PP APPROVAL RECORD

Planning Permission

Pudukkottai district, Tamil Nadu

APPROVAL TYPE
Building Plan

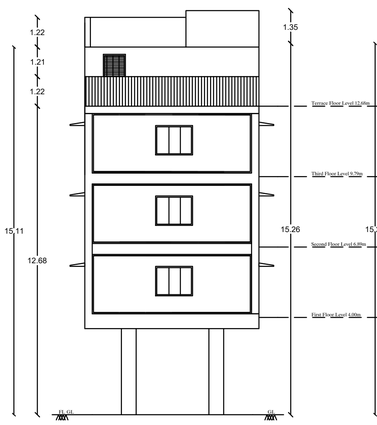
ISSUING AUTHORITY
DTCP

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

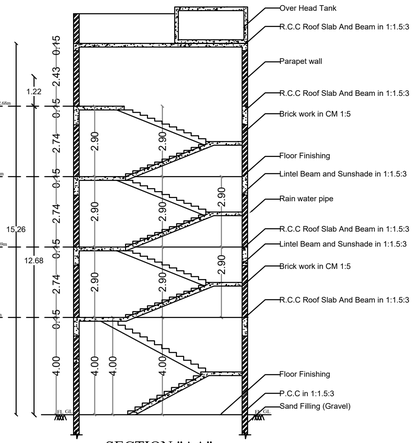
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

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

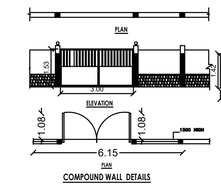
hello@verified.realestate
+91 9996 12 9996
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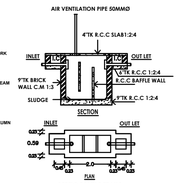
ELEVATION



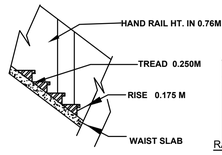
SECTION "AA"



COMPOUND WALL DETAILS



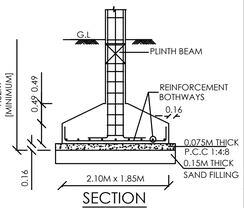
SEPTIC TANK DETAILS



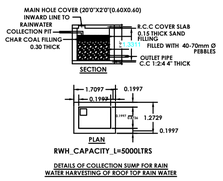
STAIRCASE DETAIL



RAIN WATER COLLCETION TRENCH

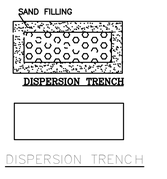


FOUNDATION DETAILS

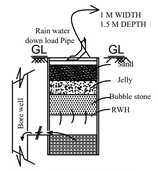


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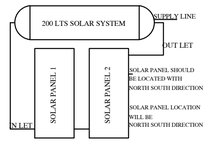
DETAILS OF COLLECTION SUMP FOR RAIN WATER HARVESTING OF ROOF TOP RAIN WATER



DISPERSION TRENCH

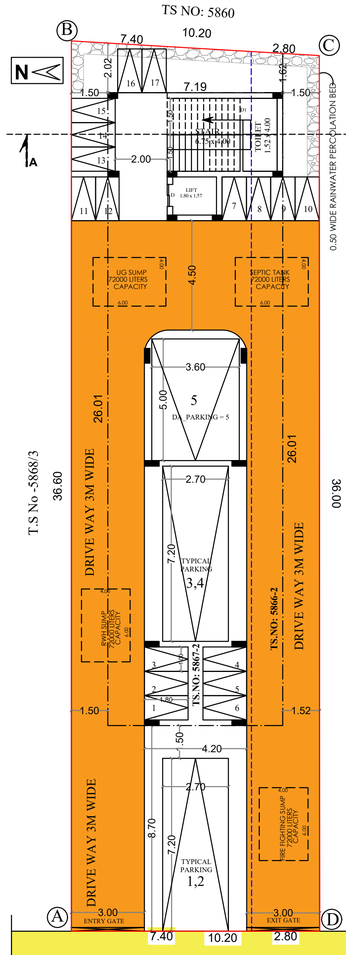


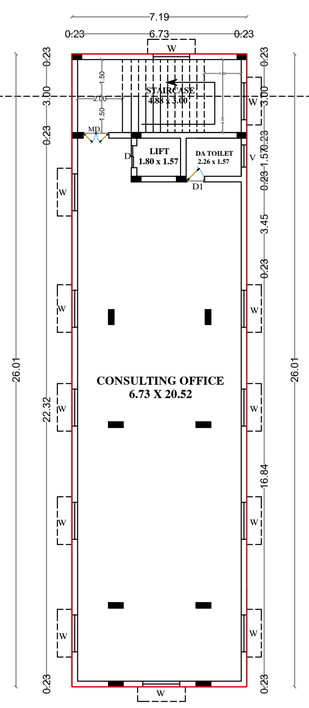
SEC. RAIN WATER HARVEST PIT



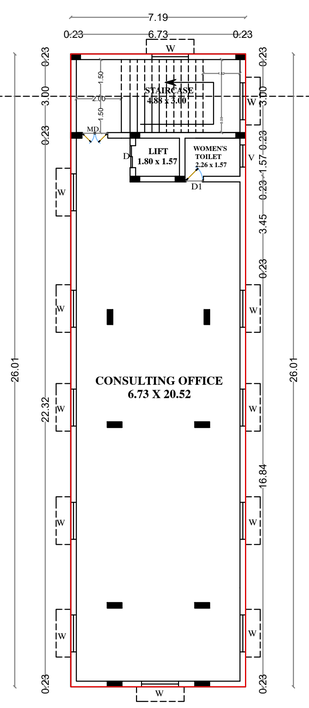
SOLAR WATER HEATER SYSTEM

TS NO: 5860

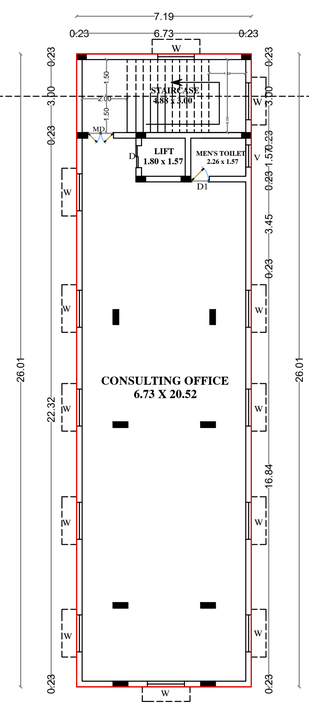




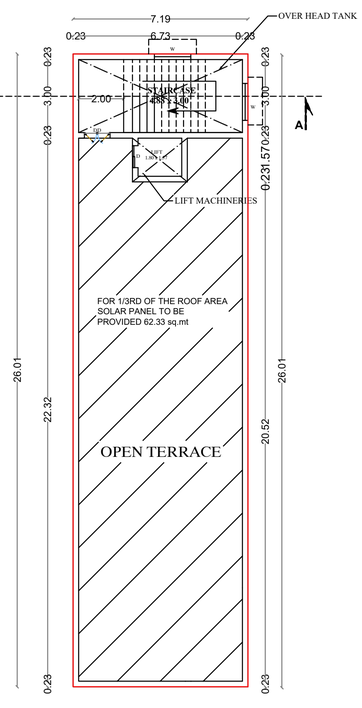
FIRST FLOOR PLAN



SECOND FLOOR PLAN



THIRD FLOOR PLAN



TERRACE FLOOR PLAN

12M Wide
ck No:80
NO: 5878
/ard-A

LT FLOOR PLAN

1).Mr.M.RAJESH. S/o Mr.MOORTHY

NAME OF THE OWNER :

Er.A.PANDIYAN B.E.,
Regd No: DTCPPUDUKKOTTAI/RE/GR-II/24/04/009
B2B BUILDING SOLUTIONS
No: 10C, Raja's Pride Complex, Tolgate St,,
Karambakkudi, Pudukkottai Dist - 622 302.
Cell: 9003487281, 9750076903

REGISTERED ENGINEER SIGNATURE

Dr.S.Victor Jebaraj, ME(Struct.),MBA(PM),Ph.D
Contact : 73737 16167 Email : vjbuilders2012@gmail.com
DTCP Approved Register Engineer Grade - I (RE)
Licence No. : SE/GR-I/25/07/001
DTCP Approved Structural Engineer Grade - I (RSE)
Licence No. : SE/GR-I/20/10/002
DTCP Approved Construction Engineer (CE)
Licence No. : DTCP/CE/21/12/005
Reg. Structural Engineer Licence No. : 109/LS/2019/00034
V3 BUILDERS Reg. Engineer Licence No. : 109/LS/2019/00005
REGISTER ENGINEER / REGISTER STRUCTURAL ENGINEER

REGISTERED CONSTRUCTION REGISTERED STRUCTURAL ENGINEER SIGNATURE

Dr.S.Senthamil Kumar,ME,Ph.D,FIGS,MIEI
Regd Geotechnical Engineer-No.001/RGTE/2024
703, Plot No.29,O.M.Rajoo Nagar,
Near New Bus Stand Thanjavur - 613 005
Email : senthamilkumar@yahoo.co.in,
Cell : 94439 76090

GEO-TECH ENGINEER SIGNATURE

DISTRICT TOWN AND COUNTRY PLANNING OFFICE
PUDUKKOTTA1 DISTRICT

PLAN SHOWING THE PROPOSED CONSTRUCTION OF (STILT+3Floor) COMMERCIAL (CONSULTING OFFICE) BUILDING IN WARD - A, BLOCK NO: 80, TS.NO :5866/2 & 5867/2 AT SANTHANATHAPURAM 5TH STREET, PUDUKKOTTAI CORPORATION AND PUDUKKOTTAI DISTRICT.

SCRUTINY REFERENCE : 9PULTYLB

APPLICATION NO: SWP/BPA/668910/2025

COLOR REFERENCE:

PLOT BOUNDARY	-	
EXISTING ROAD	-	
PROPOSED BUILDING	-	
DRIVEWAY	-	

AREA STATEMENT OF THE SITE:-

DESCRIPTION	Sq.mt
1). AS PER DOCUMENT	370.44
2).AS PER FMB or PLR	370.00
3). AS PER THE SITE	370.00

AREA STATEMENT OF THE BUILDING:-

DESCRIPTION	FSI AREA SQM	NON FSI SQM	TOTAL AREA
STILT FLOOR (Parking)	- - -	187.01	187.01
FIRST FLOOR (Consulting Office)	187.01	- - -	187.01
SECOND FLOOR (Consulting Office)	187.01	- - -	187.01
THIRD FLOOR (Consulting Office)	187.01	- - -	187.01
STAIRCASE HEAD ROOM	- - -	31.78	31.78
LIFT MACHINERIES ROOM	- - -	2.78	2.78
TOTAL AREA	561.03	221.57	782.6

FLOOR SPACE INDEX:

= TOTAL F.S.I AREA/TOTAL SITE AREA = 561.03 / 370.00 = 1.51 < 2.00

PARKING DETAILS

CAR

As Per TNCDBR - 2019 Rule Car & DA Car Parking Provide 75%
FSI Area 561.03 x 0.75 = 420.77/100
Car & DA Car Parking = 5 Nos

TWO WHEELER

As Per TNCDBR - 2019 Rule Two Wheeler & DA Two Wheeler Parking Provide 75% FSI Area 561.03 x 0.75 = 420.77/25
Two Wheeler & DA Two Wheeler = 17 Nos

DESCRIPTION	REQUIRED	PROVIDED
CAR PARKING (Included DA parking)	05	05
TWO WHEELER PARKING (Included DA parking)	17	17

SCHEDULE OF JOINERY	SIZE
GD - GRILL DOOR	1.82m x 2.13m
SD - SLIDING DOOR	0.91m x 2.13m
D - WOODEN DOOR	0.91m x 2.m
O - OPEN	1.81m x 2.13m
W- WINDOW	1.52m x 1.52m
D1- PVC DOOR	0.76m x 2.13m
V- VENDILATION	0.76m x 0.76m

NOTES:

1).All Dimensions are in Meter.
2).Rain water harvesting system will be Provided.
3).All waste water utilized for Garden.
4).Solar water heater system will be Provided.
5).Septic tank dispersion trench to be Provided.
6).Exhaust fan used for kitchen

SWP/D.DTCP (PD) BP.NO : 01/2026

PLANNING PERMISSION No- 01/2026

E-SIGNED
ASSISTANT DIRECTOR /DEPUTY DIRECTOR (I/C)
DISTRICT TOWN AND COUNTRY PLANNING OFFICE
PUDUKKOTTAI 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.