PP APPROVAL RECORD

Planning Permission

Survey 491/1A and 7 more

Karegoundenpalyam, Annur taluk

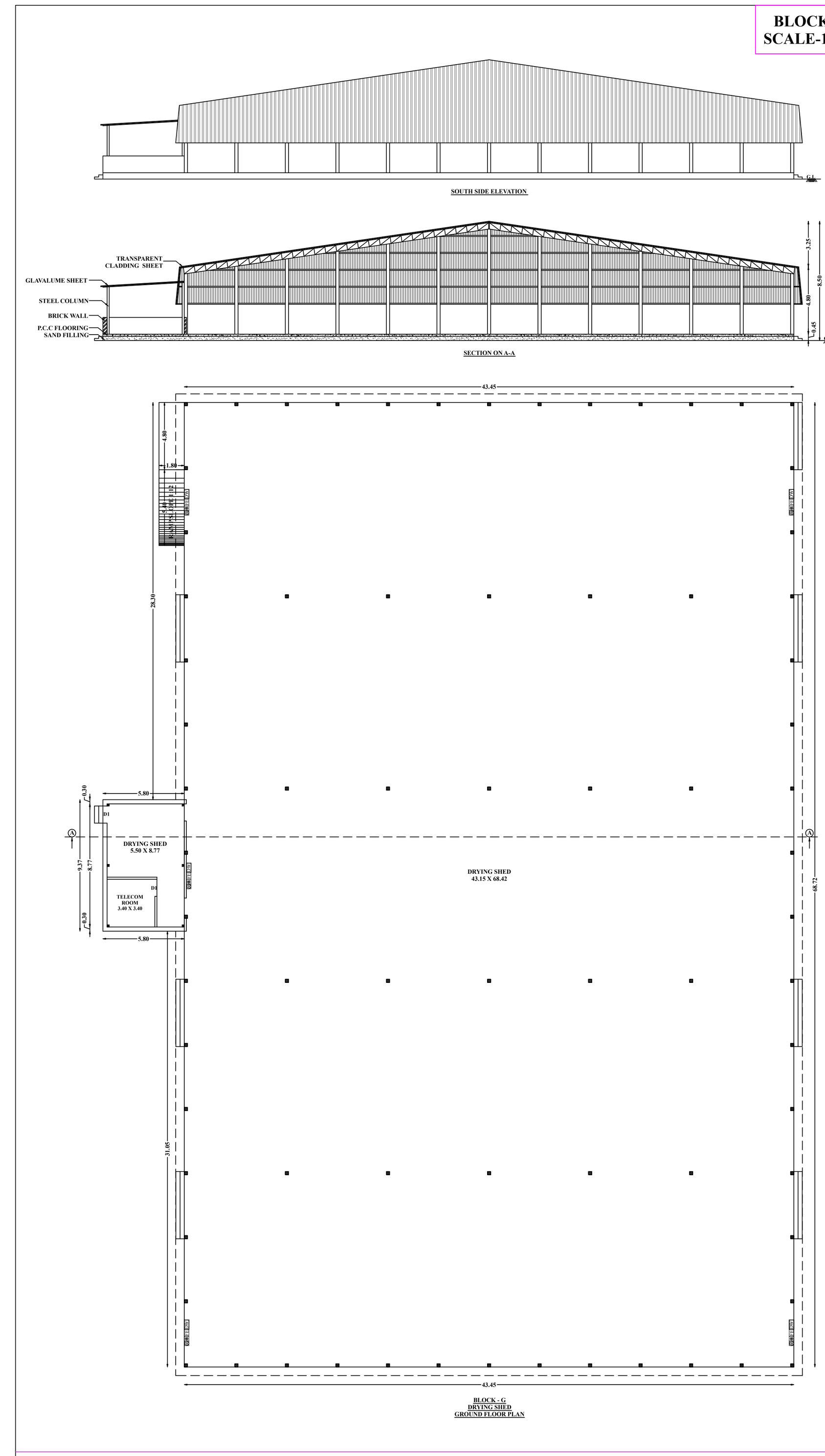
Coimbatore district, Tamil Nadu

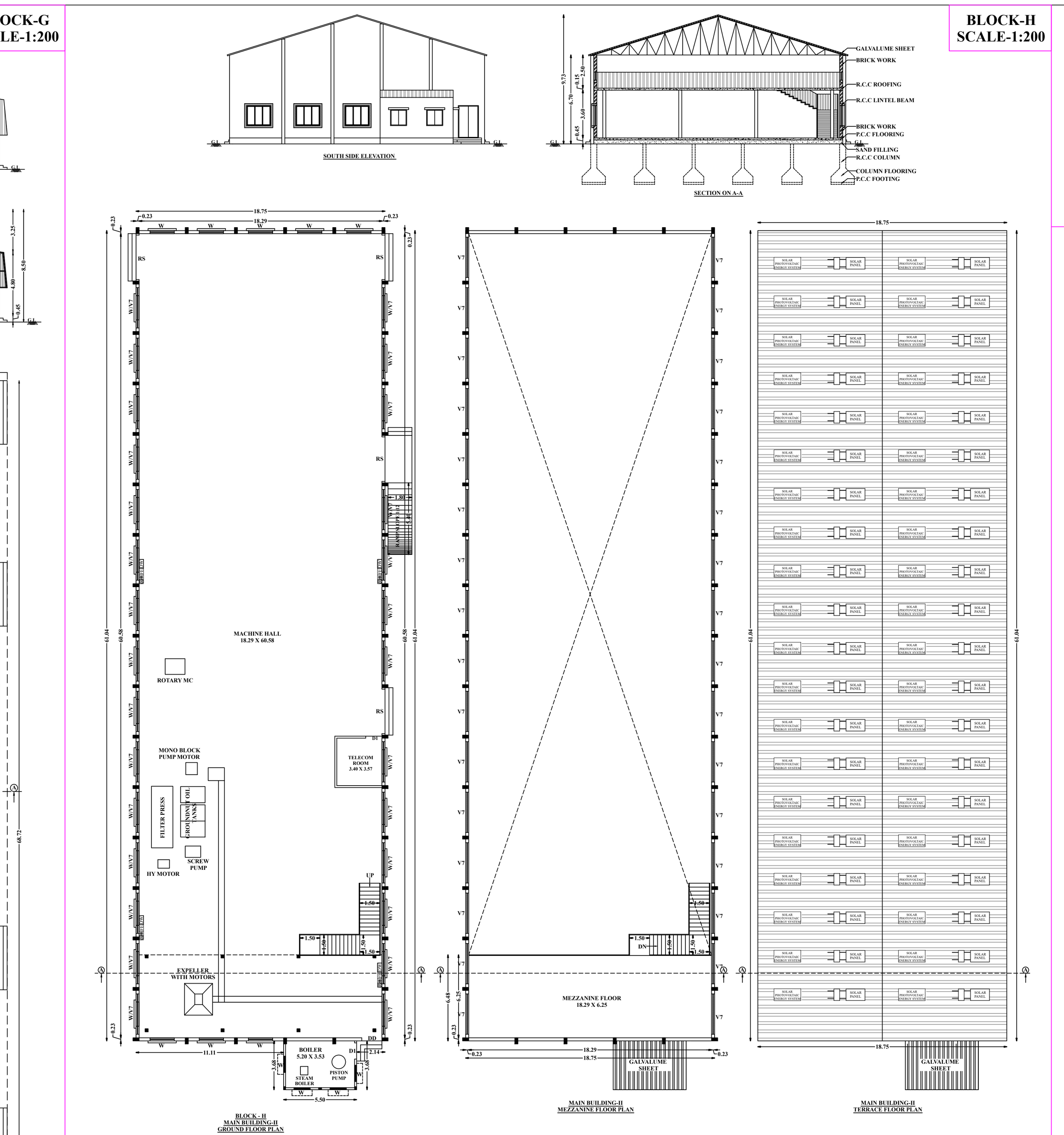
APPROVAL TYPE
Building Plan

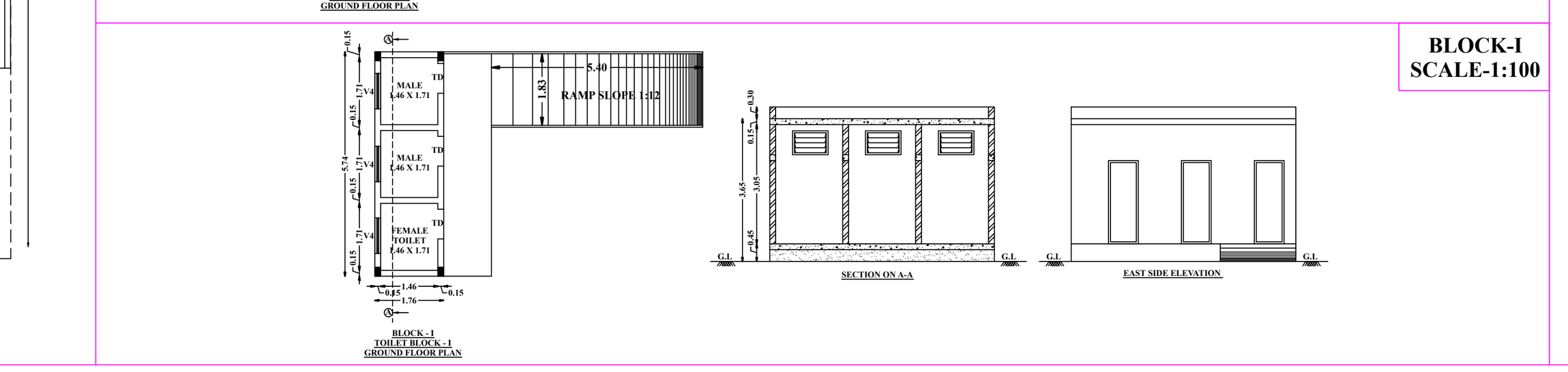
ISSUING AUTHORITY
DTCP

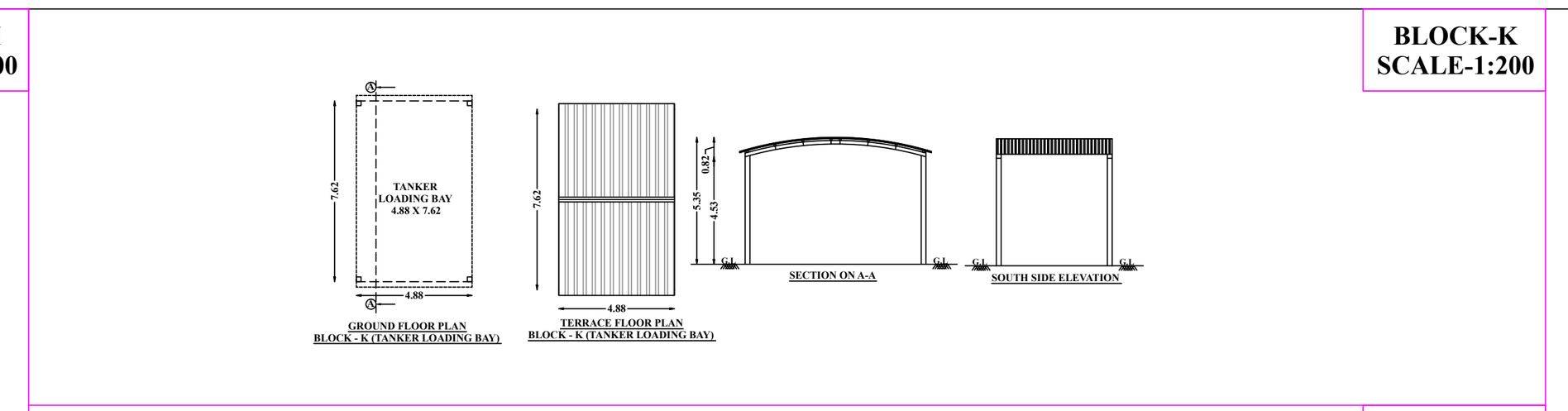
The approval as the planning authority issued it, reproduced in full behind this page.

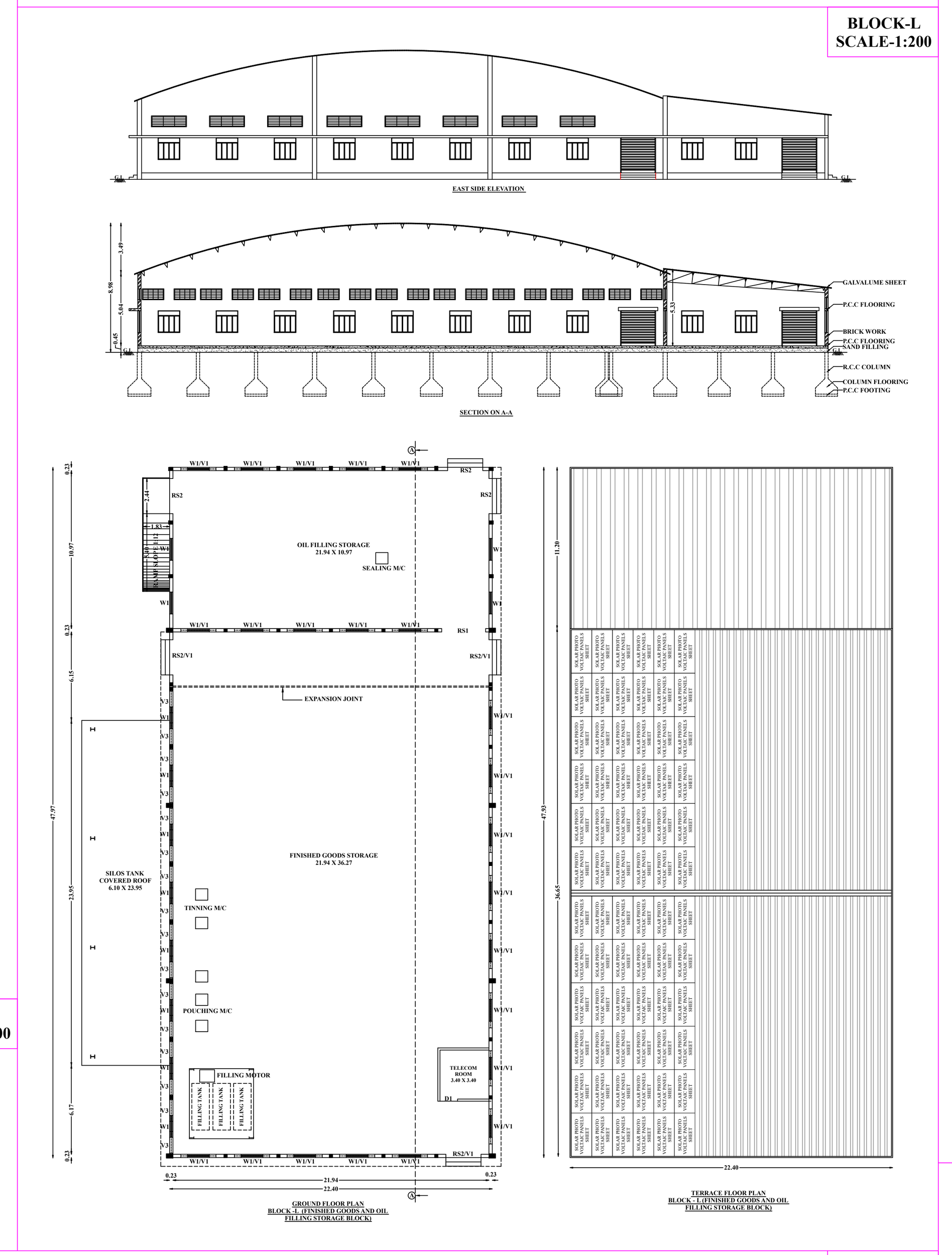
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

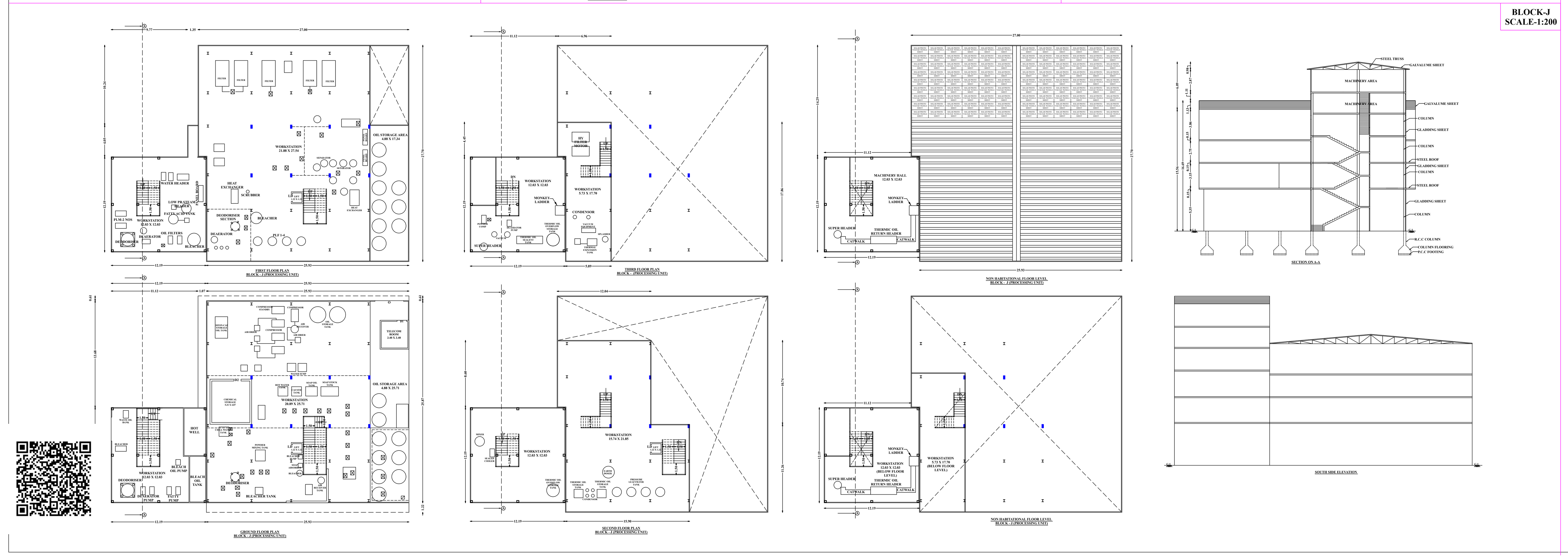


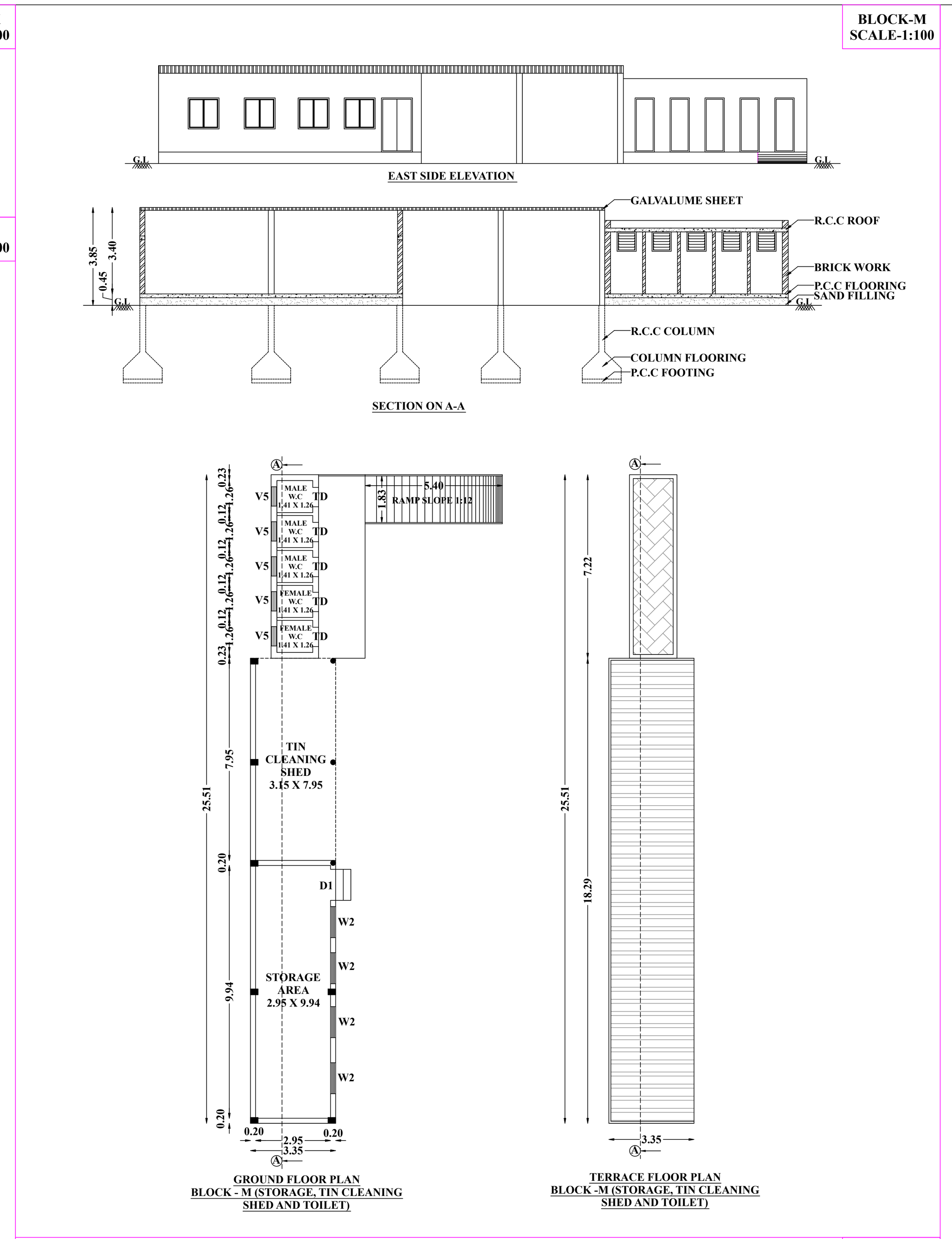


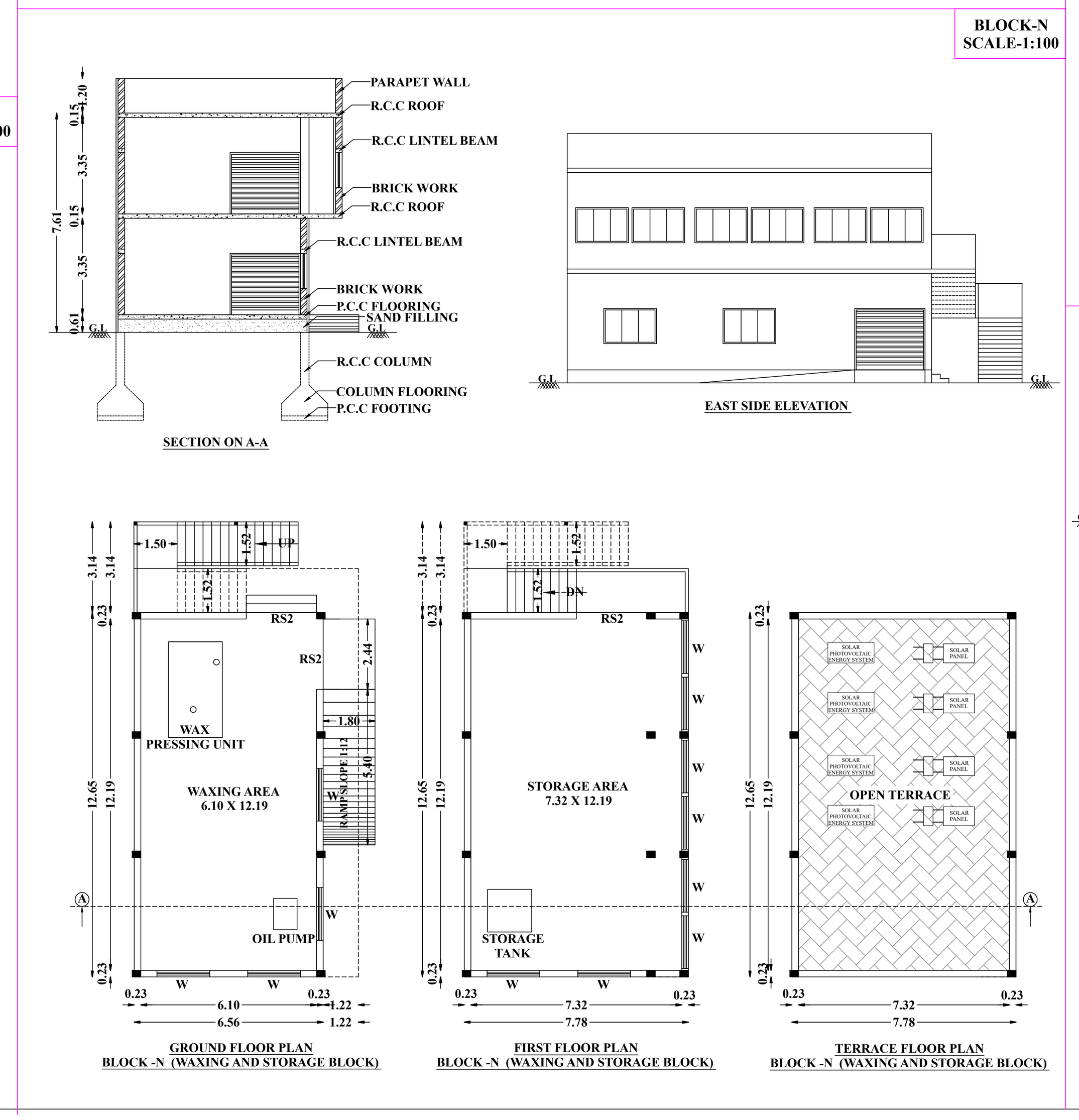


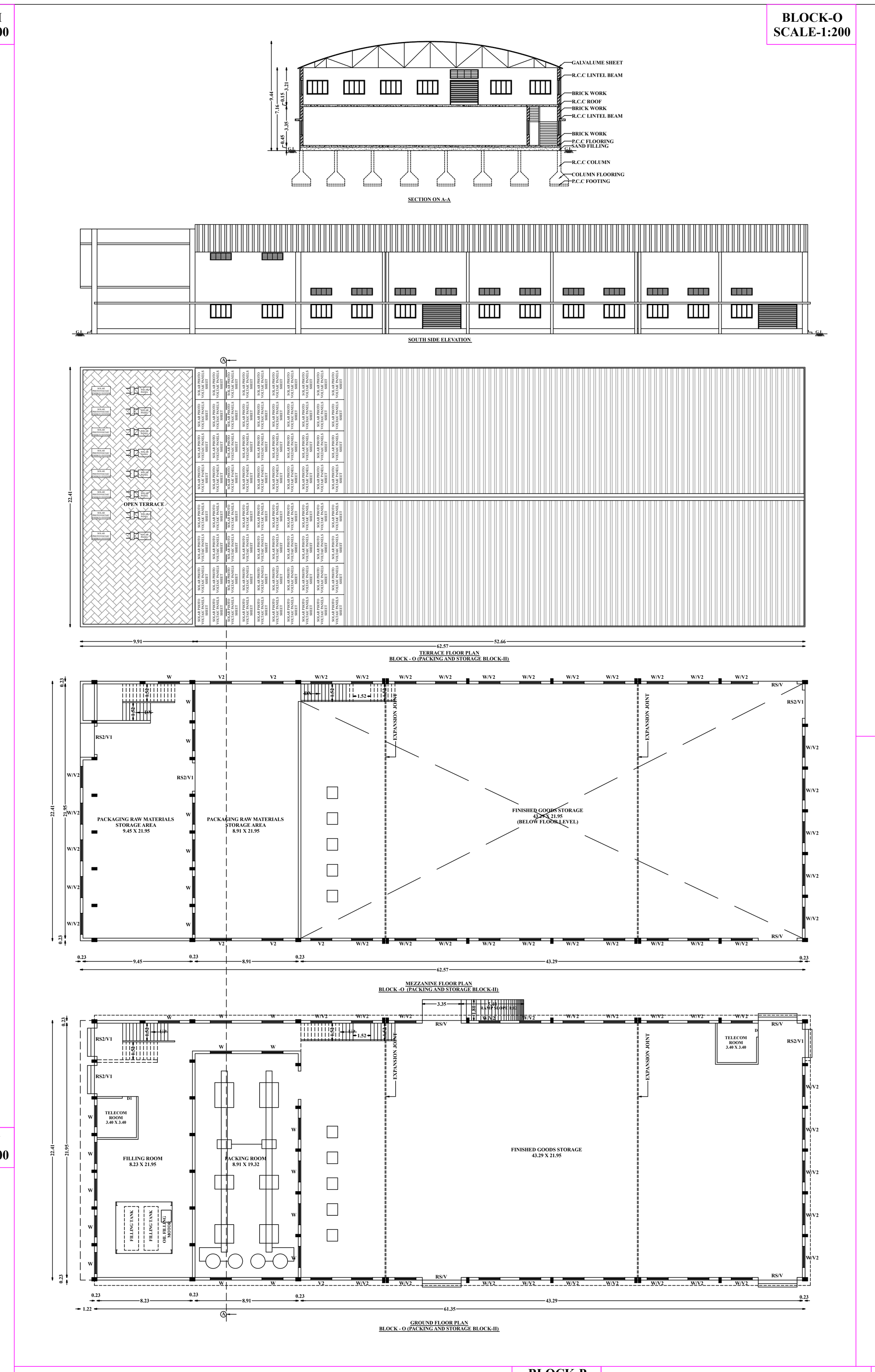


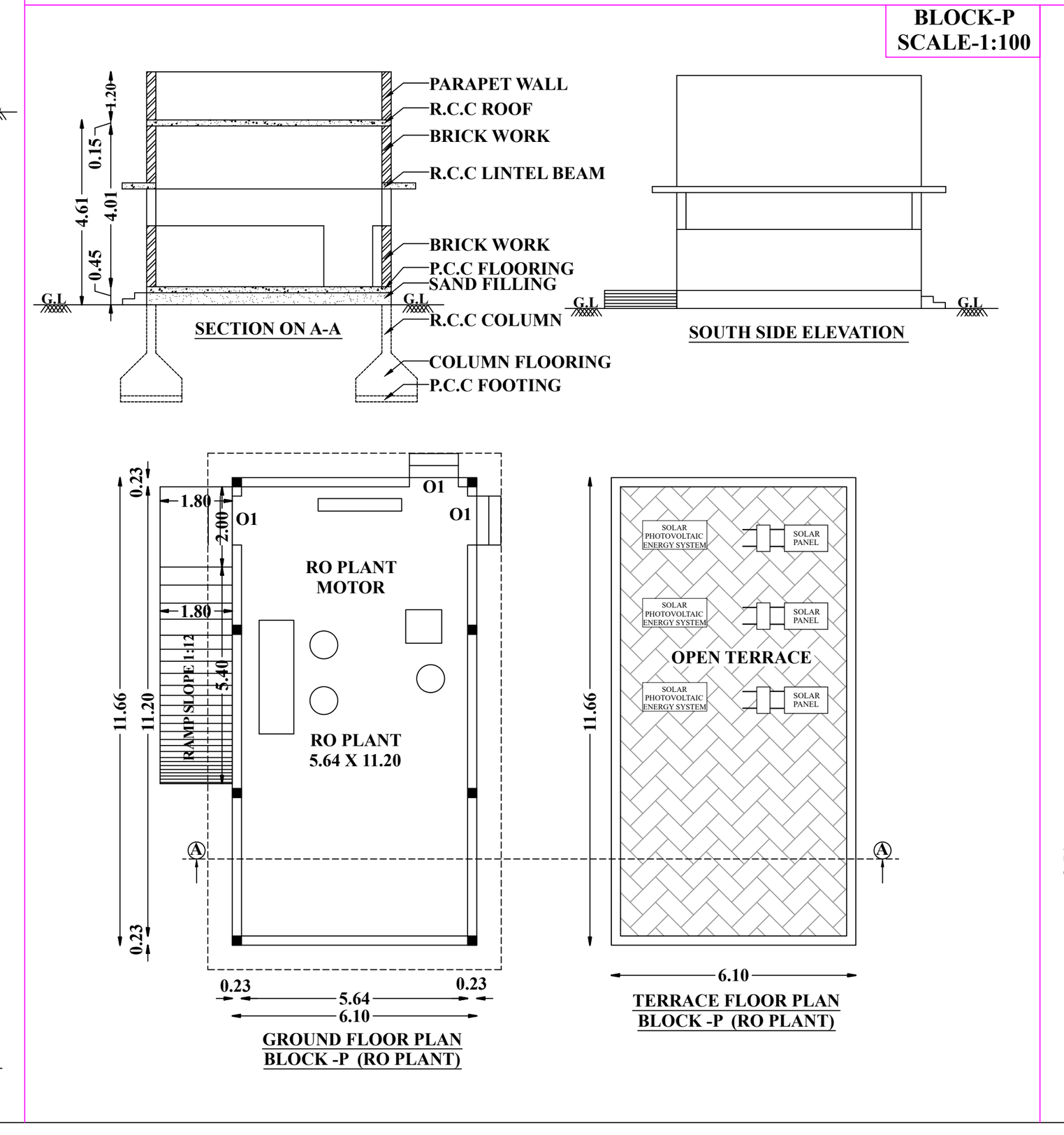


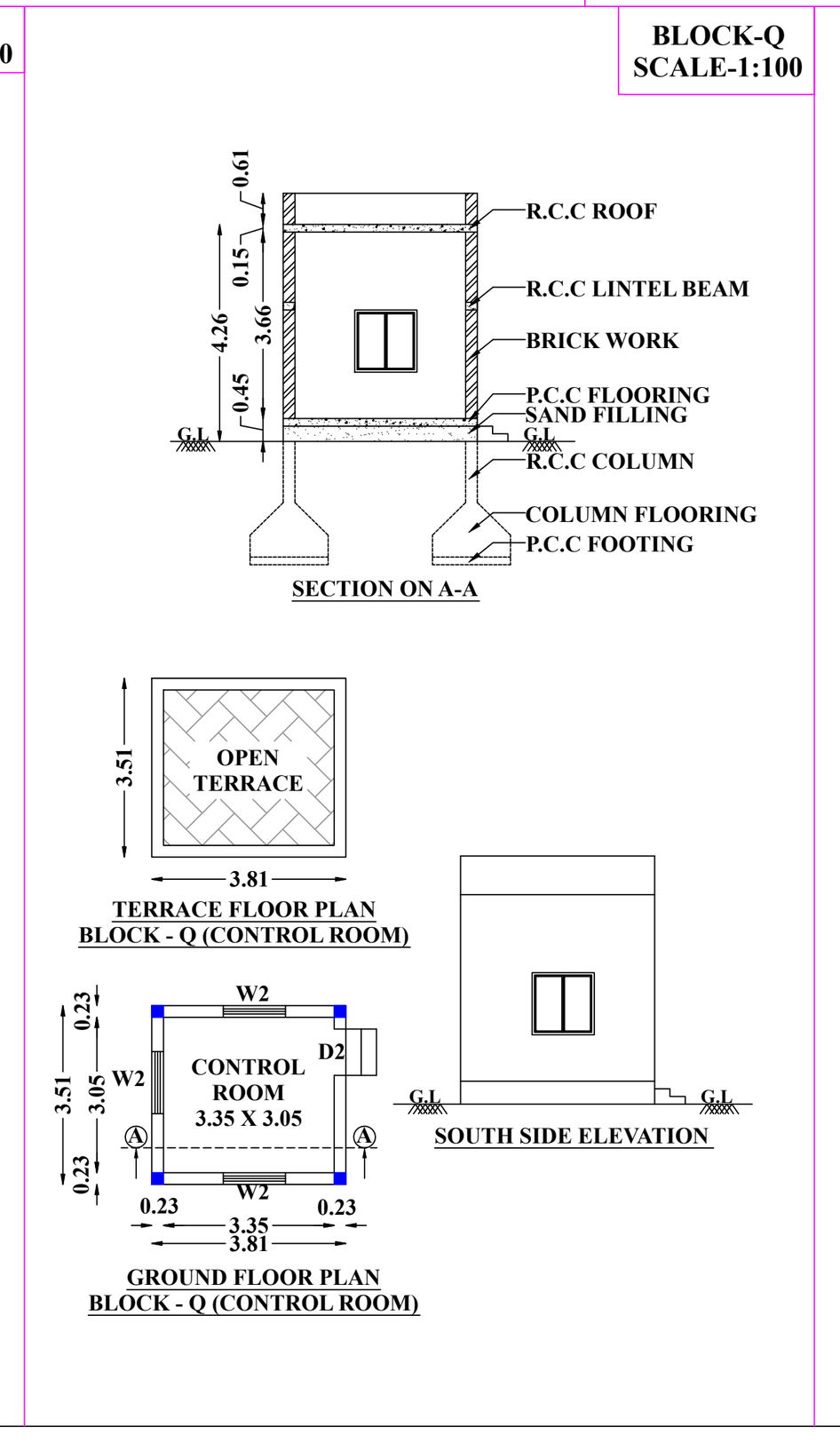


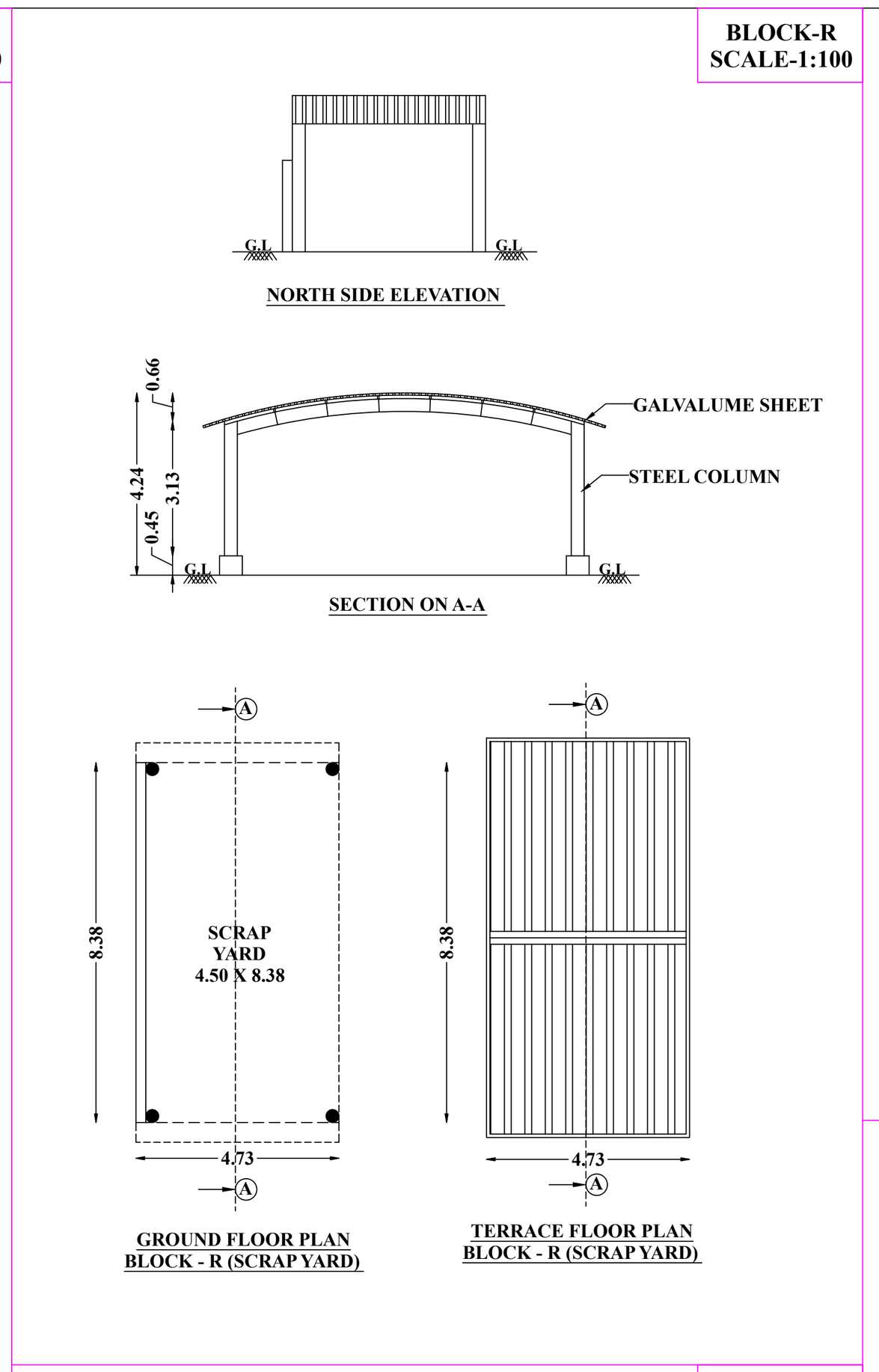


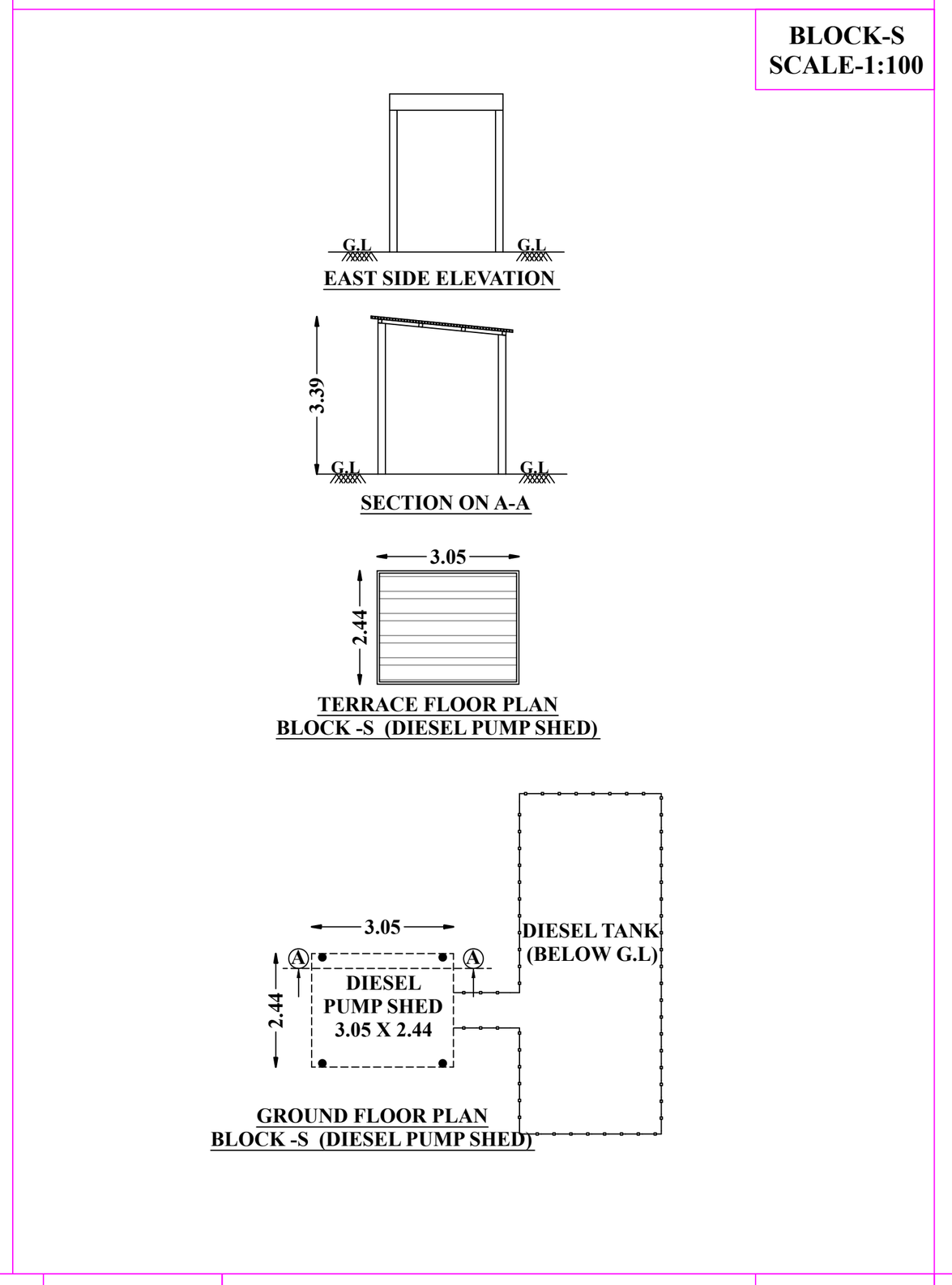


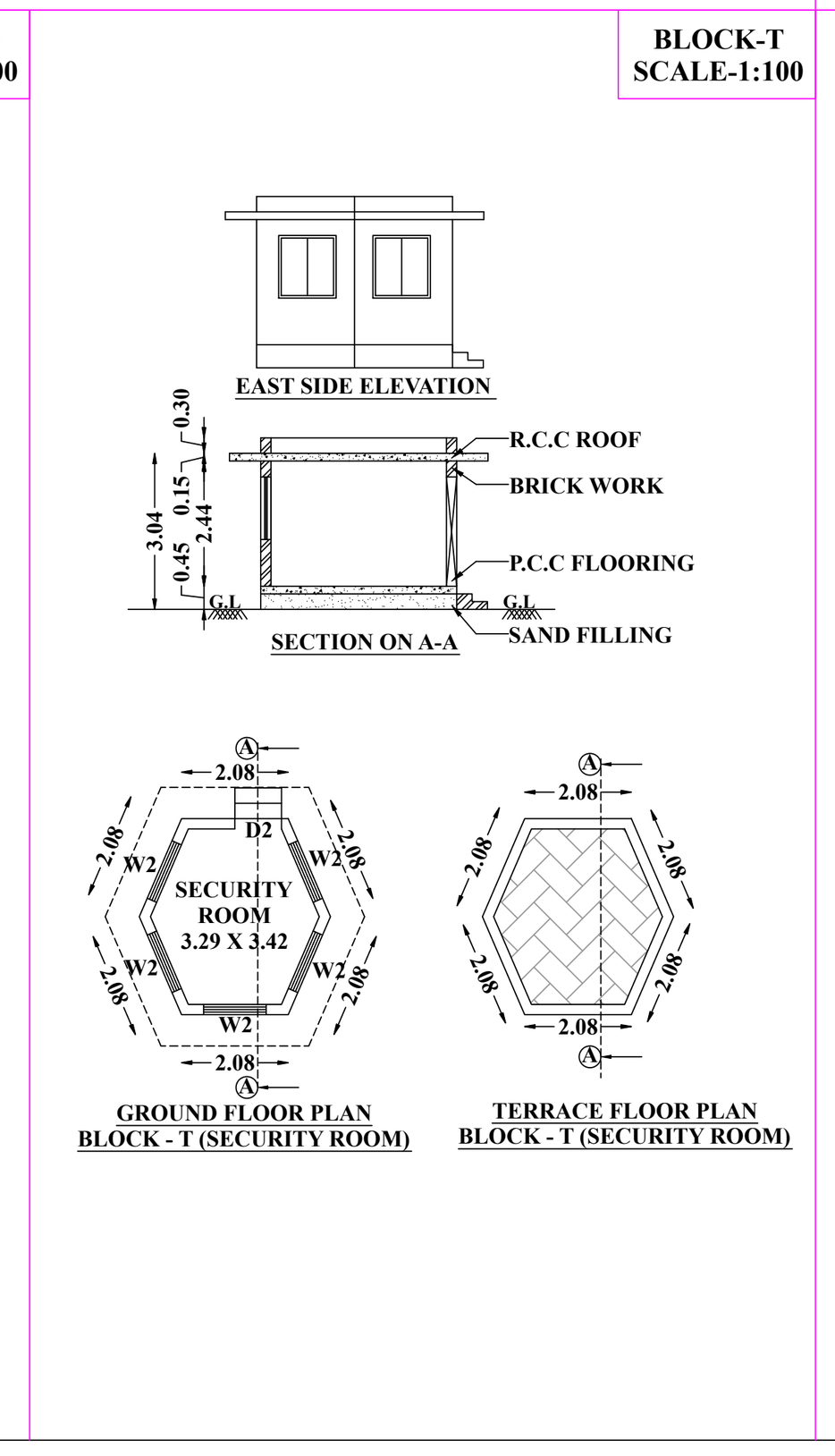


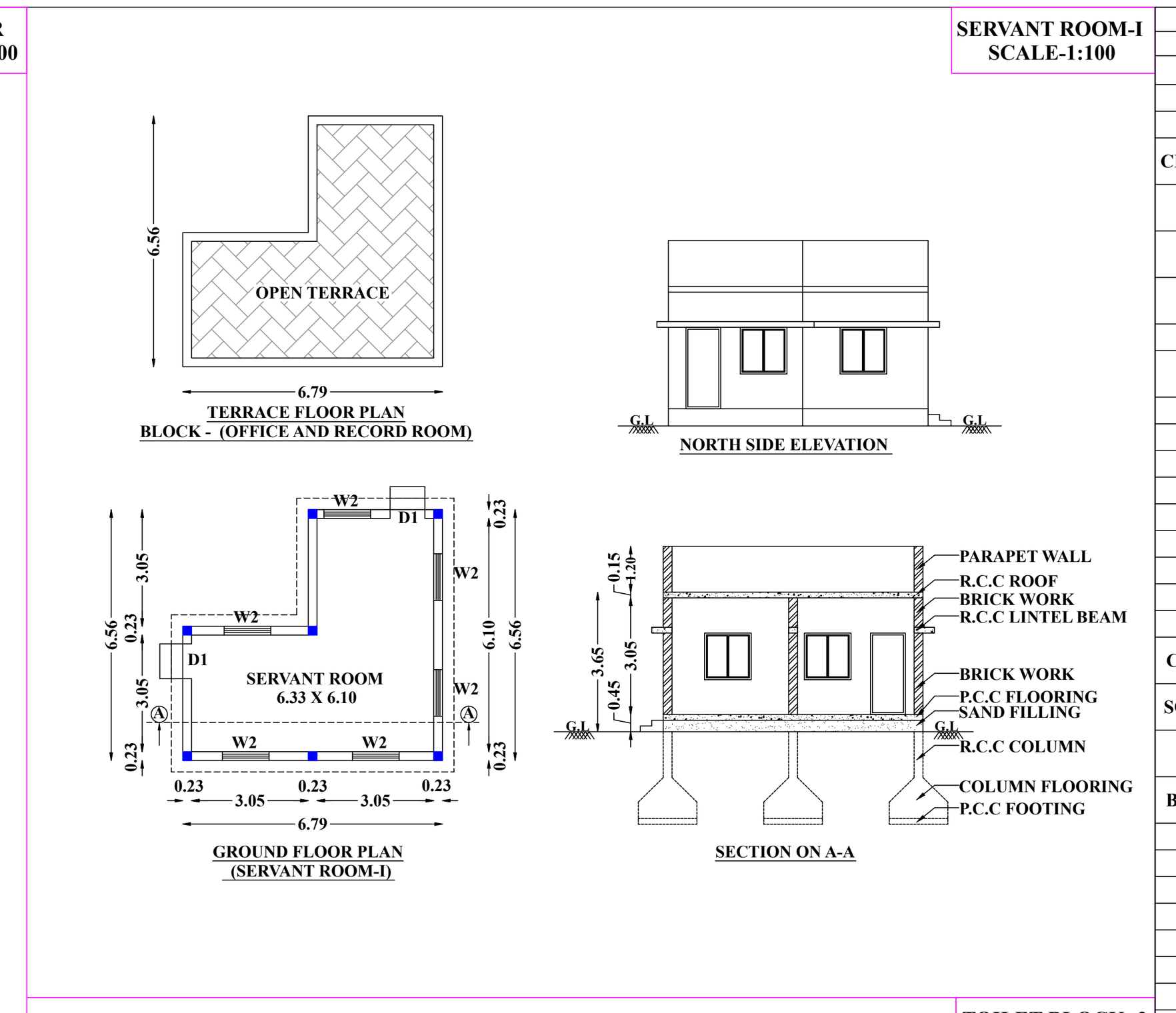


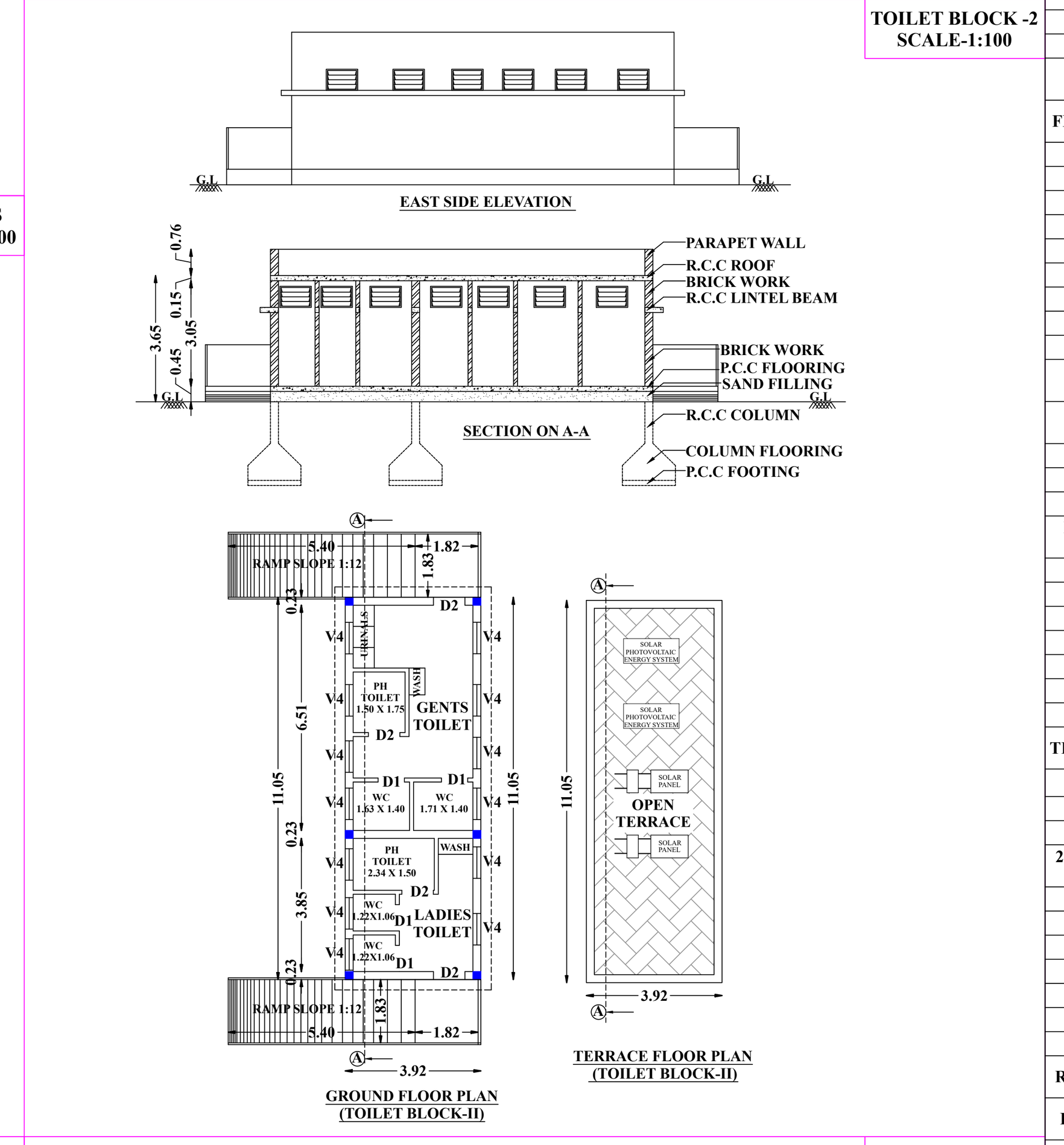


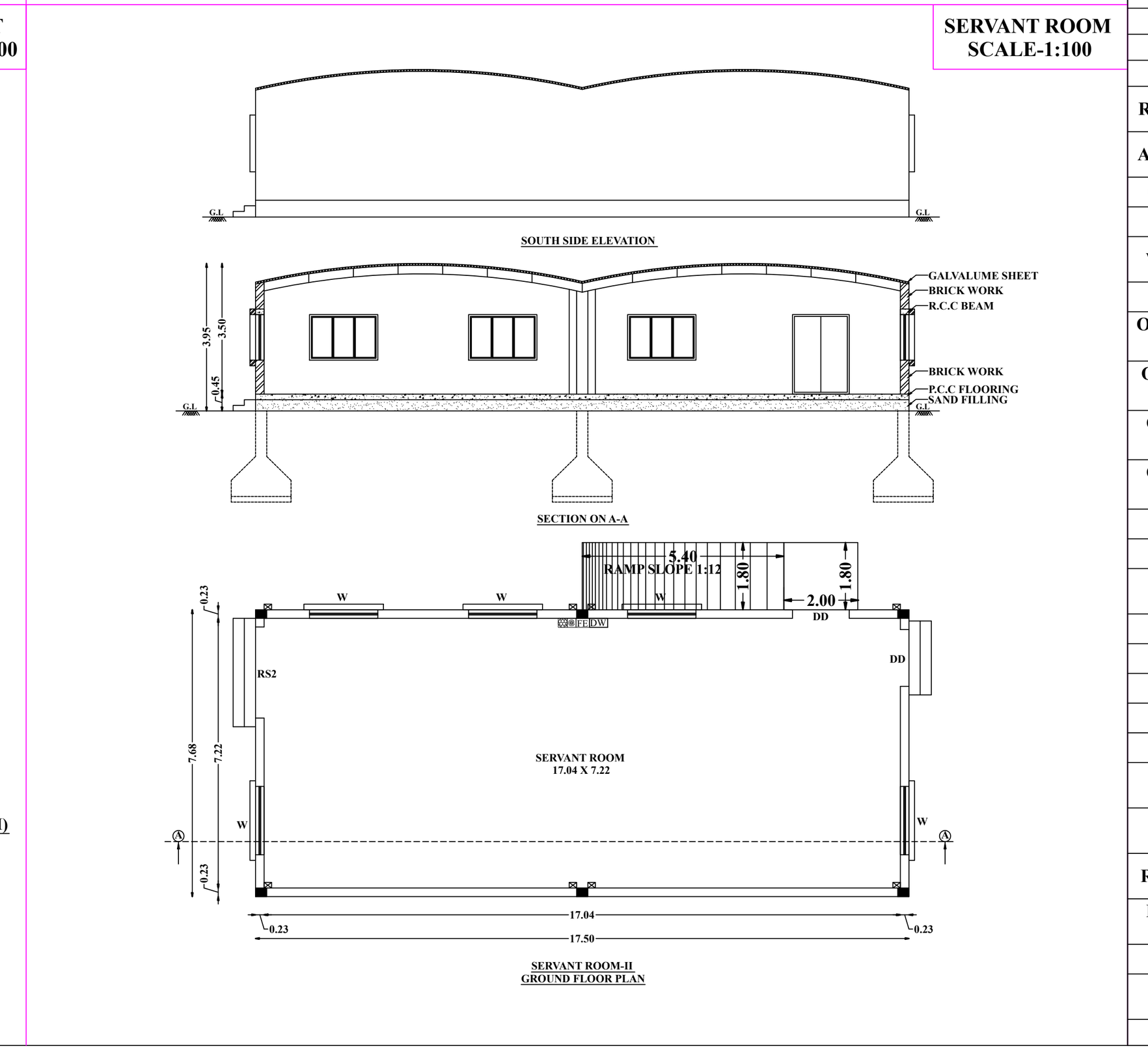












MACHINERY DETAILS

NAME	NO	HP	TOTAL
N O T MOTOR	1	2.00	2.00
B O T MOTOR	1	2.00	2.00
D O T MOTOR	1	5.00	5.00
CHILLING TANK MOTOR	2	5.00	10.00
SOAP STOCK TANK MOTOR	1	3.00	3.00
CHILL WATER TANK MOTOR	1	3.00	3.00
CRYSTALIZER TANK MOTOR	1	3.00	3.00
SOAP TANK MOTOR	1	0.90	0.90
CIRCULATION PUMP MOTOR	1	5.00	5.00
COMPRESSOR	1	10.00	10.00
BOOSTER PUMP	2	5.00	10.00
DEODORISER	1	5.00	5.00
DE AERTOR PUMP	2	10.00	20.00
VACCUM PUMP	2	5.00	10.00
FATY ACID PUMP	1	5.00	5.00
CHILL PUMP MOTOR	3	5.00	15.00
HOT WATER PUMP	1	1.00	1.00
VACCUM DRYER	1	1.40	1.40
CAUSTIC TANK MOTOR	1	1.50	1.50
SOAP OIL TANK MOTOR	1	1.00	1.00
SOAP STOCK TANK MOTOR	1	3.00	3.00
BLEACHER OIL MOTOR	1	1.40	1.40
AGITATOR	1	1.00	1.00
SEPARATOR	4	7.38	29.50
HEAT EXCHANGER	1	7.40	7.40
MIXER M/C	1	1.40	1.40
DISC TANK MOTOR	1	0.70	0.70
KNIFE MIXER	1	3.00	3.00
HY. FILTER MOTOR	3	3.00	9.00
LIFT MOTOR	1	5.00	5.00
WELDING	2	12.00	24.00
UNLOADING TANK MOTOR	1	14.70	14.70
FINAL CLOTH WASHING	1	25.00	25.00
NEUTRALIZER	2	2.00	4.00
BLEACHER PUMP	1	7.50	7.50
DEO PUMP	1	10.00	10.00
DEAERATOR PUMP	2	10.00	20.00
FATTY ACID PUMP	1	7.50	7.50
VACCUM PUMP	1	10.00	10.00
BOP PUMP	1	5.00	5.00
CLOUDI PUMP	1	2.00	2.00
BLEACHER STIRROR	1	3.00	3.00
BLEACHER POWDER MOTOR	1	3.00	3.00
POWDER BLOWER MOTOR	1	7.50	7.50
DEAERATOR PUMP	1	5.00	5.00
DISC MIXER	1	3.00	3.00
COMPRESSOR	3	45.00	45.00
BLEACHER OIL PUMP MOTOR	1	7.50	7.50
SOAP ABSORBER	1	5.00	5.00
BLEACHER	1	3.00	3.00
I D FAN MOTOR	2	16.90	16.90
F D FAN MOTOR	3	23.00	23.00
PUMP MOTOR	1	7.40	7.40
PUMP MOTOR	0.60	5.00	5.60
FEED PUMP MOTOR	1	10.00	10.00
THERMIC PUMP MOTOR	1	7.40	7.40
THERMIC FD FAN	1	2.00	2.00
THERMIC ID FAN	1	3.00	3.00
PACKING M/C	3	1.50	4.50
200 ml & 100ml PACKING M/C	1	5.00	5.00
COOLER	2	2.50	5.00
POUCHING M/C	3	0.50	1.50
TINNING M/C	2	0.50	1.00
SEALING M/C	1	0.50	1.00
FILLING MOTOR	1	3.70	3.70
WAX PRESS M/C	1	10.80	10.80
OIL PUMP MOTOR	1	3.00	3.00
RAW OIL TANK MOTOR	3	7.60	22.80
PROCESSED OIL TANK	3	4.30	13.00
COOLING PUMP	1	12.40	12.40
COOLING PUMP	1	21.50	21.50
PUMP MOTOR	2	10.10	10.10
RAW OIL TANK MOTOR	2	8.50	17.00
ACID OIL TANK MOTOR	1	3.00	3.00
OIL SEDIMENTATION	1	2.70	2.70
ETP MOTOR	1	26.00	26.00
WATER SUMP MOTOR	1	5.00	5.00
RO PLANT MOTOR	1	5.00	5.00
OIL FILLING M/C (rs.20/-, rs 10/-)	1	2.00	2.00
OIL FILLING M/C (1/2lit, 1lit)	1	10.00	10.00
OIL FILLING M/C (1lit, CANE)	1	8.00	8.00
OIL FILLING M/C (5lit, CANE)	1	8.00	8.00
OIL FILLING MOTOR	1	7.50	7.50
BORE WELL MOTOR	1	7.50	7.50
EXPELLER WITH MOTORS	1	75.00	75.00
FILTER PRESS	1	5.00	5.00
BABY STEAM BOILER	1	1.00	1.00
CONVEYOR SYSTEM	3	5.00	15.00
CONVEYOR SYSTEM	1	5.00	5.00
HYDRAULIC MOTOR	1	2.00	2.00
SCREW PUMP WITH MOTOR	1	3.00	3.00
MONO BLOCK PUMP WITH MOTOR	1	5.00	5.00
ROTARY WITH MOTOR	1	12.00	12.00
BOILER PISTON PUMP WITH MOTOR	1	1.00	1.00
WATER PUMP	1	2.00	2.00
MONO BLOCK PUMP WITH MOTOR	1	3.00	3.00
TOTAL HP			893.00 HP

SHEET-1/2

SITE AND DETAILED PLAN SHOWING EXISTING CONSTRUCTION OF GALVALUME SHEET, AC SHEET AND R.C.C ROOF OF INDUSTRY BUILDING IN S.F.No:491/1A, 491/2A, 491/2B, 491/3, 492/1, 492/2A, 492/2B, 492/2C AT KAREGOUNDANPALAYAM VILLAGE, ANNUR TALUK, COIMBATORE DISTRICT.

CATEGORY OF INDUSTRY - ORANGE - EDIBLE OIL MANUFACTURING AND PACKING INDUSTRY (TPCB- CONSENT ORDER NO: 2508167080690 DATED :04/06/2025) - 893.00 HP

ALL DIMENSIONS ARE IN METER

ONLINE APPLICATION NO: SWP/BPA/975166/2026 DATED:09.10.2026

NAME OF THE APPLICANT :

M/S. GEM EDIBLE OILS PRIVATE LIMITED,
By It's Director, Mr.K.M.Chinnadurai

AREA DETAILS :

AS PER PATTA - 47700.00 Sq.m

AS PER DOCUMENT - 11.77 Acre (or) 47631.54 Sq.m

AREA DETAILS

S. No	DESCRIPTION	FSI AREA (IN SQ.M)	NON FSI AREA (IN SQ.M)	DEDUCTION (IN SQ.M)	TOTAL BUILT UP AREA (IN SQ.M)
BLOCK-A (ADMIN BLOCK)					
1	GROUND FLOOR	455.01	-	-	455.01
2	FIRST FLOOR	254.63	-	38.63	254.63
BLOCK-B (PACKING AND STORAGE BLOCK - I)					
1	GROUND FLOOR	1177.46	-	-	1177.46
2	MEZZANINE FLOOR	155.75	-	-	155.75
BLOCK-C (CAR PARKING SHED)					
1	GROUND FLOOR	111.57	-	-	111.57
BLOCK-D (ACID OIL TANK)					
1	GROUND FLOOR	58.19	-	-	58.19
BLOCK-E (BOILER SHED)					
1	GROUND FLOOR	750.26	-	-	750.26
2	FIRST FLOOR	69.60	-	-	69.60
BLOCK-F (COAL STORAGE,WELDING SHED,OIL SEDIMENTATION TANK)					
1	GROUND FLOOR	488.46	-	-	488.46
BLOCK-G (DRYING SHED)					
1	GROUND FLOOR	3040.23	-	-	3040.23
BLOCK-H (PROCESSING UNIT - I)					
1	GROUND FLOOR	1164.74	-	-	1164.74
2	MEZZANINE FLOOR	121.50	-	-	121.50
BLOCK-I (TOILET BLOCK - I)					
1	GROUND FLOOR	10.10	-	-	10.10
BLOCK-J (PROCESSING UNIT-II)					
1	GROUND FLOOR	819.35	-	-	819.35
2	FIRST FLOOR	838.17	-	49.39	838.17
3	SECOND FLOOR	454.82	-	-	454.82
4	THIRD FLOOR	148.60	-	-	148.60
BLOCK-K (TANKER LOADING BAY)					
1	GROUND FLOOR	37.19	-	-	37.19
BLOCK-L (FINISHED GOODS AND OIL FILLING STORAGE BLOCK)					
1	GROUND FLOOR	1219.73	-	-	1219.73
BLOCK-M (STORAGE, TIN CLEANING SHED AND TOILET)					
1	GROUND FLOOR	74.77	-	-	74.77
BLOCK-N (WAXING AND STORAGE BLOCK)					
1	GROUND FLOOR	83.11	-	-	83.11
2	FIRST FLOOR	119.12	-	-	119.12
BLOCK-O (PACKING AND STORAGE BLOCK - II)					
1	GROUND FLOOR	1374.85	-	-	1374.85
2	MEZZANINE FLOOR	426.91	-	-	426.91
BLOCK-P (RO PLANT)					
1	GROUND FLOOR	71.13	-	-	71.13
BLOCK-Q (CONTROL ROOM)					
1	GROUND FLOOR	13.37	-	-	13.37
BLOCK-R (SCRAP YARD)					
1	GROUND FLOOR	39.64	-	-	39.64
BLOCK-S (DIESEL PUMP SHED)					
1	GROUND FLOOR	7.44	-	-	7.44
BLOCK-T (SECURITY ROOM)					
1	GROUND FLOOR	11.09	-	-	11.09
SERVANT ROOM - I					
1	GROUND FLOOR	34.54	-	-	34.54
SERVANT ROOM - I I					
1	GROUND FLOOR	134.40	-	-	134.40
TOILET BLOCK - II					
1	GROUND FLOOR	43.32	-	-	43.32
	TOTAL AREA	13809.05	-	88.02	13809.05

$$\text{FLOOR SPACE INDEX} = \frac{\text{FSI AREA}}{\text{SITE AREA}} = \frac{13809.05}{47631.54} = 0.29 < 2.00$$

NOTE:

10% OF CAR AND TWO WHEELER PARKING SPACE SHALL BE EARMARKED FOR ELECTRIC VEHICLES ALONG WITH FAST CHARGING POINT.

OSR REQUIRED	4770.00 Sq.m(10.00%)
OSR PROVIDED	4943.49Sq.m(10.36%)

HEIGHT OF THE BUILDING - 16.69M

Er.T.THILAK RANJITH,
B.E(Civil), M.E(Str),MIE,AIV,FICC,C.Engg, P.E(ECI)
Registered Construction Engineer
CLPA/CE/007/2024
Thilakranjith19@gmail.com, 9486112301

REGISTERED CONSTRUCTION ENGINEER

Er.T.THILAK RANJITH,
B.E(Civil), M.E(Str),MIE,AIV,FICC,C.Engg, P.E(ECI)
Registered Structural Engineer /Grade -I
CLPA/SE/GR-I/024/2024
Thilakranjith19@gmail.com, 9486112301

REGISTERED STRUCTURAL ENGINEER

Er.T.THILAK RANJITH,
B.E(Civil), M.E(Str),MIE,AIV,FICC,C.Engg, P.E(ECI)
Registered Engineer /Grade -I
CMDA-RE/GRI/2022/08/392
Thilakranjith19@gmail.com, 9486112301

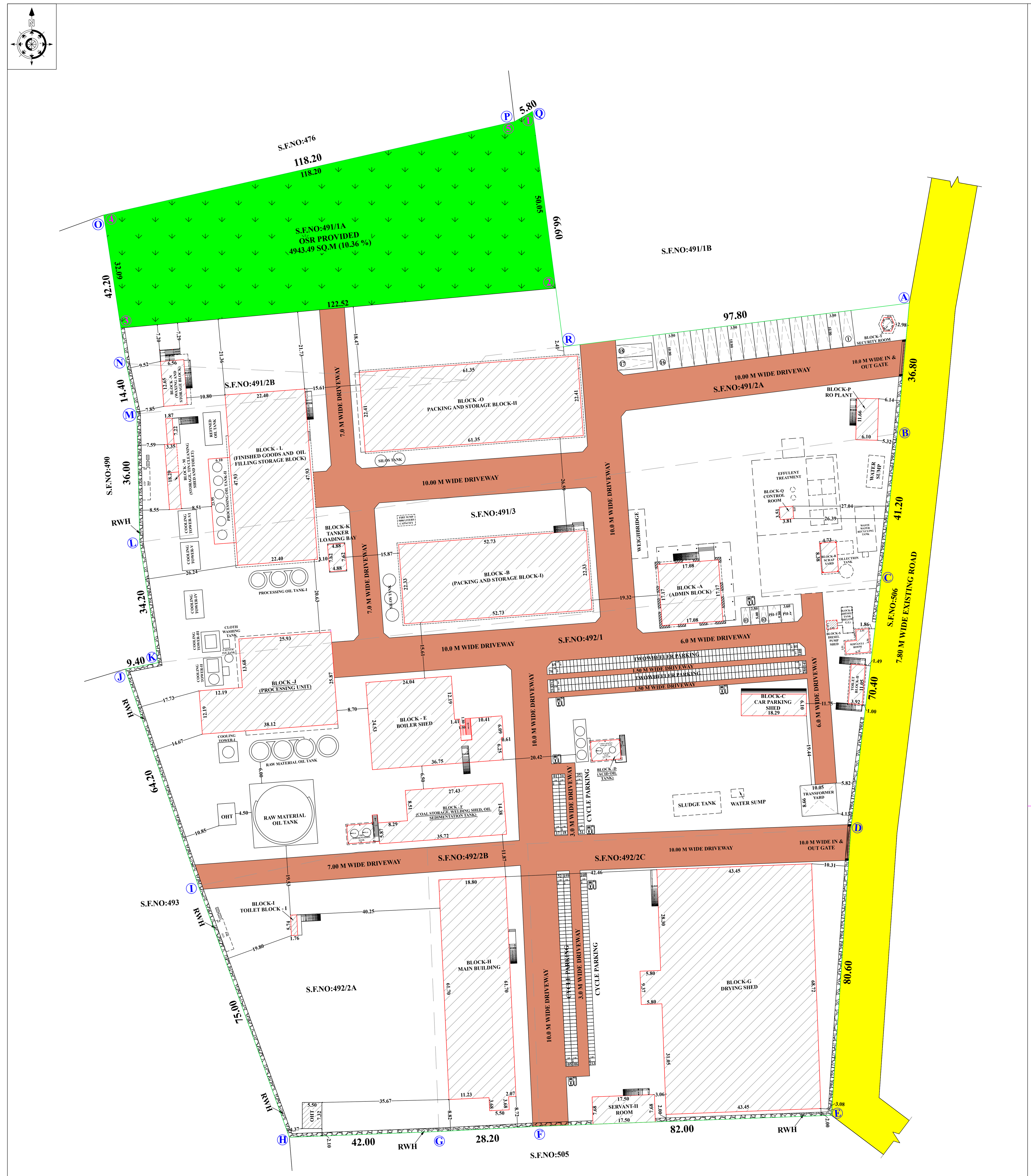
REGISTERED ENGINEER

Er. K.PRAKASH, M.E., (Geo-Technical Engg), MIGS.
Registered Geo-Technical Engineer (GTE),
Regn. No: Coimbatore LPA/GTE/004/2024
prakash.civil157@gmail.com
Contact: 9894713236, 86376 27705

REGISTERED GEO TECH ENGINEER

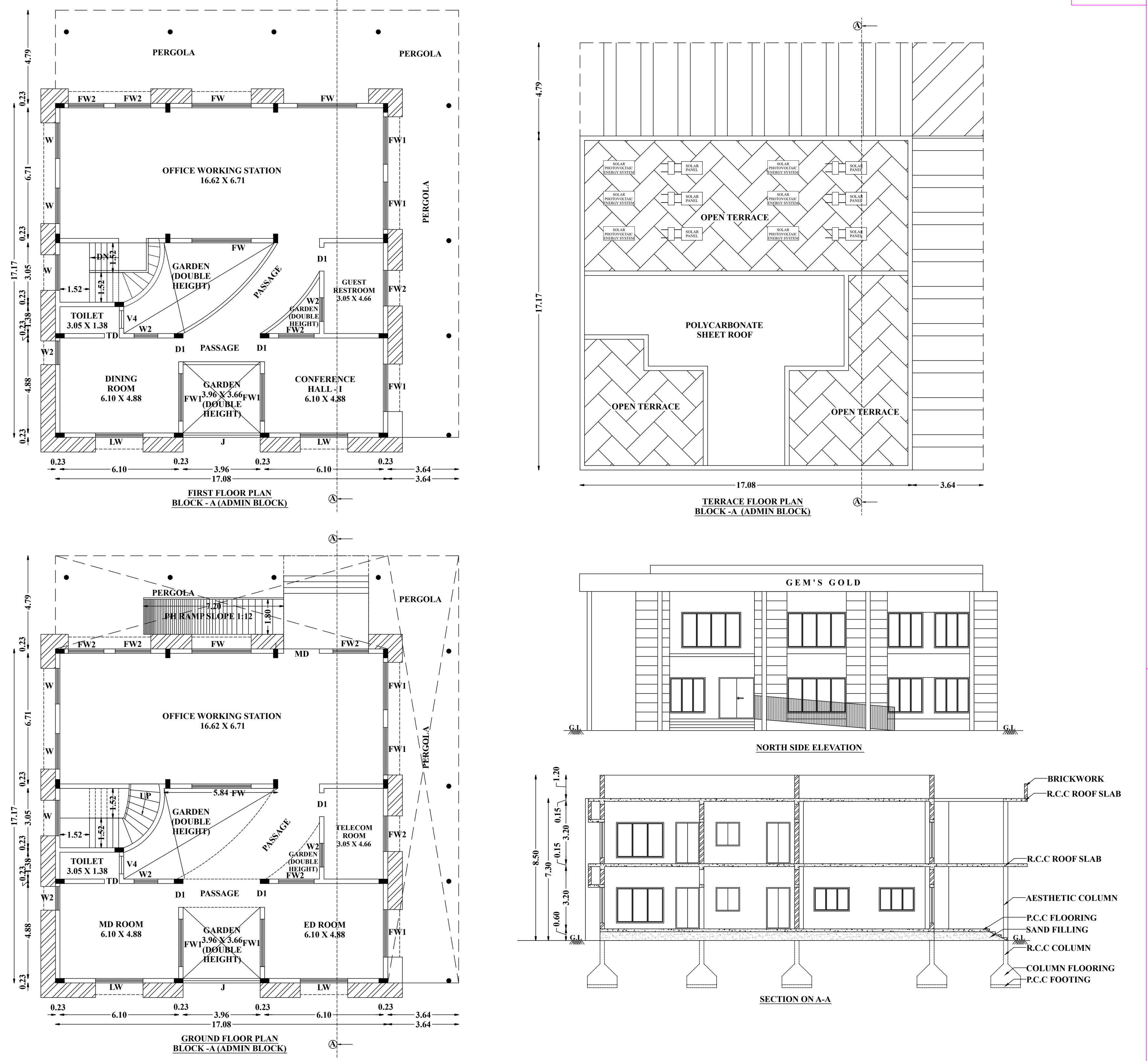
For GEM EDIBLE OILS PVT LTD.,
Managing Director

APPLICANT

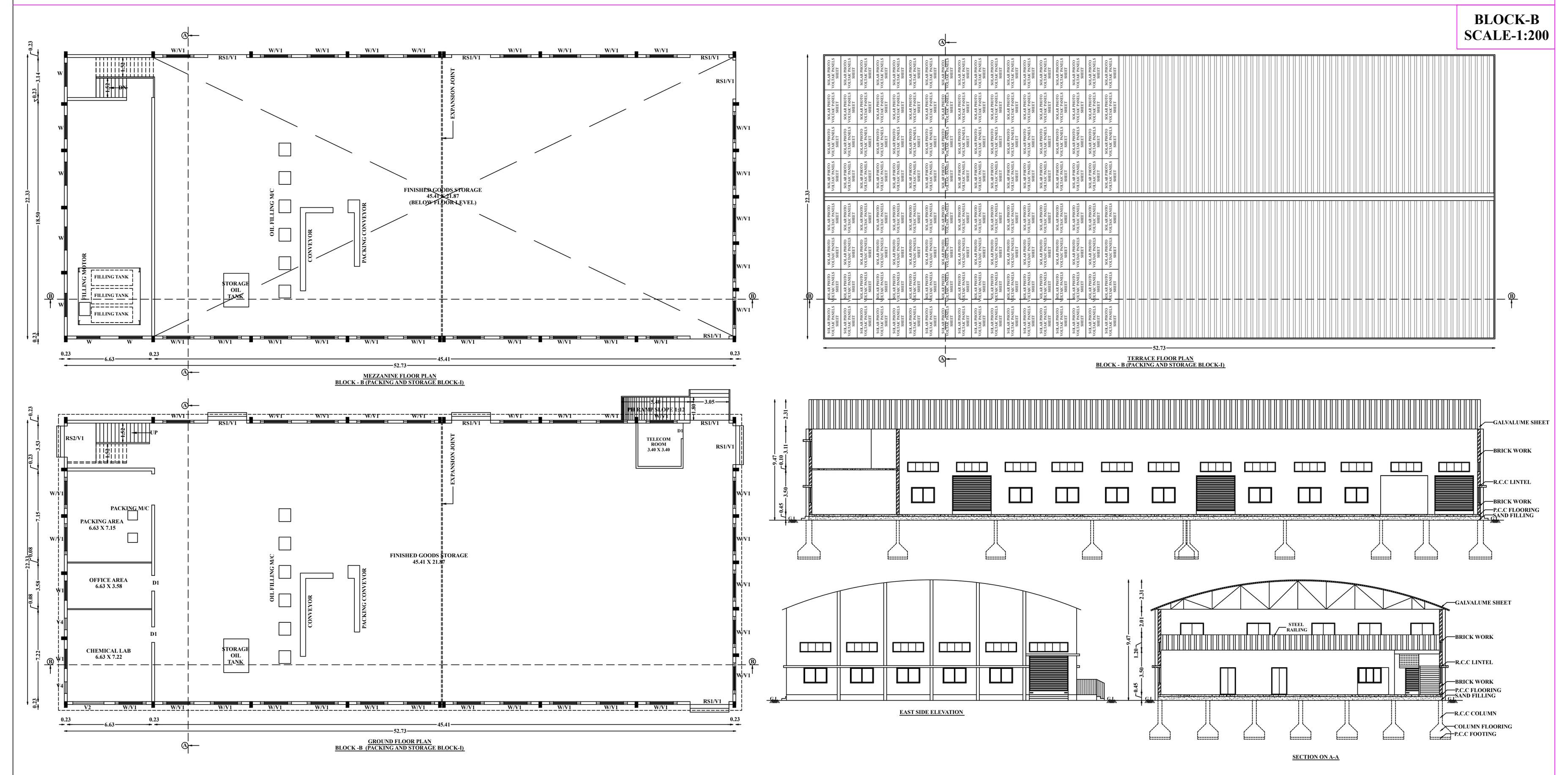


SITE PLAN
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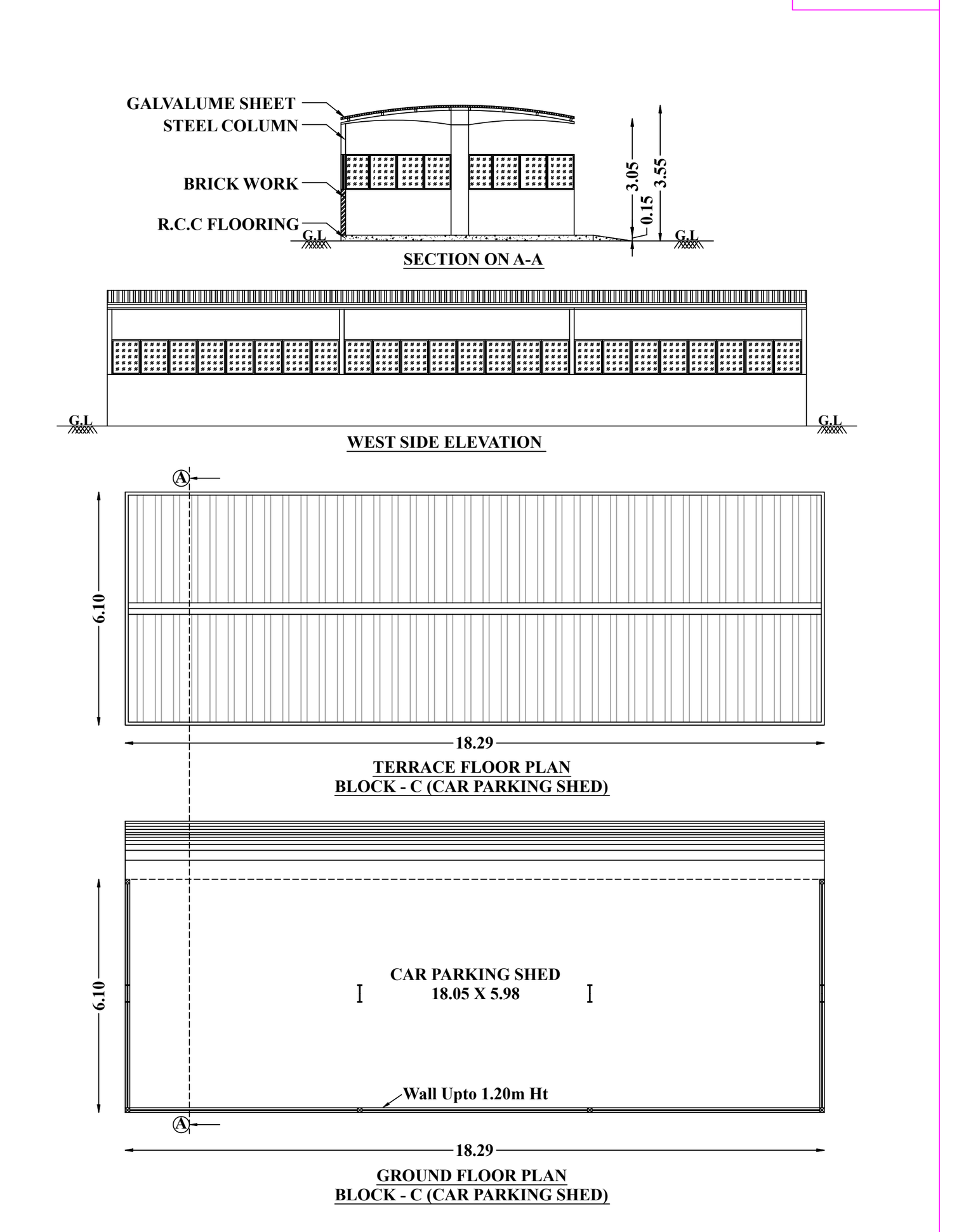
BLOCK-A
SCALE-1:100



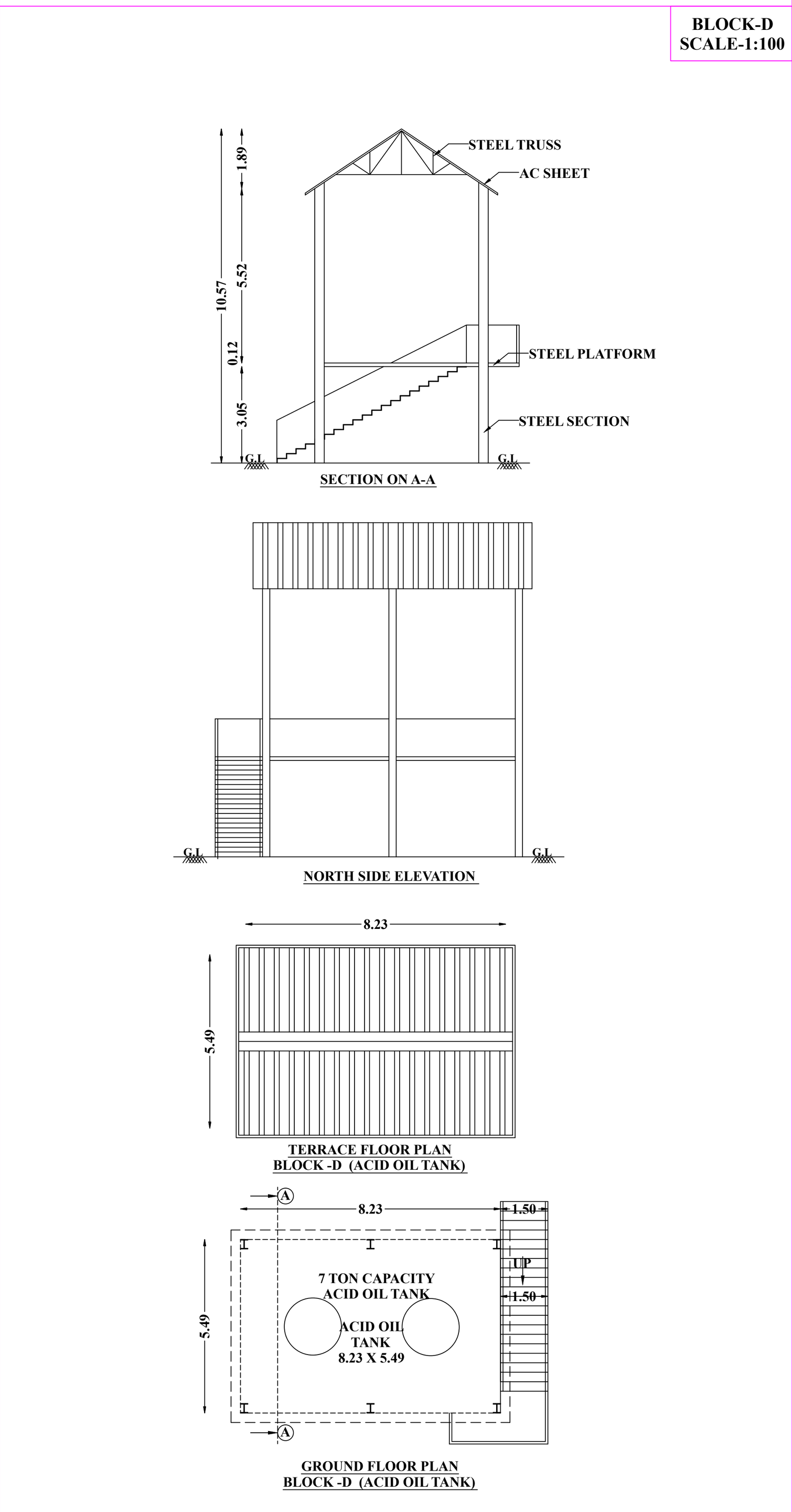
BLOCK-B
SCALE-1:200



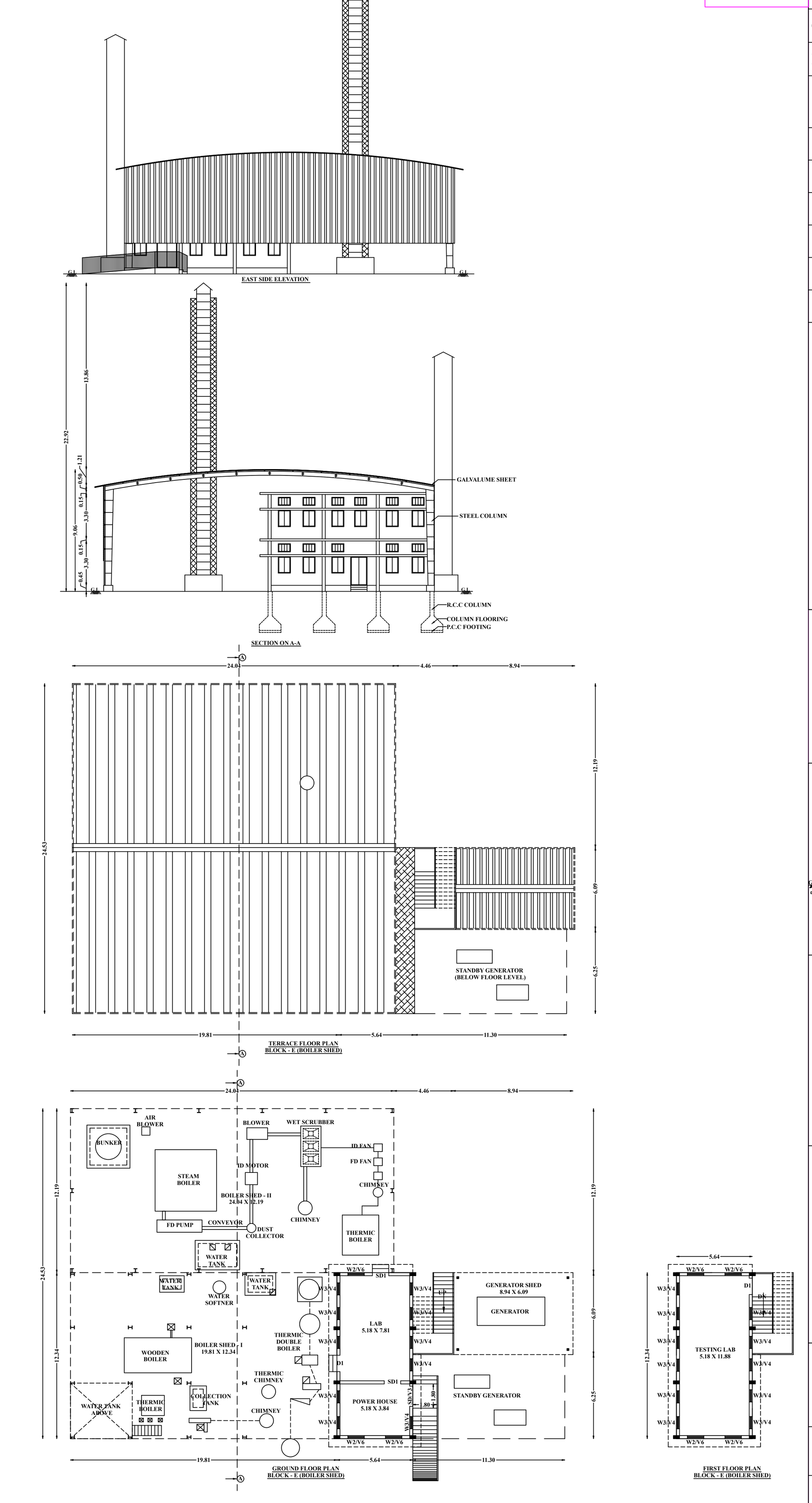
BLOCK-C
SCALE-1:100



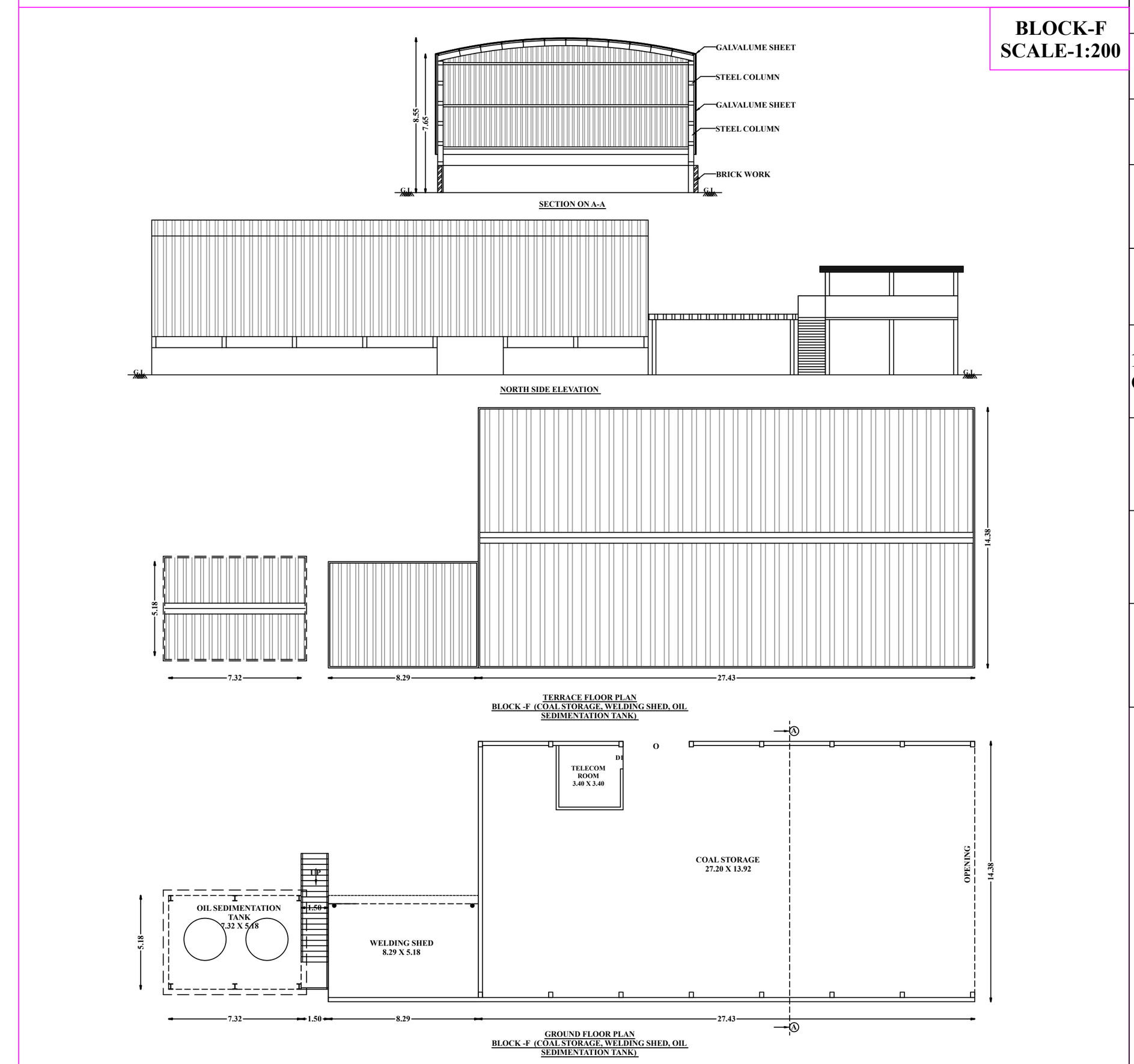
BLOCK-D
SCALE-1:100



BLOCK-E
SCALE-1:200



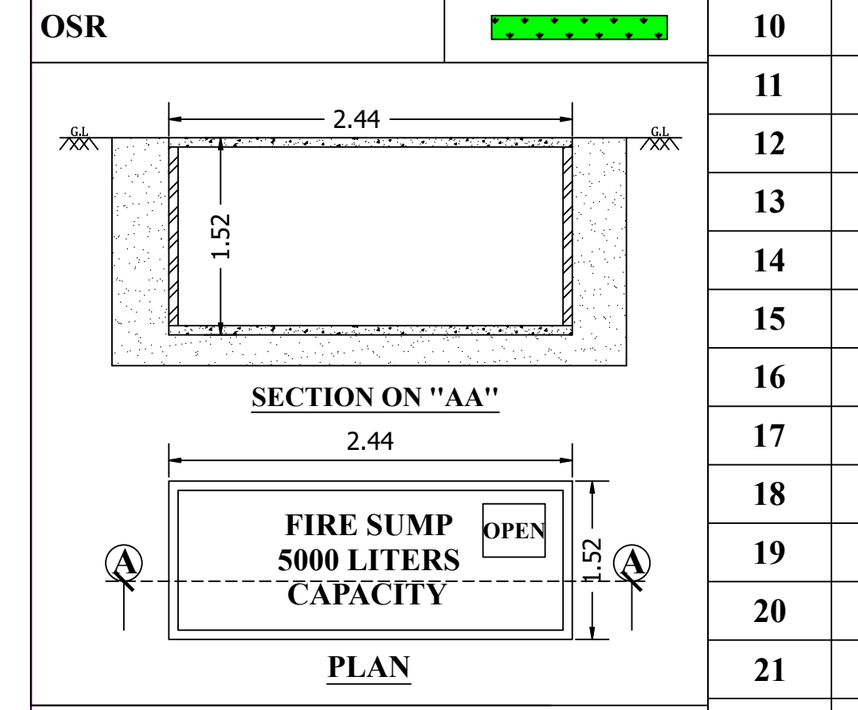
BLOCK-F
SCALE-1:200



TOTAL NO.OF LABOURS - 200	
GENTS	139
LADIES	26

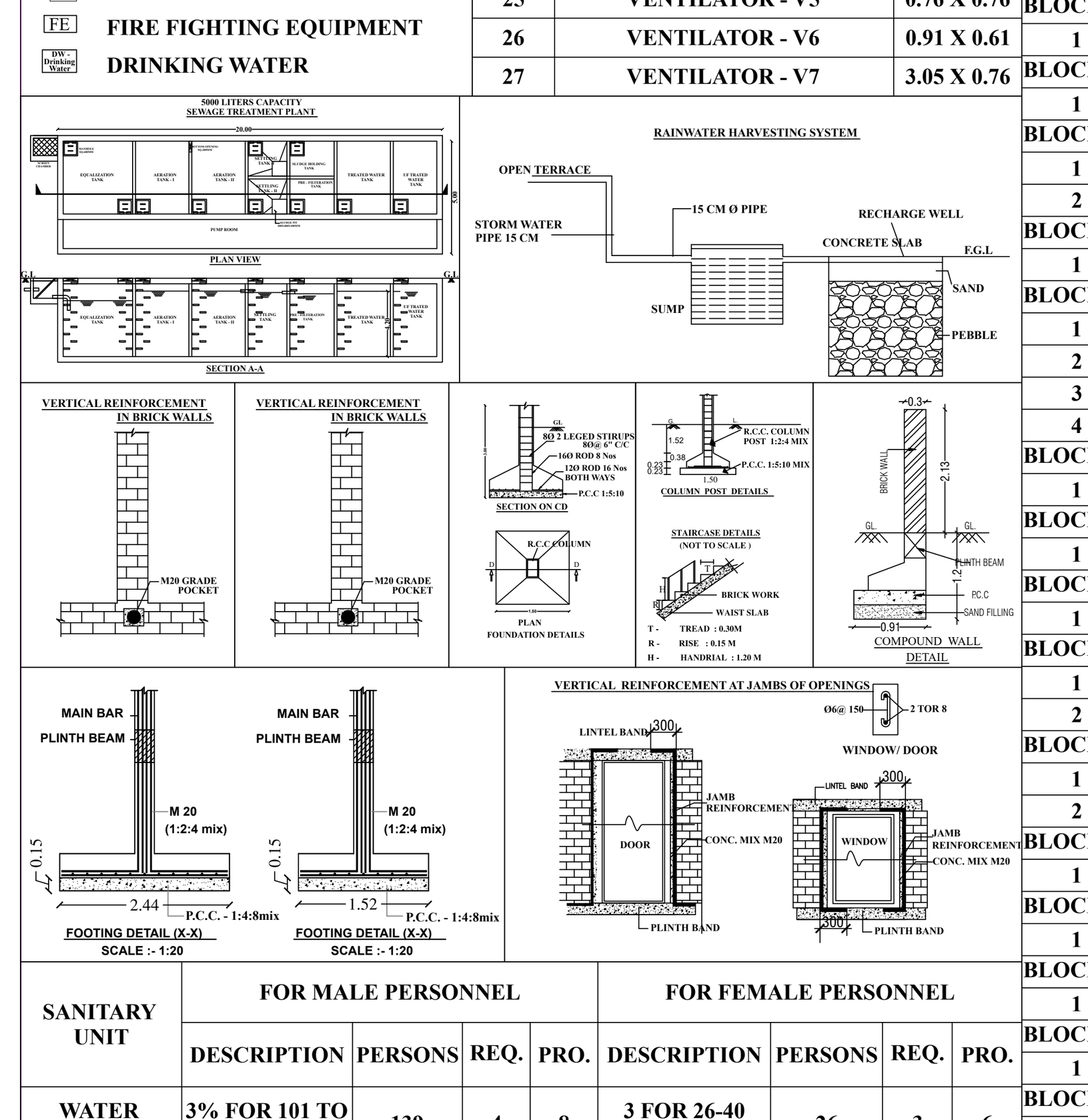
COLOR INDEX

SITE BOUNDARY	
EXISTING ROAD	
PROPOSED BUILDING	
EXISTING BUILDING	
DRIVE WAY	
OSR	



REFERENCE

- FIRE ALARM SYSTEM
- HOSE REEL
- FE FIRE FIGHTING EQUIPMENT
- DRINKING WATER



JOINERY DETAILS

1	ROLLING SHUTTER - RS	3.35 X 3.35
2	ROLLING SHUTTER - RS1	3.05 X 3.35
3	ROLLING SHUTTER - RS2	2.44 X 2.13
4	ROLLING SHUTTER - RS3	4.80 X 3.35
5	MANI DOOR - MD	1.83 X 2.13
6	DOOR - DD	1.52 X 2.13
7	DOOR - D1	1.22 X 2.13
8	DOOR - D2	0.91 X 2.13
9	TOILET DOOR - TD	0.76 X 2.13
10	WINDOW - W	1.83 X 1.22
11	WINDOW - W1	1.52 X 1.52
12	WINDOW - W2	1.22 X 1.22
13	LOUVERED WINDOW - LW	2.44 X 1.83
14	FRENCH WINDOW - FW	3.05 X 1.83
15	FRENCH WINDOW - FW1	2.44 X 1.83
16	FRENCH WINDOW - FW2	1.83 X 1.83
17	JOLLY - J	3.96 X 1.52
18	OPEN - O	3.66 X 3.35
19	OPEN - O1	1.22 X 2.13
20	VENTILATOR - V	3.35 X 0.76
21	VENTILATOR - V1	2.44 X 0.76
22	VENTILATOR - V2	1.83 X 0.76
23	VENTILATOR - V3	1.50 X 0.76
24	VENTILATOR - V4	0.91 X 0.76
25	VENTILATOR - V5	0.76 X 0.76
26	VENTILATOR - V6	0.91 X 0.61
27	VENTILATOR - V7	3.05 X 0.76

SANITARY UNIT	FOR MALE PERSONNEL				FOR FEMALE PERSONNEL			
	DESCRIPTION	PERSONS	REQ.	PRO.	DESCRIPTION	PERSONS	REQ.	PRO.
WATER CLOSET	3% FOR 101 TO 200 PERSONS	139	4	8	3 FOR 26-40 PERSONS	26	3	6
ABULATION TAPS	ONE IN EACH W.C.	-	4	8	ONE IN EACH W.C.	-	3	6
URINALS	FOR 101 TO 200 PERSONS	139	4	10	-	-	-	-
WASHING TAPS	ONE FOR EVERY 25 PERSONS					147	6	10
DRINKING WATER FOUNTAIN	ONE PER 100 PERSONS					147	2	10

PARKING AREA DESCRIPTION	AREA	REQUIRED	PROVIDED
1 CAR SPACE FOR EVERY 200 SQ.M OF OFFICE AREA	709.64/200	4	5 (2 P.H Included)
1 LORRY SPACE FOR EVERY 750 SQ.M OF WORKSHOP AREA	12952.11/750	17	18
1 CYCLE SPACE FOR EVERY 75 SQ.M OF WORKSHOP AREA	12952.11/75	173	213
1 TWO WHEELER SPACE FOR EVERY 75 SQ.M OF WORKSHOP AREA	12952.11/75	173	284 (P.H Included)

SHEET-2/2

SITE AND DETAILED PLAN SHOWING EXISTING CONSTRUCTION OF GALVALUME SHEET, AC SHEET AND R.C.C ROOF OF INDUSTRY BUILDING IN S.F.No:491/1A, 491/2A, 491/2B, 491/3, 492/1, 492/2A, 492/2B, 492/2C AT KAREGOUNDANPALAYAM VILLAGE, ANNUR TALUK, COIMBATORE DISTRICT.

CATEGORY OF INDUSTRY - ORANGE - EDIBLE OIL MANUFACTURING AND PACKING INDUSTRY (TPCB- CONSENT ORDER NO: 2508167080690 DATED :04/06/2025) - 893.00HP

ALL DIMENSIONS ARE IN METER

ONLINE APPLICATION NO: SWP/BPA/975166/2026 DATED:09.10.2026

NAME OF THE APPLICANT :
M/S. GEM EDIBLE OILS PRIVATE LIMITED,
By It's Director, Mr.K.M.Chinnadurai

AREA DETAILS :
AS PER PATTA - 47700.00 Sq.m
AS PER DOCUMENT - 11.77 Acre (or) 47631.54 Sq.m

AREA DETAILS

S. No	DESCRIPTION	FSI AREA (IN SQ.M)	NON FSI AREA (IN SQ.M)	DEDUCTION (IN SQ.M)	TOTAL BUILT UP AREA (IN SQ.M)
BLOCK-A (ADMIN BLOCK)					
1	GROUND FLOOR	455.01	-	-	455.01
2	FIRST FLOOR	254.63	-	38.63	254.63
BLOCK-B (PACKING AND STORAGE BLOCK - I)					
1	GROUND FLOOR	1177.46	-	-	1177.46
2	MEZZANINE FLOOR	155.75	-	-	155.75
BLOCK-C (CAR PARKING SHED)					
1	GROUND FLOOR	111.57	-	-	111.57
BLOCK-D (ACID OIL TANK)					
1	GROUND FLOOR	58.19	-	-	58.19
BLOCK-E (BOILER SHED)					
1	GROUND FLOOR	750.26	-	-	750.26
2	FIRST FLOOR	69.60	-	-	69.60
BLOCK-F (COAL STORAGE,WELDING SHED,OIL SEDIMENTATION TANK)					
1	GROUND FLOOR	488.46	-	-	488.46
BLOCK-G (DRYING SHED)					
1	GROUND FLOOR	3040.23	-	-	3040.23
BLOCK-H (PROCESSING UNIT - I)					
1	GROUND FLOOR	1164.74	-	-	1164.74
2	MEZZANINE FLOOR	121.50	-	-	121.50
BLOCK-I (TOILET BLOCK - I)					
1	GROUND FLOOR	10.10	-	-	10.10
BLOCK-J (PROCESSING UNIT-II)					
1	GROUND FLOOR	819.35	-	-	819.35
2	FIRST FLOOR	838.17	-	49.39	838.17
3	SECOND FLOOR	454.82	-	-	454.82
4	THIRD FLOOR	148.60	-	-	148.60
BLOCK-K (TANKER LOADING BAY)					
1	GROUND FLOOR	37.19	-	-	37.19
BLOCK-L (FINISHED GOODS AND OIL FILLING STORAGE BLOCK)					
1	GROUND FLOOR	1219.73	-	-	1219.73
BLOCK-M (STORAGE, TIN CLEANING SHED AND TOILET)					
1	GROUND FLOOR	74.77	-	-	74.77
BLOCK-N (WAXING AND STORAGE BLOCK)					
1	GROUND FLOOR	83.11	-	-	83.11
2	FIRST FLOOR	119.12	-	-	119.12
BLOCK-O (PACKING AND STORAGE BLOCK - II)					
1	GROUND FLOOR	1374.85	-	-	1374.85
2	MEZZANINE FLOOR	426.91	-	-	426.91
BLOCK-P (RO PLANT)					
1	GROUND FLOOR	71.13	-	-	71.13
BLOCK-Q (CONTROL ROOM)					
1	GROUND FLOOR	13.37	-	-	13.37
BLOCK-R (SCRAP YARD)					
1	GROUND FLOOR	39.64	-	-	39.64
BLOCK-S (DIESEL PUMP SHED)					
1	GROUND FLOOR	7.44	-	-	7.44
BLOCK-T (SECURITY ROOM)					
1	GROUND FLOOR	11.09	-	-	11.09
SERVANT ROOM - I					
1	GROUND FLOOR	34.54	-	-	34.54
SERVANT ROOM - I I					
1	GROUND FLOOR	134.40	-	-	134.40
TOILET BLOCK - II					
1	GROUND FLOOR	43.32	-	-	43.32
	TOTAL AREA	13809.05	-	88.02	13809.05

$$\text{FLOOR SPACE INDEX} = \frac{\text{FSI AREA}}{\text{SITE AREA}} = \frac{13809.05}{47631.54} = 0.29 < 2.00$$

NOTE:
10% OF CAR AND TWO WHEELER PARKING SPACE SHALL BE EARMARKED FOR ELECTRIC VEHICLES ALONG WITH FAST CHARGING POINT.

OSR REQUIRED	4770.00 Sq.m(10.00%)
OSR PROVIDED	4943.49Sq.m(10.36%)

HEIGHT OF THE BUILDING - 16.69M

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For GEM EDIBLE OILS PVT. LTD., Managing Director
APPLICANT

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

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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.