PP APPROVAL RECORD

Planning Permission

Survey 770/

Manavadi

Karur district, Tamil Nadu

APPROVAL TYPE
Building Plan

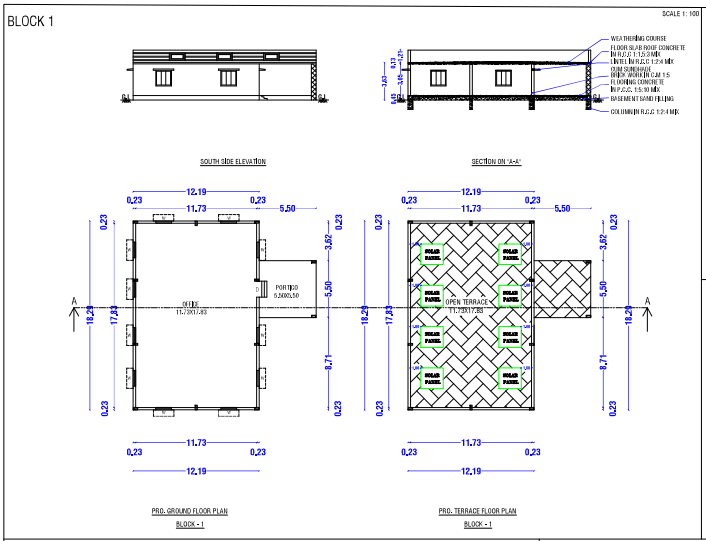
ISSUING AUTHORITY
Rural Panchayat

PURPOSE
Industrial

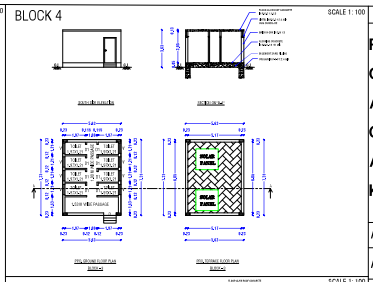
The approval as the planning authority issued it, reproduced in full behind this page.

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

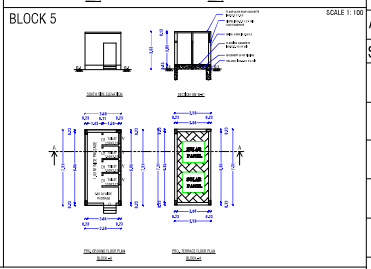
BLOCK 1



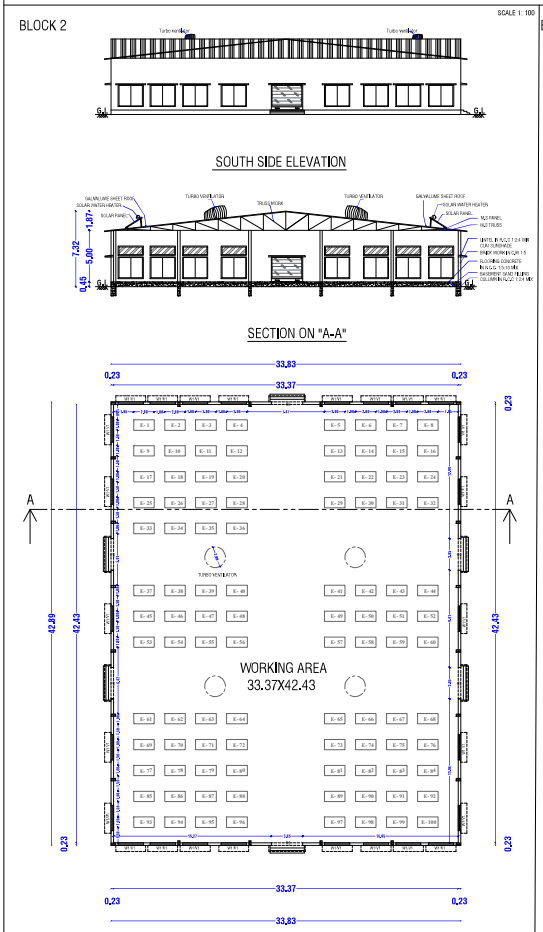
BLOCK 4



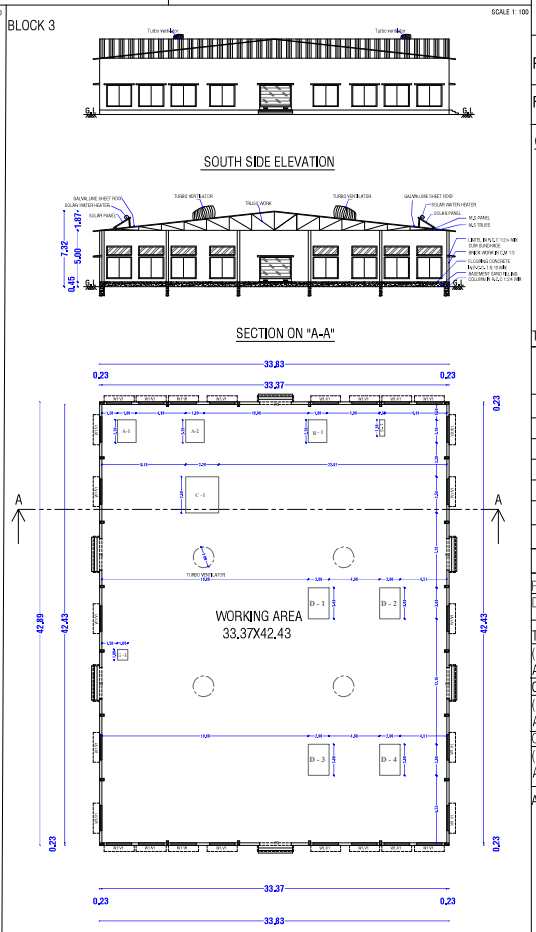
BLOCK 5



BLOCK 2



BLOCK 3



SHEET - 1/2 - DETAILED PLAN

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A INDUSTRIAL BUILDING FOR "GARMENTS AND PACKAGING" INDUSTRY WITH INSTALLATION OF 62 HP, IN S.F.NO:770/A2, MANAVADI VILLAGE AND PANCHAYAT, THANTHONI PANCHAYAT UNION, KARUR TALUK AND DISTRICT.

AREA DETAILS :-

AREA AS PER DOCUMENT : 8200.00Sq.m

AREA AS PER PATTA : 8200.00 Sq.m

SL.NO	NAME	FSI(Sqm)	NON FSI(Sqm)	TOTAL
1	BLOCK -1 PRO.GROUND FLOOR (ADMIN BLOCK)	253.20	----	253.20
2	BLOCK -2 PRO.GROUND FLOOR (WORKSHOP AREA)	1450.96	----	1450.96
3	BLOCK -3 PRO.GROUND FLOOR (WORKSHOP AREA)	1450.96	----	1450.96
4	BLOCK - 4 PRO.GROUND FLOOR (TOILET BLOCK)	41.15	----	41.15
5	BLOCK - 5 PRO.GROUND FLOOR (TOILET BLOCK)	25.58	----	25.58
6	TOTAL	3221.85	----	3221.85

PLOT COVERAGE = (3221.85/8200) X 100 = 39.29 %

F.S.I = (3221.85/8200) = 0.39 < 2.00

COLOUR INDEX	
PROPOSED SITE	
PROPOSED BUILDING	
VEHICULAR ACCESS WAY	
EXISTING ROAD	
RAIN WATER PERCULATION BED	
OSR	
TURBO VENTILATOR -(RADIUS -1.00)	

SCHEDULE OF JOINERIES	
REFERENCE	IN METER
RS-ROLLING SHUTTER	3.05X2.44
D- DOOR	1.21X2.44
D1- DOOR	1.00X2.44
W- WINDOW	1.53X1.53
W1- WINDOW	2.44X2.13
V- VENTILATOR	0.91X0.79
V1-VENTILATOR	2.44X0.91

S:NO	MACHNIARY DETAILS	HP PER MACHINE
1	A- FABRIC CHECKING MACHINE (2X2 HP)	4 HP
2	B- FABRIC FOLDING MACHINE (1X2 HP)	2 HP
3	C- QUITING MACHINE (1X2 HP)	2 HP
4	D- CUTTING MACHINE (4X0.5 HP)	2 HP
5	E- STITCHING MACHINE (100 X0.5 HP)	50 HP
6	F- IRONING MACHINE (1X1HP)	1 HP
7	G- FUSHING MACHINE (1X1HP)	1 HP
	TOTAL HP	62 HP

PARKING DETAILS :-

DESCRIPTION	REQUIRED	PROVIDED
TWO WHEELER PARKING (1.0 X 1.80) (FOR EVERY 50 SQMT OF WORKSHOP AREA -1 TWO WHEELER PARKING)	64 NOS	78 NOS
CYCLE PARKING (1.0 X 1.80) (FOR EVERY 50 SQMT OF WORKSHOP AREA -1 CYCLE PARKING)	64 NOS	75 NOS
CAR PARKING (FOR EVERY 200 SQMT OF OFFICE AREA -1 CAR PARKING)	2 NOS	4 NOS

APPLICANT

For KARURAMAR TEXPARK PRIVATE LIMITED,
DIRECTOR.

REGISTERED ENGINEER

Er.A.R.RAM PRASANTH B.E.,AME.,
Registered Engineer
DTCP-Reg.no. RE/Gr-I/KRR/June2024/008
KCMC-Reg.no. 082/LS/2019/00002
No : 17, Sengunthapuram First Cross,
KARUR - 639 002.
Mob : 96987 12221, office : 9698612221

REGISTERED STRUCTURAL ENGINEER

Er.S.ELAMATHI M.TECH (Struc)., AMIE, MISE
Dist. Panel Engineer Class1A(G1/16558/2017)
DTCP Regd.Structural Engineer Grade-1
Reg. No: RSE/Gr-1/004/KARUR/OCT/2024
Chief Exective,
COGIPRO DESIGN AND CONSTRUCTION
9/832/1, Rasi Nagar, Chinna Andankovil Road
Opp to Rasi Apartment, Karur 639 002.

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DTCP-Reg.no. RCE/001/KRR/JAN/2024
No : 17, Sengunthapuram First Cross,
Behind Hotel Royal Grand, Karur- 2.
Mob : 98432 21499

REGISTERED GEOTECHNICAL ENGINEER

Er.A.Victor Samson Raj, M.E(Sol)
Regd.Geo Tech Engineer
Reg.No: GTE 001/2020
Techlead Consultant & Engineers
Iyer Bungalow, Madurai
Cell: 9500271927

FOR APPROVAL PURPOSE

SITE APPROVAL

APPLICATION NO:SWP/BPA/475566/2025

SITE BOUNDARY SHOWN AS "A" TO "D" and numbered as LP/DTCP(K.D) No:63 /2025

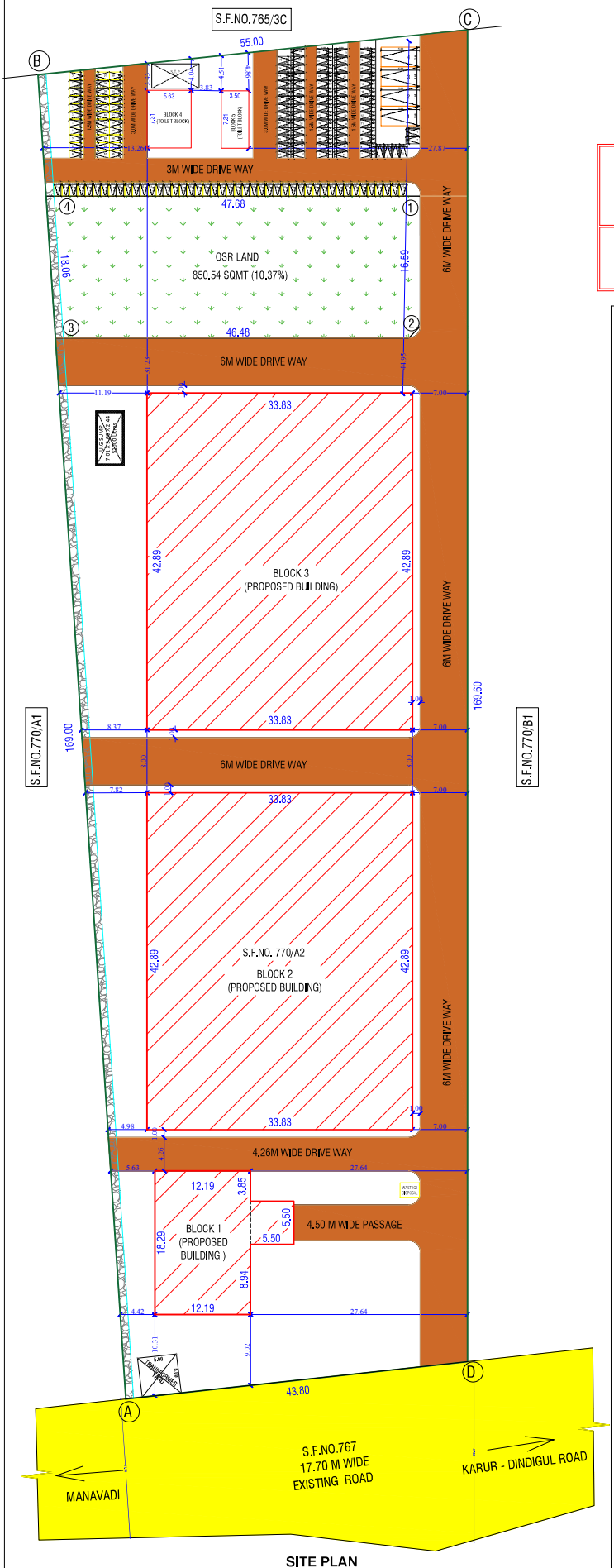
TECHNICAL APPROVAL

APPLICATION NO:SWP/BPA/475566/2025

APPROVAL No: BP/DTCP(K.D) No. 18/2025

NOTE:

1.ALL DIMENSIONS ARE IN METRE
2.RAINWATER COLLECTION WELLS WILL BE PROVIDED
3.FIRE FIGHTING ARRANGEMENTS WILL BE PROVIDED
4.EMERGENCY ALARMS WILL BE PROVIDED
5.DRINKING WATER WILL BE PROVIDED
6.GROUND WATER SUMPS WILL BE PROVIDED
7.FILTERED RAIN WATER SUMPS WILL BE PROVIDED
8.EXHAUST FAN PROVISION IS MADE AT TOILET&WASH
9.SOLAR WATER HEATING SYSTEM PROVIDED.
10.RAINWATER HARVESTING FACILITIES PROVIDED.
11.WASTE WATER RECYCLING TRENCH AND TANK PROVIDED.
12.SEWAGE TREATMENT PLANT PROVIDED.
13.SEPTIC TANK PROVIDED.
14.WATER FACILITIES PROVIDED.
15.TRANSFORMER YARD PROVIDED.



SITE PLAN

Signature valid

Signed by: Assistant Director
Location: Karur
Date: 2025.04.21

N

SCALE 1:100

SITE APPROVAL

APPLICATION NO:SWP/BPA/475566/2025

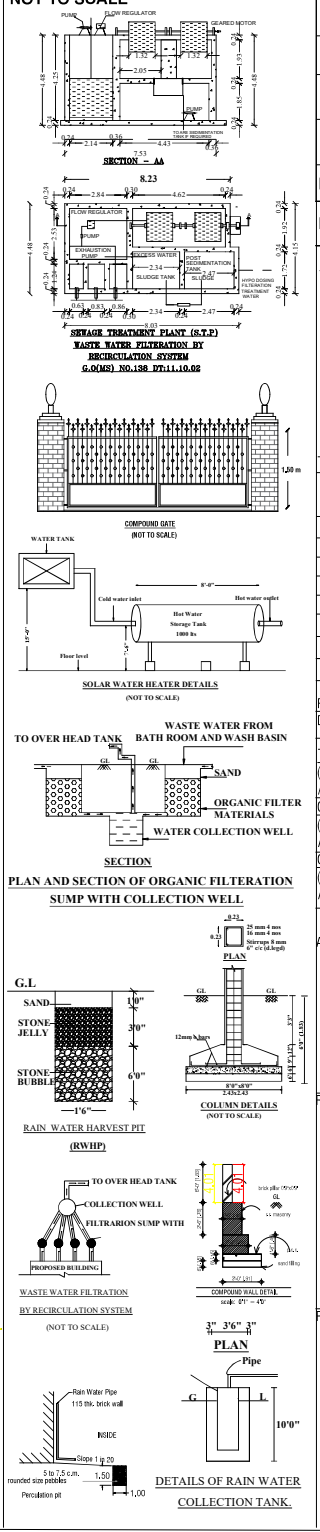
SITE BOUNDARY SHOWN AS "A" TO "D" and numbered as LP/DTCP(K.D) No:63 /2025

TECHNICAL APPROVAL

APPLICATION NO:SWP/BPA/475566/2025

APPROVAL No: BP/DTCP(K.D) No. 18/2025

NOT TO SCALE



SHEET - 2/2 - SITE PLAN

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF A INDUSTRIAL BUILDING FOR "GARMENTS AND PACKAGING" INDUSTRY WITH INSTALLATION OF 62 HP, IN S.F.NO:770/A2, MANAVADI VILLAGE AND PANCHAYAT, THANTHONI PANCHAYAT UNION, KARUR TALUK AND DISTRICT.

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TURBO VENTILATOR -(RADIUS -1.00)	V1-VENTILATOR	2.44X0.91

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Cell: 9500271927

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.