PP APPROVAL RECORD

Planning Permission

Tiruchirappalli district, Tamil Nadu

APPROVAL TYPE
Building Plan

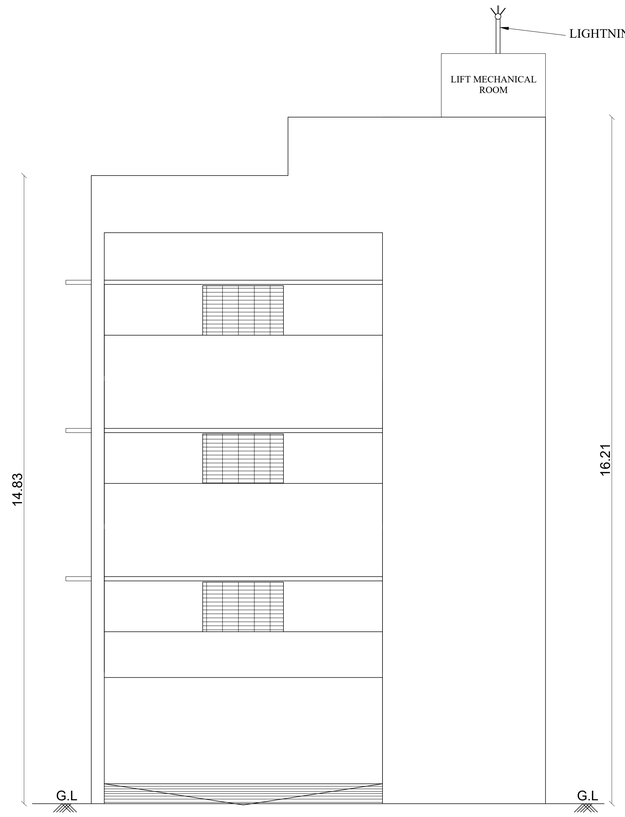
ISSUING AUTHORITY
DTCP

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

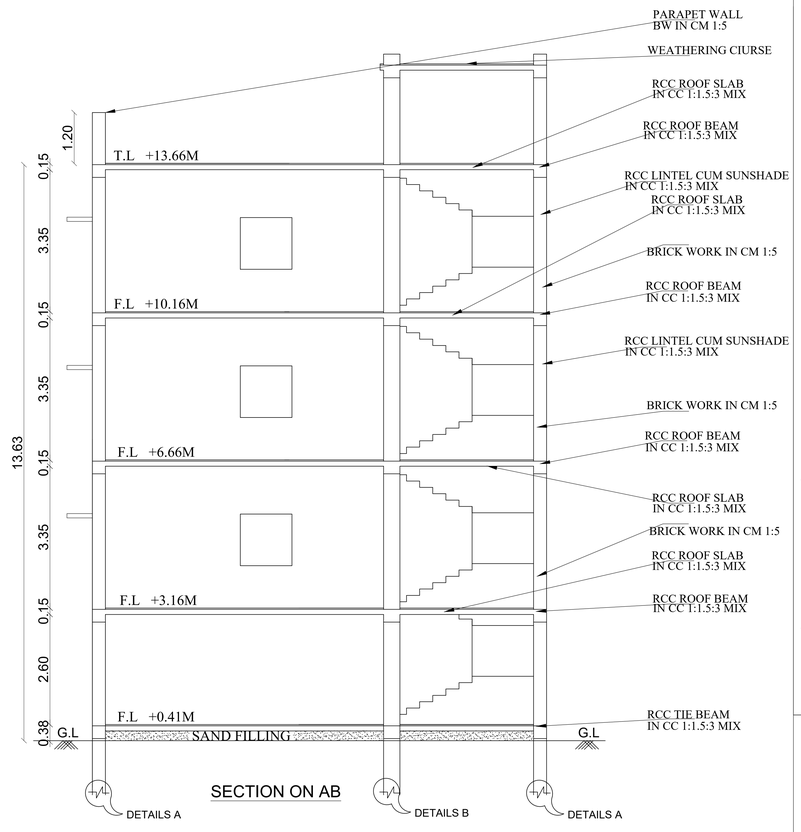
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

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

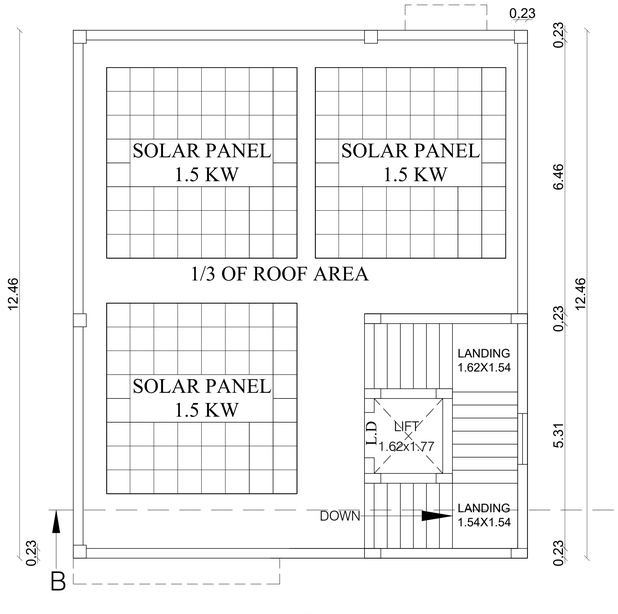
hello@verified.realestate
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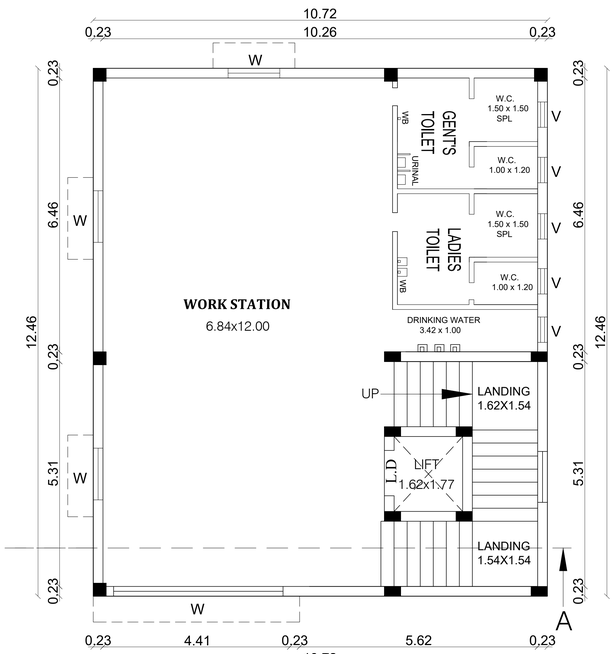
ELEVATION



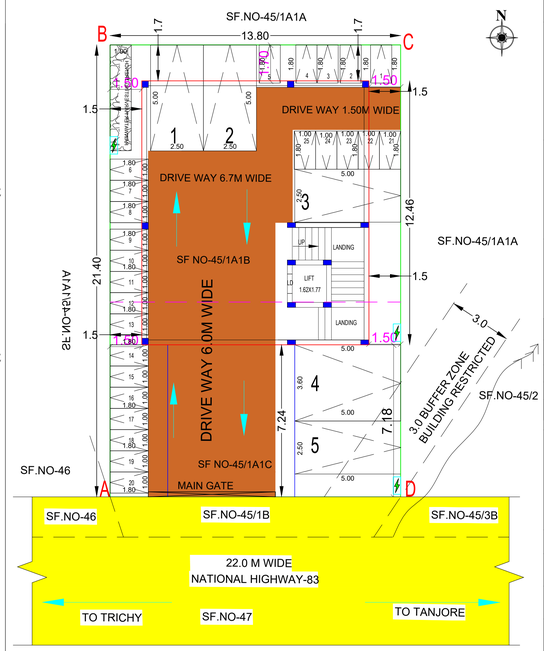
SECTION ON AB



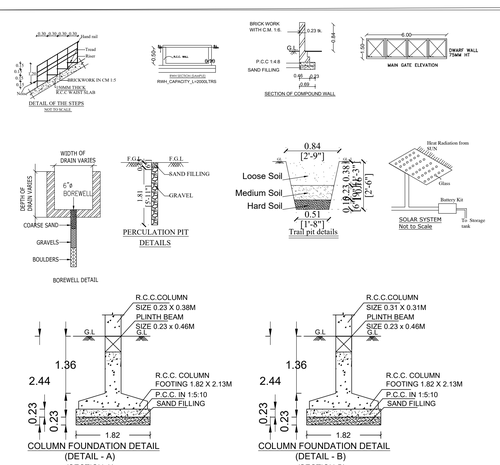
TERRACE FLOOR



FIRST FLOOR
TYPICAL FLOOR -1,2,3



SITE PLAN
SCALE- 1:200



NOTE:

1. ALL DIMENSION ARE IN "METER"
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 (STILT FLOOR), ALL BALCONY (FIRST,SECOND FLOOR & HEAD ROOM,)

DISTRICT TOWN AND COUNTRY PLANNING OFFICE TIRUCHIRAPPALLI DISTRICT

REVISED PLAN SHOWING THE PROPOSED CONSTRUCTION OF PROFESSIONAL CONSULTING OFFICE BUILDING HAVING STILT + 3 FLOORS (ENGINEERS, ARCHITECT, AUDITORS & LAWYER) (USE- COMMERCIAL) AT NEW SURVEY NO: 45/1A1B,1A1C, IN AGARAM VILLAGE, ZONE-III, TIRUCHIRAPPALLI CITY MUNICIPAL CORPORATION/DISTRICT.

ALL DIMENSIONS ARE IN METER
SCALE - 1:100

NAME OF APPLICANT: Mr.ADIMOOLAM THIRUNAVUKKARASU NAGASUNDAR, Mrs. GAYATHRI

File No. : SWP/BPA/939226/2026

REFERENCE:

EXISTING ROAD	-	
SITE BOUNDARY	-	
PROPOSED BUILDING	-	
DRIVEWAY	-	

AREA DETAILS

DESCRIPTION	SQ.M
PLOT AREA (as per DOCUMENT)	292.00 SQ.M
PLOT AREA (as per SITE)	292.76 SQ.M
SUPER IMPOSED PLOT AREA (Minimum of the abouve shall be taken into account)	292.00 SQ.M

TYPE	DESCRIPTION	IN "M"
R.S	ROLLING SHUTTER	1.83 x 2.13
D	DOOR	1.83 x 2.13
LD	LIFT DOOR	0.91 x 2.13
W	WINDOW	1.22 x 1.22
V	VENTILATOR	0.61 x 0.61

PROPOSED BUILTUP AREA

SL NO.	DESCRIPTION	FSI AREA SQ.M	NON FSI AREA SQ.M	TOTAL AREA SQ.M
1)	STILT AREA (PARKING)	--	133.57	133.57
2)	FIRST FLOOR AREA	133.57	--	133.57
3)	SECOND FLOOR AREA	133.57	--	133.57
4)	THIRD FLOOR AREA	133.57	--	133.57
5)	HEAD ROOM AREA	--	22.20	22.20
6)	TOTAL AREA	400.71	155.77	556.48
7)	VACANT AREA	--	--	158.43

FLOOR SPACE INDEX:-

$$F.S.I = \frac{\text{TOTAL FSI AREA}}{\text{SITE AREA}} = \frac{400.71}{292.00} = 1.37 < 2$$

PLOT COVERAGE:-

$$\text{PLOT COVERAGE} = \frac{\text{BUILTUP AREA}}{\text{SITE AREA}} = \frac{133.57}{292.00} \times 100 = 0.46\%$$

PARKING DETAILS

	REQUIRED	PROVIDED
CAR PARKING	NUMBER OF CAR PARKING = $\frac{400.71}{100}$ = 4.0	5 (INCLUDING 10% OF VISITOR CAR PARKING)
TWO WHEELER PARKING	NUMBER OF TWO WHEELER PARKING = $\frac{400.71}{25}$ = 16	25

APPLICANT	REGISTER ENGINEER
	Er. M. RAJESH DCE., DE., Registered Engineer RE / GR.II / VD / JULY - 2024 / 080 No.5, Elahi Complex Near to SBI Kajamalai Main Road Tiruchirappalli - 620 023. Cell : 97104 46666
STRUCTURAL ENGINEER	CONSTRUCTION ENGINEER
Er.G.YOGANATH,M.Tech., Structural Consultant, Reg.No: 12-RSE-GR1, No.6, West Part, Meena Nagar Ext., Near Tholkapiyar Sadhukam, Nagal Road, THANJAVUR-613 001. Mob: 76392 27325	Er.S.BASKAR Reg. Construction Engineer REC/DTCP/Trichy/Sep-2024-056 THIRU ASSOCIATES 15B, First Street, Krishnapuram E.Pudur Trichy-620 012. Cell.9994011773

BUILDING PERMISSION NO:B.P/JD DTCP(TD)NO: 119/2026
THIS REVISED BUILDING PERMISSION NO:B.P/JD DTCP(TD)NO: 54/2025
PLANNING PERMISSION NO: 233/2026
THIS REVISED PLANNING PERMISSION NO: 70/2025

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
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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.