

PP

APPROVAL RECORD

Planning Permission

Thoothukkudi
Thoothukkudi district, Tamil Nadu

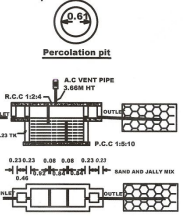
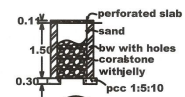
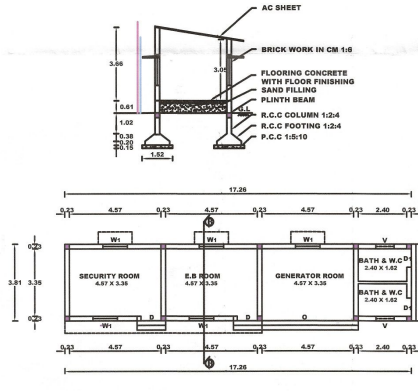
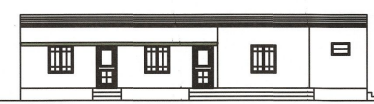
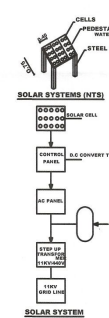
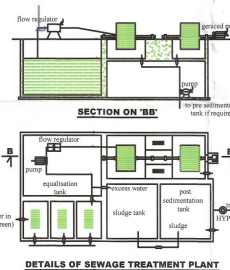
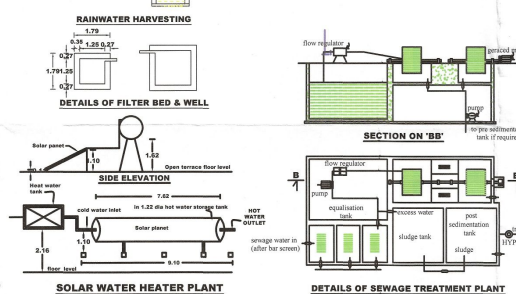
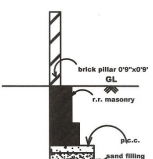
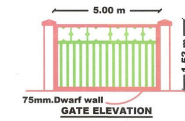
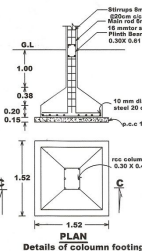
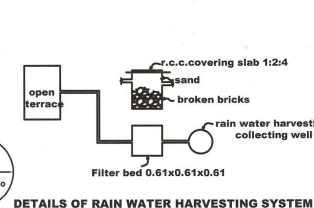
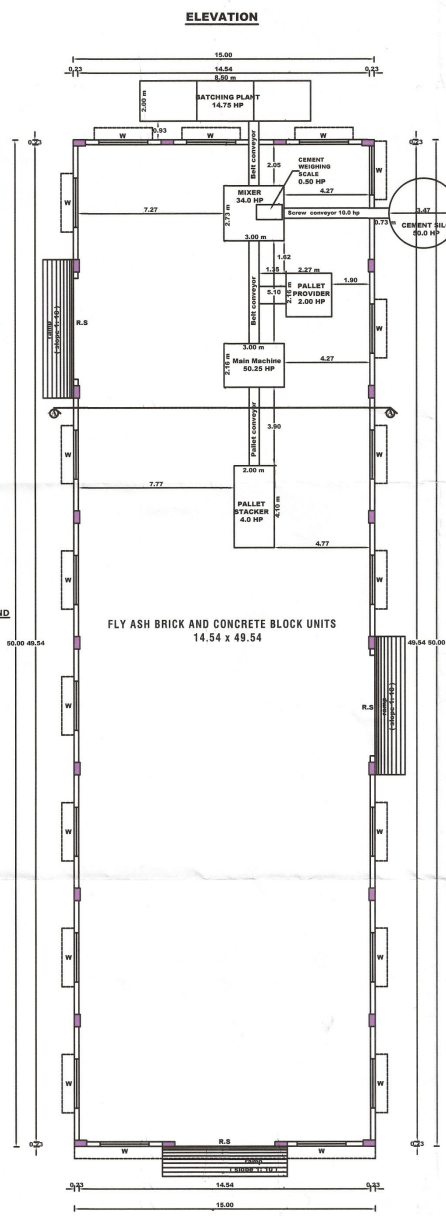
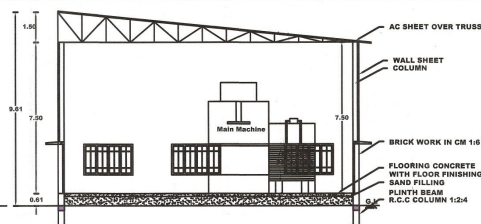
APPROVAL TYPE
Building Plan

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.





PLAN SHOWING THE PROPOSED CONSTRUCTION OF FLY ASH BRICK AND CONCRETE BLOCK UNITS WITH INSTALLATION OF 180.00 HP ELECTRICAL MOTORS AT PLOT NO: D18, SIPCOT INDUSTRIAL COMPLEX IN APPROVED LAY-OUT NO. L.P./I/TUTY L.P.A. No:03 / 2020 IN SURVEY NO. 291 PART, MEELAVITTAN VILLAGE, THOOTHUKUDI CITY MUNICIPAL CORPORATION.
APPLICANT NAME : M/S VAINI FLY ASH BRICK & BLOCK MANUFACTURERS.
OWNER'S NAME: Mr. A. Marimuthu & Mrs. J. Sangeetha

OFFICE USE

TECHNICAL CLEARANCE
 ROC. NO: SWP/BPA/005755/2023
 SITE BOUNDARY SHOWN AS 'A' TO 'F'
 TECHNICAL CLEARANCE NO:10/2023 (SWP) TUTY

LIST OF MACHINERIES				
SL.NO.	DESCRIPTION	NO. OF HP	HP / MACHINE	TOTAL HP
1	SCREW CONVEYOR	1	10.0	10.0
2	CEMENT SILD	1	50.0	50.0
3	BATCHING PLANT	1	14.50	14.50
4	MIXER	1	34.0	34.0
5	MAIN MACHINE	1	50.0	50.0
6	PALLET STACKER	1	4.00	4.00
7	PALLET PROVIDER	1	2.00	2.00
8	WATER PUMP	1	15.0	15.0
9	CEMENT WEIGHING SCALE	1	0.50	0.50
		TOTAL		180.00

CERTIFICATE
 Certified that provision shall be made to provide Rain Water Harvesting Arrangement System in the proposed construction as per plan.
 Waste water from wash basin and bathroom are connected to percolation pits for ground water recharge.
 Solar Water Heating System arrangements are provided as per IS 12933 in this proposed building construction.

<u>JOINERY DETAILS</u>		
R.S	ROLLING SHUTTER	5.00 X 2.44
D	DOOR	1.00 X 2.13
D1	DOOR	0.91 X 2.13
W	WINDOW	2.44 X 1.52
W1	WINDOW	1.22 X 1.37
V	VENTILATOR	0.91 X 0.61

PARKING DETAILS

SUM OF ALL FLOOR AREA	=	615.76 Sqm
500 SQM = 1 LORRY SPACE		
TOTAL REQUIRED LORRY SPACE	=	2 NO
PROVIDED LORRY SPACE	=	2 NO
PROVIDED CAR SPACE	=	5 CAR
PROVIDED TWO WHEELER SPACE	=	6 TWO WHEELER
PROVIDED CYCLE PARKING SPACE	=	18 CYCLE

CERTIFICATE

Certified that provision shall be made to provide Rain Water Harvesting Arrangement System in the proposed construction super plan.

Waste water from wash basin and bathroom are connected to percolation pits for ground water recharge.

Solar Water Heating System arrangements are provided as per IS 12603 in this proposed building construction.

PLOT COVERAGE

MAXIMUM FLOOR AREA = 815.76 Sqm

SITE AREA = 6096.12 Sqm

PLOT COVERAGE = $\frac{\text{MAXIMUM FLOOR AREA} \times 100}{\text{SITE AREA}}$

= $(815.76 / 6096.12) \times 100 = 13.38$

= $13.38 < 60$

FLOOR SPACE INDEX	
SUM OF ALL FLOOR AREA=	815.76 Sgm
SITE AREA	= 6096.12 Sgm
FLOOR SPACE INDEX	= $\frac{\text{SUM OF ALL FLOOR AREA}}{\text{SITE AREA}}$
	= (815.76 / 6096.12) = 0.1338

<u>AREA DETAILS:-</u>	<u>SQM</u>	<u>SQFT</u>
<u>SITE AREA</u>		
AS PER DOCUMENT	6191.64	66646.81
AS PER SITE	6096.12	65618.63
ALLOTMENT ORDER	6191.64	66646.81

ALL DIMENSION ARE IN METER

<u>BUILDUP AREA DETAILS:</u>				
	CONSTRUCTION AREA	FSI	NON FSI	TOTAL
☐	<u>BLOCK - I</u>			
	FLY ASH BRICK AND CONCRETE BLOCK UNIT	760.00	-	760.00
☐	<u>BLOCK - II</u>			
	SECURITY, E.B. GENERATOR ROOM & BATH & WC	66.76	-	66.76
		<u>815.76</u>	<u>-</u>	<u>815.76</u>



S. Senthilnathan, DCE
 Director of Construction Engineering
 Senthilnathan Corporation, 130/130A/130B/130C
 130/130A/130B/130C, 130/130A/130B/130C
 NO. SAKARAKUNTHI STREET, ERODE-635002
 TEL: 0427-233330, 233331, 233332
 EMAIL: senthilnathan@sece.org.in



S. Senthilnathan, BE,
 I.E.C. STRUCTURAL ENGINEER (I) (REGD)
 TO NO. REG. / H. / T / U / J / 04 / 2015 / 05
 0501 REG. NO. STRUCTURAL ENGINEER (I) & S.E.
 NO. 30 / 31 / 32 / 33 / 34 / 35 / 36 / 37 / 38 / 39 / 40
 24, NANTHA GOUDA PURAM VENTURA
 THIRUVANMIYUR - 626 002
 MO: 94427 23333, 86629 37099

REGISTERED ENGINEER



S. S. POONITHAN (I) & (II) (REGD)
 Licensed as a Registered Engineer
 Approved Valuer / Chartered Engineer
 149/5, Palayapatti, Thiruvanchikulam.
 Ph: 9057970150

REGISTERED STRUCTURAL ENGINEER



THE VAMNI SEAL ASH BRICK & BLOCK MANUFACTURERS
 149/5, Palayapatti, Thiruvanchikulam.
 Ph: 9057970150

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

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



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.

