PP APPROVAL RECORD

Planning Permission

Survey 118/2B2 and 6 more

Keragodahalli

Dharmapuri 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.

Verified RealEstate™

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

hello@verified.realestate

+91 9996 12 9996

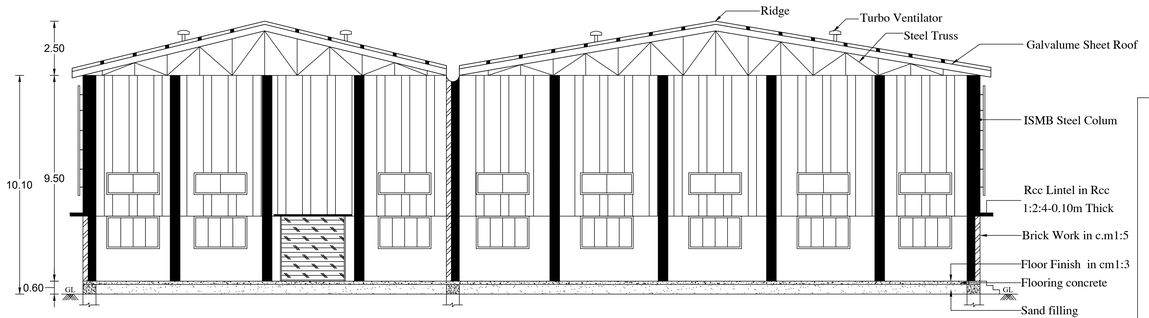
verified.realestate

Site Approval
Roc No. SWP/BPA/002953/2022
Site Boundary shown as A to O
and numbered as L.P/A.D.TCP (Dharmapuri)
No:70/2022
Site approval issued.

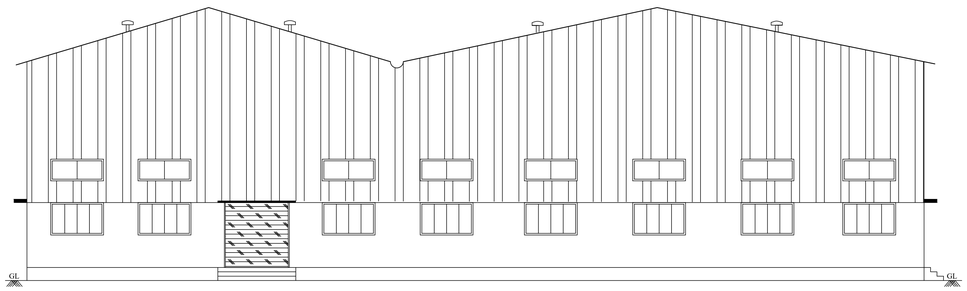
Technical Approval
B.P/A.D.TCP (Dharmapuri) No: 24/2022
Roc No. SWP/BPA/002953/2022
Technical approval issued.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GALVALUME SHEET ROOF INDUSTRIAL BUILDING WITH 201.00HP OF M/S."MASICO COIR FIBER INDUSTRY", IN SF.NO.118/2B2,118/2C1B1, 119/2, 119/3, 120/2B, 120/2C1, AT KERAKODAHALLI VILLAGE & PANCHAYAT, KARIMANGALAM PANCHAYAT UNION & TALUK, DHARMAPURI DISTRICT. (SCALE - 1:500)

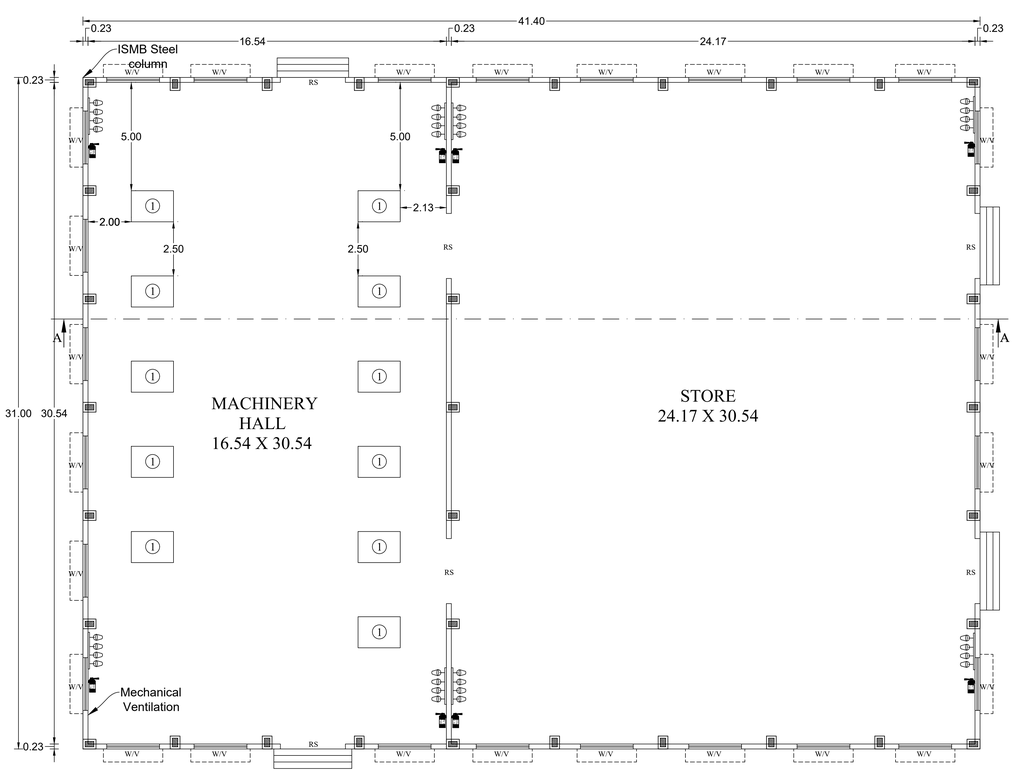
APPLICANT : Mr.P.GOVINDARAJ



SECTION ON 'AA'



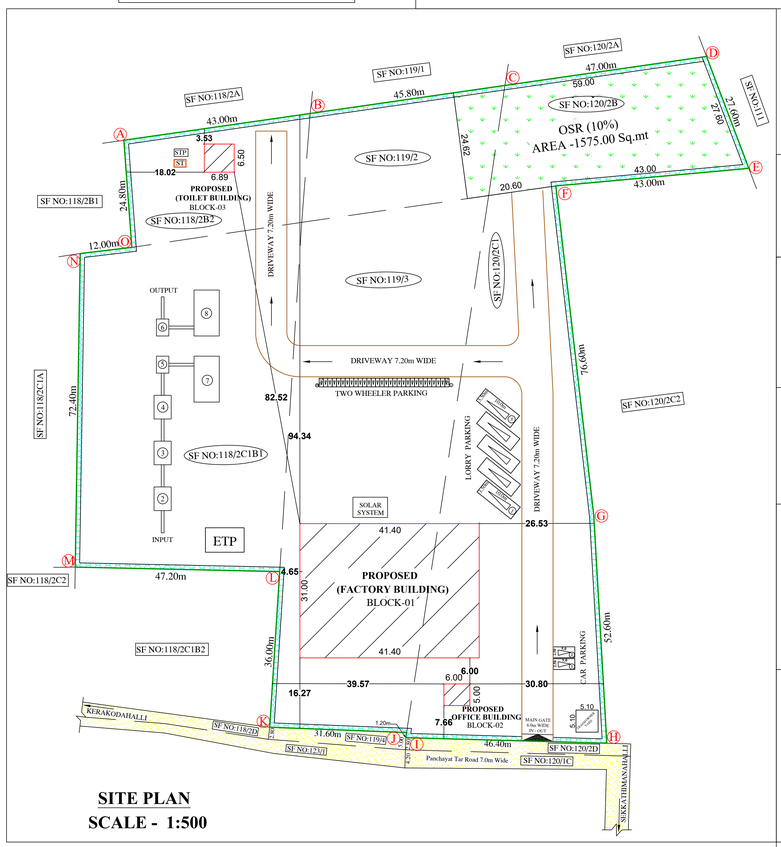
ELEVATION



GROUND FLOOR PLAN

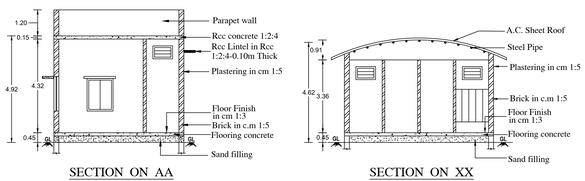
BLOCK - 01 PROPOSED (FACTORY BUILDING)

SCALE - 1:100



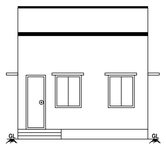
SITE PLAN

SCALE - 1:500

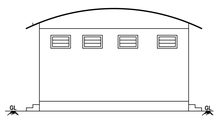


SECTION ON AA

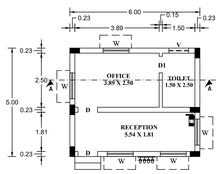
SECTION ON XX



ELEVATION



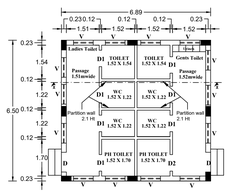
ELEVATION



GROUND FLOOR

BLOCK - 02 PROPOSED (OFFICE BUILDING)

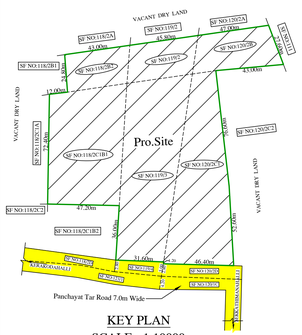
SCALE - 1:100



GROUND FLOOR

BLOCK -03 PROPOSED (TOILET BUILDING)

SCALE - 1:100



KEY PLAN

SCALE - 1:10000

KEY:-

- SITE BOUNDARY
- PROPOSED BUILDING
- EXISTING ROAD
- PROPOSED DRIVE WAY
- RAIN WATER HARVESTING
- SEPTIC TANK

STRUCTURAL ENGINEER

Er.P.V.RAMESH, B.E.,
REGISTERED STRUCTURAL ENGINEER
& CONSTRUCTION CIVIL ENGINER,
CUBICAL CONSTRUCTIONS,
NO-391, UPKAR ROYAL GARDEN,
ZUZUVADI, HOSUR,
KRISHNAGIRI DT - Cell: 98405 36323
REG.NO: 15/2019. HNDTA.

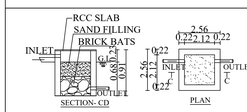
N

NOTE:

FE - FIRE EXTINGUISHER FIXED

MECHANICAL VENTILATION ARE PROVIDED

- FIRE BUCKET FIXED



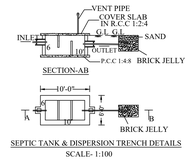
SECTION- CD PLAN

RAIN WATER HARVESTING SYSTEM

SCALE- 1:100

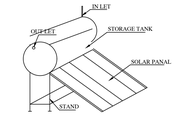


SEWAGE TREATMENT PLANT

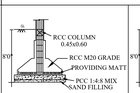


SEPTIC TANK & DISPERSION TRENCH DETAILS

SCALE- 1:100

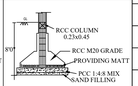


SOLAR SYSTEM
(NOT TO SCALE)



COLUMN FOOTING

SCALE:- 1:100



COLUMN FOOTING

SCALE:- 1:100

$$F.S.I = \frac{1358.18}{15733.00} = 0.08$$

AREA STATEMEMTS

SURVEY NUMBER	AREA in Sq.mt
SF.NO : 118/2B2	1052.00
SF.NO : 118/2C1B1	3881.00
SF.NO : 119/2	1200.00
SF.NO : 119/3	4300.00
SF.NO : 120/2B	1250.00
SF.NO : 120/2C1	4050.00
TOTAL SITE AREA	**15733.00**
SUPER IMPOSED AREA	**15725.19**

JOINERY DETAILS

ROLLING SHUTTER - RS	-	5.30 X 6.00
DOOR - D	-	0.98 X 2.50
DOOR - D1	-	0.76 X 2.50
WINDOW-W	-	2.44 X 1.50
WINDOW-W1	-	1.20 X 1.50
VENTILATOR-V	-	2.44 X 1.50
VENTILATOR-V1	-	0.91 X 0.60

AREA DETAILS

NUMBER OF BLOCKS	FSI AREA (IN SQ.MT)	BUILTUP AREA (IN SQ.MT)
BLOCK - 01 PROPOSED (FACTORY BUILDING)		
GROUND FLOOR	1283.40	1283.40
BLOCK - 02 PROPOSED (OFFICE BUILDING)		
GROUND FLOOR	30.00	30.00
BLOCK - 03 PROPOSED (TOILET BUILDING)		
GROUND FLOOR	44.78	44.78
TOTAL AREA	**1358.18**	**1358.18**

S.NO	MACHINERY DETAILS	HP
1.	Curled Coir - 11Nos	55.00 HP
2.	Pitia Cleaner	02.00 HP
3.	Baby Fiber Cleaner	02.00 HP
4.	Fiber Cleaner	02.00 HP
5.	Disindigator	70.00 HP
6.	Decorticator	60.00 HP
7.	Fiber Auto Machine	05.00 HP
8.	Husk Auto Machine	05.00 HP
	TOTAL NO.OF HP	**201.00 HP**
	NO.OF.WORKERS -	20 NOS.

PARKING DETAILS

LORRY PARKING PROVIDED	- 05 NOS.
CAR PARKING PROVIDED	- 02 NOS.
TWO WHEELER PARKING PROVIDED	- 30 NOS.
CYCLE SPACE AREA	- 30 Sq.mt.
OPEN SPACE AREA PROVIDED	- 1575.00 Sq.mt.(10%)

APPLICANT

[Mr.P.GOVINDARAJ]

REGISTERED ENGINEER

Er.K.ROMESHCHANDRA, B.E.,
REGISTERED ENGINEER & LICENCED
BUILDING SURVEYOR,
AARVEE CONSTRUCTIONS,
NO-3,K.N.M. COMPLEX, PIDAMANERI ROAD,
OPP:INDIAN OVERSEAS BANK,
DHARMAPURI - Cell: 94434 10167
REG.NO: 10/2019. RE-DPI.

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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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.