

PP

APPROVAL RECORD

Planning Permission

Kalipalayam
Tiruppur district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

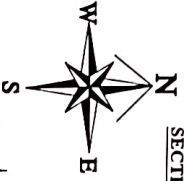
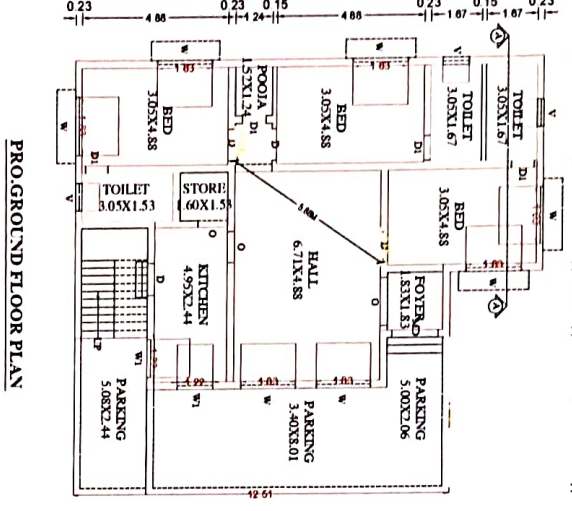
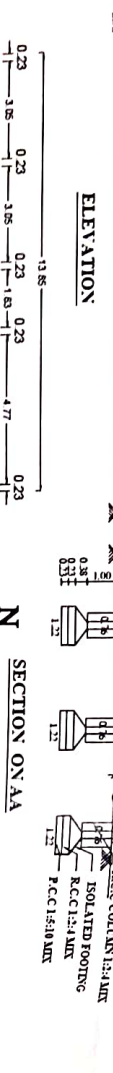
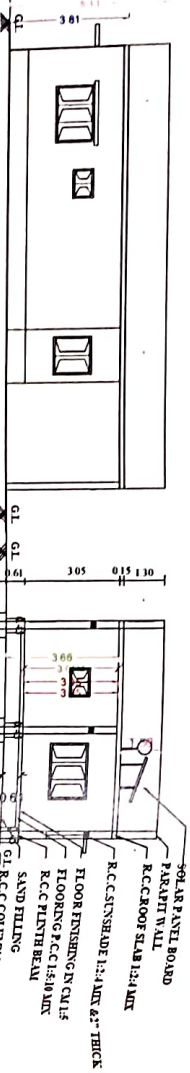
PURPOSE
Residential

The approval as the planning authority issued it, reproduced in full behind this page.

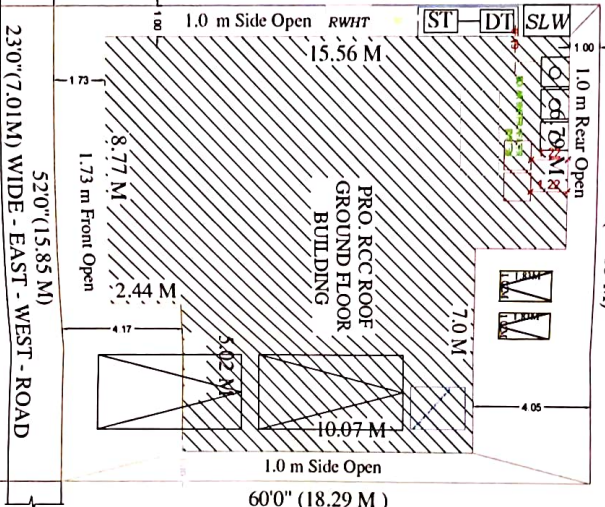
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

SITE AND DETAILED PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF GROUND FLOOR RESIDENTIAL BUILDING IN S.F NO: 184/2A/1A/1A1, NEW SUB-DIVISION S.F NO: 184/5C, PATTA NO: 4092, SITE NO: 243 EAST PART, 244, 245, (REGULARIZED), "SRI JEYALAKSHMI NAGAR", SPEW NO: 318/2024, AT KALIPALAYAM VILLAGE AND PANCHAYAT, AVINASHI TALUK, TIRUPPUR DISTRICT.

APPLICANT:- Mr. D. SANJAYKUMAR, S/o. Mr. R. DHAMODHARAN.



SITE NO: 243 WEST PART IN VASANTHAKURAM PROPERTY 60'0" (18.29 M)

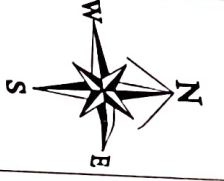


SITE NO: 224, 225, 226 52'0" (15.85 M)

SITE NO: 246 60'0" (18.29 M)

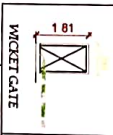
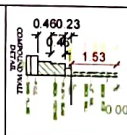
DETAILS OF JOINARIES.

N.D - MAIN DOOR	1.52 X 2.13
D - DOOR	1.00 X 2.13
D1 - DOOR	0.76 X 2.13
W - WINDOW	1.83 X 1.22
W1 - WINDOW	1.22 X 1.22
V - VENTILATOR	0.91 X 0.61

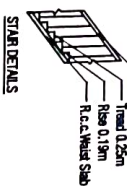


Tamil Nadu Combined Development and Building Rules - 2019			
Rule 35, Non - High Rise Building		Parking Annexure - IV, Rule 38 (4) & 39 (8)	
Height of the Building Less Than 1m. Below 9 m. Width	Set Back	Required	Available
Front Open	1.5 M	1.73 M	1.73 M
Side Open - I	1.0 M	1.0 M	1.0 M
Side Open - II	1.0 M	1.0 M	1.0 M
Rear Open	NIL	NIL	NIL
Abutting Road Width	9.0 M Below	1.5 M	1.5 M
	9.0 M To 18.0 M	3.0 M	3.0 M
	18.0 M To 30.5 M	4.5 M	4.5 M
	30.5 M Above	6.0 M	6.0 M

Do Rain Water Harvest At House
Save The Planet
Plant A Tree!
Get Rain Water!



1. Site Plan And Ad Document Copy To Be As Well As Imprest
2. Approval Process Building Constructed
3. T.B.S Not Giving Not Responsible For Using This Plan.



Parking Calculation For House Building

Floor Area Below 50 & 75 Required 1 Car Space & 1 Two Wheeler. Above 75 Sqm 1 Car Space	
CAR SPACE	REQUIRED PROVIDED
TWO WHEELER SPACE	2 2
AREA DETAILS	SQ.M SQ.FEET
AREA OF THE SITE	289.96 3120.00
PLINTH AREA OF THE BUILDING	
PLINTH AREA OF GF PRO BUILDING	193.97 2087.89
AREA OF OPEN SPACE	95.99 1032.11
FLOOR AREA OF THE BUILDING	
FLOOR AREA OF GF PRO BUILDING	123.75 1332.04

LOCATION PLAN

To Perumallur (NH47) To Chengappalli
Hotel
Siree
bhavani



imi Nagar Road

Cell - 98430-8131 / 97990-2464 /

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

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

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

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.

