PP APPROVAL RECORD

Planning Permission

Karur 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.

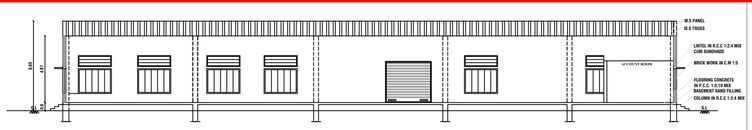
Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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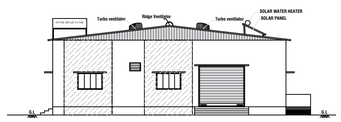
DETAILED PLAN:

BLOCK - 1: WORKING AREA

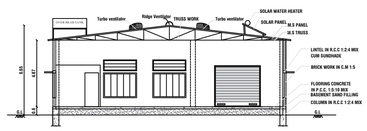
SCALE 1:100



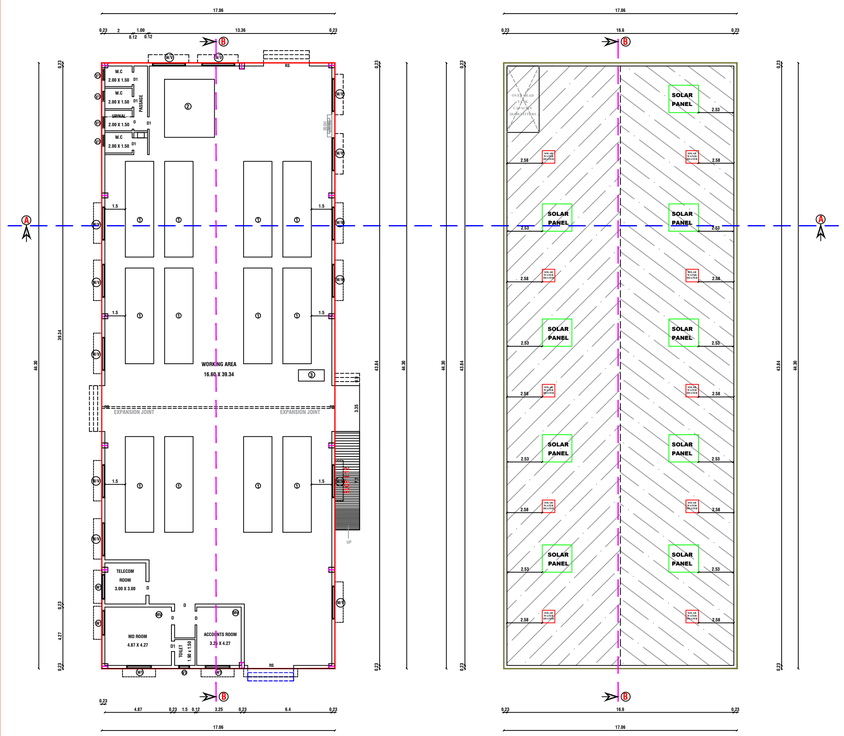
SECTION "B" - "B"



ELEVATION



SECTION "A" - "A"



FLOOR - GROUND

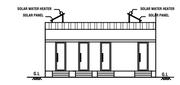
PRO. GROUND FLOOR PLAN

FLOOR - TERRACE

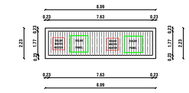
PRO. TERRACE FLOOR PLAN

BLOCK -2

TOILET

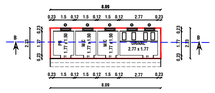


SECTION ON "B-B"



FLOOR - TERRACE

PRO. TERRACE FLOOR PLAN

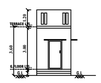


FLOOR - GROUND

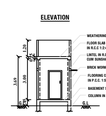
PRO. GROUND FLOOR PLAN

BLOCK -3

SECURITY ROOM



ELEVATION



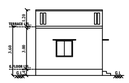
SECTION ON "D-D"



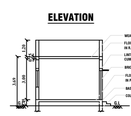
PRO.GROUND FLOOR PLAN

BLOCK -4

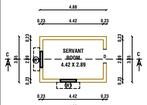
EXISTING SERVANT ROOM



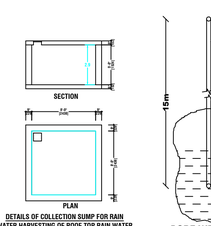
ELEVATION

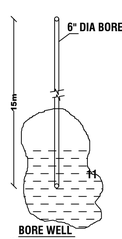


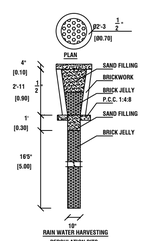
SECTION ON "C-C"

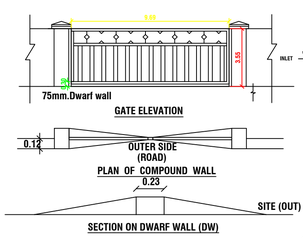


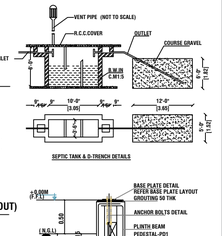
PRO.GROUND FLOOR PLAN

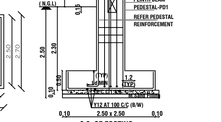




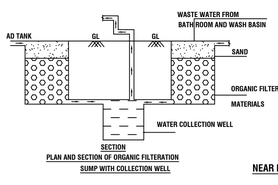


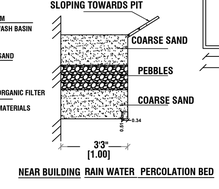


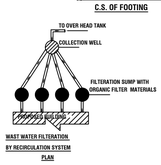


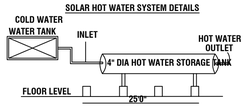










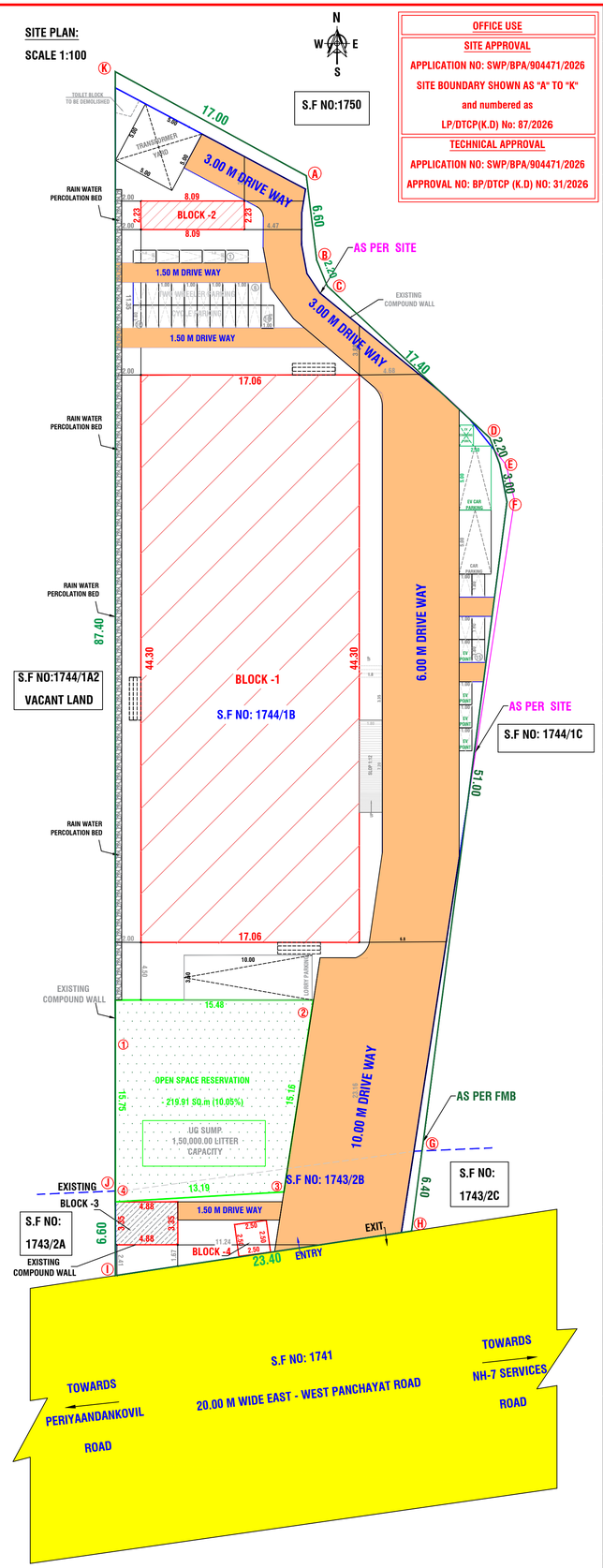


NOTE:

1. ALL DIMENSIONS ARE IN METER.
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.
16. FA- FIRE ALARM PROVIDED
17. FE- FIRE SAFETY MEASURES PROVIDED.
18. SB- ~~SAND BUCKET PROVIDED~~
19. FE- FIRE EXTINGUISHER PROVIDED

SITE PLAN:

SCALE 1:100



OFFICE USE

SITE APPROVAL

APPLICATION NO: SWP/BPA/904471/2026

SITE BOUNDARY SHOWN AS "A" TO "K"

and numbered as

LP/DTCP(K.D) No: 87/2026

TECHNICAL APPROVAL

APPLICATION NO: SWP/BPA/904471/2026

APPROVAL NO: BP/DTCP (K.D) NO: 31/2026

SHEET NO: 01 / 01 | **SCALE 1: 100**

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING FOR COTTON SPINNING AND WEAVING (SMALL SCALE) GREEN INDUSTRY WITH INSTALLATION OF 30 HP IN S.F NO:1743/2B, 1744/1B AT ANDANKOVIL EAST VILLAGE AND PANCHAYAT, THANTHONI PANCHAYAT UNION, MANMANGALAM TALUK AND KARUR DISTRICT.

AREA DETAILS

SURVEY NO	AREA AS PER SITE IN SQ.MT	AREA AS PER DOCUMENT IN SQ.MT	AREA AS PER PATTA IN SQ.MT
1743 / 2B	145.00	145.00	145.00
1744/ 1B	1998.80	2041.00	2041.00
TOTAL	2143.80	2186.00	2186.00

AREA CALCULATION:- PROPOSED

DESCRIPTION	FSI AREA Sq.m	NON FSI Sq.m	TOTAL AREA In Sq.m
BLOCK -1 - WORKING AREA	755.75	--	755.75
BLOCK -2 -TOILET	18.04	--	18.04
BLOCK -3 - SECURITY ROOM	-	6.25	6.25
EXISTING BUILDING			
BLOCK -4 SERVANT ROOM	-	16.34	16.34
TOTAL AREA	773.79	22.59	796.38

SITE COVERAGE :-

$= \frac{\text{BUILDUP AREA}}{\text{SITE AREA}} \times 100$

$= \frac{796.38}{2186.00} \times 100$

$= 36.43\ \%$

SCHEDULE OF JOINERIES:-

REFERENCE		IN METER
RS	Rolling Shutter	3.35 X 3.05
D	Door	1.00 X 2.13
D1	Door	0.76 X 2.13
W	Window	2.43 X 1.82
W1	Window	1.52 X 1.52
V	Ventilator	2.43 X 1.00
V1	Ventilator	0.76 X 0.61
MV	Mechanical Ventilation	

FLOOR SPACE INDEX:-

$= \frac{\text{FSI AREA}}{\text{SITE AREA}}$

$= \frac{773.79}{2186.00} = 0.35 < 2.00$

OSR DETAILS:-

OSR Area Required =2186.00 X 10%

=218.60 Sq.m

OSR Area Provided =219.91 Sq.m(10.05 %)

NO CHILD LABOR IN THE INDUSTRY

HEIGHT OF THE BUILDING - 6.65m

TOTAL NO'S OF LABORS - 20 No's

APPLICANT:-

Mr A.S. VIKAASH S/o SADHASIVAM

Parking Details:-

PARKING REQUIREMENT	CALCULATION	REQUIRED	PROVIDE
Two Wheeler Parking (75.00Sq.mt of Floor Area)	773.79 / 75.00	11 No's	16 No's
Cycle Parking (75.00Sq.mt of Floor Area)	773.79 / 75.00	11 No's	16 No's
Car Parking (200.00Sq.mt of Office Area)	60.47 / 200.00	1 No's	1 No's
EV Car Parking		01 No's	01 No's
EV Two Wheeler Parking		02 No's	02 No's
DA Two Wheeler Parking		02 No's	02 No's
LORRY PARKING		01 No's	01 No's

Sanitation Requirements Details:-

(For 20No's of Male Personnel Only)

	Required	Provide
Water Closet (2 for 16-35 Persons)	2 No's	3 No's
Urinals (2 for 21-45 Persons)	2 No's	4 No's
Washing Tap Drainage Arrangements (One for every 25 Persons)	1 No's	2 No's
Drinking Water Foundation (One for every 100 Persons)	1 No's	2 No's
Emergency Shower & Eye wash Foundation (One for every 100 Persons)	1 No's	2 No's

MACHINERY DETAILS

S.No	Machinery Name	No's	HP	Total
1	Rapier Looms	12	2.25	27.00
2	Humidification Plant	01	1.5	01.50
3	Air Compressor	01	1.5	01.50
	TOTAL			30.00

REFERENCE :-

EXISTING ROAD SHOWN IN -

BOUNDARY SHOWN IN -

PRO.BUILDING SHOWN IN -

DRIVEWAY -

RAIN WATER HARVESTING -

REGISTERED STRUCTURAL ENGINEER:

Er M.NAVEENKUMAR, M.E(Struct).,
Registered Structural Engineer,
DTCP-Karur-Reg.no:SE/Gr-II/002/KR/October/2021
136, Kamarajapuram (North),
KARUR - 639002
Mobile :88380 49542, 89032 52999

REGISTERED GEO TECH ENGINEER:

Er.A.Victor Samson Raj, M.E(Soil)
Regd Geo Tech Engineer,
DTCP.Reg.no:GTE 01/2020
Techlead Consultant & Engineers,
Iyer Bungalow, Madurai,
Cell :9520271927

REGISTERED CONSTRUCTION ENGINEER:

Er.M.ARUNKUMAR B.E.,
Registered Construction Engineer
DTCP-Reg.no. RCE/001/KRR/JAN/2024
No : 17, Senguntapuram First Cross,
Behind Hotel Royal Grand, Karur- 2.
Mob : 98432 21499

REGISTERED ENGINEER:

Er Manivel., B.E., P.G Dip (Val).,
DTCP.Reg.no:RE/Gr-II/001/Karur/June/2023,
KCMC-Reg.No:082/LS/2022/00003,
1000C, 2nd Floor, Kandavel Tower,
Covai Main road, Karur - 639 001.
Mobile :97870 20309, 8883367961

e-singed/-
Assistant Director,
District Town and Country Planning Office,
Karur 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

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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.