

PP

APPROVAL RECORD

Planning Permission

Dindigul district, Tamil Nadu

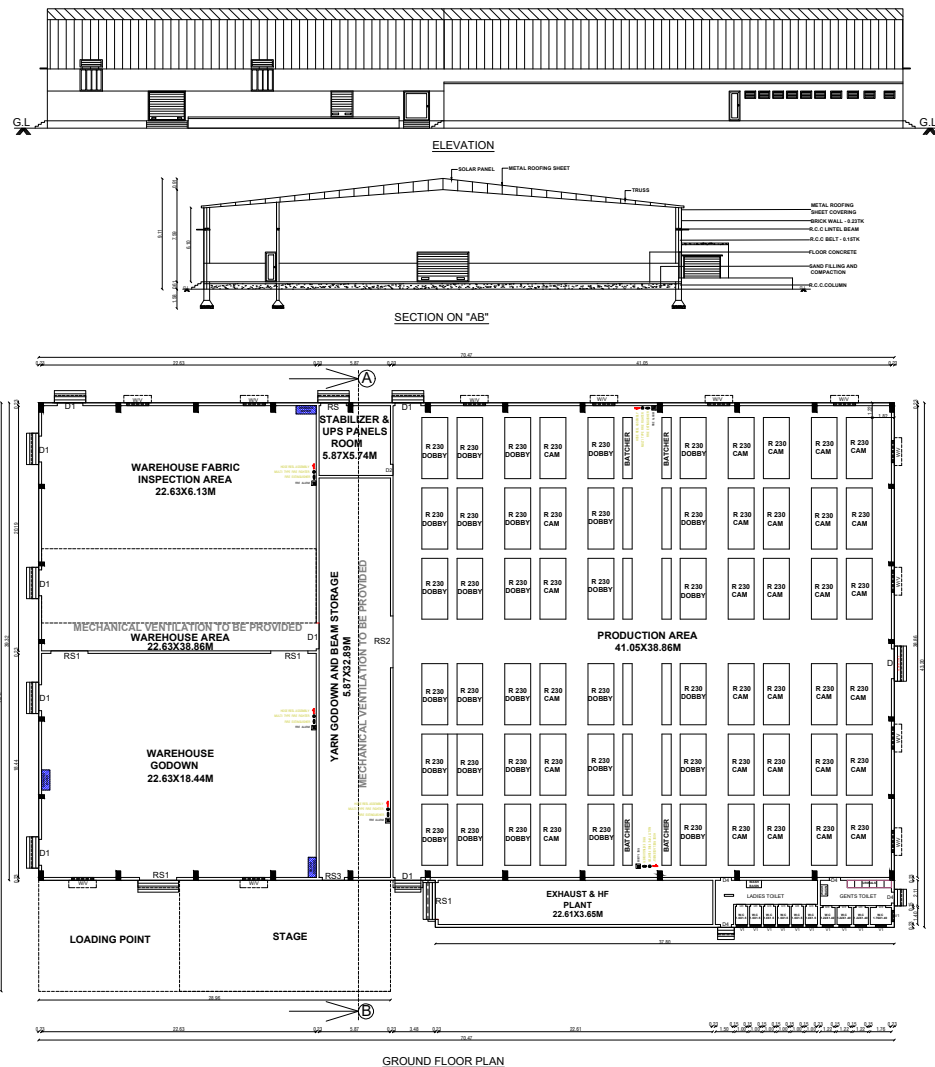
APPROVAL TYPE
Building Plan

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.

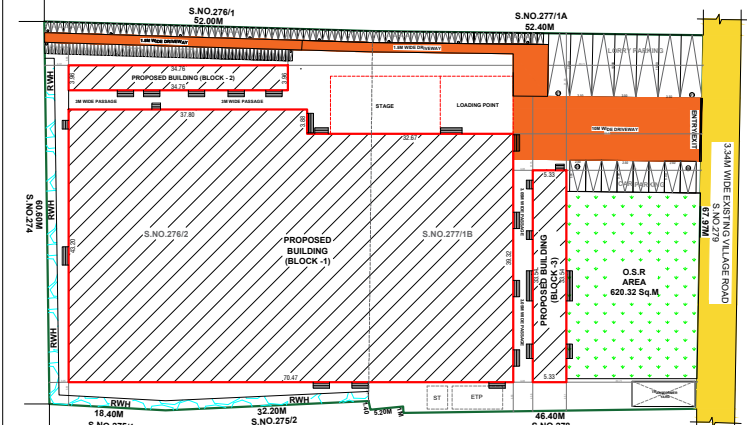
BLOCK-1
SCALE 1:100



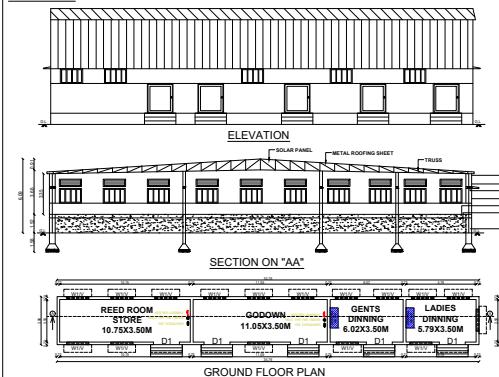
OFFICE USE

-E-Signed-
MEMBER SECRETARY / DEPUTY DIRECTOR (IC)
DISTRICT TOWN AND COUNTRY PLANNING OFFICE
DINDIGUL DISTRICT

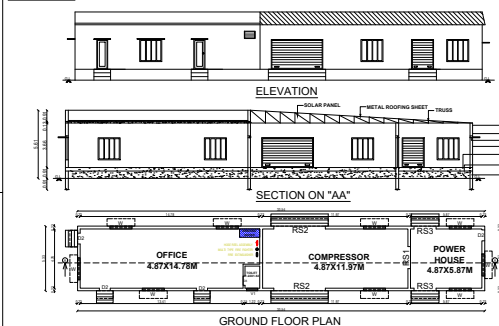
SITE PLAN
SCALE 1:200



BLOCK-2
SCALE 1:100



BLOCK-3
SCALE 1:100



APPLICANT SIGNATURE

CONSTRUCTION ENGINEER

STRUCTURAL ENGINEER

REGISTERED ENGINEER

Er. G. BALAJIKUMAR, B.E.,
Registered Construction Engineer
DUPA Reg. No. CE-01/2024
BK CONSTRUCTIONS
39, Chinnipattam, Angulias Road,
DINDIGUL-1, Tel.: 95550 90778.

Er. A. ARUL GANAPRAGASAM
M. Engg., C. Engg., A.M.E., M.D.T.,
Structural Engineer SE-02/2024 (CA-1)
Registered Engineer (SE) 02/2024 (CA-1)
Chartered Engineer (AM) 02/2024 (CA-1)
Approved: 02/2024 (CA-1)
Mobile: 98444 51238 / 90729 55578
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Er. T. NABA KRISHN, B.E.,
Registered Construction Engineer
DUPA Reg. No. CE-01/2024
BK CONSTRUCTIONS
39, Chinnipattam, Angulias Road,
DINDIGUL-1, Tel.: 95550 90778.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF
SHRI SHANMUGA TEXTILES INDUSTRIAL BUILDING
(ORANGE CATEGORY - WEAVING INDUSTRY) IN S.NO.
276/2, 277/1B AT VELVARKOTTAI VILLAGE,
VEDASANDUR TALUK, DINDIGUL DISTRICT.
APPLICANT: Mr. PRABHU MOHANRAM

INDUSTRY CATEGORY: ORANGE

S.NO.	As per Document (Sq.M)	As per Pattern (Sq.M)	Super imposed plot area (Sq.M)
S.NO.276/2	3057.45	3057.45	3057.45
S.NO.277/1B	3059.80	3059.80	3119.03
TOTAL	6117.25	6117.25	6176.48

SITE EXTENT OF PLOTS

BLOCKS	DESCRIPTIONS	FSI (Sq.M)	Non FSI (Sq.M)	Total Area (Sq.M)
BLOCK-1	GROUND FLOOR AREA	2917.64	264.98	3182.62
BLOCK-2	GROUND FLOOR AREA	137.40	-	137.40
BLOCK-3	GROUND FLOOR AREA	178.66	-	178.66
TOTAL AREA		3233.70	264.98	3498.77

FLOOR SPACE INDEX = 3233.79 / 6100.00 = 0.53%

PLOT COVERAGE = 3498.77 / 6100.00 X 100 = 57.35

Parking Requirements

Textile Industry

(As per TNCDBR 2019 - Rule 35 (d) Annexure IV, Part I -17(a))

1 Car Space for every 100sq.m of office floor area or part thereof 1 two wheeler space and 1 cycle space for every 50sq.m of workshop floor area or part thereof and 1 lorry space for every 500sq.m or workshop floor area or part thereof

Required Parking:

Office Area : 81.21 Sq.m

Work space area : 3152.58 Sq.m

81.21/100 = 0.81 say 1 Nos of Car Parking

3152.58/50 = 63.05 say 64 Nos of Two wheeler Parking

3152.58/50 = 63.05 say 64 Nos of Cycle Parking

3152.58/500 = 6.30 say 7 Nos of Lorry Parking

Provided Parking:

Car Parking : 2.5m x 5.0m : 08 Nos

Two wheeler Parking : 1.0m x 1.8m : 79 Nos

Lorry Parking : 3.5m x 10.0m : 07 Nos

Cycle Parking : 0.5m x 1.8m : 70 Nos

SCHEDULE OF JOINERIES

01 RS ROLLING SHUTTER 2.13 X 2.44

02 RS1 ROLLING SHUTTER 3.05 X 2.44

03 RS2 ROLLING SHUTTER 4.27 X 2.44

04 RS3 ROLLING SHUTTER 1.82 X 2.44

05 RS4 ROLLING SHUTTER 3.05 X 2.13

06 D DOOR 2.44 X 2.44

07 D1 DOOR 2.13 X 2.44

08 D2 DOOR 0.91 X 2.44

09 D3 DOOR 0.76 X 2.13

10 D4 DOOR 0.91 X 2.13

11 W WINDOW 1.82 X 1.82

12 W1 WINDOW 1.82 X 1.22

13 V VENTILATOR 1.82 X 0.61

14 V1 VENTILATOR 0.91 X 0.61

REFERENCE:

SITE BOUNDARY

PROPOSED BUILDING

EXISTING ROAD

OPEN SPACE RESERVATION

DRIVEWAY

DRINKING WATER FOUNTAIN

FIRE EXTINGUISHER

MULTI TYPE FIRE FIGHTER

HOSE REEL ASSEMBLY

FIRE ALARM

SANITATION CALCULATION

INDUSTRIAL BUILDING

(As per TNCDBR 2019 - Rule 54 (2)(b) Annexure X)

Total No. of Persons - 70 (Male - 40, Female - 30)

Water Closet - For male 3 for 36-65 persons.

For female 3 for 26-40 persons.

Abution taps - One in each W.C For Male and Female.

Urinals - 2 for 21-45 persons

Washing taps - One for every 25 persons or part thereof

Drinking water - One for every 100 persons with a minimum of fountains one on each floor for male and female

SANITARY DETAILS

DESCRIPTION REQUIRED PROVIDED

WATER CLOSET 06 NOS 10 NOS

ABLUTION TAPS 06 NOS 10 NOS

URINALS 02 NOS 06 NOS

WASH BASINS 03 NOS 04 NOS

DRINKING WATER FOUNTAIN 03 NOS 06 NOS

MACHINERY DETAILS

S.NO DESCRIPTION HP DETAILS

01 AIRJET WEAVING MACHINE 300

02 SCREW COMPRESSOR 335

03 AIR DRYER 30

04 HP PLANT & EXHAUST PLANT 105

05 WAREHOUSE & OTHERS 50

06 LIGHTING 50

TOTAL HP (LOAD) 850

TOTAL NO OF LABOURS 95

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](#)



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



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.

