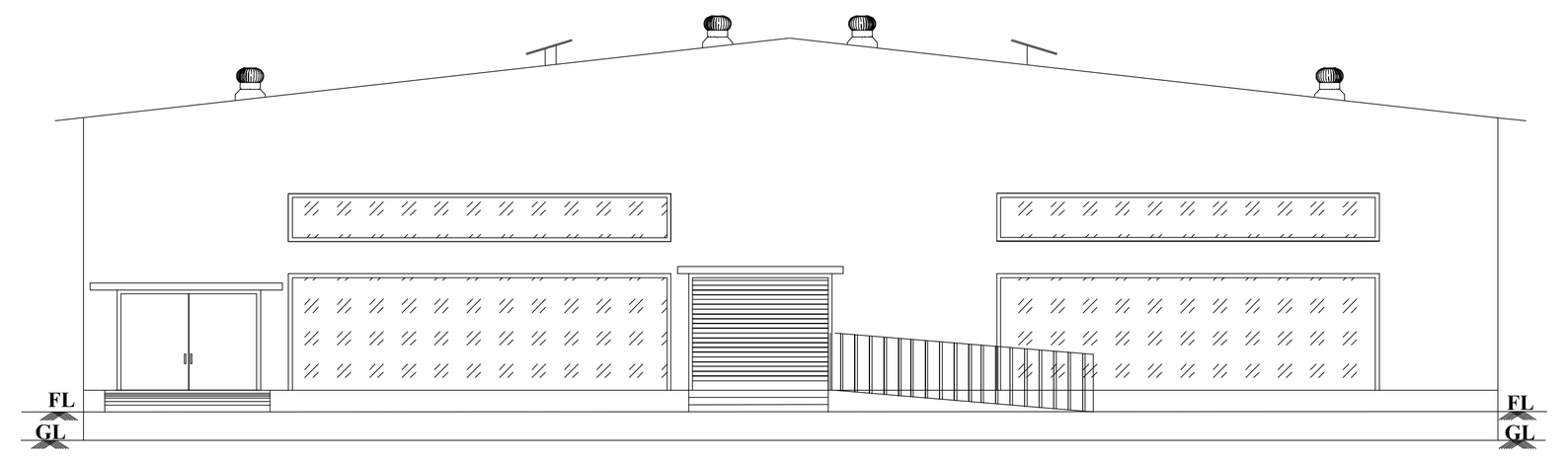
NAME OF THE APPLICANT :

Mr.T.DHANARAJ, S/O.Mr.C.THANGAVEL

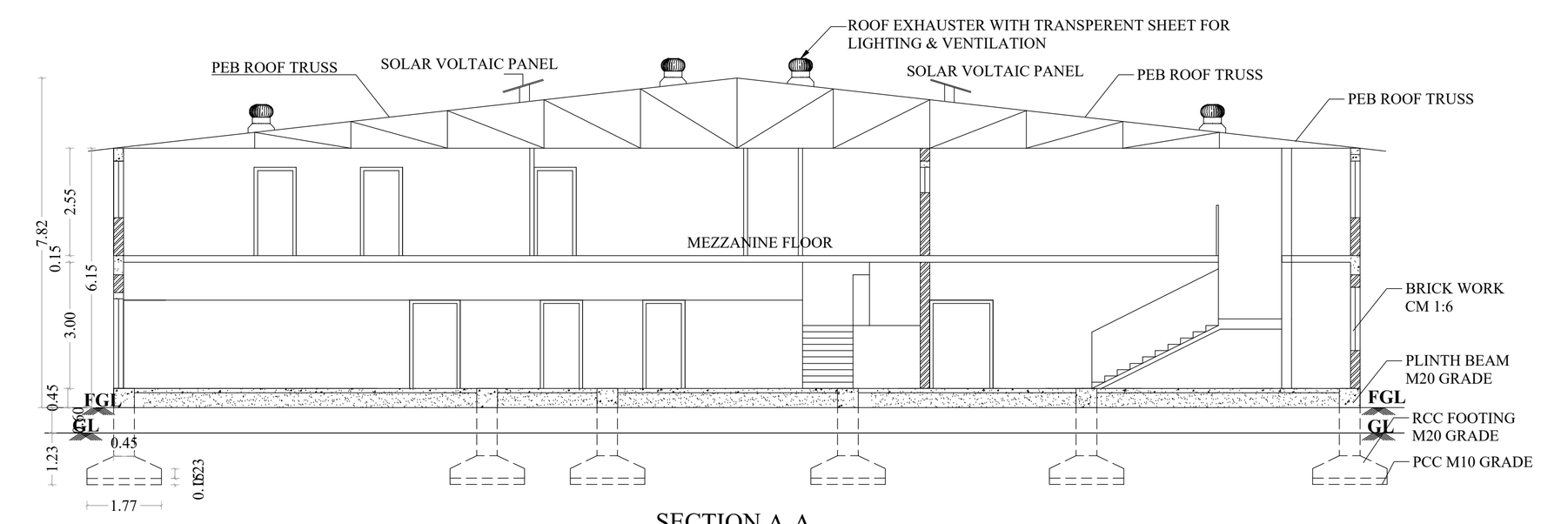
Mrs.D.ANURADHA, W/O. Mr.T.DHANARAJ



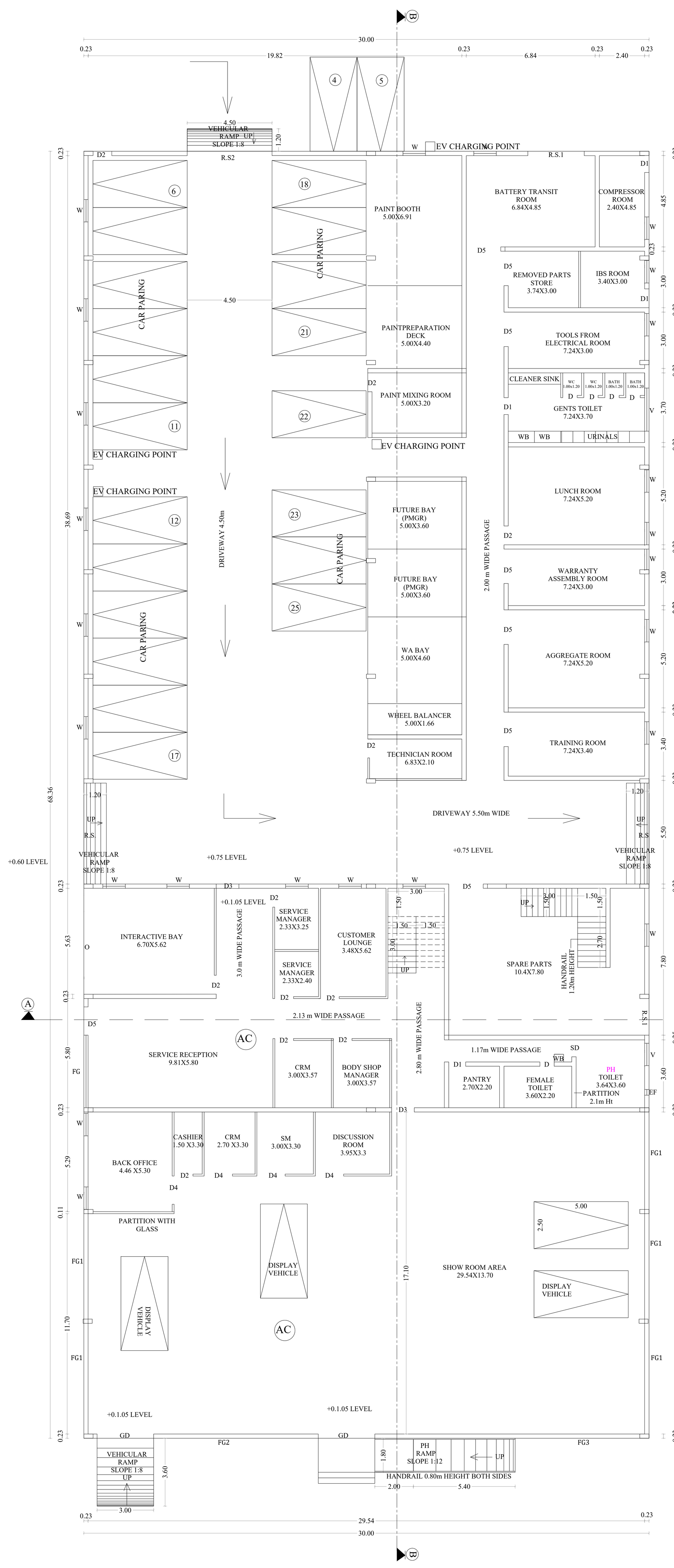
SITE PLAN



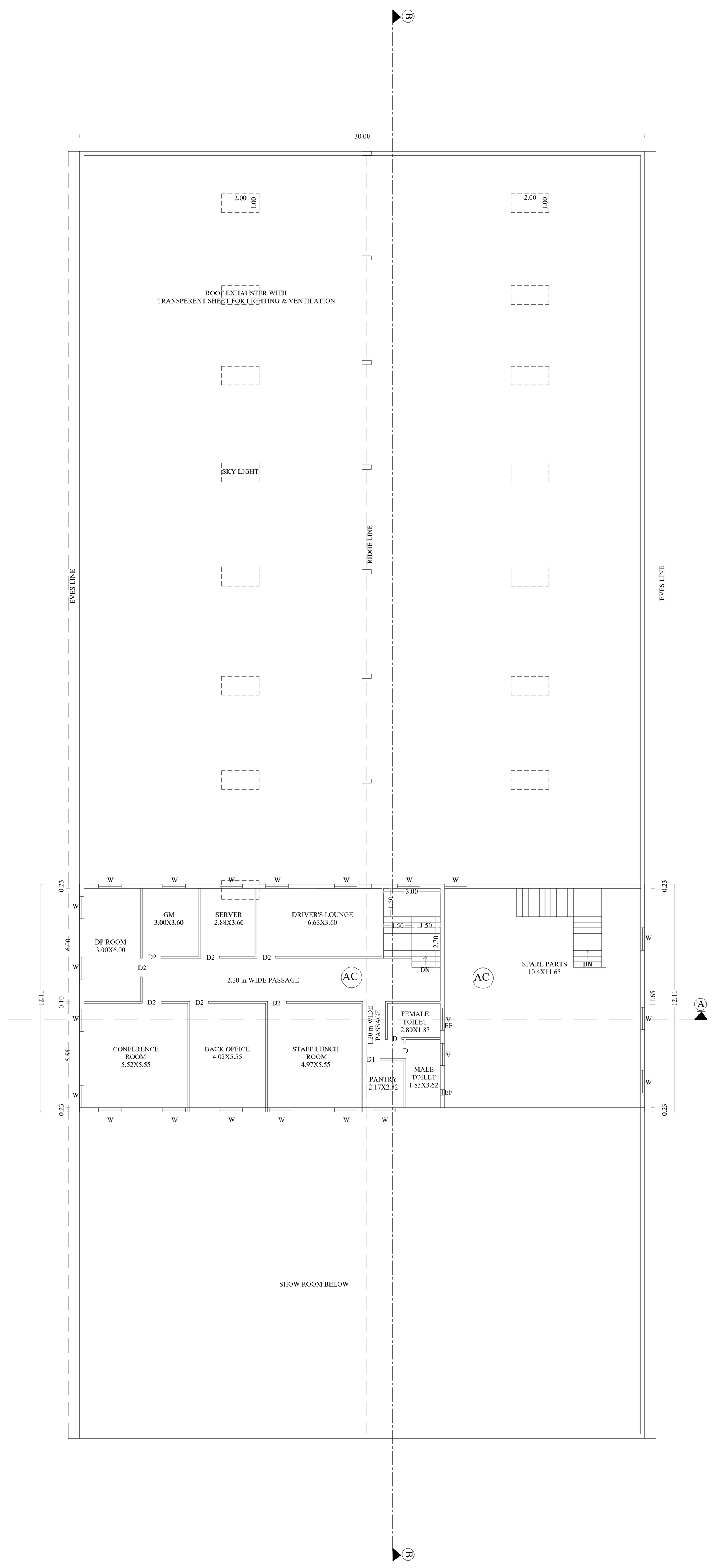
FRONT ELEVATION



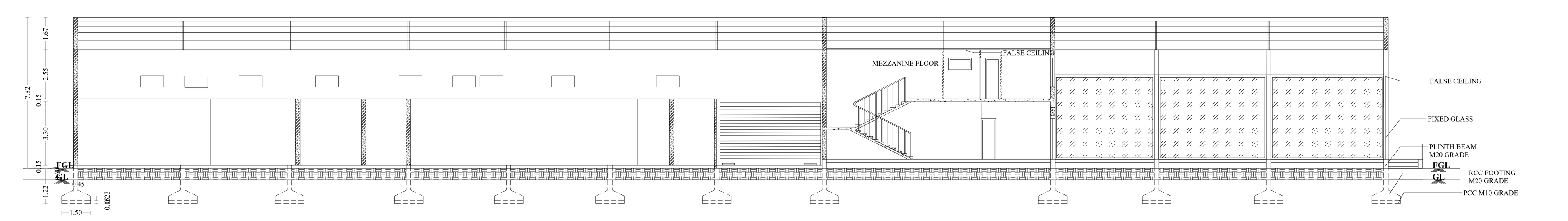
SECTION A-A



GROUND FLOOR



MEZZANINE FLOOR

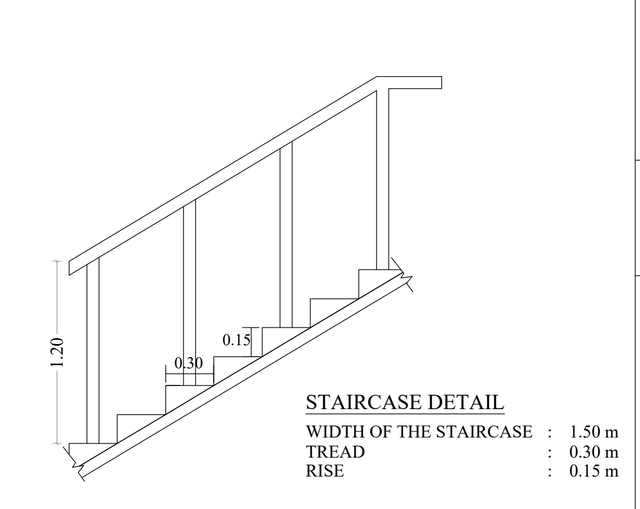


SECTION B-B

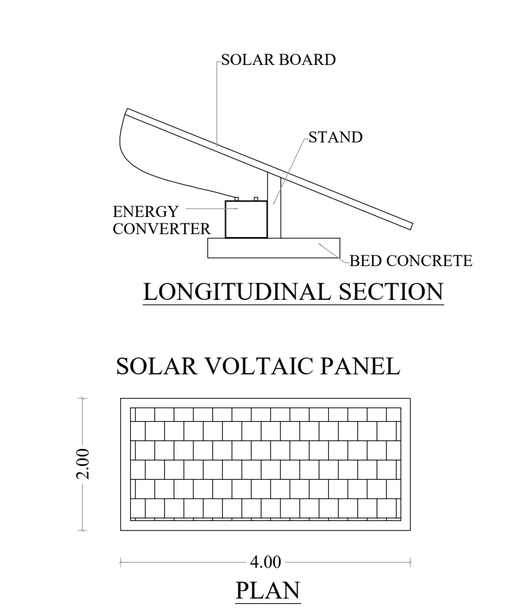
SITE APPROVAL:
ROC No.SWP/BPA/942856/2026
Site Boundary shown as "A" to "H" and numbered as SWP/DTCP/SALEM/Site Approval Number:356/2026

PLANNING PERMISSON:
ROC No.SWP/BPA/942856/2026
PLANNING PERMISSION No: 175/2026

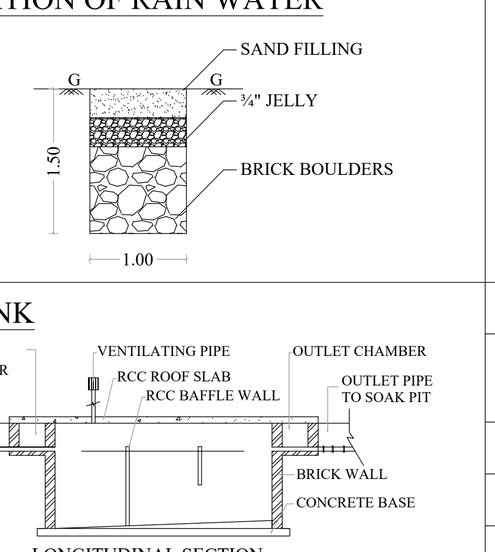
STAIRCASE DETAILS



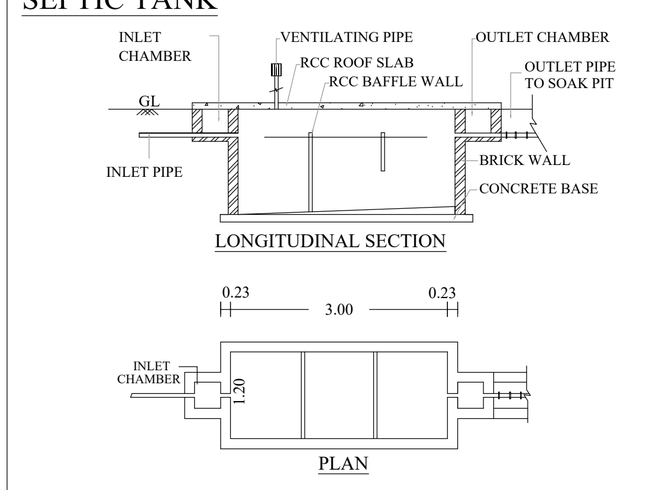
SOLAR SYSTEM



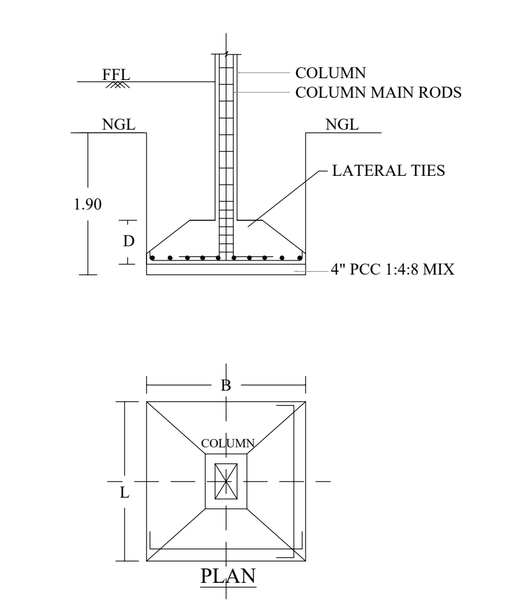
CONSERVATION OF RAIN WATER



SEPTIC TANK



COLUMN FOOTING DETAIL



COLOUR INDEX
SITE BOUNDARY
PROPOSED BUILDING
EXISTING ROAD
PROPOSED DRIVE WAY

SCALE: 1:100
ALL DIMENSIONAL ARE IN METER

FE FIRE EXTINGUSHER APRATUS PROVIDED IN NECESSARY PLACES.
FIRE ALARAM

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

JOINERY DETAIL:

RS	ROLLING SHUTTER	: 5.50 x 2.44	GD	GLASS DOOR	: 2.00 x 2.10
RS1	ROLLING SHUTTER	: 3.00 x 2.44	FG	FIXED GLASS	: 8.00 x 2.44
RS2	ROLLING SHUTTER	: 4.50 x 2.44	FG1	FIXED GLASS	: 5.50 x 3.00
SD	SLIDING DOOR	: 0.90 x 2.10	FG2	FIXED GLASS	: 8.50 x 3.00
D	DOOR	: 0.76 x 2.10	FG3	FIXED GLASS	: 14.0 x 3.00
D1	DOOR	: 0.90 x 2.10	W	WINDOW	: 1.20 x 1.50
D2	DOOR	: 1.00 x 2.10	V	VENTILATOR	: 0.91 x 0.61
D3	DOOR	: 1.20 x 2.10			
D4	DOOR	: 1.50 x 2.10			
D5	DOOR	: 1.83 x 2.10			

FGL - FORMED GROUND LEVEL
GL - GROUND LEVEL

SITE AREA STATEMENT:

S.No	OLD SURVEY No.	NEW. TS.No	WARD	BLOCK	EXTENT AS PER TSLR IN SQ.M	EXTENT AS PER DOCUMENT IN SQ.M
1.	96/1C	6/13	T	12	2581.00	2579.63 (63.75 cent)
2.	96/1C	6/14	T	12	2581.00	2579.63 (63.75 cent)
3.	96/1C	6/16	T	12	304.00	303.48 (7.50 cent)
				TOTAL	5466.00	5462.74(135.00 cent)

DESCRIPTION		AREA IN SQ.M
AREA OF SITE AS PER DOCUMENT 1	-	2579.63
AREA OF SITE AS PER DOCUMENT 2	-	2579.63
AREA OF SITE AS PER DOCUMENT 3	-	303.48
TOTAL AREA	-	5462.74
AREA AS PER TSLR 1	-	2581.00
AREA AS PER TSLR 2	-	2581.00
AREA AS PER TSLR 3	-	304.00
TOTAL AREA	-	5466.00
AREA OF SITE AS PER SUPER IMPOSED	-	5462.74

BUILDING AREA STATEMENT:

DESCRIPTION	TOTAL BUILTUP AREA IN SQ.M	FSI AREA IN SQ.M
GROUND FLOOR	2050.80	2050.80
MEZZANINE FLOOR AREA	363.30	363.30
TOTAL BUILT UP AREA	2414.10	2414.10

CAR PARKING DETAILS

DETAILS	PARKING AREA SQ.M	CAR PARKING REQUIRED	CAR PARKING RPROVIDED
PARKING AREA	2414.10	25 Nos	25 Nos

$$F.S.I: \frac{SQ.M\ (AREA\ OF\ BUILDING)}{SQ.M\ (AREA\ OF\ SITE)} = \frac{2414.10}{5462.74} = 0.44$$

S.No	MACHINE	KW	HP
1	COMPRESSOR	15	20
2	CAR WASHER	7	9
3	PAINT BOOTH	10	13
	TOTAL	32	42

TOTAL NUMBER OF WORKERS = 65 NO'S

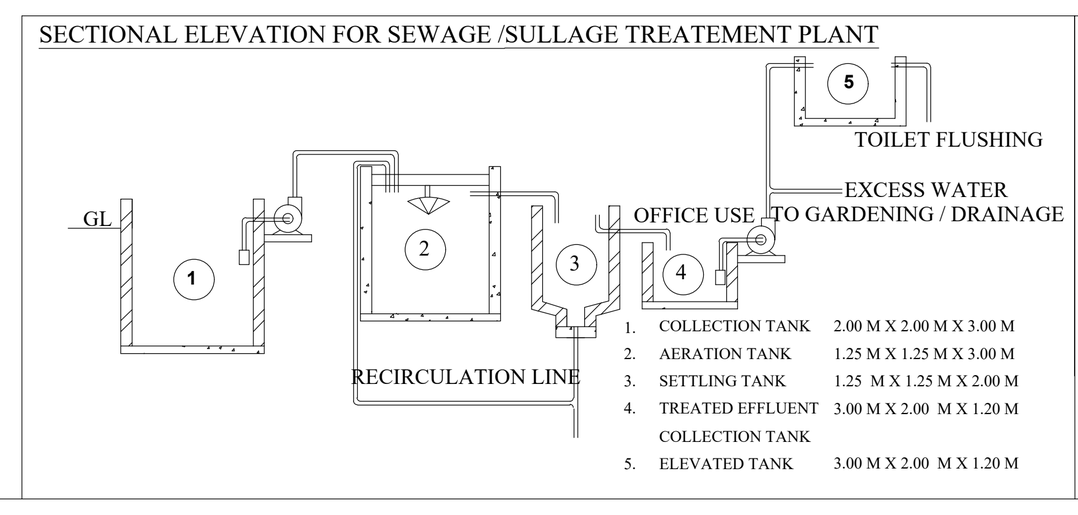
SANITARY DETAILS:

S.NO	FLOOR NAME	PERSONS	PERSONS COUNT	SANITARY NAME	SANITARY REQUIREMENT	SANITARY PROVIDED
1	GROUND FLOOR	MALE	50 Nos	WC	ONE FOR EVERY 25 PERSONS	2 Nos
		FEMALE	15 Nos	WC	ONE FOR EVERY 15 PERSONS	1 Nos
2		DIFFERENTLY ABLED		SPECIAL WC	ONE FOR SET OF TOILETS	1 Nos
3		COMMON MALE AND FEMALE		DRINKING WATER	ONE FOR EVERY 100 PERSONS WITH A MINIMUM OF ONE ON EACH FLOOR	1 Nos
4		MALE	50 Nos	WASH BASIN	ONE FOR EVERY 25 PERSONS	2 Nos
		FEMALE	15 Nos	WASH BASIN	ONE FOR EVERY 25 PERSONS	1 Nos
5		MALE	50 Nos	URINALS	3 FOR 40-70 PERSONS	7 Nos
6		COMMON		CLEANERS SINK	ONE PER MINIMUM, PREFERABLYIN OR ADJACENT TO SANITARY ROOMS	1 Nos

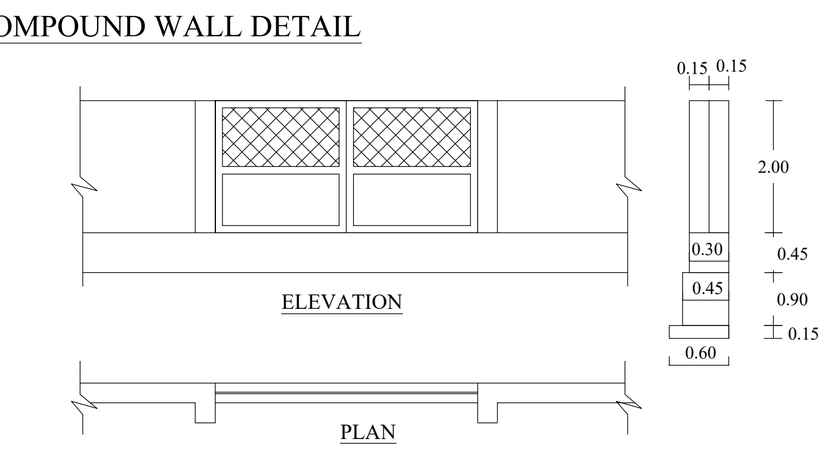
APPLICANT:

T. Dhanaraj
D. Anuradha

SECTIONAL ELEVATION FOR SEWAGE /SULLAGE TREATEMENT PLANT



GATE & COMPOUND WALL DETAIL



REGISTERED ENGINEER:

Er.DS.PANNEER SELVAM, M.E., (Strl.,)
Registered Engineer (SLPA/43/RE-1/2024)
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
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.