Verified RealEstate™

REFERENCE
SWP/BPA/675182/2025

ISSUED
28 January 2026

PP APPROVAL RECORD

Planning Permission

Ariyalur district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

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

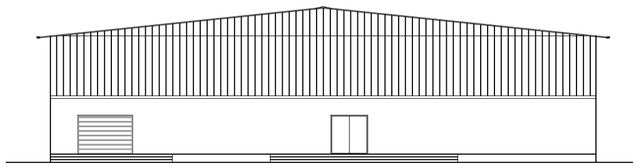
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

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

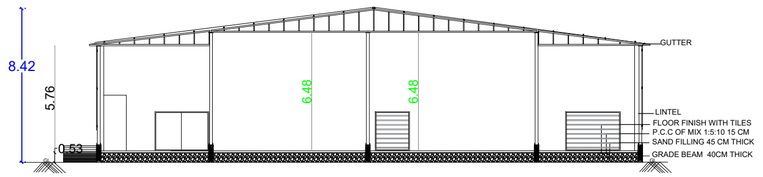
hello@verified.realestate
+91 9996 12 9996
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DIGITALLY VERIFIED RECORD

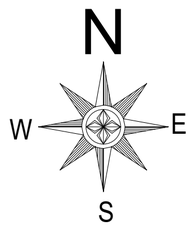
THE SITE PLAN SHOWING PROPOSED CONSTRUCTION OF G.I.SHEET ROOF INDUSTRIAL BUILDING (GROUND FLOOR) IN S.F.NOS:79/1B,79/2B2,PATTA NO:2973, SATHAMANGALAM VILLAGE & PANCHAYAT,ARIYALUR TALUK & DISTRICT.

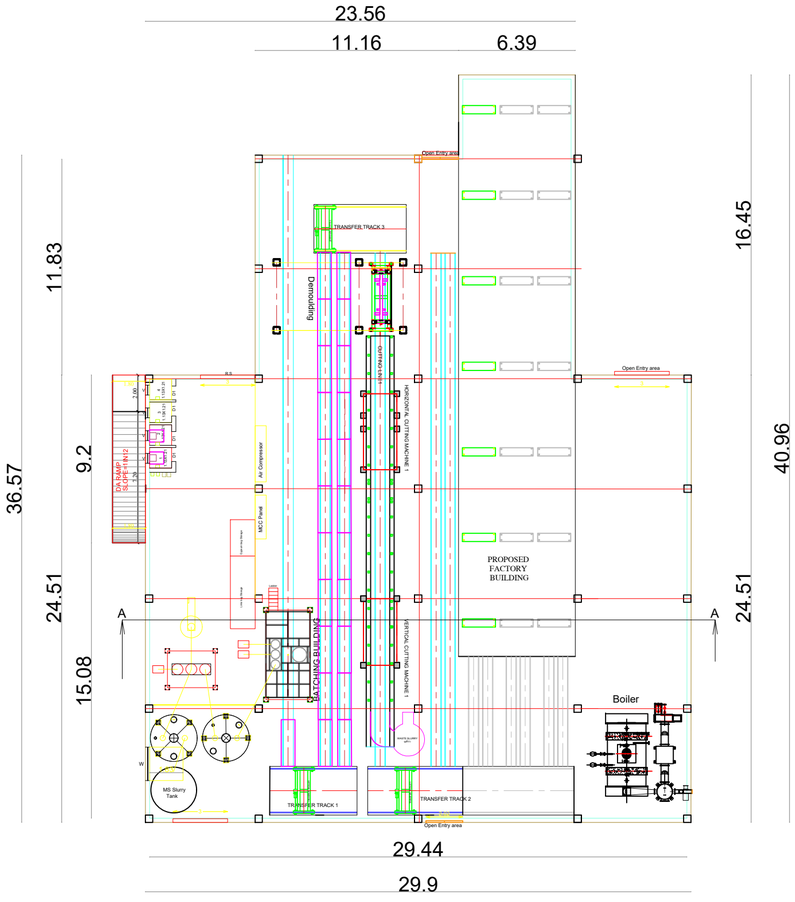


ELEVATION

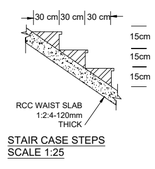


SECTION AA

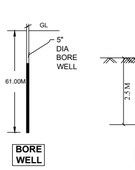




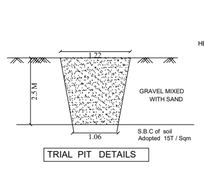
GROUND FLOOR PLAN



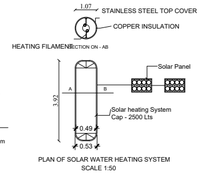
STAIR CASE STEPS
SCALE 1:25



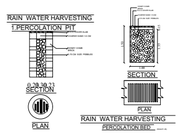
BORE WELL

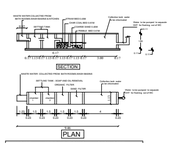


TRIAL PIT DETAILS

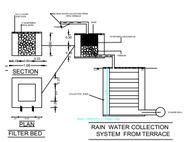


PLAN OF SOLAR WATER HEATING SYSTEM
SCALE 1:50

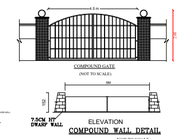




WASTE WATER RECYCLING SYSTEM



RAIN WATER COLLECTION SYSTEM FROM TERRACE





COMPOUND WALL DETAIL

APPLICANT:

For GADERAO CONSTRUCTIONS(P)LTD

GEO-TECH ENGINEER:

Dr.S.SENTHAMIL KUMAR, B.E.,M.E.,Ph.D.,FIGS.MEI
Registered Geotechnical Engineer,
(TJR/RGE/2019/086), Chartered Engineer,
703, Plot No. 29, OM Rajoo Nagar,
Near New Bus Stand, THANJAVUR - 613 005.
Mobile : 9443976090

ARCHITECT :

Ar. J.Jovitha Margret, D.Arch.,
Reg. Architect Grade - II
(Reg.No.003/RA/GR-II/2023)
Agaram Architects
105/2, Vairam Nagar, Pudukkottai Road,
Thanjavur - 613 005. Cell: 9361594077

SITE SUPERVISION ENGINEER:

Er. R. Shamili, B.E.,
Reg. Construction Engineer
(Reg.No.009 RCE/2023)
Agaram Architects
105/2, Vairam Nagar, Pudukkottai Road,
Thanjavur 613 005. Cell: 9361594077

STRUCTURAL ENGINEER :

Er. P. Rajapriyan, M.E.,
Reg. Structural Engineer Grade - II
(Reg.No: 007/RSE/GR-II/2023)
Agaram Architects
105/2, Vairam Nagar, Pudukkottai Road,
Thanjavur - 613 005. Cell: 9994845728

REGISTERED PROFESSIONAL:

Er. A. Ashik Ahamed
Reg. Engineer Grade II (R.E)
(Reg.No.019/RE/GR-II /2023)
Agaram Architects
105/2, Vairam Nagar, Pudukkottai Road,
Thanjavur - 613 005. Cell: 9944582206

APPROVAL AUTHORITY:

NOTE

1. SOLAR PANEL SYSTEM WILL BE PROVIDED IN BUILDING
2. RAIN WATER HARVESTING SYSTEM WILL BE PROVIDED.
3. SEPTIC TANK SYSTEM WILL BE PROVIDED.
4. SUMP & FIRE SUMP WILL BE PROVIDED.
5. SAND BUCKET WILL BE PROVIDED.
6. LIGHTING ARRESTED WILL BE PROVIDED.
7. SANITARY ARRANGEMENT WILL BE PROVIDED
8. EV CHARGE POINT TO BE PROVIDED
9. PHYSICALLY CHALLANGED PERSON ALL PROVISION WILL BE PROVIDED

1. ALL DIMENSIONS ARE IN METRE
2. EMERGENCY ALARMS WILL BE PROVIDED
3. F E - FIRE EXTINGUISHER PROVIDED.
4. SCALE 1:100

SPECIAL CONDITION:

1.The Building must be used for same purpose for which the approval obtained.If used for any purpose other than the approved use,the Planning Permission will be deemed to be cancelled,action will be initiated under 56 and 57 of Town and Country Planning Act-1971 without any prior notice and will be considerd as unauthorized construction.
2.The deemed noc has been created for the Forest department. Since this department did not issue the noc within the time frame specified by swp as a result,once the department of Forest confirms the noc,the local body shall be given approval.

PLANNING PERMISSION NO:B.P/DTCP(A.D).NO.01/2026

NAME OF THE OWNER :

M/S.GADERAO CONSTRUCTIONS PRIVATE LIMITED
A.A.C BLOCK MANUFACTURING
ONLINE APPLICATION NO:SWP/BPA/675182/2025

Category of the Industry: ORANGE

Water Pollution
Concent order no :2601170902943
Proceedings no:F.1214ARY/OS/DEE/TNPCB/ARY/W/2026, Dated:22/01/2026

Air Pollution
Concent order no :2601270902943
Proceedings no:F.1214ARY/OS/DEE/TNPCB/ARY/A/2026, Dated:22/01/2026

SCALE 1:100

ALL DIMENSIONS ARE IN 'METRES'

	JOINERY DETAILS	
D	DOOR	0.92 X 2.13
D1	DOOR	0.76 X 2.13
R.S	ROLLING SHUTTER	3.00 X 2.13
W	WINDOW	1.83 X 1.52
V	VENTILATOR	0.91 X 0.60

AREA STATEMENT

AREA	AREA IN SQ.M
SITE EXTENT AS PER DOCUMENT	8850.00
SITE EXTENT AS PER SITE	8850.00
SUPER IMPOSED AREA	8860.12
O.S.R AREA	997.44

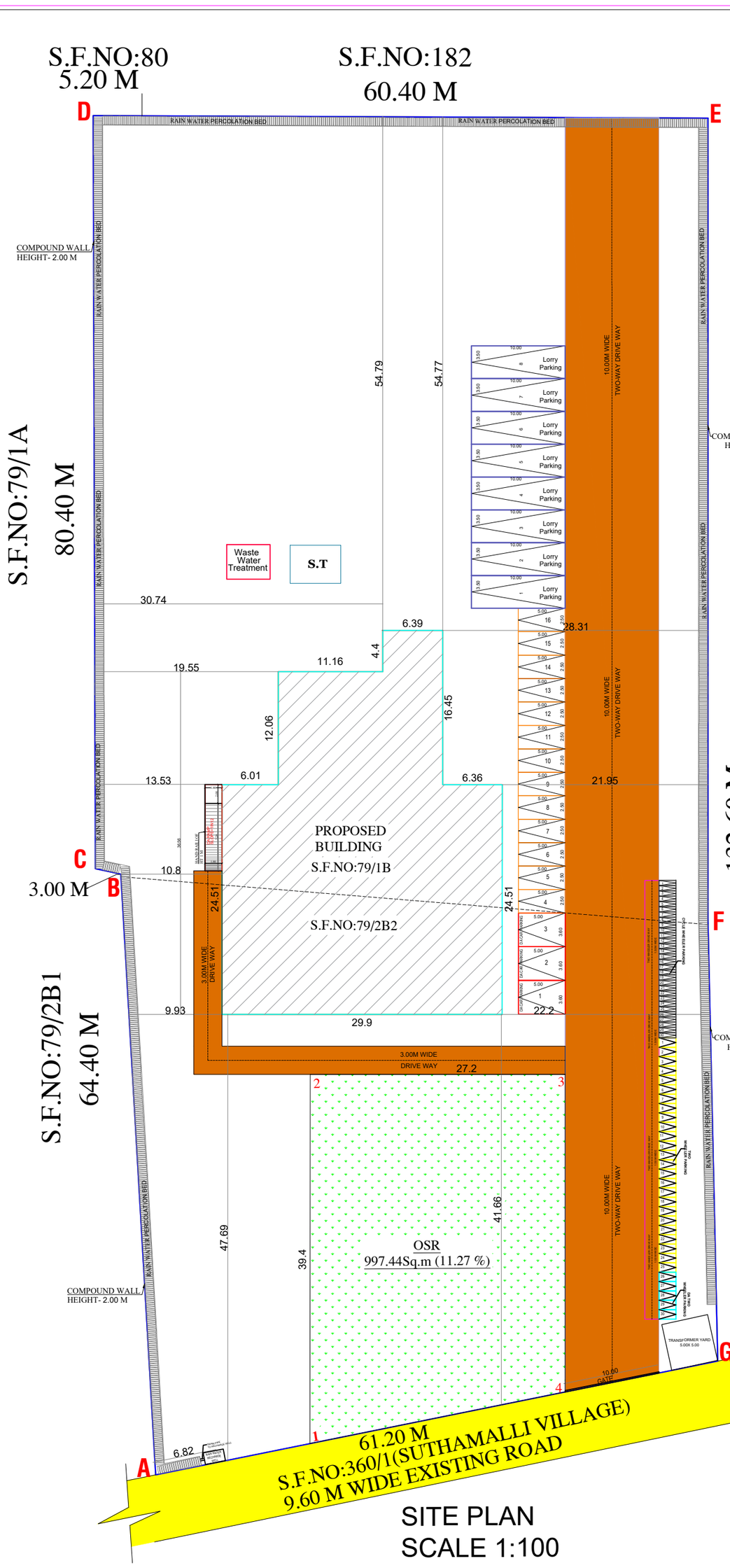
DESCRIPTION	AREA IN SQ.M	FSI AREA IN SQ.M	NON FSI AREA IN SQ.M
GROUND FLOOR AREA	972.95	972.95	-
OPEN AREA	7877.05		

FLOOR SPACE INDEX (FSI) = 972.95 / 8850.00 = 0.10

PLOT COVERAGE (PC) = 972.95 / 8850.00 X 100 = 10.99%

PARKING DETAILS	REQUIRED	PROVIDED
LORRY PARKING	2	8
CAR PARKING	9	10
DA CAR PARKING	1	3
TWO WHEELER PARKING	9	25
DA TWO WHEELER PARKING	1	5
CYCLE	20	30

BOUNDARY SHOWN IN
PROPOSED AREA
EXISTING ROAD
DRIVEWAY



SITE PLAN
SCALE 1:100

Panel Rating

S.No	Panel Name	Motor Name	Kilowatt(kw)	Horse Power	Current	Total HP	Total Amp	MCB Rating
1.	Batching	Main Mixer	11.25	15	25.62	50	85.4	100 AMP MCCB
		Slurry Pump	3.75	5	8.54			
		Gypsum Conv	5.625	7.5	12.81			
			3.75	5	8.54			
		Lime Conv	5.625	7.5	12.81			
		Cement Conv	7.5	10	17.08			
2.	Batching	Waste Agitator	3.75	5	8.54	17	29.036	32 AMP MCB
		Waste Pump	3.75	5	8.14			
		Cutting Cart	0.75	1	1.708			
		HCM Slider	1.5	2	3.416			
		Pusher	0.75	1	1.708			
		VCM Slider	1.5	2	3.416			
		VCM Up/Down	0.75	1	1.708			
3.	Boiler	ID FAN	3.75	5	8.54	26	44.408	63 AMP MCB
		FD FAN	7.5	10	17.08			
		Pump I	4.125	5.5	9.394			
		Pump II	4.125	5.5	9.394			
4.	Loading Pusher	Pusher Motor	2.25	3	5.124	3	5.124	8 AMP MCB
5.	Transfer Cart	Cart I	0.75	1	1.708	3	5.124	8 AMP MCB
		Cart II	0.75	1	1.708			
		Cart III	0.75	1	1.708			
6.	Slurry Agitator	Agitator Motor	7.5	10	17.08	10	17.08	32 AMP MCB
7.	Fly Ash Conveyor	Conveyor Motor	3.75	5	8.54	5	8.54	16 AMP MCB
8.	Demoulding	Up and Down	2.25	3	5.124	4	6.832	8 AMP MCB
		Travelling	0.75	1	1.708			
9.	Compressor	Motor	2.25	3	5.124	3	5.124	8 AMP MCB
10.	RO	Raw water Pump	3.75	5	8.54	5	8.54	16 AMP MCB
		High Pressure Pump	5.625	7.5	12.81	7.5	12.81	
11.	Dry Mix Mortor	Mixer	11.25	15	25.62	54	92.232	100 AMP MCCB
		Fly Ash Conv	3.75	5	8.54			
		Sand Conv	9.375	12.5	21.35			
		Cement Conv	3.75	5	8.54			
		Storage Conv	9.375	12.5	21.35			
		Feeding Conv	1.5	2	3.416			
		Belt Conv	0.75	1	1.708			
		Stiching Machine	0.75	1	1.708			
12.	Silo Feed Pump	Compressor	37.5	50	85.4	50	85.4	100 AMP MCCB
13.	Total Horse Power					237.5		

LABOURERS TO BE EMPLOYED	MEMBERS
1. MEN LABOUR	10
2. WOMEN LABOUR	05
TOTAL	15

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Thanjavur 613 005. Cell: 9361594077

APPROVAL AUTHORITY:

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

Verified RealEstate
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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.