PP APPROVAL RECORD

Planning Permission

Survey 119 and 2 more

Salamarathupatti, Uthangarai taluk

Krishnagiri district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

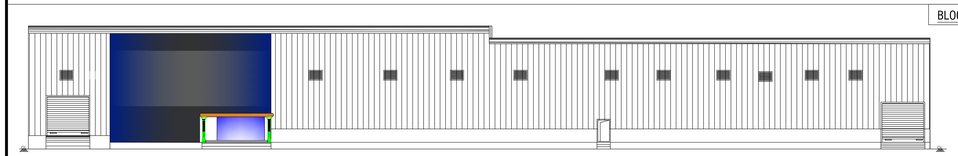
The approval as the planning authority issued it, reproduced in full behind this page.

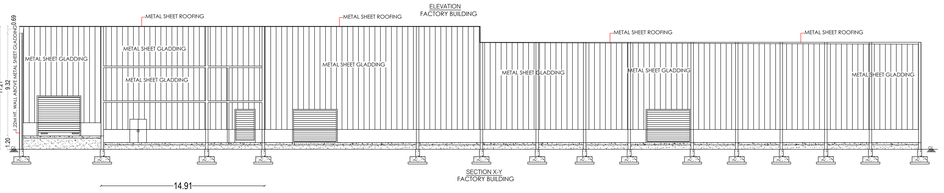
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

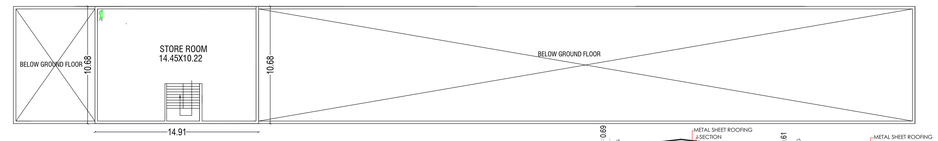
PLAN SHOWING THE EXISTING APPROVED BUILDING REVISED AND PROPOSED ADDITIONAL CONSTRUCTION OF METAL SHEET ROOF INDUSTRIAL BUILDING FOR M/s." FRUITION NATURAL EXTRACTS PRIVATE LIMITED"

(ORANGE CATEGORY-MANUFACTURING OF SPICE POWDER)) IN PLOT NO -C13 & C14, S.F.No: 119 (PT), 120(PT), & 151(PT) AT SIPCOT INDUSTRIAL PARK - BARGUR , OLAIPATTI VILLAGE, SALAMARATHUPATTI PANCHAYAT, MATHUR PANCHAYAT UNION, UTHANGARAI TALUK, KRISHNAGIRI DISTRICT.

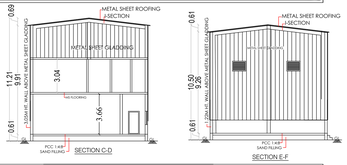
BLOCK-1

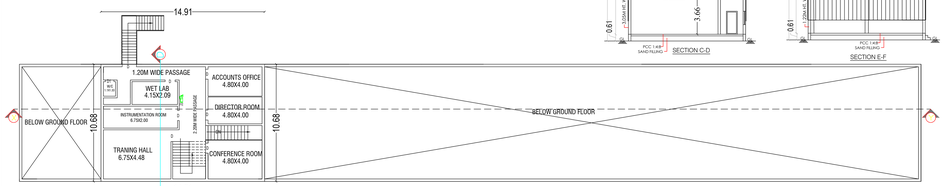




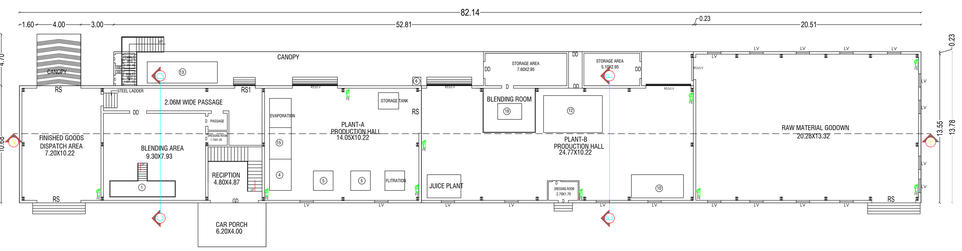


SECOND FLOOR PLAN
(BLOCK No-1)



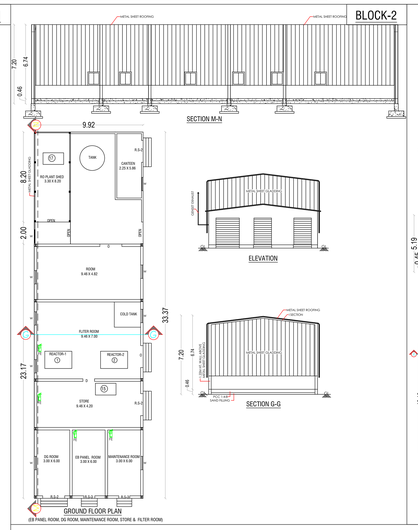


FIRST FLOOR PLAN

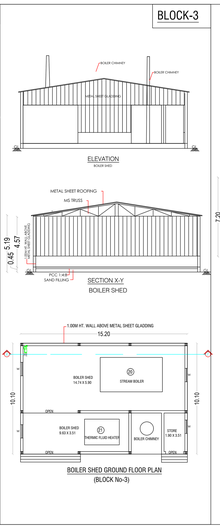


GROUND FLOOR PLAN
(BLOCK No-1)

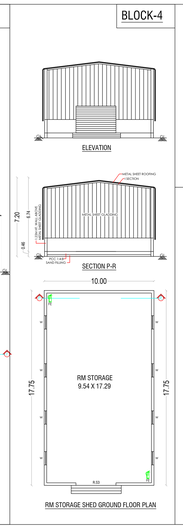
BLOCK-2



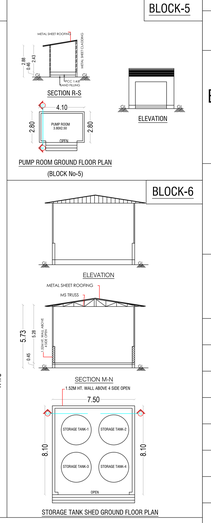
BLOCK-3



BLOCK-4

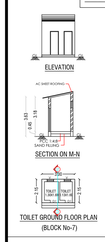


BLOCK-5



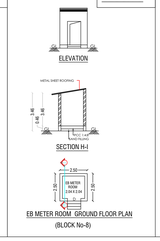
BLOCK-6

BLOCK-7



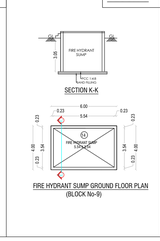
TOILET BLOCK GROUND FLOOR PLAN
(BLOCK No-7)

BLOCK-8

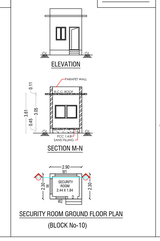


EB METER ROOM GROUND FLOOR PLAN
(BLOCK No-8)

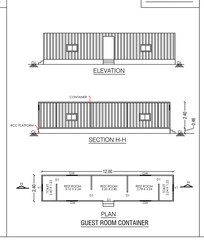
BLOCK-9



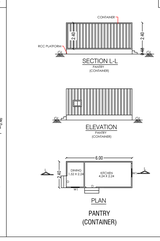
BLOCK-10

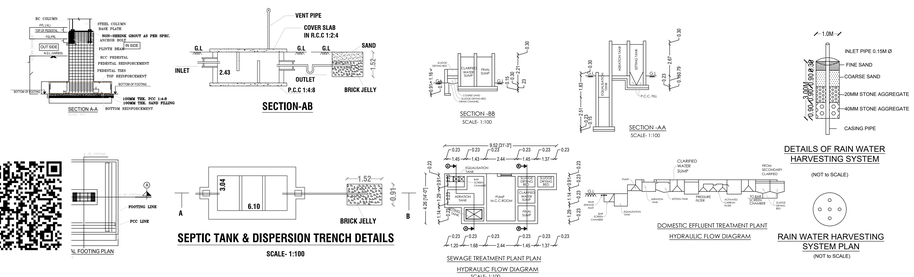


BLOCK-11



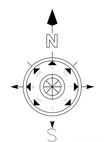
BLOCK-12

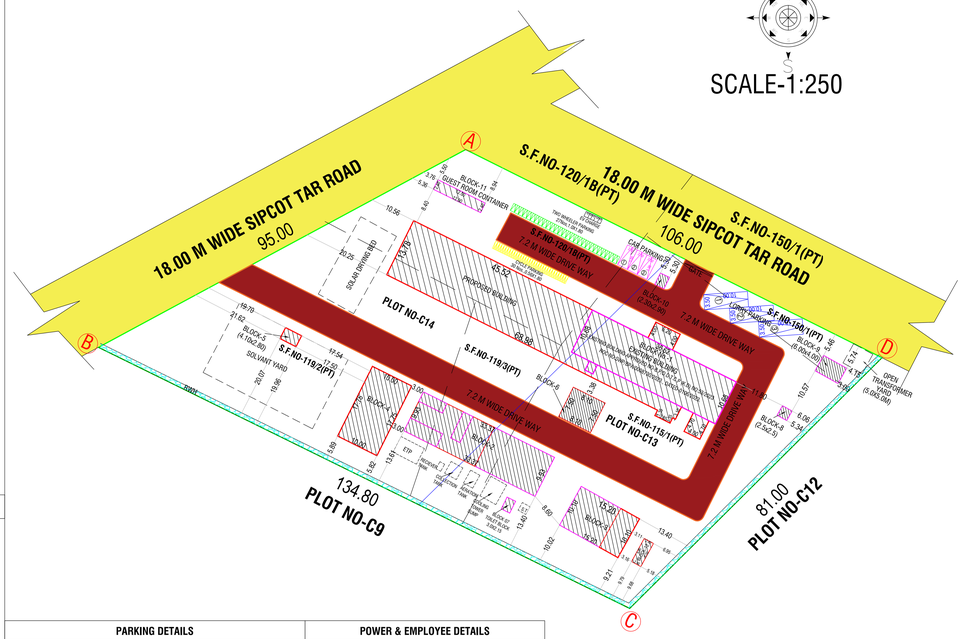




SIPCOT INDUSTRIAL PARK LAYOUT APPROVED
No:L.P/D.D.T.C.P(K.D)-175/2023

SITE PLAN





PARKING DETAILS			
S.No	PARTICULARS	REQUIRED IN NOS.	PROVIDED IN NOS.
1	LORRY PARKING	03	03
2	TWO WHEELER PARKING	29	30
3	CYCLE PARKING	29	30
4	CAR PARKING	01	03

POWER & EMPLOYEE DETAILS			
S.No	PARTICULARS	DETAILS
1	EXISTING POWER DETAILS	165.00HP
2	PROPOSED POWER DETAILS	96.75 HP
3	EXISTING NO OF EMPLOYEES	10 NOS
4	PROPOSED NO OF EMPLOYEES	5 NOS

JOINERY DETAILS

RS	ROLLING SHUTTER	4.93 X 3.66
RS1	ROLLING SHUTTER	4.18 X 3.93
RS2	ROLLING SHUTTER	4.98 X 4.88
RS3	ROLLING SHUTTER	4.10 X 3.66
RS4	ROLLING SHUTTER	2.00 X 3.66
D	DOOR	1.22 X 2.10
D1	DOOR	1.00 X 2.10
D2	DOOR	0.75 X 2.10
W	WINDOW	1.22 X 1.22
GW	WINDOW	1.00 X 0.61
LV	LOUVERS	1.22 X 0.91
V	VENTILATOR	0.61 X 0.61
V1	WINDOW	0.61 X 0.45

OFFICE USE

REVISED APPROVAL DETAILS

ROC No: SWP/BPA/793834/2026, DATED :23.03.2026

BUILDING PLAN NUMBER AS B.P/D.D.T.C.P (K.D) No:50/2026

PLANNING PERMISSION ISSUED.

EXISTING SITE APPROVAL DETAILS

ROC No: SWP/BPA/0008730/2023, DATED :01.06.2023

SITE BOUNDARY ARE MARKED AS 'A TO D' AND NUMBERED AS L.P/D.D.T.C.P(K.D) NO:84/2023

SITE APPROVAL ISSUED.

ROC No: SWP/BPA/0008730/2023, DATED :01.06.2023

BUILDING PLAN NUMBER AS B.P/D.D.T.C.P (K.D) No:53/2023

PLANNING PERMISSION ISSUED.

DRAWING TITLE	SHEET NO-1
MANUFAUTRING SHED	ALL DIMENSIONS ARE IN METER SCALE- 1:100

TOTAL AREA OF SITE -2.29 (ACRES) OR 9271.25 SQ.MT

BUILDING AREA DETAILS

BLOCK No.	PARTICULARS	EXISTING APPROVED FSI AREA (SQ.M.)	PROPOSED FSI AREA (SQ.M.)	TOTAL BUILT-UP AREA(SQ.M.)
1	MANUFACTURING SHED GROUND FLOOR	395.65	758.11	1472.26
	FIRST FLOOR	159.25	-	
	SECOND FLOOR	-	159.25	
2	DG, EB PANEL, MAINTENANCE ROOM, STORE, RO PLANT, CANTEEN, FILTER ROOM	179.03	152.00	331.03
3	BOILER SHED	97.73	55.79	153.52
4	RM STORAGE	-	177.50	177.50
5	PUMP ROOM	-	11.48	11.48
6	STORAGE TANK SHED	-	60.75	60.75
7	TOILET BLOCK	6.44	-	6.44
8	EB METER ROOM	6.24	-	6.24
9	FIRE HYDRANT SUMP & PUMP	24.02	-	24.02
10	SECURITY ROOM	6.67	-	6.67
11	GUEST ROOM CONTAINER	28.80	-	28.80
12	PANTRY CONTAINER	-	14.40	14.40
	TOTAL BUILTUP AREA	903.83	1389.28	2293.11

PLOT COVERAGE (PC) = (1974.61/ 9271.25) X100
= 21.29 %

FLOOR SPACE INDEX (FSI) = (2293.11 /9271.25) = 0.24 < 2.00

MACHINERY DETAILS

S.No	MACHINE NAME	Nos	HP	TOTAL H.P.
1	REACTOR-1	1	6.00	6.00
2	REACTOR-2	1	3.00	3.00
3	DESOLVENTIZER	1	3.00	3.00
4	DISTILLATION UNIT-1	1	3.00	3.00
5	MIXING VESSEL	1	8.00	8.00
6	VACUUM PUMP	1	5.00	5.00
7	HIGH VACUUM PUMP	1	30.00	30.00
8	DRANINAGE TANK-PUMP	1	1.00	1.00
9	HIGH PRESSURE WATER PUMP	1	3.00	3.00
10	PULVERIZER UNIT	1	24.50	24.50
11	GARLIC JUICE PLANT	1	13.50	13.50
12	SPRAY DRYER UNIT	1	42.00	42.00
13	CHILLER	1	8.00	8.00
14	FIRE HYDRANT	1	35.00	35.00
15	DISTILLATION UNIT-2	1	5.00	5.00
16	GARIC FILTRATION AREA	1	3.00	3.00
17	RO PLANT	1	4.00	4.00
18	ETP PLANT	1	19.50	19.50
19	BLENDING ROOM	1	4.25	4.25
20	COOLING TOWER	1	25.00	25.00
21	STEAM BOILER	1	5.00	5.00
22	THERMIC FLUID HEATER	1	10.50	10.50
23	PRESSURE PUMP TO LAB	1	0.50	0.50
	TOTAL HP			261.75 HP
	NO. OF . WORKERS			15

KEY

EL EMERGENCY LIGHT FE FIRE EXTINGUISHER
FA FIRE ALARM LONG BELL

COLOR INDEX

SITE BOUNDARY	
DRIVEWAY	
EXISTING ROAD	
PROPOSED BUILDING	
EXISTING BUILDING	

SANITATION DETAILS (INDUSTRIES)

S.No	PARTICULERS	REQUIRED	PROVIDED
1	WATER CLOSET(MALE-10)	1	3
2	WATER CLOSET(FEMALE-5)	1	1
3	DRINKING WATER	2	2
4	WASH BASIN	4	4
5	URINALS	1	1

APPLICANT

For FRUITION NATURAL EXTRACTS PVT LTD.
BOBY JAMES T (Director)

For FRUITION NATURAL EXTRACTS PVT LTD.
D.L.P.DAVIS (Director)

M/S."FRUITION NATURAL EXTRACTS PRIVATE LIMITED"

REGISTERED ENGINEER

Er.S.SAKTHIVEL,M.E.(Stru).,
TN.Govt. Registered Professional of DTCP,
Registered Engineer Grade-II-01/2024,
Registered Construction Engineer-01/2024,
Registered Structural Engineer Grade-II-02/2022,
R.E.(G-3) DMC. No-037/LS/2022/00006,
CIVIL INFO
No-24/3, Second Floor, Opp:Nagaraj Hospital,
Chathiram Street, Dharmapuri-636 701,
Cell: 7550315100, 8098094769,
Email:civilinfo.dpi@gmail.com.

REGISTERED STRUCTURAL ENGINEER

Er. M. THIRUMAL.B.E.(Civil),M.E.Stru.,Eng(1)
District Town and Country Planning,
TN.Govt. "Registration of Professionals"
Structural Engineer (G-I)-01/2025,
Register Engineer (G-I)-01/2025,
Construction Engineer (CE)-01/2025,
Developer (RD)-03/2025,
CIVIL INFO
No-24/3, Second Floor, Opp:Nagaraj Hospital,
Chathiram Street, Dharmapuri-636 701,
Cell: 8098094769,
Email:civilinfo.dpi@gmail.com.

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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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.