PP APPROVAL RECORD

Planning Permission

Tiruchirappalli district, Tamil Nadu

APPROVAL TYPE
Building Plan

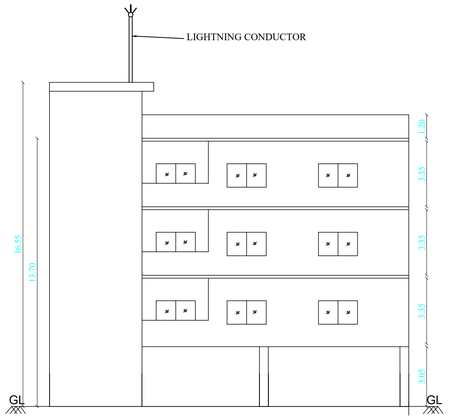
ISSUING AUTHORITY
DTCP

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

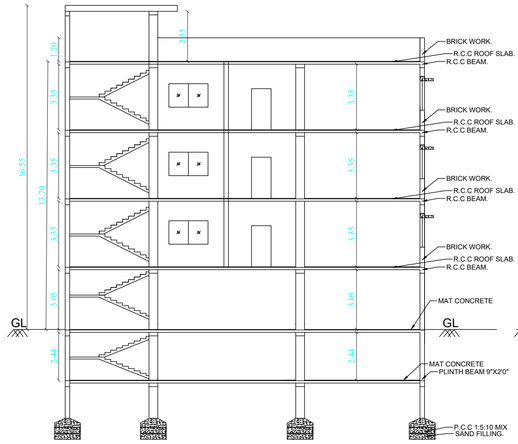
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

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

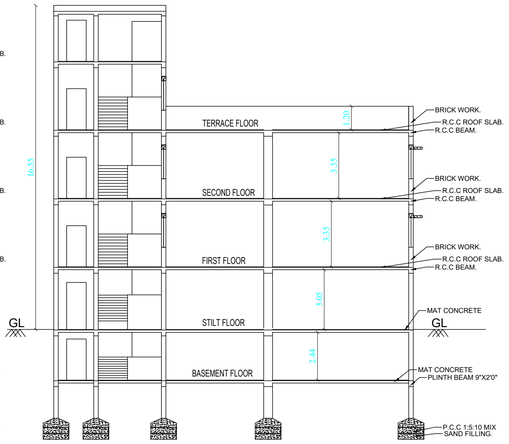
hello@verified.realestate
+91 9996 12 9996
verified.realestate



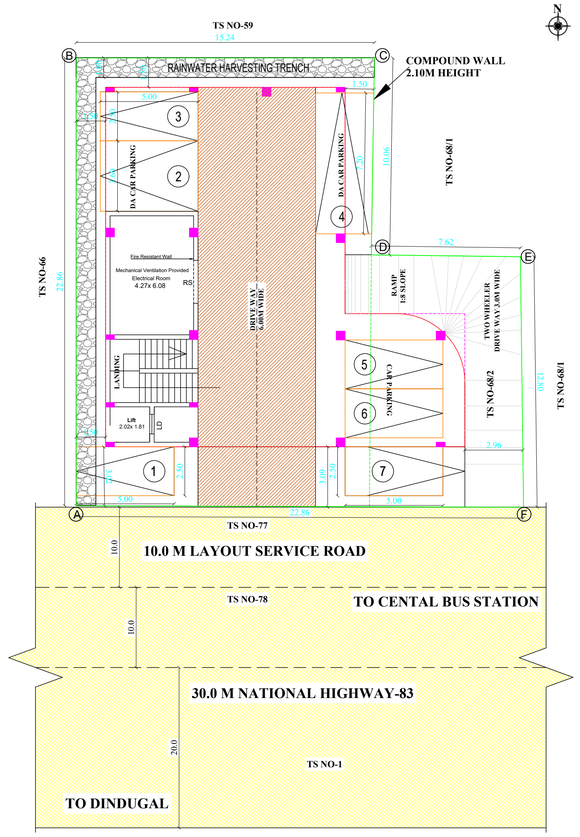
ELEVATION



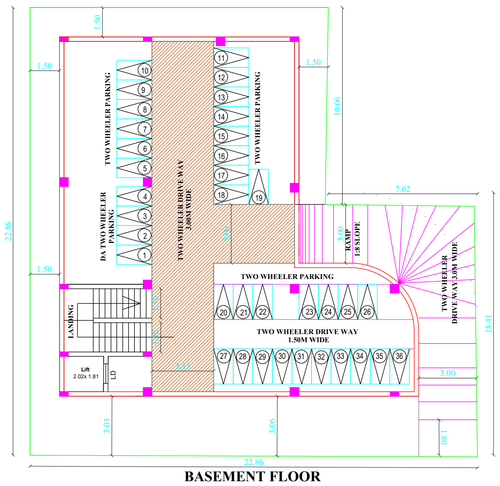
SECTION - CD



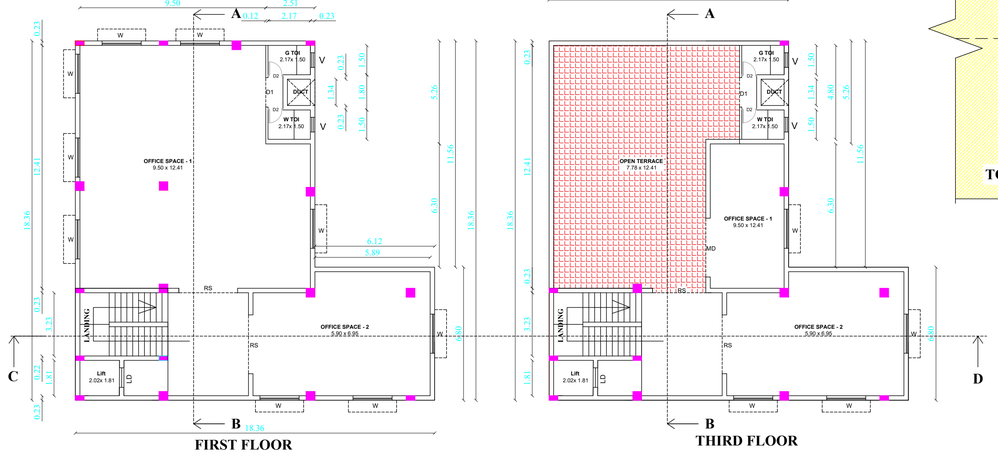
SECTION - AB



SITE CUM STILT FLOOR PLAN
1:100

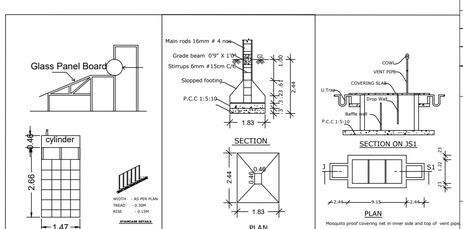


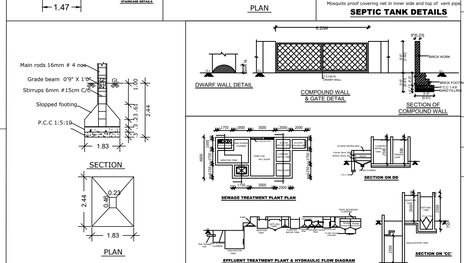
BASEMENT FLOOR



FIRST FLOOR
TYPICAL FLOOR = 1,2

THIRD FLOOR





Special Condition:

The building must be used for same purpose for which the approval has been obtained. If used for any purpose other than the approved use, theplanning permission will be deemed to be cancelled, action will beinitiated under 56 and 57 of Town and Country Planning Act-1971 without any prior notice and will be considered as unauthorized construction.

NOTE:

1. ALL DIMENSION ARE IN "M"
2. SOLAR WATER HEATING WILL BE PROVIDED.
3. THE SINK &BATH WATER IS CONNECTED TO ORGANIC FILTRATION BED.
4. THE WASTE WATER FROM KITCHEN AND BATH WILL BE RECHARGED IN RAIN WATER PIT IN RULE NO : 17 A
5. THE RAIN WATER IS CONNECTED TO RAIN WATER RECHARGE PIT
6. NON F.S.I - CAR PARKING (BASEMENT FLOOR), ALL BALCONY (FIRST,SECOND FLOOR & HEAD ROOM,)

DISTRICT TOWN AND COUNTRY PLANNING OFFICE
TIRUCHIRAPPALLI DISTRICT
(TIRUCHIRAPPALLI LOCAL PLANNING AREA)

PLAN SHOWING THE PROPOSED CONSTRUCTION OF PROFESSIONAL CONSULTING OFFICE (FINANCE AND REAL ESTATE) BUILDING IN T.S:NO:67,68/2, BLOCK-32, WARD-AB K,ABISHEKAPURAM VILLAGE, TIRUCHIRAPPALLI CITY CORPORATION

ALL DIMENSIONS ARE IN METER
SCALE - 1:100

File No. : SWP/BPA/708410/2025/TCP

REFERENCE:

EXISTING ROAD	-	
SITE BOUNDARY	-	
PROPOSED BUILDING	-	
DRIVEWAY	-	

JOINERY DETAILS:

D1	-	DOOR	-	1.00 x 2.13 M
D2	-	DOOR	-	0.76 x 2.13 M
RS	-	ROLLING SHUTTER	-	1.00 x 2.13 M
MD	-	MAIN DOOR	-	1.50 x 2.13 M
W	-	WINDOW	-	1.00 x 1.53 M
LD	-	LIFT DOOR	-	1.00 x 2.10 M
V	-	VENTILATOR	-	0.91 x 0.61 M

AREA DETAILS

DESCRIPTION	SQ.M
PLOT AREA (as per DOCUMENT)	445.93 SQ.M
PLOT AREA (as per SITE)	445.93 SQ.M
SUPER IMPOSED PLOT AREA (Minimum of the abouve shall be taken into account)	445.93 SQ.M

PROPOSED BUILTUP AREA

SL NO.	DESCRIPTION	FSI AREA SQ.M	NON FSI AREA SQ.M	TOTAL AREA SQ.M
1)	BASEMENT AREA (PARKING)	--	263.71	263.71
2)	STILT AREA	--	263.71	263.71
3)	FIRST FLOOR AREA (Finance)	266.34		266.34
4)	SECOND FLOOR AREA (Realestate)	266.34	--	266.34
5)	THIRD FLOOR AREA (Realestate)	156.47	--	156.47
6)	HEAD ROOM AREA	--	27.00	27.00
7)	TOTAL AREA	689.15	554.42	1243.57
	VACANT AREA	--	--	587.93
PLOT COVERAGE : 59%			F.S.I : 1.54	

PARKING DETAILS

	REQUIRED	PROVIDED
CAR PARKING	7	7 (5+2)
TWO WHEELER PARKING	25	36 (31+5)

APPLICANT

REGISTER ENGINEER

Er. M. RAJESH DCE., BE.,
Registered Engineer
RE / GR.I / 000 / 2021 / 2024 / 000
No.5, Rishi Complex Near to SBI
Rajamalai Main Road
Tiruchirappalli - 620 013.
Cell : 97104 45668

STRUCTURAL ENGINEER

Er. N. SOWNDHARYA, B.E.M.E.,
Structural Engineer Grade - II, (SE)
Reg. No. COS /LIFE/(G-II)/2021/06/004
JCADD SERVICE
No. 12/A, Municipal Complex, GST Road,
(Near DTCP Office), Chengalpattu-603001
Mobile : 99437 81720

CONSTRUCTION ENGINEER

V.BALACHANDRU, D.C.E.,
REGISTERED CONSTRUCTION ENGINEER
LICENCE /TRICHY / FEBRUARY 2025/09
13, SOUTH RANGJI STREET, BESNAGNAGAR
TRICHY - 620 005. Ph:8438123970

BUILDING PERMISSION NO:B.P/JD DTCP(TD)NO: 01 /2026

PLANNING PERMISSION NO:P.P/JD DTCP(TD)NO: 03 /2026

this planning permission is valid for a period of 8 years from the date of e-sign

e-signed
Joint District /Member Secretary
District Town and Country Planning office
Tiruchirappali 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

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.