PP APPROVAL RECORD

# Planning Permission

Tiruchirappalli district, Tamil Nadu

APPROVAL TYPE
**Building Plan**

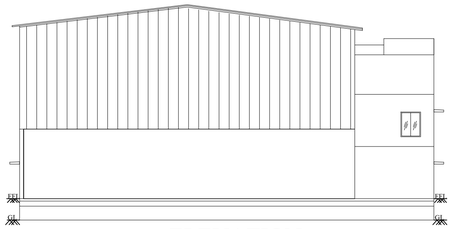
ISSUING AUTHORITY
**DTCP**

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

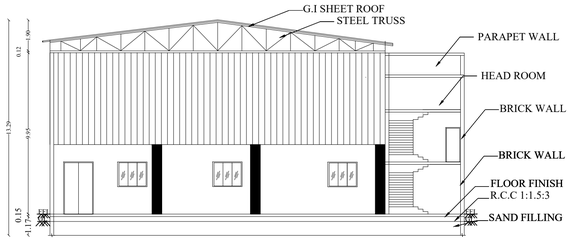
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

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

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



ELEVATION



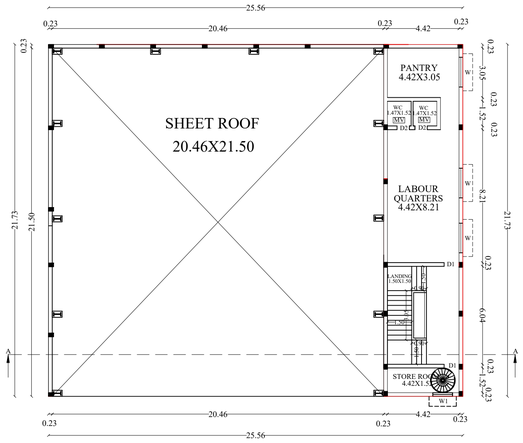

SECTION A-A

**JOINERIES DETAILS**

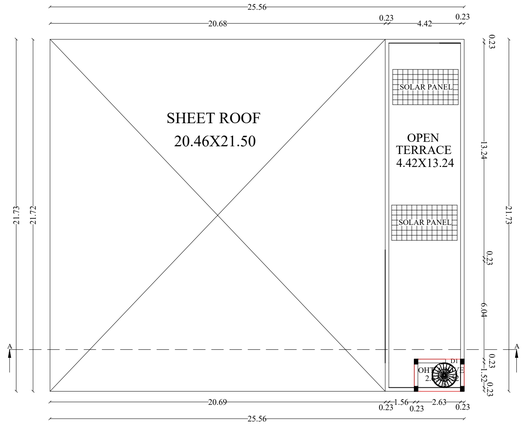
| SCHEDULE OF JOINERIES | METER |
|---|---|
| 1. OPEN - O | 20.46 x 3.65 |
| 2. DOOR - D | 1.83 x 2.13 |
| 3. DOOR - D1 | 0.92 x 2.13 |
| 4. DOOR - D2 | 1.52 x 1.52 |
| 5. WINDOW -W | 1.83 x 1.52 |
| 6. WINDOW - W1 | 1.22 x 1.52 |
| 7. VENTILATOR - V | 0.91 x 0.91 |
| 8. GATE-G | 6.33 x 6.10 |



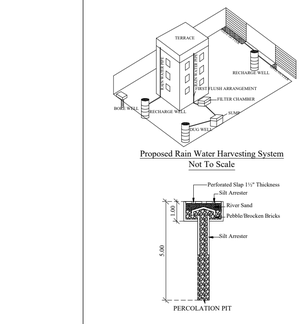

GROUND FLOOR PLAN




FIRST FLOOR PLAN

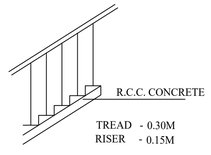



TERRACE FLOOR PLAN

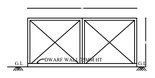



Proposed Rain Water Harvesting System
Not To Scale

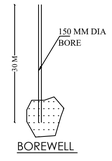


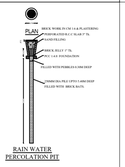

STAIRCASE DETAILS



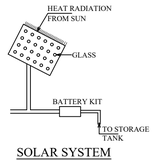
MAIN GATE
ELEVATION




BOREWELL

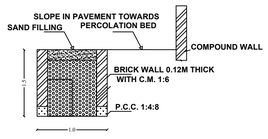



RAIN WATER
PERCOLATION PIT

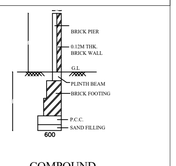



SOLAR SYSTEM

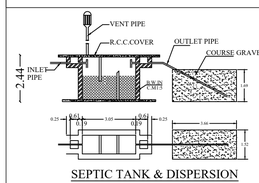
**OFFICE USE ONLY**



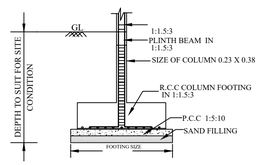

SECTION OF RAIN WATER PERCOLATION BED



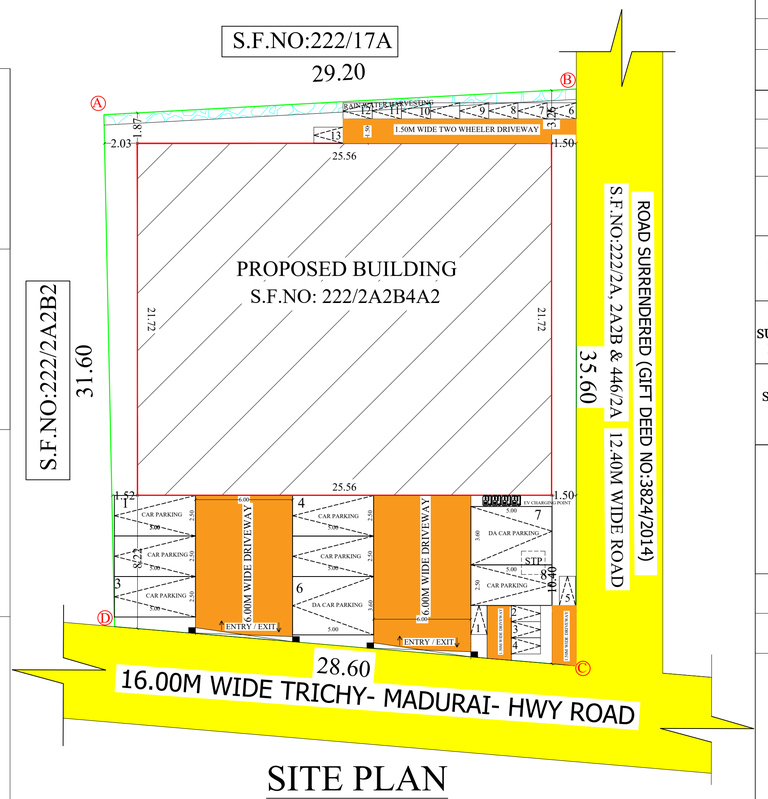

COMPOUND
WALL DETAIL




SEPTIC TANK & DISPERSION
TRENCH DETAILS




FOUNDATION DETAILS




SITE PLAN

## DISTRICT TOWN AND COUNTRY PLANNING OFFICE
## TIRUCHIRAPPALLI DISTRICT

PLAN SHOWING THE PROPOSED CONSTRUCTION OF G+1 FLOOR COMMERCIAL BUILDING(AUTOMOBILE SHOWROOM) IN S.F.NO: 222/2A2B4A2, AT KALLIKUDI SOUTH VILLAGE, SRIRANGAM TALUK, TIRUCHIRAPPALLI DISTRICT.

ALL DIMENSIONS ARE IN METER
SCALE-1:100
ONLINE APPLICATION NO:SWP/BPA/0920094/2026 DT:10/08/2026

E N S W

**SITE BOUNDARY DETAILS**

1. SITE BOUNDARY SHOWN IN
2. EXISTING ROAD
3. DRIVE WAY SHOWN IN
4. PROPOSED BUILDING SHOWN IN

**AREA DETAILS**

| | |
|---|---|
| AREA OF THE DEED | 971.00 SQ.M |
| AREA OF THE FMB & PATTA | 971.00 SQ.M |
| AREA OF THE SUPERIMPOSED | 968.35 SQ.M |

MINIMUM OF THE ABOVE SHALL BE TAKEN INTO ACCOUNT

**BUILDING AREA DETAILS**

| AREA DETAILS | FSI AREA SQ.M | NON FSI AREA SQ.M | TOTAL AREA SQ.M |
|---|---|---|---|
| GROUND FLOOR AREA | 555.21 | - | 555.21 |
| FIRST FLOOR AREA | 105.91 | 449.30 | 555.21 |
| HEAD ROOM AREA | - | 6.11 | 6.11 |
| TOTAL AREA | 661.12 | 455.41 | 1116.53 |

FLOOR SPACE INDEX ( F.S.I ) (661.12/968.35) = 0.68 < 2.00

PLOT COVERAGE (555.21/968.35)X100 =57.34%

**PARKING CALUCULATION**

1 CAR SPACE FOR EVERY 100 SQ.M OF GROSS AREA
AREA 661.12/100 =REQUIRED - 6 NOS - PROVIDED - 6 NOS

10%DA CAR PARKING REQUIRED - 2 NOS - PROVIDED - 2 NOS

**PARKING DETAILS**

| SI.N | DESCRIPTION | REQUIRED | PROVIDED |
|---|---|---|---|
| 01 | CAR PARKING | 6 | 6 |
| 02 | DA CAR PARKING 10% | 2 | 2 |
| 03 | TWO WHEELER PARKING | 0 | 13 |

**FIRE EQUIPMENT DETAILS**

NO. OF FIRE EXTINGUISHER IN 5 Kg = 4 NOS

NO. OF FIRE BUCKETS = 8 NOS

**PROFESSIONAL DETAILS BASED ON FORM-C**

| | | |
|---|---|---|
| APPLICANT | P JEYAKUMAR | |
| REGISTERED ENGINEER | S.RAMALINGAM (RE/GR-I/DTCP/NOV2024/70) | S. RAMALINGAM, B.E., M.I.E., Registered Engineer, Regd.No.RE/GR-I/DTCP/NOV-2024/70, 12, SOUTH KAVERI STREET, BEEMA NAGAR, TRICHY-1. MOB: 94421 27070 |
| SITE SUPERVISION ENGINEER | P.BALACHANDRU (RCE/DTCP/FEB2025/09) | P. BALACHANDRU, B.E., REGISTERED CONSTRUCTION ENGINEER, RCE / DTCP /TRICHY / FEBRUARY-2025/09, 13, SOUTH KAVERI STREET, BEEMANAGAR, TRICHY - 1. MOB: 9952222970 |
| STRUCTURAL ENGINEER | G.BALAJI (RSE/GR-I/DTCP/TRICHY/ MAY 2025/30) | Er. G.BALAJI, M.Tech., AMIE, Regd Structural Engineer - Grade-I,RE Regd No: RSE/GR-I/DTCP/TRICHY/ May-25, No.19, Bird Plaza, Tiruppattur Road, Tiruchirappalli - 620 002, Mobile: +91 9597572186 |

**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.

BUILDING PERMISSION NO: BP/JD/DTCP (TD) No. 120 / 2026

PLANNING PERMISSION NO: PP/JD/DTCP (TD) No. 234 / 2026

(This Planning Permission is valid for a period of 8years from e-sign)

e-signed
Joint Director / Member Secretary,
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.