

PP

APPROVAL RECORD

Planning Permission

Tenkasi
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.



BLOCK-05, WARD-AB, GOLDEN ROCK ZONE, K.ABHISEKAPURAM VILLAGE, TIRUCHIRAPALLI CORPORATION.



- NOTE:

JOINERY DETAILS					
G01	GLASS DOOR	1.07 x 2.21	KW1	KITCHEN WINDOW	1.82 x 1.14
G02	GLASS DOOR	1.22 x 2.21	KW2	KITCHEN WINDOW	1.22 x 1.14
M01	MAIN DOOR	1.07 x 2.21	KW3	KITCHEN WINDOW	1.14 x 1.14
D1	DOOR	1.07 x 2.21	V1	VENTILATOR	0.91 x 0.61
D2	DOOR	1.00 x 2.21	V2	VENTILATOR	0.61 x 1.22
D3	DOOR	0.91 x 2.21	F01	FRENCH DOOR	1.83 x 2.21
D4	DOOR	0.84 x 2.21	F02	FRENCH DOOR	2.06 x 2.21
D4	DOUBLE DOOR	0.91 x 2.21	F03	FRENCH DOOR	2.44 x 2.21
W1	WINDOW	0.91 x 1.52	F01	FIXED GLASS	0.61 x 1.22
W2	WINDOW	1.22 x 1.52	F02	FIXED GLASS	1.22 x 2.21
W3	WINDOW	1.37 x 1.52	F03	FIXED GLASS	1.22 x 2.21
W4	WINDOW	1.52 x 1.52	F04	FIXED GLASS	3.00 x 2.21
W5	WINDOW	1.82 x 1.52	G01	GRILL GATE	1.22 x 2.21
W6	WINDOW	1.52 x 1.22	O1	OPEN	1.22 x 2.21
W7	WINDOW	1.22 x 2.06			

I. SITE AREA DETAILS

TSLR/FMB AREA	= 2058.06 Sq.m
AS PER DOCUMENT AREA	= 2058.06 Sq.m
SUPER IMPOSED AREA	= 2058.06 Sq.m
FLOOR SPACE INDEX (FSI)	= 2.600

W  E
S

SCALE:- 1: 100

DWELLING AREA STATEMENT in (Sq.m)

Sl no	Description	Floor area in (Sq.m) (Typical 1st to 4th floor)	Sl no	Description	Floor area in (Sq.m) 5th Floor
1	Flat - A	160.54	1	Flat - A	160.54
2	Flat - B	137.39	2	Flat - B & C	230.27
3	Flat - C	91.97			
4	Flat - D	111.61	3	Flat - D	111.61
5	Flat - E	136.26	4	Flat - E	136.26
6	Flat - F	137.04	5	Flat - F	137.04
7	Flat - G	157.37	6	Flat - G	157.37
8	Com. area	137.93	7	Com. area	137.93
9	TOTAL	1070.11	8	TOTAL	1071.02

II. F.S.I AREA & NON-F.S.I AREA

PROPOSED BUILDING AREA				
Sl No	DESCRIPTION	FSI AREA (sq m) (A)	Non-FSI AREA (sq m) (B)	TOTAL AREA (1 + (A-B))
01	STILT FLOOR	---	1257.34	1257.34
02	FIRST FLOOR	1070.11	---	1071.11
03	SECOND FLOOR	1070.11	---	1071.11
04	THIRD FLOOR	1070.11	---	1071.11
05	FOURTH FLOOR	1070.11	---	1071.11
06	FIFTH FLOOR	1071.02	---	1071.02
07	HEAD ROOM	---	14.70	14.70
08	LIFT AREA	---	12.02	12.02
09	TOTAL	5351.46	1284.06	6635.52

III. CAR PARKING DETAILS

Car Parking Provided	55 nos.
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IV. FSI CALCULATION

B.P/DTCP NO: 79/2024

APPLICANT SIGNATURE


Managing Partner
Power Agent

REGISTERED ENGINEER/ARCHITECT

DD

P. RAVICHANDRAN, M.E., ALLA JAY,
Exd. Architect / Structural Engineer
CA/98/23109 AM/77839/5
RA/Gc:1/TUPA/MAY 2019/051
"ARCHITECTS PLUS", D-27, 2nd Floor
J.R. Tower, 2th Cross (East)
Thiruvananthapuram, Trichy-620 018

REGISTERED STRUCTURAL ENGINEER

J. RAVICHANDRAN, M.E., A.I.A., A.I.V.,
Regd. Architect / Structural Engineer
CA/98/23109 AM 7720/5
SE/O-1/TP/MAY 2019/053
ARCHITECTS PLUS, D-27, 2nd Floor
T.I. Tower, 7th Cross Road
Thalaganga, Trichy-620 018

The site plan for Plot 1 shows a building with a central core containing a Caretaker room, Lobby, and stairs. The building is surrounded by parking spaces, some of which are designated as 'PHYSICALLY CHALLENGED CAR PARKING'. The plan includes various dimensions for the building, parking spaces, and driveways. Key features include a Transformer yard (10.0m x 4.0m) at the top left, a Sliding Gate at the top right, and an EXIT at the bottom right. The plan also shows a 10.0m Road at the bottom and a 10.0m Road at the right. The plot is bounded by T.S.No:3/4, T.S.No:3/5, T.S.No:1/1B, and Plot 5 and Plot 6. The plan is dated B.P/DTCP NO: 79 / 2024.

<u>I. SITE AREA DETAILS</u>		N W  E S
TSLR/FMB AREA	= 2058.06 Sq.m	
AS PER DOCUMENT AREA	= 2058.06 Sq.m	
SUPER IMPOSED AREA	= 2058.06 Sq.m	
FLOOR SPACE INDEX (FSI)	= 2.600	
		SCALE:- 1: 200

II. F.S.I AREA & NON-F.S.I AREA				
PROPOSED BUILTUP AREA				
SLNo	DESCRIPTION	FSI AREA (in sq.m) (A)	NON-FSI AREA (in sq.m) (B)	TOTAL AREA (in sq.m) 1 = (A+B)
01	STILT FLOOR	---	1257.34	1257.34
02	FIRST FLOOR	1070.11	---	1070.11
03	SECOND FLOOR	1070.11	---	1070.11
04	THIRD FLOOR	1070.11	---	1070.11
05	FOURTH FLOOR	1070.11	---	1070.11
06	FIFTH FLOOR	1071.02	---	1071.02
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08	LIFT AREA	---	12.02	12.02
09	TOTAL	5351.46	1284.06	6635.52

$$5351.46 / 2058.06 = 2.600$$

APPLICANT SIGNATURE


Managing Partner
Power Agent

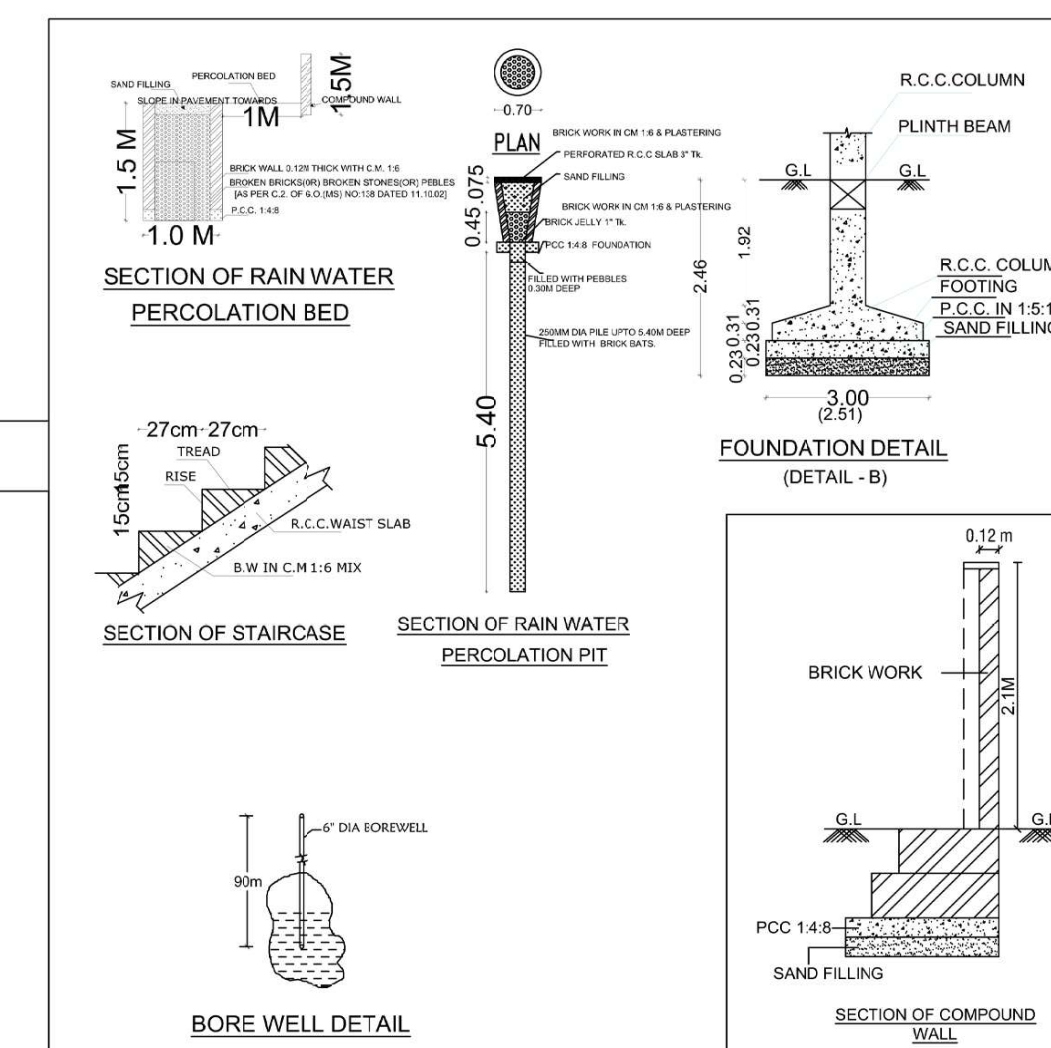
REGISTERED STRUCTURAL ENGINEER



P. RAVICHANDRAN, M.E., I.I.A., A.I.V.,
Regd. Architect / Structural Engineer
CA/98/23109 AN-77839/5
SE/Ch-1/TLPA/MAY 2019/053
ARCHITECTS PLUS, D-27, 2nd Floor
J.P. Tower, 7th Cross (East)
Thiruvallur, Tamilnadu-620 018

Signed by: Director
Location:null
Date:2024.02.14 14:40:02

- NOTE:**
1. SEWAGE AND WASTE WATER TO BE DISCHARGED INTO THE UNDERGROUND DRAINAGE SYSTEM (UGD)
 2. BORE WELL WATER AND CORPORATION WATER SUPPLY WILL BE PROVIDED.
 3. RAIN WATER PERCOLATION PITS WILL BE PROVIDED.
 4. RAIN WATER PERCOLATION BED 1.0m WIDE WILL BE PROVIDED AROUND THE BUILDING AS PER GO (MS) NO: 138 DATED 11-10-02.
 5. RAIN WATER IS TO BE TAKEN TO THE BORE WELL THROUGH 150MM DIA PIPES.
 6. RAIN WATER COLLECTED FROM OPEN TERRACE WILL BE COLLECTED THROUGH PIPES AND LEAD INTO A FILTER PIT (SIZE 60 x 60 x 60 CM) WITH APPROPRIATE FILTER MATERIAL AND THEN LEAD INTO COLLECTION TANK.
 7. ALL DIMENSIONS ARE IN METRE.



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.

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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
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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.

