

PP

APPROVAL RECORD

Planning Permission

Tiruchirappalli
Tiruchirappalli district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

PURPOSE
Residential

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.

District Town and Country
Planning office
Trichirappalli District

Plan showing the proposed construction of
business office cum residential service
apartment building in Plot No: 30Spt.&
31Npt, (Approved layout - T.P / D.T.P NO:
32/38-39), T.S.No: 33/9 & 33/10, Block
No:1,Ward-Y, Aruna nagar, Puthur
village, K.Abishekapuram zone (zone - v),
Trichirappalli Corporation.

Note.
All dimensions are in metre.
SCALE - 1:100

File no : SWP/BPA/0005627/2023
Scrutiny Reference : A1DQEPH8

Reference

Existing Road	-	
Site Boundary	-	
Proposed Building	-	
Driveway	-	

SCHEDULE OF JOINERIES:		
REFERENCE	METRE	
GG - GRILL GATE	1.07 x 2.20	
CG - COLLAPSIBLE GATE	1.20 x 2.13	
D1 - FLUSH DOOR	1.07 x 2.13	
D2 - FLUSH DOOR	0.91 x 2.13	
W - GLAZED WINDOW	1.80 x 1.50	
W1 - GLAZED WINDOW	1.20 x 1.20	
KW - KITCHEN WINDOW	1.80 x 1.07	
V - VENTILATOR	1.00 x 1.00	

AREA DETAILS	
DESCRIPTION	SQ.M
PLOT AREA (as per Document)	412.76
PLOT AREA (as per FMB)	412.00
SUPER IMPOSED PLOT AREA	352.35
PLOT AREA (minimum of above shall be taken into account)	

PROPOSED BUILTUP AREA					
NO.	DESCRIPTION	F.S.I AREA (SQM)	NON F.S.I AREA (SQM)	TOTAL AREA (SQM)	NO.OF UNITS
1)	STILT FLOOR AREA (PARKING)	-	205.83	205.83	-
2)	FIRST FLOOR AREA (COMMERCIAL)	205.83	-	205.83	-
3)	SECOND FLOOR AREA (COMMERCIAL)	205.83	-	205.83	-
4)	THIRD FLOOR AREA (RESIDENTIAL SERVICE APARTMENT)	205.83	-	205.83	3
5)	HEAD ROOM AREA	-	28.12	28.12	-
6)	TOTAL AREA	617.49	233.95	851.44	3
7)	VACANT AREA	-	-	146.52	-

PLOT COVERAGE = 205.83 / 352.35 X 100 = 58.42 %
F.S.I = 617.49 / 352.35 = 1.752

S.L NO.	PARKING	REQUIRED	PROVIDED
1)	CAR PARKING	5 Nos	5 Nos
2)	TWO WHEELER PARKING	19 Nos	19 Nos

Special Condition

The building must use for same purpose for which the approval obtained. If used other than the approved use, the planning permission deemed to be cancelled, action will be initiate under 56 and 57 of Town and Country Planning Act -1971 without prior notice, considered as unauthorized construction.

PLANNING PERMISSION PERIOD
8 Years - From 27.01.2023 TO 26.01.2031

PLANNING PERMISSION NO-
PP/JD/DTCP(TD) NO- 14/2023

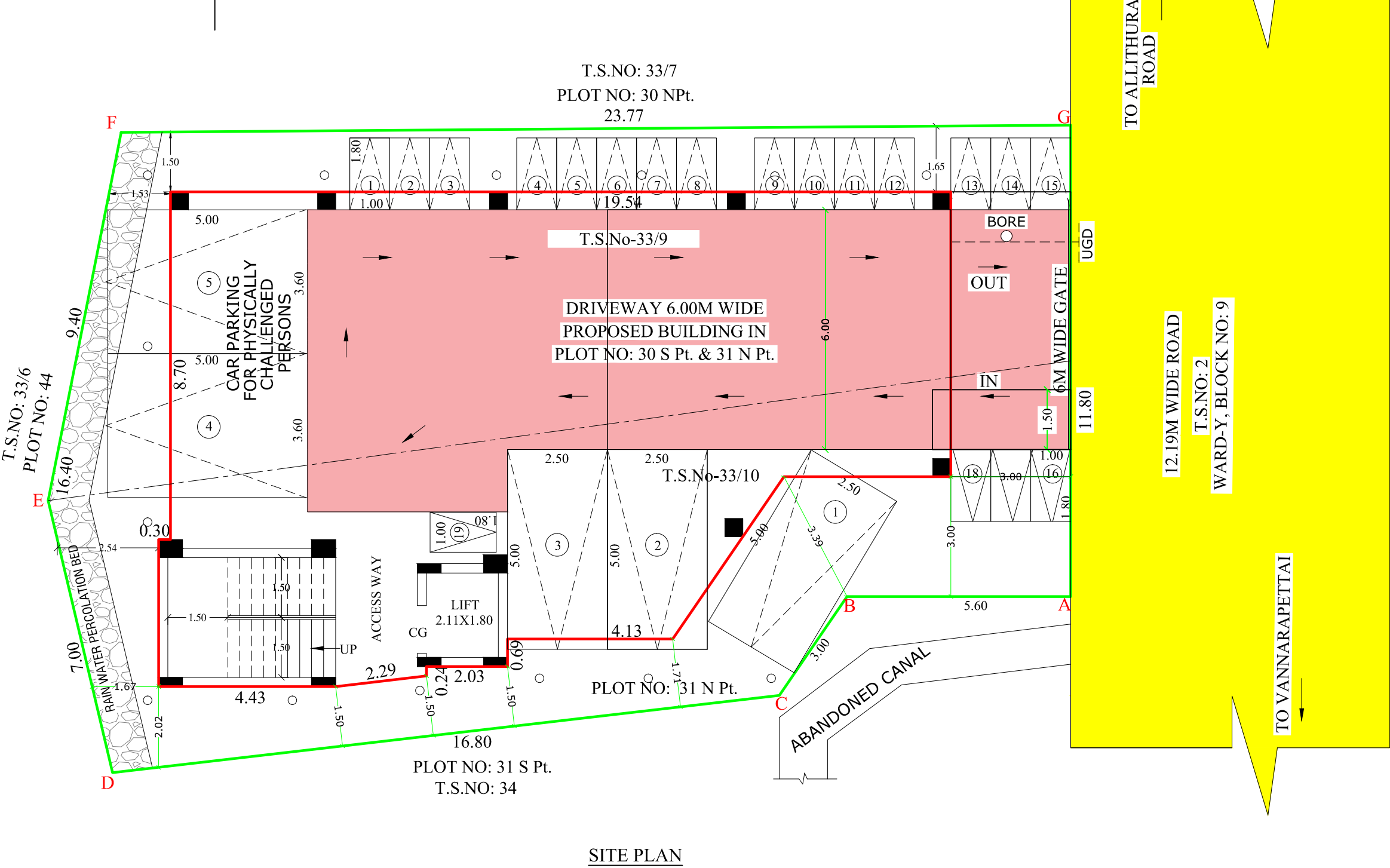
e-signed

Joint Director /Member Secretary of
District Town and Country planning office
Trichirappalli District

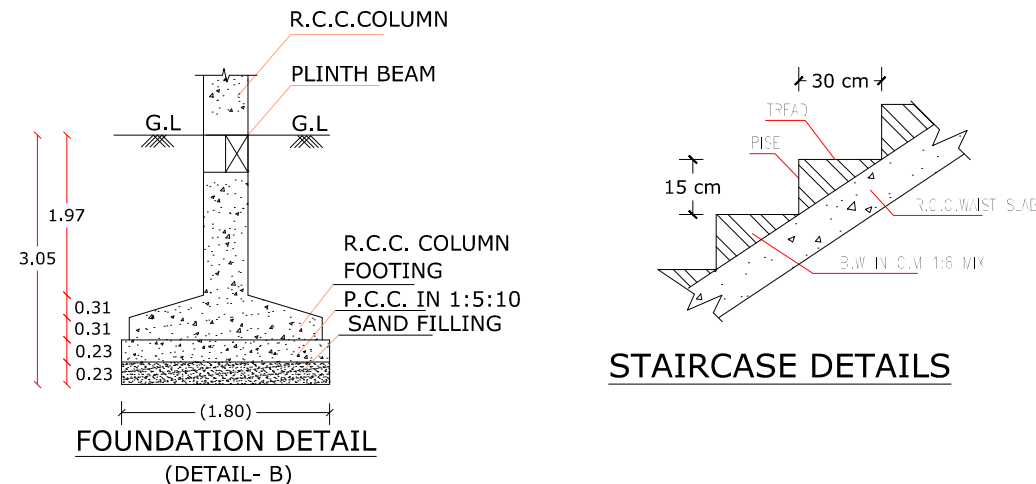
- NOTE
- SULLAGE WASTE FROM TOILET WILL BE CONNECTED INTO UGD
 - BORE WELL WITH MOTAR WATER TANK AND CORPORATION WATER SUPPLY WILL BE PROVIDED.
 - RAIN WATER PERCOLATION PIT PROVIDED @ 1/30 Sqm OF PLINTH AREA @ 6 M C/C
 - RAIN WATER PERCOLATION BED 1.0m WIDE WILL BE PROVIDED AROUND THE BUILDING AS PER GO (MS) NO: 138 DATED 11-10-02.
 - RAIN WATER TAKEN TO THE BORE WELL THROUGH 150MM DIA PIPES.
 - RAIN WATER COLLECTED FROM OPEN TERRACE SHALL BE COLLECTED THROUGH PIPES AND LED INTO A FILTER PIT (SIZE 60 X 60 X 60 CM) WITH APPROPRIATE FILTER MATERIAL AND THEN LED INTO COLLECTION TANK.
 - SOLAR WATER HEATER LINE ARRANGEMENTS WILL BE PROVIDED.

SITE PLAN

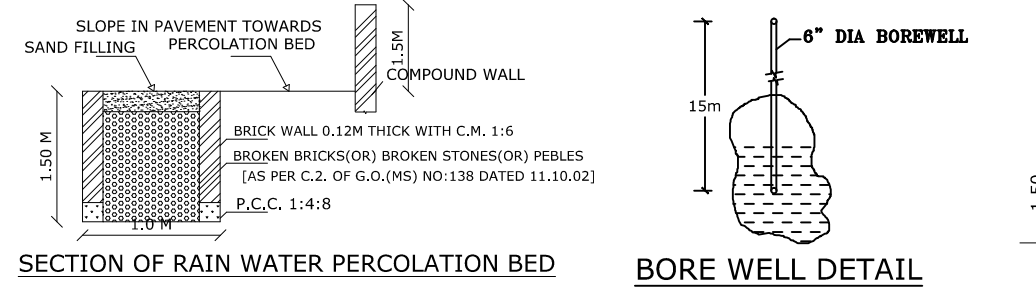
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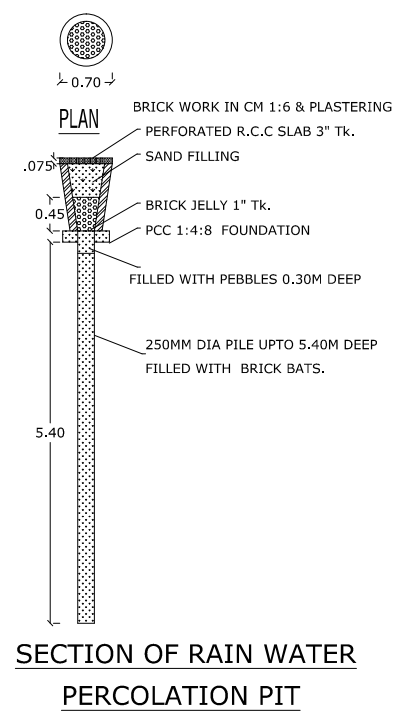
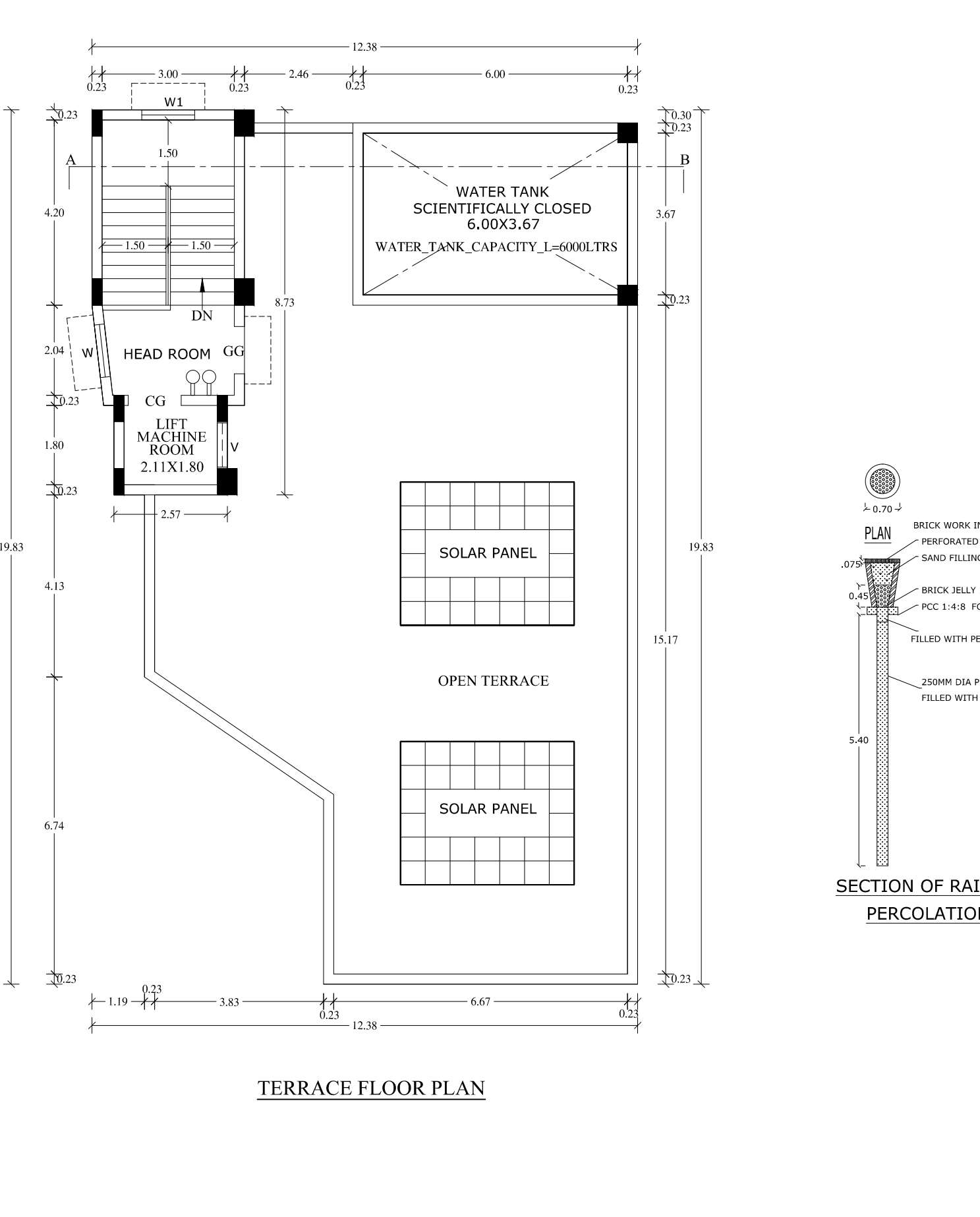
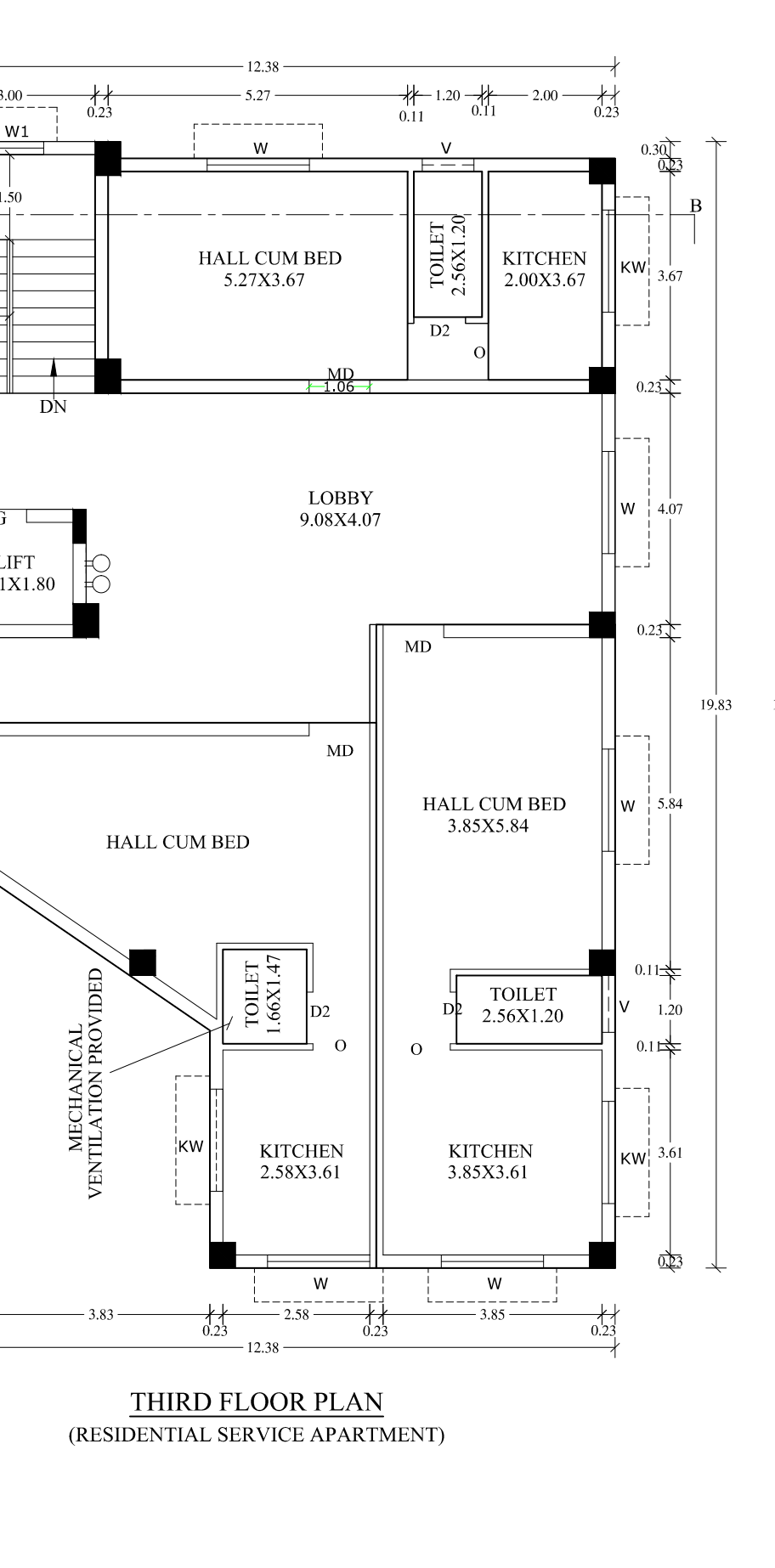
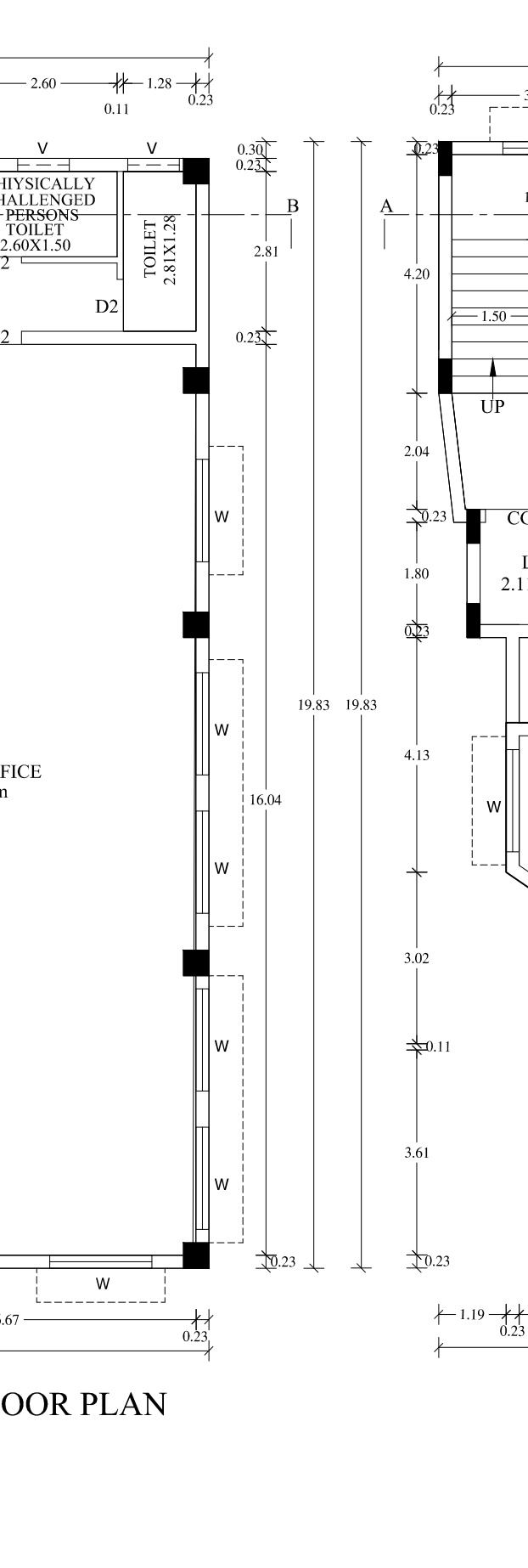
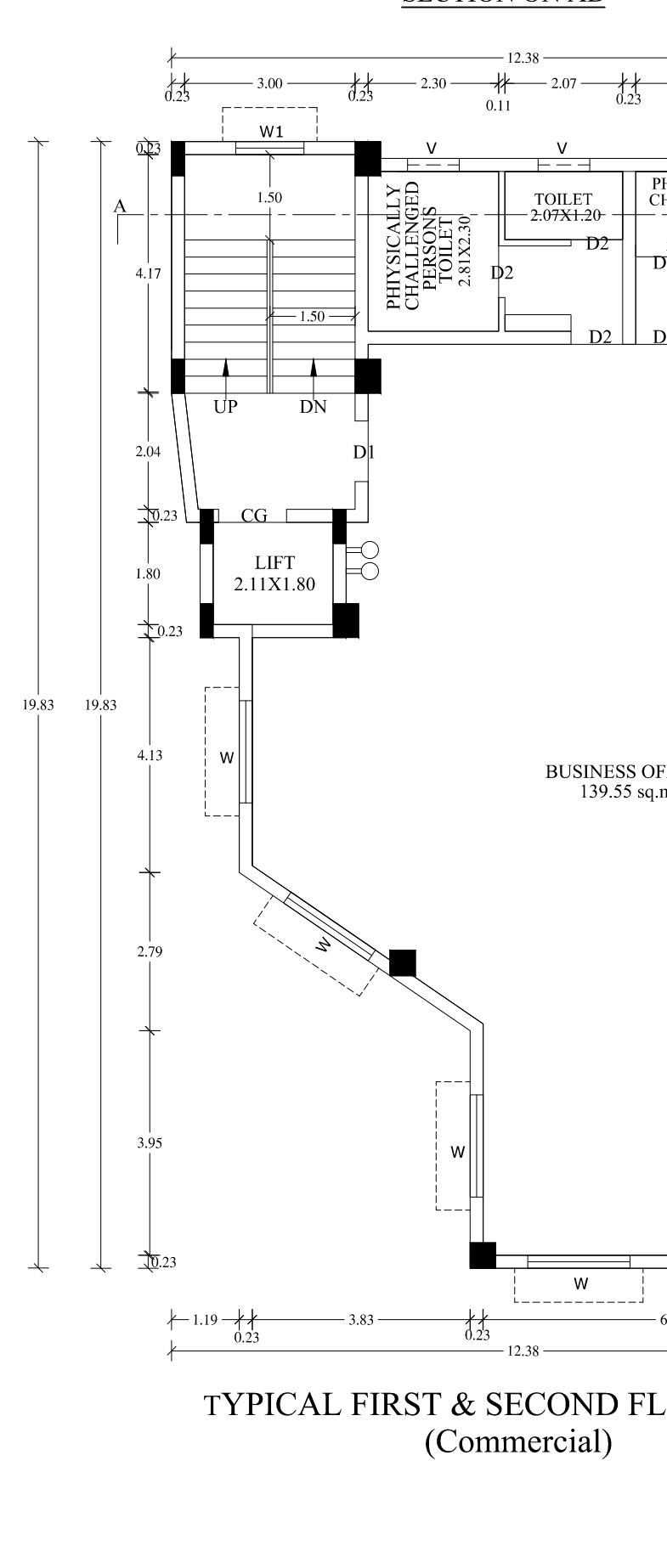
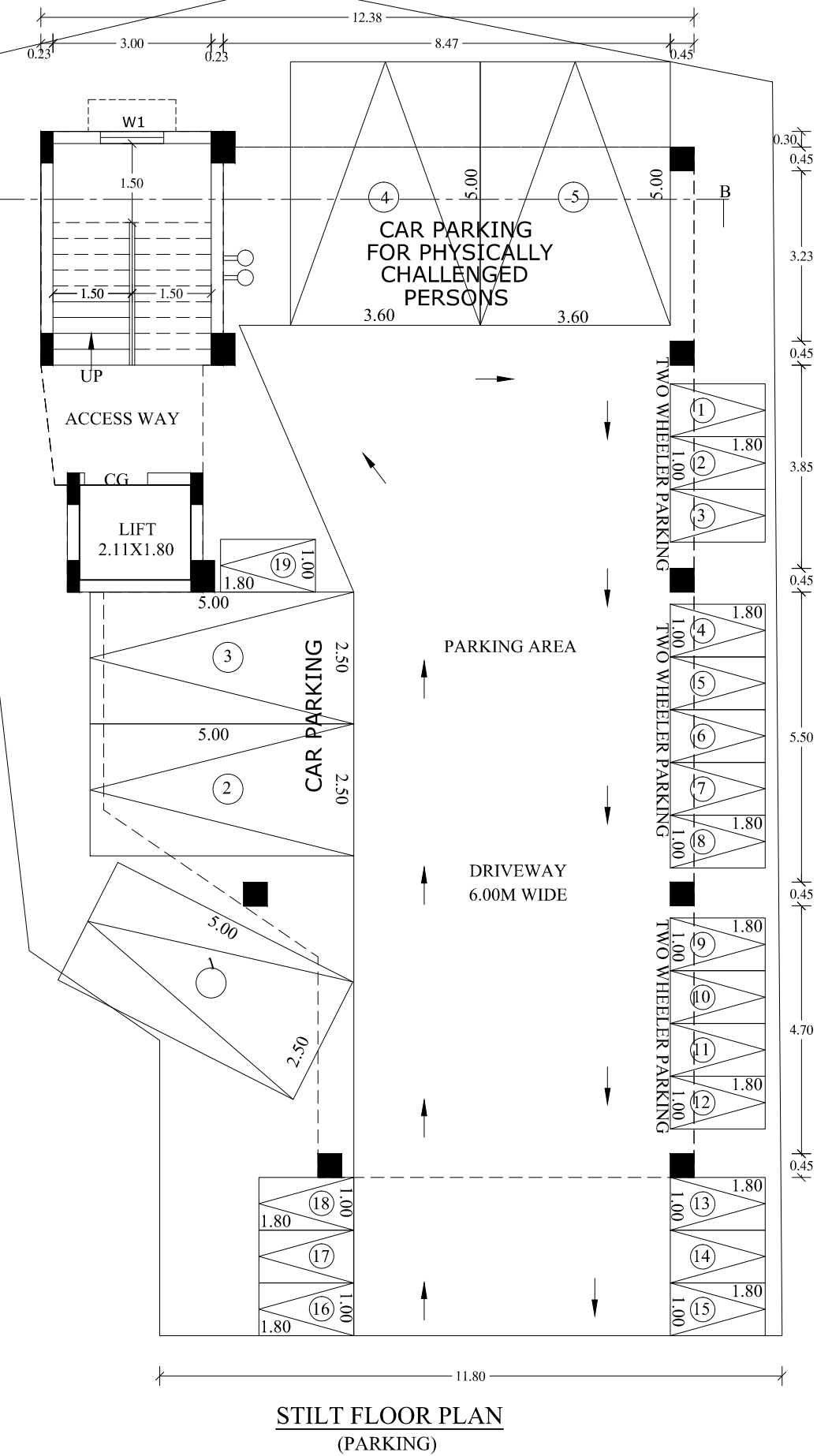
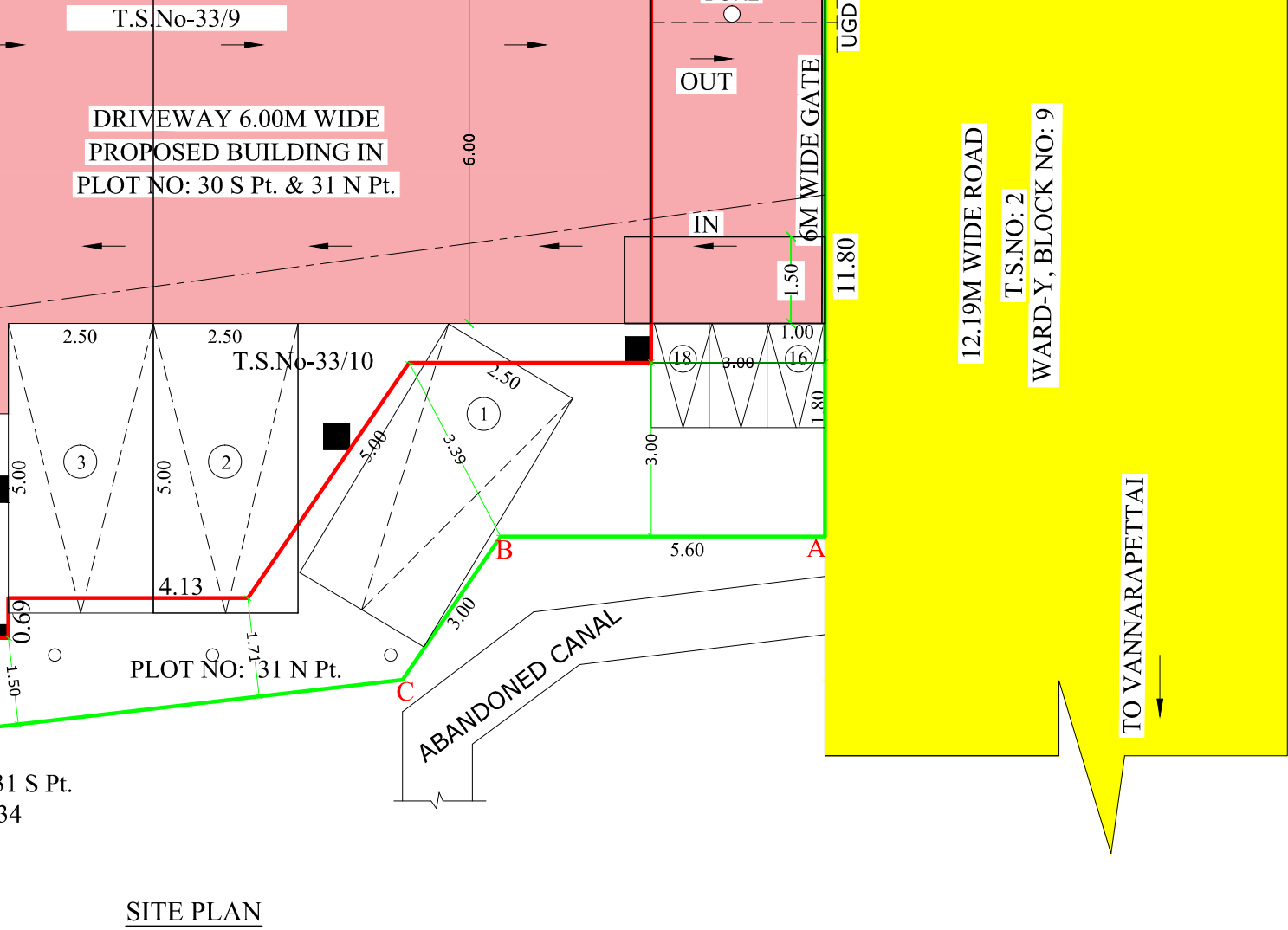
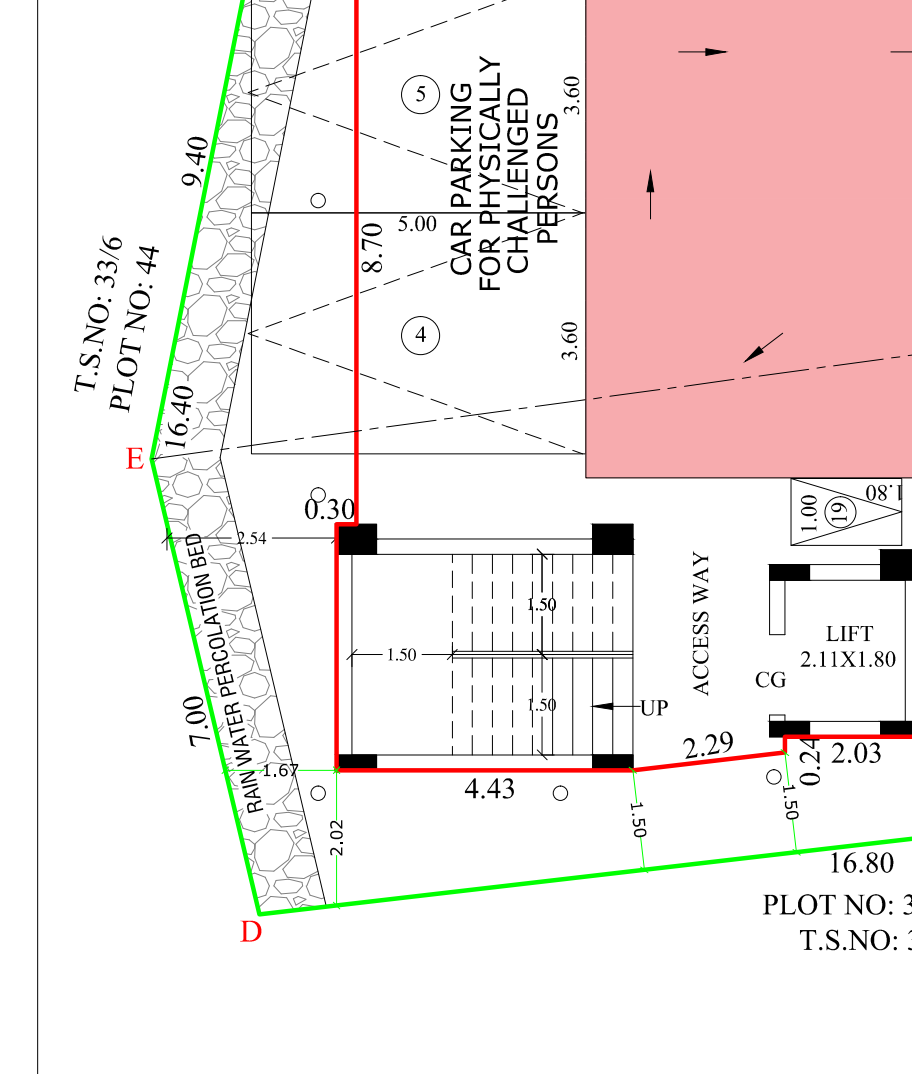
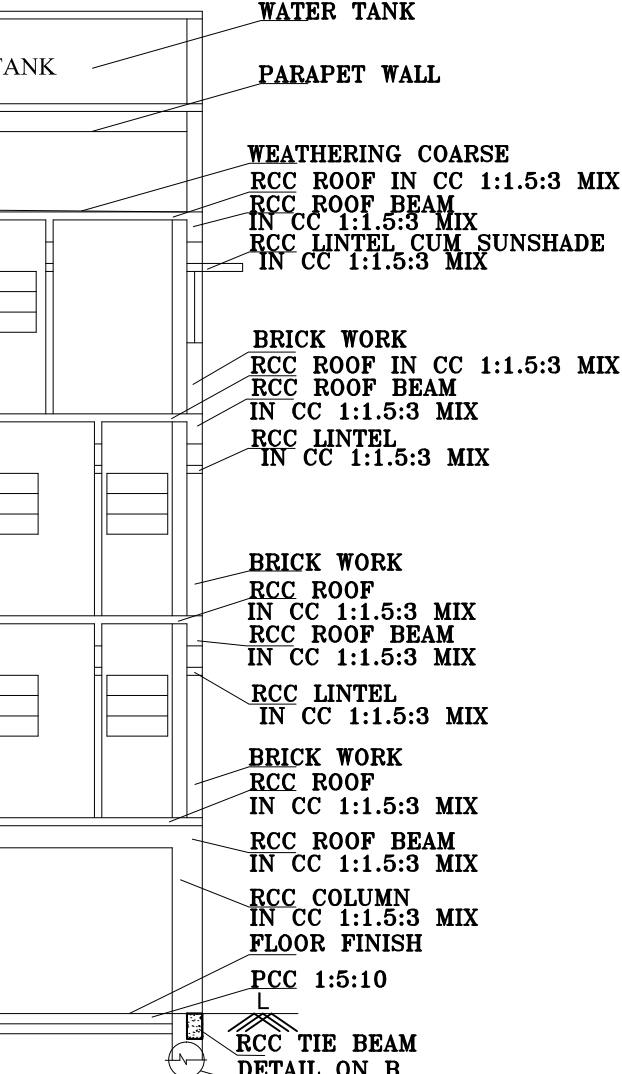
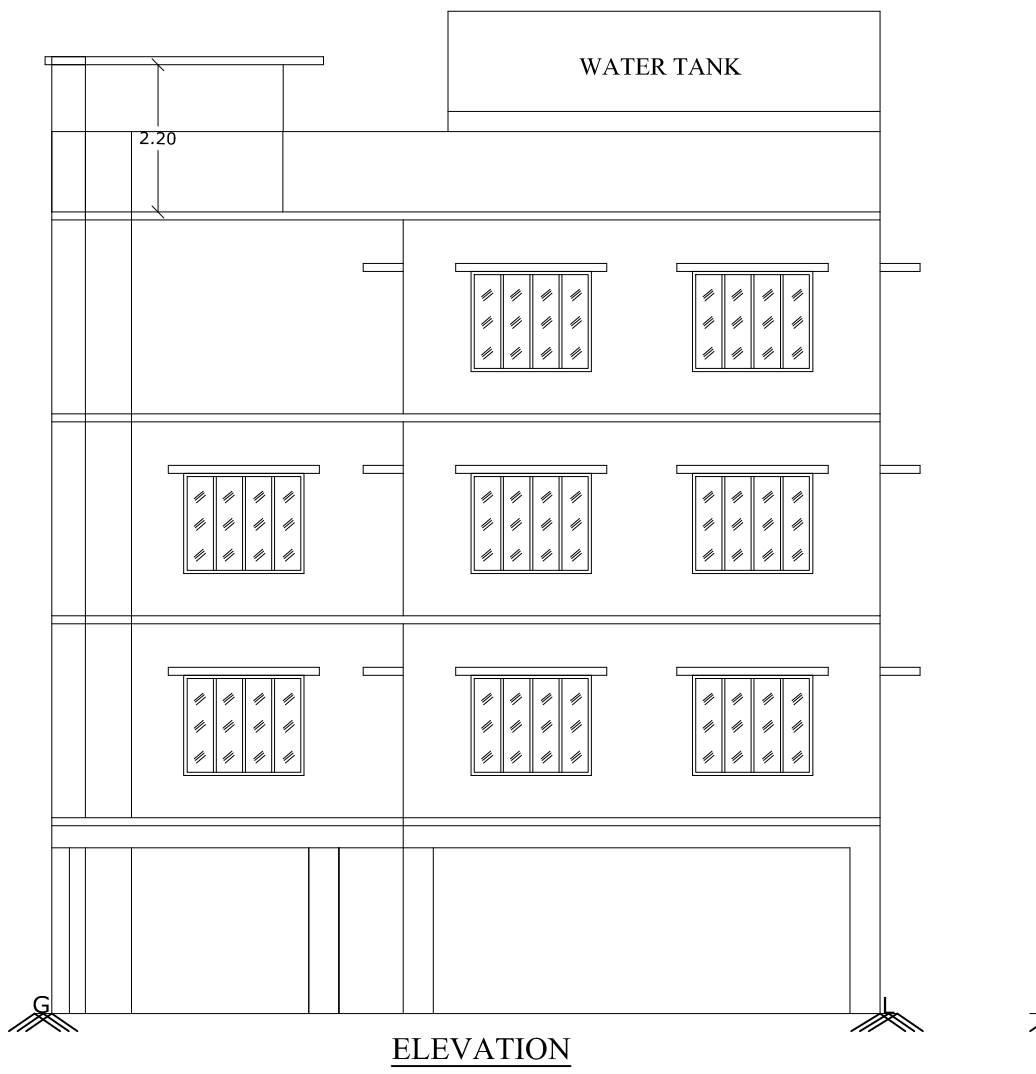
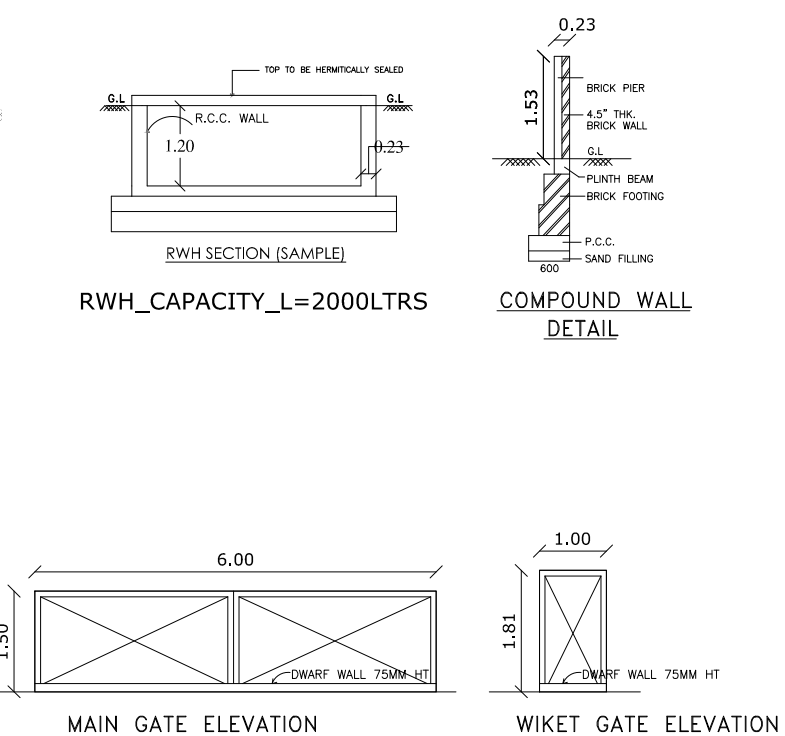
SITE PLAN



STAIRCASE DETAILS



BORE WELL DETAIL



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.

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.

