Verified RealEstate™

REFERENCE
SWP/BPA/943267/2026

ISSUED
20 November 2026

PP APPROVAL RECORD

# Planning Permission

## Survey 143/2

M.M.Kovilur, Dindigul East taluk

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

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NAME OF THE OWNER : Mrs.V.Gowripriya (Director)
M/S.JNAANI NUTRITIONALS PRIVATE LIMITED

**SHEET NO.01/02**

# PLAN SHOWING THE PROPOSED CONSTRUCTION OF G.I. SHEET ROOF GROUND AND MEZZANINE FLOOR & RCC ROOF TOILET BLOCK INDUSTRIAL BUILDING IN SURVEY NO.143/2 AT M.M.KOVILUR VILLAGE, DINDIGUL EAST TALUK AND DINDIGUL DISTRICT

CATEGORY : ORANGE

MANUFACTURING TYPE :

VERMICELLI MANUFACTURE

## AREA DETAILS

| AREA OF THE SITE | 6150 SQ.MT |
|---|---|

## PARTICULARS

| DISCRIPTION | FSI (SQ.MT) | NON-FSI (SQ.MT) | TOTAL AREA (SQ.MT) |
|---|---|---|---|
| BLOCK -1 | | | |
| PRO.GROUND FLOOR AREA | 959.75 | - | 959.75 |
| PRO. MEZZANIENE FLOOR AREA | 387.90 | | 387.90 |
| BLOCK -2 | | | |
| PRO. TOILET BLOCK AREA | 19.45 | - | 19.45 |
| TOTAL AREA | 1367.10 | - | 1367.10 |

FLOOR SPACE INDEX

$$FSI = \frac{\text{TOTAL COVERED AREA IN ALL FLOOR}}{\text{SITE EXTENT}} = \frac{1367.10}{6150.00} = 0.22 < 2$$

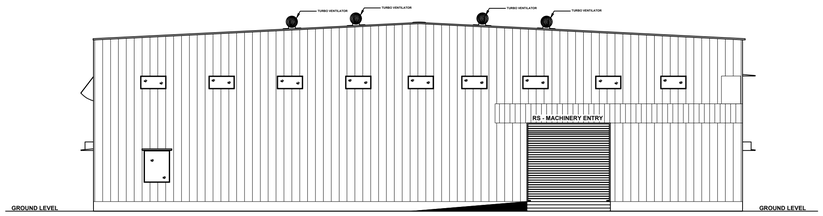
$$\text{PLOT COVERAGE} = \frac{\text{MAX. ONE FLOOR AREA}}{\text{SITE EXTENT}} \times 100 = \frac{959.75 \text{ SQ.M}}{6150.00 \text{ SQ.M}} \times 100 = 15.60\ \%$$

## JOINERIES DETAILS

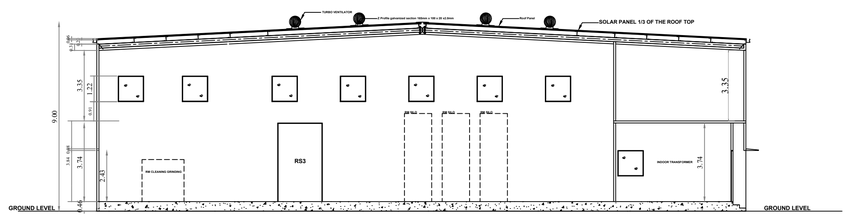
| | | IN METER |
|---|---|---|
| RS1 | ROLLING SHUTTER | 3.96 x 3.05 |
| RS2 | ROLLING SHUTTER | 3.05 x 3.05 |
| RS3 | ROLLING SHUTTER | 1.83 x 3.05 |
| RS4 | ROLLING SHUTTER | 1.22 x 3.05 |
| D1 | DOOR | 1.83 x 3.05 |
| D2 | DOOR | 1.83 x 3.05 |
| D3 | DOOR | 0.91 x 3.05 |
| D4 | DOOR | 0.76 x 2.14 |
| W1 | WINDOW | 1.22 x 1.22 |
| V1 | VENTILATOR | 0.91 x 0.91 |
| V2 | VENTILATOR | 0.60 x 0.60 |

**REFERENCE :-**

BOUNDARY | DRIVEWAY
PROPOSED | ROAD
RWH | OSR

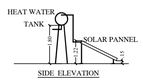


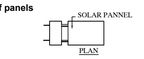

## FRONT VIEW ELEVATION

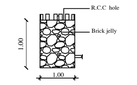



## SECTION - EE

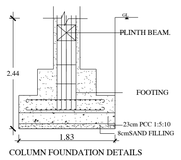


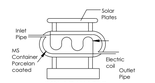



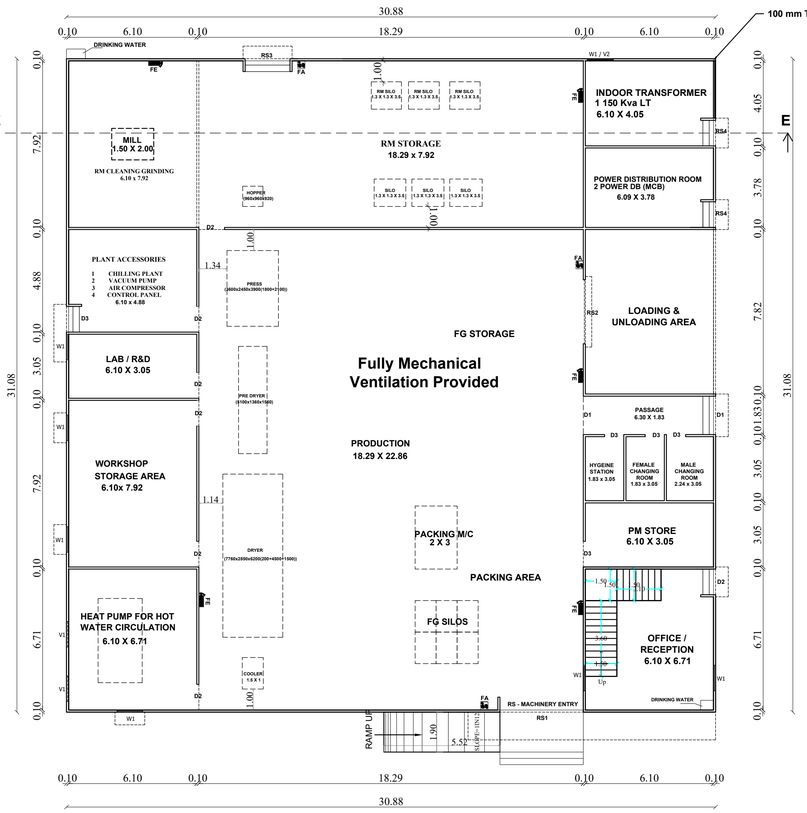

RWH_CAPACITY_L=1000 LTRS



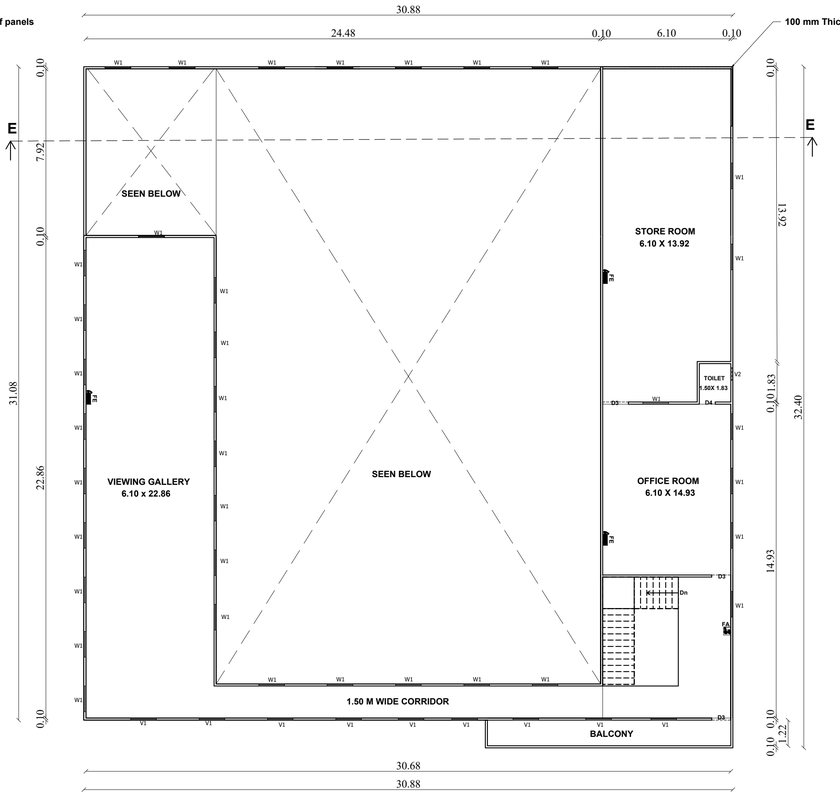





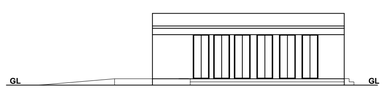




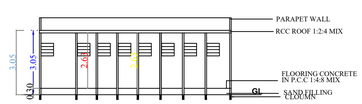

## GROUND FLOOR PLAN
## BLOCK-1



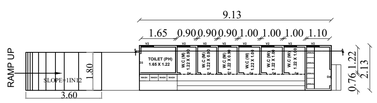

## MEZZANINE FLOOR PLAN
## BLOCK-1




## ELEVATION




## SECTION - AA




## GROUND FLOOR PLAN - TOILET BLOCK
## BLOCK-2

BUILDING PERMISSION

ONLINE APPLICATION NO.SWP/BPA/0943267/2026

SCRUTINY REFERANCE NO. MMQ062RC

SITE BOUNDARY SHOWN AS "A TO E ' NUMBERS AS

SWP/DTCP/DINDIGUL/BUILDING PERMISSION NO : 52/2026

-/ e-Signed /-
DEPUTY DIRECTOR
DISTRICT TOWN AND COUNTRY PLANNING OFFICE
DINDIGUL DISTRICT

OWNER:

JNAANI NUTRITIONALS PRIVATE LIMITED DINDIGUL 624 001 Mrs. Gowripriya Vinodh Director DIN : 09066238

**Mrs.V.Gowripriya (Director)**
JNAANI NUTRITIONALS PRIVATE LIMITED

REGISTERED ENGINEER :

Er.C.JEROME FELIX, B.E., A.M.I.E., C.Eng(I).,
Registered Engineer Grade-I (RE),
Dept. of Town & Country Planning,
Reg.No.TJR/RE-I/2024/036,
Madhakottai, THANJAVUR-613 005.
Mob:99429-62000, Off:04362-295656.

GEO TECH ENGINEER :

Dr. S. Senthamil Kumar, M.E.,Ph.D.,FIGS, MEI
Registered Geotechnical Engineer - No.001/RGTE/2024
703, Plot No.29, O.M.Rajoo Nagar,
Near New Bus Stand, Thanjavur - 613 005.
Cell . 9443976090 Email . senthamilkumar@yahoo.co.in

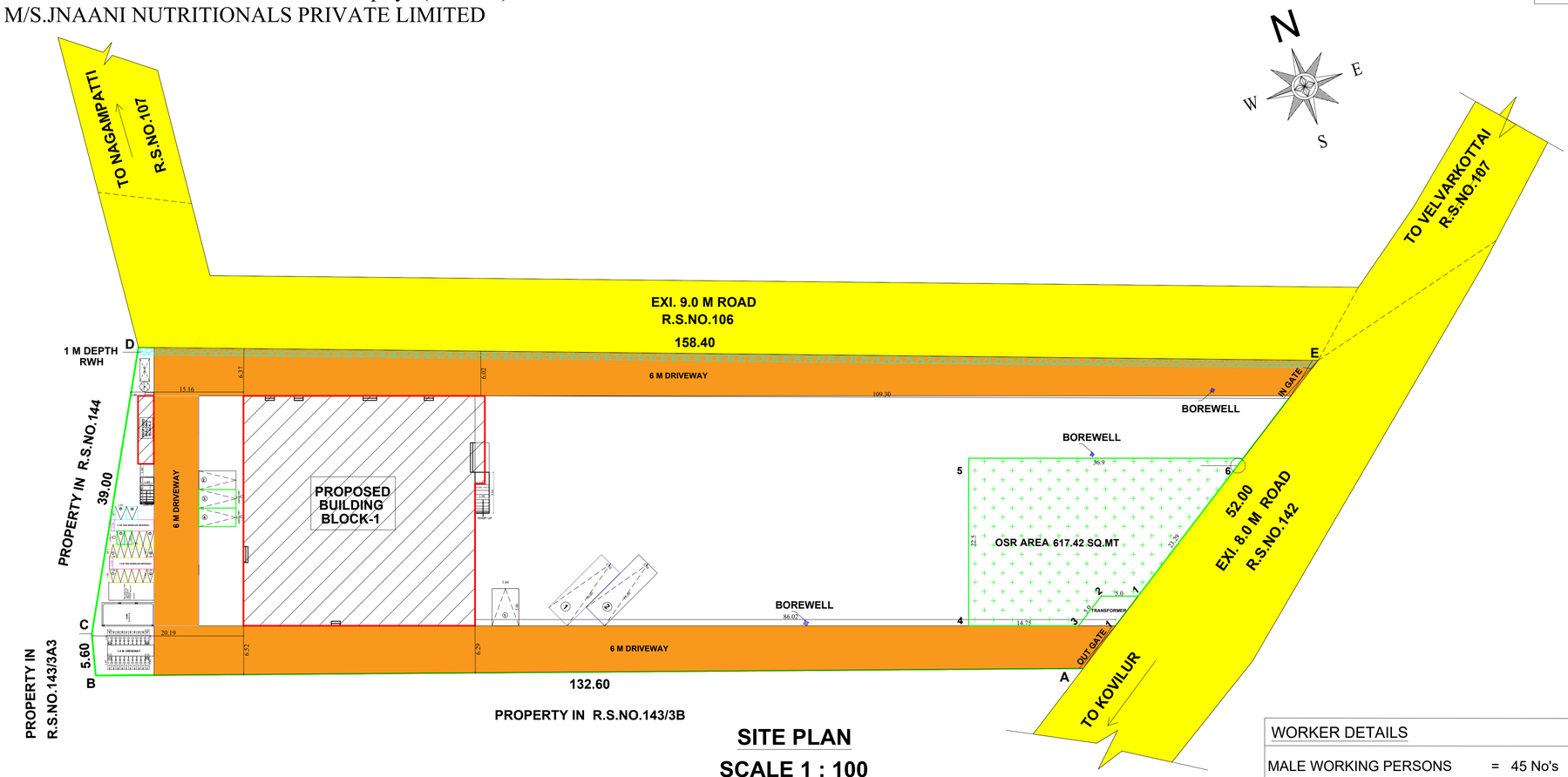
STRUCTURAL ENGINEER :

Er.G. THIRUMAL MURUGAN, M.E.,
Consulting Structural Engineer
RUDHRAN CONSULTANT
Registered Structural Engineer Grade-I
Reg.No:027-RSE-GR-I
4/1634, Rasi Nagar, Budalur, Thanjavur - 613 602.
E.Mail:consultgtm@gmail.com
Cell:95009 78123, 95009 78118

NAME OF THE OWNER : Mrs.V.Gowripriya (Director)
M/S.JNAANI NUTRITIONALS PRIVATE LIMITED

**SHEET NO.02/02**

# PLAN SHOWING THE PROPOSED CONSTRUCTION OF G.I. SHEET ROOF GROUND AND MEZZANINE FLOOR & RCC ROOF TOILET BLOCK INDUSTRIAL BUILDING IN SURVEY NO.143/2 AT M.M.KOVILUR VILLAGE, DINDIGUL EAST TALUK AND DINDIGUL DISTRICT




## SITE PLAN
## SCALE 1 : 100

## BUILDING PERMISSION

ONLINE APPLICATION NO.SWP/BPA/0943267/2026
SCRUTINY REFERANCE NO. MMQ062RC
SITE BOUNDARY SHOWN AS "A TO E ' NUMBERS AS
SWP/DTCP/DINDIGUL/BUILDING PERMISSION NO : 52/2026

-/ e-Signed /-
DEPUTY DIRECTOR
DISTRICT TOWN AND COUNTRY PLANNING OFFICE
DINDIGUL DISTRICT

OPEN SPACE RESERVATION:

OSR REQUIRED = TOTAL AREA X 10%

= 6150.00 Sq.mt X $\frac{10}{100}$

OSR REQUIRED = 615.00 ( 10%)

OSR PROVIDED = 617.42 ( 10%)

REGISTERED ENGINEER :

Er.C.JEROME FELIX,B.E.,A.M.I.E.,C.Eng(I).,
Registered Engineer Grade-I (RE),
Dept. of Town & Country Planning,
Reg. No.TJR/RE-I/2024/036,
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STRUCTURAL ENGINEER :

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Near New Bus Stand, Thanjavur - 613 005.
Cell . 9443976090 Email . senthamilkumar@yahoo.co.in

## WORKER DETAILS

| | | |
|---|---|---|
| MALE WORKING PERSONS | = | 45 No's |
| FEMALE WORKING PERSONS | = | 30 No's |
| TOTAL WORKING PERSONS | = | 90 No's |

## SANITATION REQUIREMENTS

| S.NO | SANITARY DETAILS | DETAILS | REQ. | PRO. |
|---|---|---|---|---|
| 1 | W/C | MALE - 3 FOR 36-65 PERSONS | 3 | 3 |
| | | FEMALE - 3 FOR 26-40 PERSONS | 3 | 3 |
| | | DA W.C FOR 10 % OF TOTAL NO.OF PERSONS | 0 | 1 |
| 2 | ABLUTION TAP | 1 IN EACH W.C | 7 | 7 |
| 3 | URINALS | 1 FOR 46-70 PERSONS | 3 | 4 |
| 4 | DRINKING WATER | 1 FOR EVERY 100 PERSONS | 0 | 2 |
| 5 | WASHING TAP | 1 FOR EVERY 25 PERSONS | 4 | 4 |

FIRE EXTINGUISHER WILL BE PROVIDED -FE
FIRE ALARAM ARE TO BE PROVIDED- FA
FIRE SPRINKLER TO BE PROVIDED
LIGHTNING CONDUCTORS TO BE PROVIDED
SOLAR SYSTEM TO BE PROVIDED
STRUCTURE IS DISIGNED SAFELY FOR EARTH QUAKE RESISTANCE
WASTE WATER TO BE CONNECTED TO UNDER GROUND SEWAGE SYSTEM
MECHANICAL VENTILATION TO BE PROVIDED

**REFERENCE :-**

BOUNDARY
PROPOSED
RWH
DRIVEWAY
ROAD
OSR

OWNER:

Mrs. Gowripriya Vinodh
Director
DIN 09066238

**Mrs.V.Gowripriya (Director)**
JNAANI NUTRITIONALS PRIVATE LIMITED

## AREA DETAILS

| | |
|---|---|
| AREA OF THE SITE | 6150 SQ.MT |

### PARTICULARS

| DISCRIPTION | FSI (SQ.MT) | NON-FSI (SQ.MT) | TOTAL AREA (SQ.MT) |
|---|---|---|---|
| BLOCK -1 | | | |
| PRO.GROUND FLOOR AREA | 959.75 | - | 959.75 |
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FLOOR SPACE INDEX

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## PARKING AREA

| VEHICLE | DESCRIPTION | AREA | REQUIRED | PROVIDED |
|---|---|---|---|---|
| LORRY | 1 Lorry space for every 750 sq.m of work shop floor area | 1215.75 | 02 | 02 |
| CAR | 1 Car space for every 100 sq.m Office area | 131.90 | 02 | 01 |
| PH CAR | 10% Car space for every 100 sq.m Office area | | | 01 |
| EV CAR | 10% Car space for every 100 sq.m Office area | | | 02 |
| TWO WHEELER | 1 Two Wheeler space for every 75 sq.m work shop floor area | 1215.75 | 17 | 15 |
| PH TWO WHEELER | 10% Two Wheeler space for every 75 sq.m work shop floor area | | | 02 |
| EV TWO WHEELER | 10% Two Wheeler space for every 75 sq.m work shop floor area | | | 02 |
| CYCLE | 1 Cycle space for every 75 sq.m work shop floor area | 1215.75 | 17 | 20 |

ESTIMATION OF POWER REQUIREMENT

| M/c. no. | MACHINE NAME | K.W | Mechanical Horsepower |
|---|---|---|---|
| 1 | RM Silo | 4.50 | 6.034 |
| 2 | Flour Silo | | |
| 3 | Hopper | 1.50 | 2.011 |
| 4 | Press | 57.50 | 77.107 |
| 5 | Pre Dryer | 5.00 | 6.705 |
| 6 | Dryer | 10.00 | 13.410 |
| 7 | Cooler | 1.50 | 2.011 |
| 8 | Packing Machine | 12.50 | 16.762 |
| 9 | RM Cleaning and Grinding | 30.00 | 40.23 |
| 10 | Chiller | 5.00 | 6.705 |
| 11 | Vaccum | 3.50 | 4.693 |
| 12 | Air compressor | 5.00 | 6.705 |
| 13 | Lab and r&d | 0.50 | 0.670 |
| 14 | Workshop and storage | 2.00 | 2.682 |
| 15 | Heat pump | 30.00 | 40.23 |
| 16 | Lighting load | 10.00 | 13.41 |
| 17 | Miscellaneous | 7.50 | 10.057 |
| | TOTAL | 186 K.W | 249.42 |

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
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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.