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

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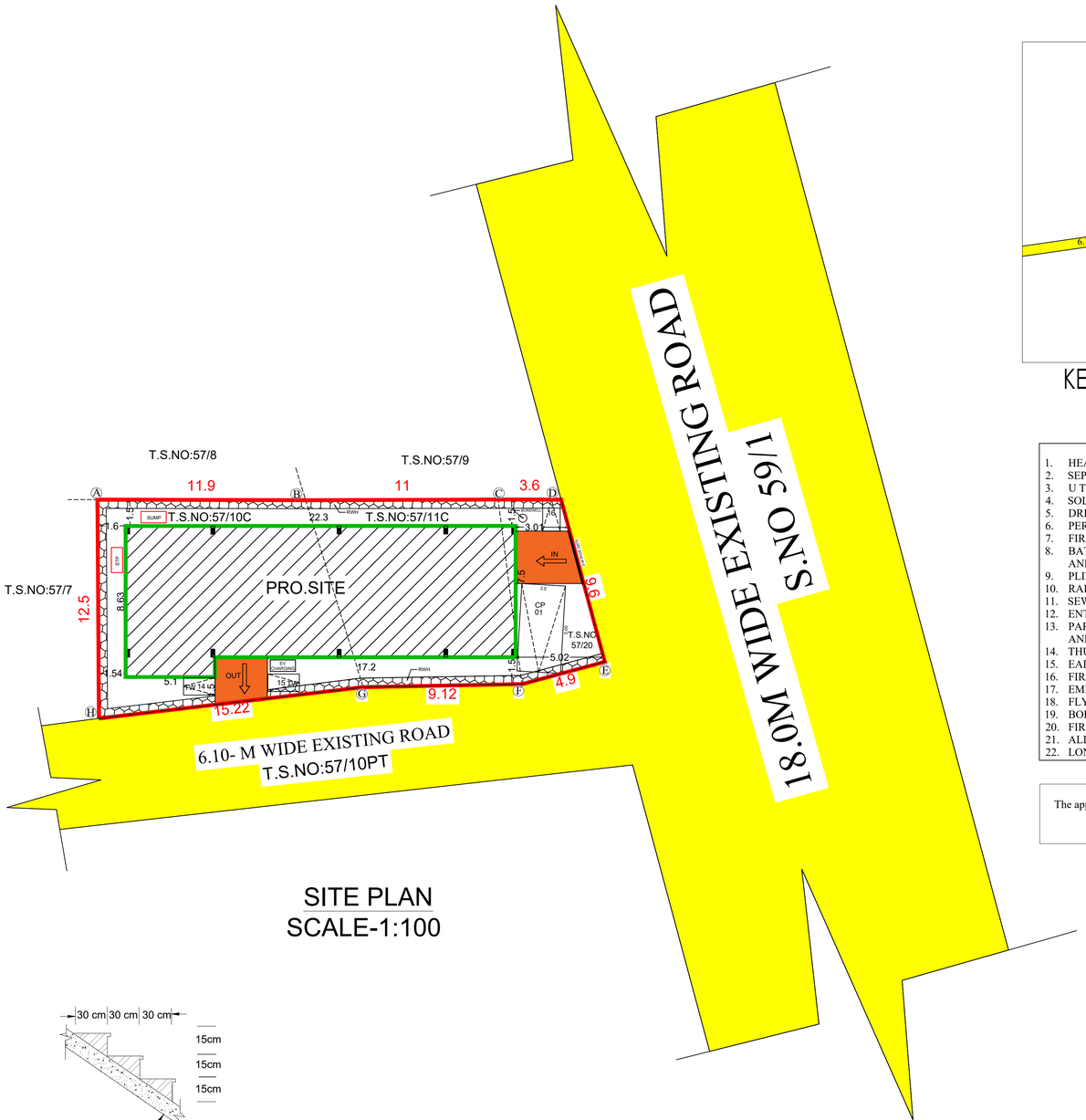
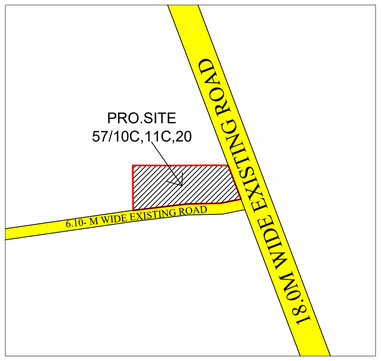
SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF COMMERCIAL BUILDING AT WARD A ,BLOCK 84, IN T.S.NO 57/10C,11C,20, PUDUKKOTTAI TALUK, PUDUKKOTTAI CITY CORPORATION /DISTRICT.

(SCALE 1:100)



SITE PLAN
SCALE-1:100



KEY PLAN (NOT TO SCALE)

AMENITIES PROVIDED

1. HEAD ROOM ROOF HEIGHT 2.1 M
2. SEPTIC TANK WITH DESPERSION TRENCH
3. U TRAP PROVIDED ON SEPTIC TANK
4. SOLAR POWER ASSISTED WATER HEATING SYSTEM
5. DRINKING WATER SUMP WITH TANK
6. PERCULATION PITSIZE 0.3X0.3M REQUIRED DEPTH
7. FIRE SERVICE WATER SUMP
8. BATH ROOM WATER RECYCLING PIT WITH SUMP AND TANK
9. PLINTH BOUNDARY PERCULATION PIT
10. RAIN WATER FILLERATION BED WITH TANK
11. SEWAGE TREATMENT PLANT
12. ENTRANCE GATE 6M WIDE
13. PARKING SPACE PROVIDED FOR BOTH INSIDERS AND OUTSIDERS
14. THUNDER AND LIGHTENING ARRESTER
15. EARTHQUAKE RESISTANCE STRUCTURE
16. FIRE EXTINGUISHER PROVIDED
17. EMERGENCY ALARM
18. FLYASH BRICKS USED FOR BUILDING
19. BOREWELL PROVIDED
20. FIRST AID BOX PROVIDED
21. ALL DOOR AND WINDOW OPENS OUTWARD SIDE
22. LONG BELL ARRANGEMENT

The applicant has paid a fee of Rs. 5,44,498.00/- towards 10% OSR, calculated as per the Government Guideline Value.

ONLINE APPLICATION NO SWP/BPA/0949238/2026 /TCP

APPLICANT NAME :A. MOHAMED SITIK

REFERENCE:-

N W E S

SITE BOUNDARY -
EXISTING ROAD -
DRIVEWAY -
PROPOSED BUILDING -

SITE AREA DETAILS:

AS PER DOCUMENT AREA - 319.86 SQ.M

AS PER SITE AREA (FMB) - 304.87 SQ.M

AREA DETAILS

PRO.BUILD		AREA		
		FSI	NON-FSI	TOTAL COVERED AREA
BLOCK	FLOOR	SQM	SQM	SQM
BLOCK 1	STILT FLOOR	-	173.09	173.09
	FIRST FLOOR	173.09	-	173.09
	SECOND FLOOR	173.09	-	173.09
	THIRD FLOOR	89.16	83.93	173.09
	TOTAL AREA	435.34	257.02	692.36

F.S.I = TOTAL FLOOR AREA / SITE EXTENT = 435.34 / 304.87 = 1.42< 2.0

PLOT COVERAGE = MAX. ONE FLOOR AREA / SITE EXTENT X 100

= 173.09 / 304.87 X 100 = 56.77%

PARKING REQUIREMENTS

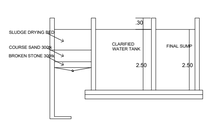
VEHICLE	ANNEXURE-IV GO- 16 AMENTMENT NO: 18A [SEE RULE 35(4), 36F, 37F AND 39(5)]	REQUIRED	PROVIDED
CAR	Shop floor area 173.09 sq.m 1 Car space for every 50 sq.m Shop floor area -173.09 -50 First Deduction 123.09/50 =2.46	03	03
	Office floor area 262.25/100 =2.62 1 Car space for every 100 sq.m Office floor area - 262.25		02
DA CAR PARKING			01
	TOTAL	03	03
TWO WHEELER	1 Two Wheeler space for every 75 sq.m Shop floor area	04	06
	1 Two Wheeler space for every 25sq.m Office floor area	10	10

SWP/BP/DTCP(PD) NO: 42 / 2026

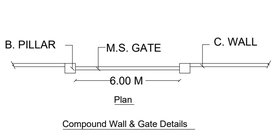
PLANNING PERMISSION NO: 14 / 2026

APPLICANT

STAIR CASE STEPS
SCALE 1:25

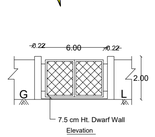


200 LTS SOLAR SYSTEM



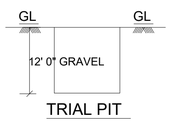
Plan

Compound Wall & Gate Details

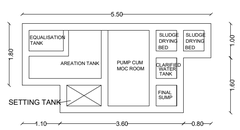


7.5 cm Ht. Dwarf Wall

Elevation

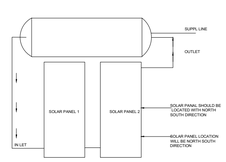


TRIAL PIT

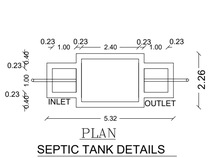


SEWAGE TREATMENT PLANT PLAN

APPROVAL AUTHORITY

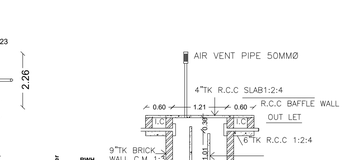


200 LTS SOLAR SYSTEM (TYP) INDIVISUAL HOUSES
SCALE-1:50

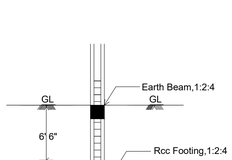


PLAN

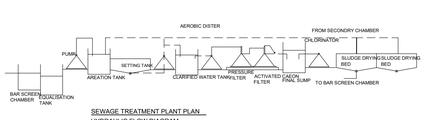
SEPTIC TANK DETAILS



SECTION



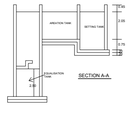
RCC COLUMN DETAILS

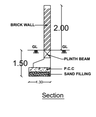


SEWAGE TREATMENT PLANT PLAN
HYDRAULIC FLOW DIAGRAM



SEC. RAIN WATER
HARVEST PIT





Section

Er. P.D. GEORGE, M.E, (Struct)
REGISTERED ENGINEER
Reg. No. RE.I / SVG. 27/24
KRISHAA BUILDERS & PROMOTERS
P.No. 257, Periyar Nagar (Double Road)
Rajagopalapuram Housing Unit
PUDUKKOTTAI - 622 003
CONTACT : 9597963456

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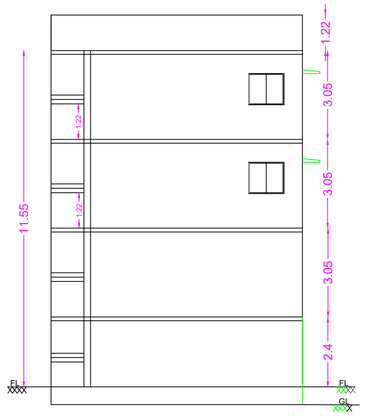
STRUCTURAL ENGINEER

BUILDING PLAN SHOWING THE PROPOSED CONSTRUCTION OF COMMERCIAL BUILDING AT WARD A ,BLOCK 84, IN T.S.NO 57/10C,11C,20, PUDUKKOTTAI TALUK, PUDUKKOTTAI CITY CORPORATION /DISTRICT.

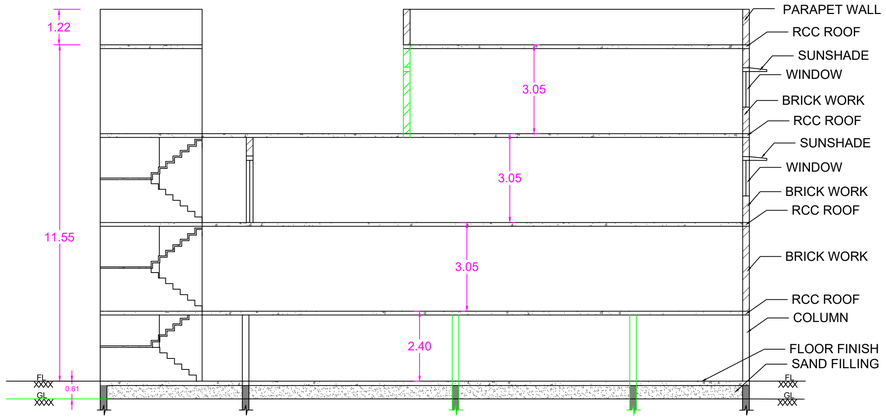
(SCALE 1:100)

ONLINE APPLICATION NO : SWP/BPA/0949238/2026 /TCP

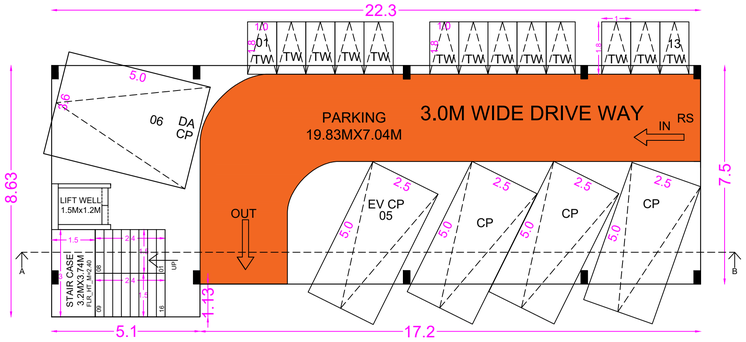
APPLICANT NAME :A. MOHAMED SITIK



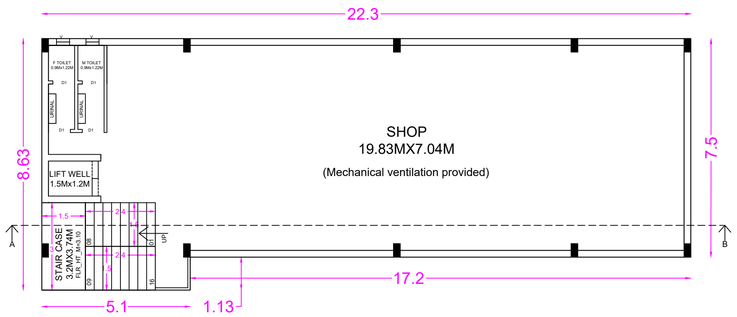
EAST SIDE FRONT ELEVATION



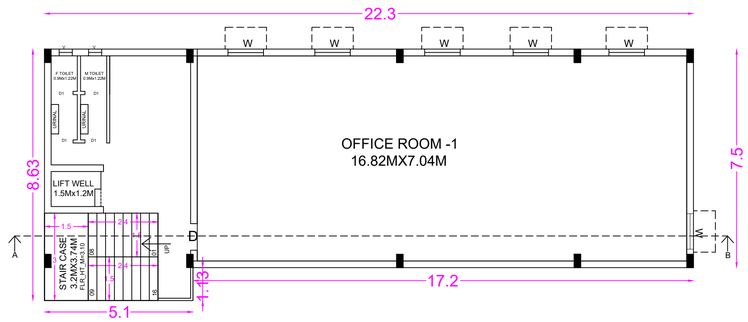
CROSS SECTION ON- AB



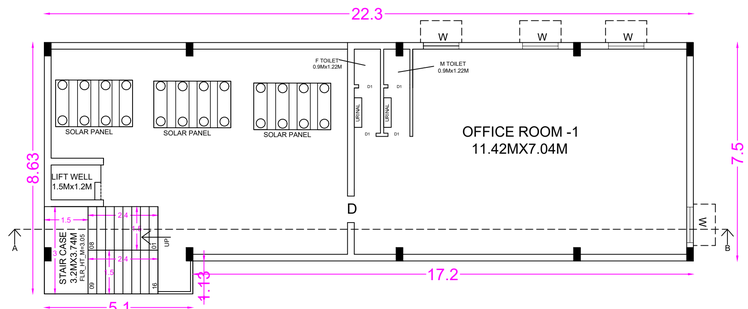
STILT FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN



THIRD FLOOR PLAN

REFERENCE:-

N W E S

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EXISTING ROAD	-	
DRIVEWAY	-	
PROPOSED BUILDING	-	

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$$\text{PLOT COVERAGE} = \frac{\text{MAX. ONE FLOOR AREA}}{\text{SITE EXTENT}} \times 100$$

$$= \frac{173.09}{304.87} \times 100 = 56.77\%$$

TYPE	DESCRIPTION	METER
RS	ROLLING SHUTTER	3.05 X 2.14
D	DOOR	0.90 X 2.14
D1	DOOR	0.75 X 2.14
W1	WINDOW	1.22 X 1.65
V	VENTILATOR	0.90 X 0.60

SWP/BP/DTCP(PD) NO: 42 / 2026

PLANNING PERMISSION NO: 14 / 2026

APPLICANT

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STRUCTURAL ENGINEER

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
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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.