

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.

DISTRICT TOWN AND COUNTRY PLANNING OFFICE
TIRUCHIRAPPALLI DISTRICT

PLAN SHOWING THE PROPOSED CONSTRUCTION OF
M/S BENTOLI AGRI NUTRITION INDIA PRIVATE LIMITED
INDUSTRY (FERTILIZER PRODUCT MANUFACTURING -ORANGE
CATEGORY) BUILDING IN APPROVED SIPCOT INDUSTRIAL PARK
LAYOUT L.PUD DTCP (TD) NO: 67/2022, PLOT NO: G3, S.F.No:123pr,
124pr AT KANNUDYANPATTI VILLAGE, MANAPPARAI TALUK AND
PANCHAYAT UNION, TIRUCHIRAPPALLI DISTRICT.

ALL DIMENSIONS ARE IN METER
SCALE - 1:100
ONLINE APPLICATION NO : SWP/BPA/300148/2024



REFERENCE:

SITE BOUNDARY
EXISTING ROAD
DRIVE WAY
PROSED BUILDING

AREA DETAILS

AREA OF THE PATTA - 9145.00 SQ.M
AREA OF THE DEED - 9145.00 SQ.M
AREA OF THE SUPER IMPOSED - 9145.00 SQ.M

PROPOSED BUILTUP AREA

SL NO.	DESCRIPTION	F.S.I AREA (SQM)	NON F.S.I AREA (SQM)	TOTAL AREA (SQM)
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	FIRST FLOOR	185.81	-	185.81
	HEAD ROOM	-	13.01	13.01
3)	BLOCK-3			
	GROUND FLOOR	42.85	-	42.85
	TOTAL	2965.05	13.01	2978.06

F.S.I AREA = 2965.05 / 9145.00 = 0.324

PARKING DETAILS

SL.NO.	DISCRPTION	PROVIDED
1	LORRY PARKING SPACE	05 NOS
2	CAR PARKING SPACE	04 NOS
3	TWO WHEELER PARKING SPACE	37 NOS
4	CYCLE PARKING SPACE	32 NOS

PROFESSIONAL DETAILS BASED ON FORM-C

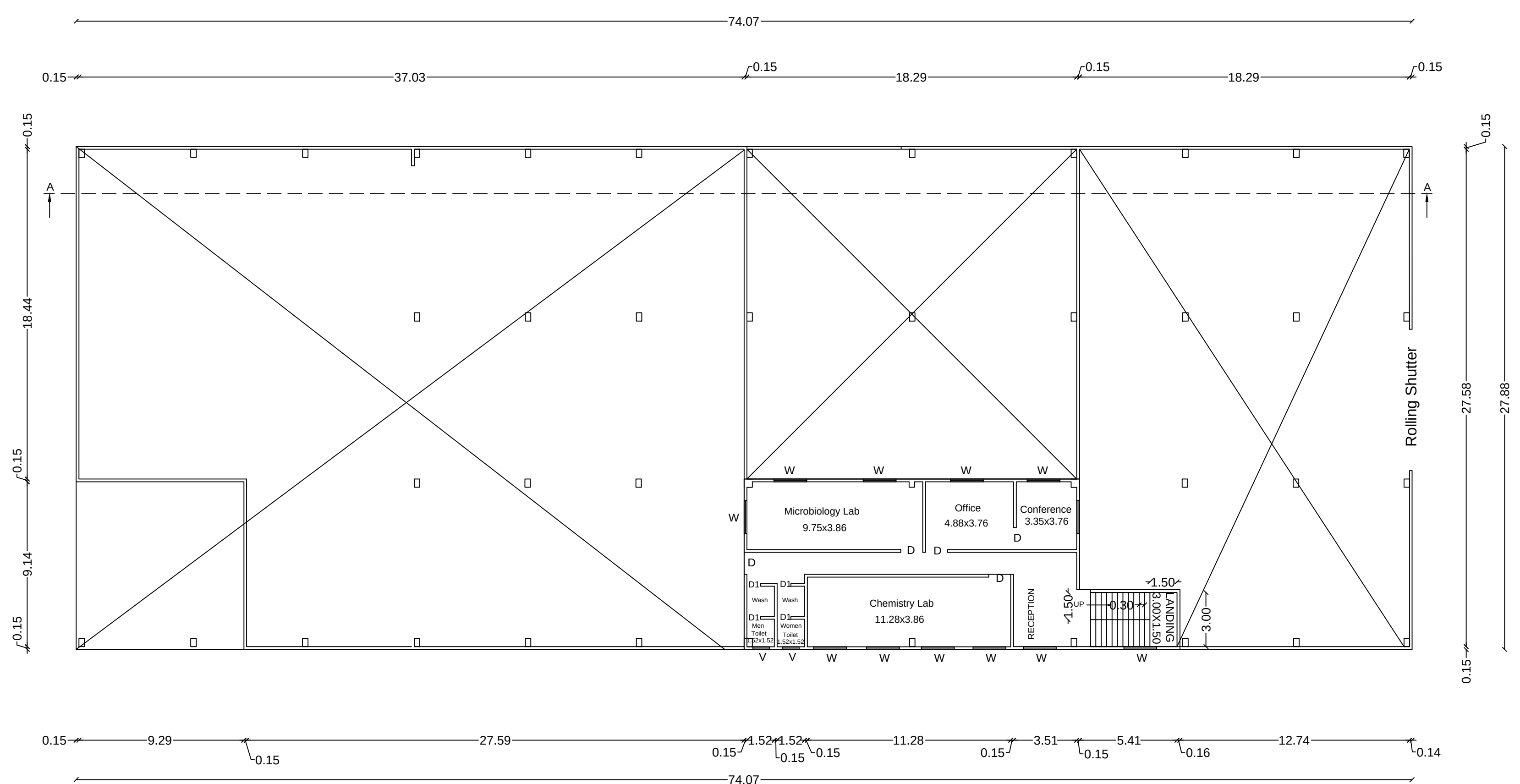
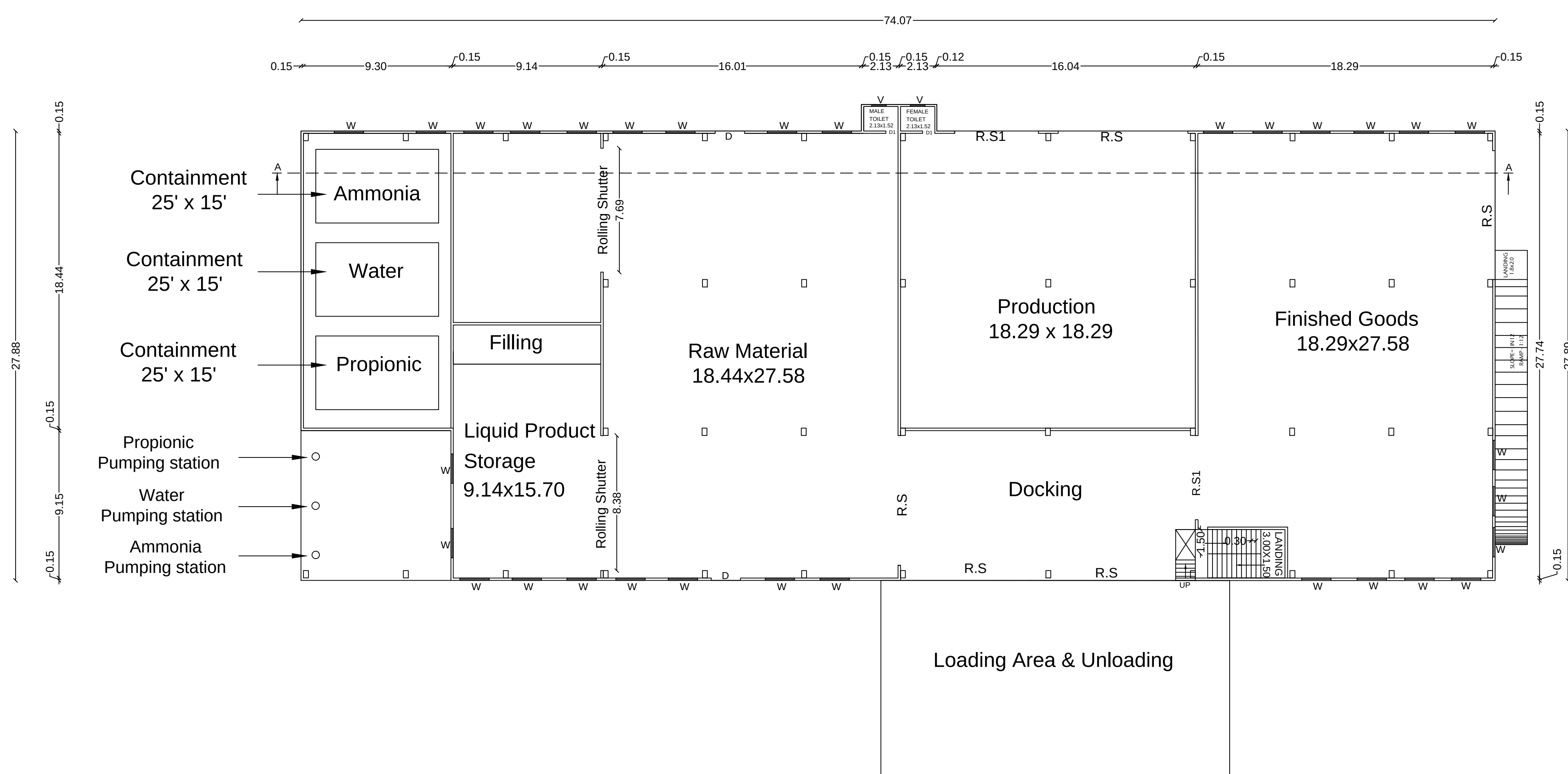
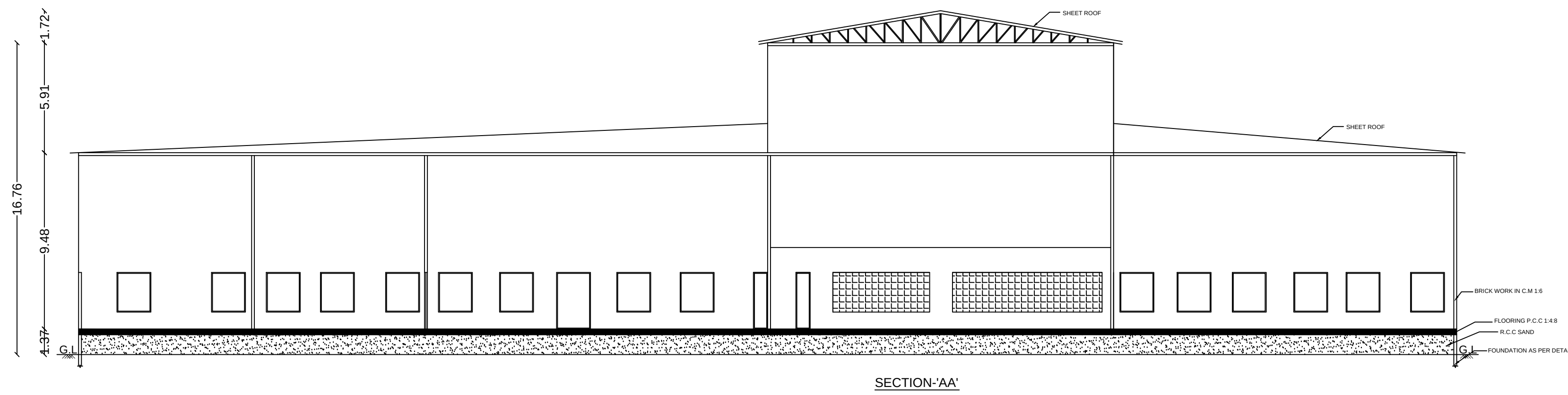
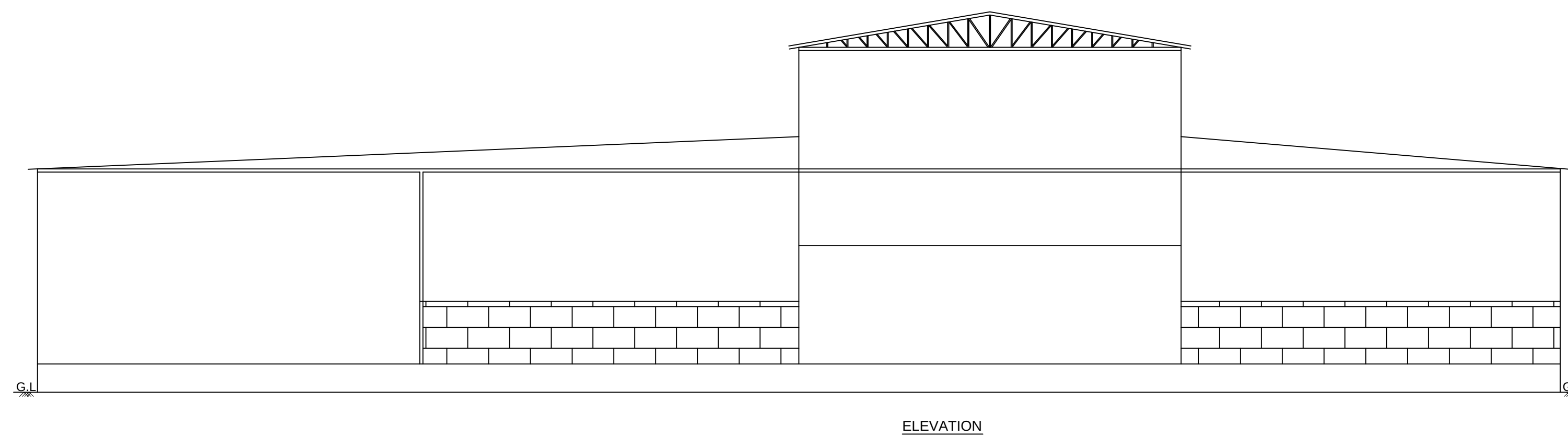
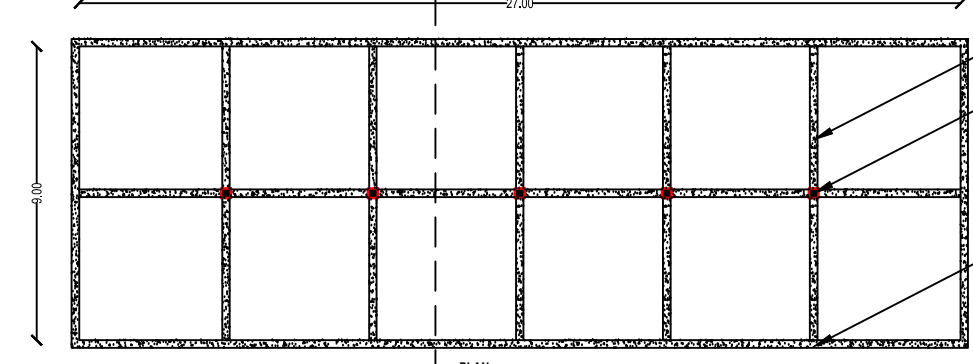
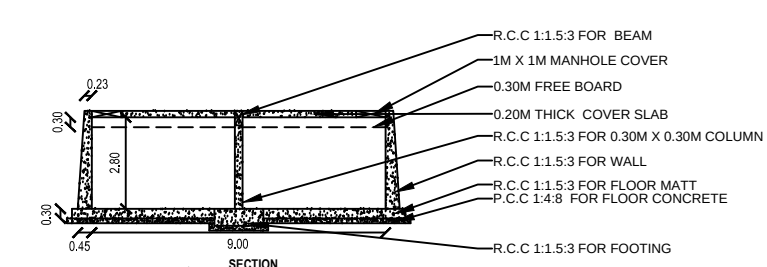
APPLICANT	M.VICTOR SURESH M.S.BENTOLI AGRINUTRITION INDIA PRIVATE LIMITED	
REGISTERED ENGINEER	Er.S.RAMALINGAM (RE/G-I/TLPA/NOV 2019/197)	
STRUCTURAL ENGINEER	Er.P.PRAGADESWARAN (SE/G-I/UDTCP/TRICHY/OCT2020/274)	
SITE SUPERVISION ENGINEER	P.BALACHANDRU (CE/TLPA/FEB 2020/236)	

Special Condition:

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

BUILDING PERMISSION NO : BP/ID/DTCP (TD) No.93/2024

e-signed/-
Joint Director / Member Secretary,
District Town and Country Planning office
Tiruchirappalli District

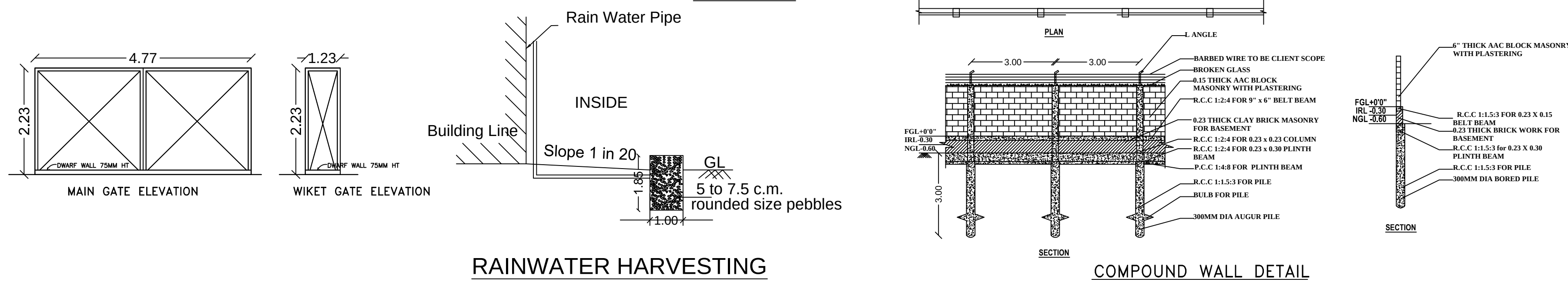
FIRST FLOOR PLAN
BLOCK-1

ONLINE APPLICATION NO: SWP/BPA/300148/2024

E.SANGEETHA
SURVEYOR/ASST.DRAUGHTS MANJ.GURUPRASATH
ARCHITECTURAL/PLANNING ASSISTANT

HP DETAILS:-			
S.NO	NAME OF THE COMPONENT	QTY	ELECTRICITY CONSUMPTION IN HP
01	AIR COMPRESSOR	2	10HP
02	POWER BLENDER LINE -1	1	77HP
03	RIBBON BLENDER	1	10HP
04	VIBRATOR SHIFTER	2	10HP
05	POWDER BLENDER LINE -2	1	73HP
06	COLLIOD MILL	1	5HP
07	EXHAUST FAN	10	5HP
08	PACKING MACHINES	4	12HP
09	LIQUID BLENDING LINE	1	35HP
10	WATER MOTORS	3	9HP
	TOTAL		246HP

JOINERIES DETAILS	
SCHEDULE OF JOINERIES	METER
1.ROLLING SHUTTER - RS	8.00 x 2.13
2.DOOR - D	1.22 x 2.13
3.DOOR - D1	0.91 x 2.13
4.DOOR - D2	0.76 x 2.13
5.WINDOW - W	1.82 x 2.13
6.VENTILATOR - V	0.91 x 0.79

GROUND FLOOR PLAN
BLOCK-1

RAINWATER HARVESTING

COMPOUND WALL DETAIL



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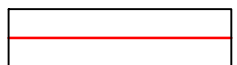
SCALE - 1:100

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REFERENCE:

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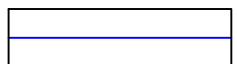
EXISTING ROAD



DRIVE WAY



PROSED BUILDING



AREA DETAILS

AREA OF THE PATT A - 9145.00 SQ.M

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JOINERIES DETAILS

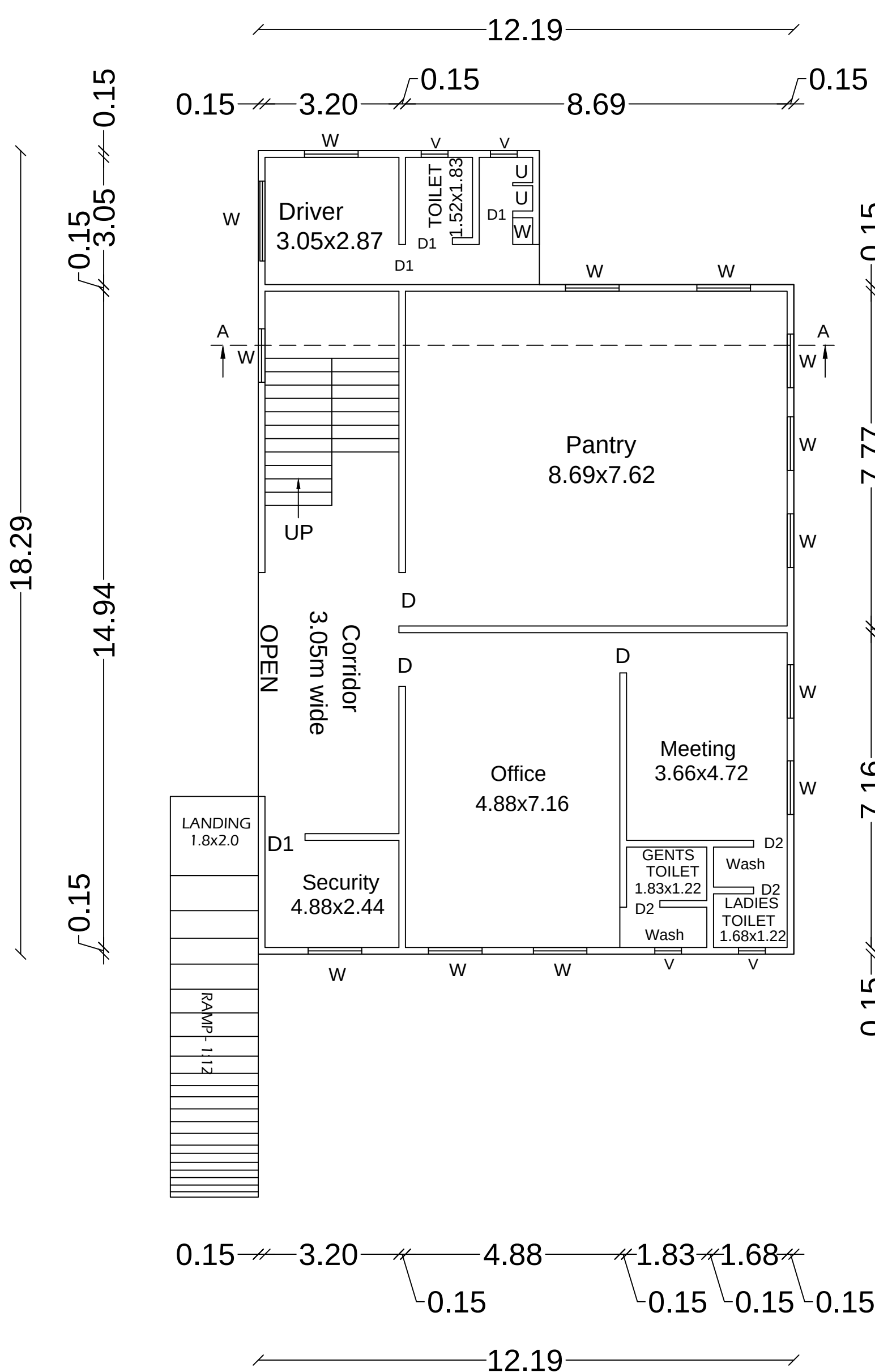
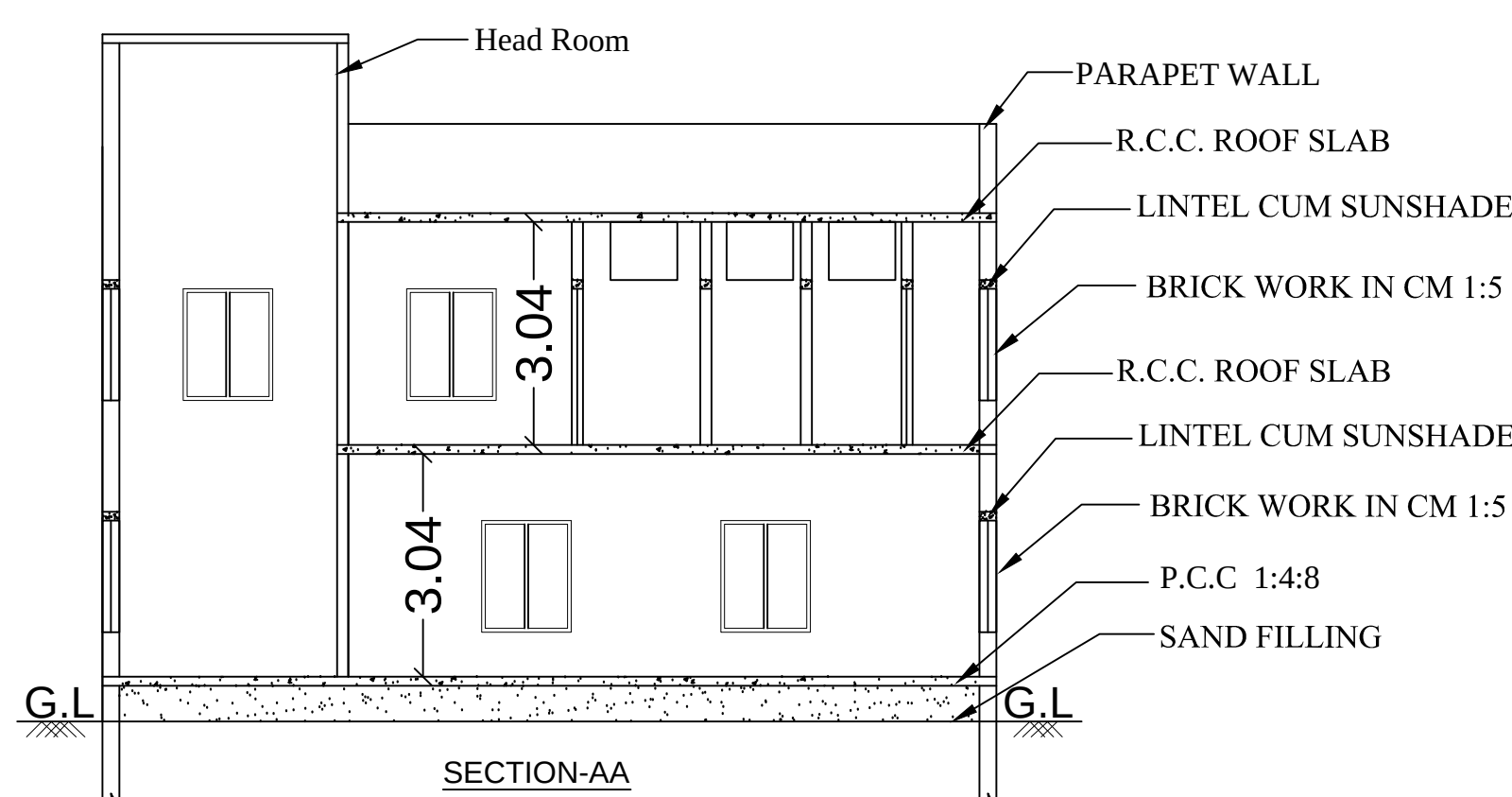
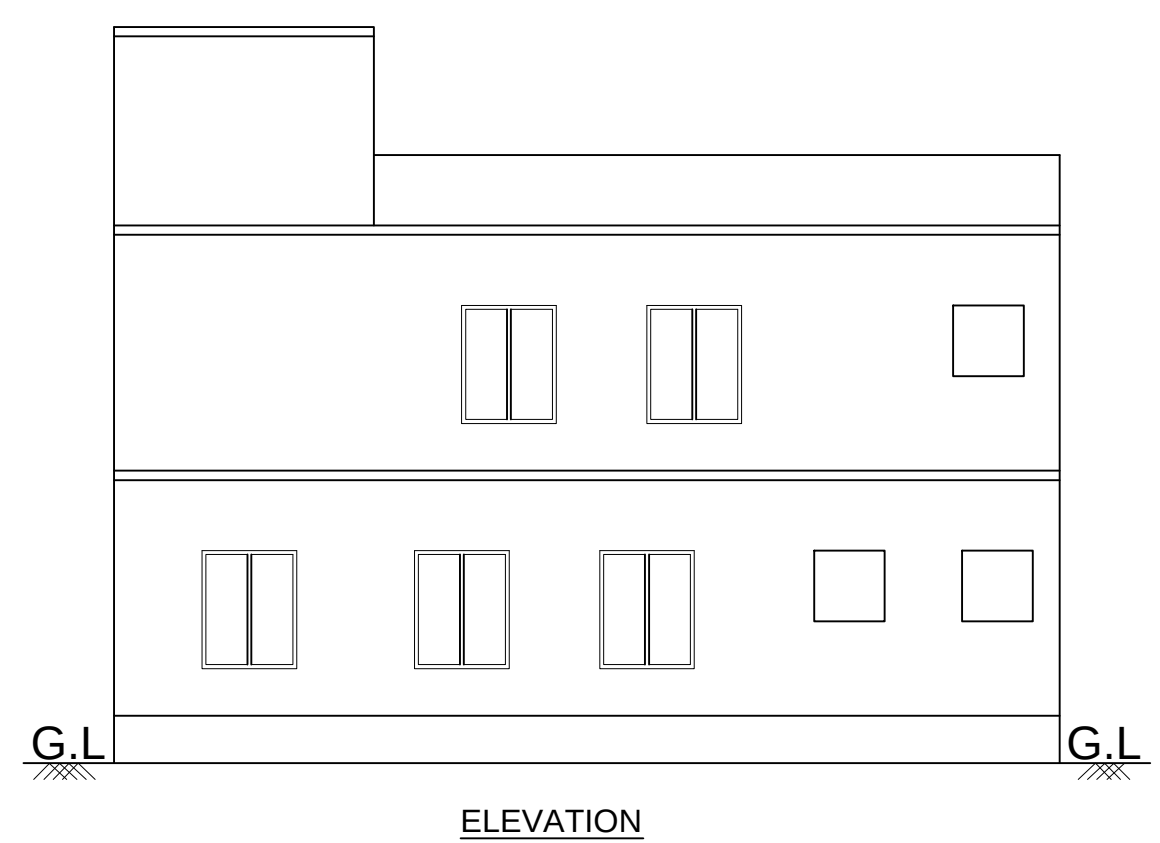
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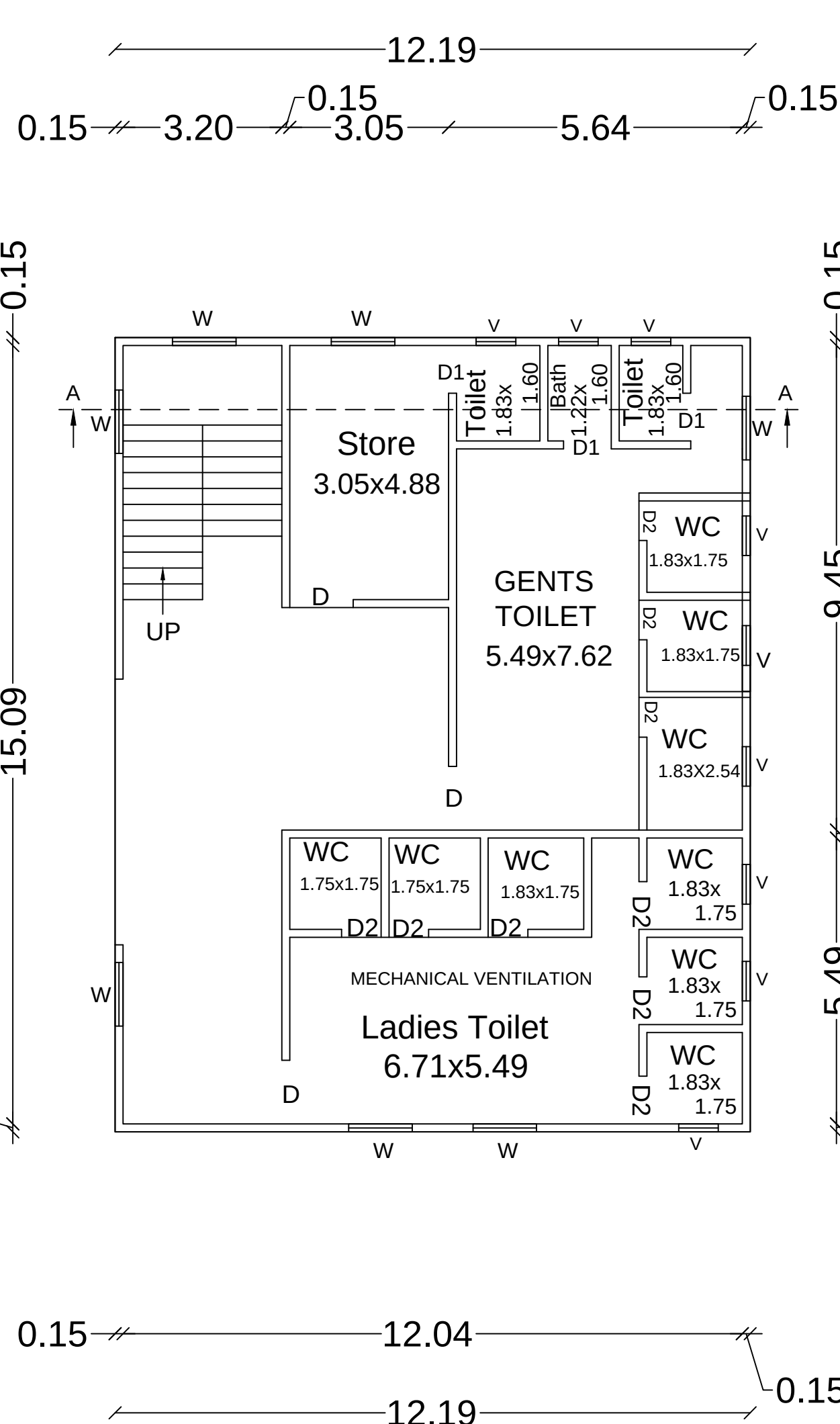
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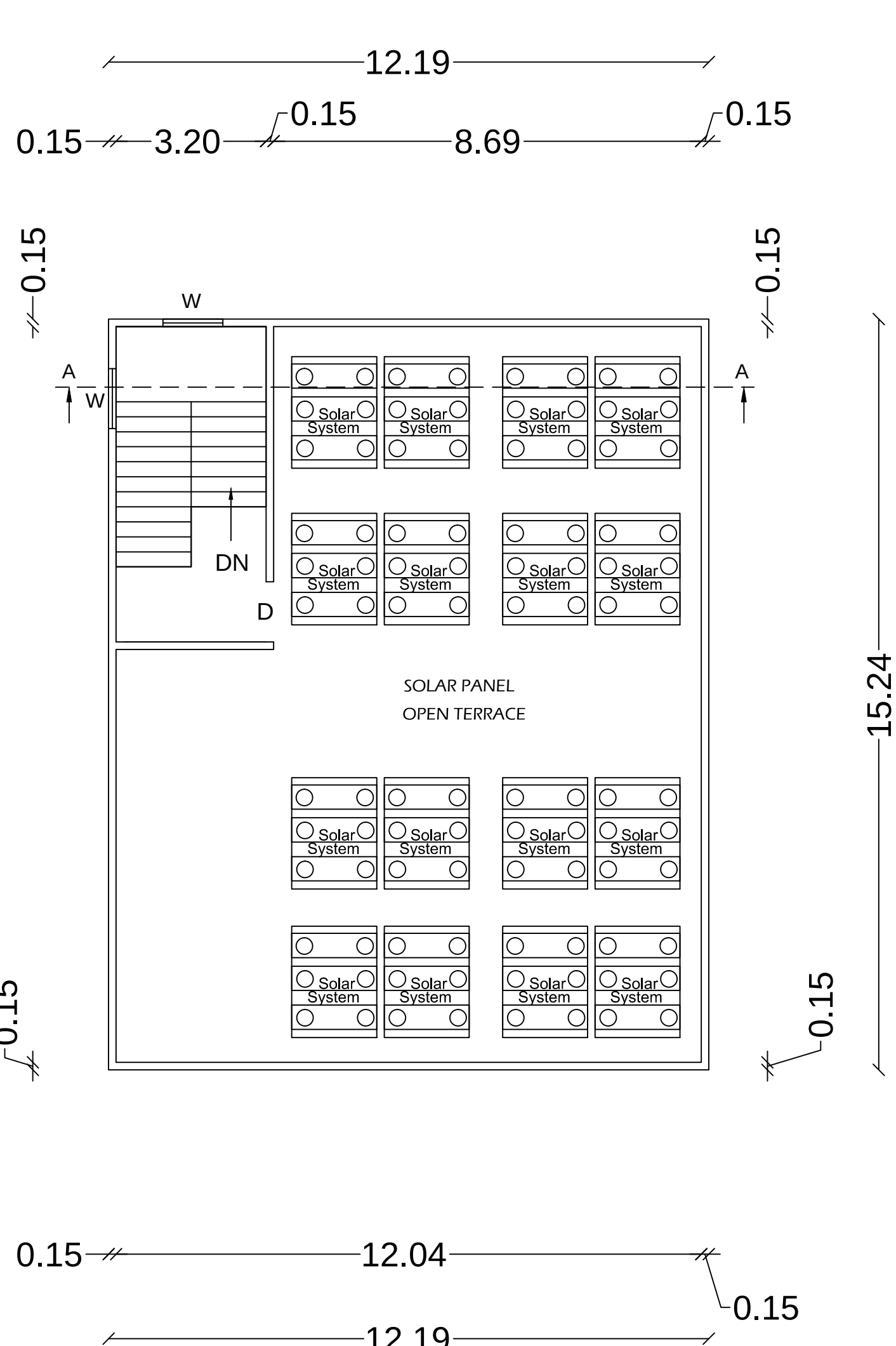
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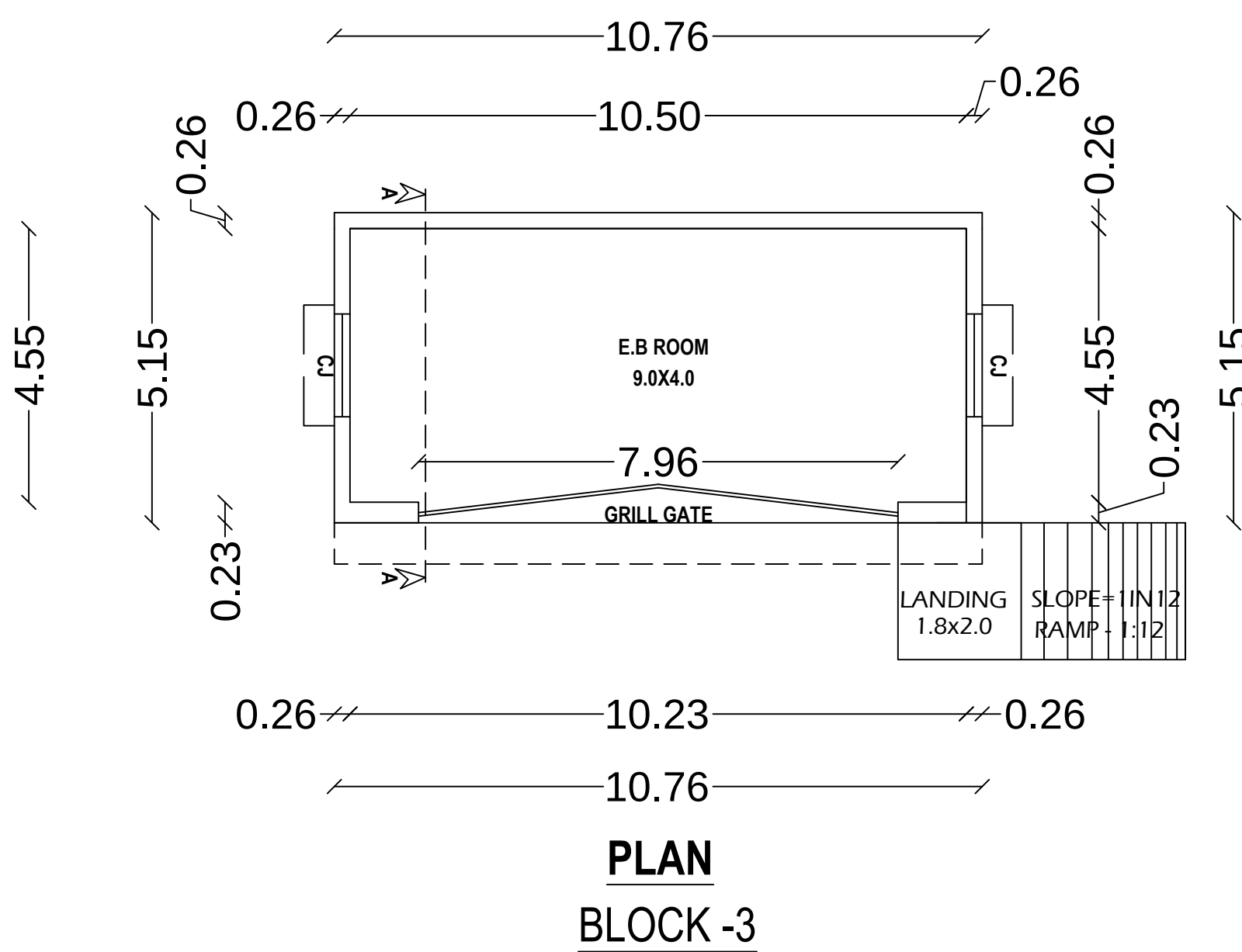
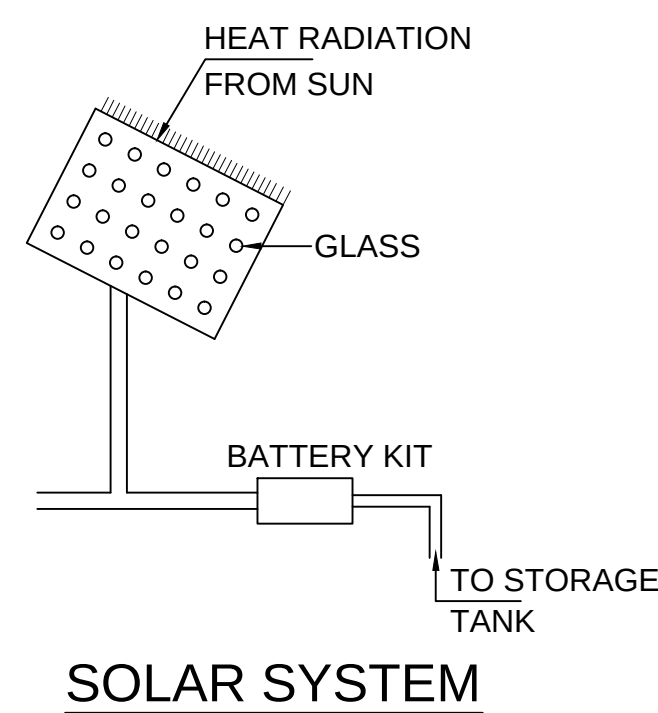
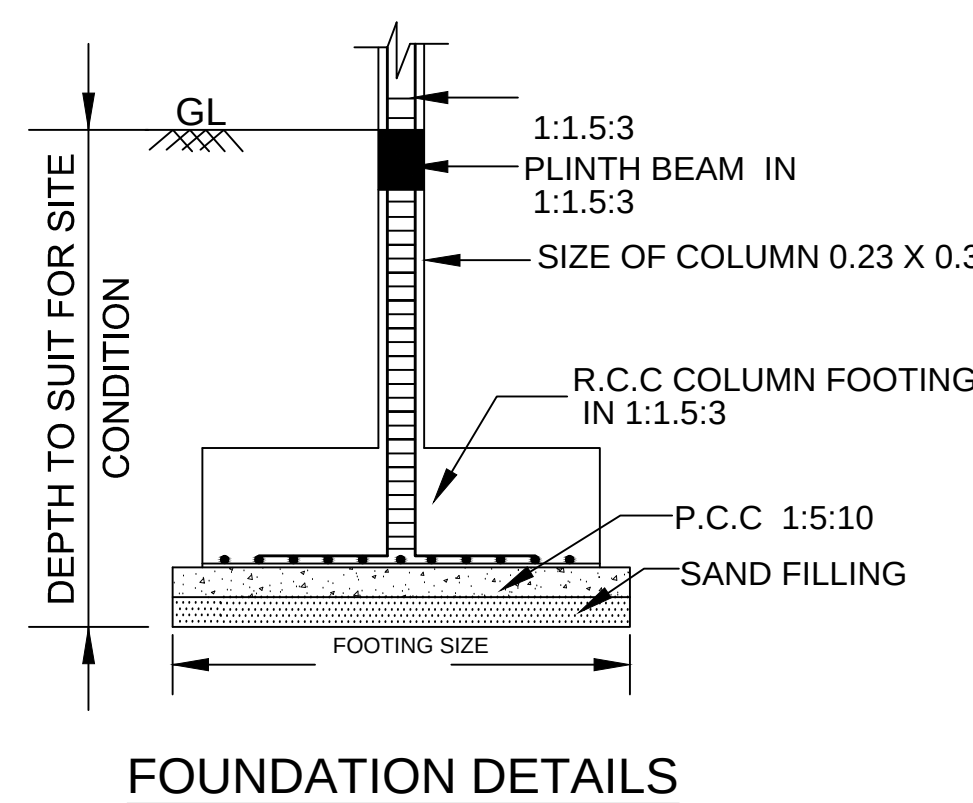
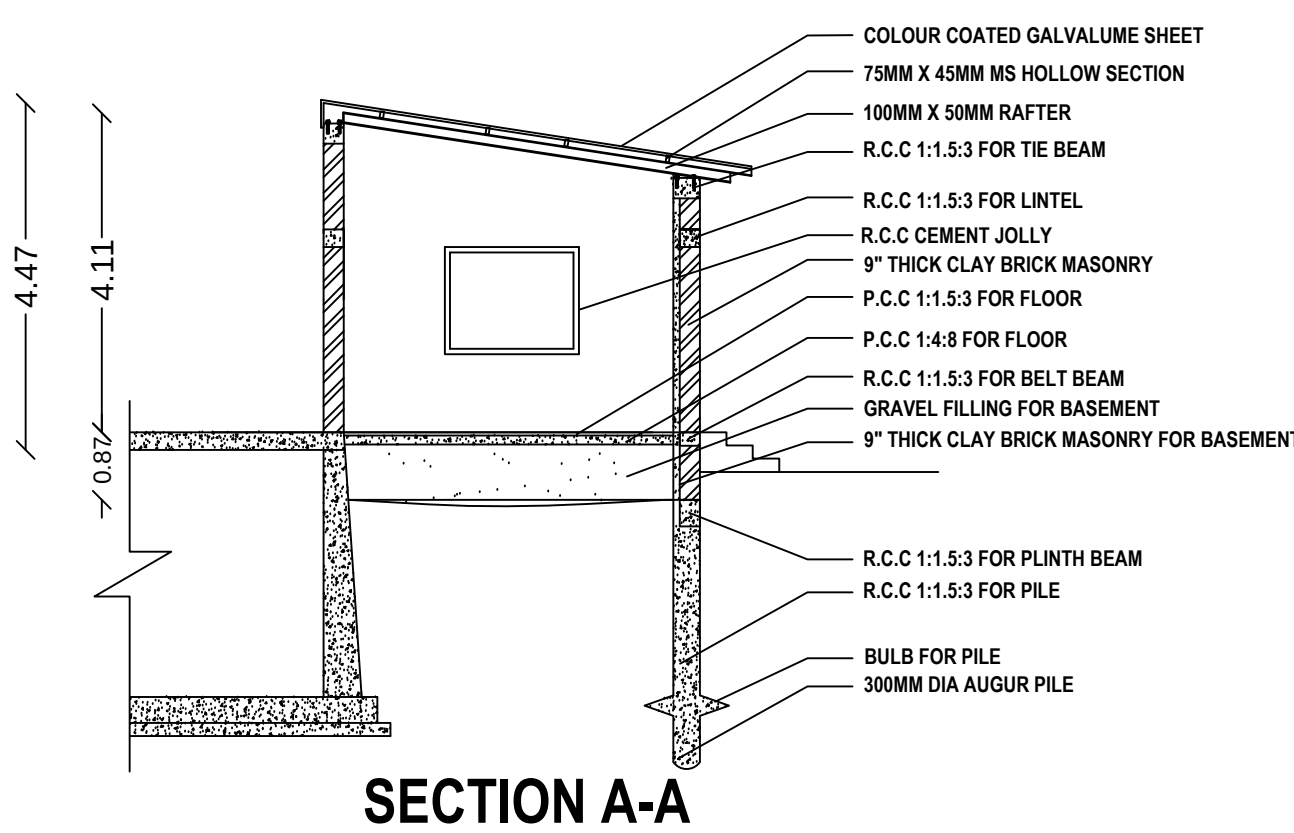
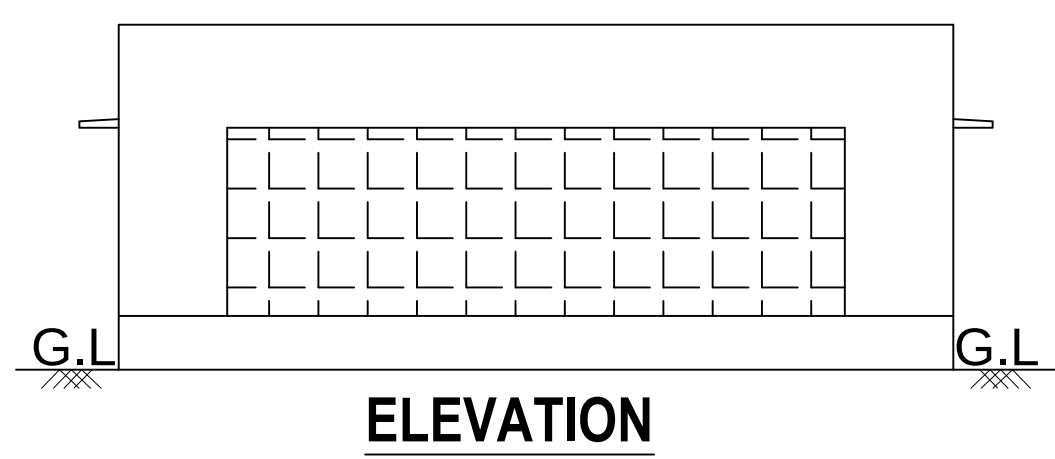
GROUND FLOOR PLAN
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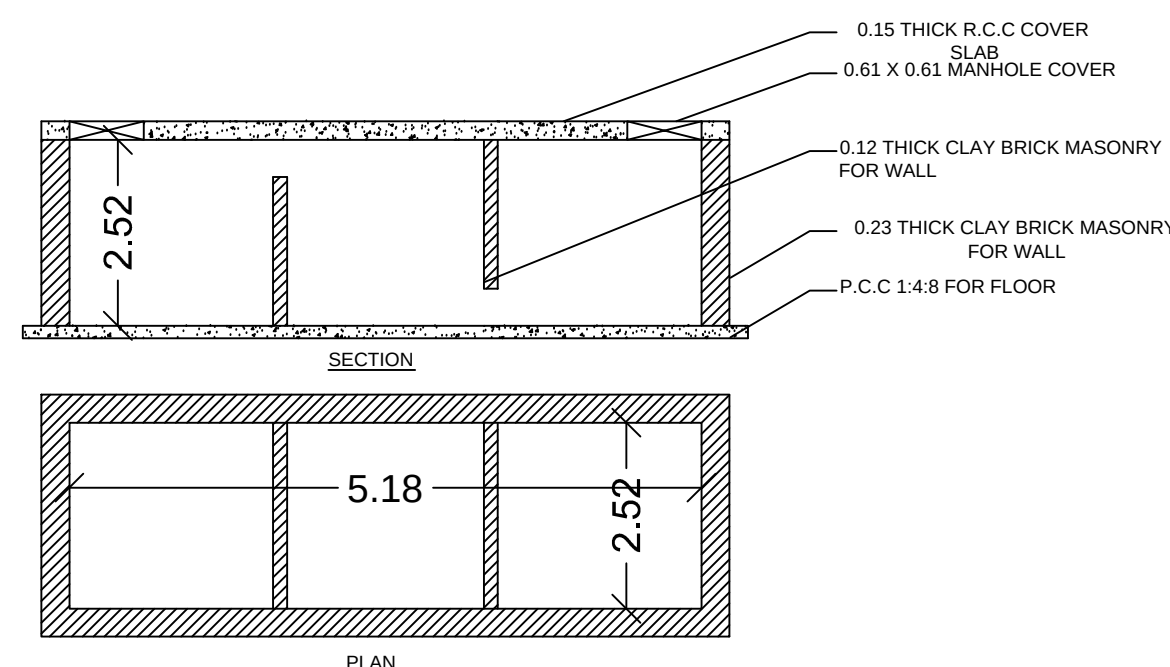
FIRST FLOOR PLAN
BLOCK-2



TERRACE FLOOR PLAN
BLOCK-2



PLAN
BLOCK-3



SEPTIC TANK & DISPERSION
TRENCH DETAILS

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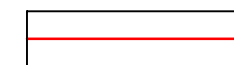
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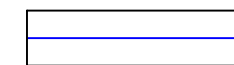
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Tiruchirappalli District

PLOT NO.G5

109.27

BLOCK-1

STEEL SHED

PLOT NO.G3

10.0M WIDE DRIVE WAY

BLOCK-2

BLOCK-3

EB-ROOM

GATE

15.0M WIDE SIPCOT LAYOUT (PANCHAYAT) ROAD

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E.SANGEETHA
SURVEYOR/ASST.DRAUGHTS MAN

J.GURUPRASATH
ARCHITECTURAL/PLANNING ASSISTANT

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.

