PP APPROVAL RECORD

Planning Permission

Sivagangai 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
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PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF STIL
FIRST,SECOND &THIRD FLOOR RESIDENTIAL BUILDING IN T.S.WARD: C
BLOCK NO:- 12,T.S.NO:- 5/2, 6,7,11/3,PALKAVADIYAR STREET ,
DEVAKOTTAI MUNICIPAL LIMIT .,

SCALE 1:200 | RESIDENTIAL APPARTMENT BUILDING

ONLINE APPLICATION NO-SWP/BPA/SWP/BPA/0846393/2026

APPLICANT'S NAME- AR.ARUNACHALAM

MASTER PLAN-DEVAKOTTAI LPA-MIXED RESIDENTIAL(MR-9)

LEGEND:-
- PRO.BUILIDING
- EXST.ROAD
- SITE BOUNDRY
- DRIVE WAY

AREA DETAILS-

SITE AREA AS PER TSLR EXTRACT- 423.50 SQ.M- 0.104 ACRE

PRO.BUILDING AREA DETAILS-

FLOOR DETAILS	FSI AREA SQ.M	NON FSI AREA SQ.M	TOTAL AREA SQ.M
STILT FLOOR	31.20	237.13	268.33
FIRST FLOOR	268.33	-	268.33
SECOND FLOOR	268.33	-	268.33
THIRD FLOOR	274.14	-	274.14
FOURTH FLOOR(HR)	-	14.83	14.83
TOTAL	842.00	251.96	1093.96

F.S.I AREA CALCULATION AS PATTA AREA-
TOTAL BUILDUP AREA AS PER FSI RULES/SITE AREA = 842.00 / 423.50 = 1.98

BUILDING HEIGHT:- 13.05 Mt

PARKING DETAILS:-	REQUIRED	10% VISITOR REQUIRED	PROVIDED
NO.OF.TOTAL CAR PARKING	6Nos	1No	7Nos
NO.OF.TOTAL TW PARKING	4Nos	NA	4Nos

PARKING & DWELLING AREA DESCRIPTION:-

SL.NO-& FLOOR NAME	01 F.FLOOR			02 S.FLOOR			03			TOTAL
DWELLING NOS & AREA SQ/M	F1	F2	F3	F1	F2	F3	F1	F2	F3	9FLAT
	73.41	69.04	101.52	73.41	69.04	101.52	73.41	74.85	101.52	749.34
NO.OF.PARKING REQUIRED	1	1		1	1		1	1		6
NO.OF.10% VISITOR PARKING REQUIRED	1									1
NO.OF. PARKING PROVIDED	1	1		1	1		1	1		
NO.OF.10% VISITOR PARKING PROVIDED	1									7

SCHEDULE OF JOINERY

M.D	MAIN DOOR	1050X2134
G.D	GRILL DOOR	1000X2134
D	DOOR	1000X2134
D1	DOOR	750X2134
W	WINDOW	1524X1371
V	VENTILATOR	610X457
LD	LIFT DOOR	1000X2134

APPLICANT:- AR.ARUNACHALAM

CONSTRUCTION ENGINEER
Er.M.AJITH KUMAR,DCE.,B.Sc(FIS).,
(Reg / CE / SVGA / 06 / 2023
MAHZH CONSTRUCTION & INFRASTRUCTURE
No: 100-A, Vivekananthapuram,
Devakottai, Sivagangai Dist-630 302.
Ph: +91 7806825596

STRUCURAL ENGINEER
Dr. A. RAMAKRISHNAN, M.E.,Ph.D.,D.F.S.,M.I.E.,
Registered Structural Engineer Grade-I, SVG/33/2024
IDHAL INFRASTRUCTURE
No.2089, IDHAL COMPLEX
MULLIKUNDU, RAM NAGAR
DEVAKOTTAI - 630 303, SIVAGANGAI DIST.
Mob:9944405248, Ph:04561-299639

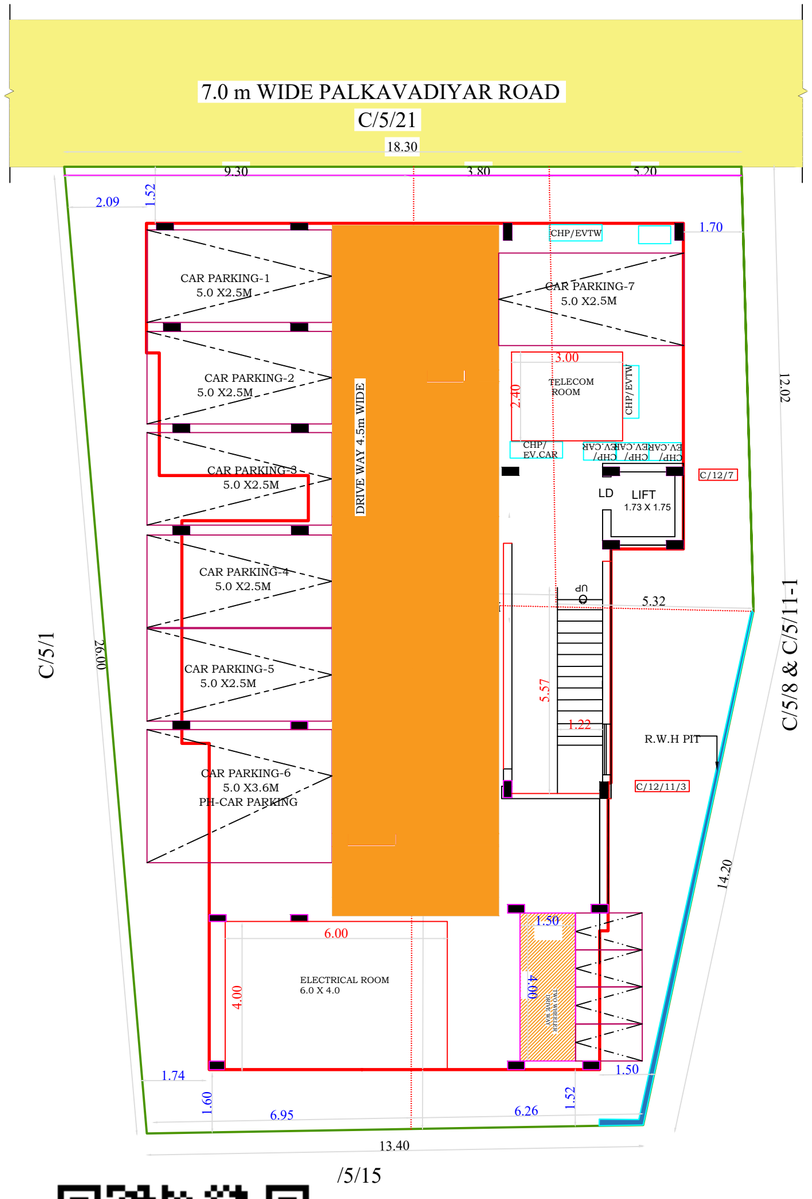
REGISTERED ENGINNER
S. ATHAM MAIDEEN,B.Tech.
Geo Planners
Licensed Building Surveyor
Consultor & Contractor.
No: 38/C, WELCOME COMPLEX
THIYAKIKAL ROAD
DEVAKOTTAI - 630 302
98424-86107
REG.NO-110/LS/2019/00114

ARCHITECT
Ar. S. Salam Hussain, B.Arch.
Registered Architect, CA/2014/65471

ONLINE APPLICATION NO-SWP/BPA/SWP/BPA/0846393/2026

BP/DTCP(SIVAGANGAI District)No.32/2026

N
W E
S



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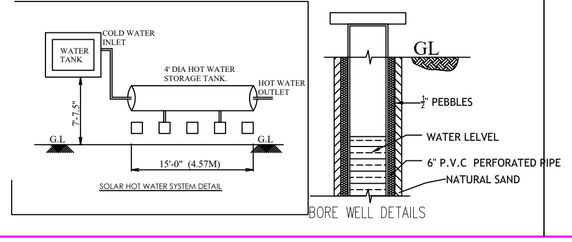
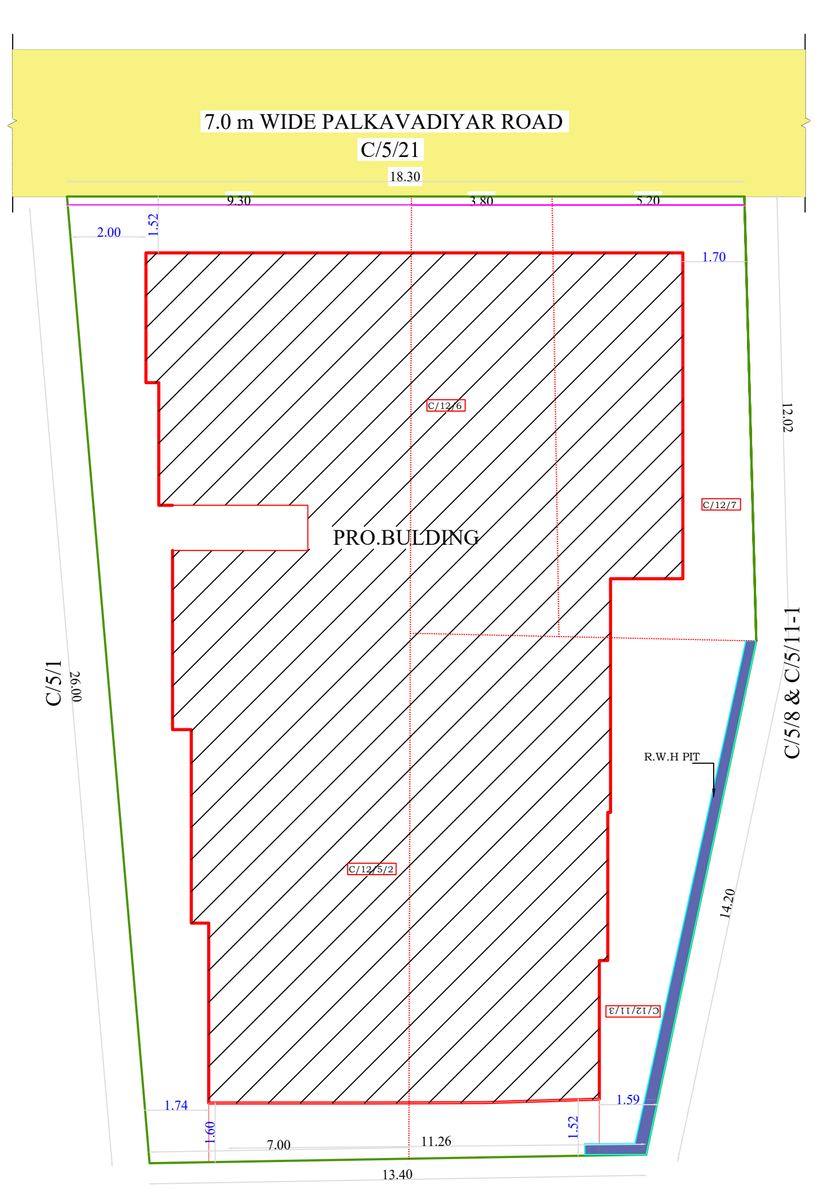
CUM SITE PLAN

RAISER

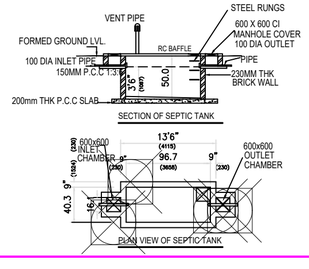
WIDTH - 1.35 M

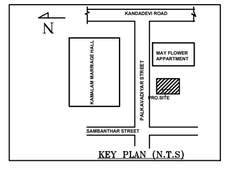
SECTION OF STAIR CASE DETAILS

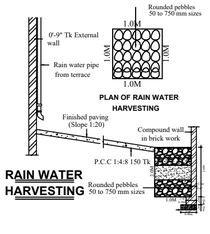




C/5/15
SITE PLAN







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NO.OF. PARKING PROVIDED	1	1		1	1		1	1		
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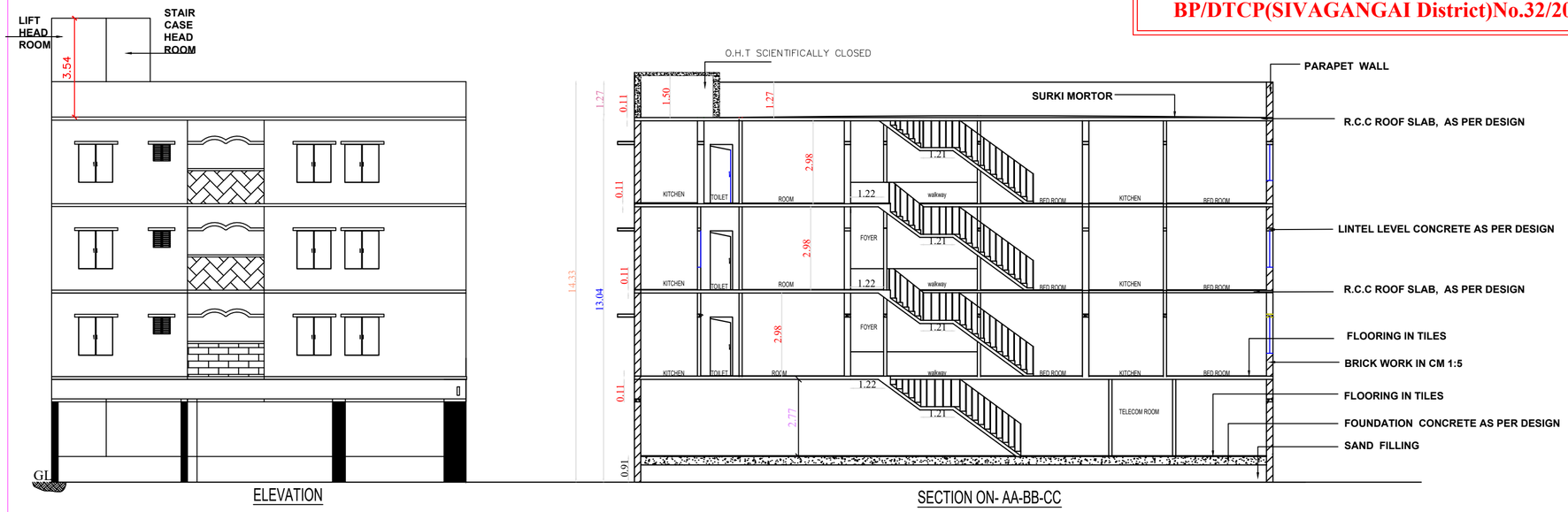
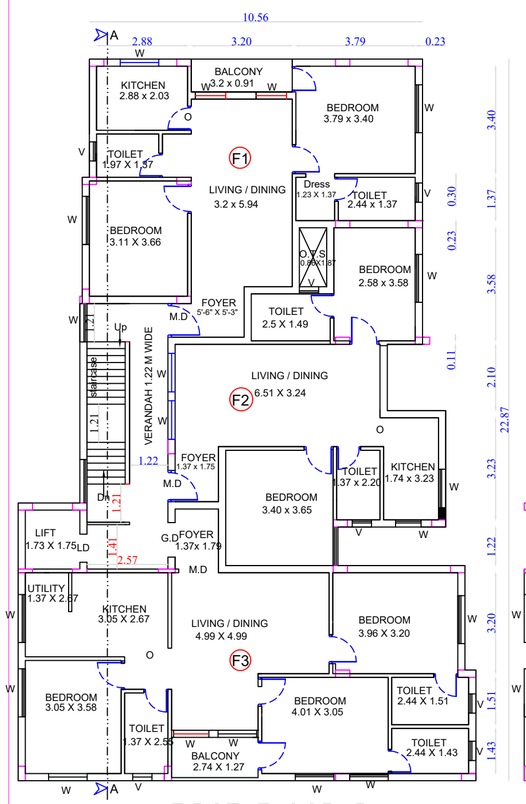
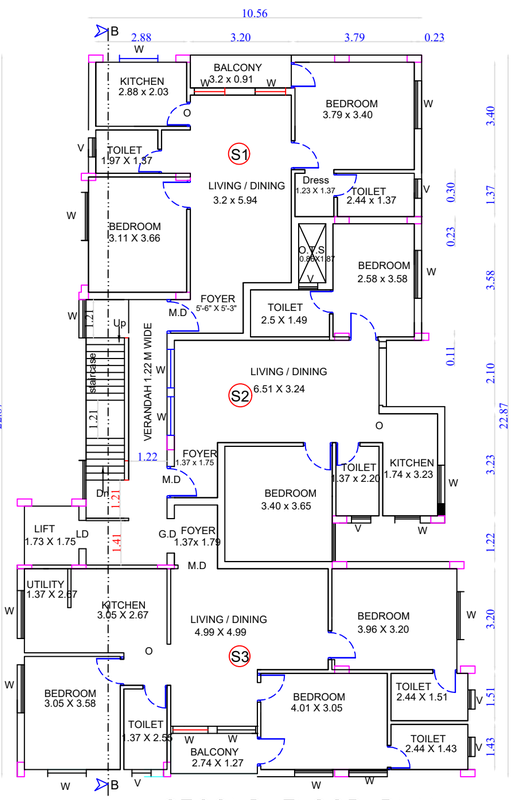


ELEVATION

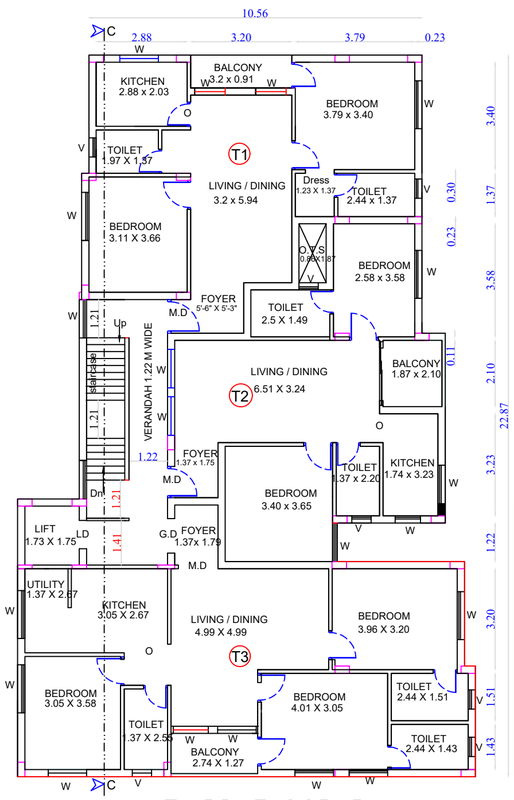
SECTION ON- AA-BB-CC



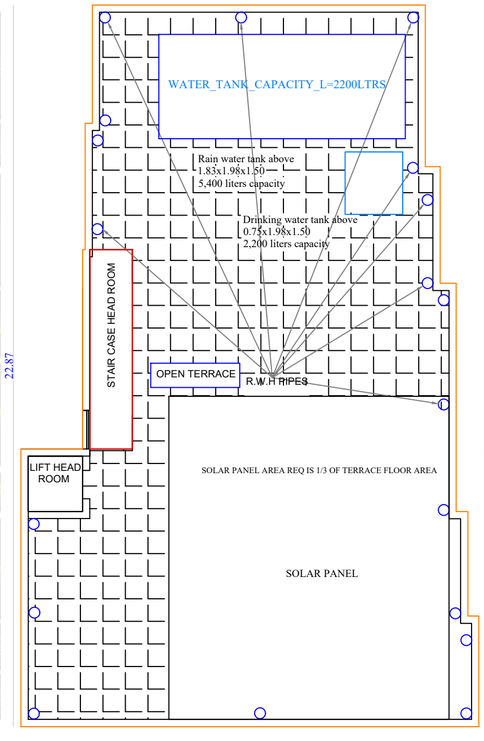
FIRST FLOOR PLAN



SECOND FLOOR PLAN



THIRD FLOOR PLAN



OPEN TERRACE FLOOR PLAN

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,
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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.