Verified RealEstate™

REFERENCE
SWP/BPA/963082/2026

ISSUED
06 November 2026

PP APPROVAL RECORD

Planning Permission

Survey 210/266

Kattuvannanjur, Shankarapuram taluk

Kallakurichi 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

DIGITALLY VERIFIED RECORD

NORTH

PLAN SHOWING THE PROPOSED CONSTRUCTION OF G.I SHEET ROOF INDUSTRIAL BUILDING IN S.NO.210/266Part,PLOT NO-137,142,TANSIDCO INDUSTRIAL ESTATE AT KATTUVANNANJUR VILLAGE,SANKARAPURAM TOWN PANCHAYAT,SANKARAPURAM TALUK, KALLAKURUCHI DISTRICT.

APPLICANT : Mr.A.SIVAKUMAR S/O ANNAMALAI.

TNPCB CATEGORY - "ORANGE" No.7 - FOOD AND FOOD PROCESSING INCLUDING FRUITS AND VEGETABLE PROCESSING
SIPCOT REVISED LAYOUT APPROVAL NO : 158/2025

AREA STATEMENT (Sq.m)

PLOT EXTENT AS PER DOCUMENT : 2000.00 Sq.mt (or) 0.494 Acres
PLOT EXTENT AS AT SITE : 2000.00 Sq.mt (or) 0.494 Acres

SL NO.	BLOCK NUMBER	BLOCK NAME	FLOOR NAME	FSI AREA (Sq.m)	NON FSI AREA (Sq.m)	TOTAL BUILDUP AREA (Sq.m)
1.	A	FACTORY BUILDING (Non High Rise Building)	GROUND FLOOR (Office area)	24.27	----	621.69
			GROUND FLOOR (workshop area)	597.42	----	
2.	B	TOILET BUILDING (Non High Rise Building)	GROUND FLOOR (Toilet area)	14.74	----	14.74
			TOTAL AREA =	636.43	----	636.43

F.S.I : TOTAL FSI AREA / TOTAL PLOT AREA = 636.43 / 2000.00 = 0.32

TOTAL PLOT COVERAGE : COVERAGE AREA / TOTAL PLOT AREA = 636.43 / 2000.00 X 100 = 31.82 %

PARKING UNIT	REQUIRED	PROVIDED
1. Car parking slot	01 NOS	02 NOS
2. Two wheeler parking slot	13 NOS	14 NOS
3. Cycle parking slot	13 NOS	14 NOS
4. Lorry parking slot	02 NOS	02 NOS

FAST EV CHARGING POINTS	REQUIRED	PROVIDED
1. Car parking slot	01 NOS	01 NOS
2. Two wheeler parking slot	02 NOS	02 NOS

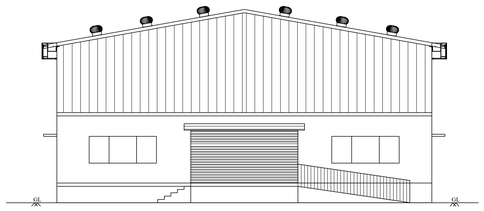
SANITARY UNIT (Total = 10)	MALE (7 NOS)		FEMALE (3 NOS)	
	REQUIRED	PROVIDED	REQUIRED	PROVIDED
1. Water Closet	1 NOS	1 NOS	1 NOS	1 NOS
2. Ablution Taps	1 NOS	1 NOS	1 NOS	1 NOS
3. Urinals	1 NOS	1 NOS	---	---
4. Washing Taps	1 NOS	1 NOS	1 NOS	1 NOS
5. Drinking Water Fountains	1 NOS	1 NOS	1 NOS	1 NOS

JOINERY DETAILS

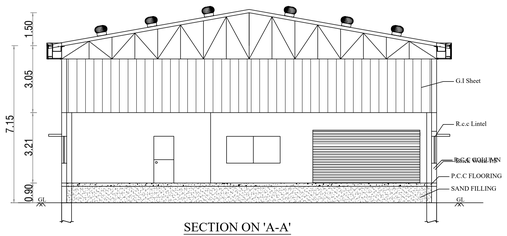
RS1	ROLLING SHUTTER	4.88X2.40
RS2	ROLLING SHUTTER	1.82X2.40
D	DOOR	0.91X2.13
D1	DOOR	0.76X2.13
W	WINDOW	2.00X1.52
V	VENTILATOR	1.00X0.60

COLOR INDEX

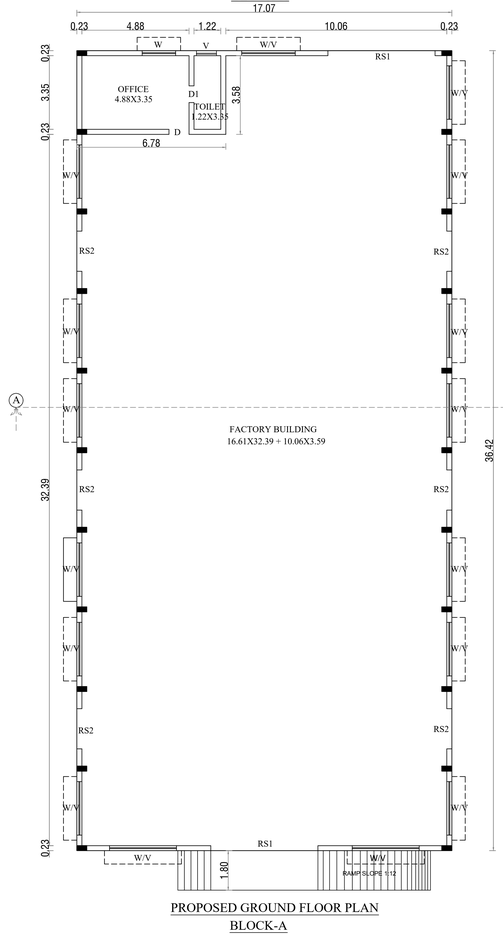
SITE | EXG ROAD | DRIVE WAY | PRO



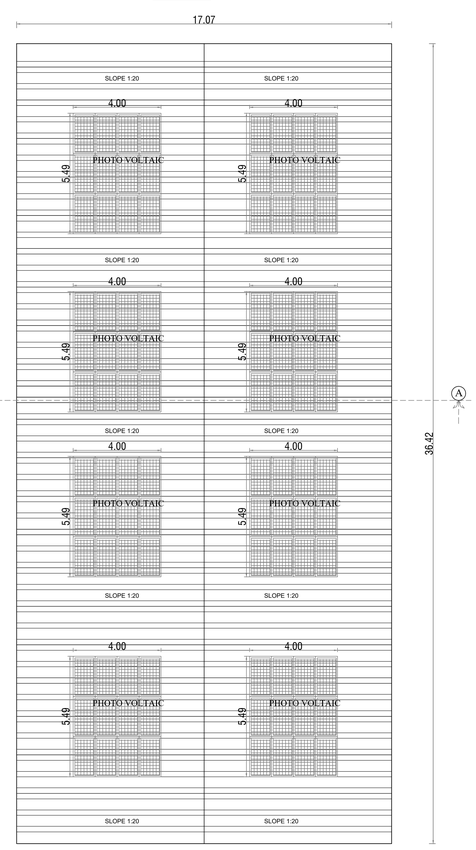
FRONT ELEVATION
BLOCK-A



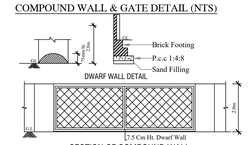
SECTION ON 'A-A'
BLOCK-A



PROPOSED GROUND FLOOR PLAN
BLOCK-A



TERRACE FLOOR PLAN
BLOCK-A

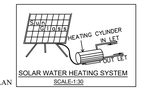


SECTION OF COMPOUND WALL

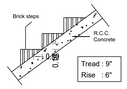
COMPOUND WALL & GATE DETAIL (NTS)



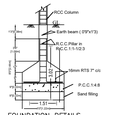
SOLAR PANELS
PHOTO VOLTAIC PLAN



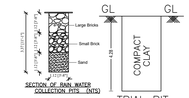
SCALE:1:30

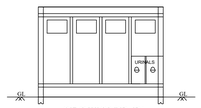


STAIRCASE DETAILS

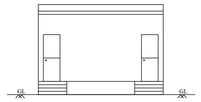


FOUNDATION DETAILS

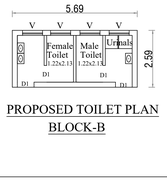




SECTION'B-B'
BLOCK-B



ELEVATION
BLOCK-B



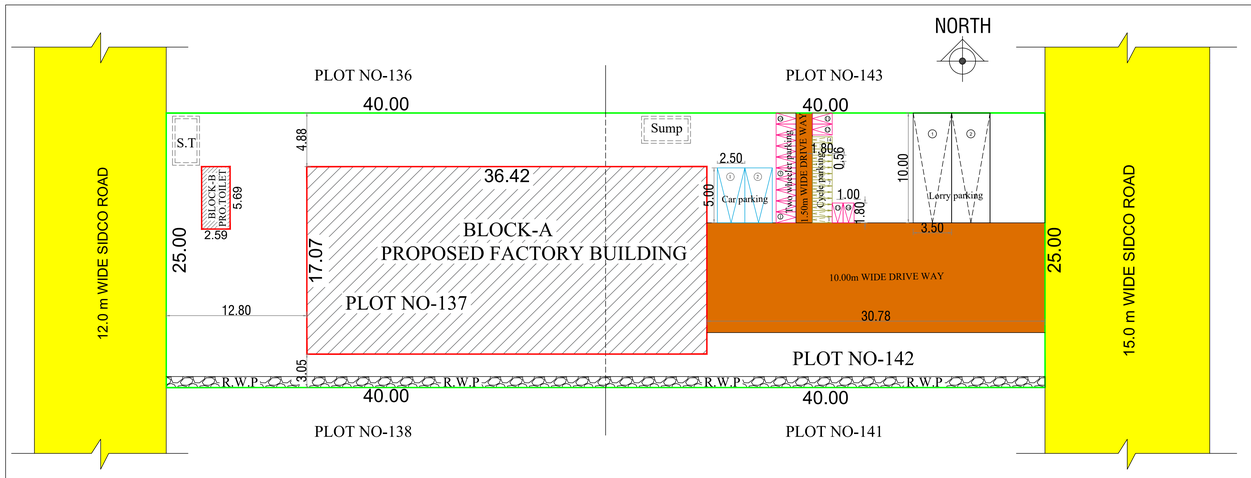
PROPOSED TOILET PLAN
BLOCK-B

LIST OF EQUIPMENTS AND HP DETAILS

S. NO	EQUPMENT DESCRIPTION	QTY IN NOS	TOTAL LOAD HP
1	Destoner Cum Aspirator-S3500	1	3.00
2	Millet Dehusker-340AMS	1	3.00
3	Millet Dehuller-3CS	1	3.00
4	Post Hull Millet Rice Seperator-3100	1	2.50
5	Pulveriser-314DS	1	10.00
6	Pulveriser-314DS	1	15.00
7	Paste Filling With Pneumatic ffs Machine	1	0.50
8	Auger Filling With Pneumatic ffs Machine	1	2.00
9	Paste Filling Machine	1	0.50
10	Mixie (Wet & Dry)	1	5.00
11	Mixie (Wet & Dry)	1	3.00
12	Oven	1	2.00
13	Cabinet Dryer	1	3.00
14	Spray Dryer	1	5.00
15	Grinder	2	2.00
16	Paste Making Machine	1	5.00
17	Heavy Duty Mixie With Tilting	1	5.00
18	Borewell Motor	1	1.50
19	Sump Motor / OHT Motor	1	1.50
		TOTAL HP = 77 HP	

COLOUR INDEX

1. Fmb Boundary	
2. Site Boundary	
3. Driveway	
4. Existing Public Road	
5. Car Parking	
6. Two Wheeler Parking	



SITE PLAN
SCALE-1:200

On Line Application Number : SWP/BPA/0963082/2026

SWP/DTCP/KALLAKURICHI/ SITE APPROVAL No. 186/2026

SWP/DTCP/KALLAKURICHI/BUILDING PLAN No. 22/2026

SIGNATURE OF APPLICANT

R. SIVAGURU, D.C.E.,
Registered Construction Engineer (CE)
DTCP Reg.No.CCLRGN/RCE/2620/08/01;
No.1/483, Podhigai Street,
Injambakkam, Chennai - 600 115.

REGISTERED CONSTRUCTION ENGINEER

Dr.S.Senthamil Kumar,ME.Ph.D.FIGS.MIEI.,
Regd.Geotechnical Engineer-No.CGTANGTE/502,
703, Plot No.25,O.M.Rajoo Nagar,
Near New Bus Stand, Thanjavur - 613 005
Email : senthamilkumar@yahoo.co.in,
Cell : 94439 76090

REGISTERED GEO -TECH. ENGINEER

Er.R.SHAFI MOHAMED, M.TECH,A.M.I.E.,
DTCP Registered Structural Engineer Grade-I
Reg.No : RSE/GR-I/TVM/JULY-2021/01
Rawdah Builders & Design Consultant
5A - Bhadamalaya Complex, Raja Nagar,
Kallakurichi - 606 202. Ph No : 96290 40511.

REGISTERED STRUCTURAL ENGINEER

Er. E.RAMANAN, B.E. AMIE.
DTCP REGISTERED ENGINEER GRADE-II
REGNO: RE GRADE-II / KD / JAN-2024 / 001
GANESH DESIGNERS
27/D, GANDHI ROAD,
KALLAKURICHI-606 202,
CELL: 8807901337

REGISTERED ENGINEER / ARCHITECT

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.