PP APPROVAL RECORD

Planning Permission

Dindigul district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

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

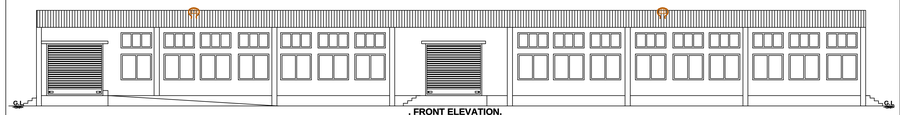
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

Verified RealEstate™
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OMR Thoraipakkam,
Chennai 600 097, India

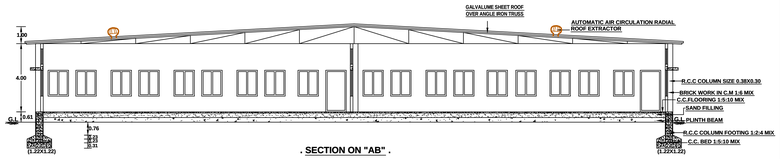
hello@verified.realestate
+91 9996 12 9996
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. PLAN SHOWING THE PROPOSED CONSTRUCTION OF THE INDUSTRIAL BUILDINGS IN S.Nos:- 930/1, 1005/3B1, 1005/4B1 AT THALAIYUTHU VILLAGE AND PANCHAYAT, PALANI TALUK, DINDIGUL DISTRICT.

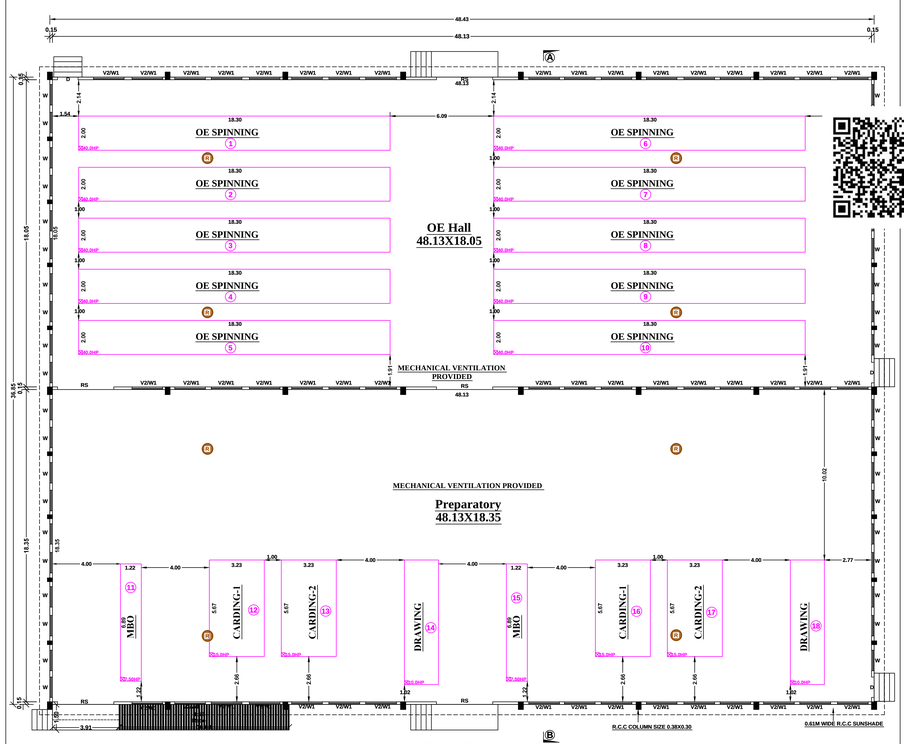
BLOCK-I



. FRONT ELEVATION.
BLOCK-I
[OE HALL&PREPARATORY]

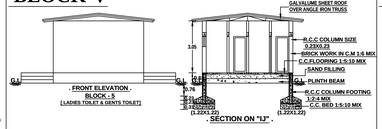


. SECTION ON "AB" .



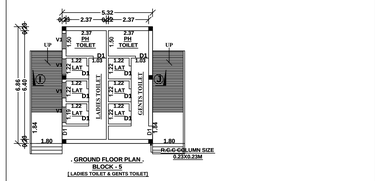
. GROUND FLOOR PLAN .
BLOCK - 1[OE HALL&PREPARATORY]

BLOCK-V



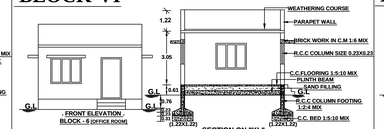
. FRONT ELEVATION .
BLOCK - 5
[LADIES TOILET & GENTS TOILET]

. SECTION ON "IJ" .



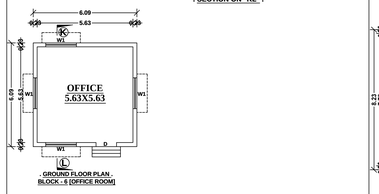
. GROUND FLOOR PLAN .
BLOCK - 5
[LADIES TOILET & GENTS TOILET]

BLOCK-VI



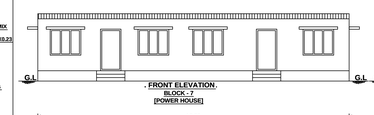
. FRONT ELEVATION
BLOCK - 6 [OFFICE ROOM]

. SECTION ON "KL" .

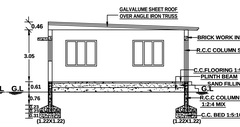


. GROUND FLOOR PLAN .
BLOCK - 6 [OFFICE ROOM]

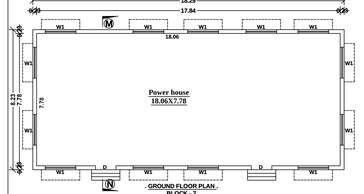
BLOCK-VII



. FRONT ELEVATION.
BLOCK - 7
[POWER HOUSE]



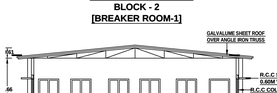
. SECTION ON "MN" .



. GROUND FLOOR PLAN .
BLOCK - 7
[POWER HOUSE]

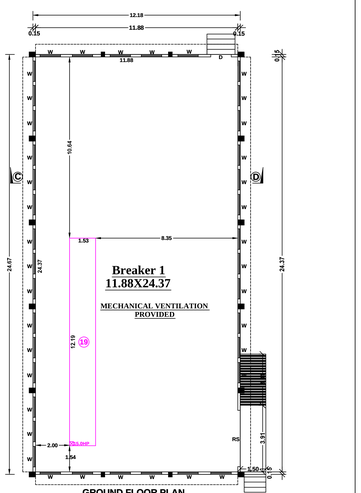
INDUSTRIAL TYPE : ORANGE
INDUSTRIAL CATEGORY : COTTON SPINNING AND WEAVING (MEDIUM AND LARGE SCALE)

BLOCK-II



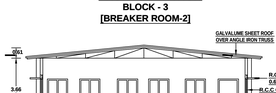
. FRONT ELEVATION.
BLOCK - 2
[BREAKER ROOM-1]

. SECTION ON "CD" .



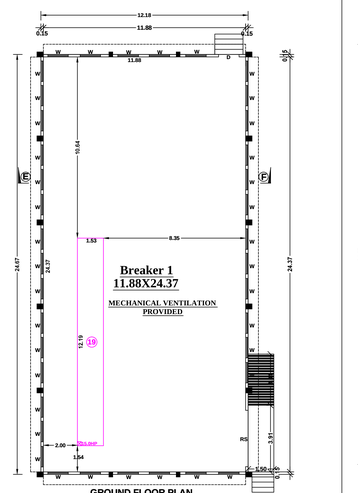
. GROUND FLOOR PLAN .
BLOCK-2
[BREAKER ROOM-1]

BLOCK-III



. FRONT ELEVATION.
BLOCK - 3
[BREAKER ROOM-2]

. SECTION ON "EF" .



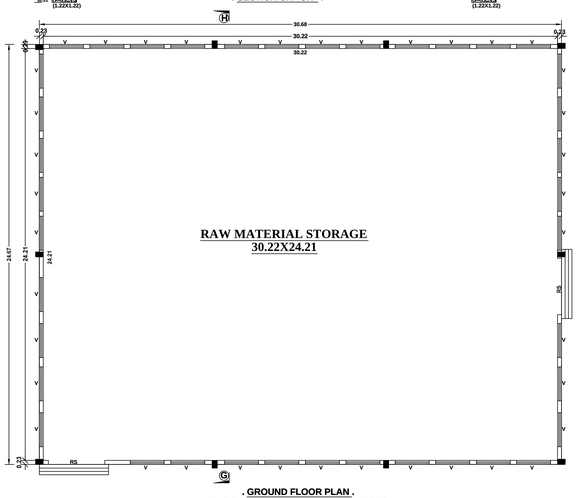
. GROUND FLOOR PLAN .
BLOCK-3
[BREAKER ROOM-2]

BLOCK-IV



. FRONT ELEVATION.
BLOCK - 4 [RAW MATERIAL STORAGE]

. SECTION ON "GH" .



. GROUND FLOOR PLAN .
BLOCK - 4 [RAW MATERIAL STORAGE]

BUILDING PLAN
SHEET NO 2/2

SITE APPROVAL :
ROC NO : 164/2024-2025
Online Application No : SWP/BPA/208053/2024
Scrutiny Reference No : YQUCUQTM
Site Boundary Shown As "A TO J" And Numbered As:SWP/DTCP/Dindigul/
SITE APPROVAL NO :123/2024

BUILDING PERMISSION :
Online Application No :SWP/BPA/208053/2024
Scrutiny Reference No :YQUCUQTM
Numbered As:SWP/DTCP/Dindigul/
BUILDING PERMISSION NO : 26/2024

All Dimensions Are In Meters
SCALE : [1:100]

. 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,R.C.C ROOFING
. 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	: INDUSTRIAL BUILDINGS.

. MACHINERY DETAILS .

Sl.No	NAME OF THE MACHINERY	PROPOSED HPs.
1TO 10	MACHINERY HALL -I OE SPINNING M/C 10NOS EACH 40.0HP	400.0
11	MBO	5.00
12TO13	CARDING M/C 2NOS EACH 15.00HP	30.00
14	DRAWING M/C	10.00
15	MBO	5.00
16TO17	CARDING M/C 2NOS EACH 15.00HP	30.00
18	DRAWING M/C	10.00
19	BREAKER M/C -1	15.00
20	BREAKER M/C -2	15.00
	TOTAL HPs.	520.00 HPs.

Sl.No	DESCRIPTION	NON FSI (SQ.MT)	FSI (SQ.MT)	TOTAL AREA (SQ.MT)
1.	BLOCK-1(OE HALL & PREPARATORY) GROUND FLOOR	-	1784.76	1784.76
2.	BLOCK-2 (BREKAR -1) GROUND FLOOR	-	300.53	300.53
3.	BLOCK-3 (BREKAR -2) GROUND FLOOR	-	300.53	300.53
4.	BLOCK-4(RAWMATERIAL STORAGE) GROUND FLOOR	-	756.89	756.89
5.	BLOCK-5(TOILET BLOCK) GROUND FLOOR	-	36.50	36.50
6.	BLOCK-6(OFFICE) GROUND FLOOR	-	37.09	37.09
7.	BLOCK-7(POWER HOUSE) GROUND FLOOR	-	150.53	150.53
	TOTAL AREA	-	3366.83	3366.83

. JOINERIES . : METER

. D	: DOOR	1.20X2.44
. D1	: DOOR	0.76X2.14
. RS	: ROLLING SHUTTER	3.31X3.05
. W	: WINDOW	1.22X1.52
. W1	: WINDOW	1.80X1.52
.V	: VENTILATOR	2.00X1.22
.V1	: VENTILATOR	0.91X0.61
.V2	: VENTILATOR	1.80X0.91

. REFERENCE.
PROPOSED BUILDING

. STRUCTURAL ENGINEER .
M.UMA BHARATHI,M.E.,
STRUCTURAL ENGINEER Grade- I
LPA Registration No:SE01/2024,
EZHIL CONSTRUCTION
70\5, NVGB Hall road,
Nagal Nagar, Dindigul -624003.
Cell:9345816596

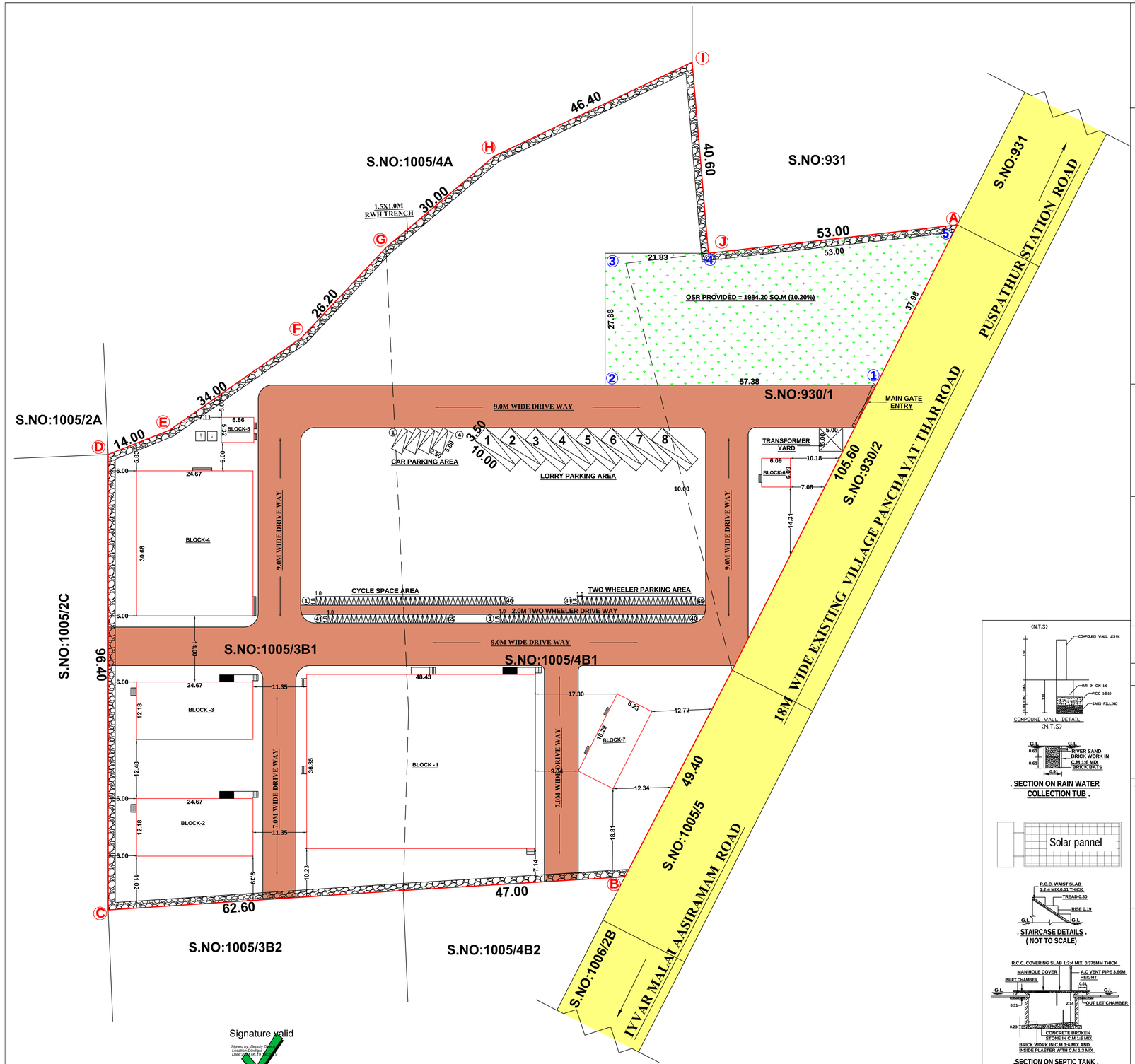
. CONSTRUCTION ENGINEER .
Er. R. VINOTHKUMAR, D.C.E.,
Licensed Surveyor & Civil Engineering Contractor
REGISTRATION NO. CE/MR/OCT/2019/030
No. 1/127, North Street, K.Sennampatti,
THIRUMANGALAM & MADURAI - 625706.
Cell : 97882 71119

.REGISTERED ENGINEER.
R.BALASUNDAR, B.E.,M.S.,
Registered Engineer-Grade II
LPA Registration No: RE04/2020
EZHIL CONSTRUCTION
70\5, NVGB Hall Road,
Nagal Nagar, Dindigul-624 003
Cell: 9345 85407
85081 88585

. APPLICANT.

SITE PLAN
SHEET NO :1/2

. SITE PLAN SHOWING PROPOSED CONSTRUCTION OF THE INDUSTRIAL BUILDINGS IN S.Nos:- 930/1, 1005/3B1, 1005/4B1 AT THALAIYUTHU VILLAGE AND PANCHAYAT, PALANI TALUK, DINDIGUL DISTRICT.



Signature valid
Signed by: Deputy Director
Location: Dindigul
Date: 2024.06.19 14:

NUMBER OF MALE WORKERS : 50 NOS	
NUMBER OF FEMALEE WORKERS : 50 NOS	

. MACHINERY DETAILS .

Sl.No	NAME OF THE MACHINERY	PROPOSED HPs.
1TO 10	MACHINERY HALL -I OE SPINNING M/C 10NOS EACH 40.0HP	400.0
11	MBO	5.00
12TO13	CARDING M/C 2NOS EACH 15.00HP	30.00
14	DRAWING M/C	10.00
15	MBO	5.00
16TO17	CARDING M/C 2NOS EACH 15.00HP	30.00
18	DRAWING M/C	10.00
19	BREAKER M/C -1	15.00
20	BREAKER M/C -2	15.00
	TOTAL HPs.	520.00 HPs.

REFERENCES:
- SITE BOUNDARY
- PROPOSED BUILDING
- EXISTING ROAD
- DRIVE WAY
- OSR
- RWH TRENCH

PARKING DETAILS:

No.Of Cycle Space Provided	=65 Nos
No.Of Car Parking Required	= 4 Nos
No.Of Car Parking Provided	= 4 Nos
No.Of Two Wheeler Parking Required	= 65 Nos
No.Of Two Wheeler Parking Provided	= 65 Nos
No.Of Lorry Parking Required	= 7 Nos
No.Of Lorry Parking Provided	= 8 Nos

$$\text{FSI} = \frac{\text{Total FSI Area}}{\text{Total Site Area}} = \frac{3366.83}{19453.00} = 0.17 > 1.50$$

$$\text{Plot Coverage} = \frac{3366.83}{19453.00} \times 100 = 17.30\%$$

OPEN SPACE RESERVATION

REQUIRED AREA = TOTAL AREA x $\frac{10}{100}$

= 19453.00 x $\frac{10}{100}$

= 1945.30 SQ.MT

PROVIDED AREA = 1984.20 SQ.MT (10.20%)

. APPLICANT .

. CONSTRUCTION ENGINEER .

Er. R. VINOTHKUMAR, D.C.E.,
Licensed Surveyor & Civil Engineering Contractor
REGISTRATION NO.CE/MR/OCT'2019/030
No. 1/127, North Street, K.Sennampatti,
THIRUMANGALAM & MADURAI - 625706.
Cell : 97882 71119

All Dimensions Are In Meters

. SCALE : [1:400]

N
W E
S

ROC NO:164/2024-2025

SITE APPROVAL :

Online Application No :SWP/BPA/208053/2024

Scrutiny Reference No :YQUCUQTM

Site Boundary Shown As "A TO J" And Numbered As:SWP/DTCP/Dindigul/ SITE APPROVAL NO :123/2024

BUILDING PERMISSION :

Online Application No :SWP/BPA/208053/2024

Scrutiny Reference No :YQUCUQTM

Numbered As:SWP/DTCP/Dindigul/ BUILDING PERMISSION NO : 26/2024

INDUSTRIAL TYPE : ORANGE
INDUSTRIAL CATEGORY : COTTON SPINNING AND WEAVING (MEDIUM AND LARGE SCALE)

AS PER THE TAMILNADU POLLUTION CONTROL BOARD 97 NUMBER OF INDUSTRIES ARE CLASSIFIED AS THE ORANGE INDUSTRIES IN THAT LIST COTTON SPINNING AND WEAVING (MEDIUM AND LARGE SCALE) INDUSTRIES COMES UNDER TYPE CODE 2015

SITE AREA DETAILS

S.NO	SURVEY NUMBER	AREA (HEC-ARES) (As Per Patta)	AREA (Sq.Mt) (As Per Patta)
1	930/1	0-30.00	3000.00
2	1005/3B1	0-78.73	7873.00
3	1005/4B1	0-85.80	8580.00
	TOTAL	1-94.53 (HEC-ARES)	19453.00 (Sq.Mt)

SL.NO	DESCRIPTION	NON FSI (SQ.MT)	FSI (SQ.MT)	TOTAL AREA (SQ.MT)
1.	BLOCK-1(OE HALL & PREPARATORY) GROUND FLOOR	-	1784.76	1784.76
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Registered Engineer-Grade II
LPA Registration No: RE04/2020
EZHIL CONSTRUCTION
70/5, NVGB Hall Road,
Nagal Nagar, Dindigul-624 003
Cell: 93454 85407
85081 88585

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.