PP APPROVAL RECORD

# Planning Permission

## Survey 196/1 and 1 more

Semmipalayam, Palladam taluk

Tiruppur 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.

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3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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+91 9996 12 9996

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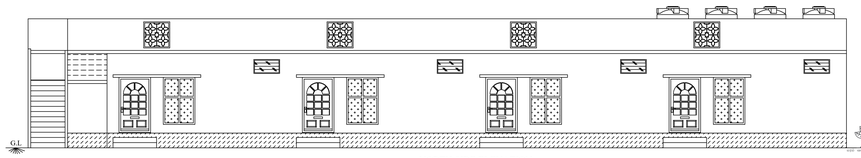
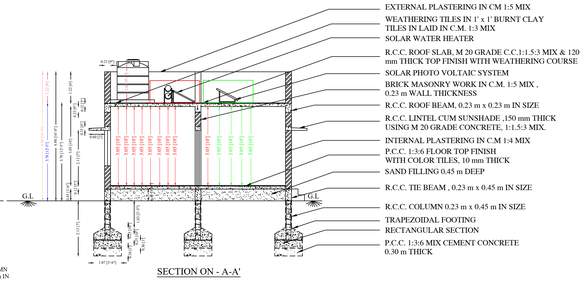
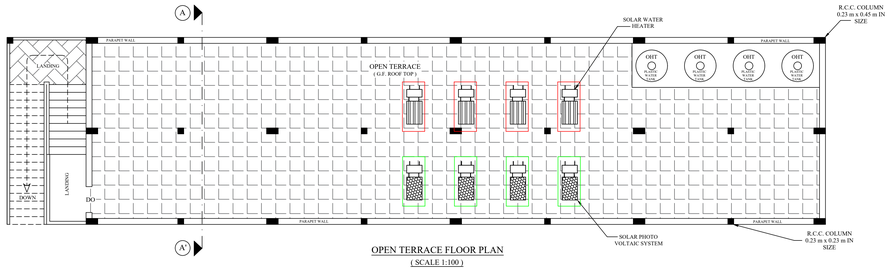


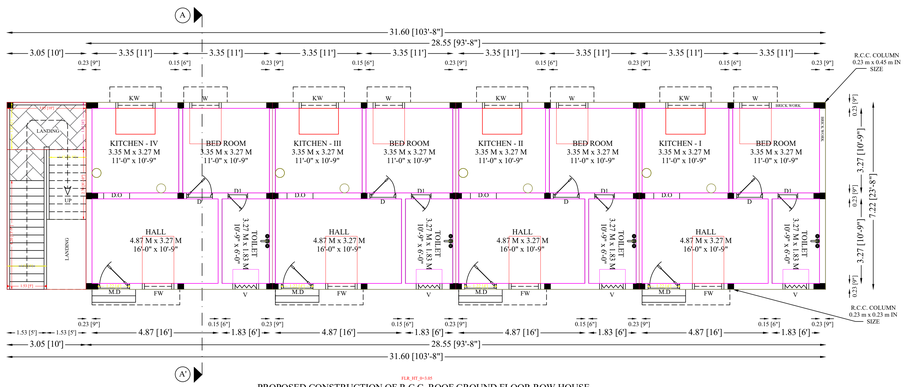
NORTH SIDE ELEVATION




SECTION ON - A-A'

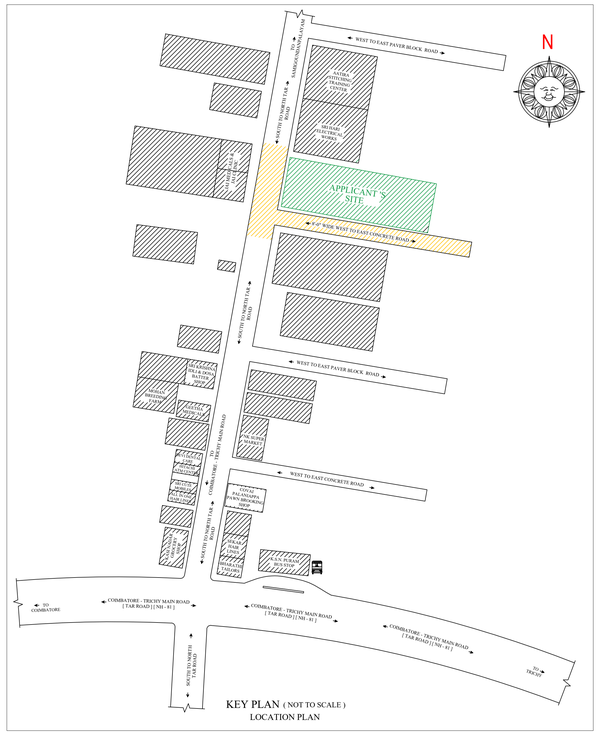



OPEN TERRACE FLOOR PLAN
( SCALE 1:100 )

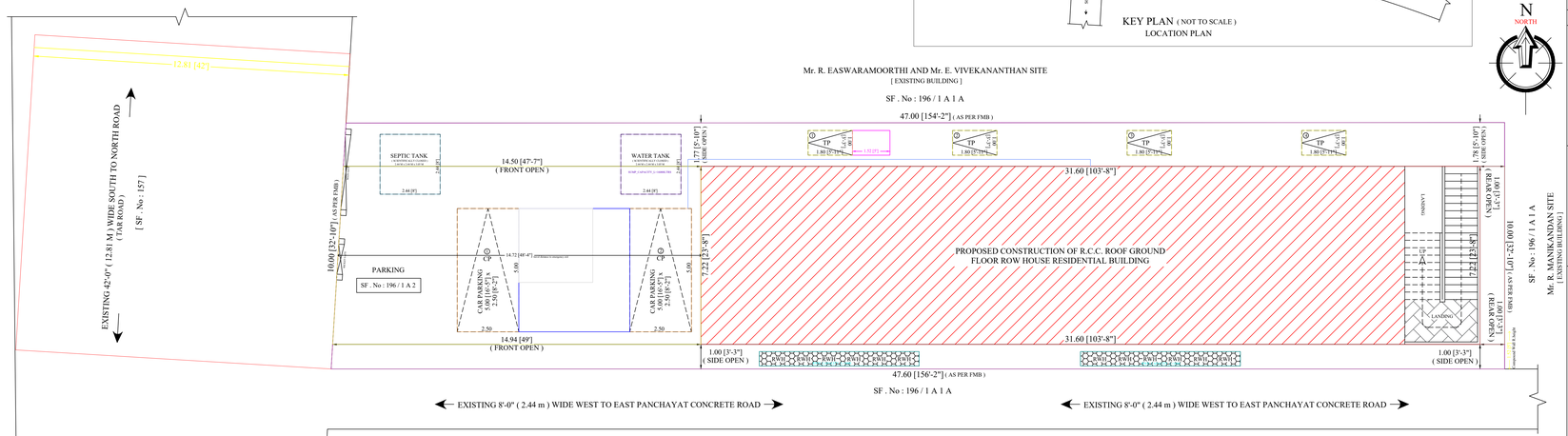



PROPOSED CONSTRUCTION OF R.C.C. ROOF GROUND FLOOR ROW HOUSE RESIDENTIAL BUILDING PLAN

TYPICAL_FLOOR_PLAN~0




KEY PLAN ( NOT TO SCALE )
LOCATION PLAN




SITE PLAN ( SCALE 1:100 )
( TRUE SCALE )

N
NORTH

# PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C. ROOF GROUND FLOOR ROW HOUSE RESIDENTIAL BUILDING IN OLD SF . No : 196 / 1 A ( PART ) , NEW SF . No : 196 / 1 A 2 ( PATTA No : 2533 ) , SEMMIPALAYAM VILLAGE AND SEMMIPALAYAM RURAL PANCHAYAT , PALLADAM PANCHAYAT UNION , PALLADAM TALUK , TIRUPPUR DISTRICT.

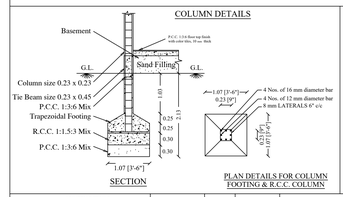
APPLICANT :- Mr. K. MAHASAPTHASAGARAN , S/o : Mr. KASI NADAR.

மனுதாரர் :- திரு. கா. மகாசப்தசாகரன் , த/பெ. காசி நாடார்

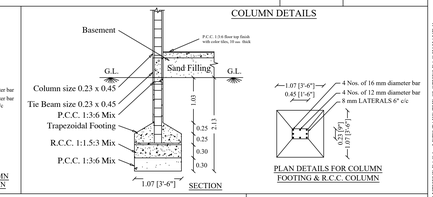
OFFICE :-

| AREA STATEMENT :- | SQ.M | SQ.FT |
|---|---|---|
| AREA OF SITE ( AS PER APPLICANT 'S SALE DEED No & YEAR : 1 / 2238 / 1998 AND 1 / 1448 / 2003 ) | 511.93 | 5510.50 |
| | 12.65 CENTS | |
| AREA OF SITE PART SOLD OUT BY APPLICANT to Mr. R. MANIKANDAN ( AS PER SOLD OUT SITE DEED No & YEAR : 1 / 3963 / 2014 ) | 36.23 | 390.00 |
| | 0.89 CENTS | |
| AREA OF APPLICANT 'S BALANCE SITE ( AFTER ALL DEDUCTIONS ) | 475.70 | 5120.50 |
| | 11.76 CENTS | |
| | | |
| AREA OF SITE ( AS PER PATTA ) | 476.00 | 5123.61 |
| | 11.76 CENTS | |
| AREA OF SITE ( AS PER SITE ) | 472.50 | 5085.99 |
| | 11.67 CENTS | |
| PLINTH AREA :- | | |
| PROPOSED CONSTRUCTION OF R.C.C. ROOF GROUND FLOOR ROW HOUSE RESIDENTIAL BUILDING | 228.15 | 2452.59 |
| TOTAL PLINTH AREA | 228.15 | 2452.59 |
| CARPET AREA :- | | |
| PROPOSED CONSTRUCTION OF R.C.C. ROOF GROUND FLOOR ROW HOUSE RESIDENTIAL BUILDING | 175.20 | 1892.00 |
| TOTAL CARPET AREA | 175.20 | 1892.00 |
| AREA OF OPEN SPACE [ VACANT AREA ] [ PLINTH AREA OF BUILDING DEDUCTION FROM DOCUMENT AREA ] | 247.55 | 2667.91 |

COLUMN DETAILS




COLUMN DETAILS



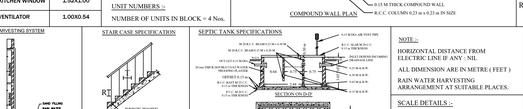

| JOINERY DETAILS: | | |
|---|---|---|
| | DESCRIPTION | IN METER |
| MD | MAIN DOOR | 1.22X2.13 |
| D | DOOR | 1.00X2.13 |
| D1 | TOILET DOOR | 0.76X2.13 |
| DO | DOOR OPENING | 1.00X2.13 |
| FW | FRENCH WINDOW | 1.22X1.82 |
| W | WINDOW | 1.22X1.37 |
| KW | KITCHEN WINDOW | 1.52X1.00 |
| V | VENTILATOR | 1.00X0.54 |

| PARKING DETAILS | REQUIRED | PROVIDED |
|---|---|---|
| CARS PARKING | 0 | 2 |
| TWO WHEELERS PARKING | 4 | 4 |

FLOOR SPACE INDEX :-
FSI = 0.483

BUILDING COVERAGE RADIO :-
BCR = 47.96 %

UNIT NUMBERS :-
NUMBER OF UNITS IN BLOCK = 4 Nos.




COLOR INDEX :-

SITE BOUNDARY

PROPOSED CONSTRUCTION OF R.C.C. ROOF GROUND FLOOR ROW HOUSE RESIDENTIAL BUILDING INCLUDING STAIR - CASE.

EXISTING ROAD

RAIN WATER HARVESTING PIT Rwh

RAIN WATER HARVESTING SYSTEM



STAIR CASE SPECIFICATION

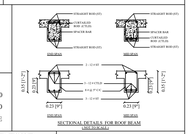


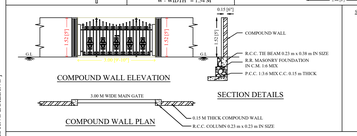

SEPTIC TANK SPECIFICATIONS




NOTE :-
HORIZONTAL DISTANCE FROM ELECTRIC LINE IF ANY - NIL
ALL DIMENSION ARE IN METRE ( FEET )
RAIN WATER HARVESTING ARRANGEMENT AT SUITABLE PLACES.

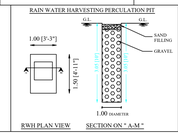
SCALE DETAILS :-
PLAN , SECTION , ELEVATION = 1 : 100
SITE PLAN = 1 : 100
KEY PLAN = NOT TO SCALE

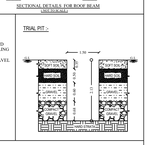









REGISTERED ENGINEER / LBS :-

Er.P.ARUNKUMAR, B.E. (CIVIL ENGINEERING)
LICENSED SURVEYOR
★ L.B.S. No : 185/LS/2020/00004 ★
★ PALLADAM MUNICIPALITY ★
ARUN AND ASSOCIATES
9 No : 7, Pattel Street, Palladam - 641 664.
9 No : 339/SC/2, AM Building, Near ICICI Bank, Chettipalayam Road, Palladam - 641 664, Tiruppur Dist, Tamil Nadu.

APPLICANT :- Mr. K. MAHASAPTHASAGARAN , S/o : Mr. KASI NADAR.

SAVE RAIN WATER !!!

LET'S DITCH THE POLYTHENE BAG ! LET'S TAKE THE CLOTHES BAG IN HAND !!

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

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# 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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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.