

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.

SPACE FOR QR CODE

DISTRICT TOWN AND COUNTRY PLANNING OFFICE  
TIRUCHRAPALLI DISTRICT

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING FOR  
"SHIVAHARI BIOMASS FUEL PVT LTD" IN S.F.NO:472/1,473/8A,8B  
MANBARAI VILLAGE,MUSIRI TALUK AND TRICHY DISTRICT.  
OWNER.Mr.V.VENKATESHPRABHU S/O Mr.VADIVEL.  
OWNER.Mrs.P.SUJATHA W/O Mr.RAVICHANDRAN.

ALL DIMENSIONS ARE IN METER.  
SCALE - 1:100  
ONLINE APPLICATION NO: SWP/BPA/325121/2024/TCP

REFERENCE:

SITE BOUNDARY  
EXISTING ROAD  
PROPOSED BUILDING

AREA DETAILS

| SL NO. | DESCRIPTION               | SQ.M               |
|--------|---------------------------|--------------------|
| 1)     | PLOT AREA AS PER DOCUMENT | 31500.00           |
| 2)     | PLOT AREA AS PER FMB      | 31500.00           |
| 3)     | SUPER IMPOSED PLOT AREA   | 31500.00           |
| 4)     | OSR AREA                  | 3282.50 - (10.42%) |

PROPOSED BUILTUP AREA

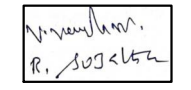
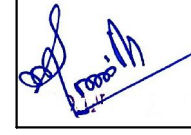
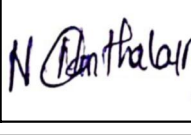
| SL NO. | DESCRIPTION                 | USAGE OF BLOCK     | F.S.I AREA (SQM) | NON F.S.I AREA (SQM) | TOTAL AREA (SQM) |
|--------|-----------------------------|--------------------|------------------|----------------------|------------------|
| 1)     | GROUND FLOOR AREA (BLOCK-1) | LABOR'S ROOM       | 204.15           | -                    | 204.15           |
| 2)     | GROUND FLOOR AREA (BLOCK-2) | WORKING PLANT AREA | 1392.78          | -                    | 1392.78          |
| 3)     | GROUND FLOOR AREA (BLOCK-3) | RECEPTION & OFFICE | 110.22           | -                    | 110.22           |
|        | FIRST FLOOR AREA            | HEAD ROOM          | -                | -                    | 67.00            |
|        | HEAD ROOM AREA              |                    | -                | -                    | -                |
| 4)     | TOTAL AREA                  |                    | 1707.15          | -                    | 1774.15          |
| 5)     | VACANT AREA                 |                    | -                | -                    | 29792.85         |

P.C =  $1707.15 / 31500.00 \times 100 = 05.41$   
F.S.I =  $1774.15 / 31500.00 = 0.05$

PARKING DETAILS

| SL NO | DESCRIPTION                                   | REQUIRED | PROVIDED |
|-------|-----------------------------------------------|----------|----------|
| 1)    | OPEN LORRY PARKING SPACE                      | 3 NOS    | 4 NOS    |
| 2)    | OPEN TWO WHEELER PARKING                      | 30 NOS   | 30 NOS   |
| 3)    | OPEN CYCLE PARKING                            | 30 NOS   | 30 NOS   |
| 4)    | OPEN CAR PARKING                              | 4 NOS    | 4 NOS    |
| 5)    | OPEN CAR PARKING PHYSICALLY CHALLENGED PERSON | 2 NOS    | 2 NOS    |

PROFESSIONAL DETAILS BASED ON FORM C

|                     |                                                              |                                                                                       |
|---------------------|--------------------------------------------------------------|---------------------------------------------------------------------------------------|
| APPLICANT           | Mr.V.VENKATESHPRABHU AND Mrs.R.SUJATHA                       |  |
| REGISTERED ENGINEER | Shri.S.MANIKANDAN (RE/GR-II/DTCP/TRICHY/ SEPTEMBER-2024/058) |  |
| STRUCTURAL ENGINEER | Shri.N.NANTHAKUMAR (SE/GR-I/DTCP/TRICHY/ JULY-2024/20)       |  |

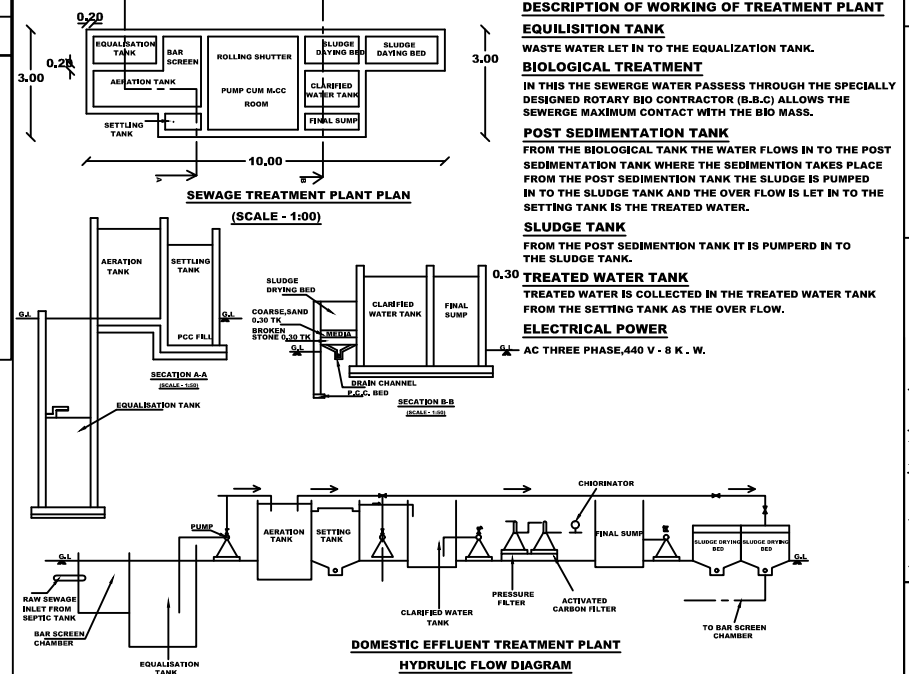
SPECIAL CONDITION

Based on Letter of Superintending Engineer .Operation/110 KV SS Complex,  
Tiruchirappalli Letter No :SE/O/TY/AE/A/F.PBLR.C.NO.3137/2024 Dated: 25.10.2024 in the Proposed  
Site 230 KV Tower line is Passing Through Site. There is a Adequate Clearance of 10.50 Meters  
Between EHT Tower line and Proposed roadway. Hence strictly Instructed to applicant Should follow the  
condition whatever vehicles passing through the site, the height of vehicles should not be more than 7.50m.

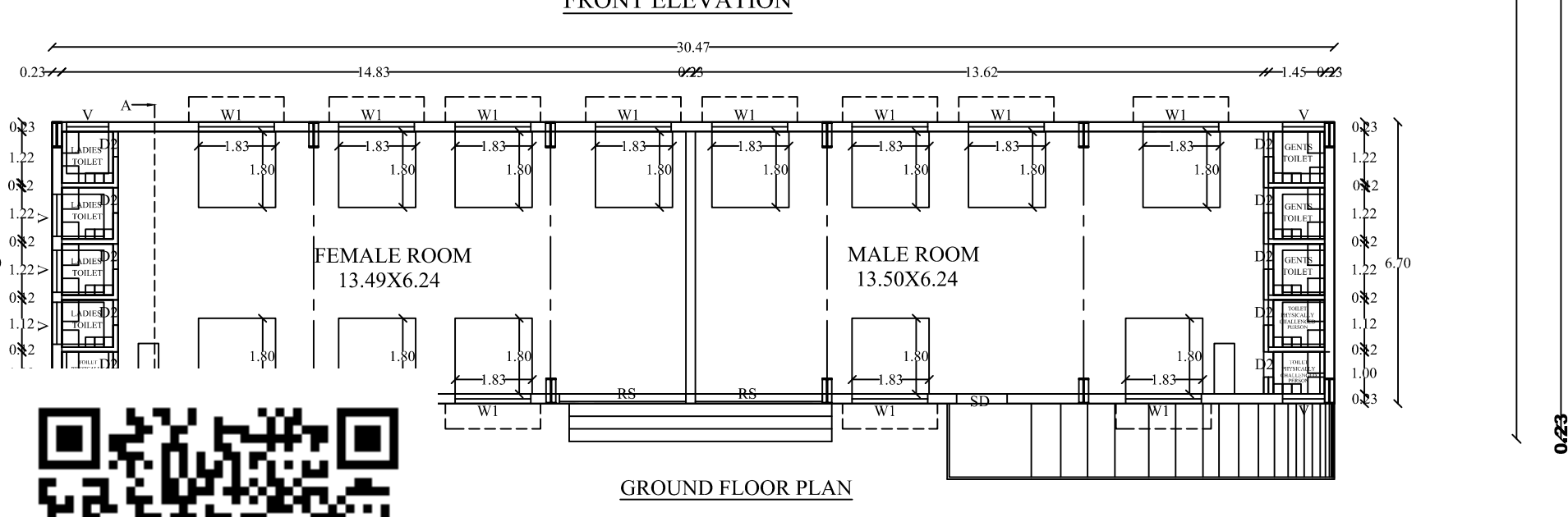
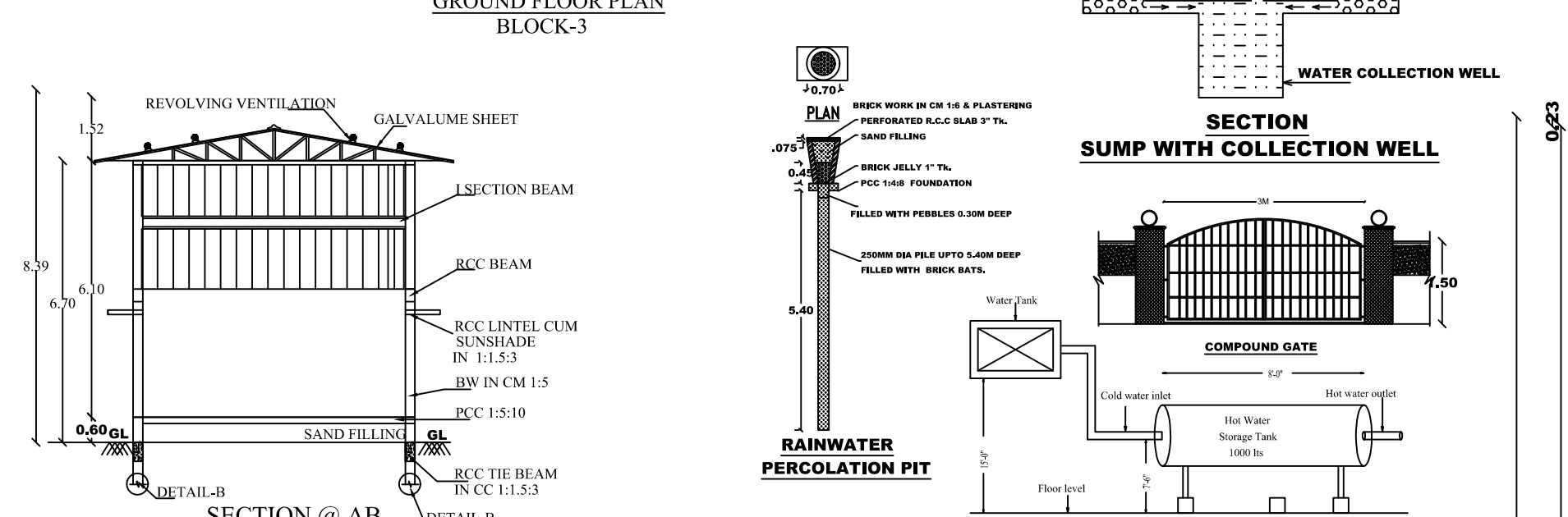
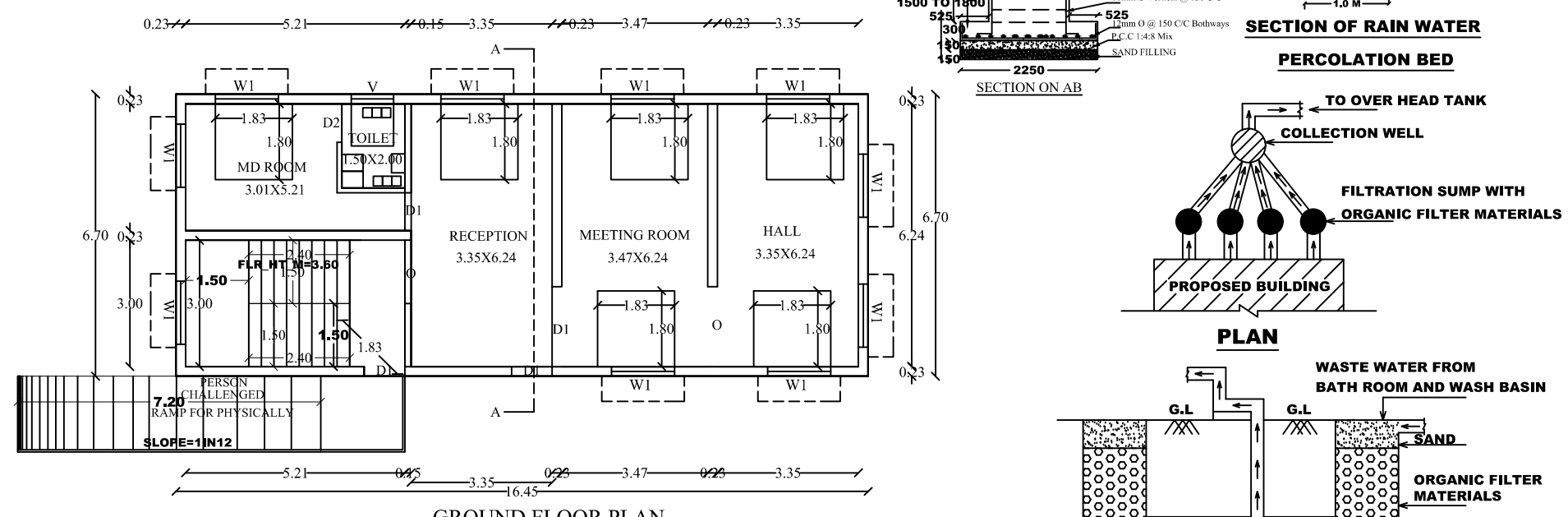
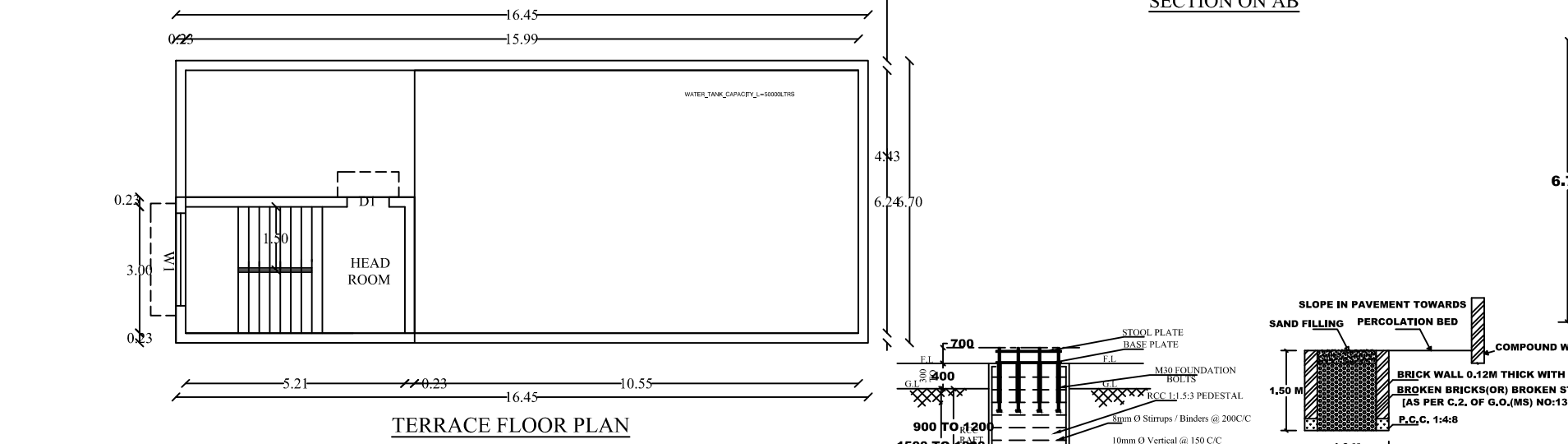
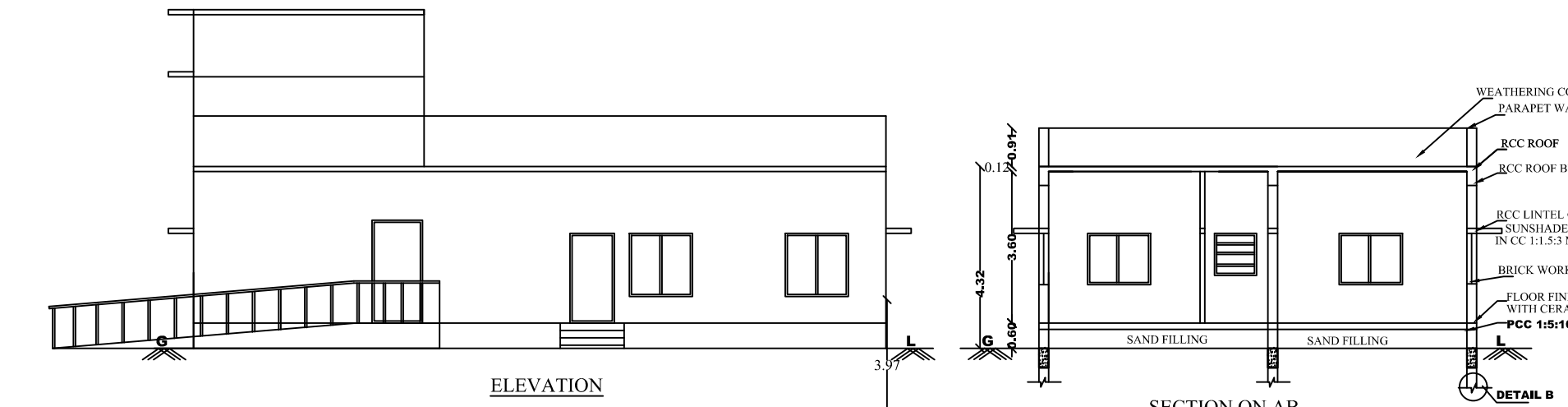
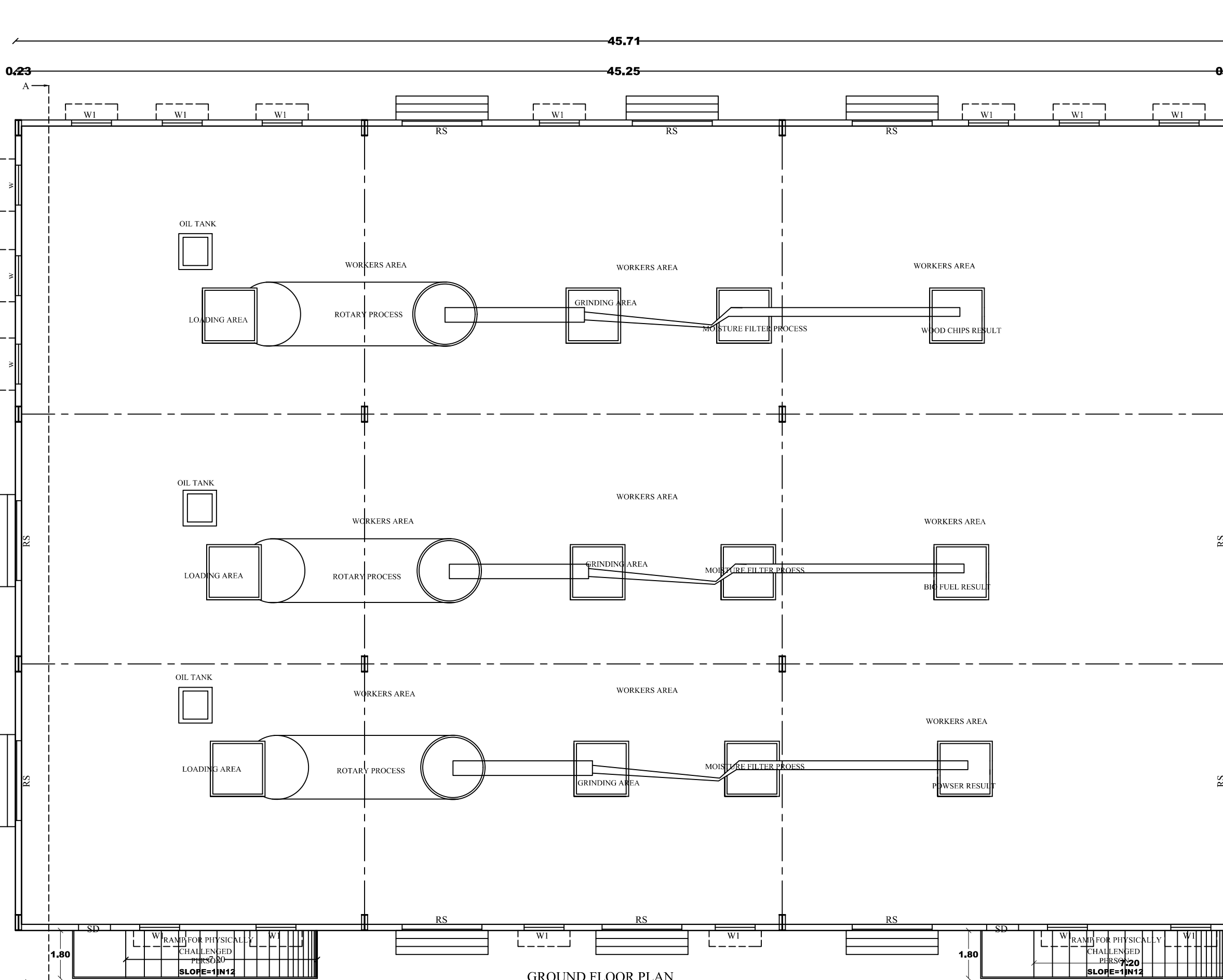
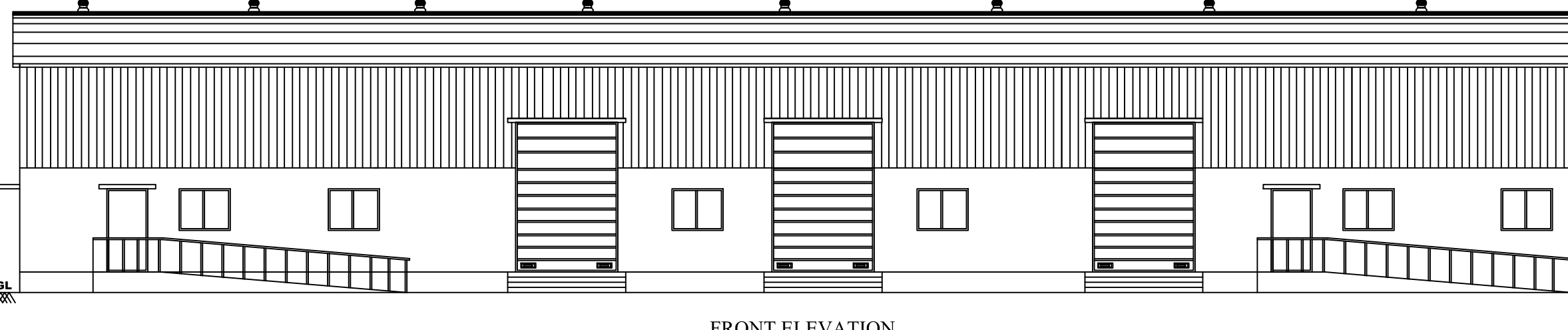
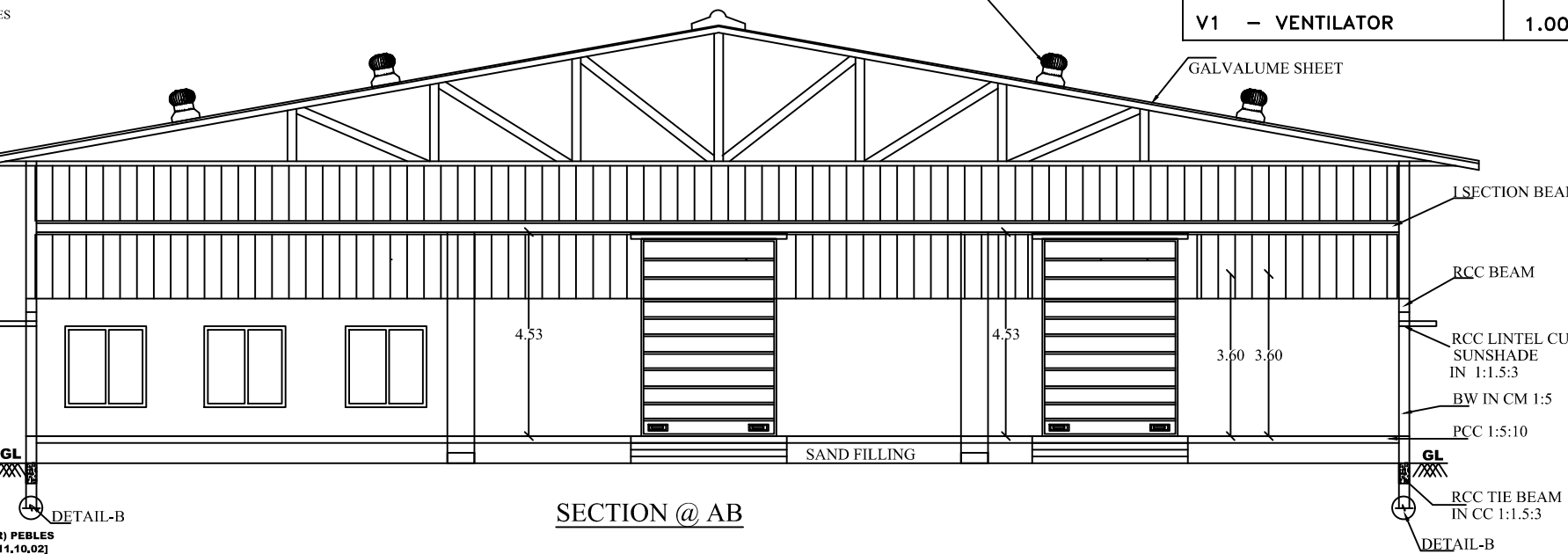
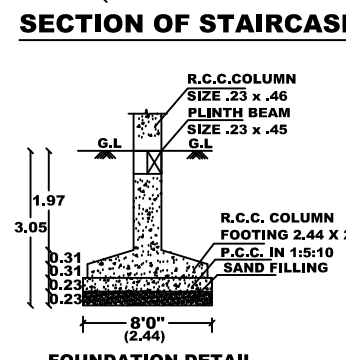
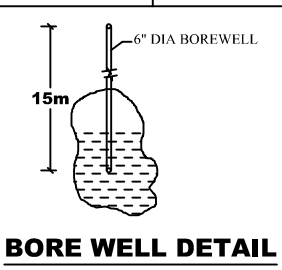
SCHEDULE OF JOINERIES:

| REFERENCE |                   | METRE       |
|-----------|-------------------|-------------|
| RS        | - ROLLING SHUTTER | 4.87 x 4.50 |
| SD        | - SLIDING DOOR    | 2.00 x 2.44 |
| D1        | - FLUSH DOOR      | 1.00 x 2.13 |
| D2        | - FLUSH DOOR      | 0.91 x 2.13 |
| W         | - GLAZED WINDOW   | 2.00 x 1.82 |
| W1        | - GLAZED WINDOW   | 1.50 x 1.50 |
| V         | - VENTILATOR      | 0.91 x 0.76 |
| V1        | - VENTILATOR      | 1.00 x 0.76 |

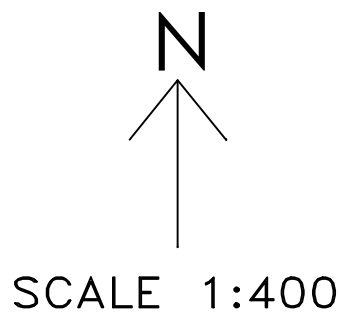
SEWAGE TREATMENT PLANT PLAN & HYDRAULIC FLOW DIAGRAM



| MACHINERY DETAILS |               |            | NUMBER OF WORKERS |                |
|-------------------|---------------|------------|-------------------|----------------|
| S.L.NO            | ITEM          | HP DETAILS | MALE WORKERS      | FEMALE WORKERS |
| 1                 | WOOD CURSING  | 160        | 10                | 5              |
| 2                 | WOOD CHIPPING | 90         | 3                 | 3              |
| 3                 | ROTARY DRYER  | 80         | 1                 | 1              |
| 4                 | BRIQUETTES    | 80         | 2                 | 2              |
| 5                 | GENERAL       | 20         |                   |                |
| TOTAL HP          |               | 430        | 21 NOS            |                |



SPACE FOR QR CODE

DISTRICT TOWN AND COUNTRY PLANNING OFFICE  
TIRUCHRAPPALI DISTRICTPLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING  
FOR "SHIVAHARI BIOMASS FUEL PVT LTD" IN S.F.NO:472/1,473/8A,8B  
MANBARAI VILLAGE,MUSIRI TALUK AND TRICHY DISTRICT.  
OWNER.Mr.V.VENKATESHPRABHU S/O Mr.VADIVEL.  
OWNER.Mrs.P.SUJATHA W/O Mr.RAVICHANDRAN.

ALL DIMENSIONS ARE IN METER.

SCALE - 1:100

ONLINE APPLICATION NO: SWP/BPA/325121/2024/TCP

TYPE OF CATEGORIE : ORANGE

REFERENCE:

SITE BOUNDARY

EXISTING ROAD

PROPOSED BUILDING

## AREA DETAILS

| Sl. No. | DESCRIPTION               | SQ.M               |
|---------|---------------------------|--------------------|
| 1)      | PLOT AREA AS PER DOCUMENT | 31500.00           |
| 2)      | PLOT AREA AS PER FMB      | 31500.00           |
| 3)      | SUPER IMPOSED PLOT AREA   | 31500.00           |
| 4)      | OSR AREA                  | 3282.50 - (10.42%) |

## PROPOSED BUILTUP AREA

| Sl. No. | DESCRIPTION                 | USAGE OF BLOCK     | F.S.I AREA (SQM) | NON F.S.I AREA (SQM) | TOTAL AREA (SQM) |
|---------|-----------------------------|--------------------|------------------|----------------------|------------------|
| 1)      | GROUND FLOOR AREA (BLOCK-1) | LABOR'S ROOM       | 204.15           | -                    | 204.15           |
| 2)      | GROUND FLOOR AREA (BLOCK-2) | WORKING PLANT AREA | 1392.78          | -                    | 1392.78          |
| 3)      | GROUND FLOOR AREA (BLOCK-3) | RECEPTION & OFFICE | 110.22           | -                    | 110.22           |
|         | FIRST FLOOR AREA            | HEAD ROOM          | -                | -                    | 67.00            |
|         | HEAD ROOM AREA              |                    | -                | -                    | -                |
| 4)      | TOTAL AREA                  |                    | 1707.15          | -                    | 1774.15          |
| 5)      | VACANT AREA                 |                    | -                | -                    | 29792.85         |

P.C =  $1707.15 / 31500.00 \times 100 = 05.41$ F.S.I =  $1774.15 / 31500.00 = 0.05$ 

## PARKING DETAILS

| S.L. NO. | DESCRIPTION                                   | REQUIRED | PROVIDED |
|----------|-----------------------------------------------|----------|----------|
| 1)       | OPEN LORRY PARKING SPACE                      | 3 NOS    | 4 NOS    |
| 2)       | OPEN TWO WHEELER PARKING                      | 30 NOS   | 30 NOS   |
| 3)       | OPEN CYCLE PARKING                            | 30 NOS   | 30 NOS   |
| 4)       | OPEN CAR PARKING                              | 4 NOS    | 4 NOS    |
| 5)       | OPEN CAR PARKING PHYSICALLY CHALLENGED PERSON | 2 NOS    | 2 NOS    |

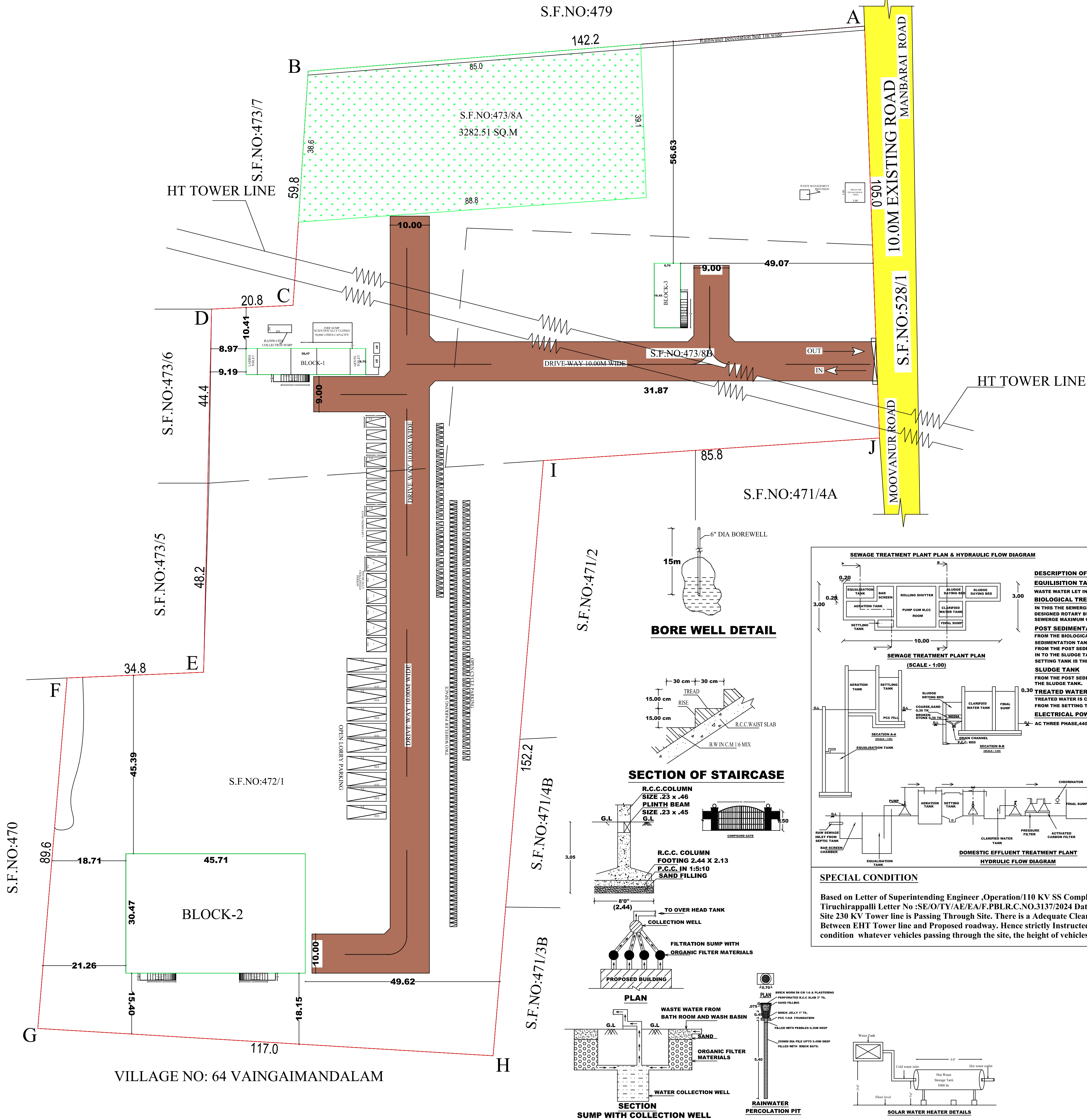
## PROFESSIONAL DETAILS BASED ON FORM C

|                     |                                                                    |  |
|---------------------|--------------------------------------------------------------------|--|
| APPLICANT           | Mr.V.VENKATESHPRABHU<br>Mrs.R.SUJATHA                              |  |
| REGISTERED ENGINEER | Shri.S.MANIKANDAN<br>(RE/GR-II/DTCP/TRICHY/<br>SEPTEMBER-2024/058) |  |
| STRUCTURAL ENGINEER | Shri.N.NANTHAKUMAR<br>(SE/GR-I/DTCP/TRICHY/<br>JULY-2024/20)       |  |

BUILDING PERMISSION NO:BP/JD/DTCP(TD) No:123/2024

(This 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](mailto: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.

