PP APPROVAL RECORD

Planning Permission

Dindigul

Dindigul district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

PURPOSE
Industrial

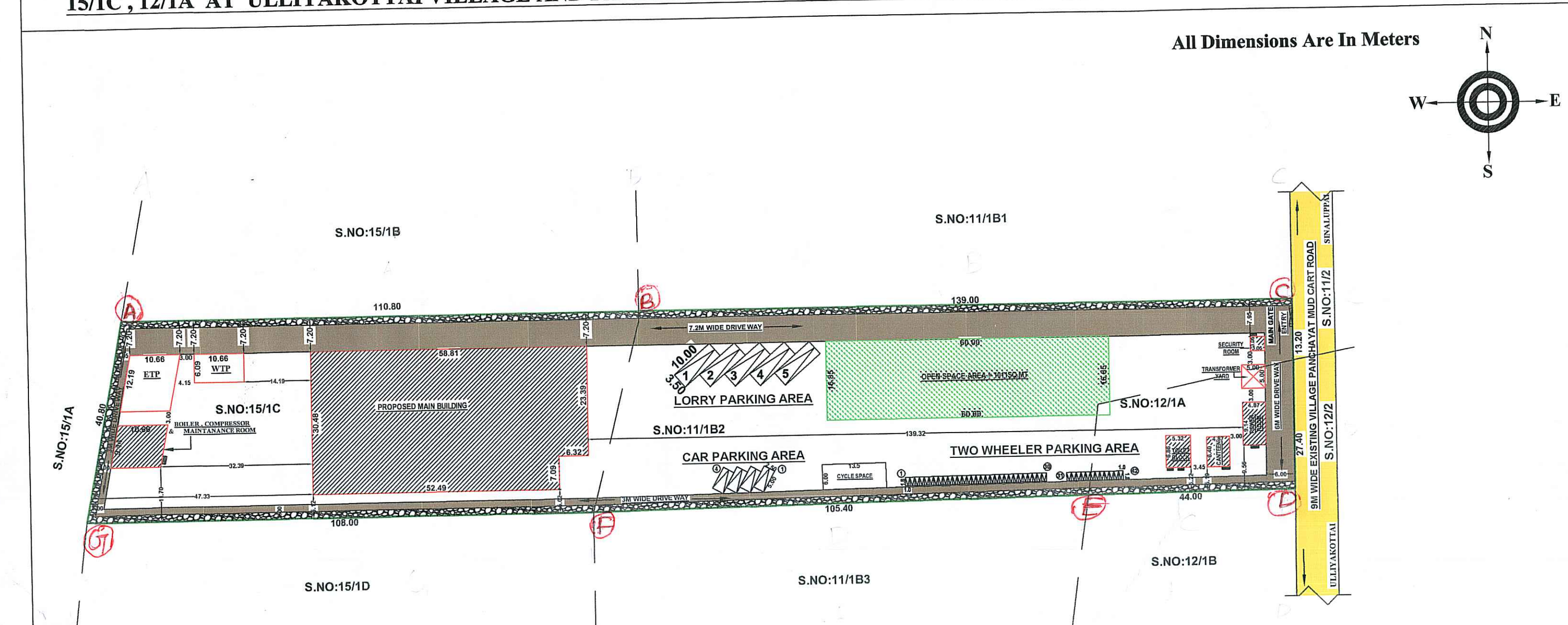
The approval as the planning authority issued it, reproduced in full behind this page.

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

"M/S.BSG FOODS"

. SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF THE 'M/S.BSG FOODS' INDUSTRIAL BUILDINGS IN S.Nos:- 11/1B2, 15/1C, 12/1A AT ULLIYAKOTTAI VILLAGE AND PANCHAYAT AT GUJILIYAMPARAI TALUK, DINDIGUL DISTRICT.

All Dimensions Are In Meters



NUMBER OF WORKERS = 40 MEMBERS

NO. OF LORRY PARKING PROVIDED = 5 NOS
NO. OF CAR PARKING PROVIDED = 4 NOS
NO. OF TWO WHEELER PARKING PROVIDED = 42 NOS
NO. OF CYCLE SPACE AREA PROVIDED = 81.0SQ.M

PLOT COVERAGE AREA = 2119.81 / 10117.10 x 100 = 20.95 < 60 %

FLOOR SPACE INDEX = 2119.81 / 10117.10 = 0.20 < 2.0

OPEN SPACE RESERVATION

REQUIRED AREA = TOTAL AREA x 10/100
= 10117.10 x 10/100
= 1011.71 SQ.MT PROVIDED

. SCALE : [1:800]

SITE EXTENT
AS PER DOCUMENT AREA : 10100.00 SQ.M
AS PER PATTA AREA : 10117.10 SQ.M
INDUSTRIAL TYPE : ORANGE
INDUSTRIAL CATEGORY : MANUFACTURING
FOOD INDUSTRIES

LAND AREA STATEMENT

S.No	VILLAGE NAME	SURVEY NO	HECTARE AS PER PATTA	ACRES AS PER DOC.	SQ.MT.
1	ULLIYAKOTTAI	11/1B2	0 - 48.50	1.20	4850.00
2	ULLIYAKOTTAI	15/1C	0 - 43.0	1.06	4300.00
3	ULLIYAKOTTAI	12/1A	0 - 09.50	0.24	950.00
	TOTAL LAND AREA		1 - 01.00 HECT	2.50 ACRES	10100.00 Sq.Mt

. REFERENCE.
SITE BOUNDARY
EXISTING ROAD
DRIVE WAY
PROPOSED BUILDING
RWH TRENCH
OSR

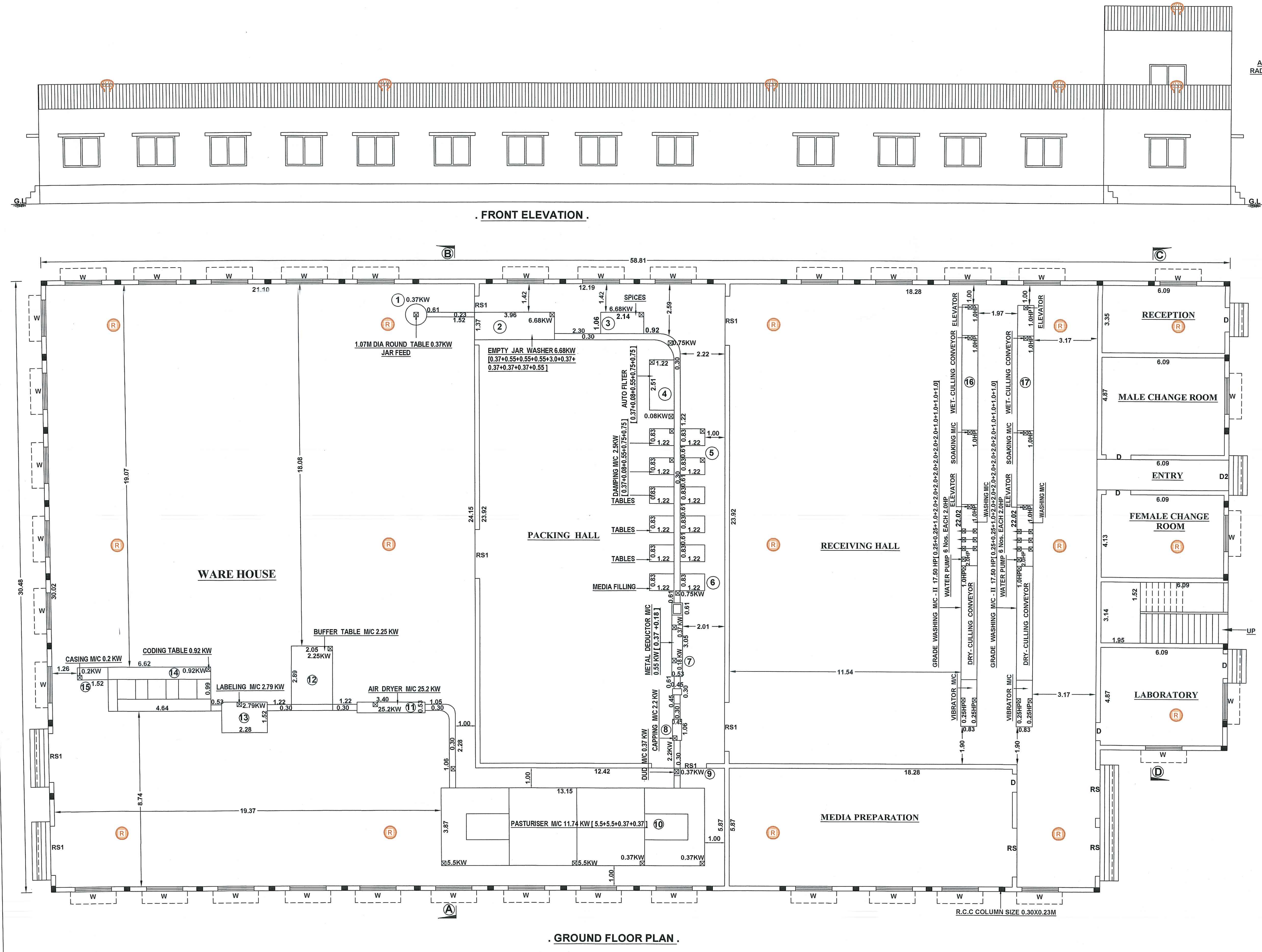
PROPOSED BUILDINGS AREA DETAILS

SL.NO	DESCRIPTION	NON FSI (SQ.MT)	FSI (SQ.MT)	TOTAL AREA (SQ.MT)
1.	GROUND FLOOR MAIN BUILDING	-	1747.72	1747.72
2.	FIRST FLOOR MAIN BUILDING	-	153.20	153.20
3.	CANTEEN	-	31.16	31.16
4.	BOILER,COMPRESSOR &MAINTAIN ROOM	-	97.43	97.43
5.	POWER ROOM	-	44.51	44.51
6.	SECURITY ROOM	-	9.30	9.30
7.	LADIES TOILET &GENTSTOILET	-	36.49	36.49
	TOTAL	-	2119.81	2119.81

"M/S.BSG FOODS"

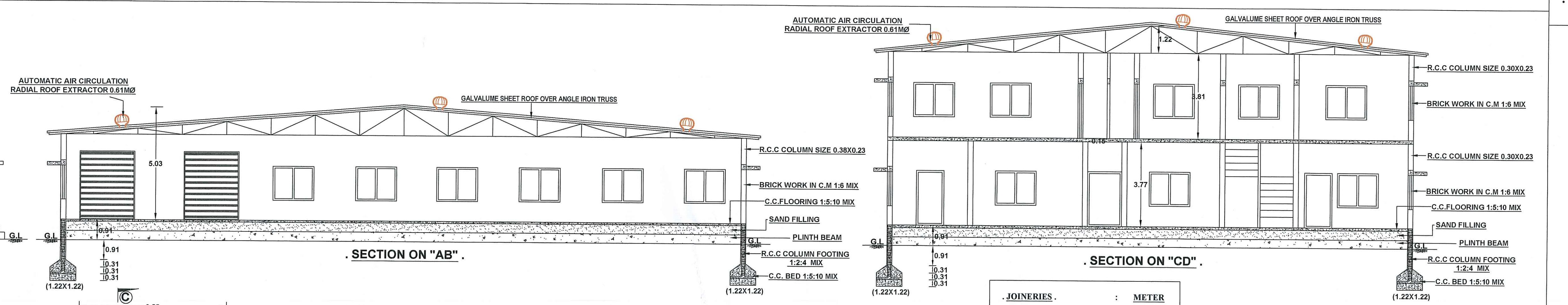
. PLAN SHOWING THE DETAILS OF THE MAIN BLOCK BUILDING IN "M/S.BSG FOOD" IN S.Nos:- 11/1B2, 15/1C,12/1A AT ULLIYAKOTTAI VILLAGE AND PANCHAYAT, GUJILIYAMPARAI TALUK, DINDIGUL DISTRICT.

. SCALE : 1:100 .
All Dimensions Are In Meters



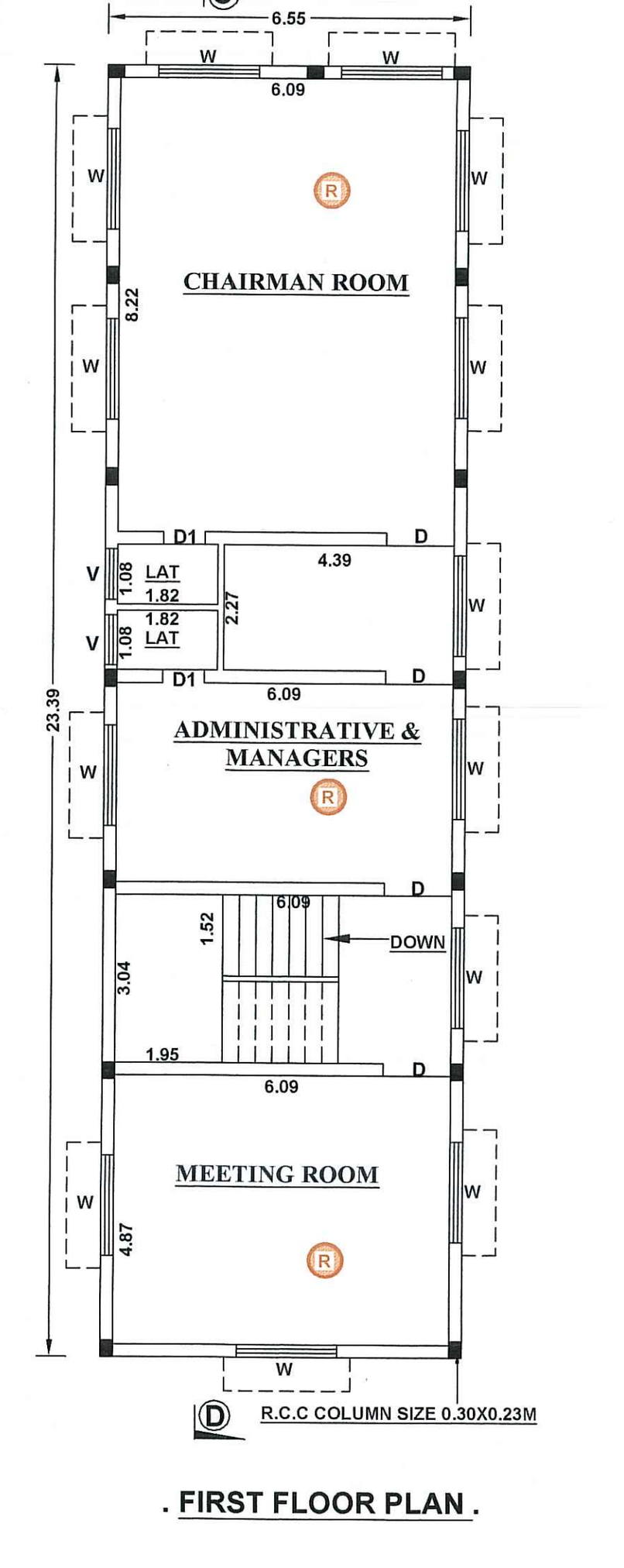
. FRONT ELEVATION .

. GROUND FLOOR PLAN .



. SECTION ON "AB" .

. SECTION ON "CD" .



. FIRST FLOOR PLAN .

. SPECIFICATION .
- FOUNDATION : R.C.C COLUMN FOOTING 1:2:4 MIX OVER A BED OF C.C 1:5:10 MIX.
- BASEMENT : R.C.C COLUMN FOOTING 1:2:4 MIX, BRICK WORK IN C:M 1:6 MIX.
- SUPERSTRUCTURE : BRICK WORK IN C:M 1:6 MIX.
- ROOFING : GALVALUME SHEET ROOF OVER ANGLE IRON TRUSS.
- FLOORING : C.C FLOORING 1:5:10 MIX 0.33 THICK AND TOP FINISHED WITH C:M 1:3 MIX, 0.23 TK.
- PLASTERING : CEMENT PLASTERING 1:5 MIX, 0.15 TK.
- USE : FACTORY BUILDINGS.

. JOINERIES .

		METER
D	DOOR	1.22X2.44
D1	DOOR	0.76X2.44
D2	DOOR	1.82X2.44
RS	ROLLING SHUTTER	2.44X3.05
RS1	ROLLING SHUTTER	3.05X3.05
RS2	ROLLING SHUTTER	1.82X3.05
W	WINDOW	1.82X1.52
W1	WINDOW	1.22X1.52
V	VENTILATOR	0.91X0.60

SL.NO	DESCRIPTION	NON FSI (SQ.MT)	FSI (SQ.MT)	TOTAL AREA (SQ.MT)
1.	GROUND FLOOR	-	1747.72	1747.72
2.	FIRST FLOOR	-	153.20	153.20
	TOTAL AREA		1900.92	1900.92

. MACHINERY LIST .

Sl.No	NAME OF THE MACHINERY	PROPOSED HPS
1	1.07M DIA ROUND TABLE JAR FEED	0.27
2	EMPTY JAR WASHER [0.37+0.55+0.55+3.0+0.37+0.37+0.37+0.55]	4.98
3	SPICES	4.98
4	AUTO FILTER [0.37+0.08+0.55+0.75+0.75]	0.55
5	DAMPING M/C 2.5KW [0.37+0.08+0.55+0.75+0.75]	1.86
6	MEDIA FILLING	0.55
7	METAL DEDUCTOR M/C [0.37 +0.18]	0.41
8	CAPPING M/C 2.2 KW	1.65
9	DUD M/C 0.37 KW	0.28
10	PASTURISER M/C [5.5+5.5+0.37+0.37]	8.76
11	AIR DRYER M/C	18.80
12	BUFFER TABLE M/C	1.68
13	LABELING M/C	2.09
14	CODING TABLE	0.68
15	CASING M/C	0.14
16	GRADE WASHING M/C - II [0.25+0.25+1.0+2.0+2.0+2.0+2.0+2.0+2.0+1.0+1.0+1.0+1.0]	17.40
17	GRADE WASHING M/C - II 17.50 HP [0.25+0.25+1.0+2.0+2.0+2.0+2.0+2.0+2.0+1.0+1.0+1.0+1.0]	17.40
	TOTAL HPs.	82.48 HPs.

NUMBER OF WORKERS = 40 MEMBERS

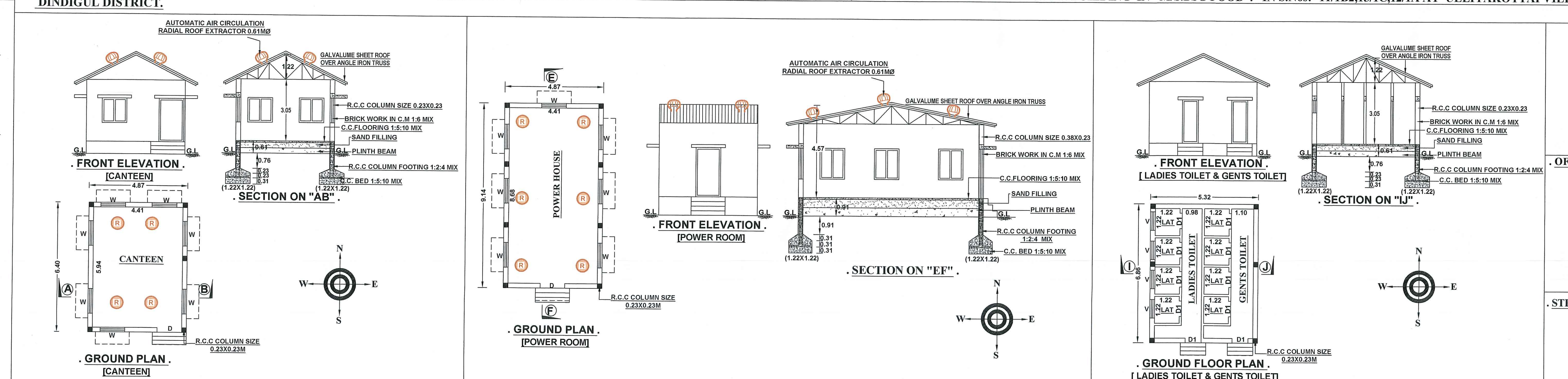
. REFERENCE.
PROPOSED BUILDING
PROPOSED MACHINERY

"M/S.BSG FOODS"

. PLAN SHOWING THE DETAILS OF THE BOILER COMPRESSOR AND MAINTANANCE ROOM, SECURITY ROOM, POWER ROOM ,CANTEEN , LADIES TOILET AND GENTS TOILET BUILDING IN "M/S.BSG FOOD ." IN S.Nos:- 11/1B2,15/1C,12/1A AT ULLIYAKOTTAI VILLAGE , GUJILIYAMPARAI TALUK, DINDIGUL DISTRICT.

SHEET No : 1

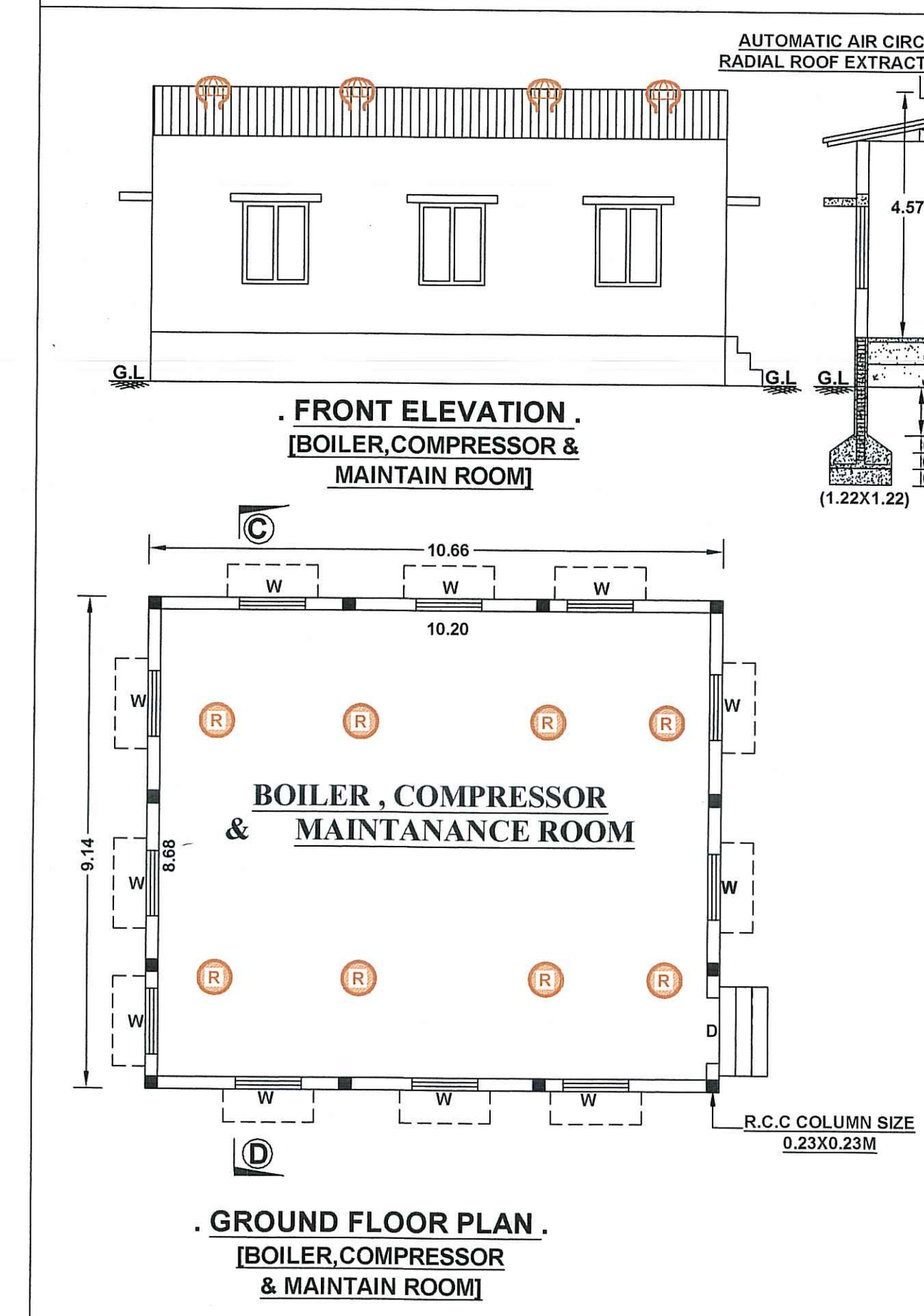
. SCALE : 1:100 .
All Dimensions Are In Meters



. FRONT ELEVATION . [CANTEEN] . SECTION ON "AB" . . GROUND PLAN . [CANTEEN]

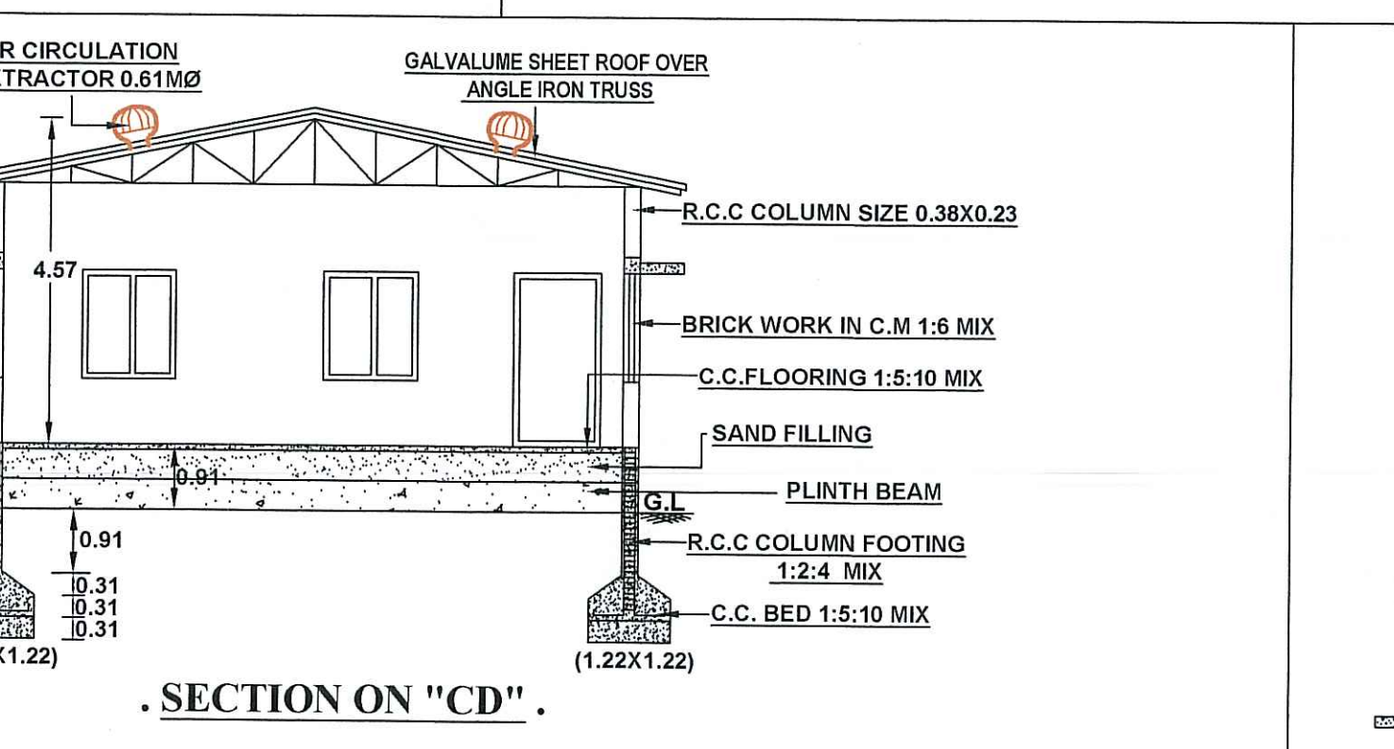
. GROUND PLAN . [POWER ROOM] . FRONT ELEVATION . [POWER ROOM] . SECTION ON "EF" .

. FRONT ELEVATION . [LADIES TOILET & GENTS TOILET] . SECTION ON "IJ" . . GROUND FLOOR PLAN . [LADIES TOILET & GENTS TOILET]



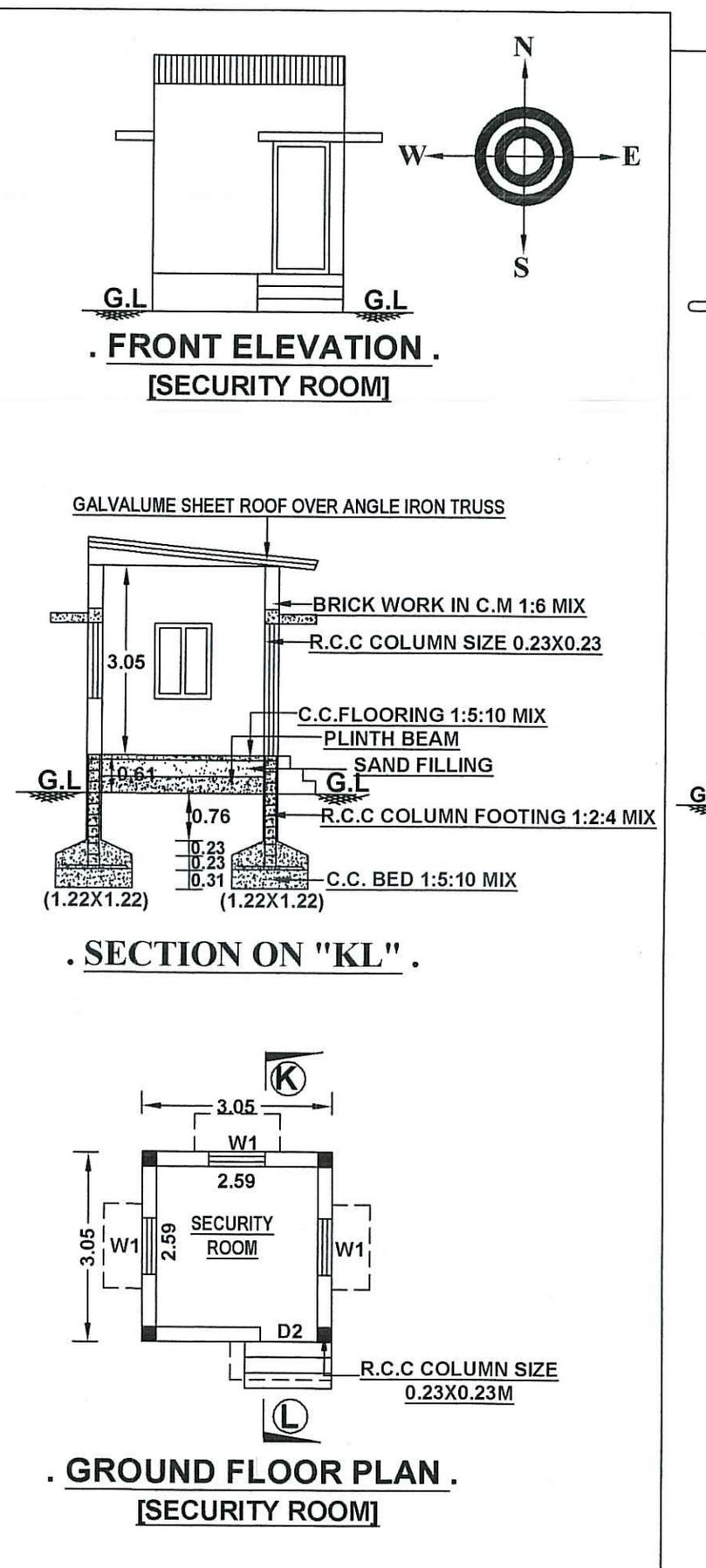
. FRONT ELEVATION . [BOILER,COMPRESSOR & MAINTAIN ROOM]

. GROUND FLOOR PLAN . [BOILER,COMPRESSOR & MAINTAIN ROOM]



. SECTION ON "CD" .

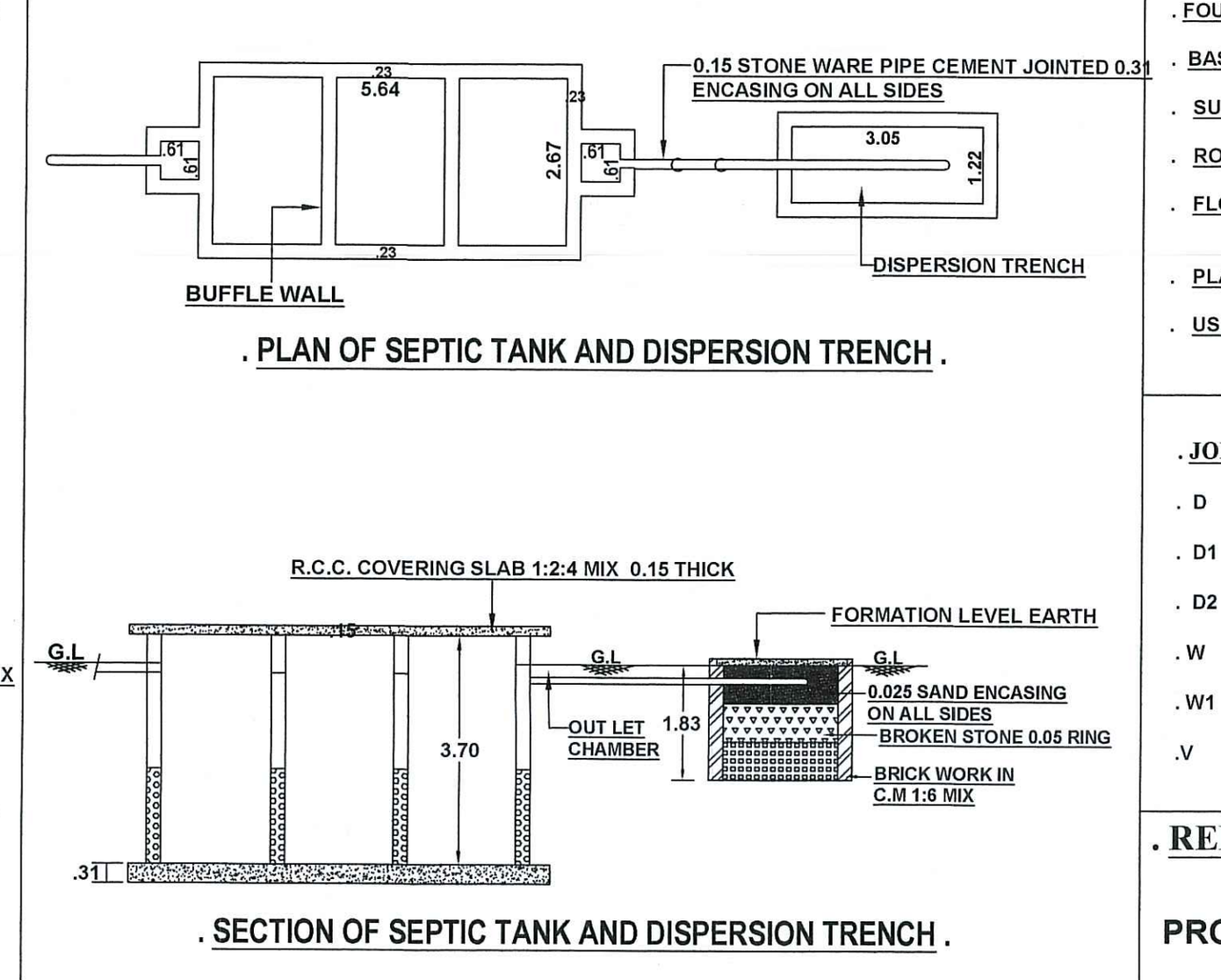
SL.NO	DESCRIPTION	NON FSI (SQ.MT)	FSI (SQ.MT)	TOTAL AREA (SQ.MT)
1.	CANTEEN	-	31.16	31.16
2.	BOILER,COMPRESSOR &MAINTAIN ROOM	-	97.43	97.43
3.	POWER ROOM	-	44.51	44.51
4.	SECURITY ROOM	-	9.30	9.30
5.	LADIES TOILET &GENTSTOILET	-	36.49	36.49
	TOTAL	-	218.89	218.89



. FRONT ELEVATION . [SECURITY ROOM]

. SECTION ON "KL" .

. GROUND FLOOR PLAN . [SECURITY ROOM]



. PLAN OF SEPTIC TANK AND DISPERSION TRENCH .

. SECTION OF SEPTIC TANK AND DISPERSION TRENCH .

ONLINE APPLICATION NO: SWP/BPA/ 003472 /2022
SWP/DTCP/DINDIGUL/SITE APPROVAL NO: 25/2023
SWP/DTCP/DINDIGUL/
BUILDING PERMISSION NO : 03/2023

. SPECIFICATION .
- FOUNDATION : R.C.C COLUMN FOOTING 1:2:4 MIX AND
- BASEMENT : R.C.C COLUMN FOOTING 1:2:4 MIX
- SUPERSTRUCTURE : BRICK WORK IN C:M 1:6 MIX.
- ROOFING : GALVALUME SHEET ROOF OVER ANGLE IRON TRUSS
- FLOORING : C.C FLOORING 1:5:10 MIX 0.1M THICK AND TOP FINISHED WITH C:M 1:3 MIX, 0.23M THICK.
- PLASTERING : CEMENT PLASTERING 1:5 MIX, 0.015M THICK.
- USE : FACTORY BUILDINGS.

. JOINERIES .

		METER
D	DOOR	1.22X2.44
D1	DOOR	0.76X2.44
D2	DOOR	0.91X2.44
W	WINDOW	1.22X1.52
W1	WINDOW	0.91X1.52
V	VENTILATOR	0.91X0.60

. REFERENCE.
PROPOSED BUILDING

. OFFICE USE .

. STRUCTURAL ENGINEER .

Er. A. ABDUL GNANAPRAGASAM

. CONSTRUCTION ENGINEER .

Er.R.VINOTHKUMAR, D.C.E.,

. APPLICANT .

. REGISTERED ENGINEER .

R.RAJASUNDAR, B.E.,M.E.,

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
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.