

PP

APPROVAL RECORD

Planning Permission

Tiruchirappalli
Tiruchirappalli district, Tamil Nadu

APPROVAL TYPE
Building Plan

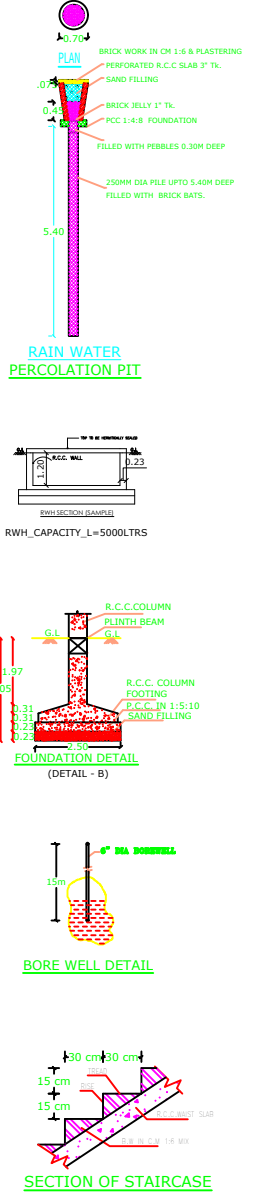
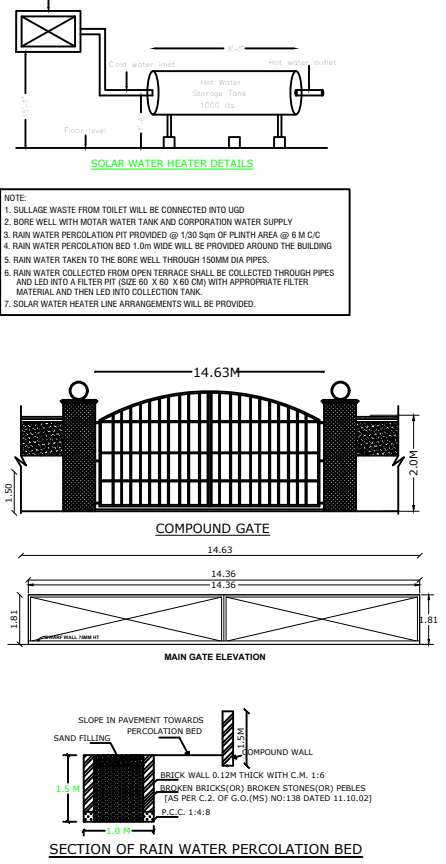
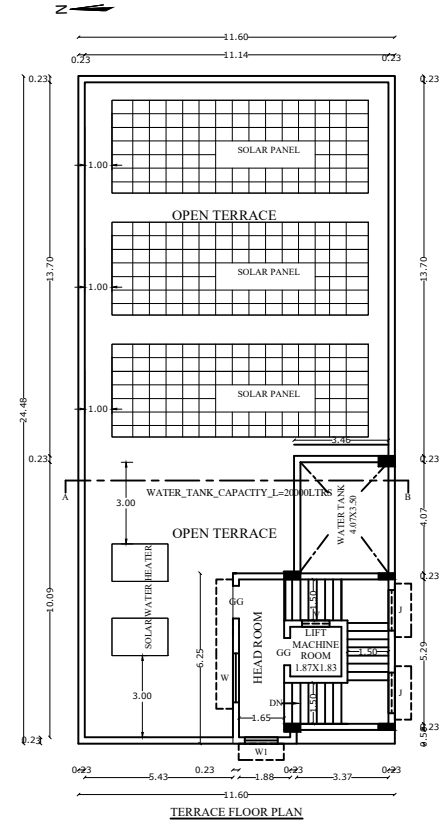
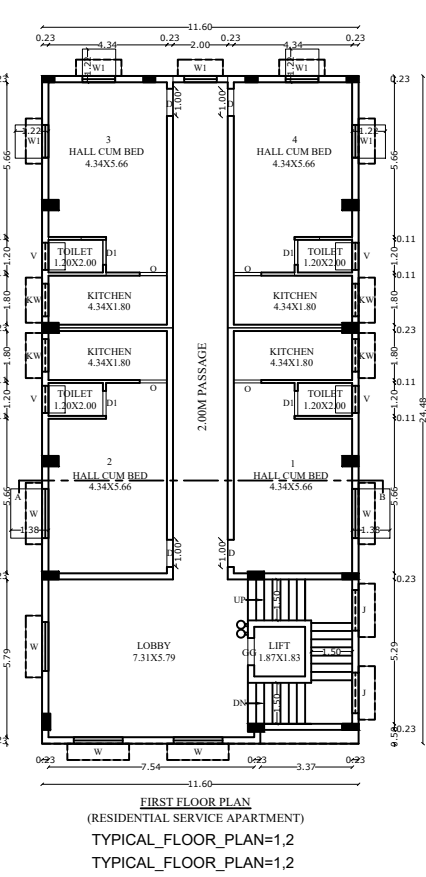
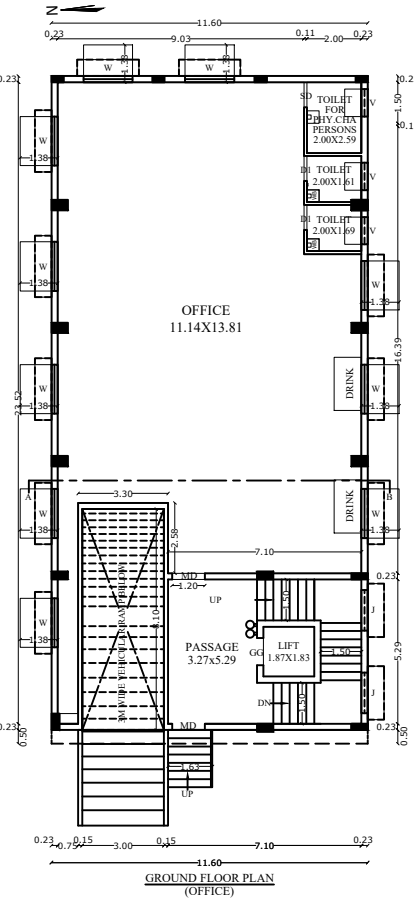
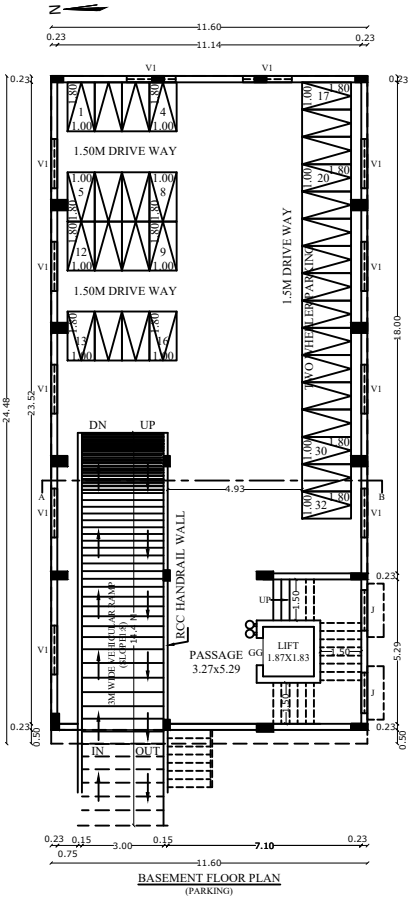
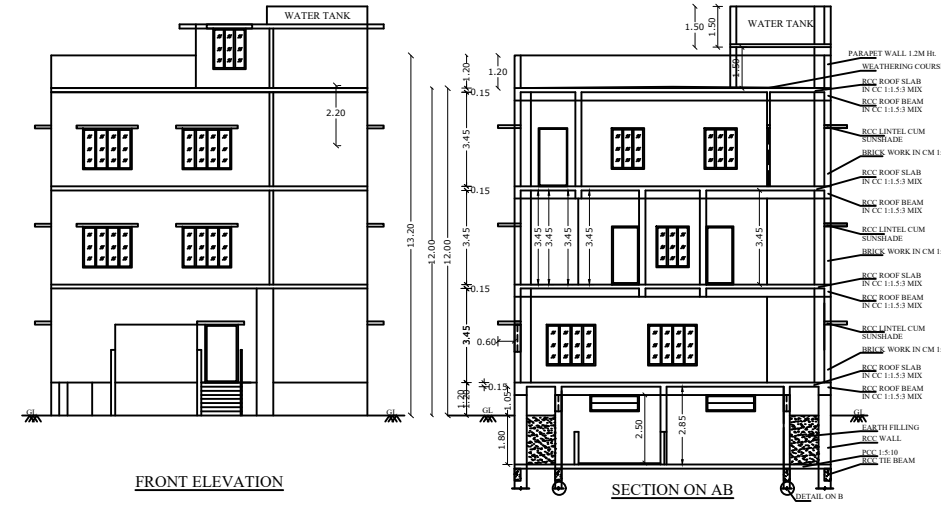
ISSUING AUTHORITY
DTCP

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 OFFICE CUM RESIDENTIAL SERVICE APARTMENT BUILDING AFTER DEMOLISHING THE EXISTING OLD BUILDING IN DOOR NO: 35, HOUSING UNIT LAYOUT AT T.S.NO: 12, WARD- AH, BLOCK NO: 28, K.K.NAGAR,K.SATHANOR VILLAGE, ZONE IV, TRICHY CITY CORPORATION.



SPACE FOR APPROVAL

District Town and Country Planning office
Tiruchirappalli District

FILE NO : SWP/BPA/008555/2023
Scrutiny Reference - PaAaMSXX

SCHEDULE OF JOINERIES	
REFERENCE	METRE
GG - GRILL GATE	1.20 x 2.13
CG - COLLAPSIBLE GATE	1.20 x 2.13
MD - MAIN DOOR	1.50 x 2.13
D - FLUSH DOOR	0.91 x 2.13
D1 - FLUSH DOOR	0.91 x 2.13
W - GLAZED WINDOW	1.80 x 1.80
V - VENTILATOR	1.00 x 1.00
V1 - VENTILATOR	1.80 x 0.90
J - JALY	1.20 x 1.00

AREA DETAILS	
DESCRIPTION	SQ.M
PLOT AREA (as per Document)	445.93
PLOT AREA (as per FMS)	450.00
SUPER IMPOSED PLOT AREA	445.47
MINIMUM OF THE ABOVE SHALL BE TAKEN INTO ACCOUNT.	

PROPOSED BUILDING AREA				
NO.	DESCRIPTION	F.S.I AREA (SQ.M)	NON F.S.I AREA (SQ.M)	TOTAL AREA (SQ.M)
1)	BASEMENT FLOOR AREA (PARKING)	-	278.20	278.20
2)	GROUND FLOOR AREA (OFFICE)	253.90	24.30	278.20
3)	FIRST FLOOR AREA (RESIDENTIAL SERVICE APARTMENT)	284.00	-	284.00
4)	SECOND FLOOR AREA (RESIDENTIAL SERVICE APARTMENT)	284.00	-	284.00
5)	HEAD ROOM AREA	-	34.48	34.48
6)	TOTAL AREA	821.90	336.98	1158.88
7)	VACANT AREA	-	-	161.47
PLOT COVERAGE = 284.00 / 445.47 x 100 = 63.75 %				
F.S.I = 821.90 / 445.47 = 1.845 < 2.00				

PARKING DETAILS		
DESCRIPTION	REQUIRED	PROVIDED
1) CAR PARKING	1 Nos.	1 Nos.
2) CAR PARKING FOR PHY. CHALLENGED PERSONS	2 Nos.	2 Nos.
3) TWO WHEELER PARKING	9 Nos.	32 Nos.
BOUNDARY SHOWN IN PROPOSED BUILDING	BORE WELL	-
EXISTING BUILDING TO BE DEMOLISHED	APPROACH ROAD	-
UG DRAINAGE LINE	RAIN WATER PERCOLATION PIT	-
	RAIN WATER PERCOLATION BED	-

ALL DIMENSIONS ARE IN METRE.
SCALE - 1:100.
EXISTING OLD BUILDING TO BE DEMOLISHING - 123 SQ.M

PLANNING PERMISSION No:
PP/JD/DTCP(TD) No: 74/2023
(Planning permission is valid for a period of 8 years from the date of e-sign)

e-signed
Joint Director /Member Secretary(FAC)
District Town and Country planning office
Tiruchirappalli District

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.

