PP APPROVAL RECORD

Planning Permission

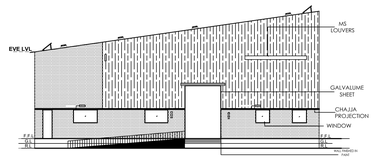
Tiruchirappalli district, Tamil Nadu

APPROVAL TYPE
Building Plan

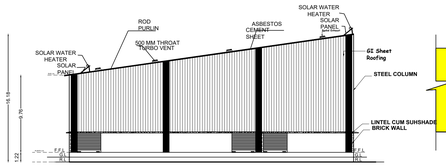
ISSUING AUTHORITY
DTCP

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

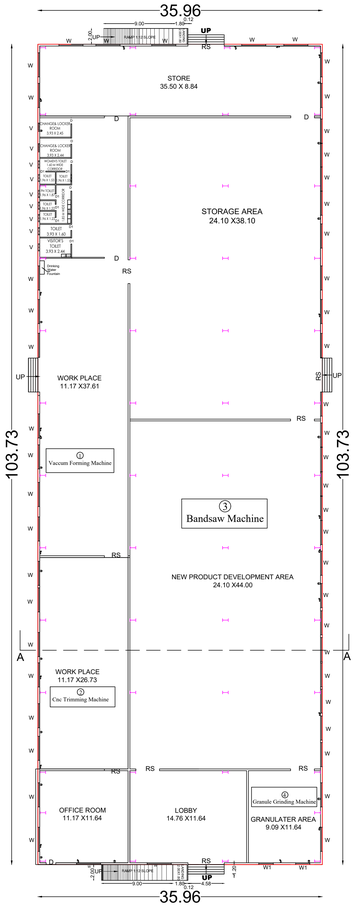
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



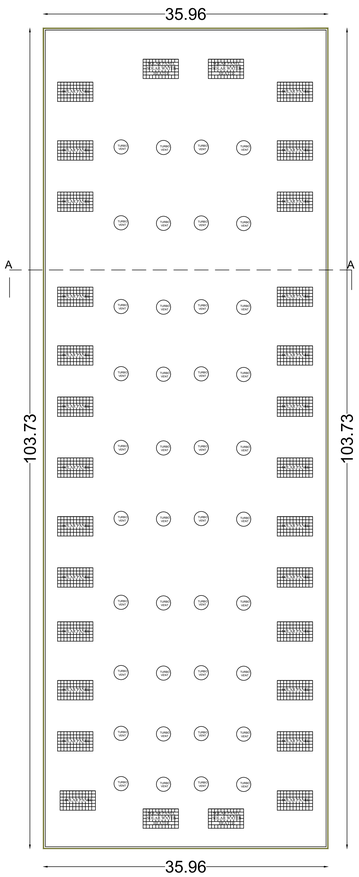
ELEVATION



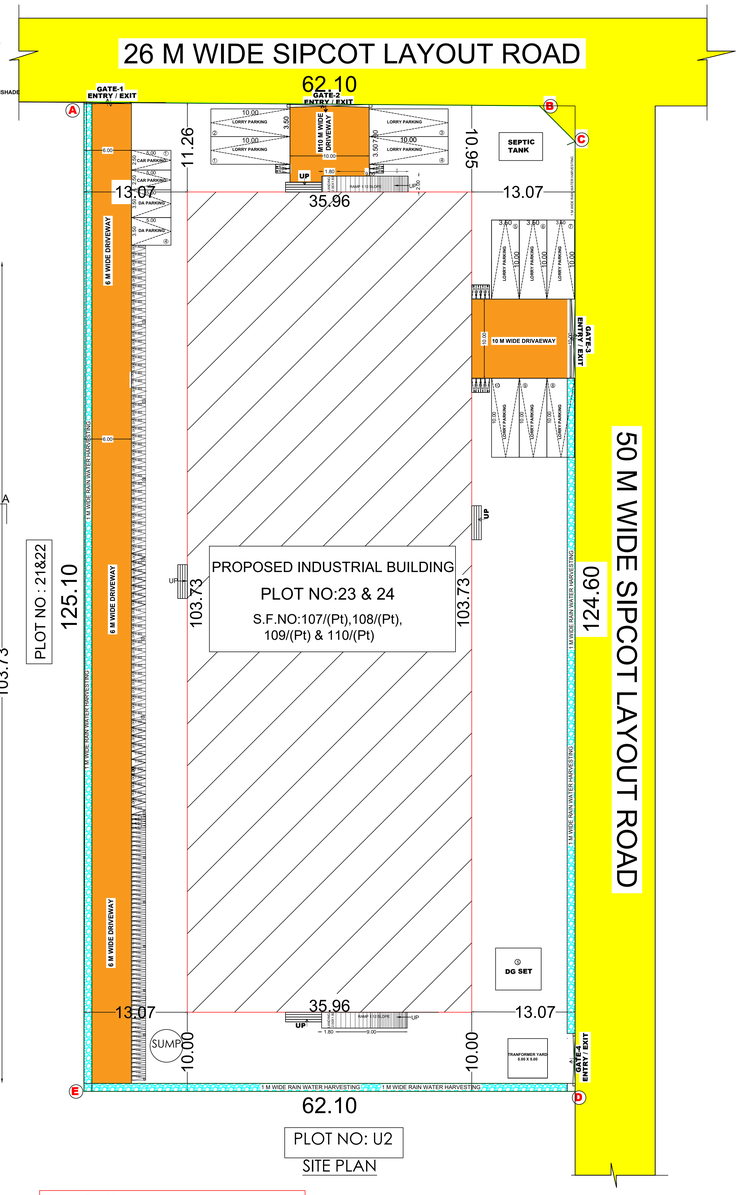
SECTION A-A



GROUND FLOOR PLAN



TERRACE FLOOR PLAN



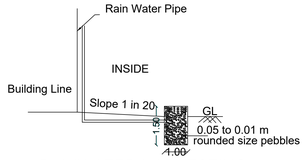
PLOT NO: U2

SITE PLAN

SPECIFICATION:-

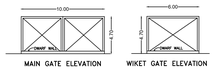
*0.47mm JSW Colour GI Sheets with all Flashing, End Moulding Complete.
*2' Wide Clear Poly Carbonate Sheets at Each Bay in the Side Cladding for Optimal Lighting.
*In the Side Cladding for Optimal Lighting.
*Turbo Ventilators. Hilti Screws to be Used.
Details to be Provided by Vendor:
1. Wind Load Assumed.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

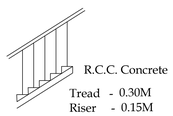
Special Condition:
The building must be use for same purpose for which the approval obtained. If used other than the approved use, the planning permission deemed to be canceled, action will be initiate under 56 and 57 of Town and Country Planning Act-1971 without prior notice, considered as unauthorized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



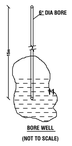
RAINWATER HARVESTING

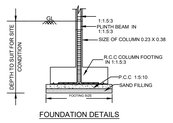
RWH_CAPACITY_L=3000LTRS



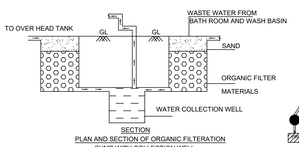


Staircase details

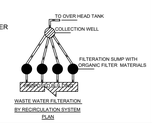




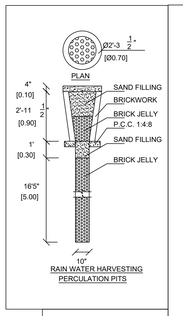
FOUNDATION DETAILS



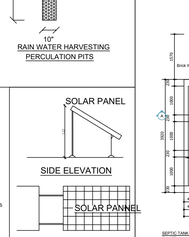
SECTION
PLAN AND SECTION OF ORGANIC FILTERATION SUMP WITH COLLECTION WELL

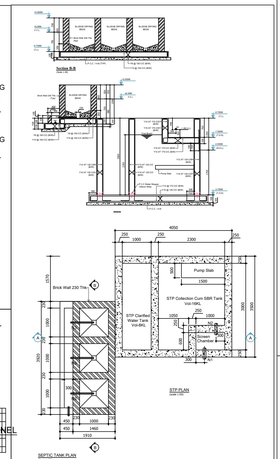


WASTE WATER FILTERATION BY RECIRCULATION SYSTEM PLAN



RAIN WATER HARVESTING PERCULATION PITS





DISTRICT TOWN AND COUNTRY PLANNING OFFICE

TIRUCHIRAPPALLI DISTRICT

ONLINE APPLICATION NO : SWP/BPA/752050/2026 Dt.12.01.2026 | SCALE - 1:100

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING CATEGORY- ORANGE-97 - MISCELLANEOUS(MANUFACTURER OF VACUUM FORMING PLASTIC PARTS) PLOT NO: 23 & 24,S.F.NO:107/(Pt),108/(Pt),109/(Pt) & 110/(Pt), APPROVED SIPCOT INDUSTRIAL PARK LAYOUT L.P/JD DTCP (TD) NO: 87/2022AT KANNUDAYANPATTI VILLAGE , MANAPPARAI TALUK& TIRUCHIRAPPALLI DISTRICT

N

AREA DETAILS

AREA OF THE DEED	7689.03 SQ.M
AREA OF THE SUPER IMPOSED	7689.03 SQ.M
AREA OF THE FMB & PATTA	7689.03 SQ.M

BUILDING AREA DETAILS

AREA DETAILS	FSI AREA SQ.M	TOTAL AREA SQ.M
WORK SHOP AREA	3589.41	3589.41
OFFICE AREA	140.72	140.72
TOTAL AREA	3730.13	3730.13
FLOOR SPACE INDEX (F.S.I)	(3730.13/7689.03)	0.48 < 2.00

SCHEDULE OF JOINERIES:-

REFERENCE		IN METER
RS	ROLLING SHUTTER	04.58 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

SITE COVERAGE :-

= TOTAL BUILDUP AREA / SITE AREA x 100

= 3730.13 / 7689.03 x 100 = 48.51 %

FLOOR SPACE INDEX:-

= TOTAL F.S.I AREA / SITE AREA

= 3730.13 / 7689.03 = 0.48 < 2.00

NO OF LABORS : 70 NOS

NO CHILD LABORS IN THE INDUSTRY

ALL DIMENSIONS ARE IN METERS

SANITATION REQUIREMENTS FOR FACTORIES	REQUIRED	PROVIDED
Water Closet (For Male Personnel Only) (3 for 36-65 Persons)	3 nos	3 nos
Water Closet (For Female Personnel Only) (1 for 1-12 Persons)	1 nos	2 nos
Urinals (3 for 46-70 Persons)	3 nos	5 nos
Washing Taps with drainage arrangements (One for every 25 persons)	3 nos	3 nos
Drinking Water Fountains (One for every 100 persons)	1 nos	1 nos
Emergency shower and eye wash fountain (One for every 100 persons)	1 nos	1 nos

WORKERS DETAILS

S.N	DESCRIPTION	Nos
1	MALE	60
2	FE MALE	10
	TOTAL	70

LIST OF MACHINERY

S.N	DESCRIPTION	TOTAL POWER		
		Nos	HP	TOTAL HP
1	Vaccum Forming Machine	04	1.25	5.0
2	Cnc Trimming Machine	03	4.33	13.0
3	Bandsaw Machine	01	4.0	4.0
4	Granule Grinding Machine	01	10.0	10.0
5	Generator	01	670.24	670.24
	TOTAL		689.82	702.24

SANITARY DETAILS

S.N	DESCRIPTION	REQUIRED	PROVIDED
1	MALE TOILET	3 Nos	4 Nos
2	FEMALE TOILET	1 Nos	2 Nos
3	PH TOILET	1Nos	1 Nos
4	VISITORS TOILET	1Nos	1 Nos
	TOTAL	6 Nos	8 Nos

SITE BOUNDARY DETAILS

1. SITE BOUNDARY SHOWN IN
2. EXISTING ROAD
3. DRIVE WAY SHOWN IN
4. PROPOSED BUILDING SHOWN IN
5. RAIN WATER HARVESTING SHOWN IN

PARKING REQUIREMENTS		REQUIRED	PROVIDED
Two Wheeler Parking (1 nos for every 75 sq.mt of workshop area)	3589.41 / 50.00	72 nos	72 nos
Cycle Parking (1 nos for every 75 sq.mt of workshop area)	3589.41 / 50.00	72 nos	72 nos
DA Cycle and Two Wheeler Parking		5 nos	8 nos
Car Parking (1 nos for every 200 sq.mt of Office area)	140.72 / 100.00	2 nos	4 nos
Lorry Parking (1 nos for every 750 sq.mt of Workshop area)	3589.41 / 500.00	8 nos	10 nos

APPLICANT:
FOR,

for Maint Plastics & Composites Pvt. Ltd.

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:

P. BALACHANDRU, B.E.,
REGISTERED CONSTRUCTION ENGINEER
RCE / DTCP /TRICHY / FEBRUARY-2025/09
12, SOUTH KANDI STREET, BEEMANAGAR
TRICHY - 1. MOB: 9443127970

P.BALACHANDRU
(RCE/DTCP/FEB2025/09)

STRUCTURAL ENGINEER:

Er. G.BALAJI, M.Tech.,AMIE
Regd Structural Engineer (Grade-I,RE)
SE/GR-I/DTCP/TRICHY/May-2025/30
No.35, First Floor, Vinayagapuram Street
Tiruchirappalli - 620 002
Mobile: +91 9597575136

G.BALAJI
(SE/GR-I/DTCP/MAY2025/30)

GEO TECH ENGINEER:

Dr.S. Senthamil Kumar,ME,Ph.D,FAG,MIG
Registered Geotechnical Engineer - No. 003/RGTE/2024
703, Plot No. 25, O.M. Rajan Nagar,
Near New Bus Stand, Thanjavur - 613 005.
Cell : 9443701090 Email : senthamilkumar@yahoo.co.in

S.SENTHIL KUMAR
(007/RGTE/2024)

REGISTERED ENGINEER:

S. RAMALINGAM, M.E.,M.B.A.,
Registered Engineer-Grade I
RE/GR.I/DTCP/TRICHY/NOV-2024/70
12, SOUTH KANDI STREET, BEEMA NAGAR,
TRICHY-1, MOB: 94431 27970

S.RAMALINGAM
(RE/GR-I/DTCP/NOV2024/70)

BUILDING PERMISSION NO :
BP/JD/DTCP (TD) No.33/2026

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

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.