Verified RealEstate™

REFERENCE
SWP/BPA/330564/2024

ISSUED
17 December 2024

PP APPROVAL RECORD

Planning Permission

Erode

Erode 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.

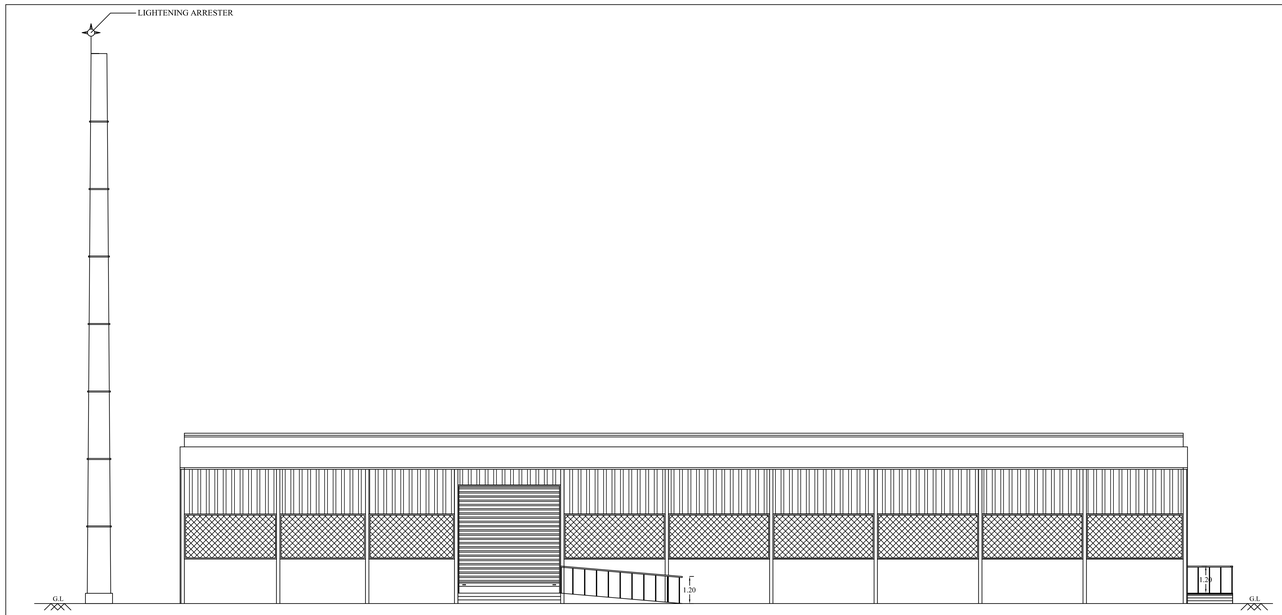
Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate
+91 9996 12 9996
verified.realestate

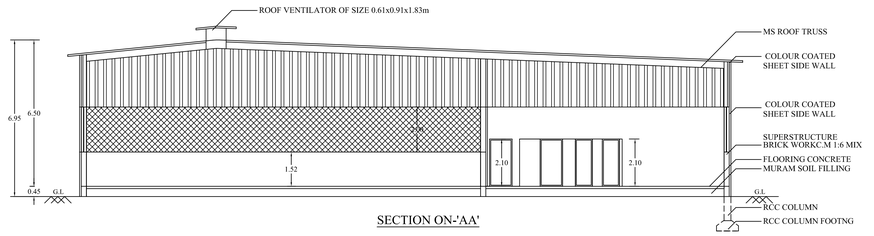
PLAN SHOWING THE EXISTING AND PROPOSED CONSTRUCTION OF COLOUR COATED SHEET ROOF FORMULATIONS OF PHARMACEUTICALS (ORANGE) INDUSTRIAL BUILDING IN S.NO: S.NO:177/3B,177/4A1,177/4A2 pt, 177/4B, 181/1 AT ARULVADI VILLAGE, MALLANKULI PANCHAYAT, THALAVADI PANCHAYAT UNION, THALAVADI TALUK, ERODE DISTRICT.

Name of the Applicant:

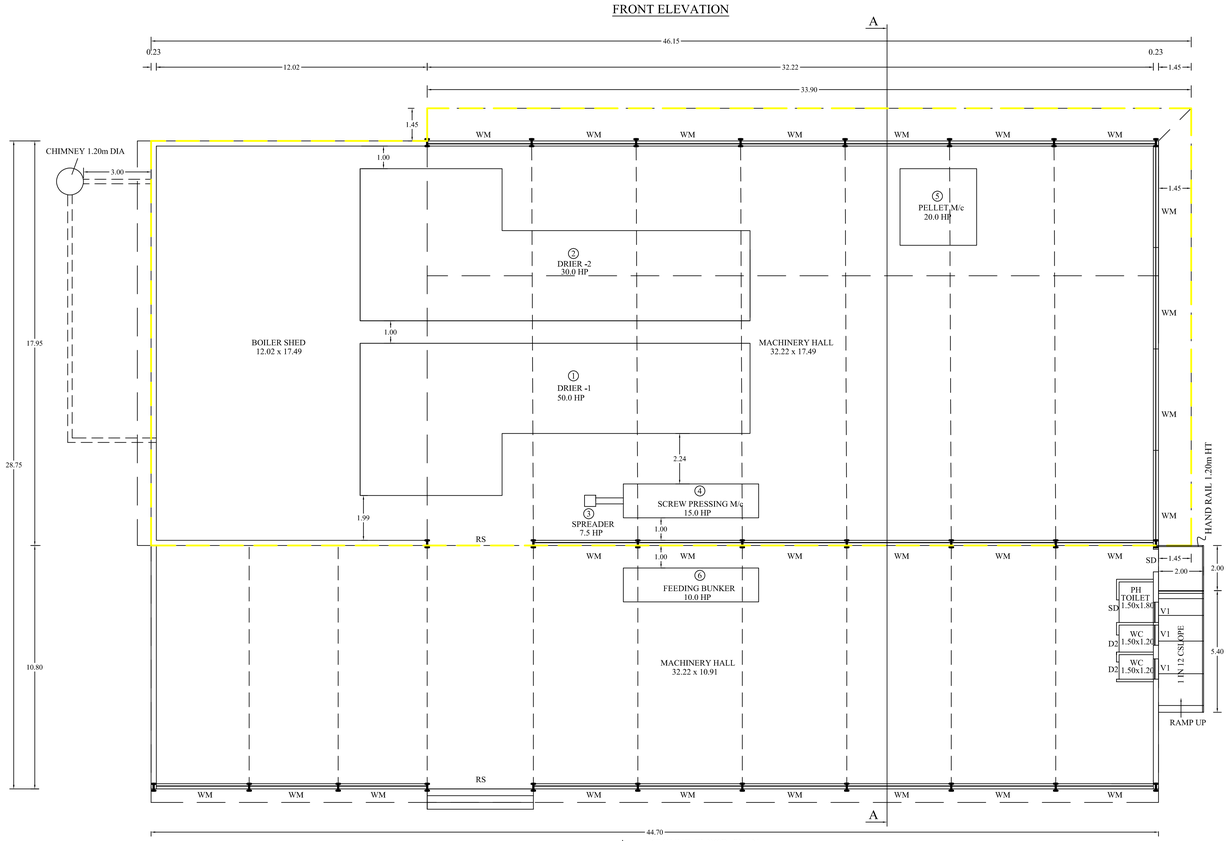
M/s. SREE DEVARAAJA INGREDIENT.



FRONT ELEVATION



SECTION ON-'AA'



SITE APPROVAL

Roc No: SWP / BPA / 0330564 / 2024
Site Boundary shown as " A to R" and numbered as SWP / DTCP / Site Approved No: 363 / 2024

BUILDING PERMISSION

Roc No: SWP / BPA / 0330564 / 2024
Building Permission No: 50 / 2024

COLOUR INDEX

SITE BOUNDARY	
EXISTING BUILDING	
PROPOSED BUILDING	
EXISTING ROAD	
PROPOSED DRIVE WAY	

SCALE:-

ALL DIMENSIONAL ARE IN METER

SCALE 1:100

FE FIRE EXTINGUSHER APRATUS PROVIDED IN NECESSARY PLACES.

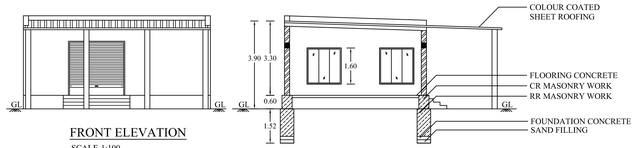
FIRE ALARAM

JOINERY DETAIL:

RS	ROLLING SHUTTER	:	4.50 x 4.80
RS1	ROLLING SHUTTER	:	2.50 x 2.10
D1	DOOR	:	0.91 x 2.10
D2	DOOR	:	0.76 x 2.10
SD	SWING DOOR	:	1.00 x 2.10
W	WINDOW	:	1.52 x 1.20
WM	WIRE MESH WINDOW	:	4.50 x 2.00
V	VENTILATOR	:	0.76 x 0.91
V1	VENTILATOR	:	0.91 x 0.91

BUILDING AREA

S.No	DESCRIPTION	NON FSI AREA Sqm	FSI AREA Sqm	TOTAL AREA Sqm
	EXISTING BUILDING			
	COLOUR COATED SHEET ROOF			
1.	MACHINERY HALL AND BOILER SHED AREA	----	877.55	877.55
	CHIMNEY AREA	1.13	----	1.13
	PROPOSED BUILDING			
	COLOUR COATED SHEET ROOF			
1,	MACHINERY HALL AND BOILER SHED AREA	----	482.75	482.75
2.	POWER HOUSE AREA	----	80.09	80.09
3.	EB ROOM AREA	----	11.27	11.27
4.	TOILET BLOCK AREA	----	51.20	51.20

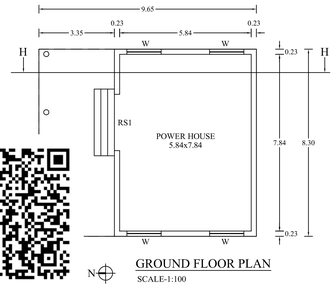


FRONT ELEVATION

SCALE-1:100

SECTION- ON -'HH'

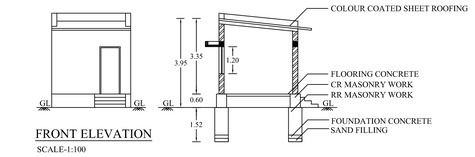
SCALE-1:100



GROUND FLOOR PLAN

SCALE-1:100

POWER HOUSE (PROPOSED)

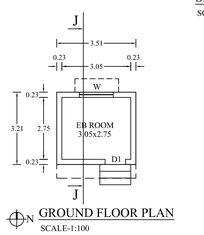


FRONT ELEVATION

SCALE-1:100

SECTION- ON -'JJ'

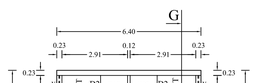
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GROUND FLOOR PLAN

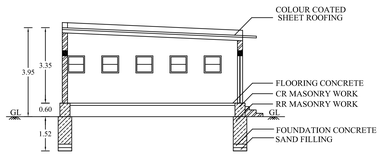
SCALE-1:100

EB ROOM (PROPOSED)



FRONT ELEVATION

SCALE-1:100



SECTION- ON -'GG'

SCALE-1:100

GROUND FLOOR PLAN

SCALE-1:100

TOILET BLOCK (PROPOSED)

HP DETAIL

S.No	Name of the Machine	HP	No	Total HP
1.	DRIER-1	50.00	1	50.00
2.	DRIER-2	30.00	1	30.00
3.	SPREADER	7.50	1	7.50
4.	SCREW PRESSING M/c	15.00	1	15.00
5.	PELLET M/c	20.00	1	20.00
6.	FEEDING BUNKER	10.00	1	10.00
7.	ETP MOTOR	15.00	1	15.00
8.	LIGHTING	1.50	1	1.50
	Total			149.00

NOTE:

TOTAL HP	:	149.00 HP
TOTAL No's WORKERS	:	25.00 No's
125 kva GENERATOR	:	1 No.

APPLICANT:

FOR SREE DEVARAAJA INGREDIENT
PARTNER.

ENGINEER:

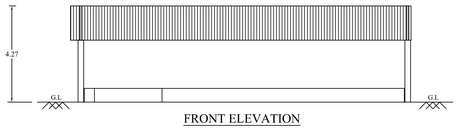
Er. M. RAJA, B.E.,
SHAI JEEVAGAN CONSULTANT
CONSULTING CIVIL ENGINEER
SCMC LBS & SLPA LICENSED SURVEYOR
26, Mettu Mariamman Kovil Street,
SALEM-1. Cell: 98425 14110

Er.A.SOUNDAR RAJAN,B.E.,M.E.,(Struct).,
RDD SALEM/RSE-II/Reg.No.33/2024
CLASSIC CONSTRUCTION
Building Contractor & Promoters,
No.1, Suthari Complex 1st Floor,
Junction Main Road,
Near Sona College, Salem - 636005.
Cell: 95782 70663

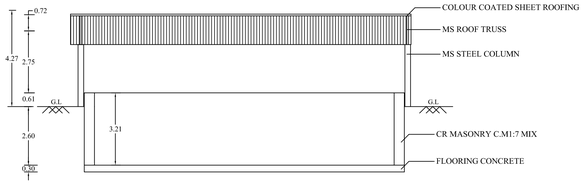
R.SANTHOSH KUMAR, M.Arch.
(Registered Architect Council of Architecture)
CA/2015/67207
Registered Architect Grade - I, DTCP
Registration No. 01/Ra-1/2019
Salem - 636305. Ph: 9884701213

SURVEYOR / ASSISTANT DRAUGHTSMAN	
DRAUGHTSMAN GRADE -III	
ARCHITECTURAL / PLANNING ASSISTANT	

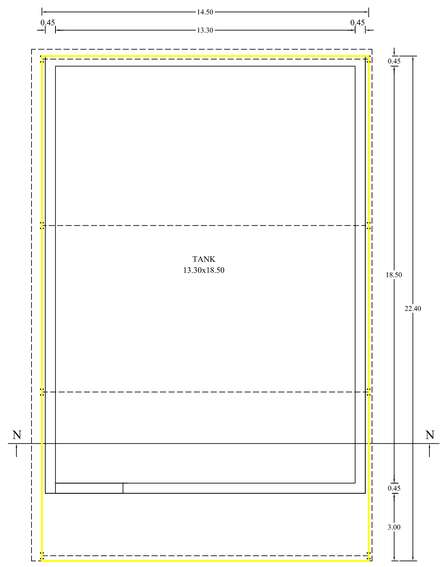
DEPUTY DIRECTOR (I/C)
DISTRICT TOWN AND COUNTRY PLANNING OFFICE
ERODE DISTRICT



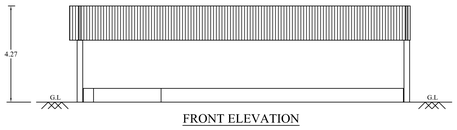
FRONT ELEVATION



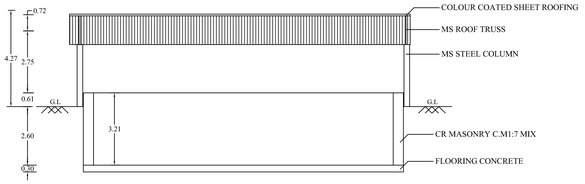
SECTION ON-'NN'



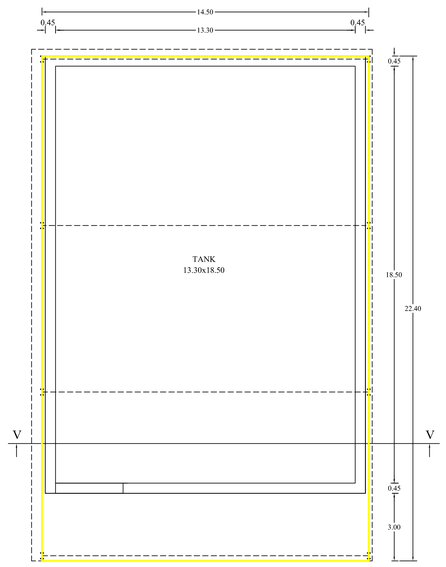
N TANK-1 PLAN (EXISTING)
SCALE-1:100



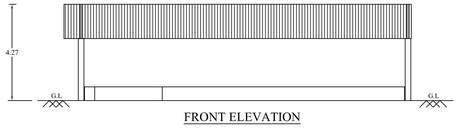
FRONT ELEVATION



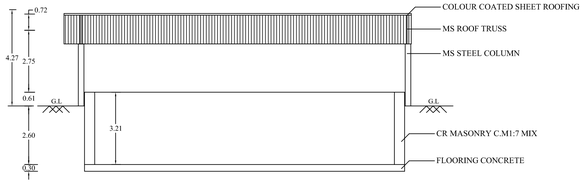
SECTION ON-'VV'



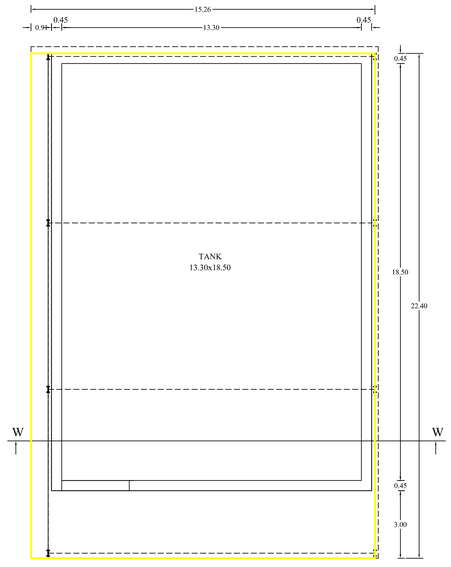
N TANK-2 PLAN (EXISTING)
SCALE-1:100



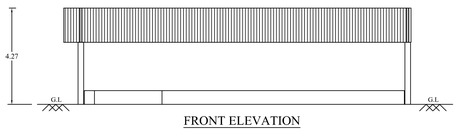
FRONT ELEVATION



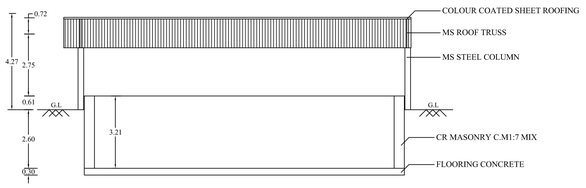
SECTION ON-'WW'



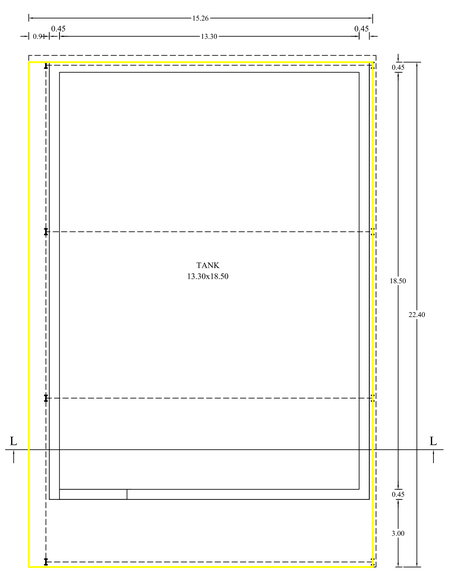
N TANK-3 PLAN (EXISTING)
SCALE-1:100



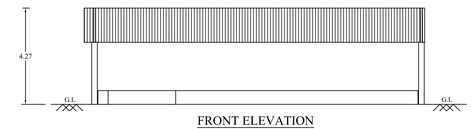
FRONT ELEVATION



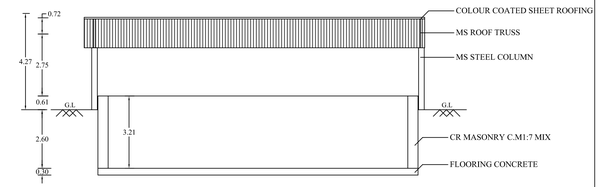
SECTION ON-'DD'



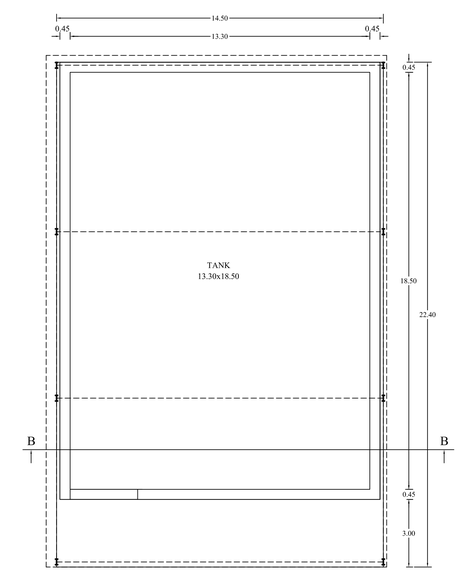
N TANK-4 PLAN (EXISTING)
SCALE-1:100



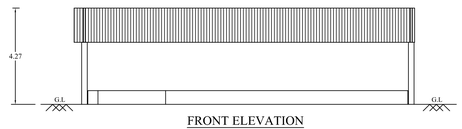
FRONT ELEVATION



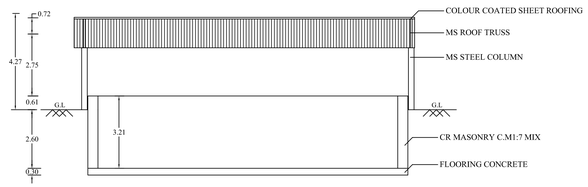
SECTION ON-'BB'



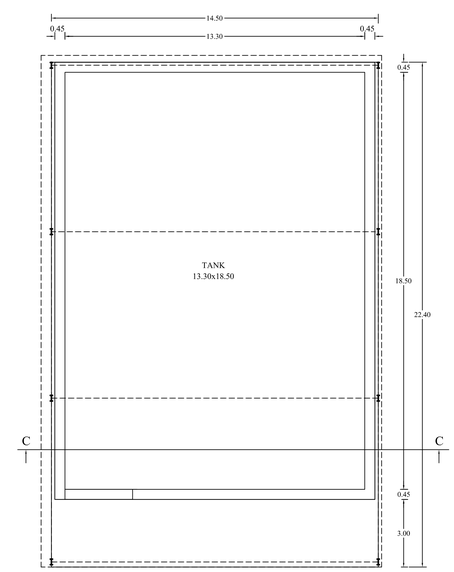
N TANK-5 PLAN (PROPOSED)
SCALE-1:100



FRONT ELEVATION



SECTION ON-'CC'



N TANK-6 PLAN (PROPOSED)
SCALE-1:100

SURVEYOR / ASSISTANT DRAUGHTSMAN	
DRAUGHTSMAN GRADE -III	
ARCHITECTURAL / PLANNING ASSISTANT	

PLAN SHOWING THE EXISTING AND PROPOSED CONSTRUCTION OF COLOUR COATED SHEET ROOF FORMULATIONS OF PHARMACEUTICALS (ORANGE) INDUSTRIAL BUILDING IN S.NO: S.NO:177/3B,177/4A1,177/4A2 pt, 177/4B, 181/1 AT ARULVADI VILLAGE, MALLANKULI PANCHAYAT, THALAVADI PANCHAYAT UNION, THALAVADI TALUK, ERODE DISTRICT.

Name of the Applicant:

M/s. SREE DEVARAAJA INGREDIENT.

COLOUR INDEX

SITE BOUNDARY
EXISTING BUILDING
PROPOSED BUILDING
EXISTING ROAD
PROPOSED DRIVE WAY

SCALE:-
ALL DIMENSIONAL ARE IN METER
SCALE 1:100

FE FIRE EXTINGUSHER APRATUS PROVIDED IN NECESSARY PLACES.

FIRE ALARAM

BUILDING AREA

S.No	DESCRIPTION	NON FSI AREA Sqm	FSI AREA Sqm	TOTAL AREA Sqm
	EXISTING BUILDING COLOUR COATED SHEET ROOF			
1.	TANK-1 AREA	----	324.84	324.84
2.	TANK-2 AREA	----	324.84	324.84
3.	TANK-3 AREA	----	341.86	341.86
4.	TANK-4 AREA	----	341.86	341.86
	PROPOSED BUILDING COLOUR COATED SHEET ROOF			
1.	TANK-5 AREA	----	324.84	324.84
2.	TANK-6 AREA	----	324.84	324.84

SITE APPROVAL

Roc No: SWP / BPA / 0330564 / 2024
Site Boundary shown as " A to R" and numbered as SWP / DTCP / Site Approved No: 363 / 2024

BUILDING PERMISSION

Roc No: SWP / BPA / 0330564 / 2024
Building Permission No: 50 / 2024

APPLICANT:

FOR SREE DEVARAAJA INGREDIENT
PARTNER

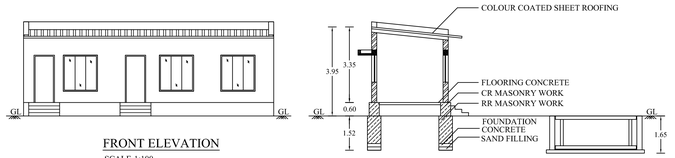
ENGINEER:

Er. M. RAMAR, B.E.,
SHAI JEEVAGAN CONSULTANT
CONSULTING CIVIL ENGINEER
SCMC LBS & SLPA LICENSED SURVEYOR
26, Mettu Mariamman Kovil Street,
SALEM-1. Cell: 98425 14110

Er.A.SOUNDAR RAJAN,B.E.,M.E.,(Struct).,
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No.1, Sutheri Complex 1st Floor,
Junction Main Road,
Near Sona College, Salem - 636005.
Cell: 95782 70663

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(Registered Architect Council of Architecture)
CA/2015/67207
Registered Architect Grade - I, DTCP
Registration No. 01/Ra-1/2019
Salem - 636305. Ph: 9884701213

DEPUTY DIRECTOR (I/C)
DISTRICT TOWN AND COUNTRY PLANNING OFFICE
ERODE DISTRICT

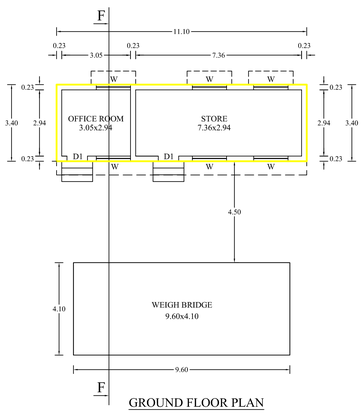


FRONT ELEVATION

SCALE-1:100

SECTION- ON -'FF'

SCALE-1:100



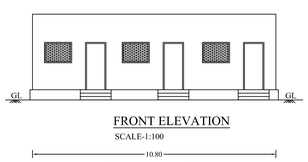
GROUND FLOOR PLAN

SCALE-1:100

OFFICE ROOM AND WEIGH BRIDGE(EXISTING)

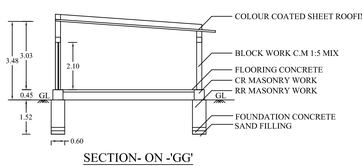
COLOUR INDEX

EXISTING BUILDING



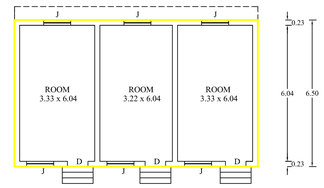
FRONT ELEVATION

SCALE-1:100



SECTION- ON -'GG'

SCALE-1:100



N

GROUND FLOOR PLAN

SCALE-1:100

LABOUR REST ROOM (EXISTING)

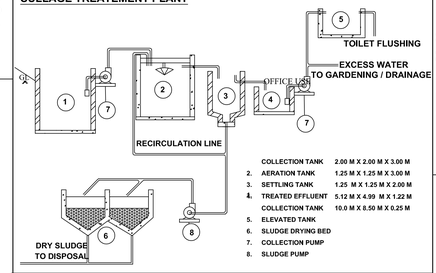
COLOUR INDEX

EXISTING BUILDING

JOINERY DETAIL:

D	DOOR	:	1.00 x 2.10
D1	DOOR	:	0.91 x 2.10
W	WINDOW	:	1.52 x 1.20
J	JOLLY	:	1.20 x 0.91

SECTIONAL ELEVATION FOR SEWAGE / SULLAGE TREATEMENT PLANT



1.	COLLECTION TANK	2.00 M X 2.00 M X 3.00 M
2.	AERATION TANK	1.25 M X 1.25 M X 3.00 M
3.	SETTLING TANK	1.25 M X 1.25 M X 2.00 M
4.	TREATED EFFLUENT COLLECTION TANK	5.12 M X 4.99 M X 1.22 M 10.0 M X 8.50 M X 0.25 M
5.	ELEVATED TANK	
6.	SLUDGE DRYING BED	
7.	COLLECTION PUMP	
8.	SLUDGE PUMP	

SULLAGE LINE		DRINKING WATER LINE	
RAIN WATER LINE		SULLAGE TREATED WATER LINE	
SEWAGE LINE		EXISTING DRAIN	

நிபந்தனைகள்:

ச.எண்:177/3A நிலமானது உத்தேச இடத்தின் நடுவே தனியார் நிலமாக அமைகிறது. தற்போதும் இதற்கு பின்னிட்டும் மேற்கண்ட ச.எண்ணின் உரிமையாளர் செல்வதற்கு எவ்வித இடையூறும் ஆட்சேபணையும் மனுதாரர் தெரிவிக்கக் கூடாது. இதனை உள்ளாட்சியால் கண்காணிக்கப்பட வேண்டும்.

PLAN SHOWING THE EXISTING AND PROPOSED CONSTRUCTION OF COLOUR COATED SHEET ROOF FORMULATIONS OF PHARMACEUTICALS (ORANGE) INDUSTRIAL BUILDING IN S.NO: S.NO:177/3B,177/4A1,177/4A2 pt, 177/4B, 181/1 AT ARULVADI VILLAGE, MALLANKULI PANCHAYAT, THALAVADI PANCHAYAT UNION, THALAVADI TALUK, ERODE DISTRICT.

Name of the Applicant:

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PROPOSED BUILDING	
EXISTING ROAD	
PROPOSED DRIVE WAY	
10% OF OSR AREA	
S.No: 177/3A AREA	

SCALE:-
ALL DIMENSIONAL ARE IN METER
SCALE 1:100

N

FE FIRE EXTINGUSHER APRATUS PROVIDED IN NECESSARY PLACES.

FIRE ALARAM

AREA STATEMENT:

AREA OF SITE

S.No	DESCRIPTION	AS PER DOCUMENT Acre	AS PER PATTA Hectare.
1.	S.No:177/3B	0.18	0.07.30
2.	S.No:177/4A1	2.04	0.82.50
3.	S.No:177/4A2 pt	2.38	0.96.36
4.	S.No:177/4B	3.50	1.41.50
5.	S.No:181/1	3.76	1.52.00
	TOTAL AREA	11.86	4.79.66

BUILDING AREA

S.No	DESCRIPTION	NON FSI AREA Sqm	FSI AREA Sqm	TOTAL AREA Sqm
1.	EXISTING BUILDING COLOUR COATED SHEET ROOF MACHINERY HALL AND BOILER SHED AREA	----	877.55	877.55
	CHIMNEY AREA	1.13	----	1.13
2.	TANK-1 AREA	----	324.84	324.84
3.	TANK-2 AREA	----	324.84	324.84
4.	TANK-3 AREA	----	341.86	341.86
5.	TANK-4 AREA	----	341.86	341.86
6	LABOUR REST ROOM AREA	----	70.20	70.20
7.	OFFICE ROOM AREA	----	37.74	37.74
	WEIGH BRIDGE AREA	39.36	----	39.36
1.	PROPOSED BUILDING COLOUR COATED SHEET ROOF MACHINERY HALL AND BOILER SHED AREA	----	482.75	482.75
8.	EB ROOM AREA	----	11.27	11.27
9.	POWER ROOM AREA	----	80.09	80.09
10.	TOILET BLOCK AREA	----	51.20	51.20
11.	TANK-5 AREA	----	324.84	324.84
12.	TANK-6 AREA	----	324.84	324.84
	TOTAL CONSTRUCTION AREA	---- 40.49	3593.88	3634.37

		Sqm
SITE AREA (4.79.66 Hectare)	:	47966.00
FSI AREA	:	3593.88
10.0% OF OSR AREA- REQUIRED	:	4796.60 (10.00%)
10.0% OF OSR AREA- PROVIEDED	:	4803.30 (10.01%)
FLOOR SPACE INDEX (3593.88/47966.00)	:	0.0749 < 1.50

PARKING DETAIL (MANUFACTURING INDUSTRIES)

S.No	Description	Required	Provided
1.	Lorry Parking (3.75m x10.00 m) Every 500.0Sqm for Workshop Area/ Each	WORK SHOP AREA= 1251.00/500 = 3No's	10 No's
2.	Two Wheelers Parking (1.00m x1.80 m) Every 50.0Sqm for Workshop Area/ Each	WORK SHOP AREA= 1251.00/50 = 26No's 10% of PH TWO WHEELER PARKING	70 No's 10 No's
3.	Cycle Parking (0.56m x1.80 m) Every 50.0Sqm for Workshop Area/ Each	WORK SHOP AREA= 1251.00/50 = 26No's	80 No's
4.	Car Parking (3.60m x5.00 m) Every 100.0 Sqm for Office Area/ Each	OFFICE AREA= 37.24/100 = 1No's	2 No's

HP DETAIL

S.No	Name of the Machine	HP	No	Total HP
1.	DRIER-1	50.00	1	50.00
2.	DRIER-2	30.00	1	30.00
3.	SPREADER	7.50	1	7.50
4.	SCREW PRESSING M/c	15.00	1	15.00
5.	PELLET M/c	20.00	1	20.00
6.	FEEDING BUNKER	10.00	1	10.00
7.	ETP MOTOR	15.00	1	15.00
8.	LIGHTING	1.50	1	1.50
	Total			149.00

NOTE:

TOTAL HP	:	149.00 HP
TOTAL No's WORKERS	:	25.00 No's
125 kva GENERATOR	:	1 No.

APPLICANT:

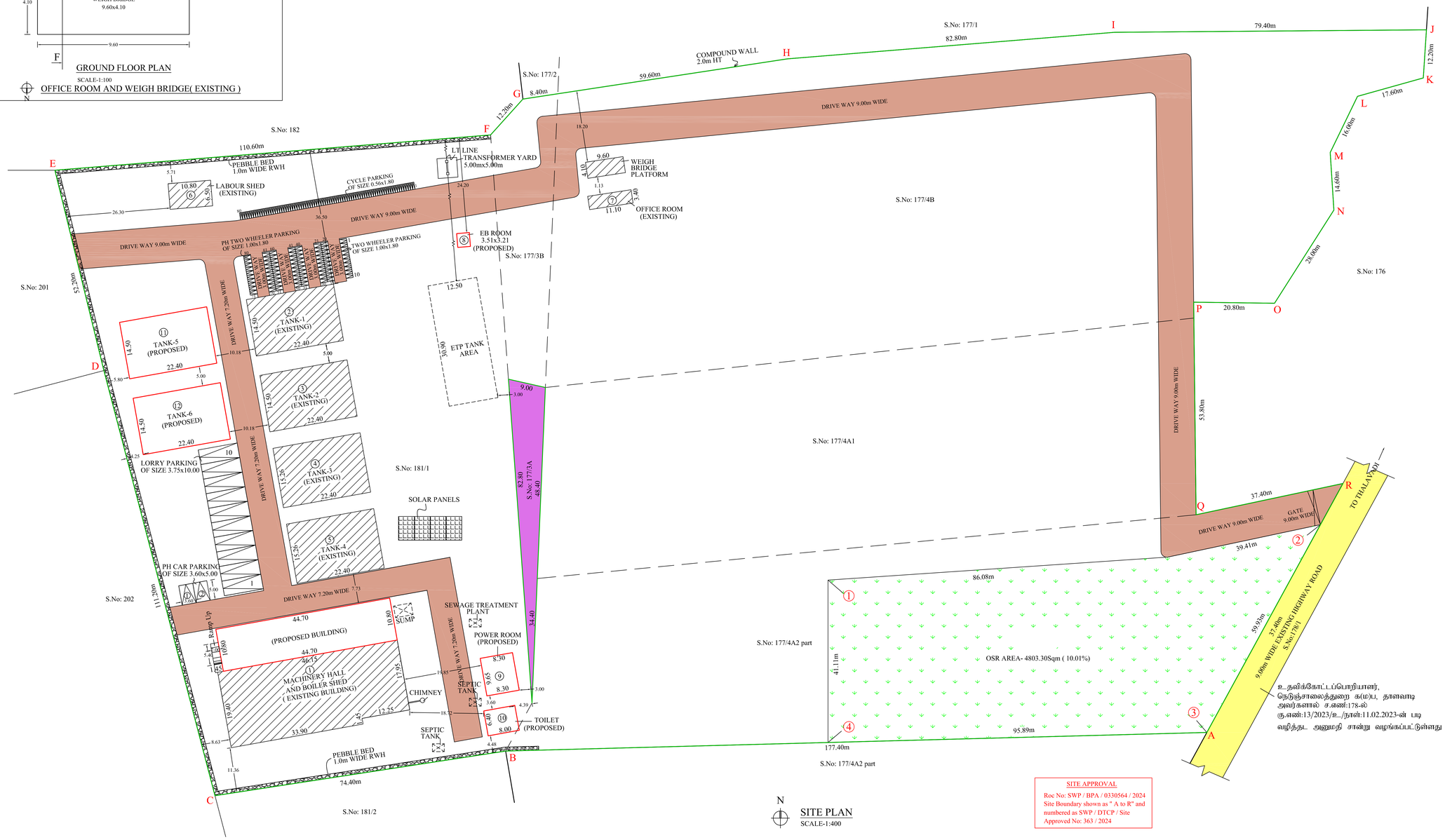
For SREE DEVARAAJA INGREDIENT
PARTNER

ENGINEER:

Er. M. RAJA, B.E.,
SHAI JEEVAGAN CONSULTANT
CONSULTING CIVIL ENGINEER
SCMC L&S & SLPA LICENSED SURVEYOR
26, Mettu Mariamman Kovil Street,
SALEM-1. Cell: 98425 14118

Er.A.SOUNDAR RAJAN,B.E.,M.E.,(Struct).,
ROD SALEM/RSE-II/Reg.No.33/2024
CLASSIC CONSTRUCTION
Building Contractor & Promoters,
No.1, Suthari Complex 1st Floor,
Junction Main Road,
Near Sona College, Salem - 636005.
Cell: 95782 70663

R.SANTHOSH KUMAR, M.Arch.
(Registered Architect Council of Architecture)
CA/2015/67207
Registered Architect Grade - I, DTCP
Registration No. 01/Ra-1/2019
Salem - 636305. Ph: 9884701213



N

SITE PLAN

SCALE-1:400

SITE APPROVAL

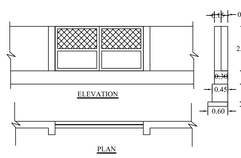
Roc No: SWP / BPA / 0330564 / 2024
Site Boundary shown as " A to R" and numbered as SWP / DTCP / Site Approved No: 363 / 2024

BUILDING PERMISSION

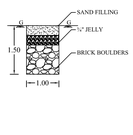
Roc No: SWP / BPA / 0330564 / 2024
Building Permission No: 50 / 2024

உதவிக்கோட்டப்பொறியாளர்,
நெடுஞ்சாலைத்துறை க(ம)ப, தாளவாடி
அவர்களால் ச.எண்:178-ல்
கு.எண்:13/2023/உ/நாள்:11.02.2023-ன் படி
வழித்தட அனுமதி சான்று வழங்கப்பட்டுள்ளது

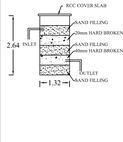
GATE & COMPOUND WALL DETAIL



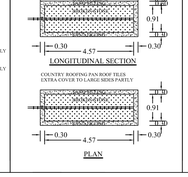
CONSERVATION OF RAIN WATER



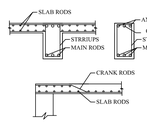
WASTE WATER RECYCL UNIT



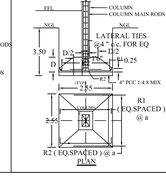
DISPERSION TRUNCH



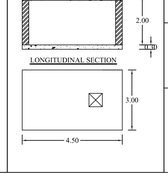
ROOF SLAB & BEAM DETAILS



COLUMN & COLUMN FOOTING DETAIL



SUMP DETAIL



SURVEYOR / ASSISTANT DRAUGHTSMAN	
DRAUGHTSMAN GRADE -III	
ARCHITECTURAL / PLANNING ASSISTANT	

DEPUTY DIRECTOR (I/C)
DISTRICT TOWN AND COUNTRY PLANNING OFFICE
ERODE DISTRICT

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.