

PP

APPROVAL RECORD

Planning Permission

Theni

Theni 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.

SHEET NO:2 OF 2

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESTAURANTS & HOTELS IN S.NO:1679/2B, BODI VILLAGE, B.ANAIKKARAIPATTI PANCHAYAT, BODINAYAKANUR TALUK, THENI DISTRICT.

AREA STATEMENT

(i) SITE AREA (AS PER PATTA)	- 2750.00 SQ.M
(ii) SITE AREA (AS PER DOCUMENT)	- 2752.00 SQ.M
(iii) SITE AREA (AS PER SUPER IMPOSED)	- 2728.95 SQ.M

SL NO	DESCRIPTION	FSI AREA (Sq.Mt)	NON FSI AREA (Sq.Mt)	TOTAL BUILT-UP AREA (Sq.Mt)
BLOCK - 1 - RESTAURANTS & HOTELS				
01.	GROUND FLOOR	880.65	-----	880.65
02.	FIRST FLOOR	608.97	203.10	812.07
03.	SECOND FLOOR	688.72	-----	688.72
04.	THIRD FLOOR	688.72	-----	688.72
05.	HEAD ROOM - 1	-----	44.99	44.99
06.	HEAD ROOM - 2	-----	29.66	29.66
TOTAL		2867.06	277.75	3144.81

FSI = $\frac{\text{Total FSI Area}}{\text{Total Site Area}} = \frac{2867.06}{2728.95} = 1.05 < 2.00$

JOINERY DETAILS:

MD	MAIN DOOR	2.00X4.00	FW6	FIXED WINDOW	4.83X2.20
LD	LIFT DOOR	1.13X2.20	FW8	FIXED WINDOW	1.90X2.20
D	DOOR	1.80X2.20	FW9	FIXED WINDOW	2.60X2.20
D1	DOOR	1.00X2.20	FW10	FIXED WINDOW	3.37X2.20
D2	DOOR	0.80X2.20	FW11	FIXED WINDOW	3.72X2.20
D3	DOOR	1.30X2.20	FW12	FIXED WINDOW	3.23X2.20
D4	DOOR	1.50X2.20	FW13	FIXED WINDOW	3.11X4.00
D5	DOOR	0.90X2.20	FW14	FIXED WINDOW	2.92X4.00
D6	DOOR	1.20X2.20	FW15	FIXED WINDOW	1.39X4.00
SD	DOOR	3.70X2.20	FW16	FIXED WINDOW	2.74X2.20
SW1	SLIDING WINDOW	2.97X2.20	FW17	FIXED WINDOW	2.00X2.20
SW2	SLIDING WINDOW	2.67X2.20	FW18	FIXED WINDOW	1.00X2.20
SW3	SLIDING WINDOW	3.72X2.20	FW19	FIXED WINDOW	1.91X2.20
W1	WINDOW	2.05X2.20	FW 20	FIXED WINDOW	2.52X2.20
V	VENTILATION	0.75X0.75	FW21	FIXED WINDOW	2.37X2.20
V1	VENTILATION	0.75X0.90	FW22	FIXED WINDOW	1.50X2.20
V2	VENTILATION	2.60X0.75	FW23	FIXED WINDOW	4.03X2.20
V3	VENTILATION	2.00X0.75	FW24	FIXED WINDOW	2.98X2.20
FW1	FIXED WINDOW	3.23X2.20	FW25	FIXED WINDOW	3.03X2.20
FW2	FIXED WINDOW	3.40X2.20	FW26	FIXED WINDOW	2.79X2.20
FW3	FIXED WINDOW	3.66X2.20	FW27	FIXED WINDOW	3.50X2.20
FW4	FIXED WINDOW	3.87X2.20			
FW5	FIXED WINDOW	2.57X2.20			

OFFICE USE

APPLICANT

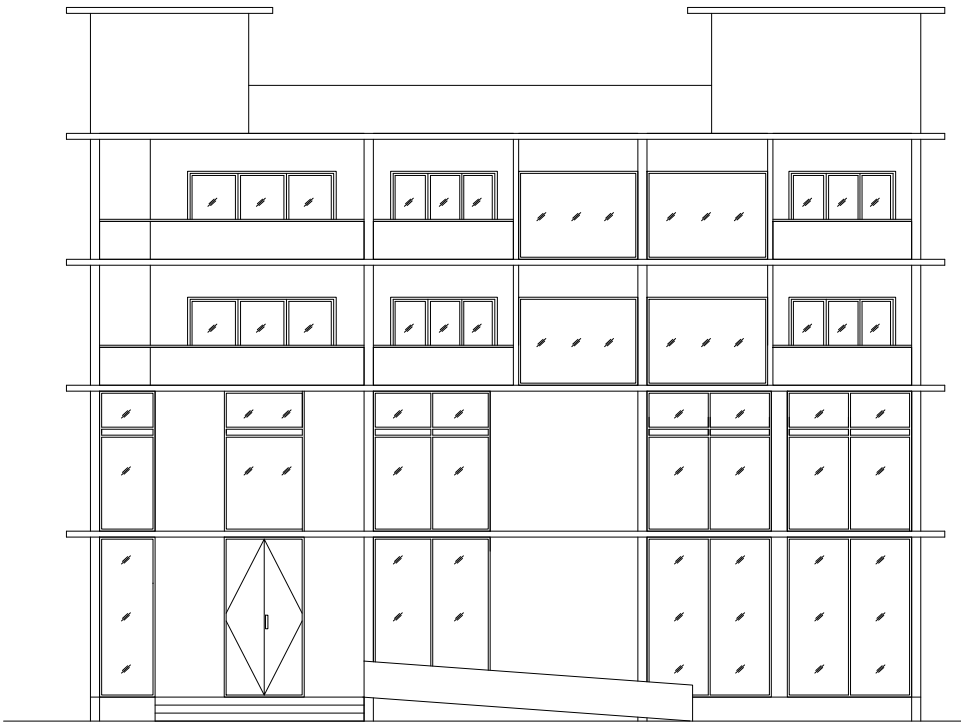
Er.K.MANICKAVEL ,DCE,B.Tech.,M.E.,
Registered Structural Engineer,
Reg.No.RSE,GR-1 2022/09/002
9490.A2, Vellalar Street,Vadugapatti,
Periyakulam Taluk, Theni-625 603
Mobile No:97875 23133

STRUCTURAL ENGINEER:-

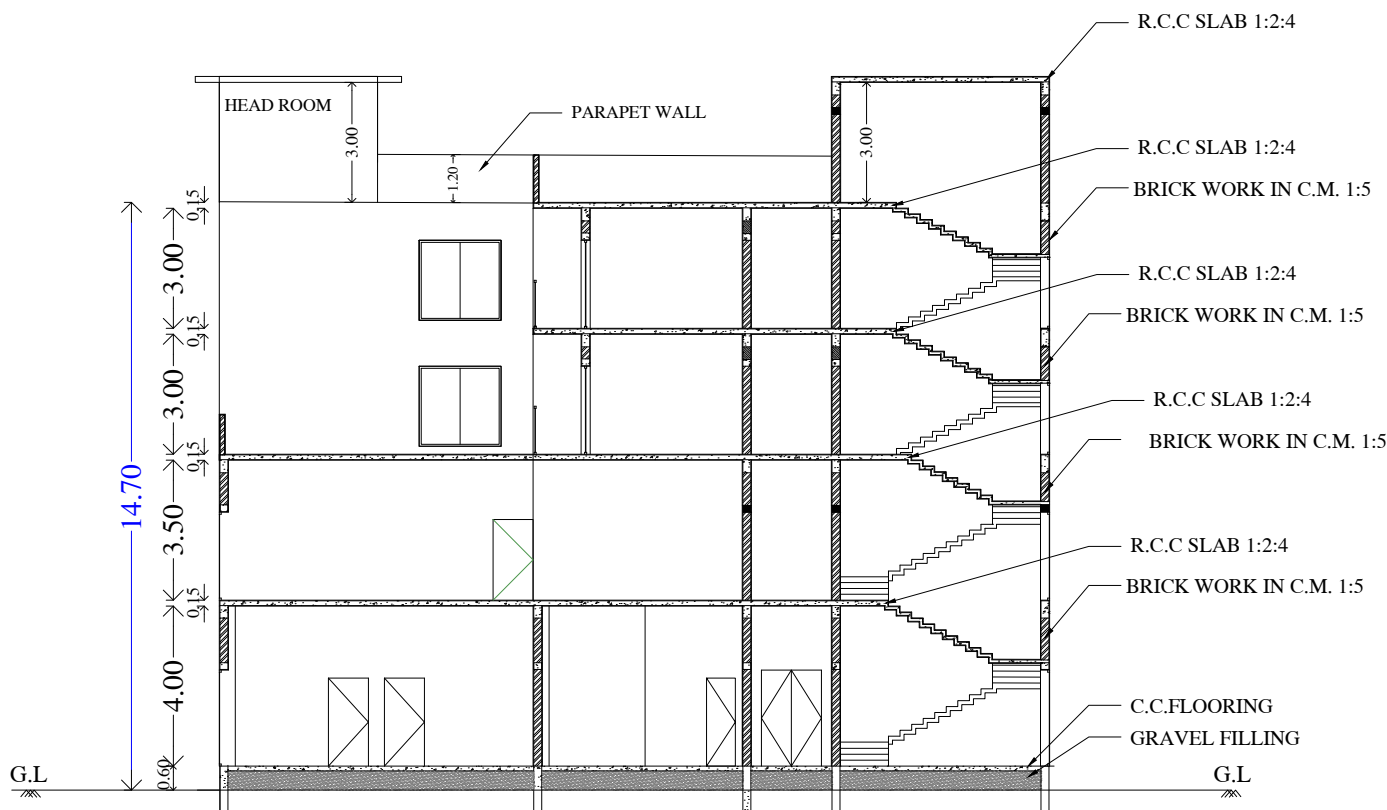
REGISTERED ARCHITECT:-

Er. R. RAVINBHARATH, B.E., CIVIL
DTCP Registered Engineers Grade-II (Reg)
Reg. No: RE GR-1-2021/10/003
RP CONSTRUCTIONS
465/5, Maruthi Complex,
Convent School Opp. THENI-625 531.
Cell:- 8056578242, 6380486646

REGISTERED ENGINEER:-



ELEVATION

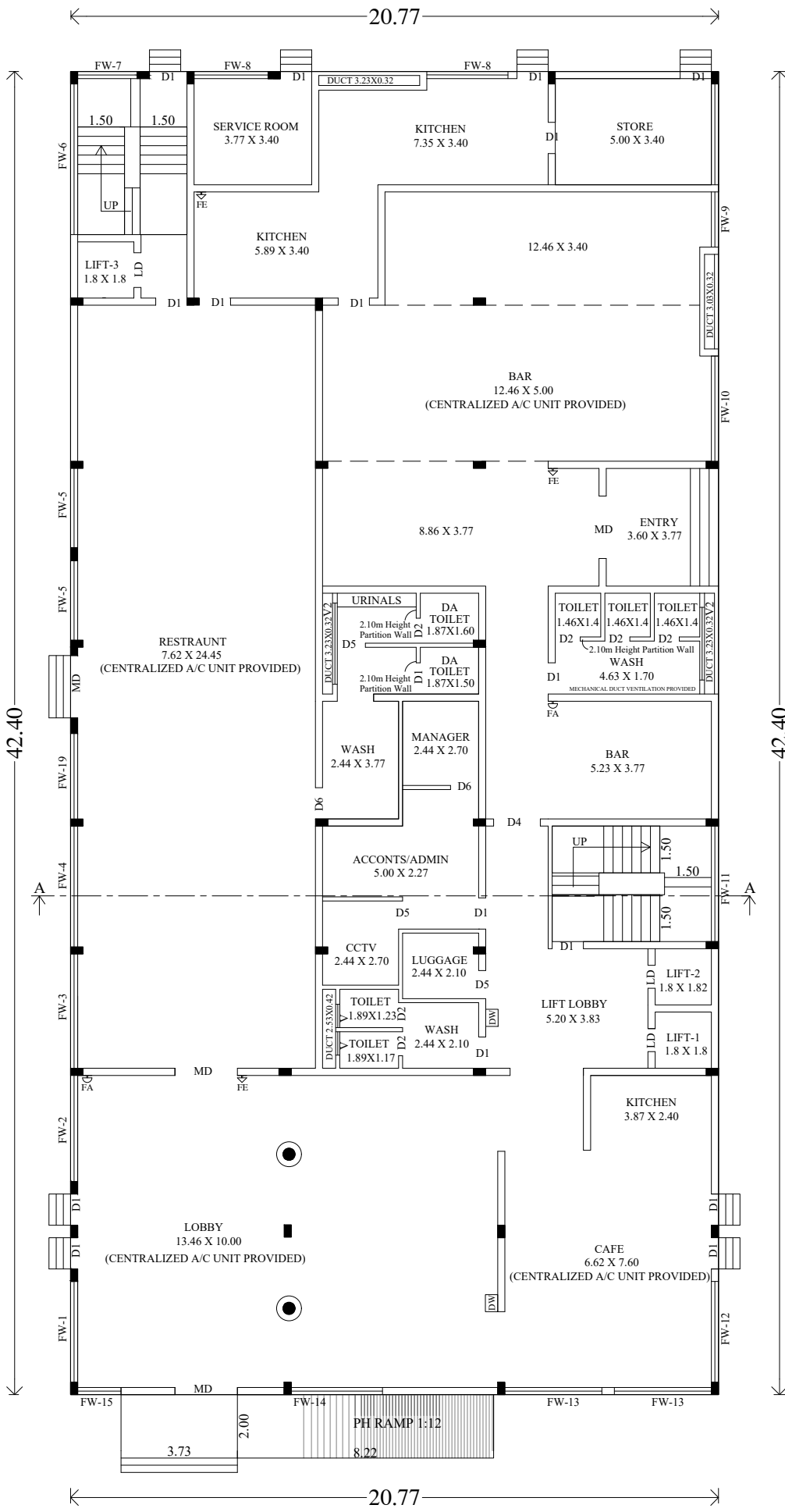


SECTION AA

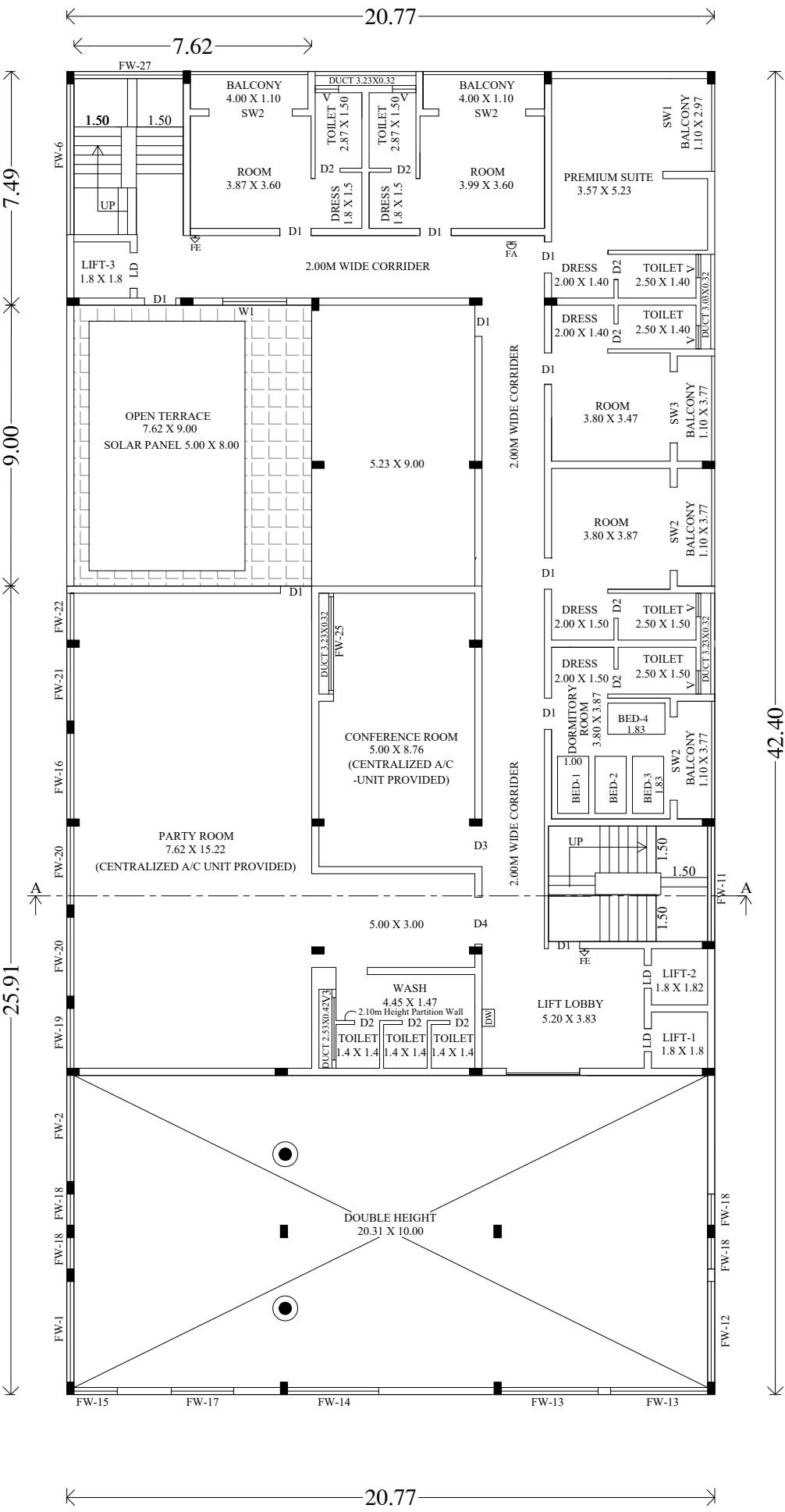
BUILDING APPROVAL
Roc.No : SWP / BPA / 394119 / 2024
Site Boundary shown as "A" to "D" and
Approval No : BP/SWP / DTCP (TD) -33/2024

NOTES:-

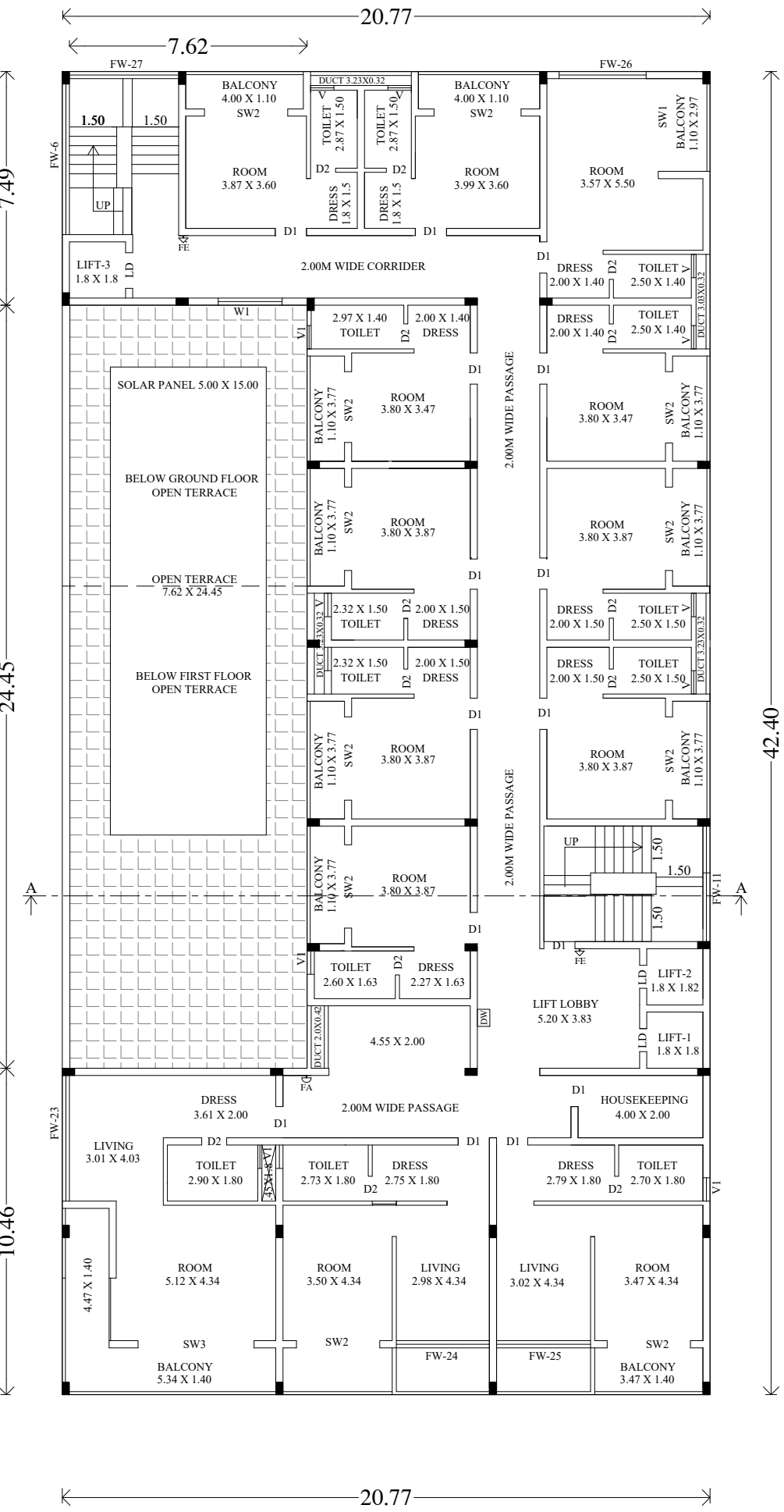
1. Rain Water Harvesting System to be Provided.
 2. Bath ,Kitchen waste water to be used for Garden purpose.
 3. Solar Energy System to be Provided.
 4. W/C water to be connected with Septic Tank.
 5. Fire Resistance to be provided
 6. Emergency alarm to be provided
 7. Structure is Designed Safely For Earthquake Resistance.
 8. First Aid Box with all Equipment to be provided.
 9. Mechanical Ventilation provided.(whether it is used)
 10. Drinking water provided
- All Dimensions are in Metre



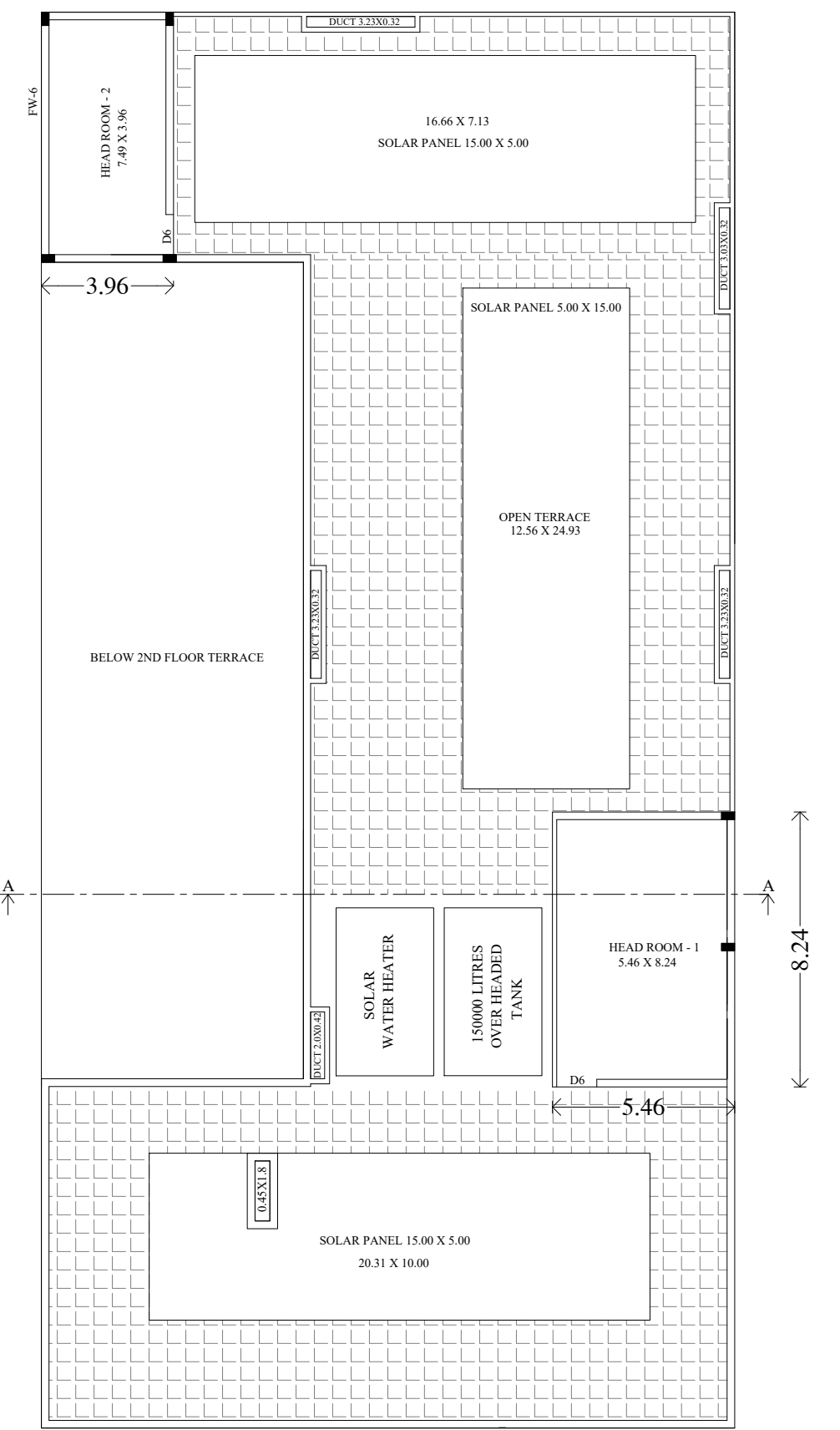
GROUND FLOOR PLAN



FIRST FLOOR PLAN



TYPICAL FLOOR PLAN
SECOND & THIRD FLOOR



TERRACE FLOOR PLAN





SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESTAURANTS & HOTELS IN S.NO:1679/2B, BODI VILLAGE, B.ANAIKKARAIPATTI PANCHAYAT, BODINAYAKANUR TALUK, THENI DISTRICT.

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PARKING CALCULATION:

SL.NO	DESCRIPTION	REQUIRED(NOS)	PROVIDED(NOS)	TOTAL PARKING PROVIDED(NOS)
1.	CAR PARKING			
	(i) RESTAURANTS	18	21	22 + 3 = 25
	(ii) GUEST ROOMS	03	04	
2.	TWO WHEELER PARKING			
	(i) RESTAURANTS	35	36	32 + 4 = 36

TOTAL AREA OF GUEST ROOMS = 1101.36 Sq.m
TOTAL NO'S OF GUEST ROOMS = 31 NOS
TOTAL NO'S OF DORMITORY ROOM = 01 NOS
TOTAL NO'S OF DRIVERS BED = 04 NOS

LEGENDS :

- EXISTING ROAD
- SITE BOUNDARY
- PRO.BUILDING
- DRIVEWAY

OFFICE USE

APPLICANT

Er.K.MANICKAVEL, DCE & Tech. M.E.,
Registered Structural Engineer,
Reg.No.RSE,GR-1 2022/09/002
9490.A2, Velialar Street,Vadugapatti,
Periyakulam Taluk, Theni-625 603
Mobile No:97875 23133

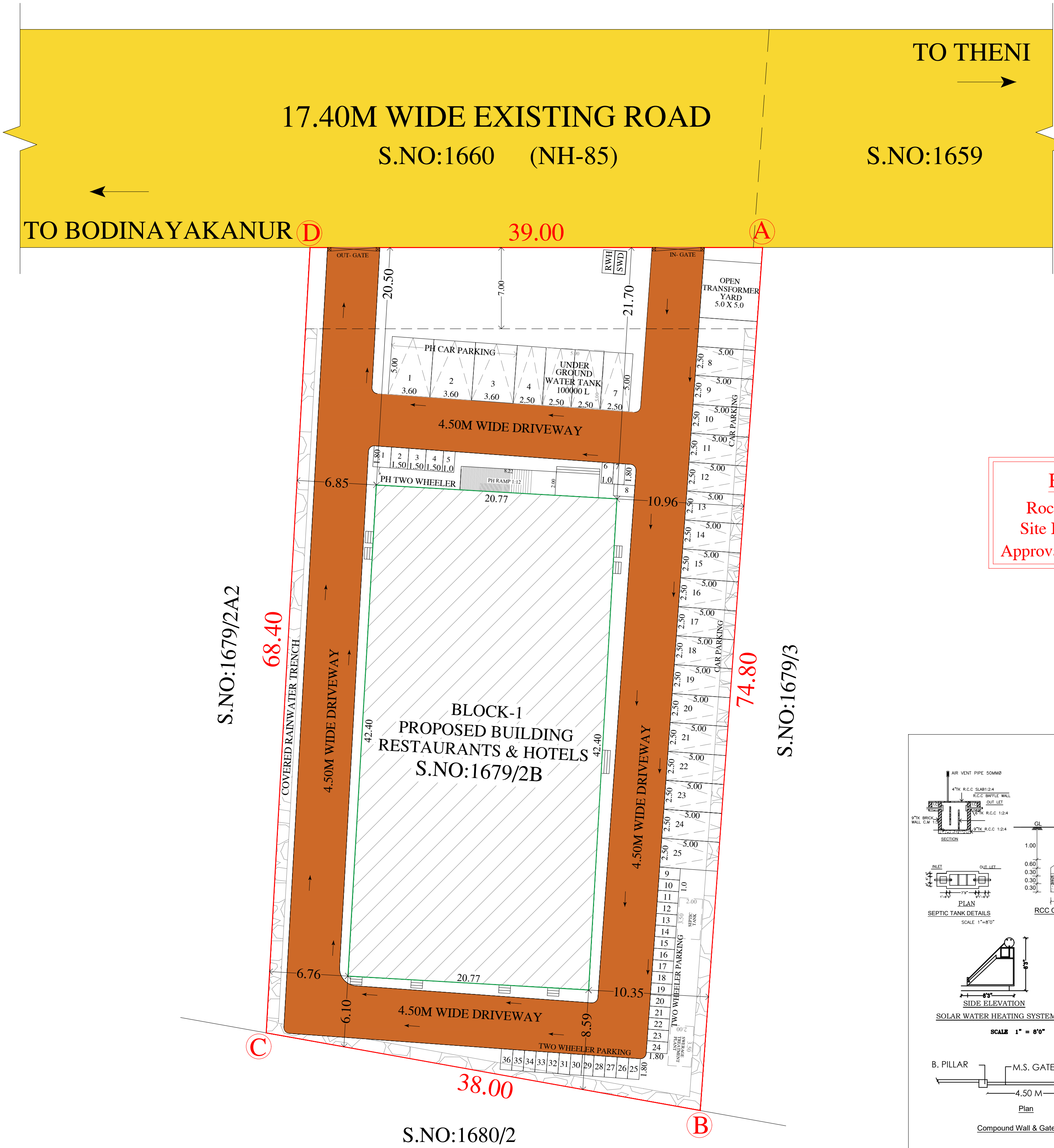
STRUCTURAL ENGINEER:-

REGISTERED ARCHITECT:-

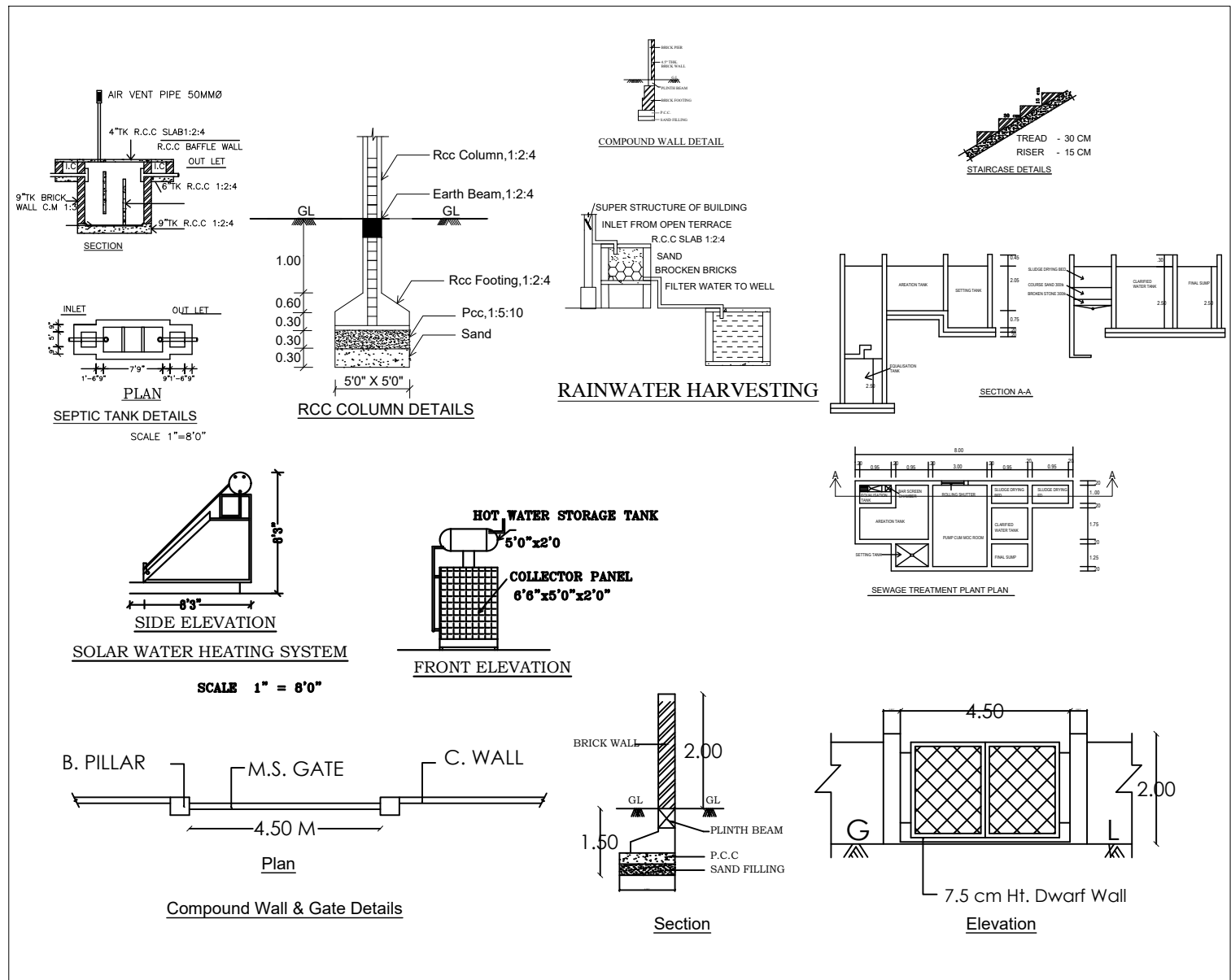
G.DEEPAK, D.C.E. B.Arch,
Registered Architect,
Registered No:CA/2021/128434
GDB Architects
4/H-Gurubagavan Complex,
Theni-Periyakulam Main Road,
Lakshimpuram, Theni-625523.
Mobile No:87706 73415

Er. R. RAVIBHARATH, P.E.CIVIL
DTCP Registered Engineers Grade-II(Reg)
Reg. No. REG-GR-11-2021/10/003
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#465/5, Maruthi Complex,
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Cell: 8056578242, 6380486848

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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](#)



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



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.

