PP APPROVAL RECORD

Planning Permission

Survey 73/1C2 and 1 more

Kootathupatti

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

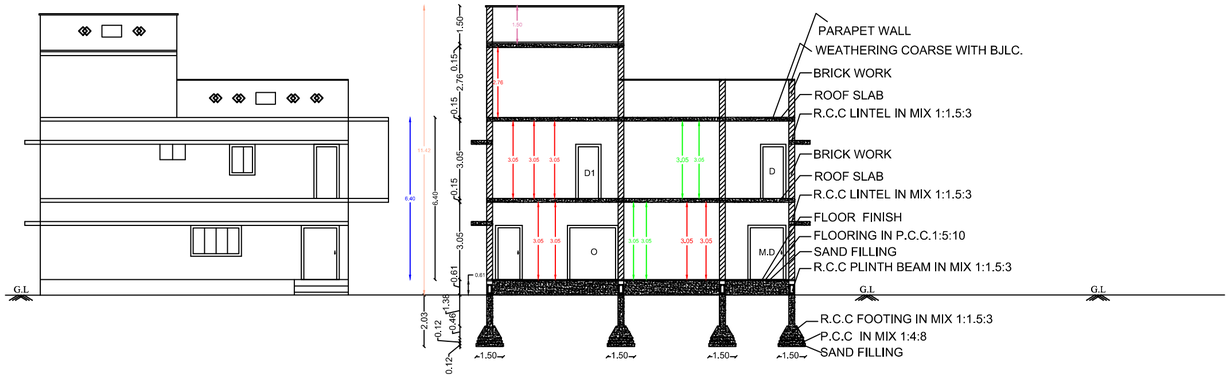
hello@verified.realestate

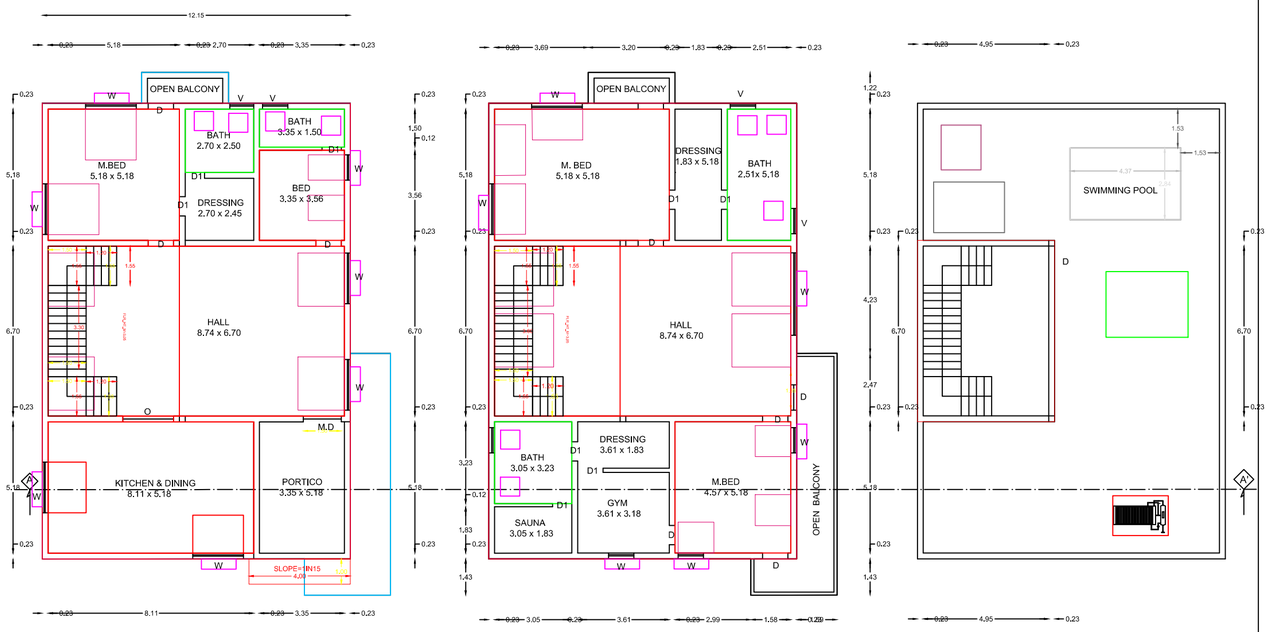
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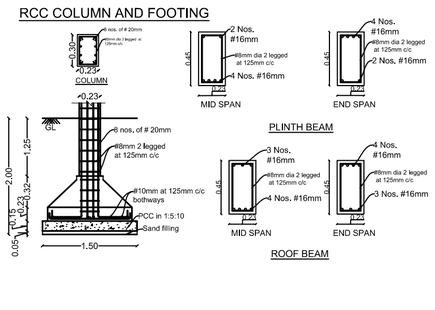
TITLE	**: PLAN SHOWING THE PROPOSED CONSTUCTION OF R.C.C TERRACED RESIDENTIAL BUILDING**
NO. OF FLOORS	**: G + 2 - GROUND & FIRST FLOOR & SECOND FLOOR**
NEW / RE-CONSTRUCTION	**: NEW CONSTRUCTION**
PATTA / FMB DETAILS	**: SRI AMMAN NAGAR ,NEW S. NO - 73 / 1C2, AND PATTA NO-605**
VILLAGE / TOWN	**: PALAPATTI**
TALUK	**: VALAPADY**
DISTRICT	**: SALEM DISTRICT.**

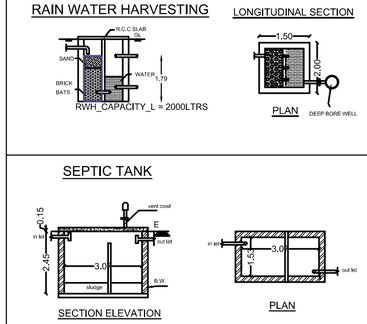
APPLICANT : Mrs. NIVEDHA P W/o Mr. SAKTHIVEL

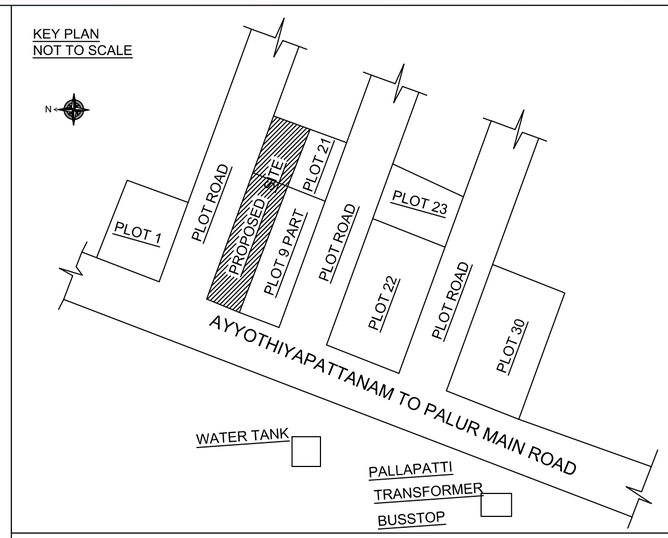


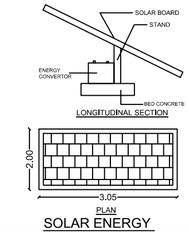


PROPOSED GROUND FLOOR PLAN | **PROPOSED FIRST FLOOR PLAN** | **PROPOSED SECOND FLOOR PLAN**

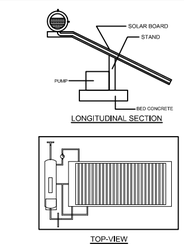






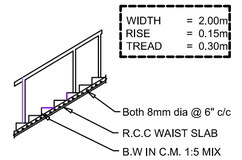


SOLAR ENERGY



SOLAR WATER HEATER

STAIRCASE DETAIL



SHEET No - 1 OF 1

SCALE : ALL DIMENSIONS ARE IN METER SCALE 1:100

COLOUR INDEX

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

N

JOINERY DETAIL

S. NO	SYMBOL	DESCRIPTION	SFT	SQM
1	MD	MAIN DOOR	3'6" x 7'0"	1,06 x 2,14
2	D	DOOR	3'0" x 7'0"	0,91 x 2,14
3	D1	DOOR	2'6" x 7'0"	0,76 x 2,14
4	W	WINDOW	3'0" x 4'0"	0,91 x 1,22
5	FW	WINDOW	6'9" x 6'0"	2,10 x 1,83
6	V	VENTILATOR	2'6" x 2'0"	0,76 x 0,61

AREA DETAIL

LAND/PLOT DETAIL

LAND AREA AS PER DEED	492.38 Sq.m	5300.00 Sq.Ft
LAND AREA AS FMB/TSLR	492.38 Sq.m	5300.00 Sq.Ft
LAND AREA AS AT SITE	492.39 Sq.m	5300.08 Sq.Ft
SUPER IMPOSED AREA	492.38 Sq.m ✓	5300.00 Sq.Ft

BUILT-UP AREA DETAIL

PROPOSED AREA DETAIL

PRO. GROUND FLOOR AREA	240.40 Sq.m	2587.66 Sq.Ft
PRO. FIRST FLOOR AREA	240.40 Sq.m	2587.66 Sq.Ft
PRO. HEAD ROOM AREA	38.73 Sq.m	416.88 Sq.Ft
TOTAL PROPOSED AREA	519.53 Sq.m	5592.22 Sq.Ft
TOTAL F.S.I AREA IN ALL FLOORS	519.53 Sq.m	5592.22 Sq.Ft
TOTAL BUILT UP AREA	519.53 Sq.m	5592.22 Sq.Ft
VACANT/ SETBACK	254.98 Sq.m	2712.31 Sq.Ft

PLOT COVERAGE (240.40 / 492.38 x 100) : 48.82%

FLOOR SPACE INDEX (519.53 / 492.38) : 1.055

PARKING COUNT

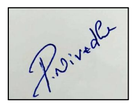
No, OF CAR PARKING (2.50X5.00) : 4 No.

No, OF TWO WHEELERS (1.0X1.80M) : 8 Nos.

OFFICE USE ONLY

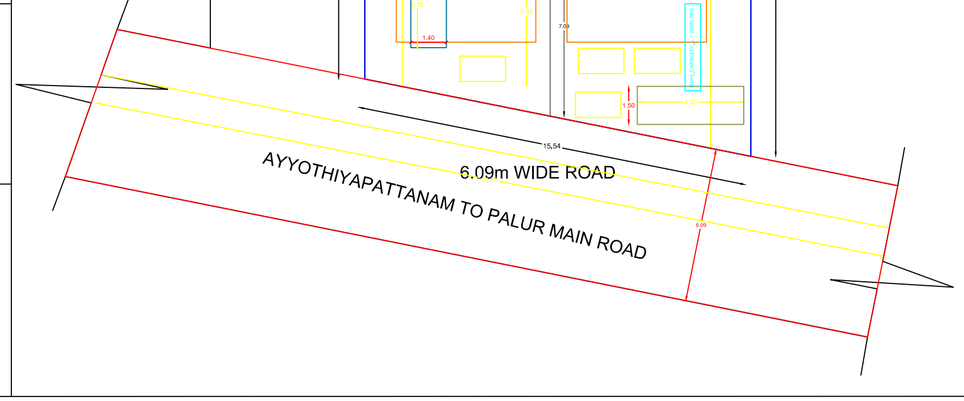
PLAN INFO
PLOT_NO=0
SURVEY_NO=**73 / 1C2,**
PATTA_NO=605
DISTRICT=SALEM
LAND_USE_ZONE = RESIDENTIAL
JURISDICTION_TYPE=PANCHAYAT
PLOT_AREA_M2=492.38
AS_AT_SITE=492.39
FMB_OR_PLR=492.38
AS_PER_DOCUMENT=492.38
ACCESS_WIDTH_M=35.00
ROAD_WIDTH=6.09
ROAD_LENGTH=30.00
AVG_PLOT_DEPTH=30.79
AVG_PLOT_WIDTH=15.23
AREA_TYPE=OTHERS
IS_APPROVED_LAYOUT=NO
CRZ=NO
SECURITY_ZONE=NO
RWH_DECLARED=YES
IS_SWIMMING_POOL_EXISTS=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
OSR_APPLICABLE=NO
PREMIUM_FSI_REQUIRED=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO
IS_SWIMMING_POOL_EXISTS=YES

APPLICANT



ENGINEER

Er. P. RAJVEL, B.E.(Civil)
DTCP - Registered Engineer Grade - II
REG. No : 23 / 2014, 2019
OJA CONSTRUCTION
DESIGN & BUILDERS
Gurunathar Swamy Kovil, 2nd Street,
Elampillai, SALEM - 637 502.
Cell : 94459 46529



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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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.