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,
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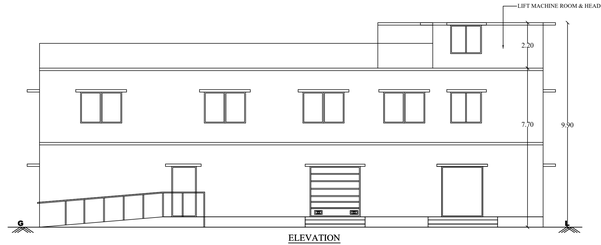
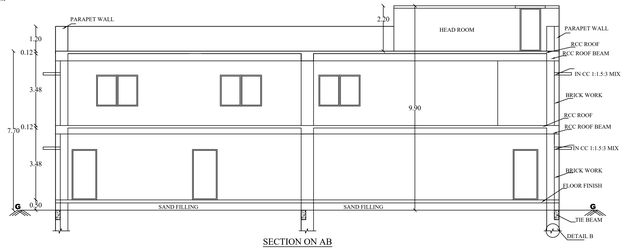
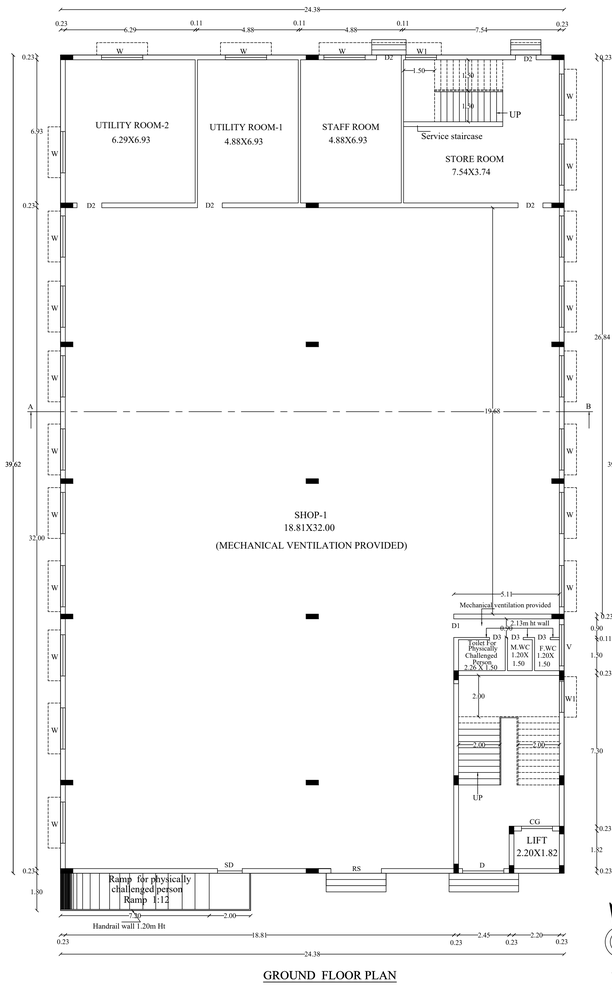


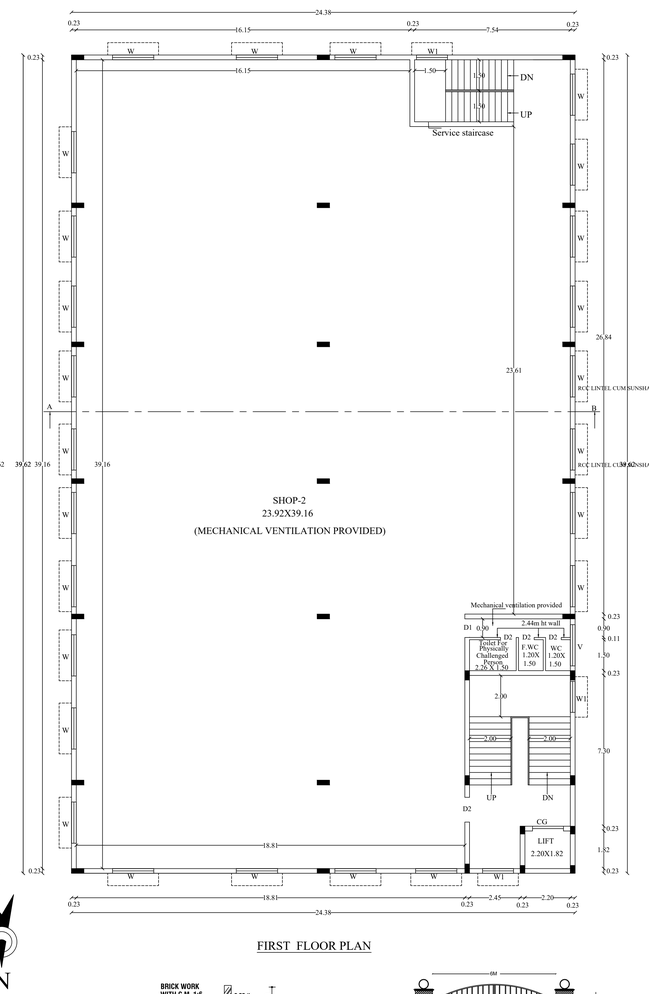
ELEVATION



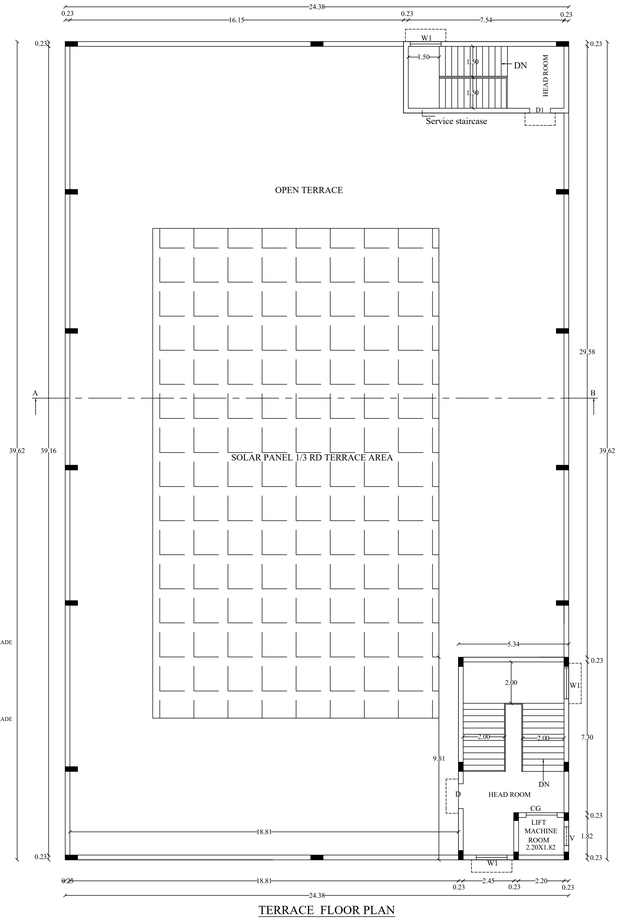
SECTION ON AB



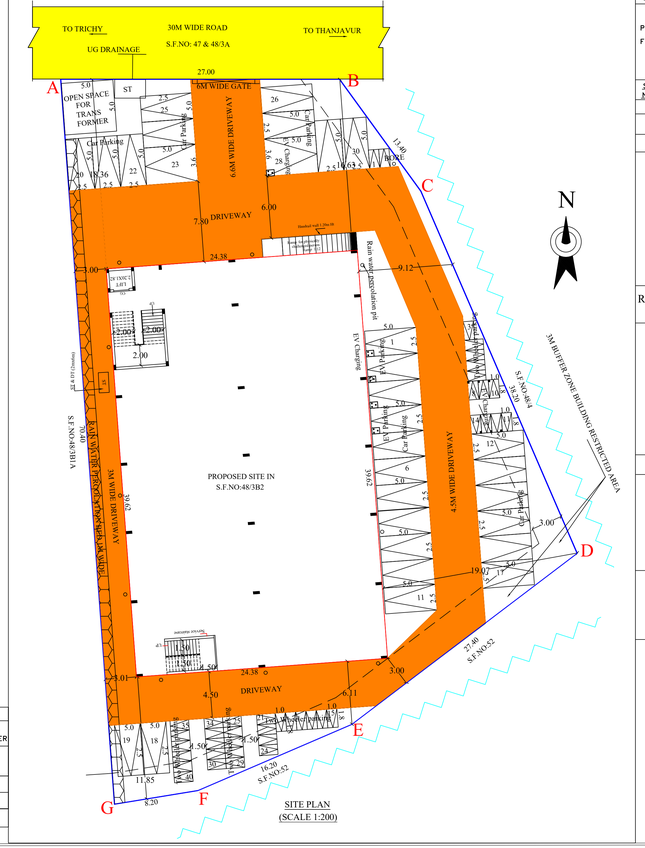
GROUND FLOOR PLAN



FIRST FLOOR PLAN



TERRACE FLOOR PLAN



SITE PLAN
(SCALE 1:200)

NOTE

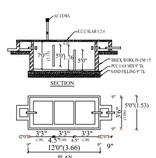
1. SULLAGE WASTE FROM TOILET WILL BE CONNECTED INTO ST.
2. BORE WELL WITH MOTAR WATER TANK AND CORPORATION WATER SUPPLY WILL BE PROVIDED.
3. RAIN WATER PERCOLATION PIT PROVIDED @ 1/30 Sqm OF PLINTH AREA @ 6 M C/C
4. RAIN WATER PERCOLATION BED 1.0m WIDE WILL BE PROVIDED AROUND THE BUILDING AS PER GO (MS) 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.

SCHEDULE OF JOINERIES:

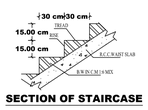
REFERENCE		METER
RS	– ROLLING SHUTTER	2.50 x 2.44
D	– FLUSH DOOR	2.00 x 2.44
D1	– FLUSH DOOR	1.20 x 2.44
D2	– FLUSH DOOR	1.20 x 2.44
D3	– FLUSH DOOR	0.76 x 2.44
SD	– SLIDING DOOR	1.20 x 2.44
W	– GLAZED WINDOW	2.00 x 1.50
W1	– GLAZED WINDOW	1.50 x 1.50
V	– VENTILATOR	0.91 x 0.91
CG	– COLLAPSIBLE GATE	1.00 x 2.44



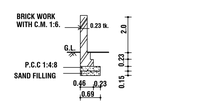
BORE WELL DETAIL



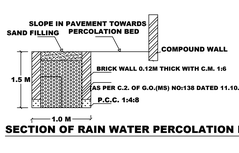
SEPTIC TANK DETAILS



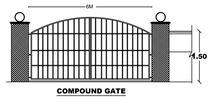
SECTION OF STAIRCASE



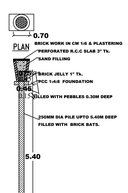
SECTION OF COMPOUND WALL



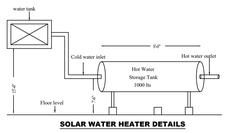
SECTION OF RAIN WATER PERCOLATION BED



COMPOUND GATE



SECTION OF RAIN WATER PERCOLATION PIT



SOLAR WATER HEATER DETAILS

PARKING CALCULATION	REQUIRED	
	CAR	TWO WHEELER
Commercial Shop 1448.89 - 50 / 50 = 27.97say 28 Nos	29	29
Total Required Parking	29	29
Total Provided Parking	30	40
10% of Total Parking EV Fast Charging will be Provided.		

DISTRICT TOWN AND COUNTRY PLANNING OFFICE
TIRUCHIRAPPALLI DISTRICT

PLAN SHOWING THE PROPOSED CONSTRUCTION OF COMMERCIAL BUILDING (SHOP) IN S.F.NO:48/3B2, AGARAM VILLAGE, ZONE-III, THIRUVERAMBUR TALUK, TRICHY CITY CORPORATION.

ALL DIMENSIONS ARE IN METER.

SCALE - 1:100

Online application No: SWP/BPA/ 970001/2026

Owner Name : M/s.Aswins Home Special
(Represented by its Managing Partner K.R.V.Ganesan)

REFERENCE:
Existing Road
Site Boundary
Proposed Building
Driveway

AREA DETAILS

DESCRIPTION	SQ.M
PLOT AREA AS PER DOCUMENT	2430.32
PLOT AREA AS PER PATTA	2430.00
MINIMUM AREA SHOULD BE TAKEN INTO ACCOUNT	

PROPOSED BUILTUP AREA

SL NO.	DESCRIPTION	F.S.I AREA (SQM)	NON F.S.I AREA (SQM)	TOTAL AREA (SQM)
1)	GROUND FLOOR AREA	965.94	–	965.94
2)	FIRST FLOOR AREA	965.94	–	965.94
3)	HEAD ROOM AREA	–	80.07	80.07
4)	TOTAL	1931.88	80.07	2011.95
5)	VACANT AREA	–	–	1464.07

PLOT COVERAGE = 965.94 / 2430.00 X 100 = 39.75 %
F.S.I = 1931.88 / 2430.00= 0.795

SL NO.	PARKING	REQUIRED	PROVIDED
1	TWO WHEELER PARKING SPACE	29 NOS	40 NOS
2	CAR PARKING SPACE	29 NOS	30 NOS

APPLICANT	REGISTERED ENGINEER
FOR ASWINS HOME SPECIAL K.R.V. Ganesan MANAGING PARTNER (K.R.V.A. GANESAN)	N. Rambalkumar Er. N. Rambalkumar, M.Tech(Str), M.Tech(Ed), M.I.E(I), M.I.S.T.E. Registered Engineer, Reg. No : TE.CIV / 27727 / TRICHY / 2021-2026/1005 Nantha Planners and Builders No.2, 1st Cross, Srinivasa Nagar, 7th Main Road, Vayalur Road, Trichy-17. Mob:09367 467845.
REGISTERED STRUCTURAL ENGINEER	GEO-TECH EXPERT
N. Rambalkumar Er. N. Rambalkumar, M.Tech(Str), M.Tech(Ed), M.I.E(I), Structural Engineer, Reg. No : TE.CIV / 27727 / TRICHY / 2021-2026/1005 Nantha Planners and Builders No.2, 1st Cross, Srinivasa Nagar, 7th Main Road, Vayalur Road, Trichy-17. Mob:09367 467845.	Dr.S. Senthamil Ramya,M.Sc.,M.Phil.,M.C.I. Agricultural Officer, Reg.No:5/2/2004 Soil Testing Lab, Nar Nine Kuriv Kuriv Thanjavur-613005. Cell: 09597699744,mail id: senthamilramya@yahoo.co.in
SITE SUPERVISION ENGINEER	
S. Senthalir Er. S. Senthala Devi, DCE., Construction Engineer, Reg. No : CE / DTCP / TRICHY / JUN 2025/08 No. 57/37, Gandhi Nagar Street, Trichy-620 020. Mobile : 9080039 94618.	

PLANNING PERMISSION No: 246 /2026

BUILDING PERMISSION No: BP/JD/DTCP(TD) No: 130 /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

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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.