PP APPROVAL RECORD

Planning Permission

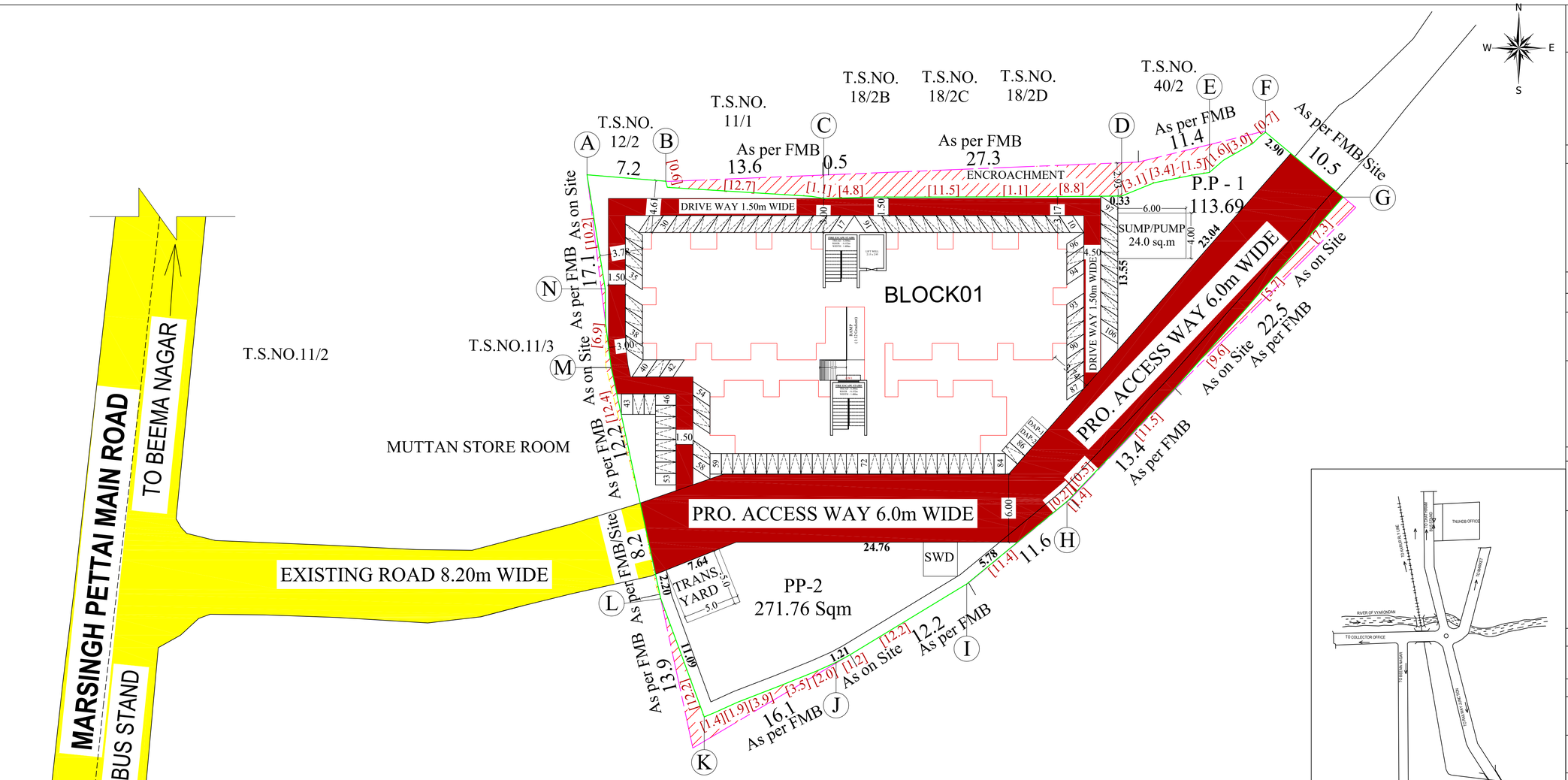
Tiruchirappalli district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

The approval as the planning authority issued it, reproduced in full behind this page.

An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



DISTRICT TOWN AND COUNTRY PLANNING OFFICE /
THIRUCHIRAPPALLI LOCAL APPROVAL AUTHORITY
THIRUCHIRAPPALLI DISTRICT.

BUILDING APPROVAL NO :

B.P/JD/ DTCP (TD) NO : 04 / 2026

PLANNING PERMISSION NO:

P.P.NO : 06 /2026

(This is revising the earlier approval P.P. NO : 40/2025)
The Planning Permission is valid upto 8-years from Date of issued.

e signed...
Joint Director (FAC) / Member Secretary.

LAND USE DTAILS:

Sl.No.	USE	AREA in sq.m	LAND in %	NOTATION
1.	RESIDENTIAL	874.01	46.50 %	
2.	PUBLIC PURPOSE	385.45	20.51 %	
3.	OPEN VEHICLE PARKING	190.80	10.15 %	
4.	INTERNAL ROADS	429.41	22.84 %	
	TOTAL	**1879.67**	**100.00 %**	

SOLAR CALCULATION DETAILS :

NO. OF TENEMENTS	: 96 Nos.
NO. OF PERSONS/FAMILY	: 5.0 Persons.
TOTAL NO. OF PERSONS	: 480 Nos.
REQUIRED WATER FOR 1PERSION	: 60 Lit/Day
TOTAL WATER REQUIREMENT(480 x 60)	: 28800 Lit /Day
ONE SOLAR CAPACITY	: 3000 Lit
REQUIRED SOLAR (28800/3000)	: 10 Nos.

COLOUR CODE	NOTATION
BOUNDARY (As per FMB)	
BOUNDARY (As per Site)	
BOUNDARY (Superimposed)	
RESIDENTIAL BLOCKS	
EXISTING ROAD	
PROPOSED ROAD	

TAMIL NADU URBAN HABITAT DEVELOPMENT BOARD

SHEET :1/3

REVISED SITE PLAN FOR CONSTRUCTION OF (G + 5) FLOORS 96 UNITS AT **KOTTAKOLLAI** IN T.S.No.41pt OF WARD NO.-X, BLOCK NO.-31 TIRUCHIRAPPALLI TOWN, TALUK, MUNICIPAL CORPORATION & DISTRICT.

REFERENCE:

ADOPTED T.D.NO.	**03/2024**
NO. OF FLOORS	G + 5 Floors
PLINTH AREA / UNIT	32.47 sq.m
NO. OF BLOCKS	**1 No.**
NO. OF UNITS / BLOCK	[96 in 1]
PLINTH AREA / BLOCK	3117.36 sq.m (519.56x6)
NUMBER OF UNITS	96 Nos.

TOTAL NO. OF TENEMENTS = 96 Nos.

FLOOR WISE AREA DETAILS:

FLOOR	BLOCK AREA in sq.m	SUMP / PUMP AREA in sq.m	TOTAL FSI AREA in sq.m	TOTAL NON-FSI AREA in sq.m	TOTAL BUILDUP AREA in sq.m
GROUND FLOOR	519.56	13.60	533.16	- -	533.16
FIRST FLOOR	519.56	- -	519.56	- -	519.56
SECOND FLOOR	519.56	- -	519.56	- -	519.56
THIRD FLOOR	519.56	- -	519.56	- -	519.56
FOURTH FLOOR	519.56	- -	519.56	- -	519.56
FIFTH FLOOR	519.56	- -	519.56	- -	519.56
HEAD ROOM	(3.20 x 5.20 x 2)	- -	- -	33.28	33.28
TOTAL AREA	**3117.36**	**13.60**	**3130.96**	**33.28**	**3164.24**

EXISTING APPROVAL DETAILS:

Online Application No. SWP/BPA/478644/2025, dated.13.03.2025.
Planning Permission No. PP/JD-DTCP. 40/2025, dated.27.03.2025.

AREA STATEMENT:

PLOT EXTENT (As per FMB)	- 2030.00 sq.m.
PLOT EXTENT (As on Site)	- 1883.96 sq.m.
PLOT EXTENT (SUPERIMPOSED)	**- 1879.67 sq.m.**
DENSITY	- 511 units/Hect.
FLOOR SPACE INDEX (FSI)	- 1.666
PLOT COVERAGE	- 28.36 %

PARKING AREA DETAILS:

BLOCKS	UNITS (25.0-50.0 sq.m)	REQUIRED 2 - WHEELER	PROVIDED 2 - WHEELER
BLOCK- 01	**UNITS (1-16) x 6**	**96 - Nos.**	**106 - Nos.**
10% of Visitors Parking		**10 - Nos.**	
TOTAL NO. OF PARKING		**106 - Nos.**	**106 - Nos.**
Area/Parking lot (1.0 X 1.80)		- 1.80 sq.m.	
TOTAL V.P AREA (106 x 1.8)		**- 190.80 sq.m**	

NO	DATE	REVISION	PROP.	CHKD	DEALT.	APPD.

NOTE:

1. ALL DIMENSIONS ARE IN METER.
2. THE TYPED DESIGN TO BE ADOPTED FOR **KOTTAKOLLAI** SCHEME.
3. **A-N :** KOTTAKOLLAI SCHEME BOUNDARY.

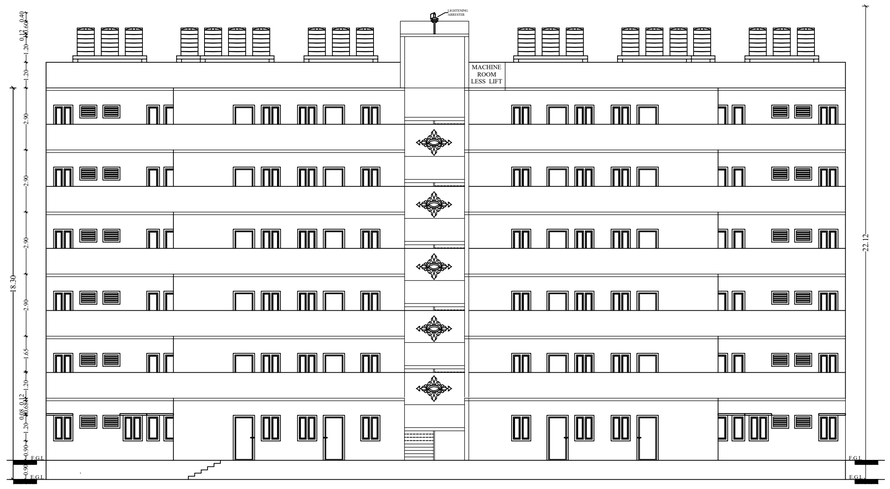
SCALE. 1:400	PROJECT	**KOTTAKOLLAI**
SIZE A3	DWG. TITLE	SITE PLAN
DWG. NO.	TNSCB/SE/RC/KK/SITE PLAN	REV. 00
FILE LOC.	D- LAYOUTS - TRY- **KOTTAKOLLAI**	
DRAWN BY: **P.LAKSHMI**, DATED.15.12.2025.		

EXECUTIVE ENGINEER
T.N. Urban Habitat Development Board,
Trichy Division, Tiruchirappalli - 8
APPLICANT

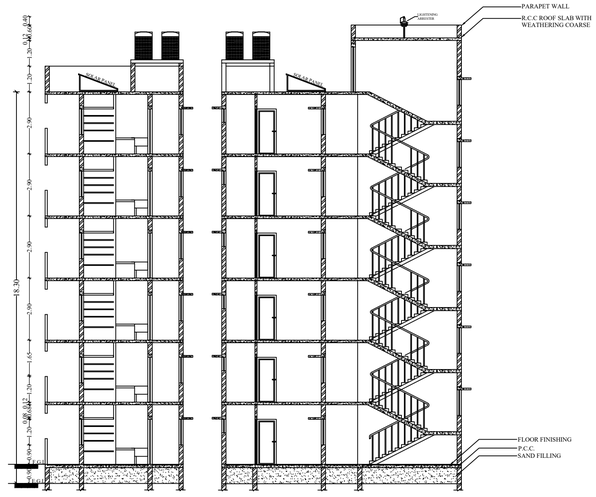
EXECUTIVE ENGINEER
T.N. Urban Habitat Development Board,
Trichy Division, Tiruchirappalli - 8
ARCHITECT

EXECUTIVE ENGINEER
T.N. Urban Habitat Development Board,
Trichy Division, Tiruchirappalli - 8
STRUCTURAL ENGINEER

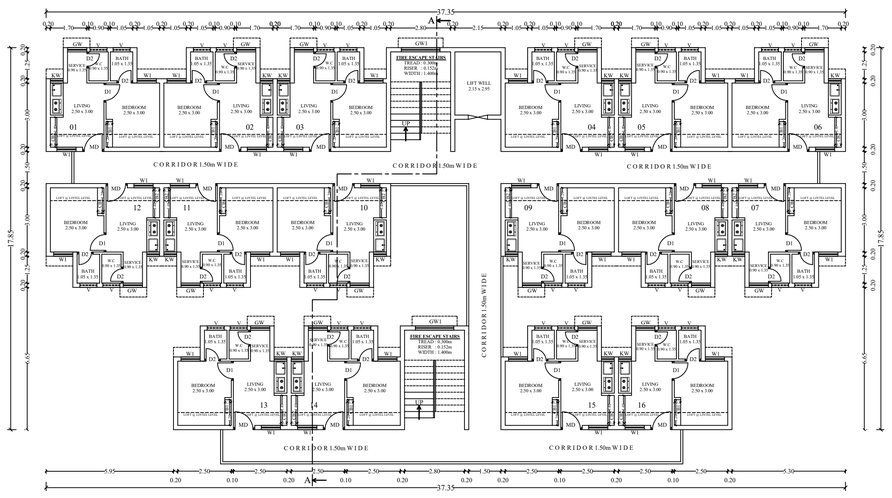
EXECUTIVE ENGINEER
T.N. Urban Habitat Development Board,
Trichy Division, Tiruchirappalli - 8
CONSTRUCTION ENGINEER



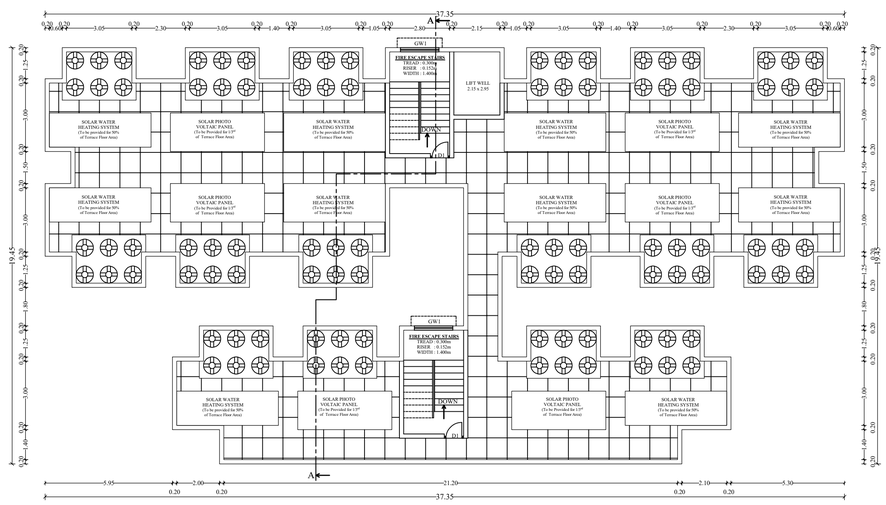
FRONT ELEVATION



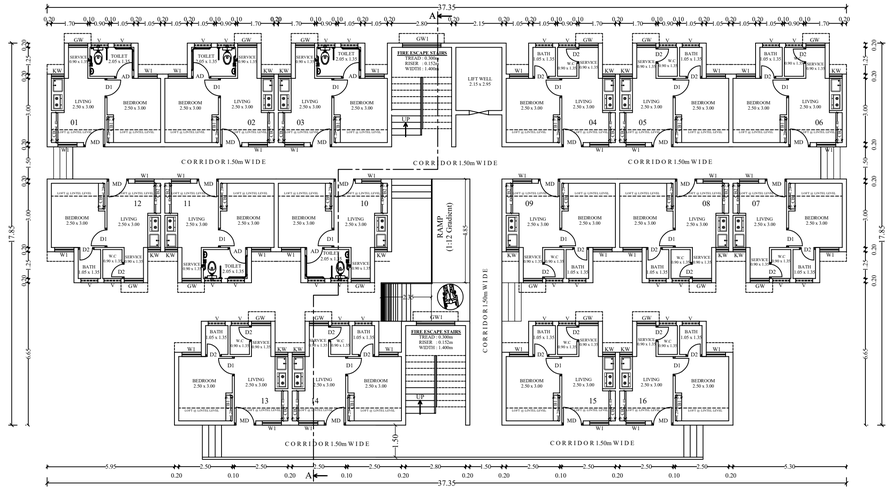
SECTION - AA



TYPICAL FLOOR PLAN - I, II, III, IV & V



TERRACE FLOOR PLAN



GROUND FLOOR PLAN

DISTRICT TOWN AND COUNTRY PLANNING OFFICE / THIRUCHIRAPPALLI LOCAL APPROVAL AUTHORITY THIRUCHIRAPPALLI DISTRICT.

BUILDING APPROVAL NO :

B.P/JD/ DTCP (TD) NO : 04 / 2026

PLANNING PERMISSION NO:

P.P.NO : 06 /2026

(This is revising the earlier approval P.P. NO : 40/2025)
The Planning Permission is valid upto 8-years from Date of issued.

e signed...
Joint Director (FAC) / Member Secretary.

TAMIL NADU URBAN HABITAT DEVELOPMENT BOARD

T.D.NO.03/2024
G+5 FLOORS (16 UNITS / FLOOR)
[96 UNITS/BLOCK]

REVISED DETAILED PLAN FOR CONSTRUCTION OF (G + 5) FLOORS 96 TENEMENTS AT **KOTTAKOLLAI** T.S.No.41pt OF WARD NO. - X, BLOCK NO. - 31, TIRUCHIRAPPALLI TOWN, TALUK, MUNICIPAL CORPORATION & DISTRICT.

AREA DETAILS:

PLINTH AREA / UNIT (INCLUDING COMMON AREA)	- 32.47 sq.m
COMMON AREA / UNIT	- 9.24 sq.m
PLINTH AREA / UNIT (EXCLUDING COMMON AREA)	- 23.23 sq.m
CARPET AREA / UNIT	- 19.29 sq.m

SCHEDULE OF JOINERIES

TYPE	DESCRIPTION	SIZE
MD	MAIN DOOR	1.00 x 2.10
D1	DOOR	0.90 x 2.10
D2	DOOR	0.75 x 2.10
AD	ACCESSIBLE DOOR	0.90 X 2.10
W1	WINDOW	0.90 x 1.20
KW	KITCHEN WINDOW	0.60 x 0.90
GW	GRILL WORK	0.90 x 1.20
GW1	GRILL WORK	1.80 x 1.20
V	VENTILATOR	0.80 x 0.63

NO	DATE	REVISION	PROP.	CHKD.	DEALT.	APPD.

NOTE:

1. ALL DIMENSIONS ARE IN METER.
2. THE TYPED DESIGN TO BE ADOPTED FOR **KOTTAKOLLAI** SCHEME.

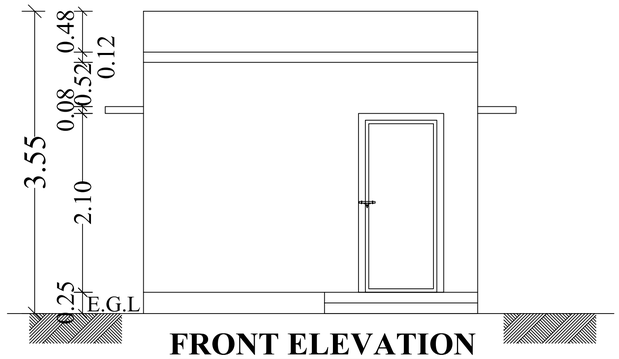
SCALE. 1:100	PROJECT	**KOTTAKOLLAI**	
SIZE A0	DWG. TITLE	TYPE DESIGN	
DWG. NO.	TNUHDB/SC/RC/KK/TYPE DESIGN	REV.	00
FILE LOC.	D- LAYOUTS - TRY- KOTTAKOLLAI		
DRAWN BY: **P.LAKSHMI**, DATED.15.12.2025.			

EXECUTIVE ENGINEER
T.N. Urban Habitat Development Board, Trichy Division, Tiruchirappalli - 8
APPLICANT

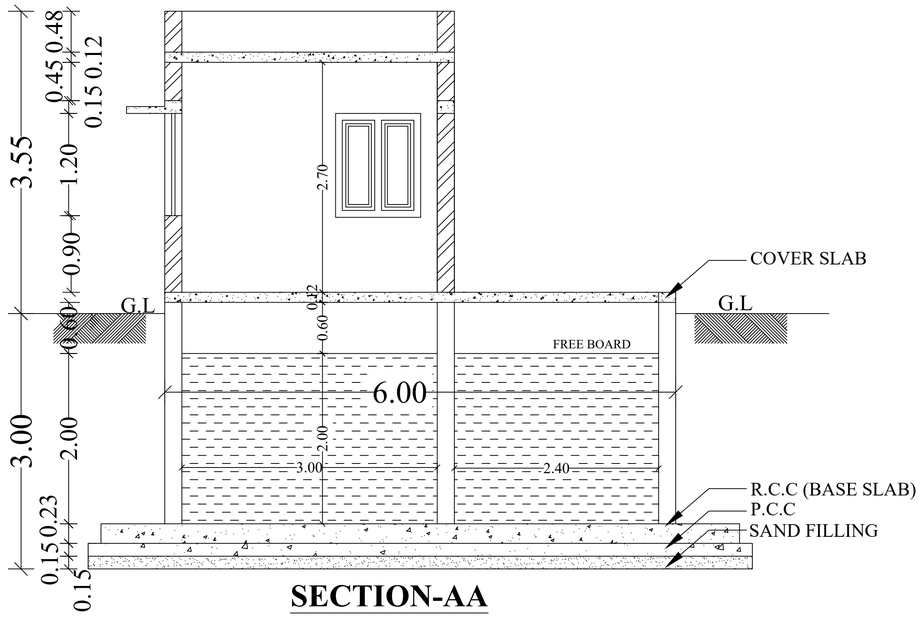
EXECUTIVE ENGINEER
T.N. Urban Habitat Development Board, Trichy Division, Tiruchirappalli - 8
ARCHITECT

EXECUTIVE ENGINEER
T.N. Urban Habitat Development Board, Trichy Division, Tiruchirappalli - 8
STRUCTURAL ENGINEER

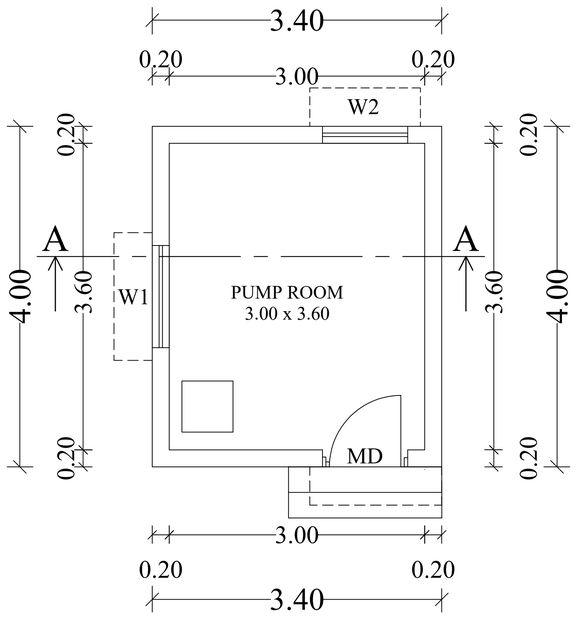
EXECUTIVE ENGINEER
T.N. Urban Habitat Development Board, Trichy Division, Tiruchirappalli - 8
CONSTRUCTION ENGINEER



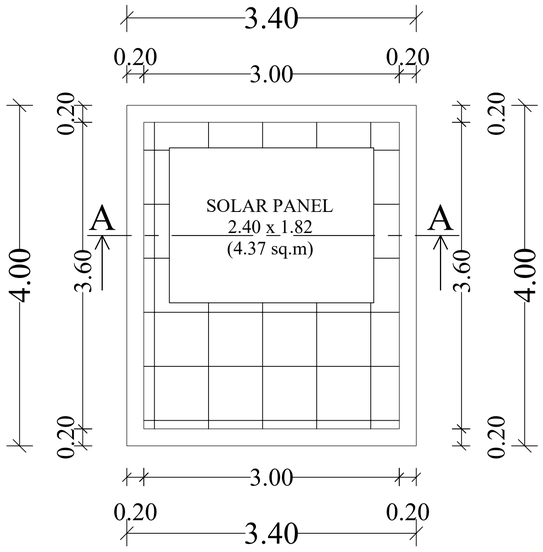
FRONT ELEVATION



SECTION-AA



PLAN



TERRACE FLOOR PLAN

DISTRICT TOWN AND COUNTRY PLANNING OFFICE / THIRUCHIRAPPALLI LOCAL APPROVAL AUTHORITY THIRUCHIRAPPALLI DISTRICT.

BUILDING APPROVAL NO :

B.P/JD/ DTCP (TD) NO : 04 / 2026

PLANNING PERMISSION NO:

P.P.NO : 06 /2026

(This is revising the earlier approval P.P. NO : 40/2025)
The Planning Permission is valid upto 8-years from Date of issued.

e signed...
Joint Director (FAC) / Member Secretary.

TAMIL NADU URBAN HABITAT DEVELOPMENT BOARD

SUMP/PUMP ROOM

PROPOSED DETAILED PLAN FOR CONSTRUCTION OF **SUMP/PUMP ROOM** AT **KOTTAKOLLAI** T.S.No.41pt OF WARD NO. - X, BLOCK NO. - 31, TIRUCHIRAPPALLI TOWN, TALUK, MUNICIPAL CORPORATION & DISTRICT.

AREA DETAILS:

PLINTH AREA / UNIT - 13.60 sq.m

SCHEDULE OF JOINERIES

TYPE	DESCRIPTION	SIZE
MD	DOOR	1.00 x 2.10
W1	WINDOW	1.20 x 1.20
W2	WINDOW	1.00 x 1.20

NO	DATE	REVISION	PROP.	CHKD	DEALT.	APPD.

NOTE:

1. ALL DIMENSIONS ARE IN METER.
2. THE TYPED DESIGN TO BE ADOPTED FOR **KOTTAKOLLAI** SCHEME.

SCALE. 1:100	PROJECT	**KOTTAKOLLAI**	
SIZE A4	DWG. TITLE	SUMP/PUMP ROOM	
DWG. NO.	TNUHDB/SE/RC/KK/SP/TYPE DESIGN	REV.	00
FILE LOC.	**D - LAYOUTS - TRY - KOTTAKOLLAI**		

DRAWN BY: **P.LAKSHMI**, DATED.16.12.2025.

EXECUTIVE ENGINEER
T.N. Urban Habitat Development Board, Trichy Division, Tiruchirappalli - 8

APPLICANT

EXECUTIVE ENGINEER
T.N. Urban Habitat Development Board, Trichy Division, Tiruchirappalli - 8

ARCHITECT

EXECUTIVE ENGINEER
T.N. Urban Habitat Development Board, Trichy Division, Tiruchirappalli - 8

STRUCTURAL ENGINEER

EXECUTIVE ENGINEER
T.N. Urban Habitat Development Board, Trichy Division, Tiruchirappalli - 8

CONSTRUCTION ENGINEER

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.