

PP

APPROVAL RECORD

# Planning Permission

Salem

Salem district, Tamil Nadu

APPROVAL TYPE

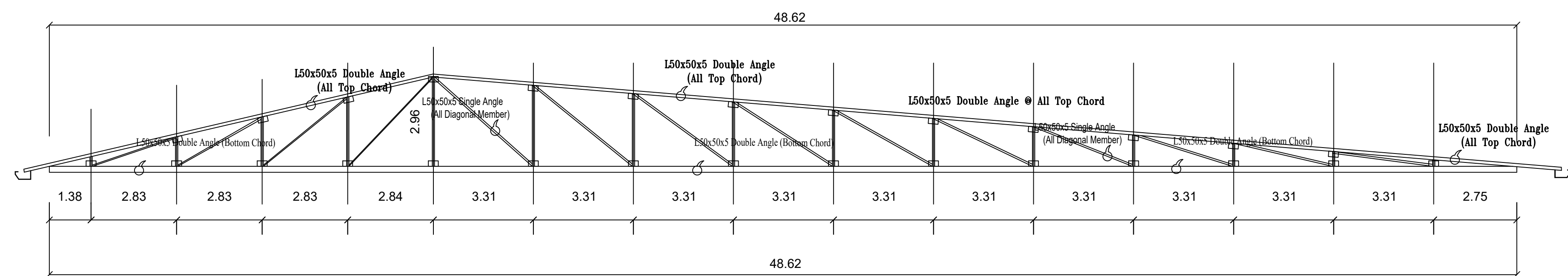
**Building Plan**

ISSUING AUTHORITY

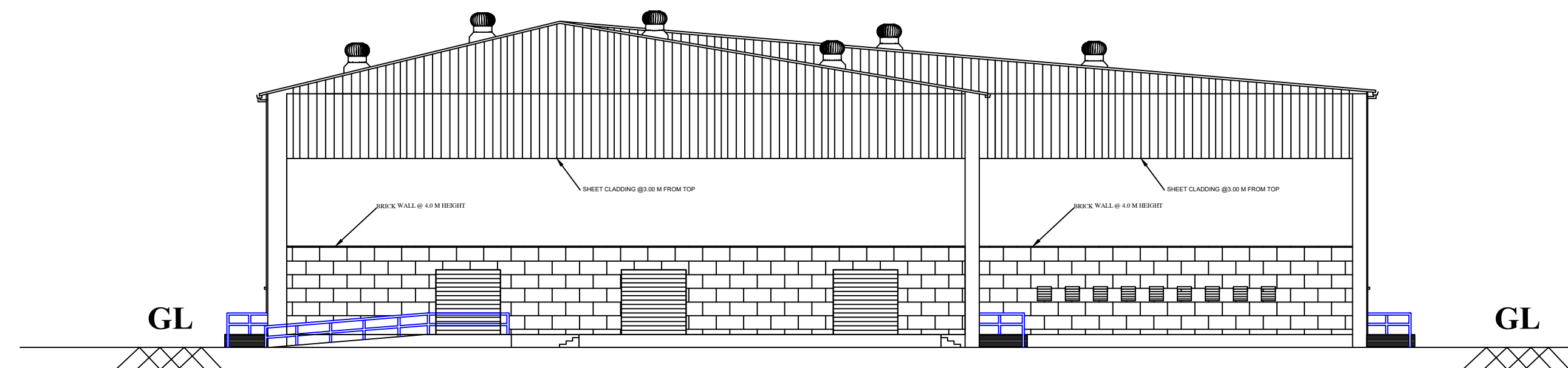
**DTCP**

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

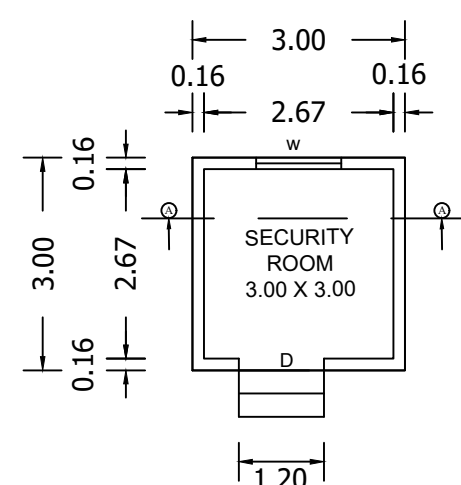
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



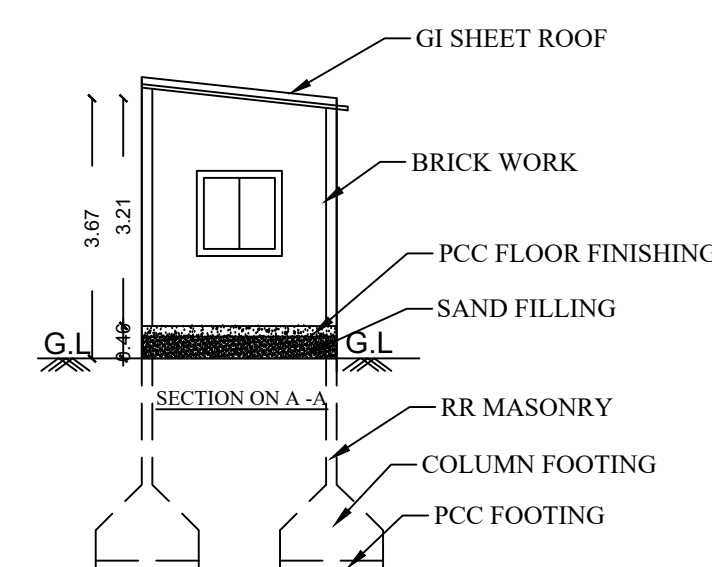
TRUSS SECTION  
NOT TO SCALE



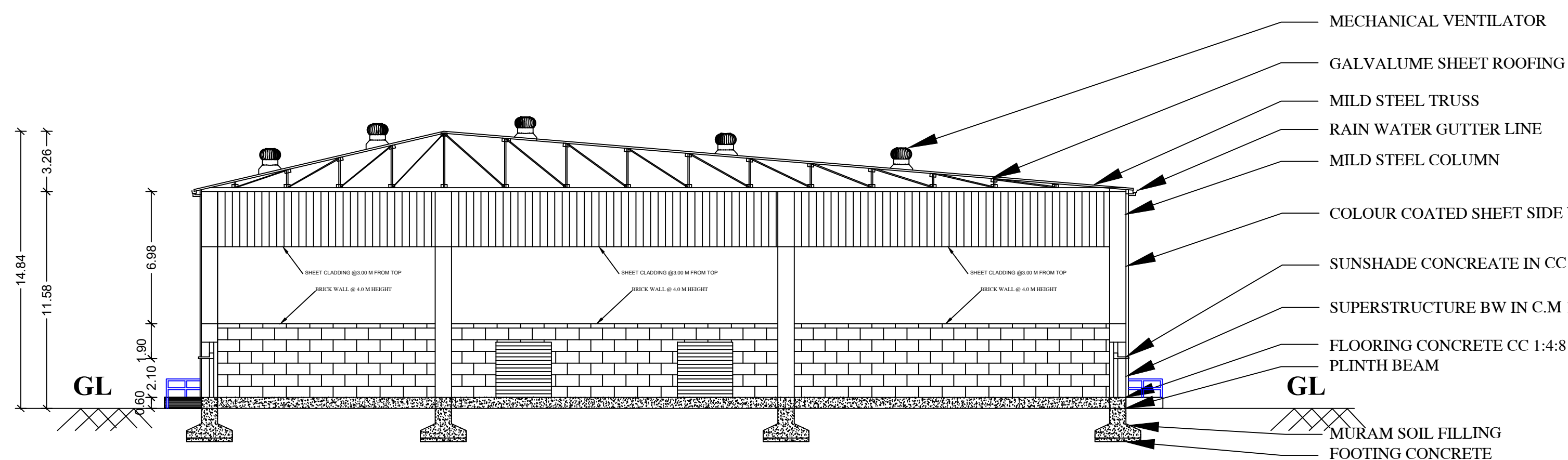
ELEVATION



SECURITY ROOM  
GROUND FLOOR PLAN  
SCALE 1:100

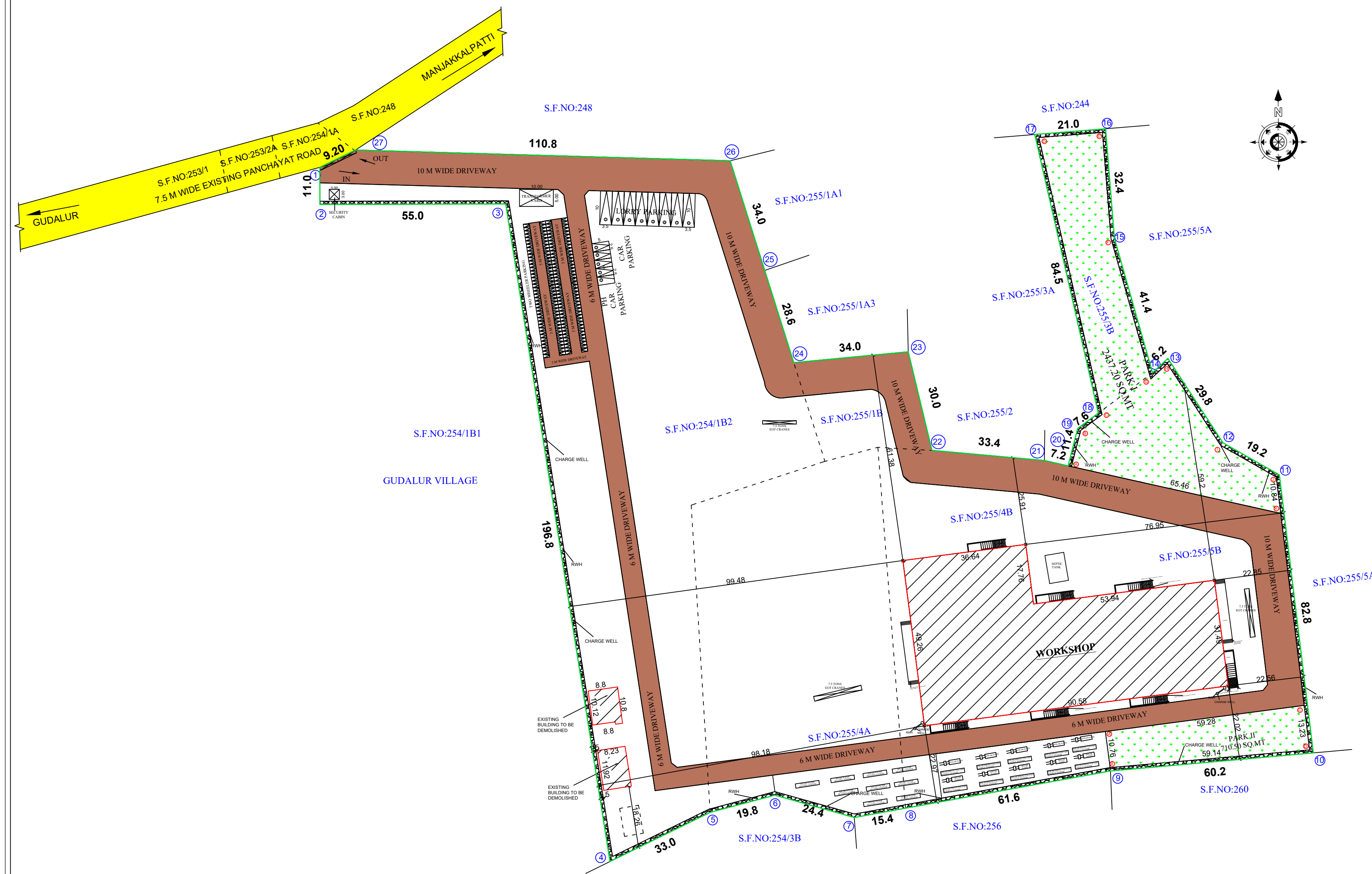


SECTION A-A

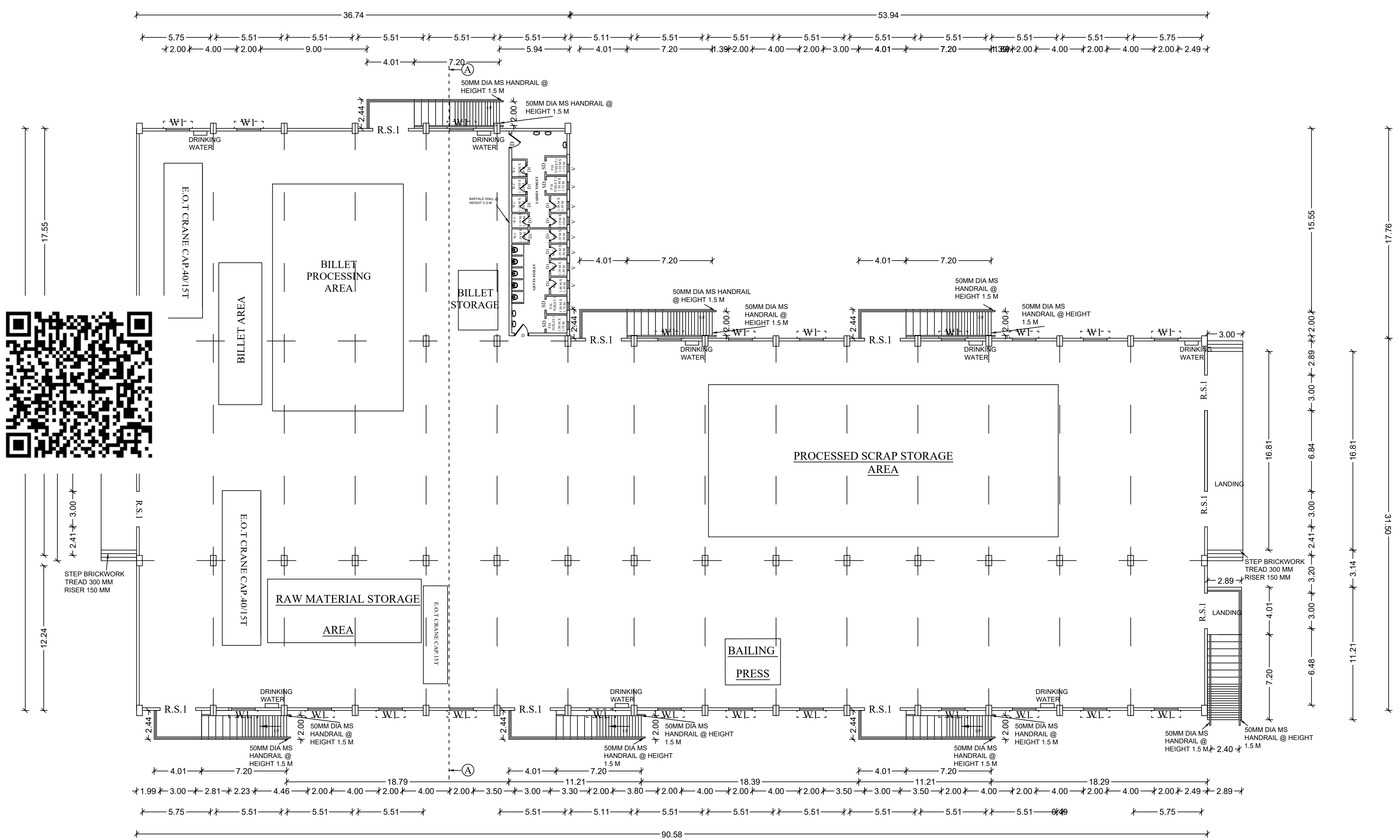


**SITE APPROVAL :**  
ROC No.SWP/BPA/0057397/2023  
Site Boundary Shown as '1' to '27' and numbered as  
SWP/OTCP/SALEM/Site Approval No-49/2024

**PLANNING PERMISSION:**  
ROC No.SWP/BPA/0057397/2023  
Planning Permission No.SWP/OTCP/SALEM/BP No-02/2024



SITE PLAN  
SCALE 1:800



GROUND FLOOR PLAN

SCALE 1:200

SITE AND DETAILED PLAN SHOWING THE CONSTRUCTION OF GALVALUME SHEET ROOF OF STEEL MELTING PLANT INDUSTRIAL BUILDING (ORANGE CATEGORY) GROUND FLOOR WITH ELECTRIC POWER 3076.0 HP IN S.F.NOS. 254/1B2, 255/1B, 255/3B, 255/4A, 255/4B & 255/5B AT GUDALUR VILLAGE, SANKAGIRI TALUK, SALEM DISTRICT.

APPLICANT : Mr. K.DHINAKARAN  
ALL DIMENSIONS ARE IN METRE  
SCALE : 1:800

|                      |              |               |         |                     |
|----------------------|--------------|---------------|---------|---------------------|
| AREA AS PER DOCUMENT |              | - 7.675 Acres |         |                     |
| AREA AS PER PATTI    |              | - 31060 Sq.m  |         |                     |
| AREA DETAILS :       |              |               |         |                     |
| S.No                 | DESCRIPTION  | FSI           | NON FSI | TOTAL BUILD UP AREA |
| WORKSHOP             |              |               |         |                     |
| 1                    | GROUND FLOOR | 3503.60       | -       | 3503.60             |
| SECURITY CABIN       |              |               |         |                     |
| 2                    | GROUND FLOOR | -             | 9.00    | 9.00                |
| TOTAL                |              | 3503.60       | -       | 3512.60             |
| TOTAL                |              | 3503.60       |         |                     |

TOTAL FSI =  $\frac{3503.60}{31060.00} = 0.112 < 1.5$

| S.No | Parking Area Description                                       | Area (Sq.m) | Required | Provided        |
|------|----------------------------------------------------------------|-------------|----------|-----------------|
| 1    | One Car Space for every 100 Sq.m of Office Floor Area          | 98.10       | 1        | 3+2(PH Parking) |
| 2    | One Two Wheeler Space for every 50 Sq.m of Workshop Floor Area | 3503.60     | 74       | 80              |
| 3    | One Cycle Space for every 50 Sq.m of Workshop Floor Area       | 3503.60     | 74       | 80              |
| 4    | One Lorry Space for every 500 Sq.m of Workshop Floor Area      | 3503.60     | 8        | 8               |

OSR REQUIRED - 3106.00 SQ.M (10.00%)  
OSR PROVIDED - 3147.70 SQ.M (10.13%)  
HEIGHT OF THE BUILDING - 11.58 M

| S.No  | Description                  | Nos | HP Details |
|-------|------------------------------|-----|------------|
| 1     | Furnace Water Pump           | 2   | 80.0       |
| 2     | Furnace Water Pump           | 2   | 80.0       |
| 3     | Cooling Tower                | 2   | 15.0       |
| 4     | Emergency Lighting Pump      | 1   | 5.0        |
| 5     | DM Water Pump                | 1   | 20.0       |
| 6     | DM Water Pump (Stand by)     | 1   | 20.0       |
| 7     | Hydraulic Pump               | 1   | 20.0       |
| 8     | Hydraulic Pump (Stand by)    | 1   | 20.0       |
| 9     | Compressor                   | 1   | 7.5        |
| 10    | DM Water Pump                | 1   | 20.0       |
| 11    | DM Water Pump (Stand by)     | 1   | 20.0       |
| 12    | Hydraulic Pump               | 1   | 20.0       |
| 13    | Hydraulic Pump (Stand by)    | 1   | 20.0       |
| 14    | Compressor                   | 1   | 7.5        |
| 15    | Pollution Motor              | 1   | 75.0       |
| 16    | Back Filter                  | 1   | 30.0       |
| 17    | Primary Pump                 | 2   | 120.0      |
| 18    | Primary Pump (Stand By)      | 1   | 60.0       |
| 19    | Secondary Pump               | 2   | 80.0       |
| 20    | Primary Pump Cooling Tower   | 2   | 20.0       |
| 21    | Secondary Pump Cooling Tower | 2   | 20.0       |
| 22    | Building M/C                 | 1   | 40.0       |
| 23    | Scrubber                     | 1   | 40.0       |
| 24    | Exhaust Fan                  | 4   | 4.0        |
| 25    | Man Cooler                   | 4   | 12.0       |
| 26    | Crane(50+20+5+5+5) HP        | 1   | 100.0      |
| 27    | Crane(35+5+3+5+2) HP         | 1   | 50.0       |
| 28    | Crane(20+5+3+5+2) HP         | 2   | 70.0       |
| 29    | Intermediate Mill Motor-1    | 1   | 1000.0     |
| 30    | Intermediate Mill Motor-2    | 1   | 800.0      |
| 31    | TMP Water Pump               | 2   | 200.0      |
| TOTAL |                              |     | 3076.0     |

| JOINERY DETAILS |                 |                |
|-----------------|-----------------|----------------|
| D               | MAIN DOOR       | 1.20M X 2.20 M |
| D1              | DOOR            | 0.75Mx2.10M    |
| SD              | SWING DOOR      | 0.90Mx2.10M    |
| W               | WINDOW          | 1.20Mx1.20M    |
| W1              | WINDOW          | 2.00Mx1.50M    |
| V               | VENTILATOR      | 0.60Mx0.60M    |
| RS1             | ROLLING SHUTTER | 3.00 X 3.00 M  |

- NOTES**
- ALL DIMENSIONS ARE IN METRE.
  - RAINWATER COLLECTION WELLS WILL BE PROVIDED.
  - FIRE FIGHTING ARRANGEMENTS WILL BE PROVIDED.
  - EMERGENCY ALARMS WILL BE PROVIDED.
  - DRINKING WATER FACILITIES WILL BE PROVIDED.
  - GROUND WATER & FILTERED RAIN SUMPS WILL BE PROVIDED.
  - EXHAUST FAN PROVISION IS MADE AT TOILET & WASH.
  - SOLAR WATER HEATING SYSTEM PROVIDED.
  - RAINWATER HARVESTING FACILITIES PROVIDED.
  - WASTE WATER RECYCLING TRENCH AND TANK PROVIDED.
  - SEWAGE TREATMENT PLANT & SEPTIC TANK PROVIDED.
  - TRANSFORMER YARD PROVIDED.
  - FA - FIRE ALARM PROVIDED.
  - F.E - FIRE SAFETY MEASURES PROVIDED.
  - SB - SAND BUCKET PROVIDED.

**Er. C.PRANISAMY, B.E.**  
Registered Engineer-01/REG-01  
Licensed Building Surveyor-03/2016-17  
Consulting Civil Engineer  
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REGISTERED STRUCTURAL ENGINEER

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REGISTERED ENGINEER

APPLICANT

# 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](#)



# 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

## 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

## 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

## 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



# Every claim in this document traces back to a government record.

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Legal opinions, due diligence and title verification

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Building plan, layout and sub-division approvals

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Completion and occupancy certificates, regularisation

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Escrow, negotiation and NRI property management

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Land survey, soil testing, architecture and construction

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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.

