

PP

APPROVAL RECORD

Planning Permission

Tirupathur 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.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RCC ROOF COMMERCIAL BUILDING (GROUND FLOOR RESTAURANT, FIRST FLOOR LODGE & SECOND FLOOR RECEPTION MINI HALL

BUILDING) IN OLD S.F.NO.220/2A , NEW S.F.NO.220/2A7B AT SENGILIKUPPAM VILLAGE ,

MADHANUR PANCHAYAT UNION, AMBUR TALUK, TIRUPATHUR DIST.

APPLICANT : 1.Mr.K.SHANMUGAM S/O.KAILASAM.

: 2.Mr.S.KIRUBA S/O.K.SHANMUGAM.

: 3.Mr.S.YUVARAJ S/O.K.SHANMUGAM.

SITE APPROVAL:

Online Application No.SWP/BPA/572059/2025
Site Boundary shown as 'A' to 'E'
Site Approval Issued

TECHNICAL APPROVAL:

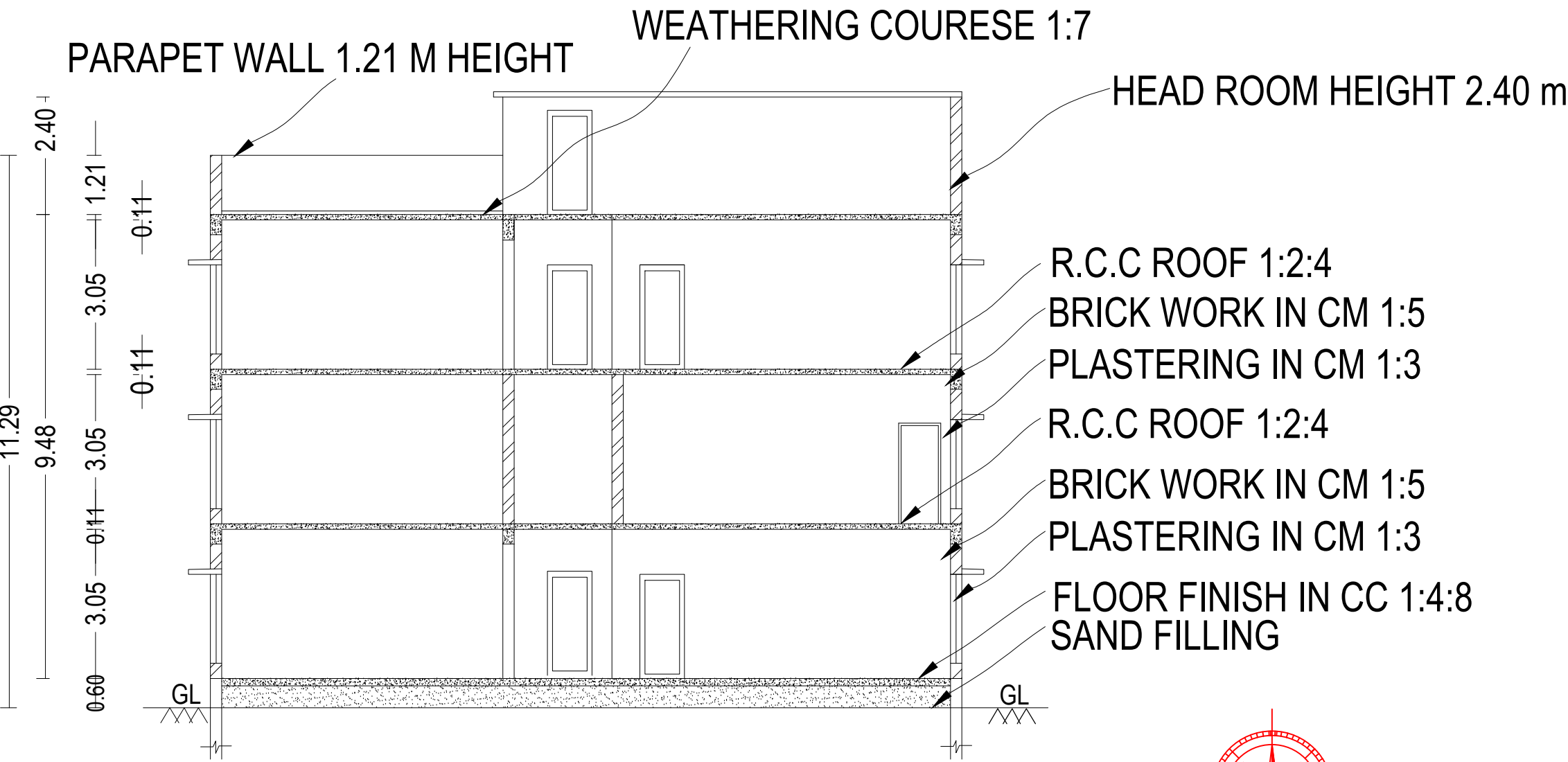
SWP /DTCP/Tirupathur/BP NO.07/2025
Online Application No.SWP/BPA/572059/2025
Technical Approval Issued
Reference : IFNV30ZZ

ELEVATION

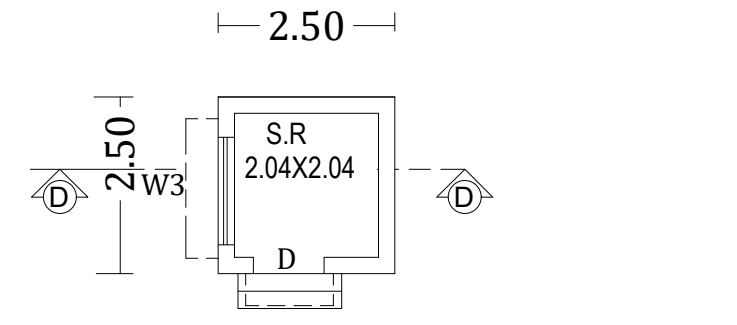


ELEVATION

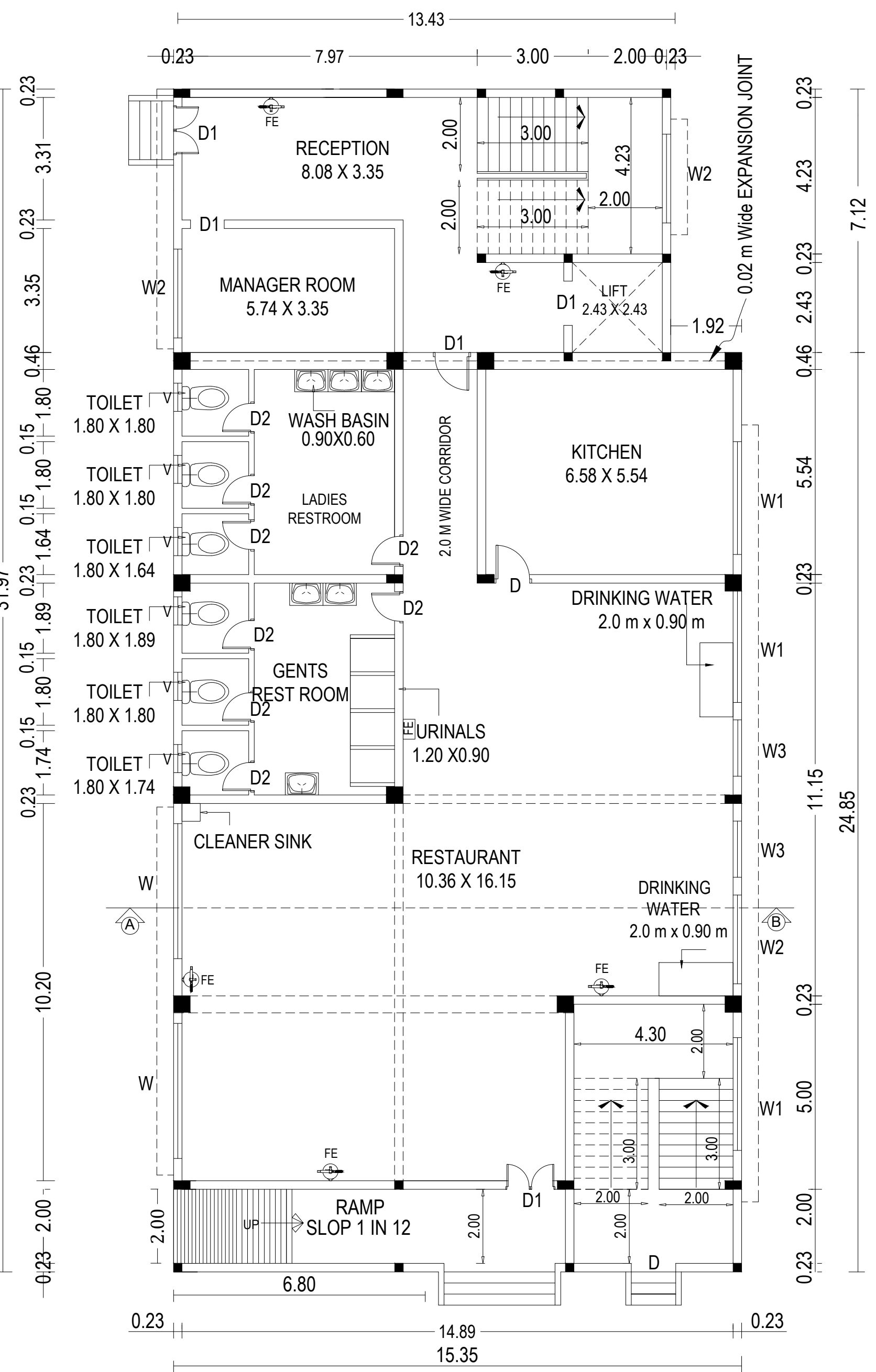
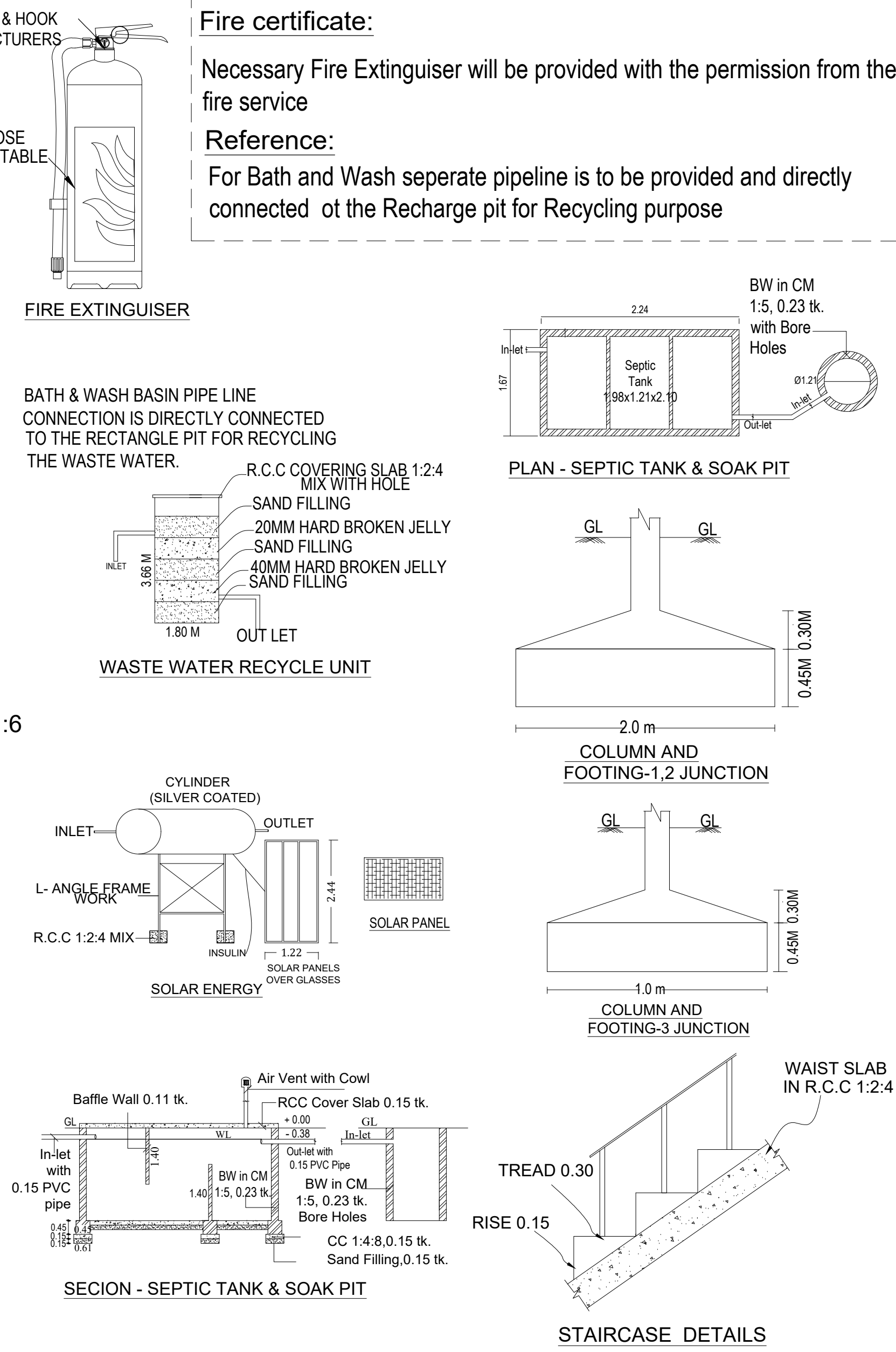
SECTION 'A B'



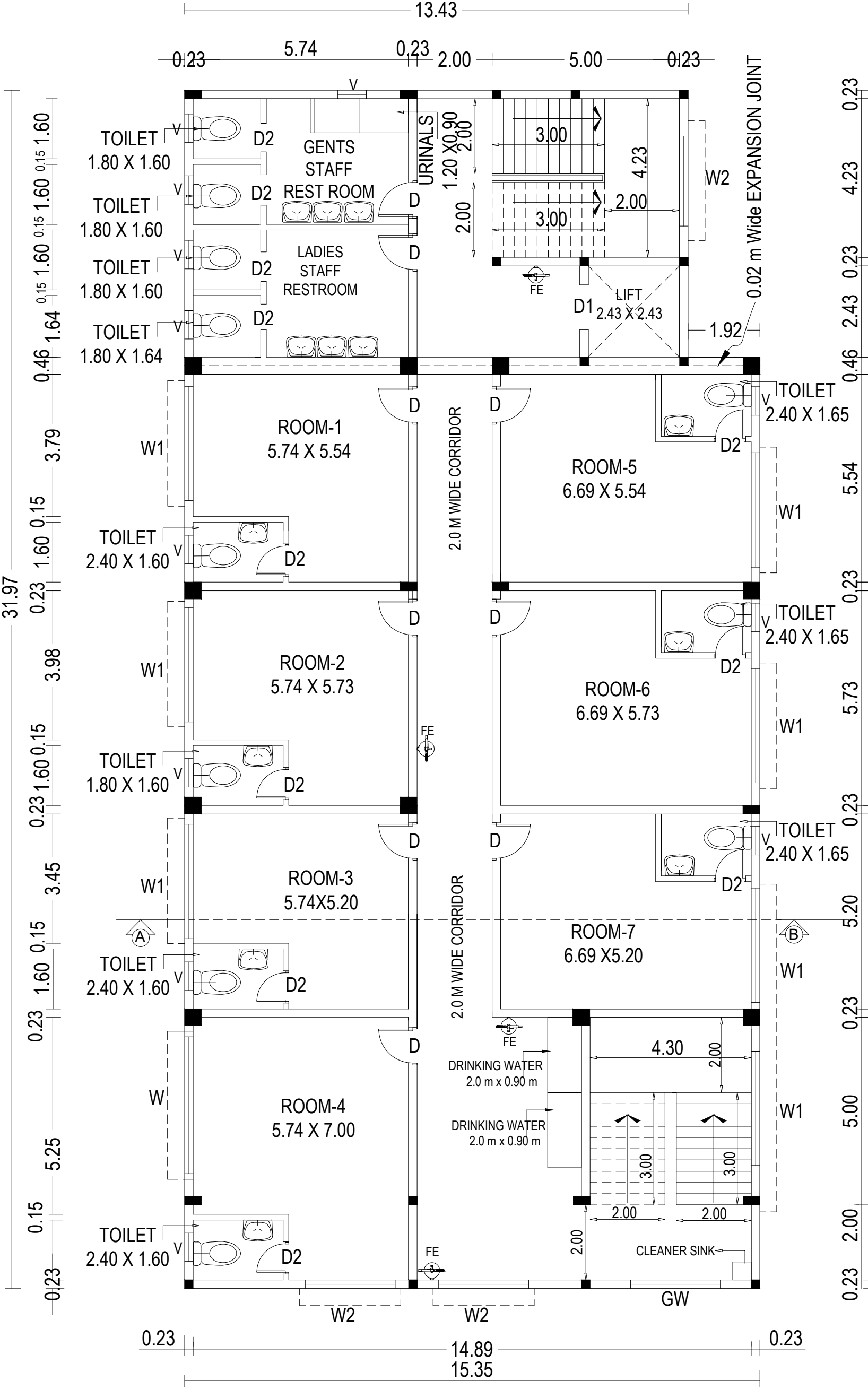
SECTION - CC



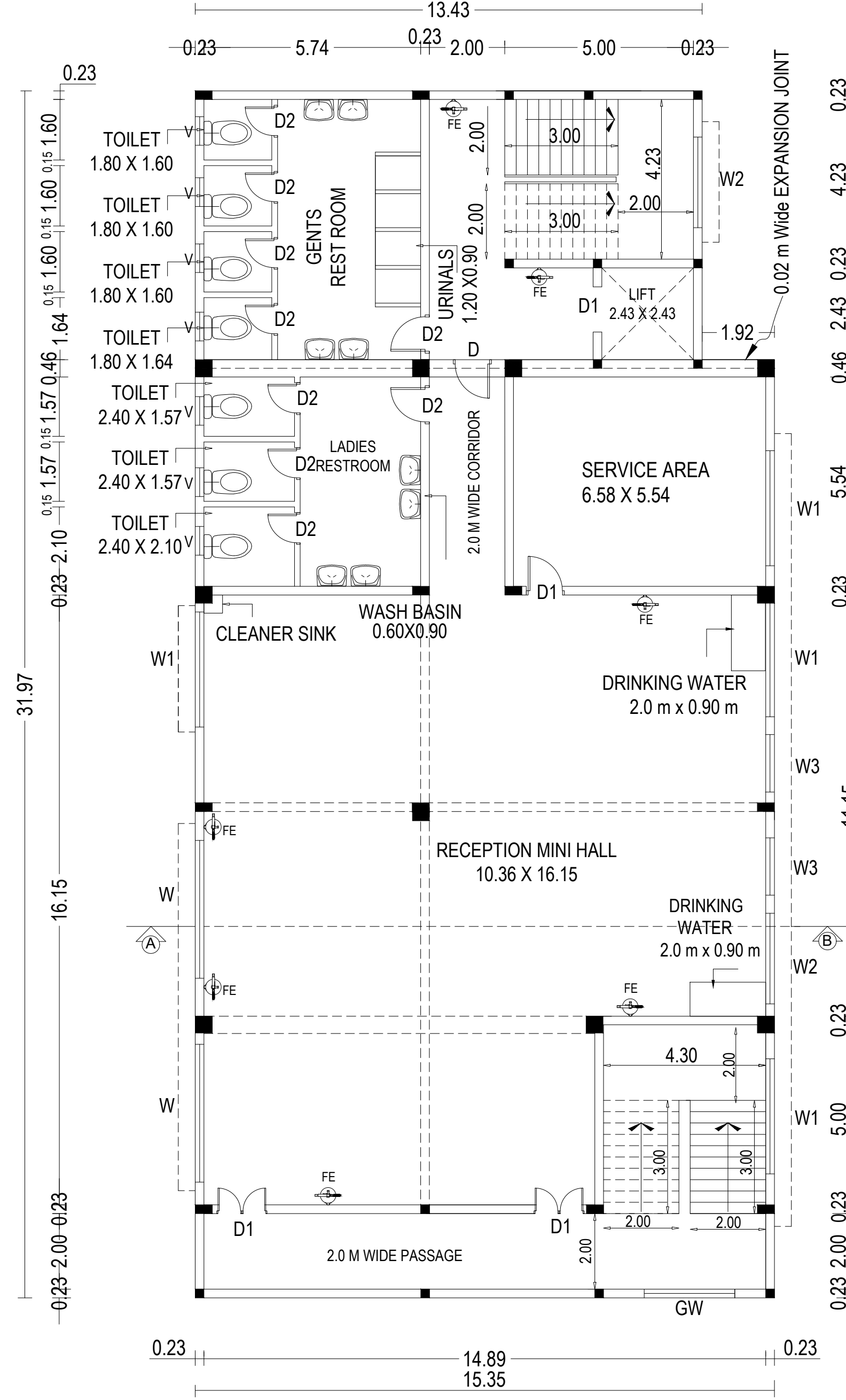
SECURITY ROOM PLAN



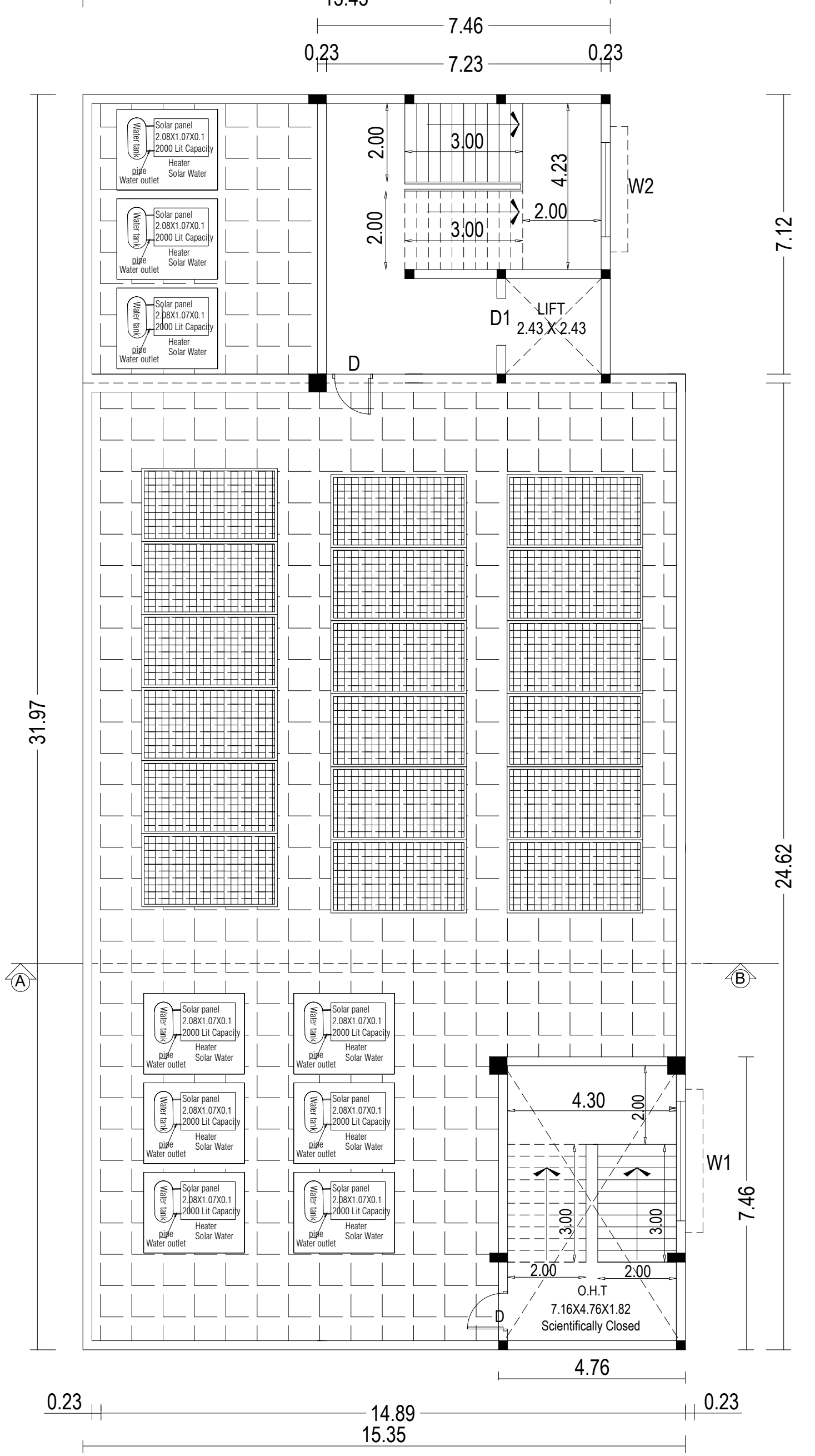
GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN



TERRACE FLOOR PLAN

All dimension are in "METER"	Sheet - 1/2	
	Scale (1:100)	
Area Details	Sq.ft.	Sq.mt.
Area of the Site As Per FMB	22670.81	2106.17
Area of the Site As Per Document	22712.04	2110.00
Area of the Site As Per Patta (0.21.10 Hec)	22712.04	2110.00
Area of the Site As Per Super imposed	22670.81	2106.17

Building Area Details

Description	FSI Area	Non FSI Area	Total Built Up Area
Ground Floor Area	477.06	--	477.06
First Floor Area	477.06	--	477.06
Second Floor Area	477.06	--	477.06
Head Room	--	90.35	90.35
Security Room	--	6.25	6.25
Total Area	1431.18	96.60	1527.78

Floor Space Index - (F.S.I) = 1431.18/2106.17 = 0.67 < 2.0

Plot coverage = 477.06/2106.17 = 0.22%

Schedule of Joineries

RS	ROLLING SHUTTER	3.05 X 2.43
G	GATE	6.0 X 1.52
D	DOOR	0.91 X 2.13
D1	DOOR	1.20 X 2.13
D2	DOOR	0.76 X 2.13
W	WINDOW	3.65 X 1.82
W1	WINDOW	3.05 X 1.82
W2	WINDOW	2.40 X 1.82
W3	WINDOW	1.52 X 1.82
GW	G.WINDOW	4.00 X 6.00
V	VENTILATOR	0.76 X 0.76

APPLICANT:

K. Shanmugam
: 1.Mr.K.SHANMUGAM S/O.KAILASAM.
: 2.Mr.S.KIRUBA S/O.K.SHANMUGAM.
: 3.Mr.S.YUVARAJ S/O.K.SHANMUGAM.

REGISTERED ENGINEER:

Er C.ACHUDHAN, ME
Registered Engineer, Gr-I (DTCP)
Register No.RE/G-I/NOV/2020/03
SHINE BUILDERS
Tirupattur District.635601

REGISTERED STRUCTURAL ENGINEER:

Er C.ACHUDHAN, ME
Registered Structural Engineer, Gr-I (DTCP)
Register No.SE/G-I/NOV/2020/002
SHINE BUILDERS
Tirupattur District.635601

REGISTERED GEO-TECH ENGINEER:

Er C.ACHUDHAN, ME
Registered Geo Tech Engineer,
Register No.GTE/NOV/2020/001
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REGISTERED CONSTRUCTION ENGINEER:

Er.C.N.VISWANATHAN., D.C.E
Registered Construction Engineer,
Register No.CE/20/2019
Denkanikottai Main Road,
Dinnur, Hosur-635109

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SCALE(1:400)

All dimension are in "METER"

Sheet - 2/2

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COLOR INDEX

Site Boundary	---	---
Proposed Building	---	---
Existing Road	---	---
Proposed Drive way	---	---

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SHINE BUILDERS
Tirupattur District.635601

Description	Required	Provided
Car Parking	21 Nos	23 Nos
Two Wheeler	30 Nos	42 Nos
PH Car Parking	03 Nos	03 Nos
PH Two Wheeler Parking	03 Nos	04 Nos

Parking Requirements

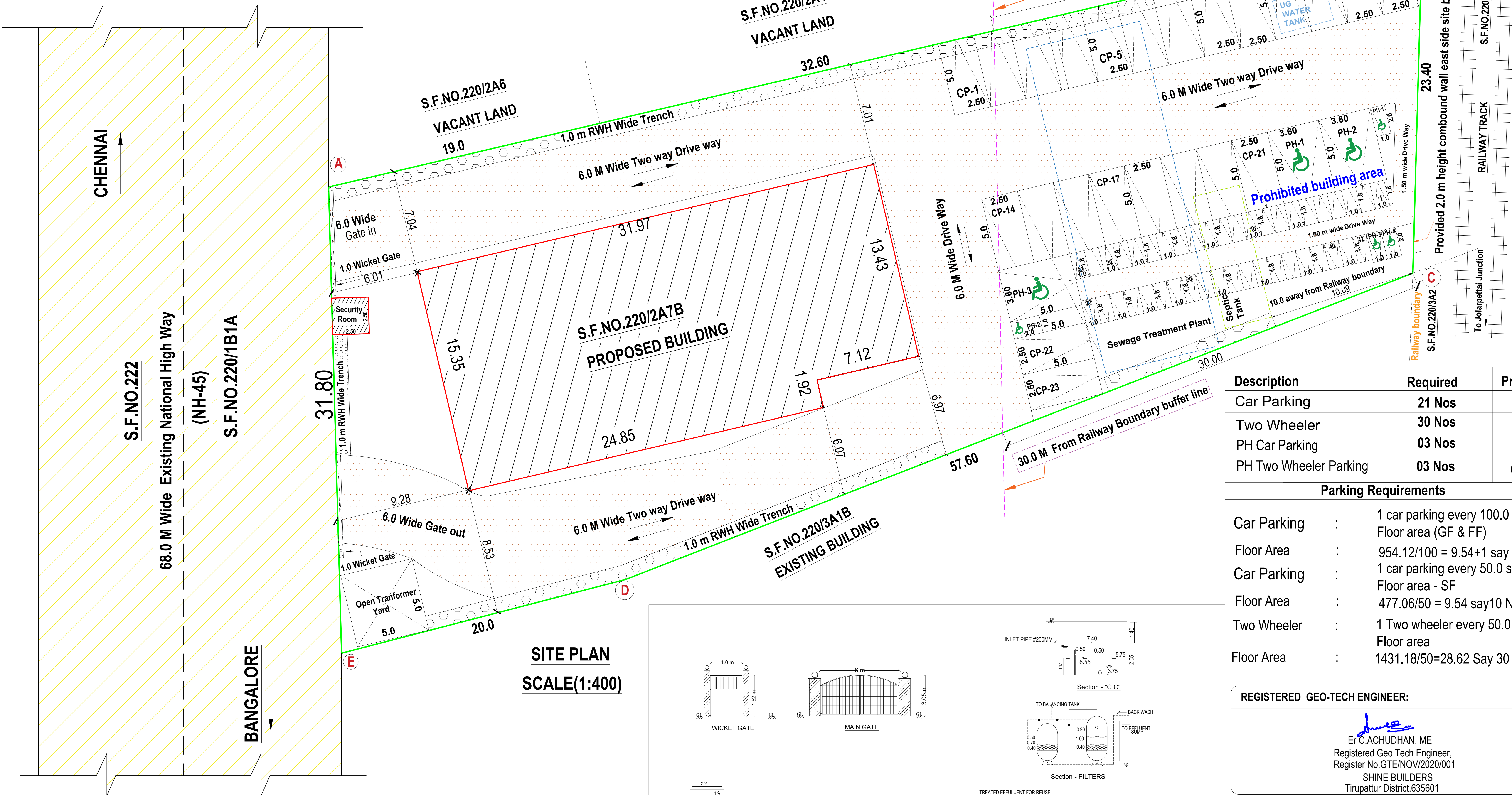
Car Parking	: 1 car parking every 100.0 sq.mt
Floor Area	: Floor area (GF & FF)
Car Parking	: 954.12/100 = 9.54+1 say 11 Nos.
Floor Area	: 1 car parking every 50.0 sq.mt
Two Wheeler	: Floor area - SF
Floor Area	: 477.06/50 = 9.54 say 10 Nos.
Two Wheeler	: 1 Two wheeler every 50.0 sq.mt
Floor Area	: Floor area
Floor Area	: 1431.18/50=28.62 Say 30 Nos.

REGISTERED GEO-TECH ENGINEER:

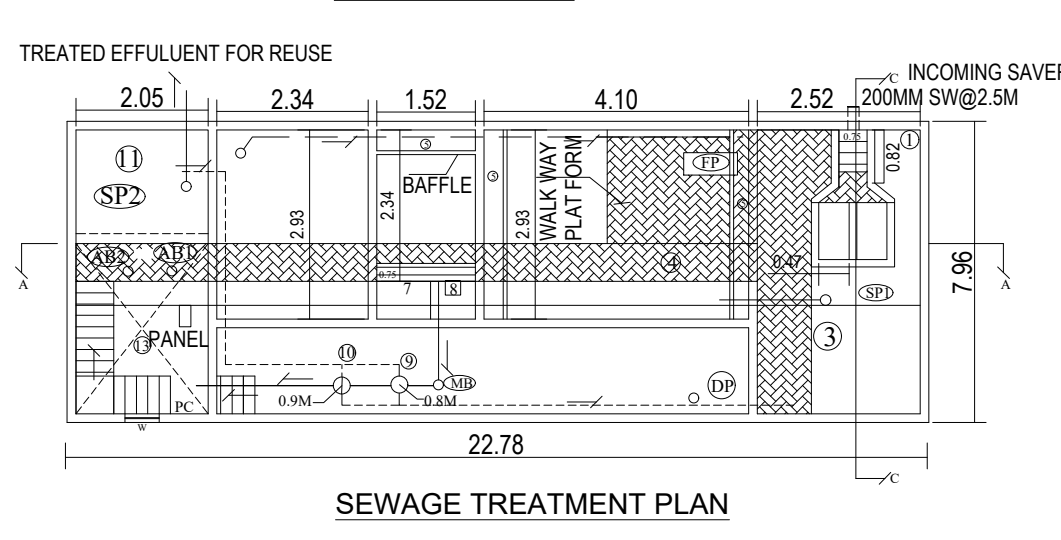
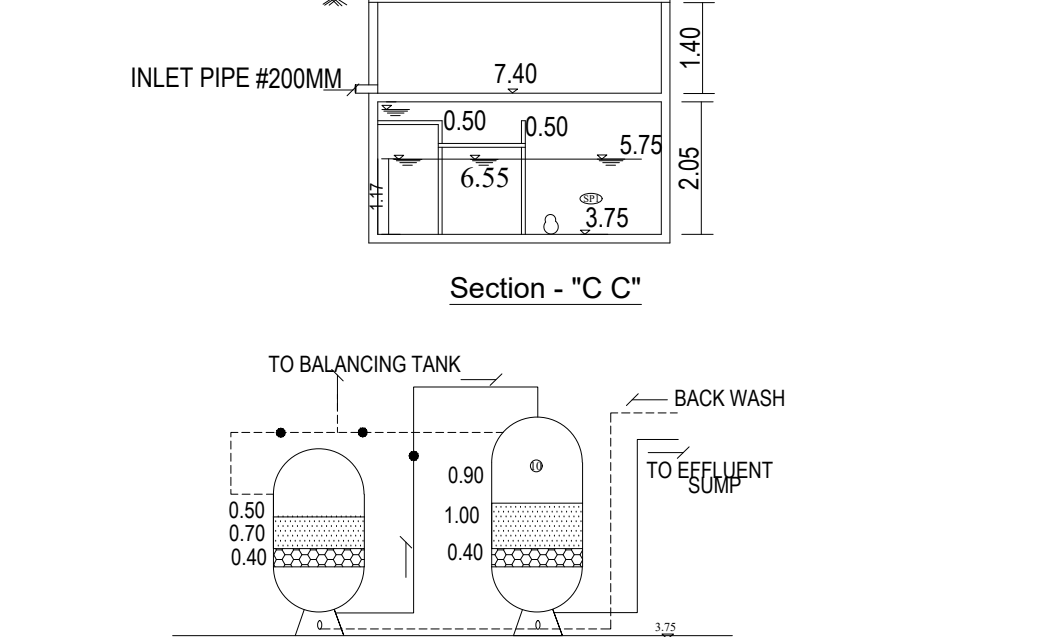
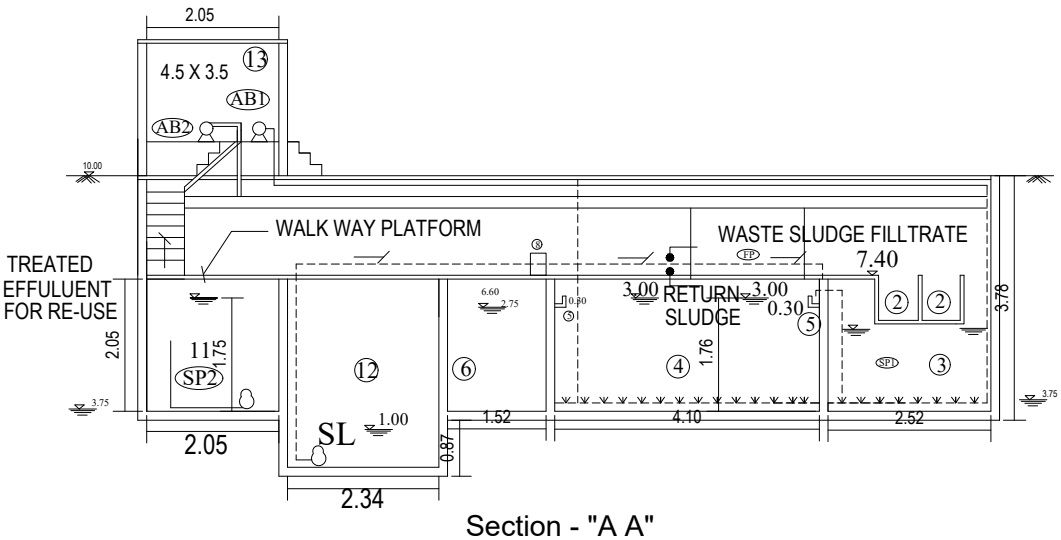
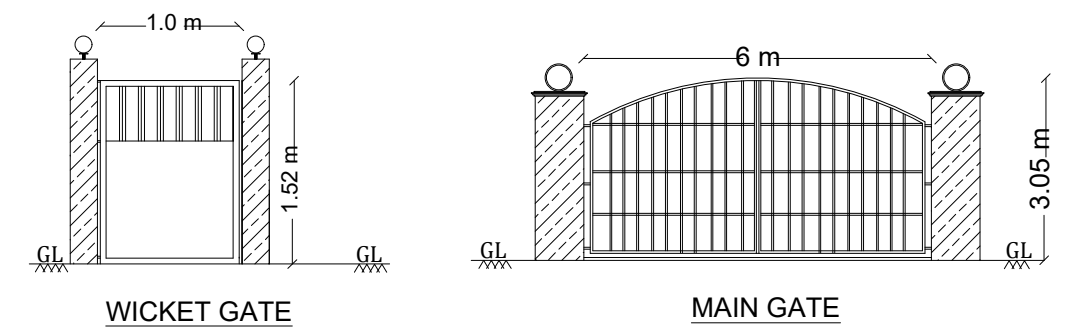
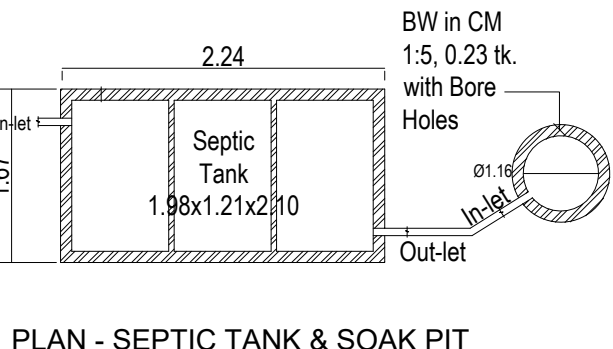
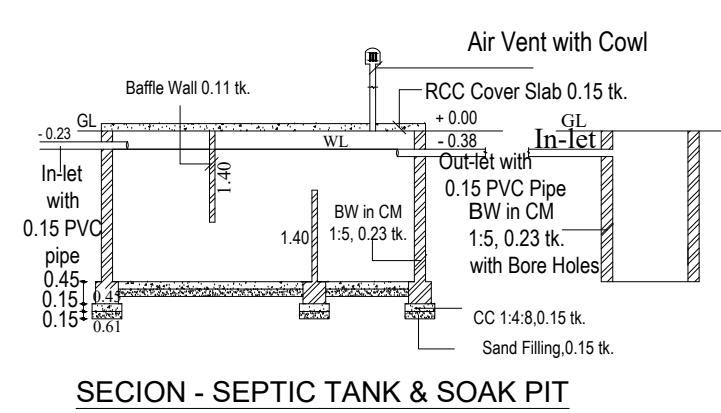
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SITE PLAN
SCALE(1:400)



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.

