

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 REVISED CONSTRUCTION OF
COMMERCIAL (PROFESSIONAL CONSULTING OFFICE)
BUILDING IN SF.NO.61/1B1B2, 61/2B2 AT AGARAM VILLAGE,
THIRUVERUMBUR ZONE (ZONE-III), TIRUCHIRAPPALLI CITY
CORPORATION.

ALL DIMENSIONS ARE IN METER

SCALE-1:100

ONLINE APPLICATION NO: SWP/BPA/350462/2024

**SITE BOUNDARY DETAILS**

1. SITE BOUNDARY SHOWN IN
2. EXISTING ROAD
3. DRIVE WAY SHOWN IN
4. PROPOSED BUILDING SHOWN IN

**AREA DETAILS**

AREA OF THE DEED	1391.00 SQ.MT
AREA OF THE SUPER IMPOSED	1441.33 SQ.MT
AREA OF THE FMB & TSLR	1391.00 SQ.MT

MINIMUM OF THE ABOVE SHALL BE TAKEN INTO ACCOUNT

ALREADY APPROVED NO.58/2022 DATED.30.05.2022**APPROVED BUILDING AREA DETAILS**

AREA DETAILS	FSI AREA SQ.M	NON FSI AREA SQ.M	TOTAL AREA SQ.M
BASEMENT FLOOR (PARKING)	-	512.36	512.36
GROUND FLOOR	512.36	-	512.36
FIRST FLOOR	512.36	-	512.36
SECOND FLOOR	512.36	-	512.36
THIRD FLOOR	512.36	-	512.36
HEAD ROOM	-	61.68	61.68
TOTAL	2049.44	574.04	2623.48
FLOOR SPACE INDEX (F.S.I)	(2049.44/ 1265)	1.62 > 2.00	

REVISED BUILDING AREA DETAILS

AREA DETAILS	FSI AREA SQ.M	NON FSI AREA SQ.M	TOTAL AREA SQ.M
BASEMENT FLOOR (PARKING)	-	764.44	764.44
GROUND FLOOR	690.28	3.06	693.34
FIRST FLOOR	759.61	3.06	762.67
SECOND FLOOR	759.61	3.06	762.67
HEAD ROOM	-	217.09	217.09
TOTAL	2209.50	990.71	3200.21
FLOOR SPACE INDEX (F.S.I)	(2209.50/ 1391.00)	1.588 > 2.00	

PARKING DETAILS

CAR PARKING - 23 NOS TWO WHEELER - 98 NOS

PROFESSIONAL DETAILS BASED ON FORM-C

APPLICANT	Mr.G.SANTHAKUMAR	
REGISTERED ENGINEER	M.RAJESH (RE/GR-II/VD/JULY-2024/080)	
STRUCTURAL ENGINEER	K.RENGARAJ (SE/GR-I/TLPA/SEP/ 2019/184)	
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.

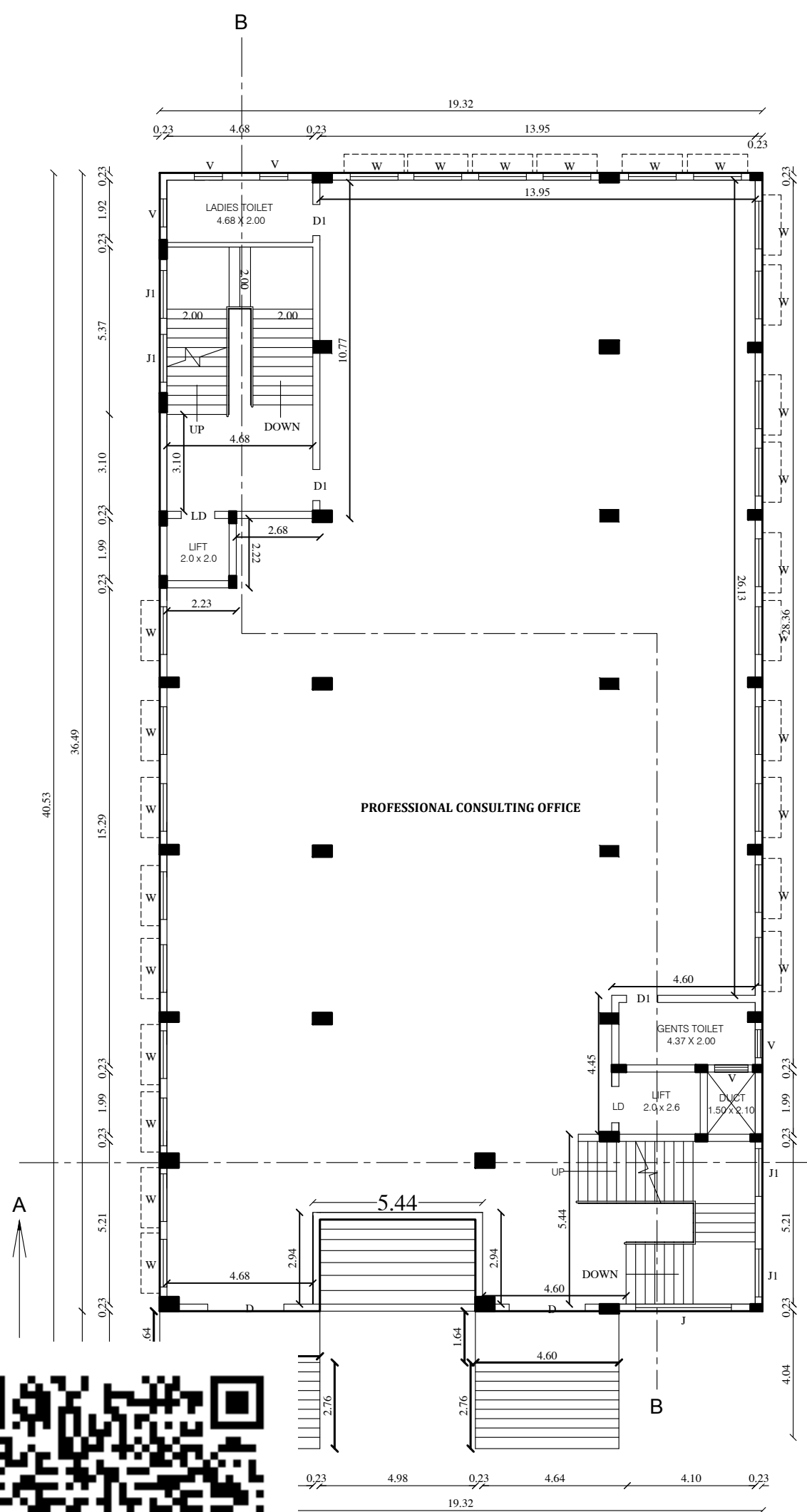
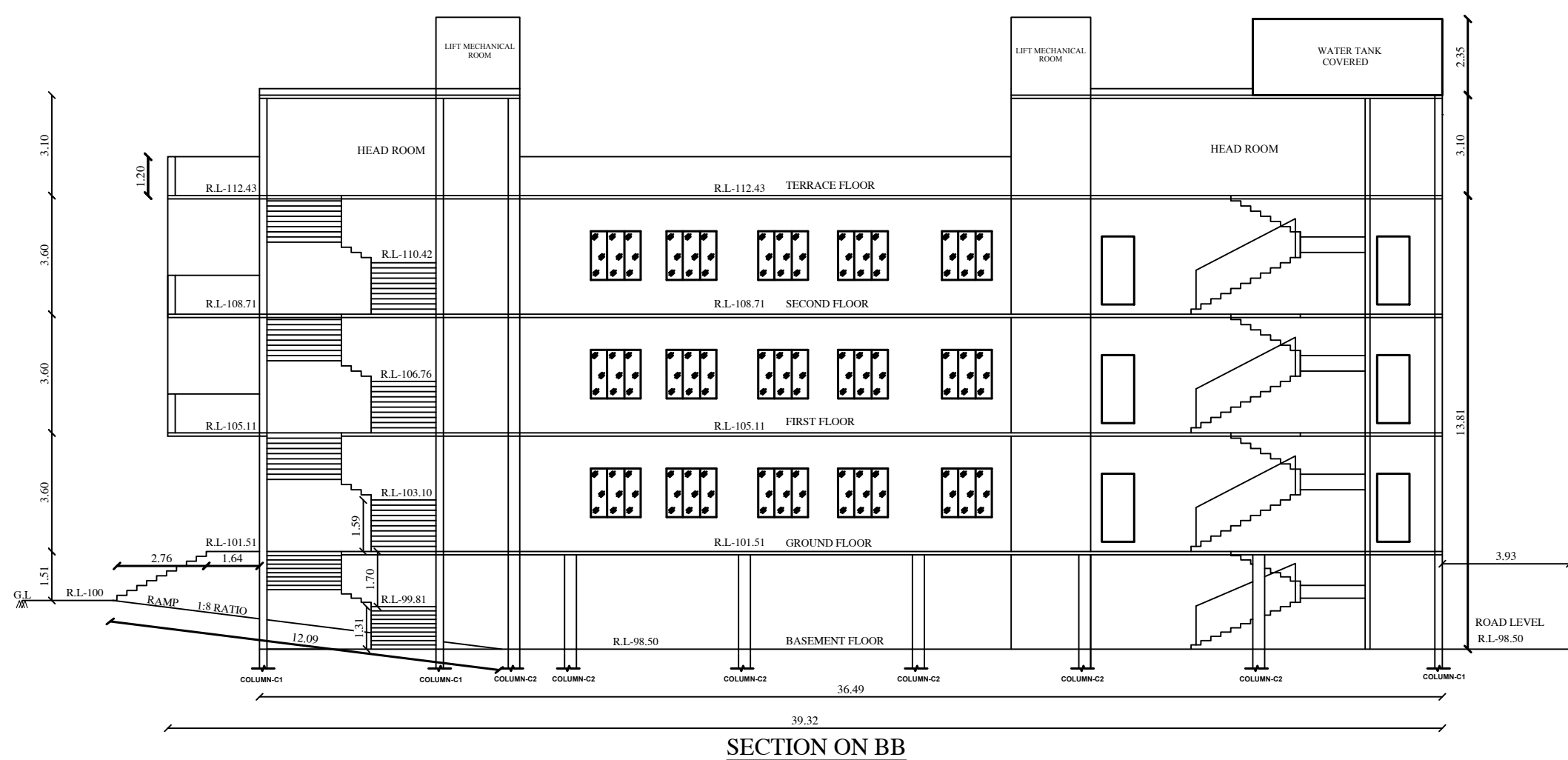
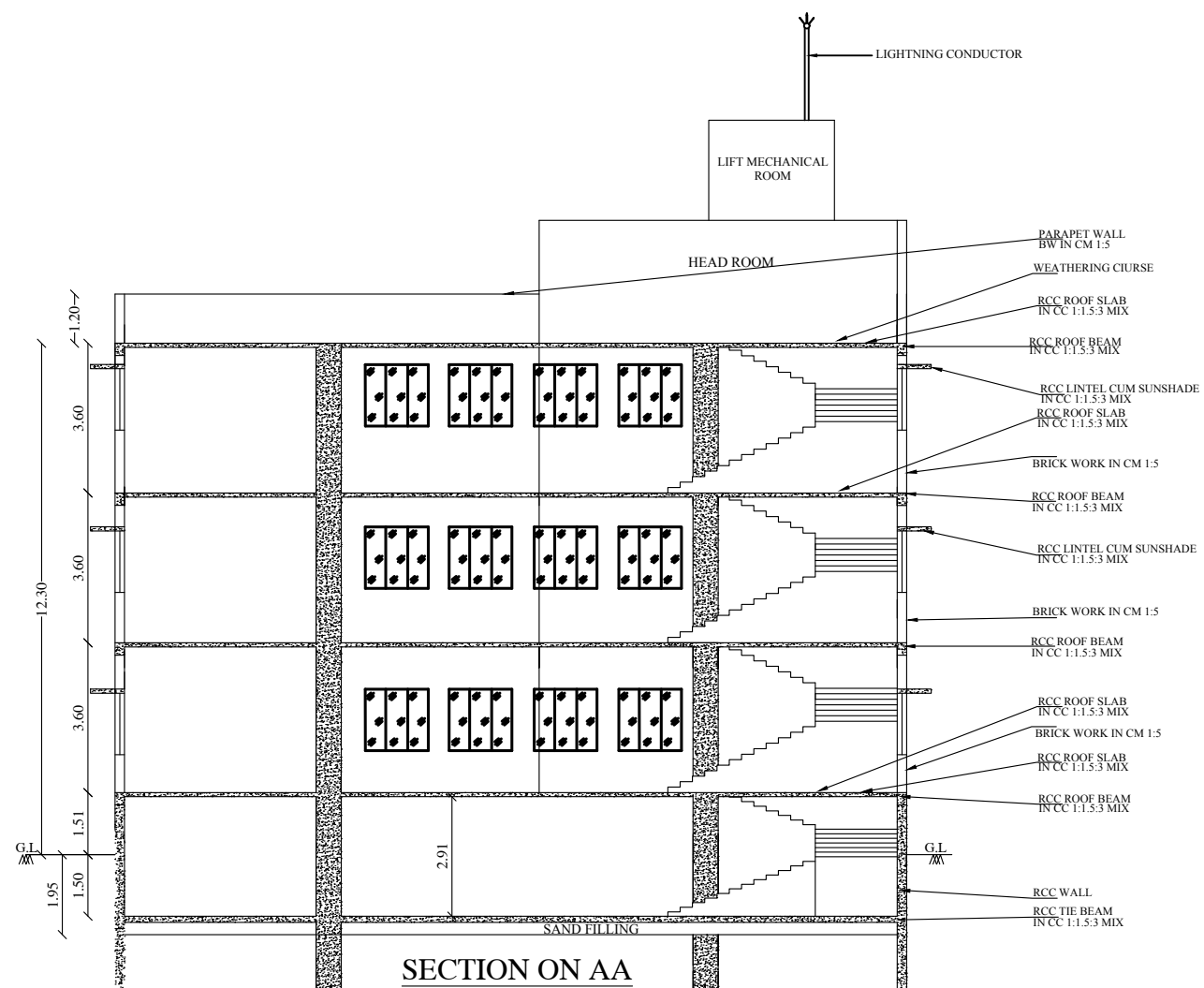
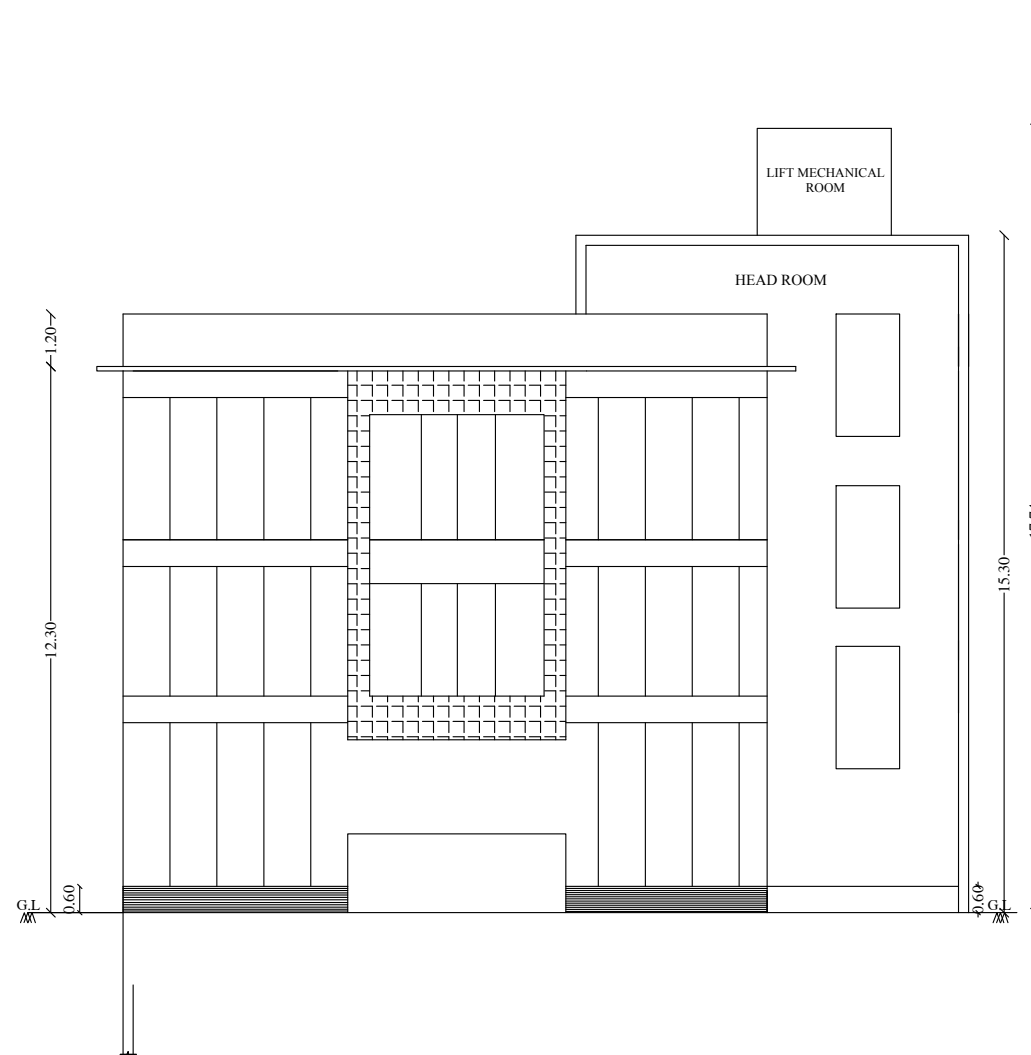
BUILDING PERMISSION NO: BP/JD/DTCP (TD) No. 116/2024**PLANNING PERMISSION NO: PP/JD/DTCP (TD) No. 156/2024**

(THIS REVISES PLANNING PERMISSION NO: 58/2022)
(This Planning Permission is valid for a period of 8years from e-sign)

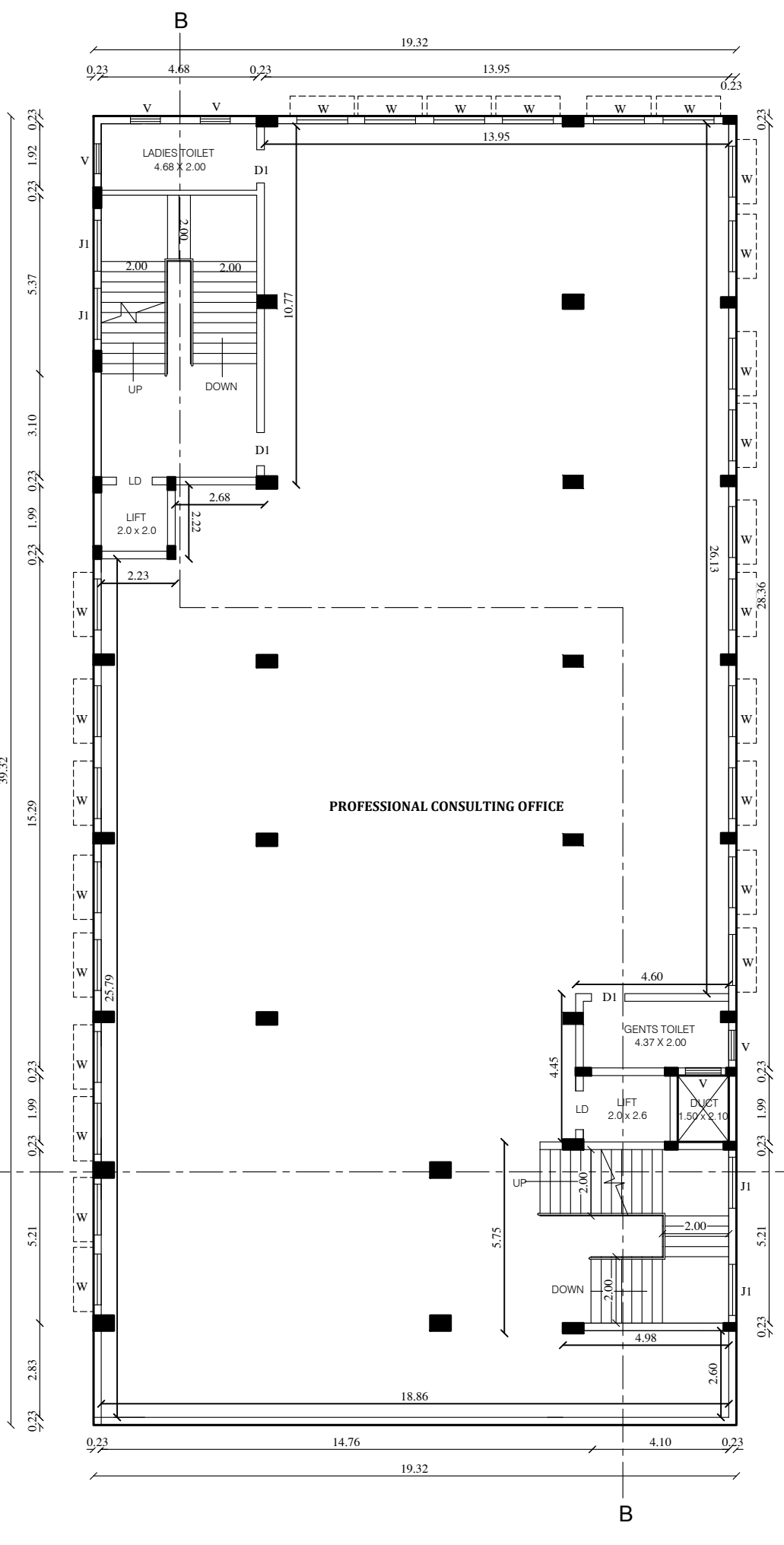
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R.SATHISH
DRAUGHTSMAN GR-IIIV.PREMKUMAR
ARCHITECTURAL/PLANNING ASSISTANT

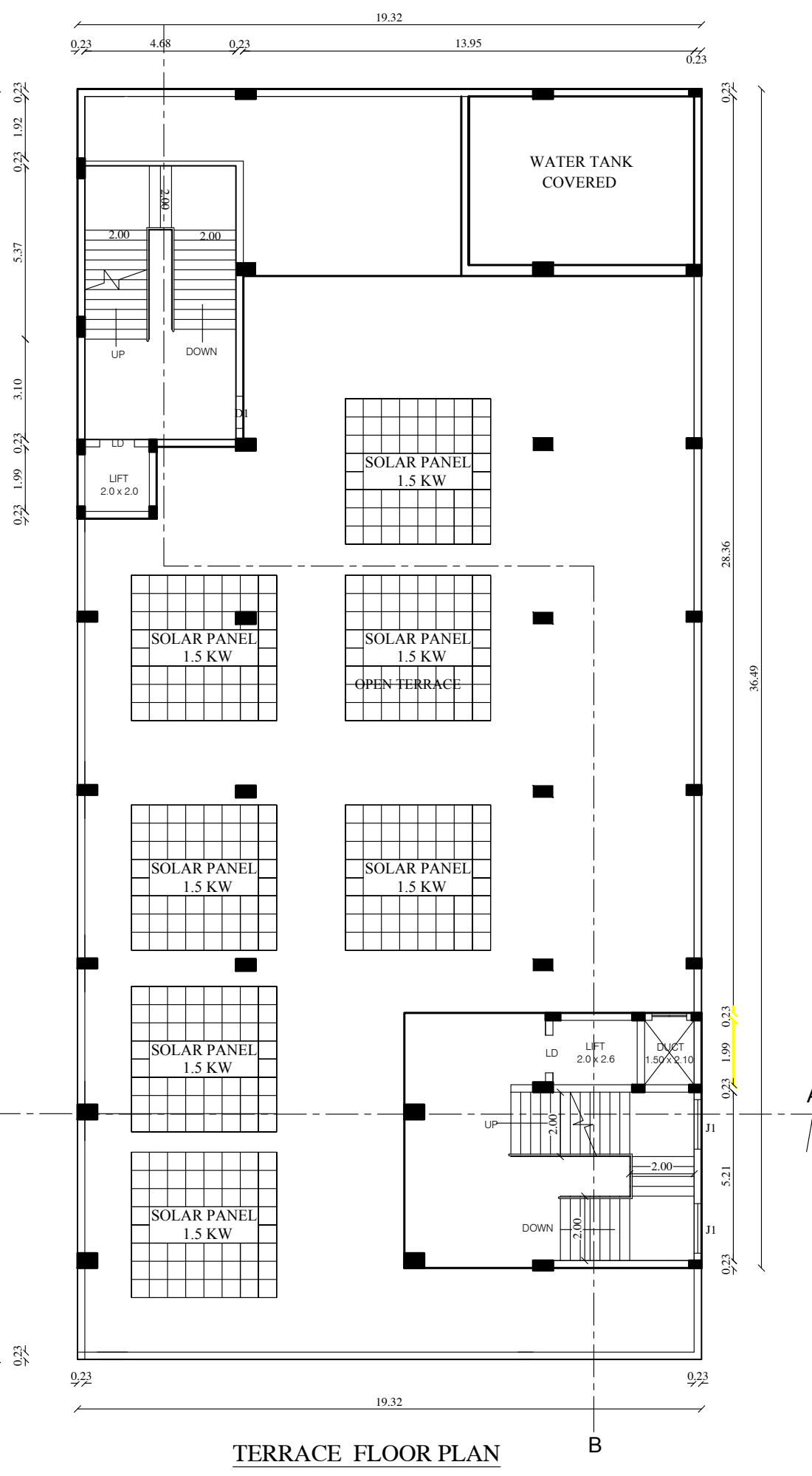
e-signed
Joint Director / Member Secretary,
District Town and Country Planning office
Tiruchirappalli District



GROUND FLOOR PLAN



TYPICAL FIRST AND SECOND FLOOR PLANS



TERRACE FLOOR PLAN

JOINERIES DETAILS:-	
SCHEDULE OF JOINERIES	METER
DOOR - D	1.00 x 2.44
DOOR - D1	1.00 x 2.13
WINDOW - W	1.50 x 1.50
VENTILATOR - V	0.90 x 0.90

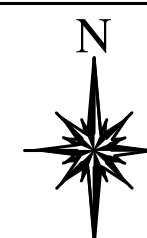


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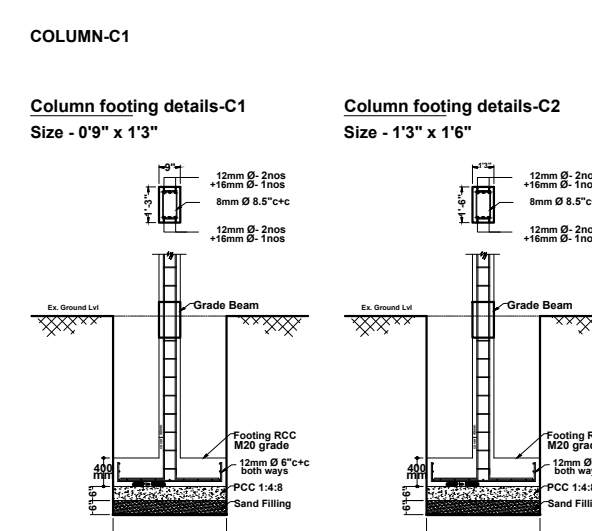
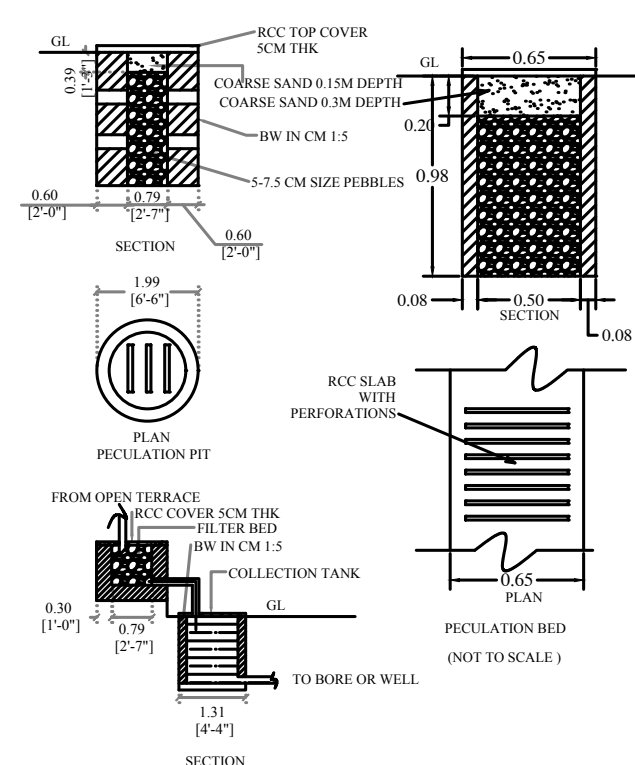
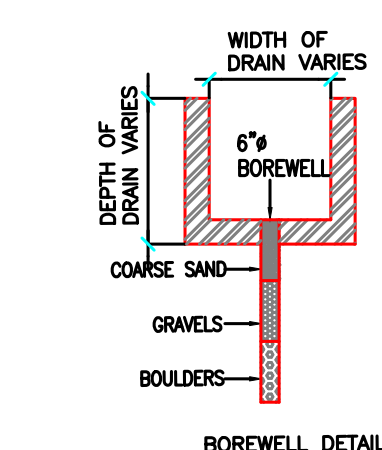
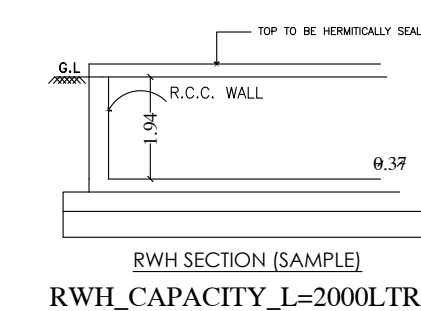
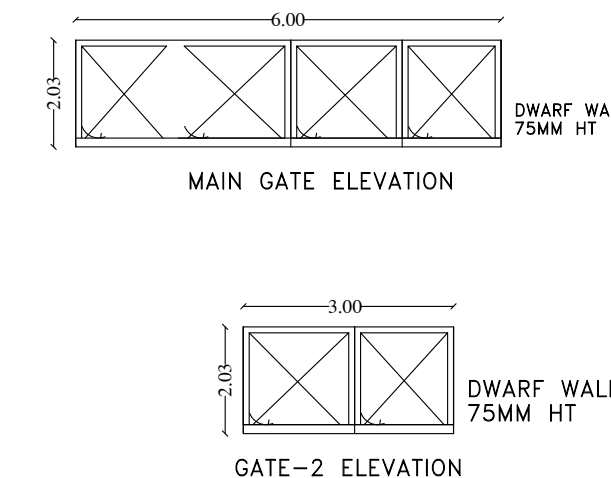
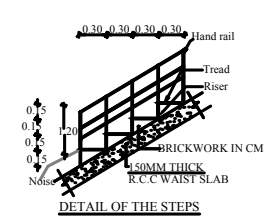
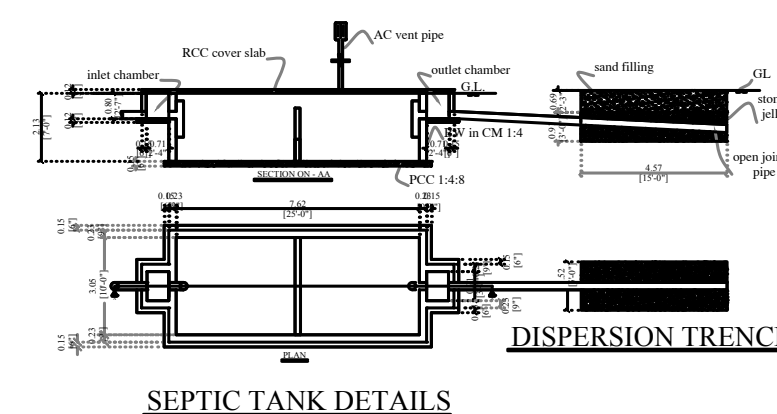
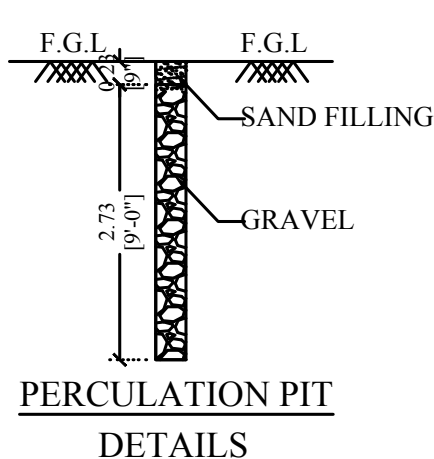
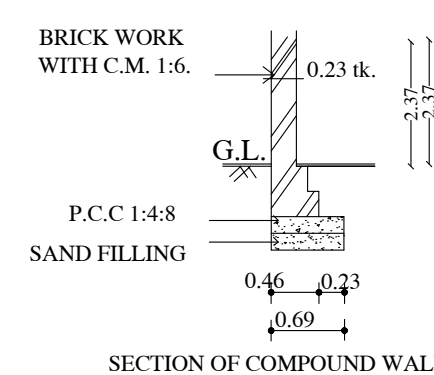
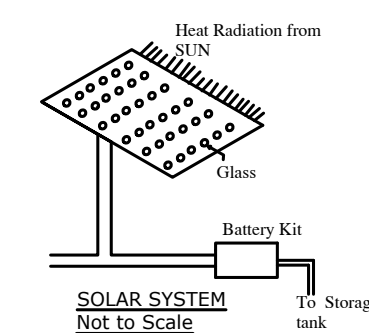
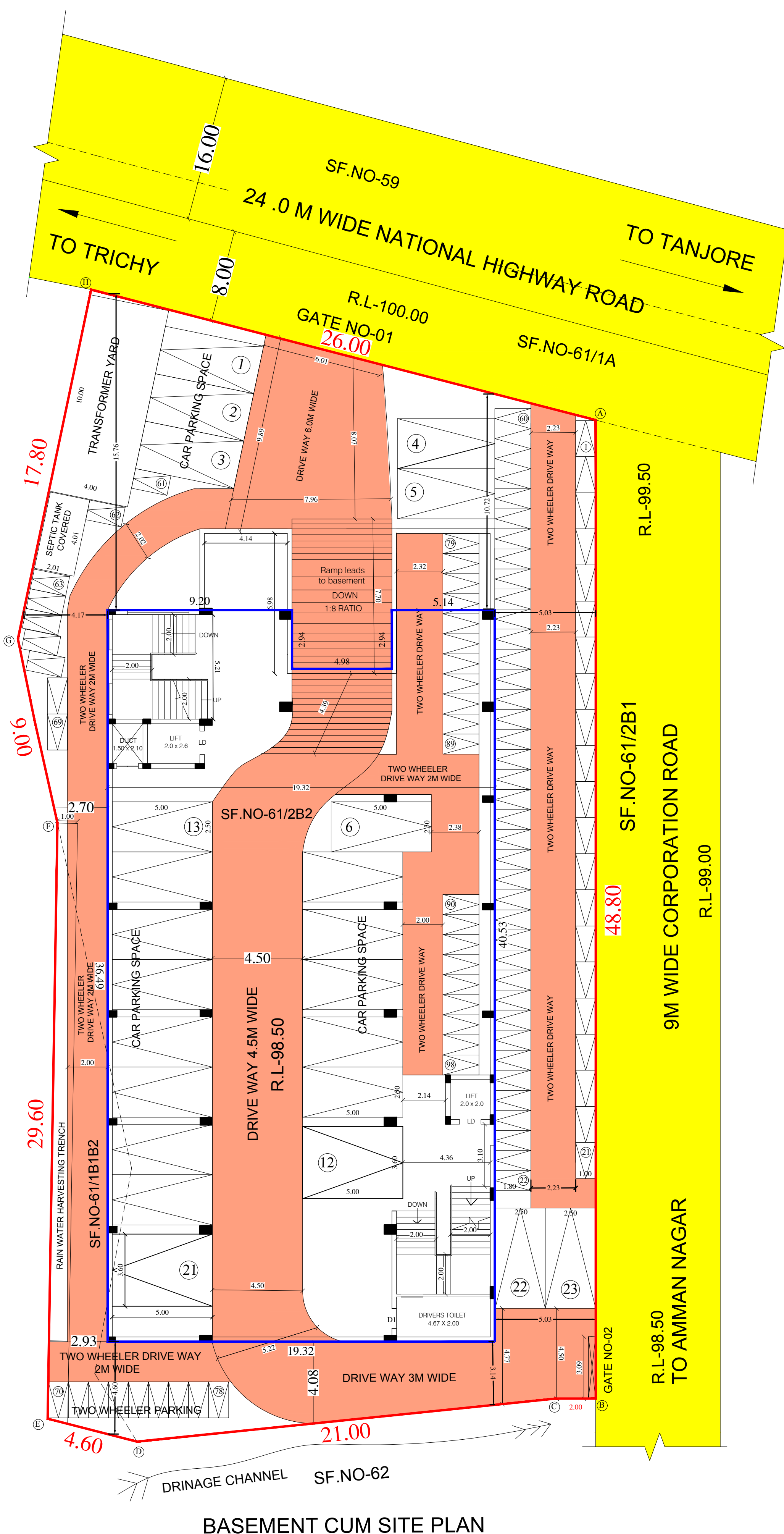
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e-signed
Joint Director / Member Secretary,
District Town and Country Planning office
Tiruchirappalli District

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

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.

