PP APPROVAL RECORD

Planning Permission

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.

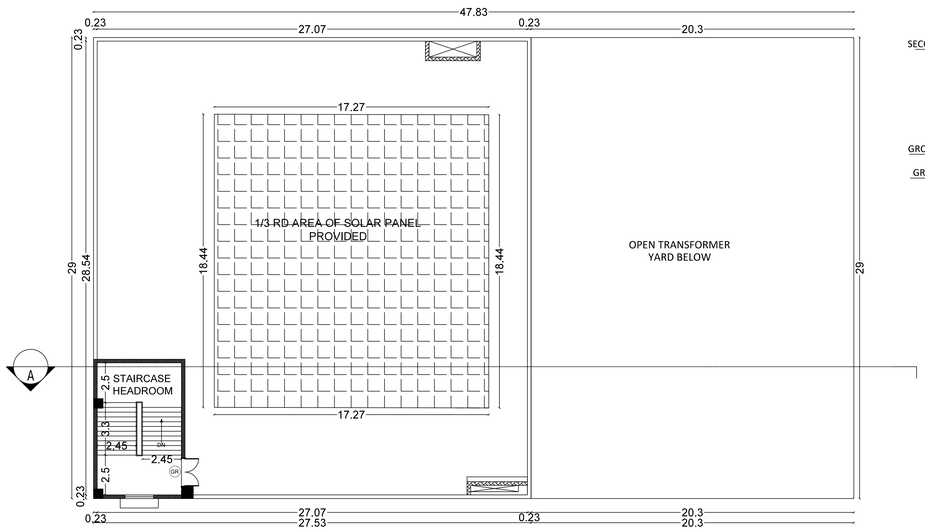
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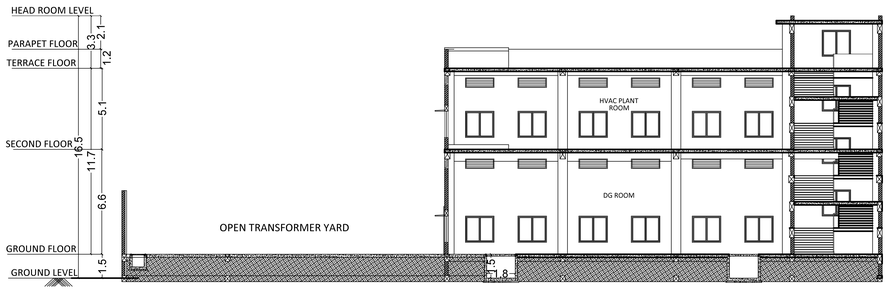
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SHEET NO:8/8

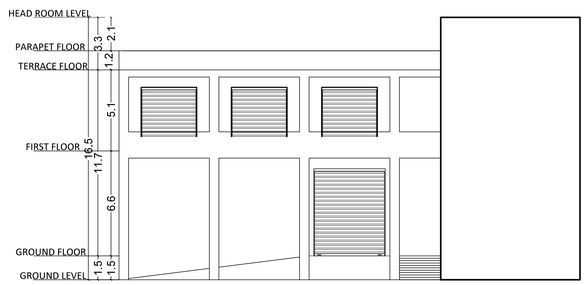
PLAN SHOWING THE PROPOSED CONSTRUCTION OF HIGH-RISE BUILDING TIDEL PARK TRICHY LIMITED (IT OFFICE BUILDING) CONSISTING OF GROUND FLOOR + 6 FLOORS AT WARD AP, BLOCK NO 1, S. NO. 1/9A (PART), TIDEL PARK SITE, K.SATHANUR VILLAGE, TIRUCHIRAPPALLI EAST TALUK, TIRUCHIRAPPALLI DISTRICT, TAMIL NADU – 620023.



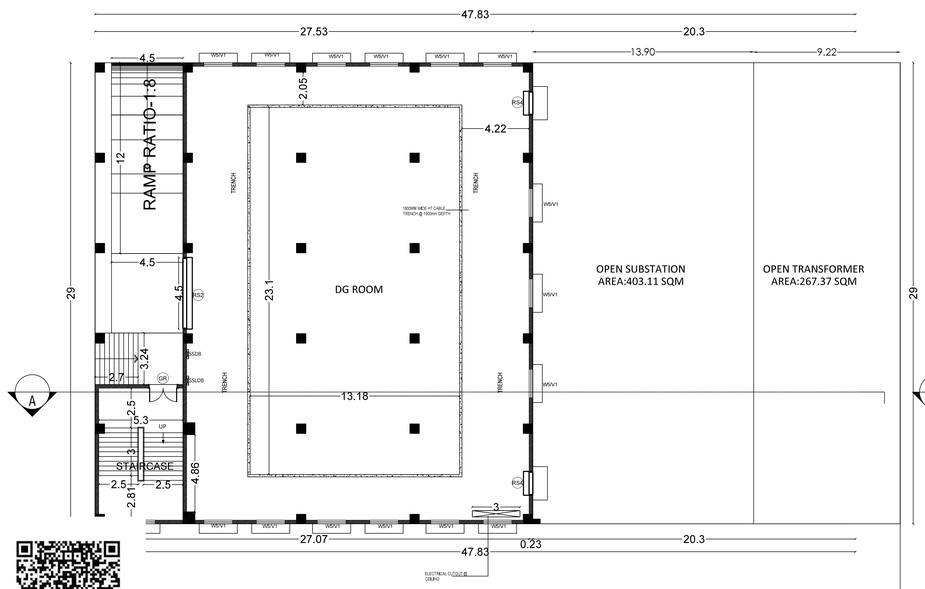
TERRACE FLOOR PLAN



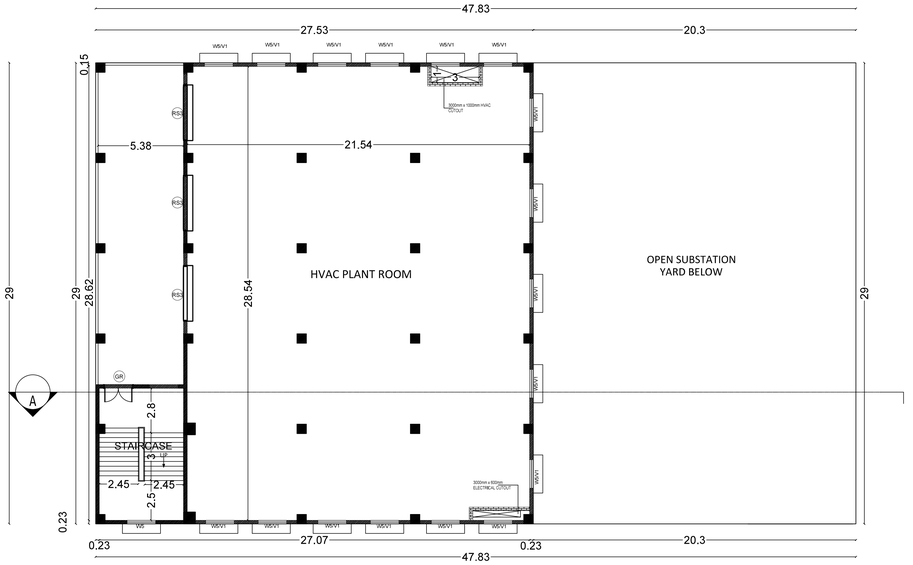
SECTION A-A



ELEVATION 1



GROUND FLOOR PLAN



FIRST FLOOR PLAN

4. DG ROOM

N

JOINERY DETAILS

B.P /DTCP No 439/2026
P P /JD. DTCP (TD) No: 161/2026

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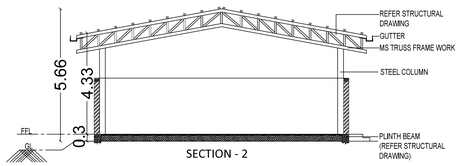
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Durghabai Deshmukh Road, R.A.Puram,
Chennai - 600 028. Cell: 98[illegible]0570026

STRUCTURAL ENGINEER

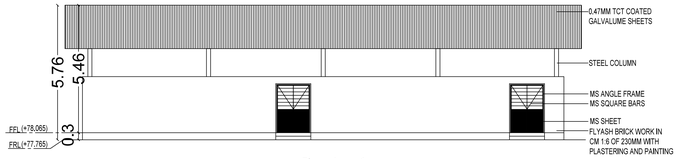
Er. S.UDHAYAKUMAR,B.E.,M.Tech(Struct),M.Sc(Rev),FIV
Reg. Structural Eng. DTCP - CGLRGN/SE/GR-1/2019/05/003
No : 20, 4th Cross Street, Anna Nagar, Chengalpattu
E-Mail : Anjuconstruction05@gmail.com, Mob : 9443101912

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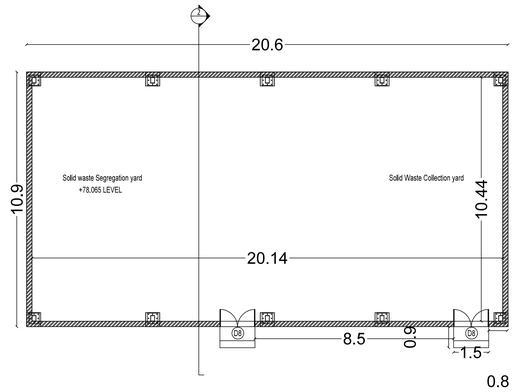
S. THINAKARAN
CHIEF ENGINEER /
TECHNICAL CONSULTA
TIDEL PARK LTD.



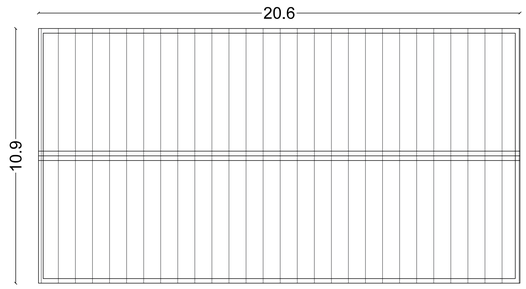
SECTION - 2



Elevation - 1



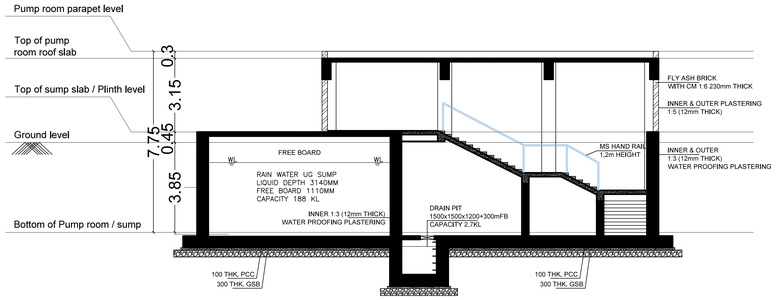
PLAN WITH BASE PLATE



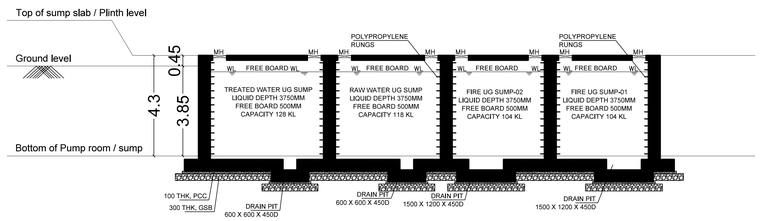
TERRACE FLOOR PLAN

3.SOLID WASTE MANAGEMENT

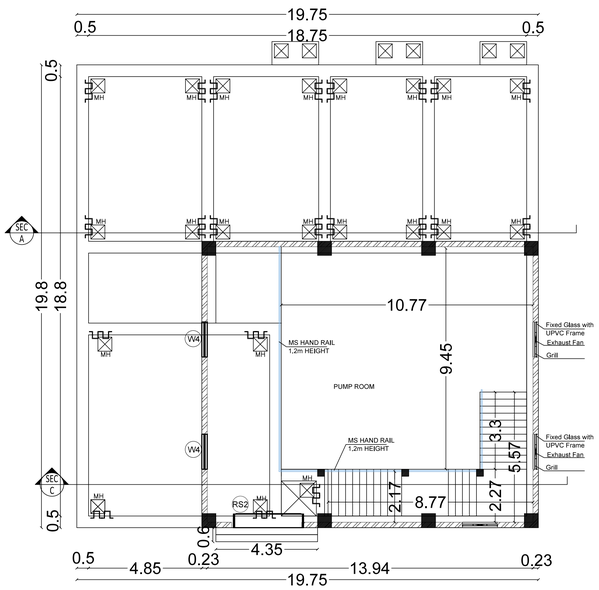
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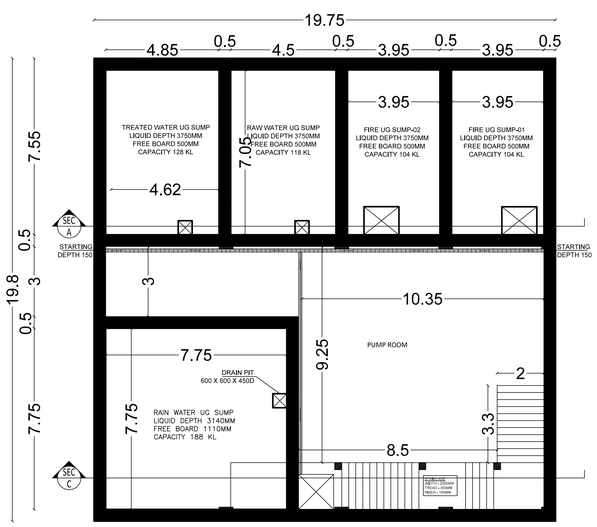
SECTION -C



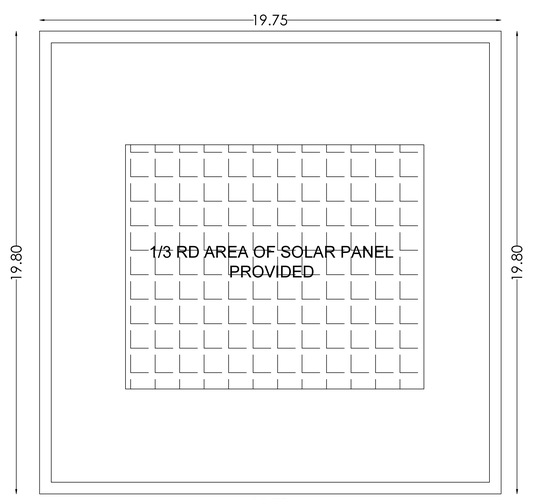
SECTION- A



GROUND LEVEL PLAN



BELOW GROUND LEVEL PLAN



TERRACE FLOOR PLAN

6.PUMP ROOM

SHEET NO:7/8

PLAN SHOWING THE PROPOSED CONSTRUCTION OF HIGH-RISE BUILDING TIDEL PARK TRICHY LIMITED (IT OFFICE BUILDING) CONSISTING OF GROUND FLOOR + 6 FLOORS AT WARD AP, BLOCK NO 1, S. NO. 1/9A (PART), TIDEL PARK SITE, K.SATHANUR VILLAGE, TIRUCHIRAPPALLI EAST TALUK, TIRUCHIRAPPALLI DISTRICT, TAMIL NADU – 620023.

N

JOINERY DETAILS

S.NO	DESCRIPTION	TYPE	SIZE (M)
1	ROLLING SHUTTER	RS3	3.00 x 3.00
2	WINDOW UPVC (SILIDING WITH GRILL)	W	1.50 x 1.65

ARCHITECTS

JEGANATH jb ARCHITECTS
Regd.No CA/2005/35464
No:6, 6th Floor, Ram Swathy Towers,
Durghabai Deshmukh Road, R.A.Puram,
Chennai - 600 028. Cell: 9840570026

STRUCTURAL ENGINEER

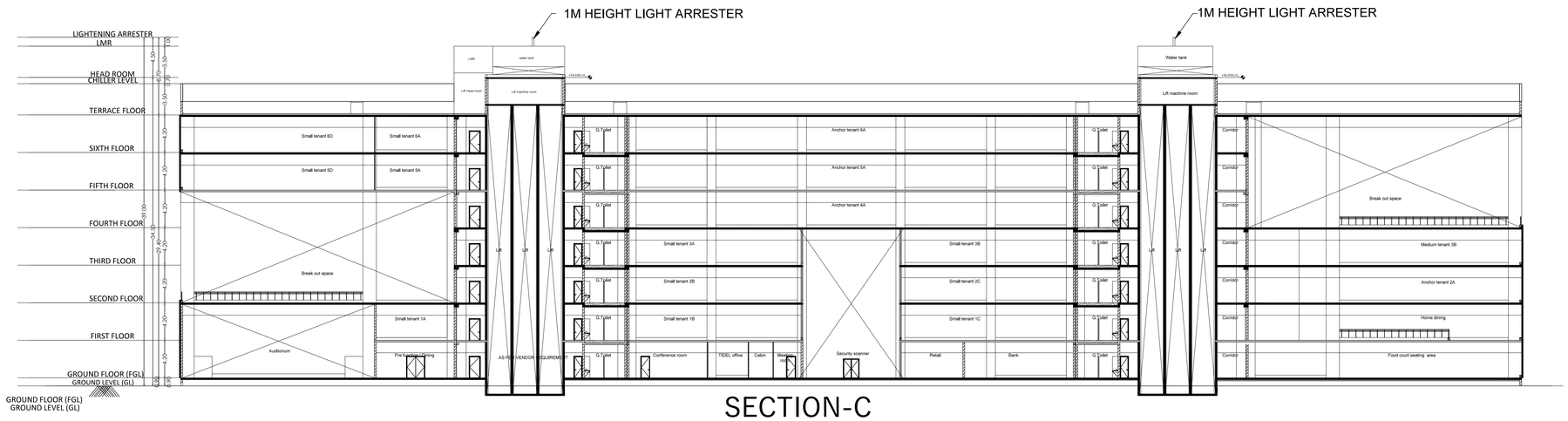
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Reg. Structural Eng. DTCP - CGLRGN/SE/GR-1/2019/05/003
No : 20, 4th Cross Street, Anna Nagar, Chengalpattu
E-Mail : Anjuconstruction05@gmail.com, Mob : 9443101912

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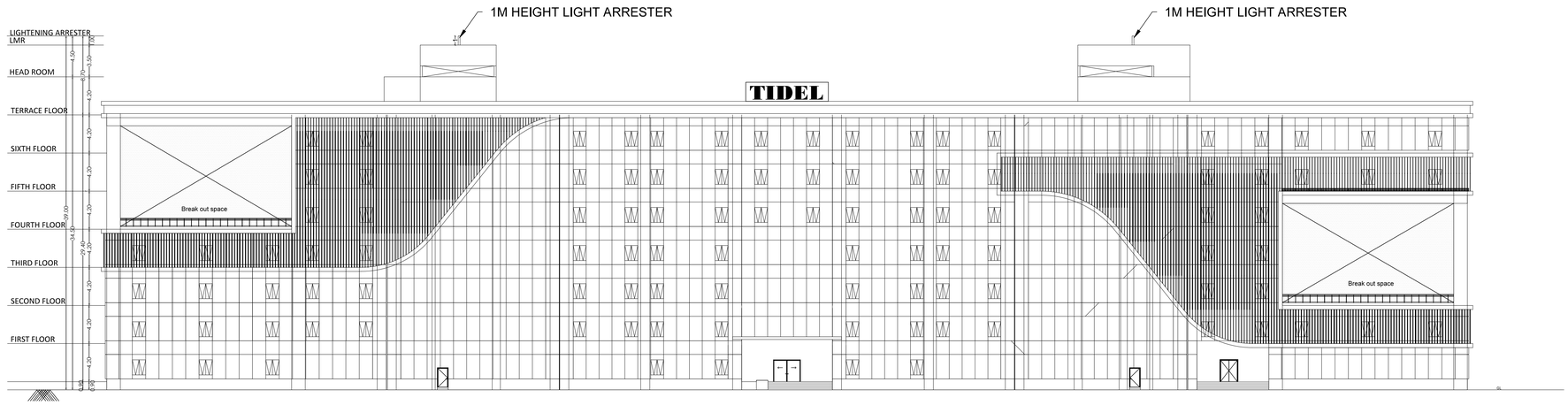
S. THINAKARAN
CHIEF ENGINEER /
TECHNICAL CONSULTAI
TIDEL PARK LTD.

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N



SECTION-C



ELEVATION - 1(FRONT)

B.P /DTCP No 439/2026
P P /JD. DTCP (TD) No: 161/2026

ARCHITECTS

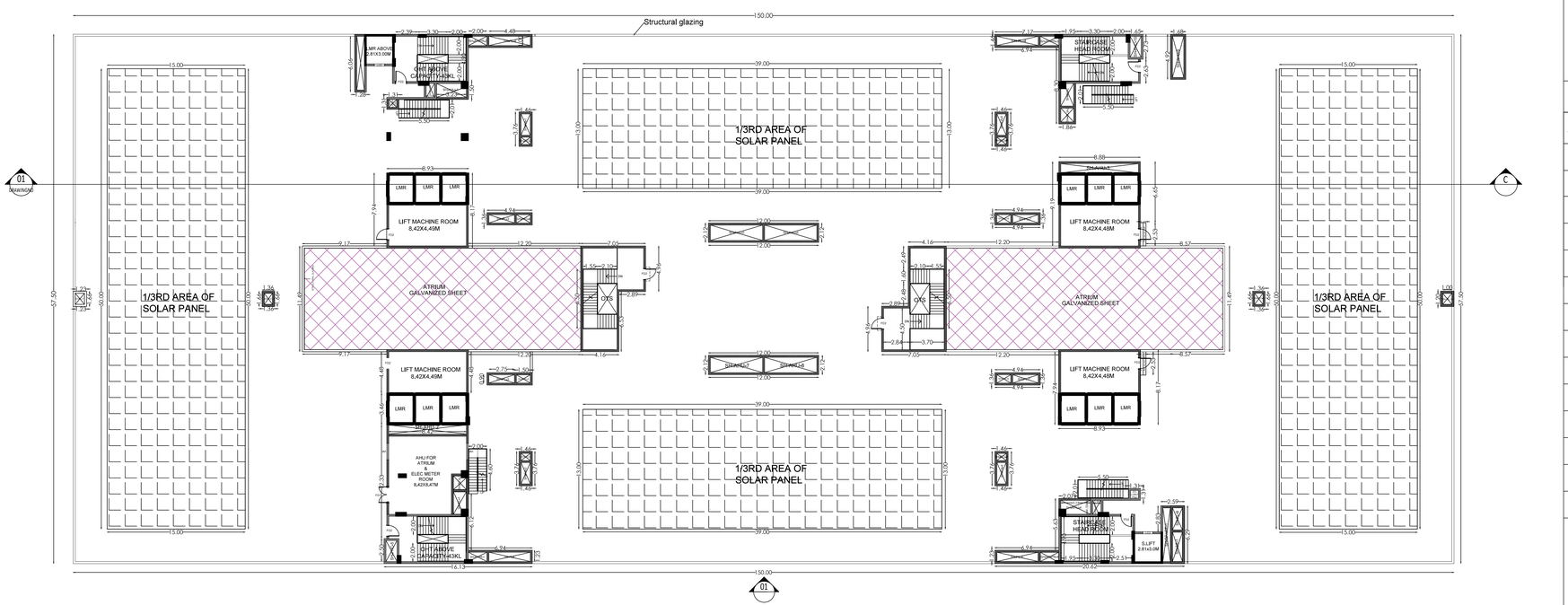
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Chennai - 600 028. Cell: 98/0570026

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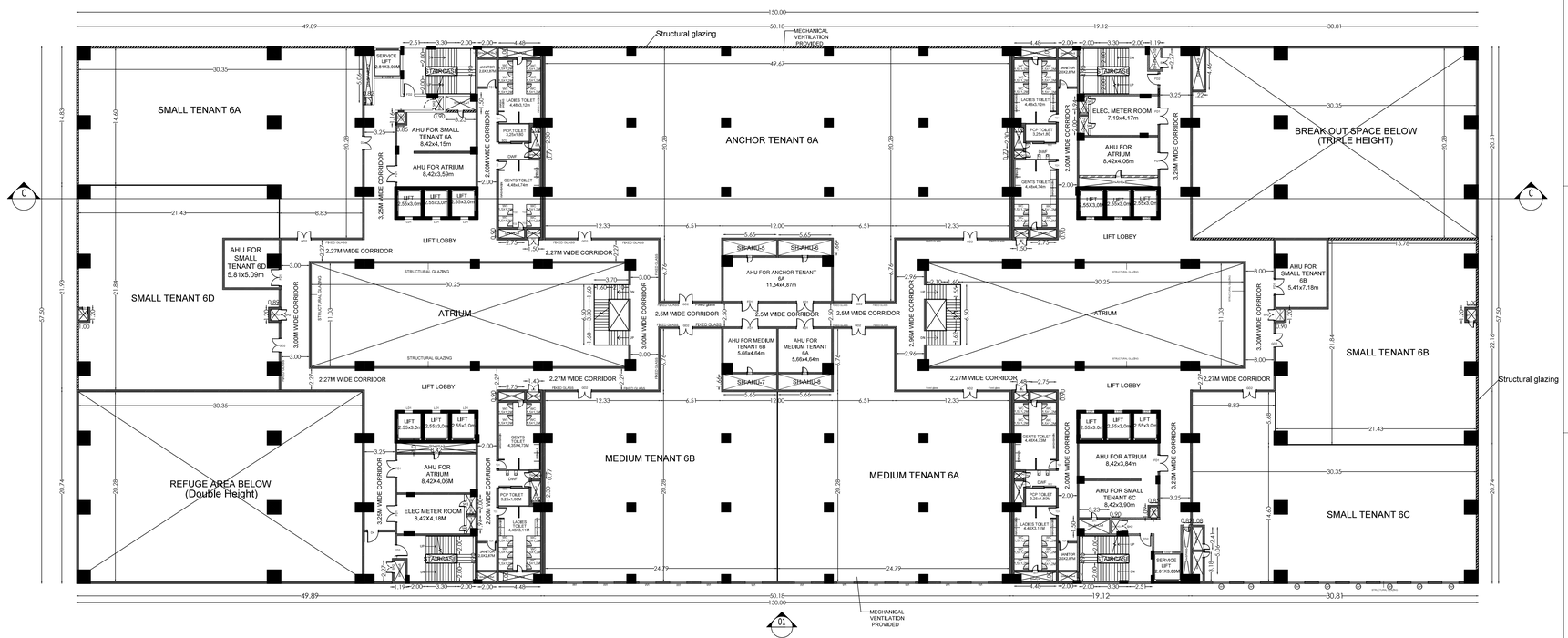
Er. S.UDHAYAKUMAR,B.E.,M.Tech(Struct),M.Sc(Rev),FIV
Reg. Structural Eng. DTCP - CGLRGN/SE/GR-1/2019/05/003
No : 20, 4th Cross Street, Anna Nagar, Chengalpattu
E-Mail : Anjuconstruction05@gmail.com, Mob : 9443101912

AUTHORIZED SIGNATURE

S. THINAKARAN
CHIEF ENGINEER /
TECHNICAL CONSULTA
TIDEL PARK LTD.



TERRACE FLOOR PLAN



SIXTH FLOOR PLAN

SHEET NO:5/8

PLAN SHOWING THE PROPOSED CONSTRUCTION OF HIGH-RISE BUILDING TIDEL PARK TRICHY LIMITED (IT OFFICE BUILDING) CONSISTING OF GROUND FLOOR + 6 FLOORS AT WARD AP, BLOCK NO 1, S. NO. 1/9A (PART), TIDEL PARK SITE, K.SATHANUR VILLAGE, TIRUCHIRAPPALLI EAST TALUK, TIRUCHIRAPPALLI DISTRICT, TAMIL NADU – 620023.

N

SCHEDULE OF JOINARY

S.NO	DESCRIPTION	TYPE	SIZE (M)
1	PVC SLIDING DOOR	SD2	1.20 x 2.40
2	DOUBLE SHUTTER GLASS DOOR	GD2	1.50 x 2.40
3	DOUBLE SHUTTER DOOR	D2	1.50 x 2.40
4	TOILET DOOR WITH LOUVER VENTILATION	TD1	0.90 x 2.40
5	HPL TOILET DOOR	TD2	0.60 x 2.40
6	WPC TOILET DOOR	TD3	0.75 x 2.40
7	FIRE DOOR 1	FD1	1.50 x 2.40
8	FIRE DOOR 2	FD2	1.20 x 2.40
9	SHAFT DOOR	SH1	0.60 x 1.80
10	FIRE HOSE SHAFT DOOR	SH2	1.00 x 2.10
11	WINDOW UPVC SLIDING	W1	1.80 x 1.65
12	LIFT DOOR 1	LD1	1.00 x 2.00
13	LIFT DOOR 2	LD2	1.10 x 2.00
14	VENTILATOR	V	0.60 x 1.20

B.P /DTCP No 439/2026
P P /JD. DTCP (TD) No: 161/2026

ARCHITECTS

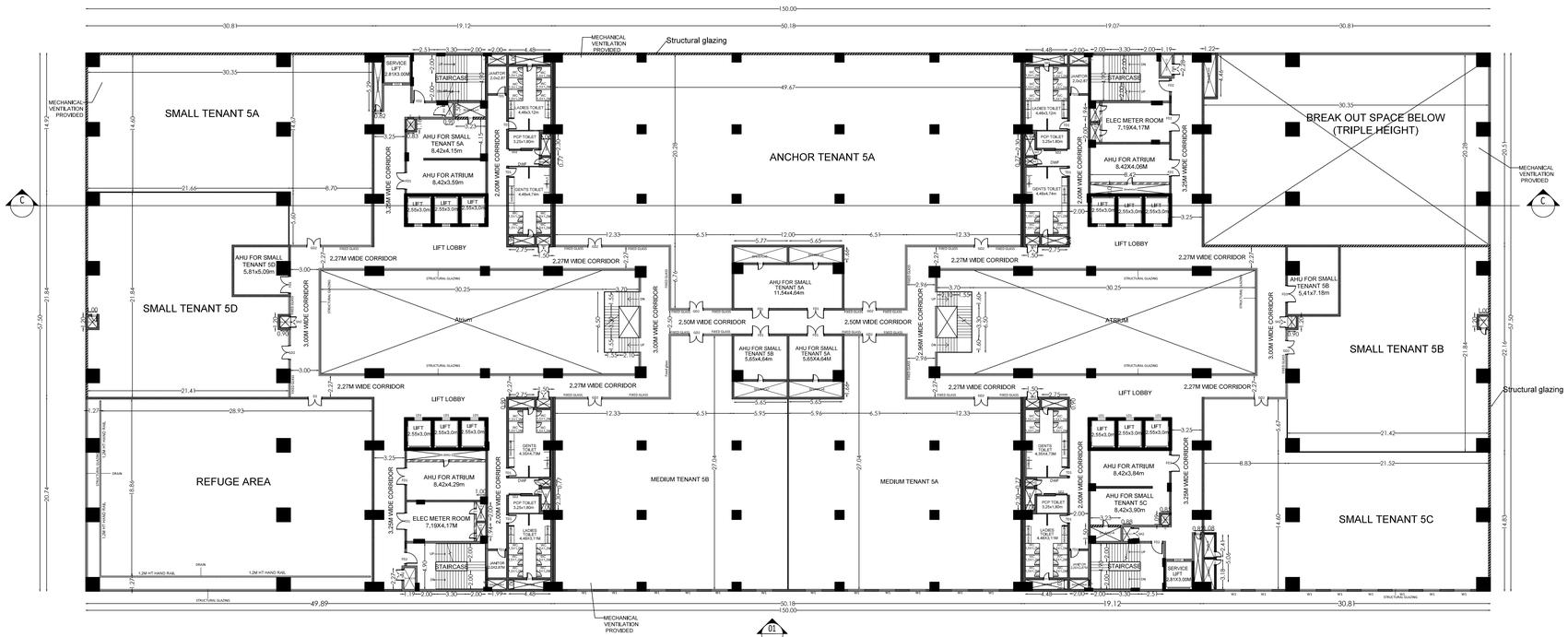
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No:6, 6th Floor, Ram Swathy Towers,
Durghabai Deshmukh Road, R.A.Puram,
Chennai - 600 028. Cell: 9840570026

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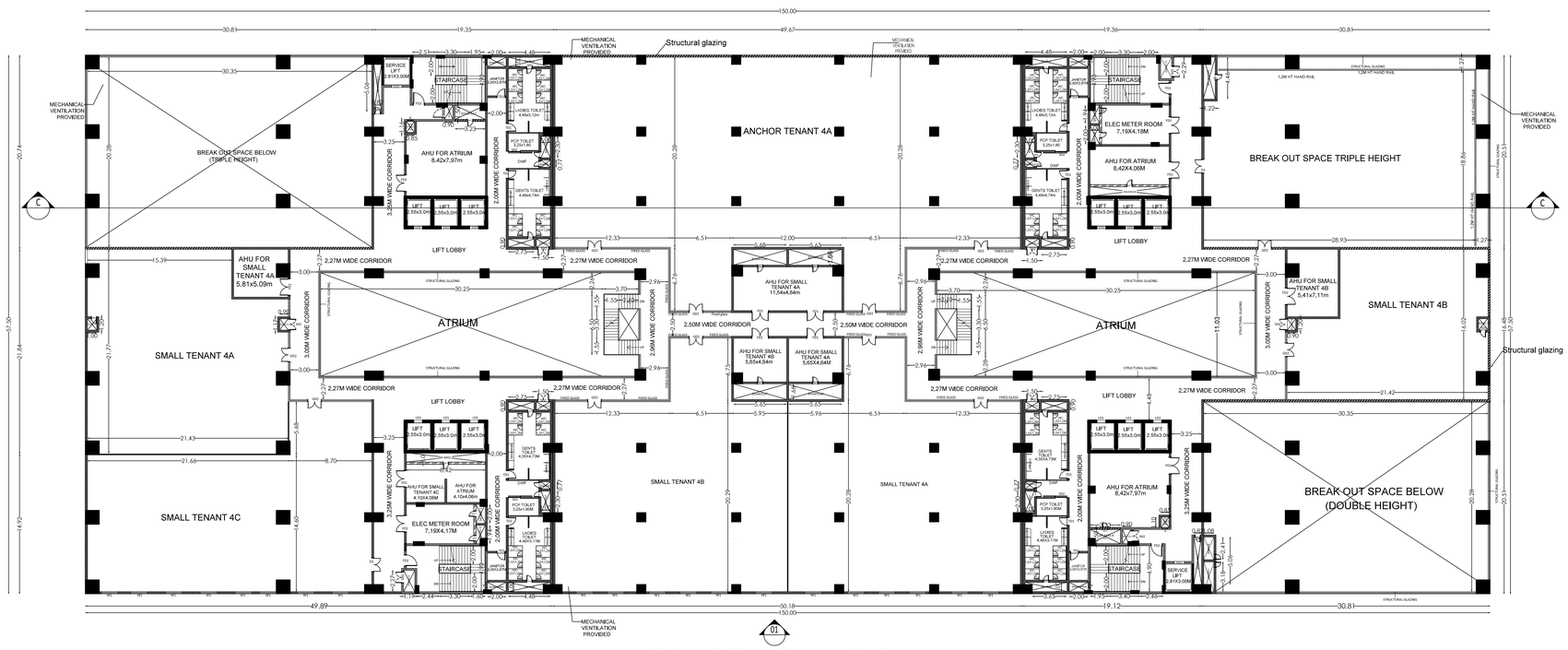
Er. S.UDHAYAKUMAR, B.E.,M.Tech(Struct),M.Sc(Rev),FIV
Reg. Structural Eng. DTCP - CGLRGN/SE/GR-1/2019/05/003
No : 20, 4th Cross Street, Anna Nagar, Chengalpattu
E-Mail : Anjuconstruction05@gmail.com, Mob : 9443101912

AUTHORIZED SIGNATURE

S. THINAKARAN
CHIEF ENGINEER /
TECHNICAL CONSULTA
TIDEL PARK LTD.



FIFTH FLOOR PLAN



FOURTH FLOOR PLAN

SHEET NO:4/8

PLAN SHOWING THE PROPOSED CONSTRUCTION OF HIGH-RISE BUILDING TIDEL PARK TRICHY LIMITED (IT OFFICE BUILDING) CONSISTING OF GROUND FLOOR + 6 FLOORS AT WARD AP, BLOCK NO 1, S. NO. 1/9A (PART), TIDEL PARK SITE, K.SATHANUR VILLAGE, TIRUCHIRAPPALLI EAST TALUK, TIRUCHIRAPPALLI DISTRICT, TAMIL NADU – 620023.

N

S.NO	DESCRIPTION	TYPE	SIZE (M)
1	PVC SLIDING DOOR	SD2	1.20 x 2.40
2	DOUBLE SHUTTER GLASS DOOR	GD2	1.50 x 2.40
3	DOUBLE SHUTTER DOOR	D2	1.50 x 2.40
4	TOILET DOOR WITH LOUVER VENTILATION	TD1	0.90 x 2.40
5	HPL TOILET DOOR	TD2	0.60 x 2.40
6	WPC TOILET DOOR	TD3	0.75 x 2.40
7	FIRE DOOR 1	FD1	1.50 x 2.40
8	FIRE DOOR 2	FD2	1.20 x 2.40
9	SHAFT DOOR	SH1	0.60 x 1.80
10	FIRE HOSE SHAFT DOOR	SH2	1.00 x 2.10
11	WINDOW UPVC SLIDING	W1	1.80 x 1.65
12	LIFT DOOR 1	LD1	1.00 x 2.00
13	LIFT DOOR 2	LD2	1.10 x 2.00
14	VENTILATOR	V	0.60 x 1.20

B.P /DTCP No 439/2026
P P /JD. DTCP (TD) No: 161/2026

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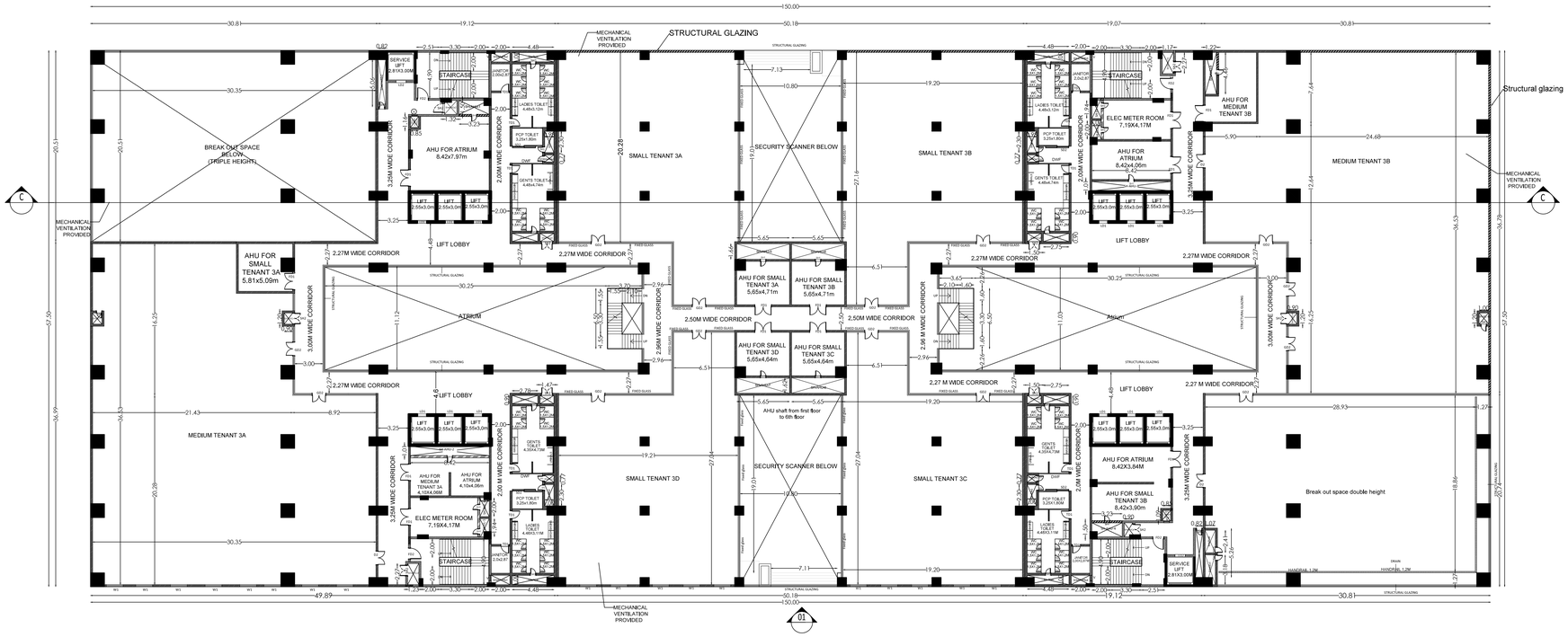
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E-Mail : Anjuconstruction05@gmail.com, Mob : 9443101912

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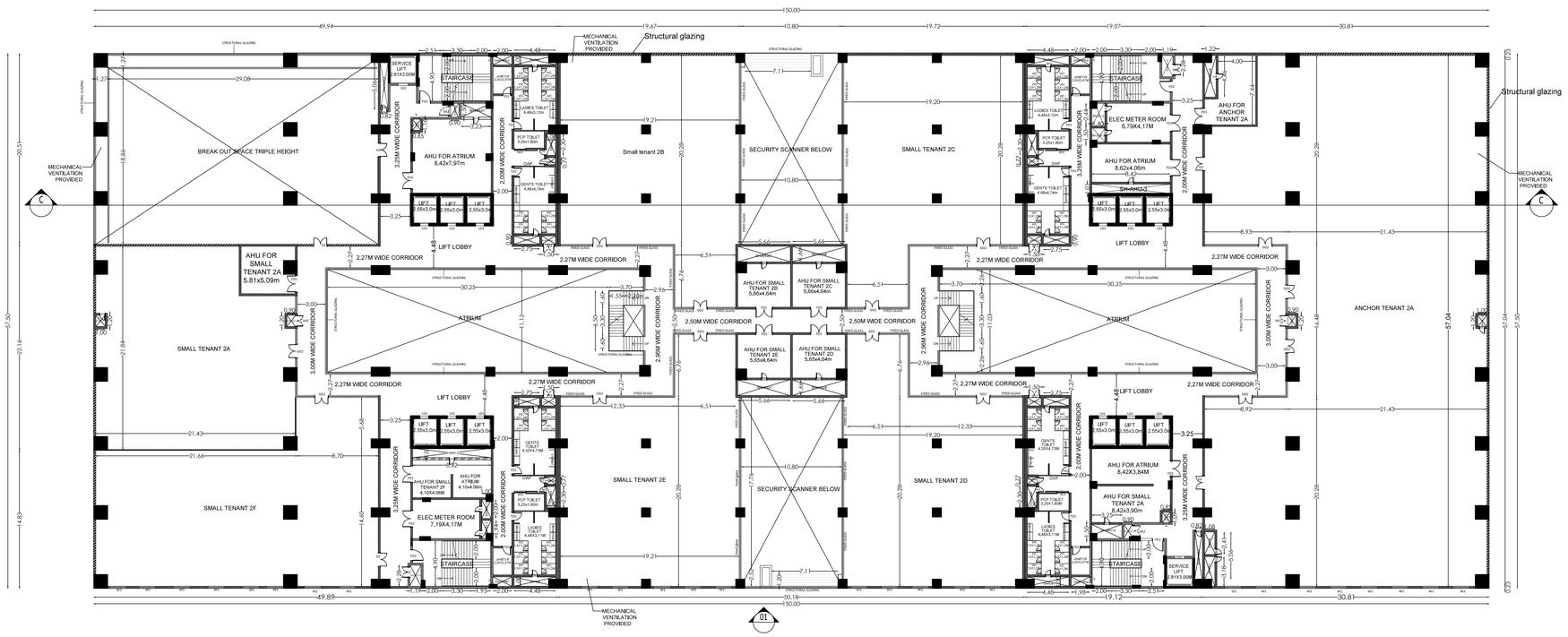
S. THINAKARAN
CHIEF ENGINEER /
TECHNICAL CONSULTAI
TIDEL PARK LTD.

B.P /DTCP No 439/2026
P P /JD. DTCP (TD) No: 161/2026

PLAN SHOWING THE PROPOSED CONSTRUCTION OF HIGH-RISE BUILDING TIDEL PARK TRICHY LIMITED (IT OFFICE BUILDING) CONSISTING OF GROUND FLOOR + 6 FLOORS AT WARD AP, BLOCK NO 1, S. NO. 1/9A (PART), TIDEL PARK SITE, K.SATHANUR VILLAGE, TIRUCHIRAPPALLI EAST TALUK, TIRUCHIRAPPALLI DISTRICT, TAMIL NADU – 620023.



THIRD FLOOR PLAN



SECOND FLOOR PLAN

S.NO	DESCRIPTION	TYPE	SIZE (M)
1	PVC SLIDING DOOR	SD2	1.20 x 2.40
2	DOUBLE SHUTTER GLASS DOOR	GD2	1.50 x 2.40
3	DOUBLE SHUTTER DOOR	D2	1.50 x 2.40
4	TOILET DOOR WITH LOUVER VENTILATION	TD1	0.90 x 2.40
5	HPL TOILET DOOR	TD2	0.60 x 2.40
6	WPC TOILET DOOR	TD3	0.75 x 2.40
7	FIRE DOOR 1	FD1	1.50 x 2.40
8	FIRE DOOR 2	FD2	1.20 x 2.40
9	SHAFT DOOR	SH1	0.60 x 1.80
10	FIRE HOSE SHAFT DOOR	SH2	1.00 x 2.10
11	WINDOW UPVC SLIDING	W1	1.80 x 1.65
12	LIFT DOOR 1	LD1	1.00 x 2.00
13	LIFT DOOR 2	LD2	1.10 x 2.00
14	VENTILATOR	V	0.60 x 1.20

ARCHITECTS

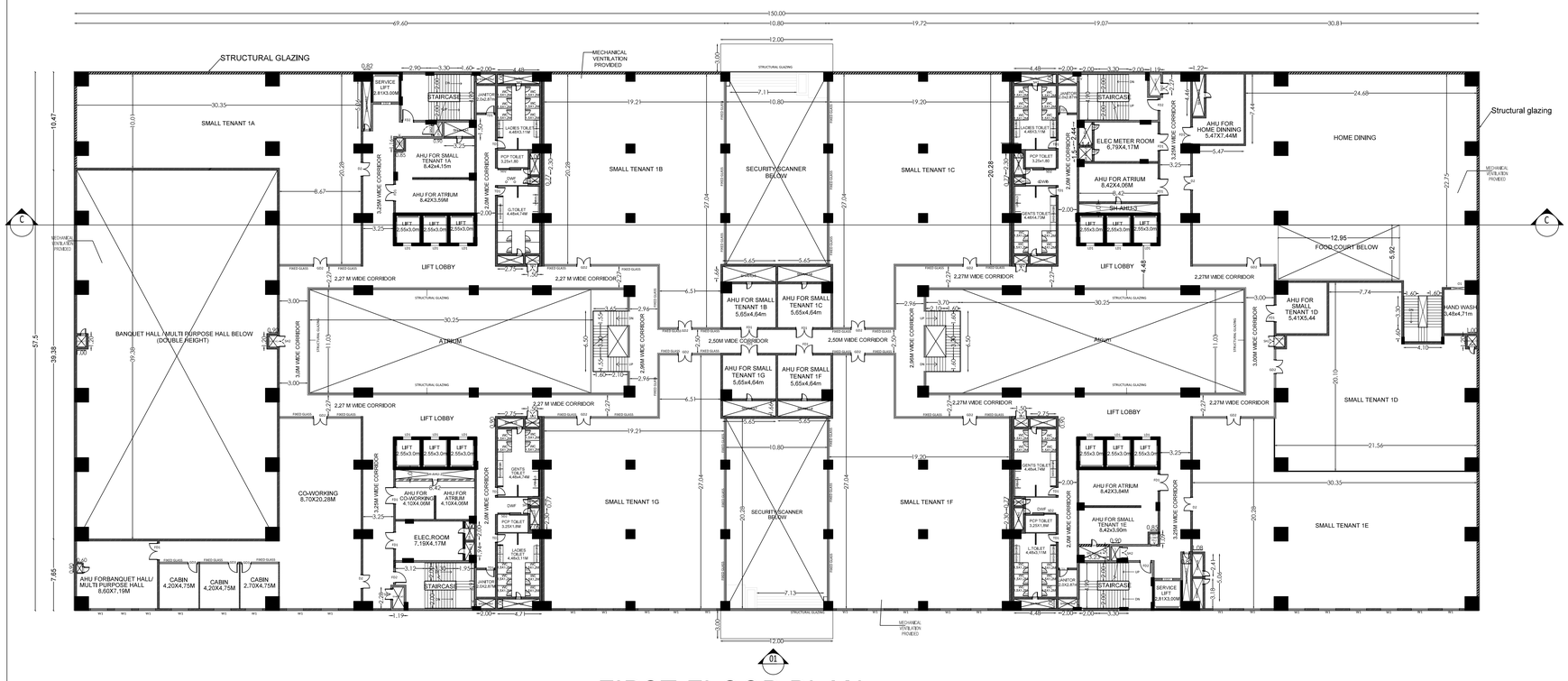
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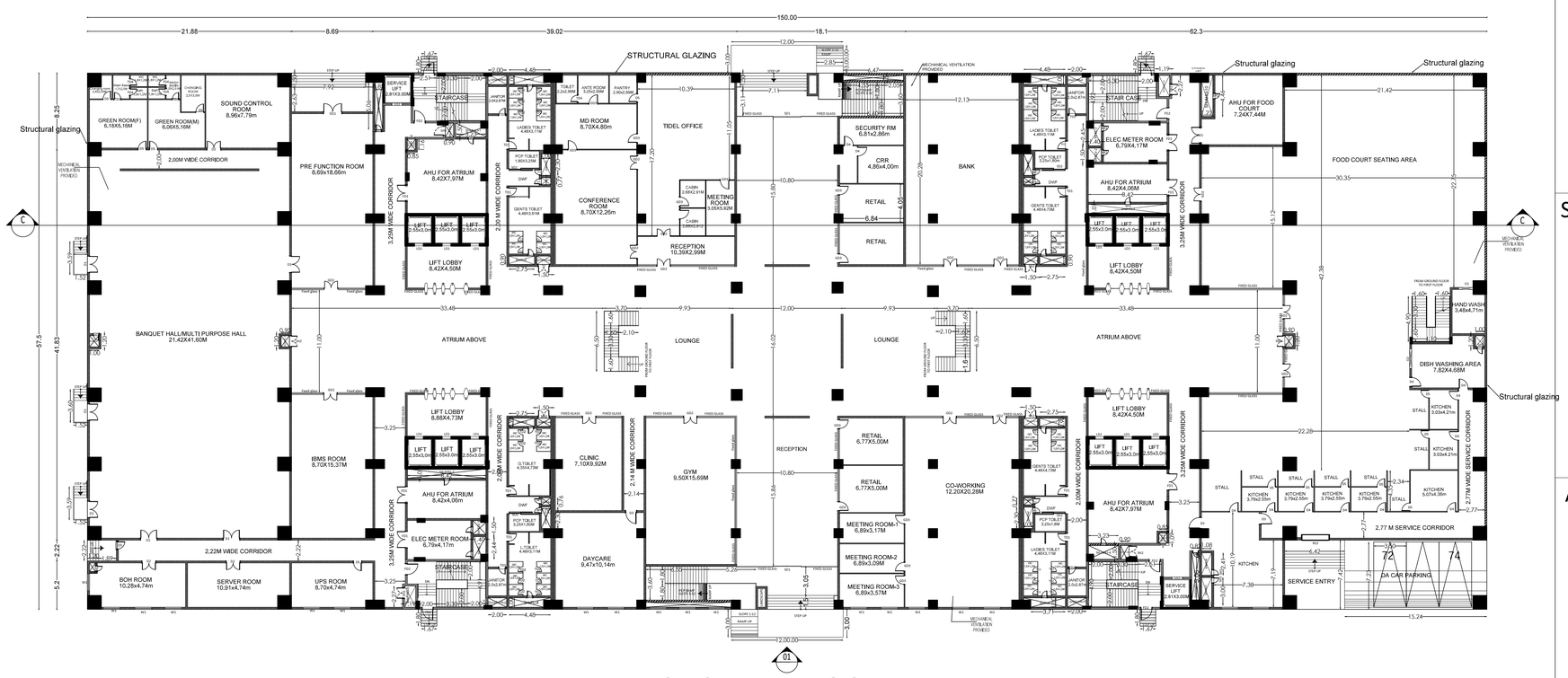
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AUTHORIZED SIGNATURE

S. THINAKARAN
CHIEF ENGINEER /
TECHNICAL CONSULTAI
TIDEL PARK LTD.



FIRST FLOOR PLAN



GROUND FLOOR PLAN

1.MAIN IT OFFICE BUILDING

SHEET NO:2/8

PLAN SHOWING THE PROPOSED CONSTRUCTION OF HIGH-RISE BUILDING TIDEL PARK TRICHY LIMITED (IT OFFICE BUILDING) CONSISTING OF GROUND FLOOR + 6 FLOORS AT WARD AP, BLOCK NO 1, S. NO. 1/9A (PART), TIDEL PARK SITE, K.SATHANUR VILLAGE, TIRUCHIRAPPALLI EAST TALUK, TIRUCHIRAPPALLI DISTRICT, TAMIL NADU – 620023.

N

S.NO	DESCRIPTION	TYPE	SIZE (M)
1	GLASS SLIDING DOOR	SD1	3.00 x 2.40
2	PVC SLIDING DOOR	SD2	1.20 x 2.40
3	DOUBLE SHUTTER GLASS DOOR	GD1	2.00 x 2.40
4	DOUBLE SHUTTER GLASS DOOR	GD2	1.50 x 2.40
5	SINGLE SHUTTER GLASS DOOR	GD3	1.00 x 2.40
6	DOUBLE SHUTTER GLASS DOOR	D1	1.80 x 2.40
7	DOUBLE SHUTTER DOOR	D2	1.50 x 2.40
8	SINGLE SHUTTER WOODEN DOOR	D3	1.20 x 2.40
9	SINGLE SHUTTER DOOR	D4	1.00 x 2.40
10	SINGLE SHUTTER DOOR	D5	0.90 x 2.40
11	TOILET DOOR WITH LOUVER VENTILATION	TD1	0.90 x 2.40
12	HPL TOILET DOOR	TD2	0.60 x 2.40
13	WPC TOILET DOOR	TD3	0.75 x 2.40
14	WPC TOILET DOOR	TD4	0.75 x 2.40
15	ROLLING SHUTTER	RS3	3.00 x 3.00
16	FIRE DOOR 1	FD1	1.50 x 2.40
17	FIRE DOOR 2	FD2	1.20 x 2.40
18	SHAFT DOOR	SH1	0.60 x 1.80
19	FIRE HOSE SHAFT DOOR	SH2	1.00 x 2.10
20	WINDOW UPVC SLIDING	W1	1.80 x 1.65
21	LIFT DOOR 1	LD1	1.00 x 2.00
22	LIFT DOOR 2	LD2	1.10 x 2.00
23	CIVIL OPENING 1	O1	1.50 x 2.40
24	CIVIL OPENING 2	O2	2.10 x 1.50
25	VENTILATOR	V	0.60 x 1.20

B.P /DTCP No 439/2026
P P /JD. DTCP (TD) No: 161/2026

ARCHITECTS

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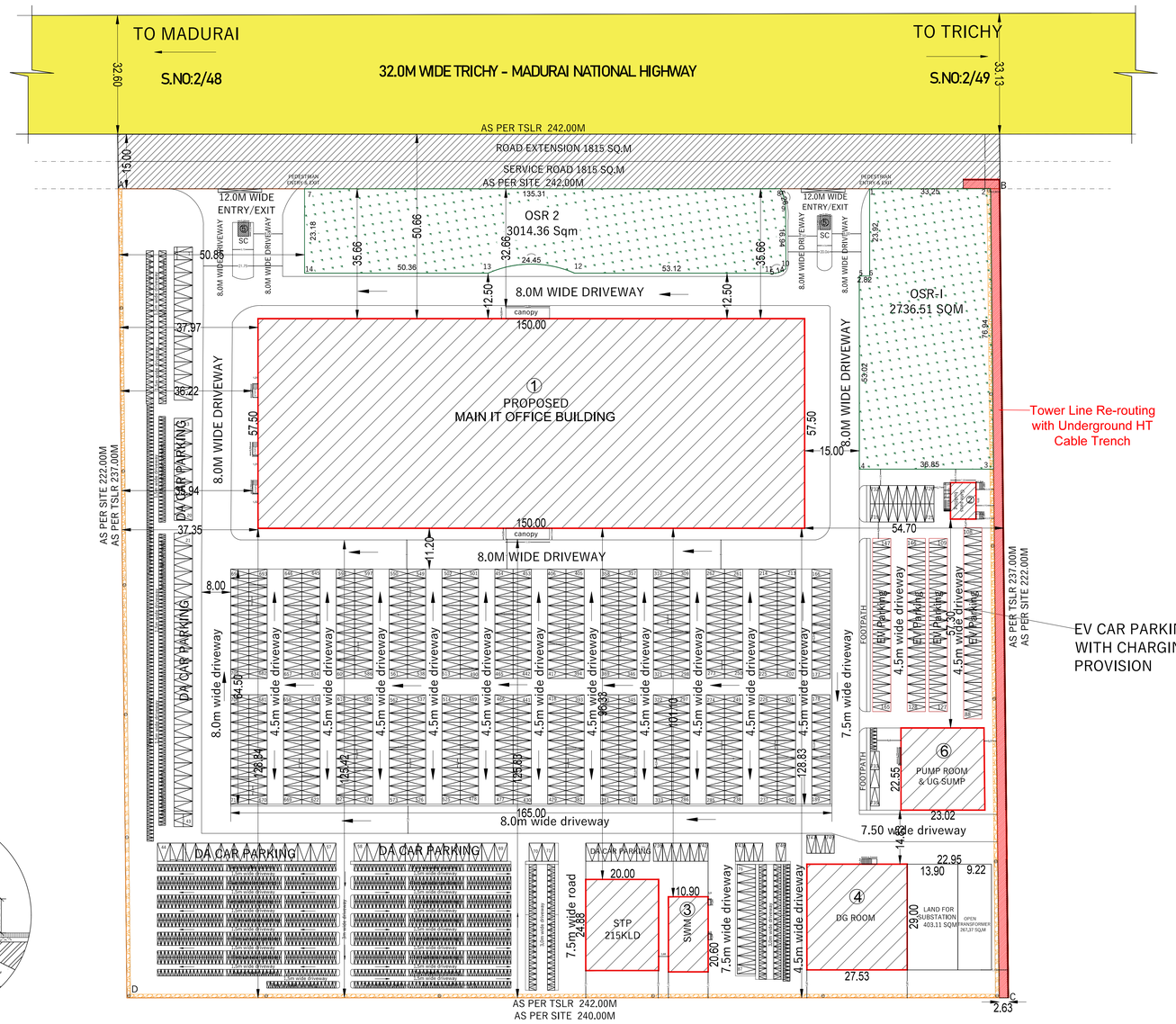
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TECHNICAL CONSULTAI
TIDEL PARK LTD.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF HIGH-RISE BUILDING TIDEL PARK TRICHY LIMITED (IT OFFICE BUILDING) CONSISTING OF GROUND FLOOR + 6 FLOORS AT WARD AP, BLOCK NO 1, S. NO. 1/9A (PART), TIDEL PARK SITE, K.SATHANUR VILLAGE, TIRUCHIRAPPALLI EAST TALUK, TIRUCHIRAPPALLI DISTRICT, TAMIL NADU – 620023.

USAGE OF BUILDING : IT OFFICE BUILDING
SITE AREA : 57303.48 SQ.M (AS PER LEASE DEED)
ROAD EXTENSION AND SERVICE ROAD AREA: 3630 SQ.M
SITE AREA: 53673.48SQ.M (AS PER SITE)

ONLINE APPLICATION NO : SWP/BPA/0476392/2025



S.NO	DESCRIPTION	FSI AREA (In Sq.m)	DEDUCTION AREA (In Sq.m)	NON-FSI AREA (In Sq.m)	TOTAL AREA (In Sq.m)
1	**MAIN IT OFFICE BUILDING**				
	GROUND FLOOR	8625.00	0.00	-	8625.00
	FIRST FLOOR	6456.38	2168.62	-	6456.38
	SECOND FLOOR	7319.05	1305.95	-	7319.05
	THIRD FLOOR	6712.43	1912.57	-	6712.43
	FOURTH FLOOR	6549.29	2075.11	-	6549.29
	FIFTH FLOOR	7154.45	1470.55	-	7154.45
	SIXTH FLOOR	6548.42	2076.58	-	6548.42
	TERRACE FLOOR	237.67	0.00	522.19	759.86
	TOTAL	49602.69	11009.99	-	50124.88
2	**GATE PASS BUILDING**				
	GROUND FLOOR	70.00	0.00	-	70.00
3	**SOLID WASTE MANAGEMENT**	224.59	0.00	-	224.59
4	**DG ROOM**				
	GROUND FLOOR	686.44	0.00		686.44
	FIRST FLOOR	798.37	0.00	-	798.37
5	**SECURITY CABIN (2 NOS)**				
	GROUND FLOOR	21.80	0.00	-	21.80
6	**PUMP ROOM**				
	BELOW GROUND FLOOR	173.87	0.00	-	173.87
	GROUND FLOOR	176.40	0.00	-	176.40
	GRAND TOTAL	51754.16	11009.99	522.19	52276.35

FSI Achieved - 51754.16/ 53673.48 Sq.m=0.96 | PLOT COVERAGE-19.06%

DESCRIPTION	REQUIRED	PROVIDED
CAR PARKING -Total IT Office building - 49602.69 Sq.m 75% of Floor area considered - 37202.02 Sq.m TOTAL CAR PARKING REQUIRED=37202.02/50 =745Nos DA CAR PARKING =10% OF CAR PARKING=75	670 75 DA	749 (674+75DA)
TWO WHEELER PARKING -Total IT Office building - 49602.69 Sq.m 75% of Floor area considered - 37202.02 Sq.m TOTAL T.W PARKING REQUIRED=37202.02/25 =1489 Nos DA CAR PARKING =10% OF CAR PARKING=149	1340 149 DA	1527 (1378+149DA)
OSR REQUIREMENT OSR 1:-2736.51 SQM OSR 2:-3014.36 SQM	5730.34 sqm	5750.87 Sq.m
MAN POWER:-5500	Male - 3700 nos	Female - 1800 nos

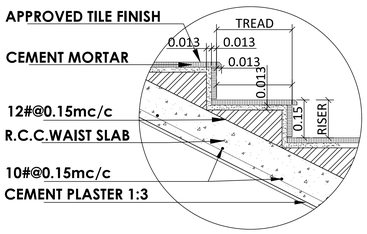
NOTES:-
1. ALL DIMENSIONS & LEVELS ARE IN "M"
2. SCALE - 1:100
3. MECHANICAL VENTILATION TO BE PROVIDED ALL FLOORS

COLOUR INDEX:-
- PROPOSED BUILDING
- SITE BOUNDARY
- EXISTING ROAD

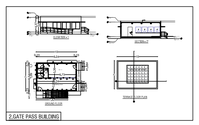
ARCHITECTS
JEGANATH D ARCHITECTS
Regd No: CA/2015/3F464
No:6, 6th Floor, Rams Sakthy Towers, Durgabai Deshmukh Road, R.A.Puram, Chennai - 600 028. Cell: 98 0570028

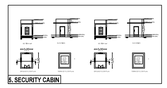
STRUCTURAL ENGINEER
Er. S.UDHAYAKUMAR,B.E.,M.Tech(Struct),M.Sc(Rev),FIV
Reg. Structural Engg. DTCP - CGLRGN/SE/GR-1/2019/05/003
No : 20, 4th Cross Street, Anna Nagar, Chengalpattu
E-Mail : Anjuconstruction05@gmail.com, Mob : 9443101912

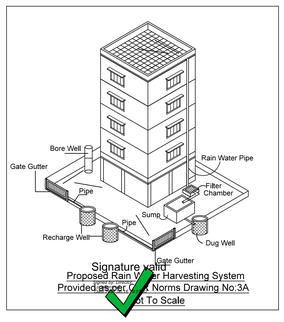
AUTHORIZED SIGNATURE
S. THINAKARAN
CHIEF ENGINEER / TECHNICAL CONSULTANT
TIDEL PARK LTD.

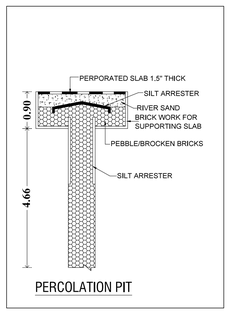


STAIR CASE DETAIL

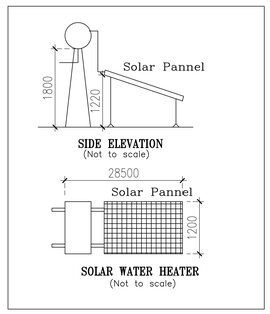


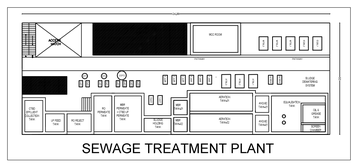




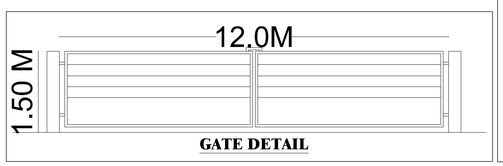


PERCOLATION PIT



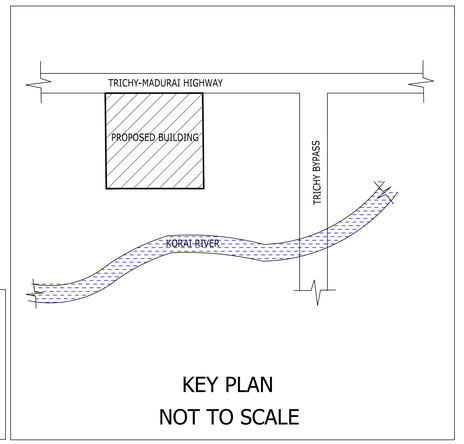


SEWAGE TREATMENT PLANT



GATE DETAIL

B.P /DTCP No 439/2026
P P /JD. DTCP (TD) No: 161/2026



KEY PLAN
NOT TO SCALE

SANITATION REQUIREMENT			
S.NO	DESCRIPTION	MALE	FEMALE
1	WATER CLOSET	148	120
2	WASH BASIN	220	
3	URINALS	148	
4	DRINKING WATER FOUNTAIN	55	
5	CLEANERS SINK	28	

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

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

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.