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.

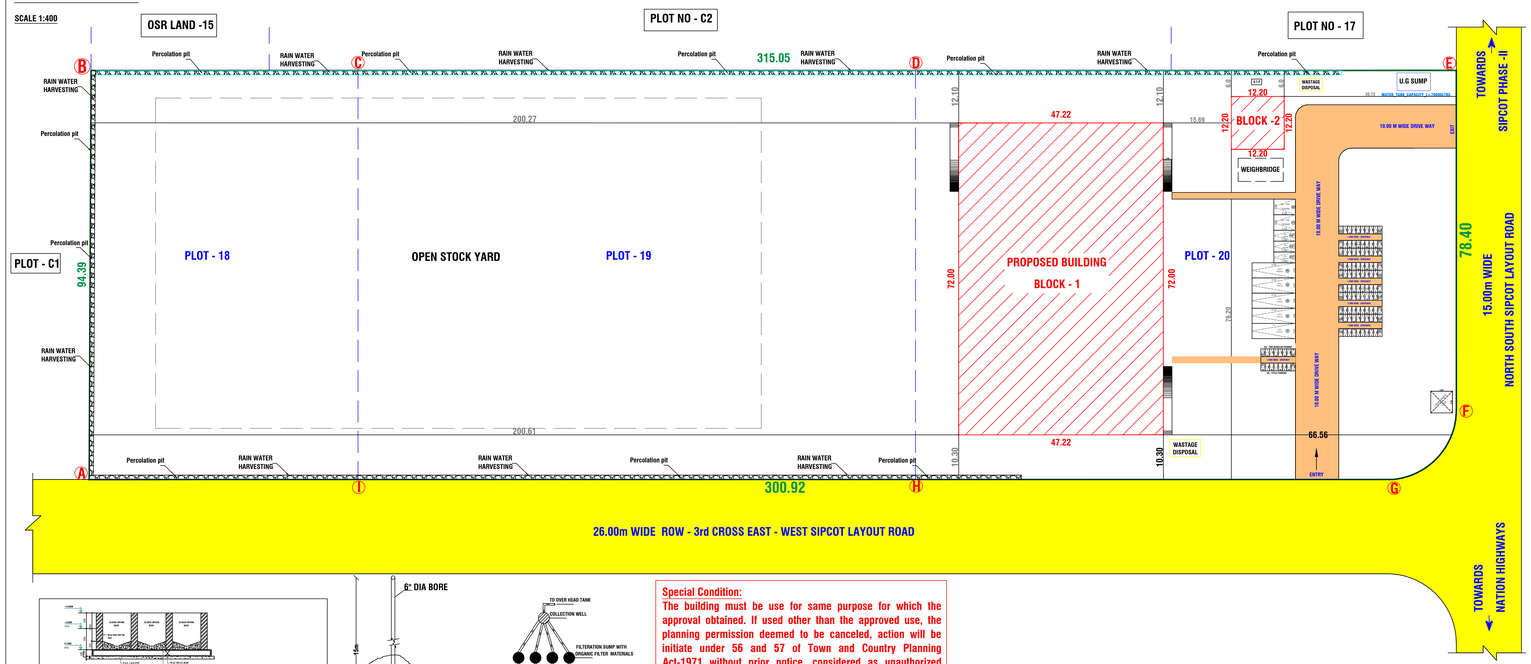
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

Verified RealEstate™
3/350/2 Mettukuppam,
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SITE PLAN: PROPOSED

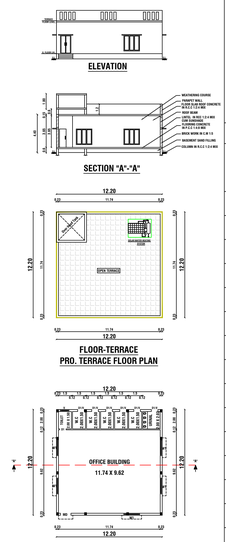
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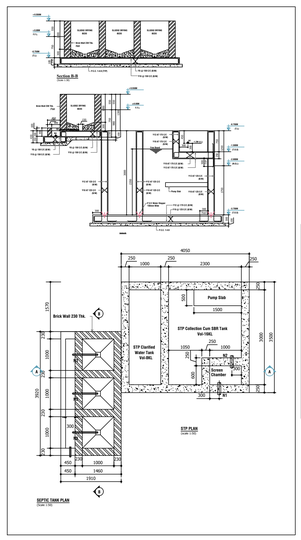


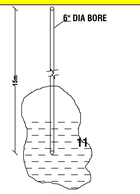
Special Condition:
The building must be use for same purpose for which the approval obtained. If used other than the approved use, the planning permission deemed to be canceled, action will be initiate under 56 and 57 of Town and Country Planning Act-1971 without prior notice, considered as unauthorized construction.

DETAILED PLAN:
BLOCK -2: OFFICE BUILDING:

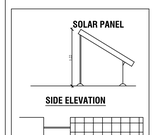
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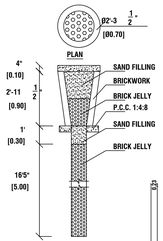


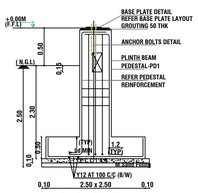


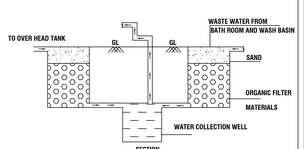


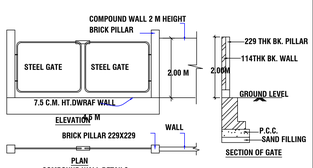






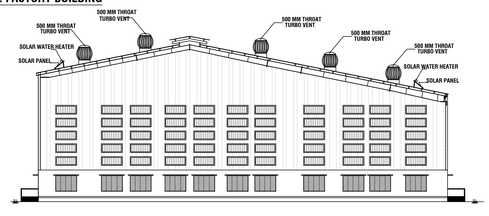


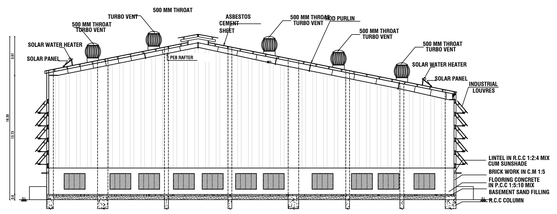


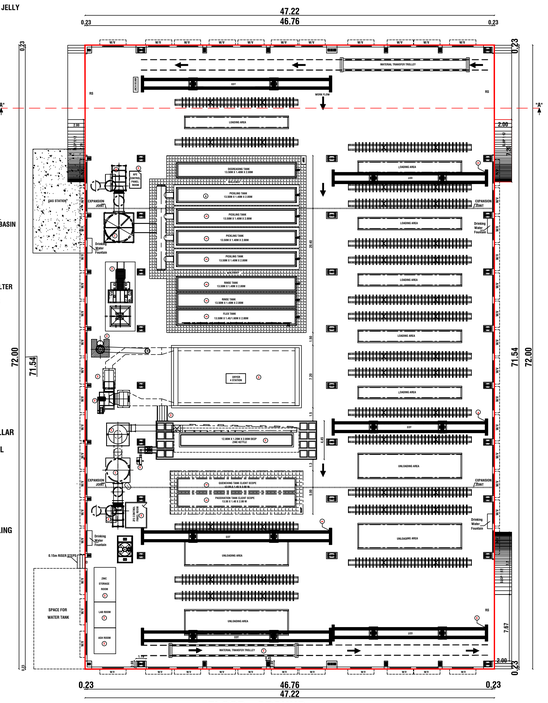


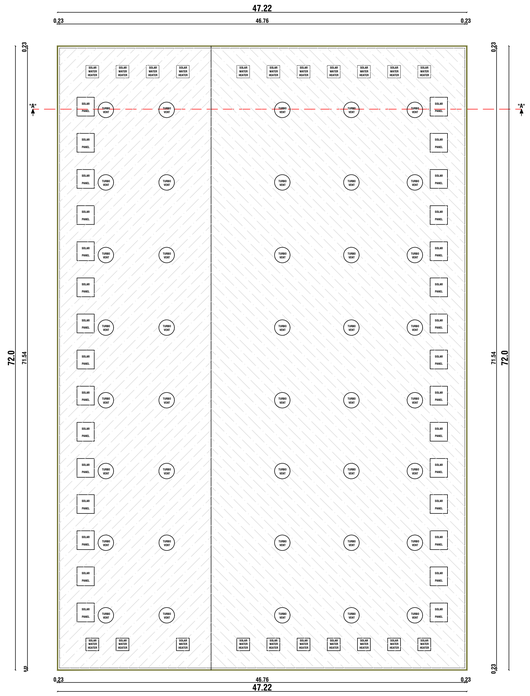
DETAILED PLAN:
BLOCK : 1 : FACTORY BUILDING

SCALE 1:200









SPECIFICATION:-

*0.47mm JSW Colour GI Sheets with all Flashing, End Moulding Complete.
*2' Wide Clear Poly Carbonate Sheets at Each Bay in the Side Cladding for Optimal Lighting.
*In the Side Cladding for Optimal Lighting.
*Turbo Ventilators. Hilti Screws to be Used.
Details to be Provided by Vendor:
1. Wind Load Assumed.
2. Thickness of Frames in Detail.

DISTRICT TOWN AND COUNTRY PLANNING OFFICE
TIRUCHIRAPPALLI DISTRICT

ONLINE APPLICATION NO : SWP/BPA/751729/2026 | **SCALE - 1:200**

PLAN SHOWING THE PROPOSED CONSTRUCTION OF G.I SHEET ROOF HOT DIP GALVANIZING MANUFACTURING INDUSTRY (RED INDUSTRY) WITH INSTALLATION OF 600 HP IN S.F.NO: 34 PART, 103 PART, 106 PART, 107 PART, 108 PART, PLOT NO: 18,19, 20 (L.P/JD DTCP (TD) No.87/2022) AT KANNUDAIYANPATTI VILLAGE AND PANCHAYAT, MANAPPARAI PANCHAYAT UNION, MANAPPARAI TALUK, TIRUCHIRAPPALLI DISTRICT.

AREA DETAILS

SURVEY NO	ALLOTMENT ORDER IN SQ.MT	AREA AS PER SITE IN SQ.MT	SUPER IMPOSED SITE BOUNDARY
34/2 PART	84.98		84.98
34/4 PART	704.17		704.17
34/5 PART	1315.26		1315.26
34/6 PART	671.79		671.79
103/2 PART	2201.54		2201.54
103/3 PART	420.88		420.88
106/2B PART	441.12		441.12
106/2C PART	3961.96		3961.96
106/5 PART	2905.71		2905.71
107/1A PART	1699.71		1699.71
107/1B PART	1849.45		1849.45
107/1C PART	1335.49		1335.49
107/1D	1295.02		1295.02
107/2A PART	1594.50		1594.50
107/2B PART	772.97		772.97
107/2C PART	1764.47		1764.47
107/3A	3318.49		3318.49
107/3C PART	526.10		526.10
107/3D PART	89.03		89.03
107/6 PART	174.02		174.02
108/1A PART	1258.60		1258.60
108/1B PART	16.19		16.19
108/2 PART	1303.12		1303.12
108/3 PART	113.31	29825.33	113.31
	29825.33	29825.33	29825.33

AREA CALCULATION:-

DESCRIPTION	FSI AREA In Sq.m	NON FSI In Sq.m	TOTAL AREA In Sq.m
BLOCK - 1 (FACTORY BUILDING)	3399.84	--	3399.84
BLOCK - 2 (OFFICE BUILDING)	148.84	--	148.84
TOTAL AREA	3548.68	--	3548.68

SITE COVERAGE :-

= TOTAL BUILDUP AREA / SITE AREA x 100
= 3548.68 / 29825.33 x 100 = 11.89 %

FLOOR SPACE INDEX:-

= TOTAL F.S.I AREA / SITE AREA
= 3548.68 / 29825.33 = 0.11 < 2.00

NO OF LABORS : 25 NOS
NO CHILD LABORS IN THE INDUSTRY
ALL DIMENSIONS ARE IN METERS

SCHEDULE OF JOINERIES:-

REFERENCE		IN METER
RS	ROLLING SHUTTER	11.69 X 4.86
D	DOOR	01.00 X 2.13
D1	DOOR	00.76 X 2.13
W	WINDOW	02.43 X 1.83
W1	WINDOW	01.82 X 1.82
V	VENTILATOR	02.43 X 1.50
V1	VENTILATOR	01.00 X 0.61

SANITATION REQUIREMENTS FOR FACTORIES (For Male Personnel Only)

	REQUIRED	PROVIDED
Water Closet (2 for 16-35 Persons)	2 nos	5 nos
Urinals (2 for 21-45 Persons)	2 nos	4 nos
Washing Taps with drainage arrangements (One for every 25 persons)	1 nos	6 nos
Drinking Water Fountains (One for every 100 persons)	1 nos	4 nos
Emergency shower and eye wash fountain (One for every 100 persons)	1 nos	1 nos

LIST OF MACHINERY

	NAME OF THE MACHINE	NOS	H.P	TOTAL (HP)
A	HOT DIP GALVANIZING PLANT	10	30.00	300.00
B	EOT CRANES	4	25.00	100.00
C	ROLL FORMING	2	50.00	100.00
D	OTHERS	20	5.00	100.00
		TOTAL HP		600.00

REFERENCE :-

EXISTING ROAD SHOWN IN	-	
BOUNDARY SHOWN IN	-	
PRO.BUILDING SHOWN IN	-	
DRIVEWAY	-	
RAIN WATER HARVESTING	-	

PARKING REQUIREMENTS

		REQUIRED	PROVIDED
Two Wheeler Parking (1 nos for every 75 sq.mt of workshop area)	3616.99 / 75.00	48 nos	50 nos
Cycle Parking (1 nos for every 75 sq.mt of workshop area)	3548.68 / 75.00	48 nos	50 nos
DA Cycle and Two Wheeler Parking		2 nos	8 nos
Car Parking (1 nos for every 200 sq.mt of Office area)	112.84 / 200.00	1 nos	1 nos
DA Car Parking		2 nos	2 nos
Lorry Parking (1 nos for every 750 sq.mt of Workshop area)	3548.68 / 750.00	5 nos	5 nos

BUILDING PERMISSION NO :
BP/JD/DTCP (TD) No.27/2026

APPLICANT:
FOR,
For GALVEX SHIELD PRIVATE LIMITED
Director

NOTE:

1.ALL DIMENSIONS ARE IN METER.
2.RAINWATER COLLECTION WELLS WILL BE PROVIDED
3.FIRE FIGHTING ARRANGEMENTS WILL BE PROVIDED
4.EMERGENCY ALARMS WILL BE PROVIDED
5.DRINKING WATER WILL BE PROVIDED
6.GROUND WATER SUMPS WILL BE PROVIDED
7.FILTERED RAIN WATER SUMPS WILL BE PROVIDED
8.EXHAUST FAN PROVISION IS MADE AT TOILET&WASH
9.SOLAR WATER HEATING SYSTEM PROVIDED.
10.RAINWATER HARVESTING FACILITIES PROVIDED.
11.WASTE WATER RECYCLING TRENCH AND TANK PROVIDED.
12.SEWAGE TREATMENT PLANT PROVIDED.
13.SEPTIC TANK PROVIDED.
14.WATER FACILITIES PROVIDED.
15.TRANSFORMER YARD PROVIDED.
16.FA- FIRE ALARM PROVIDED
17.FE- FIRE SAFETY MEASURES PROVIDED.
18.SB- SAND BUCKET PROVIDED
19.FE- FIRE EXTINGUISHER PROVIDED

CONSTRUCTION ENGINEER:

Er.M.ARUNKUMAR B.E.,
Registered Construction Engineer
DTCP-Reg.no. RCE/001/KRR/JAN/2024
No : 17, Sengunthapuram First Cross,
Behind Hotel Royal Grand, Karur- 2.
Mob : 98432 21499

STRUCTURAL ENGINEER:

Er M.NAVEENKUMAR, M.E(Struct).,
Registered Structural Engineer,
Reg.no:SE/Gr-II/002/KR/October/2021,
KCMC-Reg.No:082/LS/2021/00014,
136, Kamarajapuram (North),
KARUR - 639002
Mobile :88380 49542, 89032 52999

GEO TECH ENGINEER:

Er. P.Kulanthaivel, M.E, Ph.D(Soil).,
Registered Geotechnical Engineer,
DTCP.Reg.no:04/2025/RGTE/EDTCP
33, Kanakkanpalayam, P.Olapayam,
Perundurai, Erode - 638052
Cell :9524957884
globaltesting92@gmail.com

REGISTERED ENGINEER:

Er Manivel., B.E., P.G Dip (Val).,
Consulting/Registered Engineer,
Reg.no:RE/Gr-II/001/Karur/June/2023,
KCMC-Reg.No:082/LS/2022/00003,
1000C, 2nd Floor, Kandavel Tower,
Covai Main road, Karur - 639 001.
Mobile :97870 20309, 8883367961
Email : buildmayan@gmail.com

e-signed/-
Joint Director (FAC) / Assistant 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

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.