PP APPROVAL RECORD

Planning Permission

Tiruchirappalli district, Tamil Nadu

APPROVAL TYPE
Building Plan

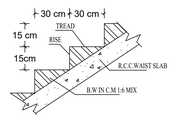
ISSUING AUTHORITY
DTCP

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

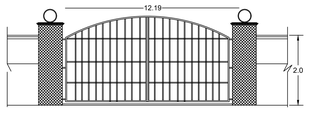
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

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

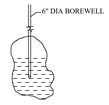
hello@verified.realestate
+91 9996 12 9996
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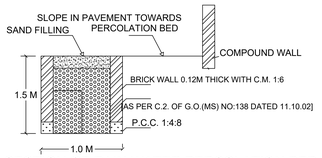
SECTION OF STAIRCASE



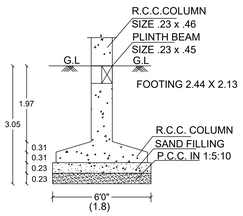
COMPOUND GATE



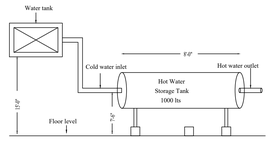
BORE WELL DETAIL



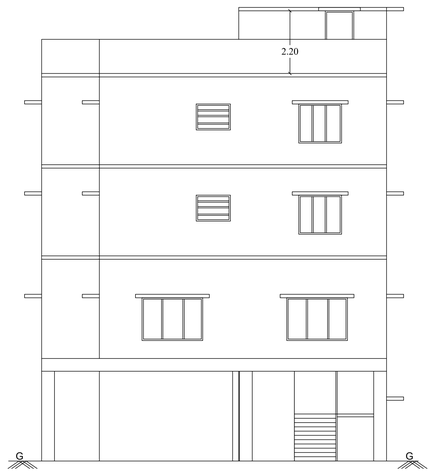
SECTION OF RAIN WATER PERCOLATION BED



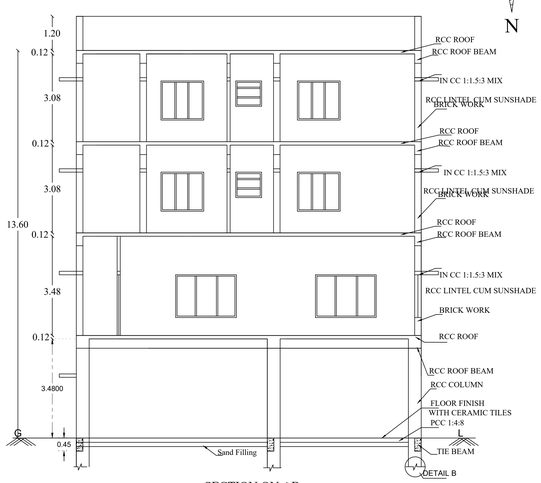
FOUNDATION DETAIL-B



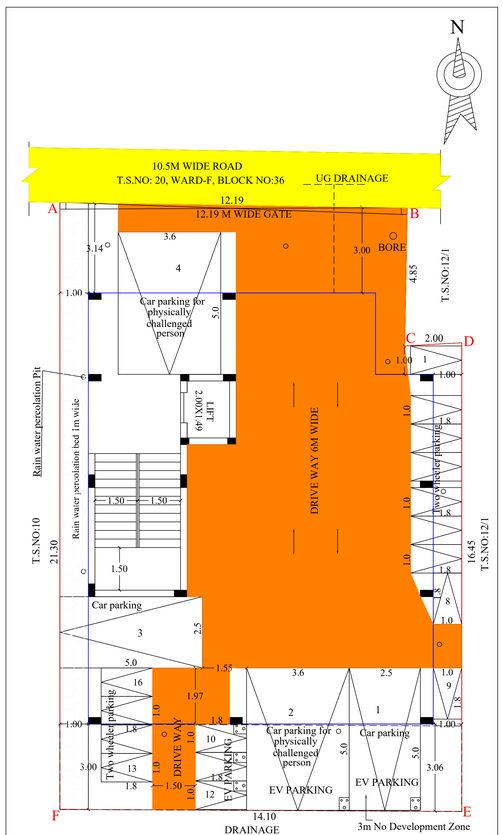
SOLAR WATER HEATER DETAILS



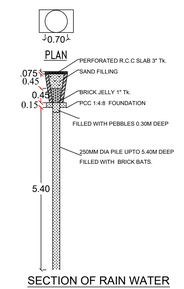
ELEVATION



SECTION ON AB



SITE PLAN
(SCALE 1:100)



SECTION OF RAIN WATER PERCOLATION PIT

SCHEDULE OF JOINERIES:

REFERENCE	METER
MD – MAIN DOOR	1.06 x 2.13
D – FLUSH DOOR	1.20 X 2.13
D1 – FLUSH DOOR	1.00 x 2.13
D2 – FLUSH DOOR	0.76 x 2.13
O – OPEN	1.00 x 2.13
W – GLAZED WINDOW	2.13 x 1.50
W1 – GLAZED WINDOW	1.50 x 1.50
W2 – GLAZED WINDOW	1.20 x 1.37
KW – KITCHEN WINDOW	1.50 x 1.37
KW1 – KITCHEN WINDOW	1.20 x 1.37
CG – COLLAPSIBLE GATE	1.20 x 1.37
V – VENTILATOR	0.91 x 0.91
V – VENTILATOR	1.20 x 0.91

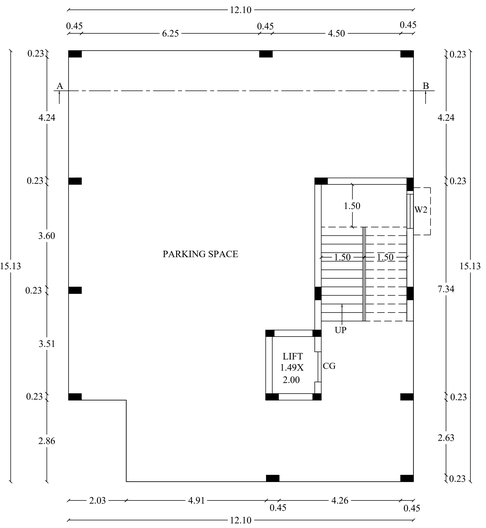
Dwelling Unit area Second & Third Floor		
1	2	3
45.25	65.06	30.55

PARKING CALCULATION

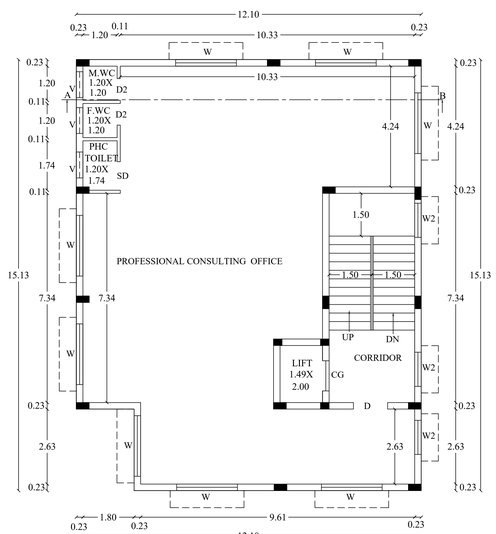
	NO OF DWELLING UNIT	REQUIRED CAR	REQUIRED TWO WHEELER
Office area =177.23x0.75/100 =1.33 Office area =177.23x0.75/25 =5.32		2	6
Floor area upto 25 Sqm.	–	–	–
Floor area above 25 Sqm to 50 Sqm.	4	–	4
Floor area above 50 Sqm to 75 Sqm.	2	1	2
Total	6	3	12
Visitors Parking 10%	–	1	2
Total Required Parking		4	14
10% of Total Parking EV Fast Charging will be Provided.			

NOTE

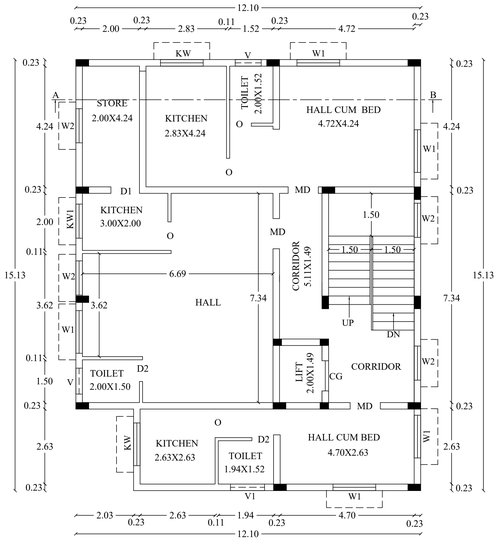
1. SULLAGE WASTE FROM TOILET WILL BE CONNECTED INTO UG
2. BORE WELL WITH MOTAR WATER TANK AND CORPORATION WATER SUPPLY WILL BE PROVIDED.
3. RAIN WATER PERCOLATION PIT PROVIDED @ 1/30 Sqm OF PLINTH AREA @ 6 M C/C
4. RAIN WATER PERCOLATION BED 1.0m WIDE WILL BE PROVIDED AROUND THE BUILDING AS PER GO (MS) NO: 138 DATED 11-10-02.
5. RAIN WATER TAKEN TO THE BORE WELL THROUGH 150MM DIA PIPES.
6. RAIN WATER COLLECTED FROM OPEN TERRACE SHALL BE COLLECTED THROUGH PIPES AND LED INTO A FILTER PIT (SIZE 60 X 60 X 60 CM) WITH APPROPRIATE FILTER MATERIAL AND THEN LED INTO COLLECTION TANK.
7. SOLAR WATER HEATER LINE ARRANGEMENTS WILL BE PROVIDED.



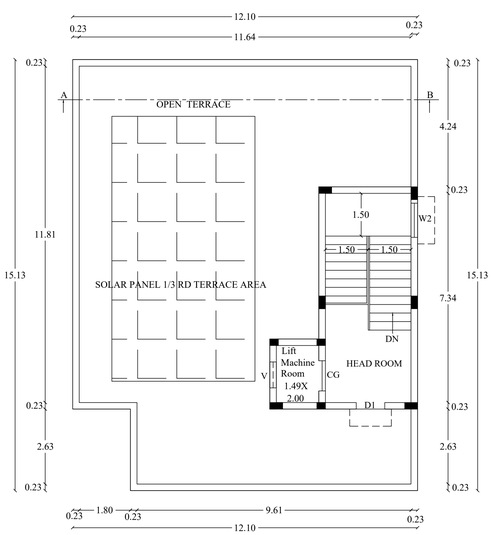
STILT FLOOR PLAN
(PARKING)



FIRST FLOOR PLAN



TYPICAL FLOOR PLAN
(SECOND & THIRD FLOOR PLAN)



TERRACE FLOOR PLAN

DISTRICT TOWN AND COUNTRY PLANNING OFFICE
TIRUCHIRAPPALLI DISTRICT

PLAN SHOWING THE PROPOSED CONSTRUCTION OF PROFESSIONAL CONSULTING OFFICE CUM SERVICE APARTMENT BUILDING IN CONTINOUS BUILDING AREA, T.S.NOS: 11 & 12/2, (OLD T.S.NOS: 11Pt,12Pt), BLOCK NO: 35, WARD-F, SRIRANGAM ZONE (ZONE -I), TIRUCHIRAPPALLI EAST TALUK, TIRUCHIRAPPALLI CITY CORPORATION.

ALL DIMENSIONS ARE IN METER.
SCALE - 1:100

Online application No: SWP/BPA/914113/2026

Applicant Name :S.UMAIYAMBIKA

REFERENCE:
Existing Road
Site Boundary
Proposed Building
Driveway

AREA DETAILS

DESCRIPTION	SQ.M
PLOT AREA AS PER DOCUMENT	299.54
PLOT AREA AS PER TSLR	292.10
SUPER IMPOSED PLOT BOUNDARY	289.98
MINIMUM AREA SHOULD BE TAKEN INTO ACCOUNT	

PROPOSED BUILTUP AREA

SI NO	DESCRIPTION	F.S.I AREA (SQM)	NON F.S.I AREA (SQM)	TOTAL AREA (SQM)
1)	STILT FLOOR AREA (PARKING)	–	177.23	177.23
2)	FIRST FLOOR AREA (OFFICE)	177.23	–	177.23
3)	SECOND FLOOR AREA (Service Apartment)	177.23	–	177.23
4)	THIRD FLOOR AREA	177.23	–	177.23
5)	HEAD ROOM AREA	–	31.24	31.24
6)	TOTAL	531.69	208.47	740.16
7)	VACANT AREA	–	–	112.78

PLOT COVERAGE = 177.23 / 289.98 X 100 = 61.12 %

F.S.I = 531.69 / 289.98 = 1.834

SI NO	PARKING	REQUIRED	PROVIDED
1	CAR PARKING SPACE	4 NOS	4 NOS
2	TWO WHEELER PARKING SPACE	14 NOS	16 NOS

APPLICANT	ENGINEER
S.Umayambika	N. Nanthakumar, Er. N. Nanthakumar, M.E(Struct)., M.Sc(RDV). Registered Engineer, Reg. No : RE.Gr-I / DTCP / TRICHY / JULY-2024/005 Nantha Planners and Builders No.2, 1st Cross, Srinivasa Nagar, 7th Main Road, Vayalur Road, Trichy-17. Mob:88387 46781.
REGISTERED STRUCTURAL ENGINEER	GEO-TECH EXPERT
N. Nanthakumar, Er. N. Nanthakumar, M.E(Struct)., M.Sc(RDV). Structural Engineer, Reg. No : SE.Gr-I / DTCP / TRICHY / JULY-2024/28 Nantha Planners and Builders No.2, 1st Cross, Srinivasa Nagar, 7th Main Road, Vayalur Road, Trichy-17. Mob:88387 46781.	

SITE SUPERVISION ENGINNER

M. KRISHNA KUMAR, B.E.,
REGISTERED ENGINEER GRADE - I
Rly Gr-I /DTCP/TRICHY/Sep - 2025/69
Plot. No: 7A, Sinthose Estate,
Mela Pandaramgalam, Kulumani Road,
Trichy - 620 102. Cell: 90424 76455

PLANNING PERMISSION No: PP/JD/DTCP(TD) No: 127 / 2026

BUILDING PERMISSION No: BP/JD/DTCP(TD) No: 243 /2026

This Planning permission is valid for a period of 8 years from the date of e-sign

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