Verified RealEstate™

REFERENCE
22/2024-2025

ISSUED
30 November 2024

PP APPROVAL RECORD

Planning Permission

Tiruchirappalli district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

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.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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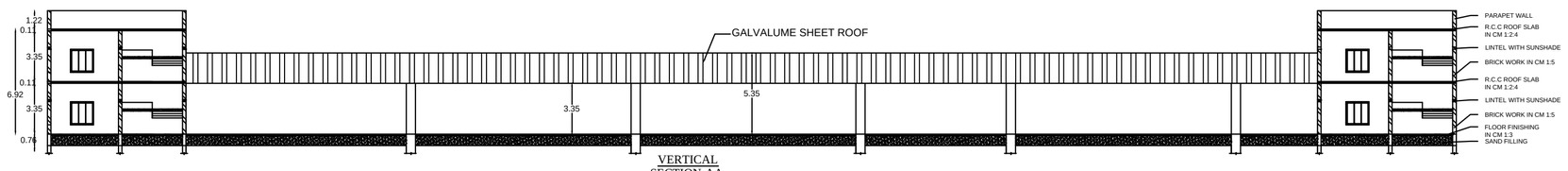
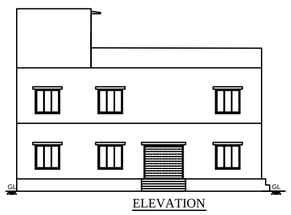
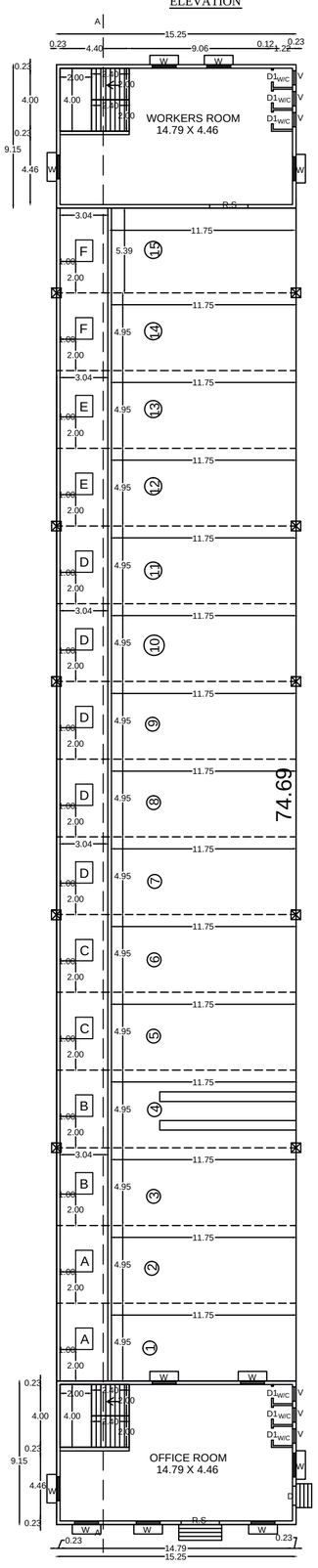
DIGITALLY VERIFIED RECORD



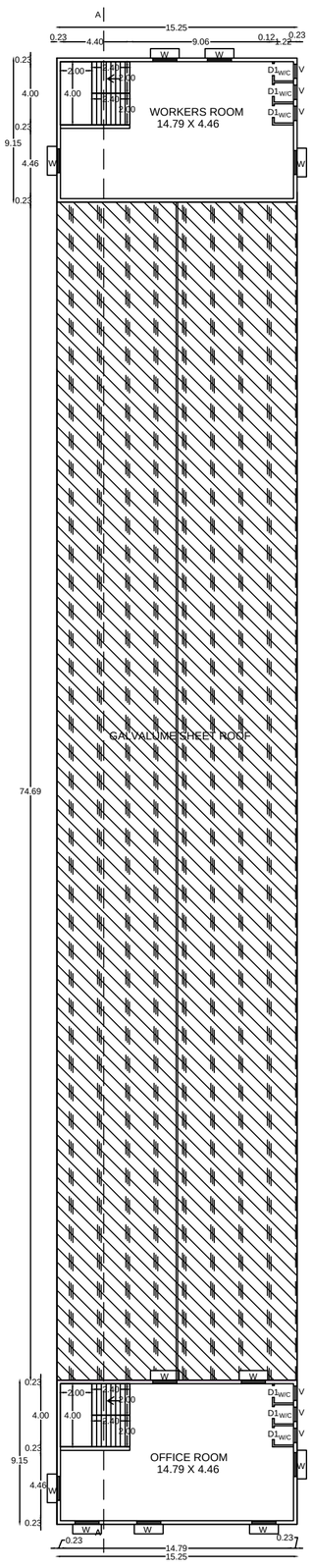
VERTICAL SECTION-AA



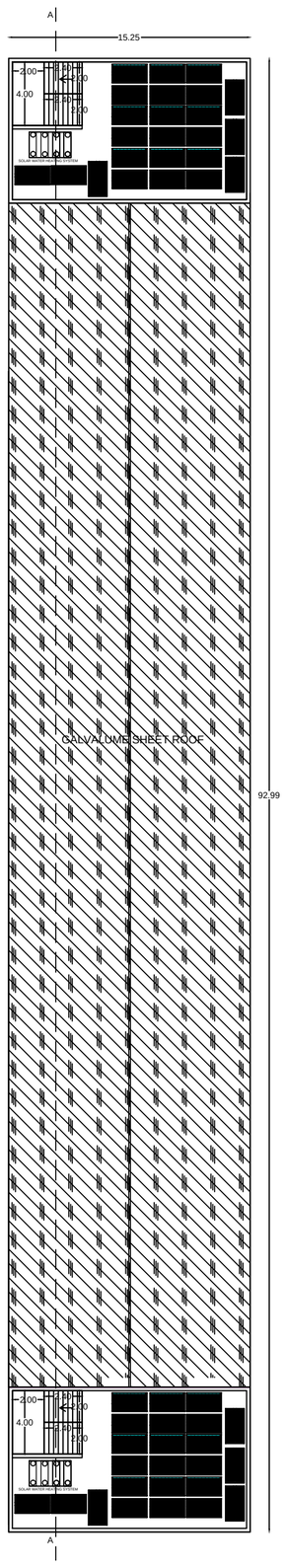
ELEVATION



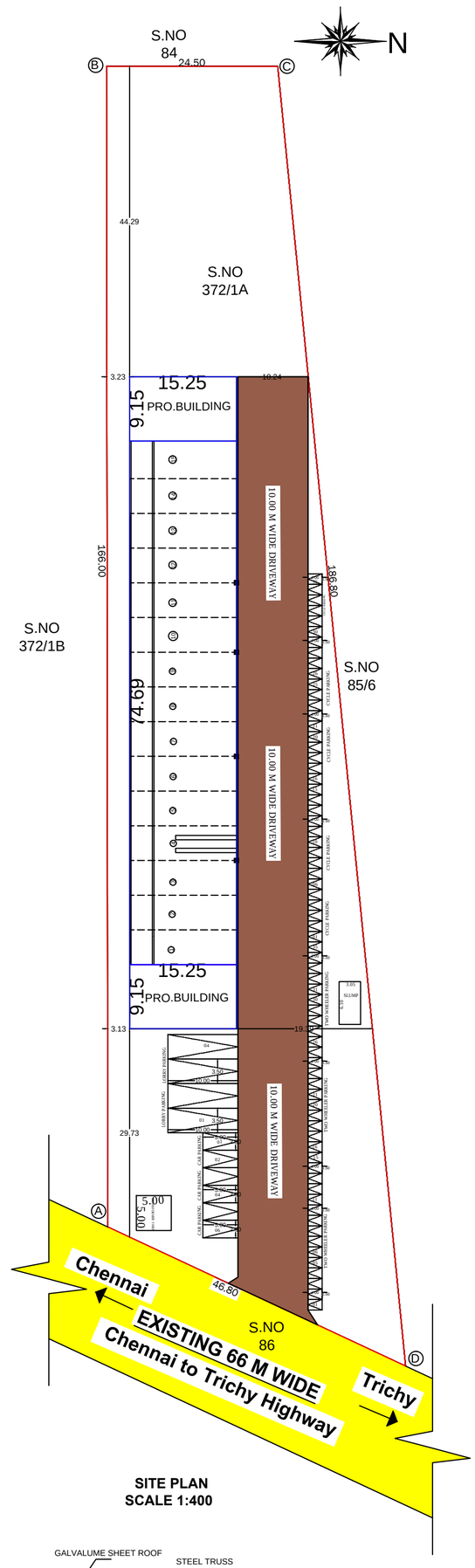
GROUND FLOOR PLAN
SCALE 1: 100
BLOCK-1



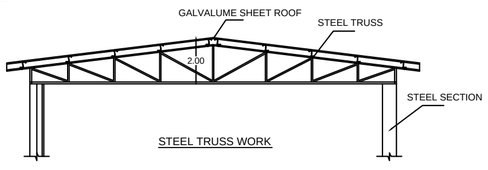
FIRST FLOOR PLAN
SCALE 1: 100
BLOCK-1



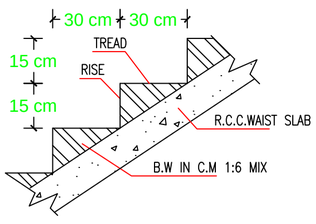
TERRACE FLOOR PLAN
SCALE 1: 100
BLOCK-1



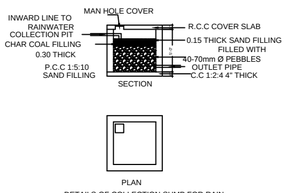
SITE PLAN
SCALE 1:400



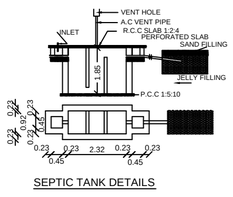
STEEL TRUSS WORK



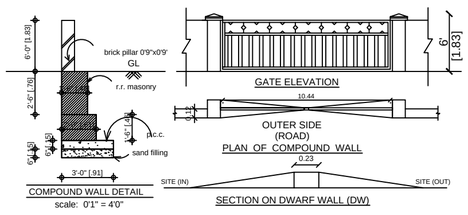
SECTION OF STAIRCASE



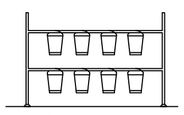
DETAILS OF COLLECTION SUMP FOR RAIN WATER HARVESTING OF ROOF TOP RAIN WATER



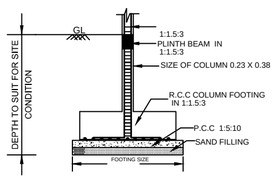
SEPTIC TANK DETAILS



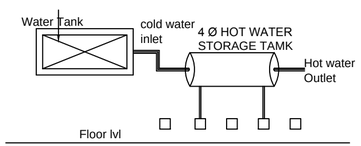
FIRE EXTINGUSHIER (N.T.S)



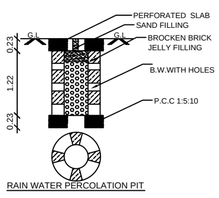
SAND BUCKETS (N.T.S)



FOUNDATION DETAILS



SOLAR HOT WATER SYSTEM (SWHS) DETAIL



RAIN WATER PERCOLATION PIT

DISTRICT TOWN AND COUNTRY PLANNING OFFICE
TIRUCHIRAPPALLI DISTRICT

SITE PLAN AND PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING AUTOMOBILES SERVICING & REPAIR STATION ORANGE (COLOR 45) CATEGORY IN S.F.No: 372/1A AT KONALAI VILLAGE, MANACHANALLUR TALUK AND PANCHAYAT UNION, TIRUCHIRAPPALLI DISTRICT.

ALL DIMENSIONS ARE IN METER
SCALE - 1:100
ONLINE APPLICATION NO : SWP/BPA/0331467/2024

REFERENCE:
- SITE BOUNDARY
- EXISTING ROAD
- DRIVE WAY
- PROSED BUILDING

AREA DETAILS

AREA OF THE SITE - 5740.00 SQ.M

PROPOSED BUILTUP AREA

SL NO.	DESCRIPTION	F.S.I AREA (SQM)	NON F.S.I AREA (SQM)	TOTAL BUILDUP AREA (SQM)	USAGE
1)	BLOCK-1 GROUND FLOOR R.C.C	279.08	-	279.08	OFFICE ROOM & WORKERS ROOM
2)	FIRST FLOOR R.C.C	279.08	-	279.08	
3)	GROUND FLOOR G.I SHEET	1139.02	-	1139.02	WORKSHOP
	TOTAL	1697.24		1697.24	

FSI AREA - 1697.24/5740- SQ.M - 0.295 < 1.50

PARKING DETAILS

SL.NO.	DISCRIPTION	PROVIDED
1.	LORRY PARKING SPACE	04 NOS
2.	CAR PARKING SPACE	06 NOS
2.	TWO WHEELER PARKING SPACE	35 NOS
3.	CYCLE PARKING SPACE	35 NOS

PROFESSIONAL DETAILS BASED ON FORM-C

APPLICANT	SRI VAIGAI MOTORS	Sri Vaigai Motors-Owner
REGISTERED ENGINEER	N.CHIDAMBARAM,B.E.,	Dr. N. CHIDAMBARAM, M.E., Register Engineer (RE)
STRUCTURAL ENGINEER	P.PRAGADESWARAN, M.E.,	P. PRAGADESWARAN
SITE SUPERVISION ENGINEER	P.BALACHANDRU, D.C.E.,	P.BALACHANDRU, D.C.E., CONSTRUCTION ENGINEER

MACHINERY DETAIL

SI.NO	DESCRIPTION	TOTAL HP
A	PAINT BOOTH -(ATS ELGI) COMPRESSOR AND SPRAYER (10 HP)	20.00
B	TWO POST LIFT (ATS ELGI - TPHL 4.0 CF SERVICE LIFT (3.00 HP)	6.00
C	WHEEL ALIGNER -(ATS ELGI- HF03040 (1.50HP)	3.00
D	TYRE INFLATOR-(ATS ELGI- LC810 (1.00HP)	6.00
E	FOUR POST LIFT -(ATS ELGI - HF03040 3.00 HP)	6.00
F	UCW -LG AC MACHINE (5.50 HP)	11.00
	TOTAL	52.00

TOTAL NUMBER OF LABORS = 20 NOS
MALE=15NOS, FEMALE=5NOS

SL. NO	SANITARY UNIT	TOTAL NO.
1.	WATER CLOSET	12
2.	ABLUTION TAP	12
3.	URINALS	6
4.	Washing Taps with draining arrangement	6
5.	DRINKING WATER FOUNTAIN - DW	---
6.	BATH PREFERABLY SHOWERS	---
7.	EMERGENCY SHOWER AND EYE WASH FOUNTAIN.	---

JOINERIES

R.S	ROLLING SHUTTER	2.44 X 2.44
D	DOOR	0.91 X 2.13
D1	DOOR	0.76 X 2.13
W	WINDOW	1.52 X 1.52
V	VENTILATOR	0.91 X 0.61

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/JD/DTCP (TD) No. 117 /2024

ONLINE APPLICATION NO: SWP/BPA/0331467/2024

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

THE LANDLENS SUITE

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

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FREE TOOLS · NO ACCOUNT NEEDED

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

Verified RealEstate™

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

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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.