

PP

APPROVAL RECORD

Planning Permission

Tirunelveli

Tirunelveli district, Tamil Nadu

APPROVAL TYPE

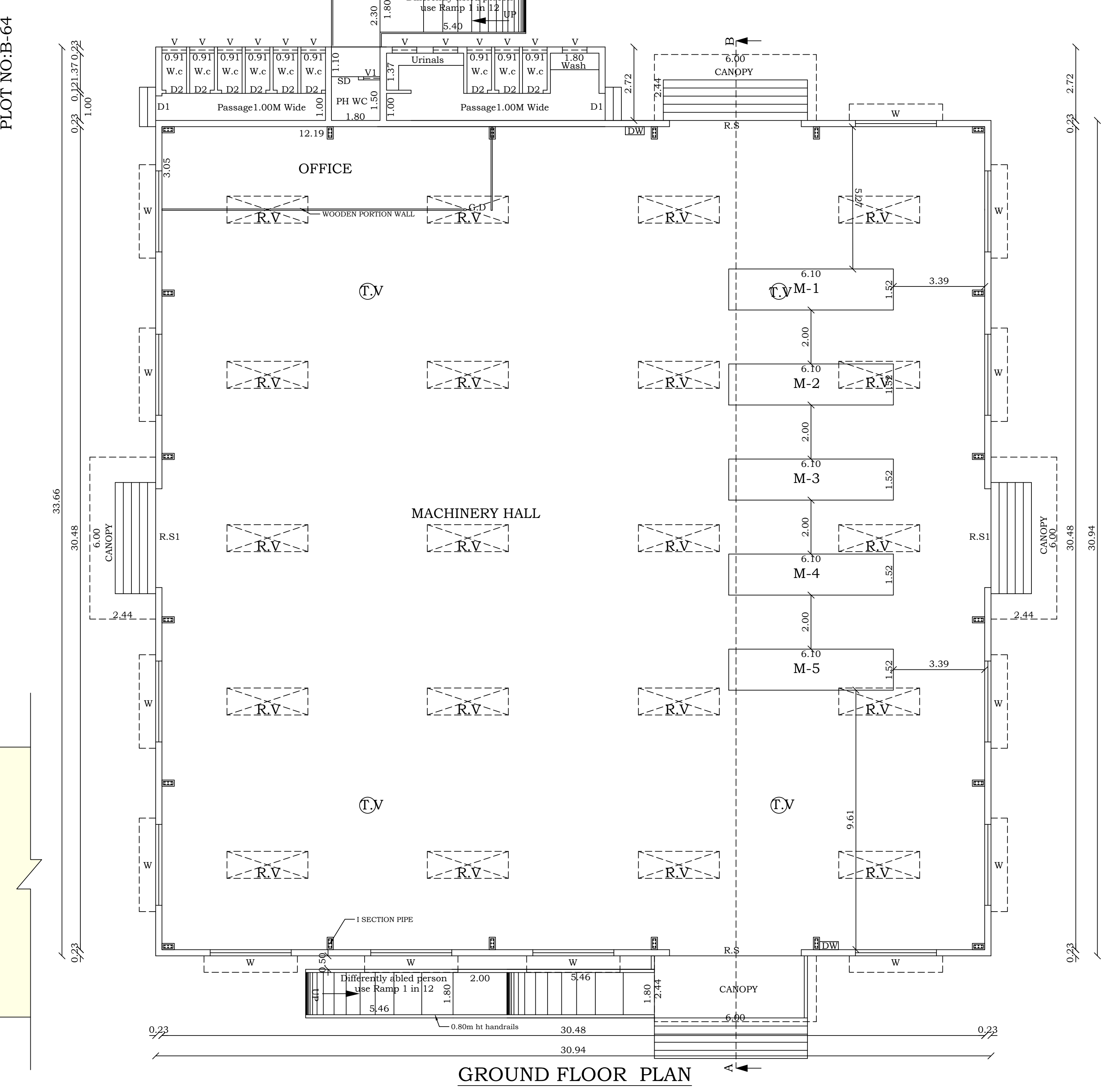
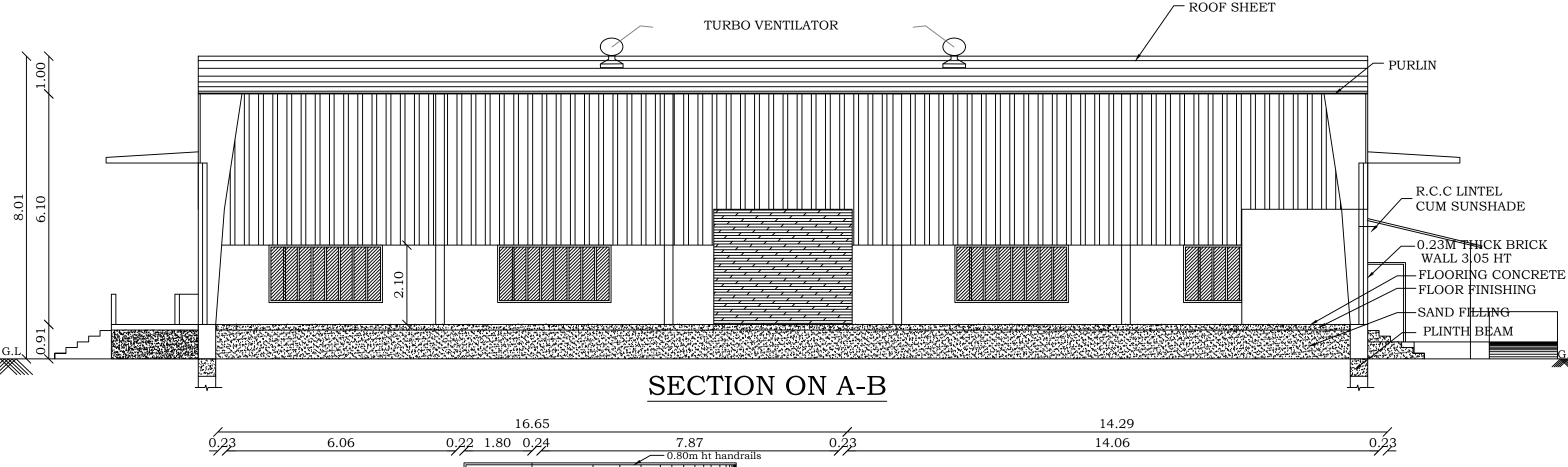
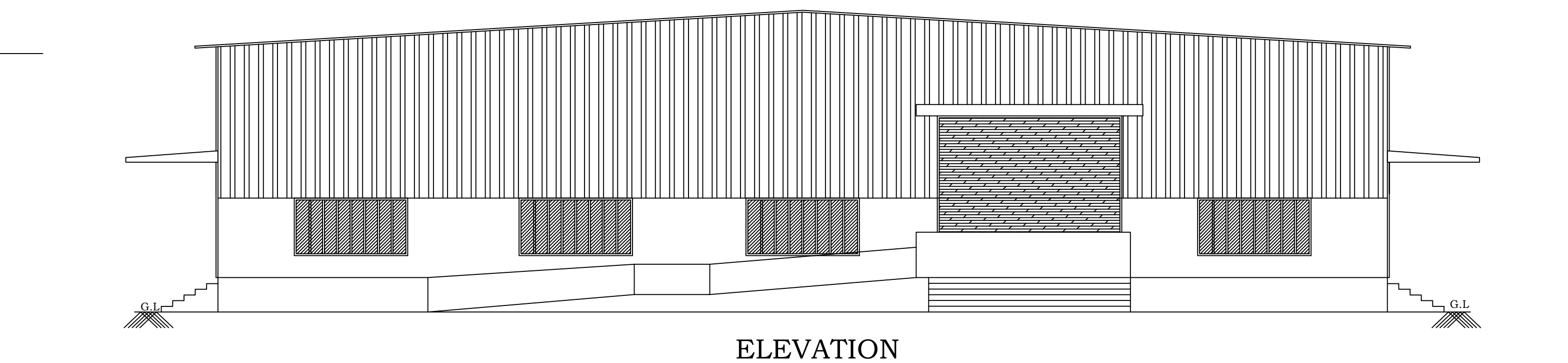
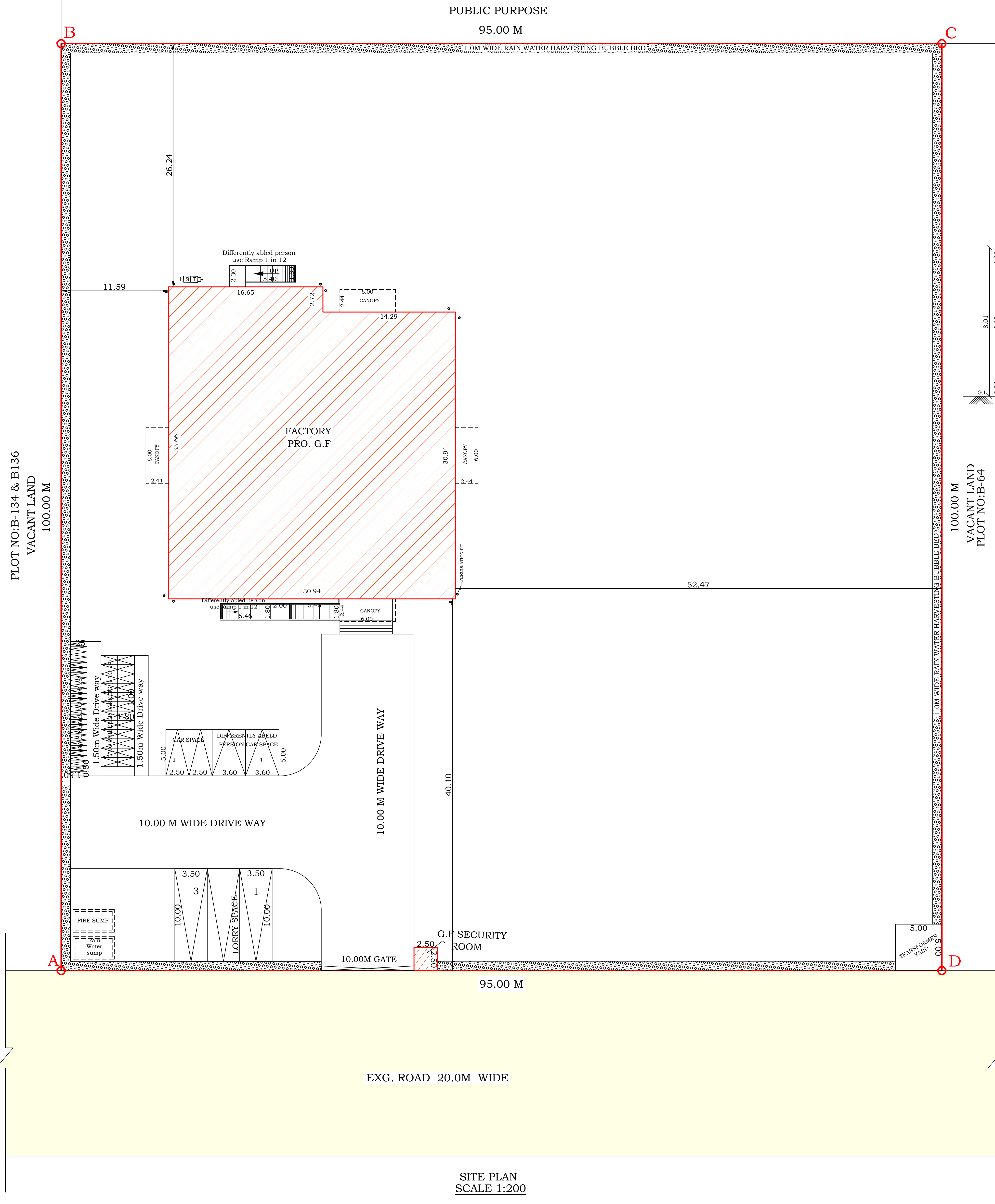
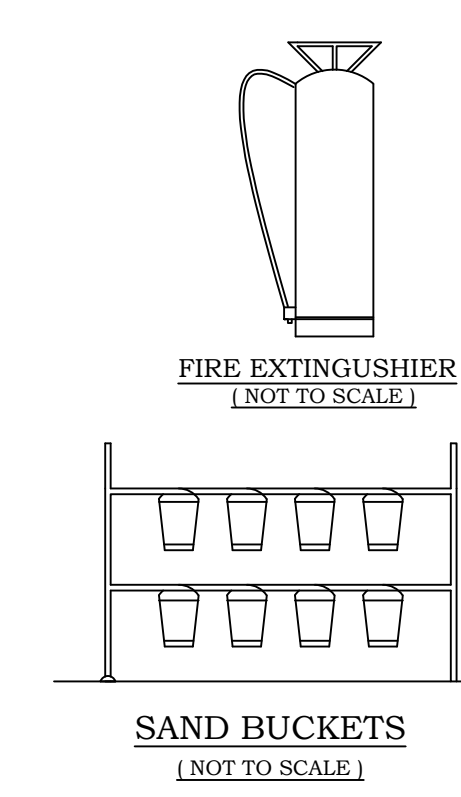
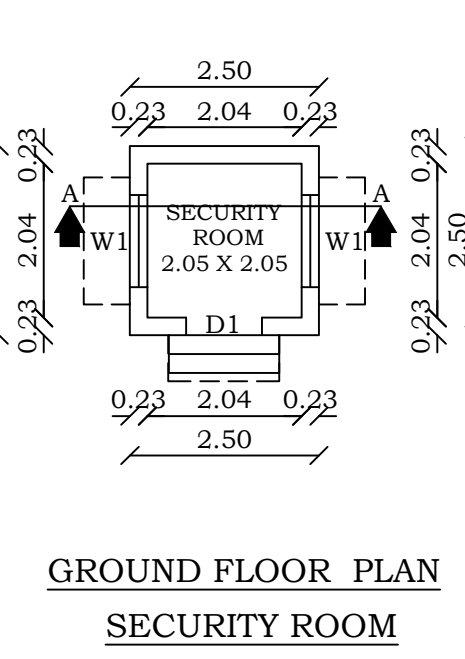
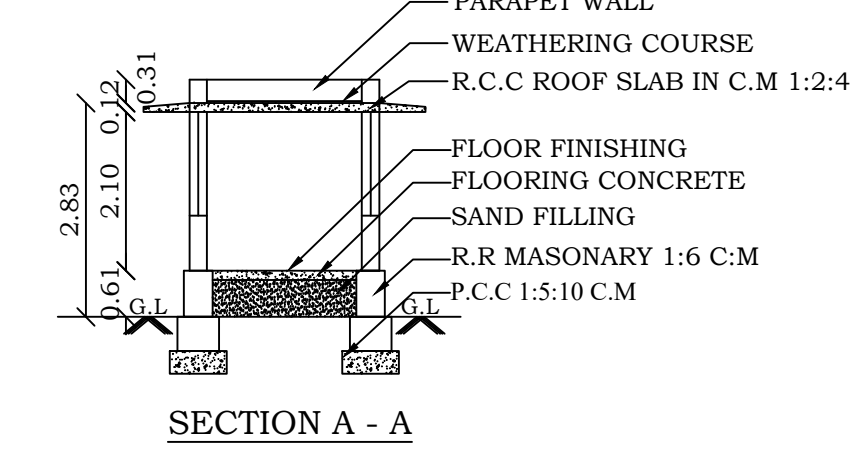
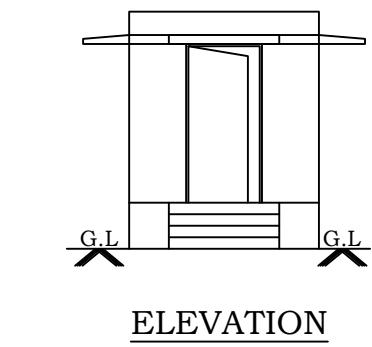
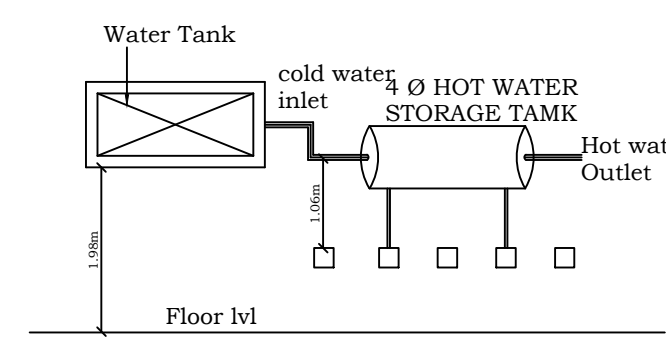
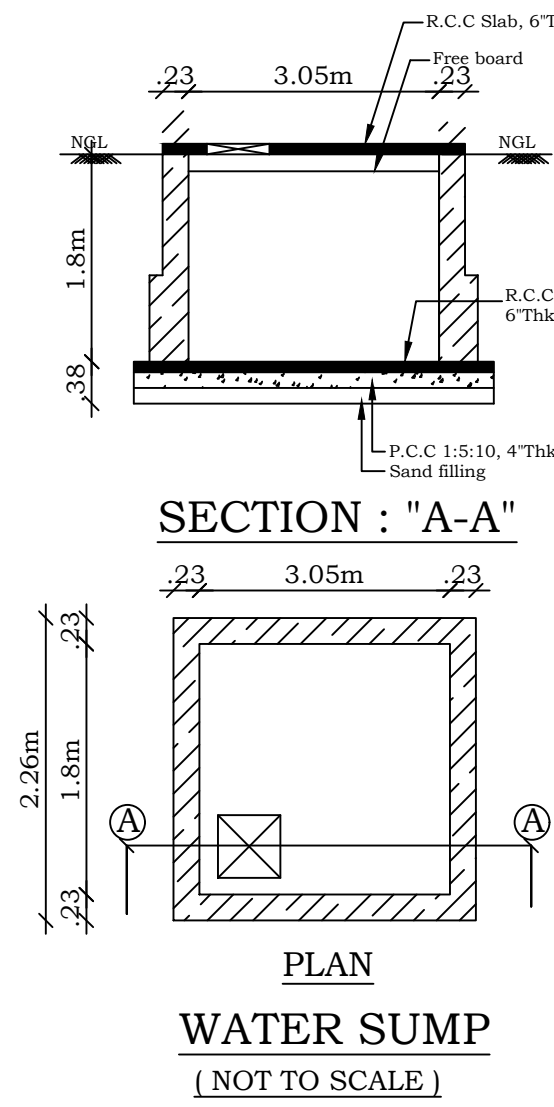
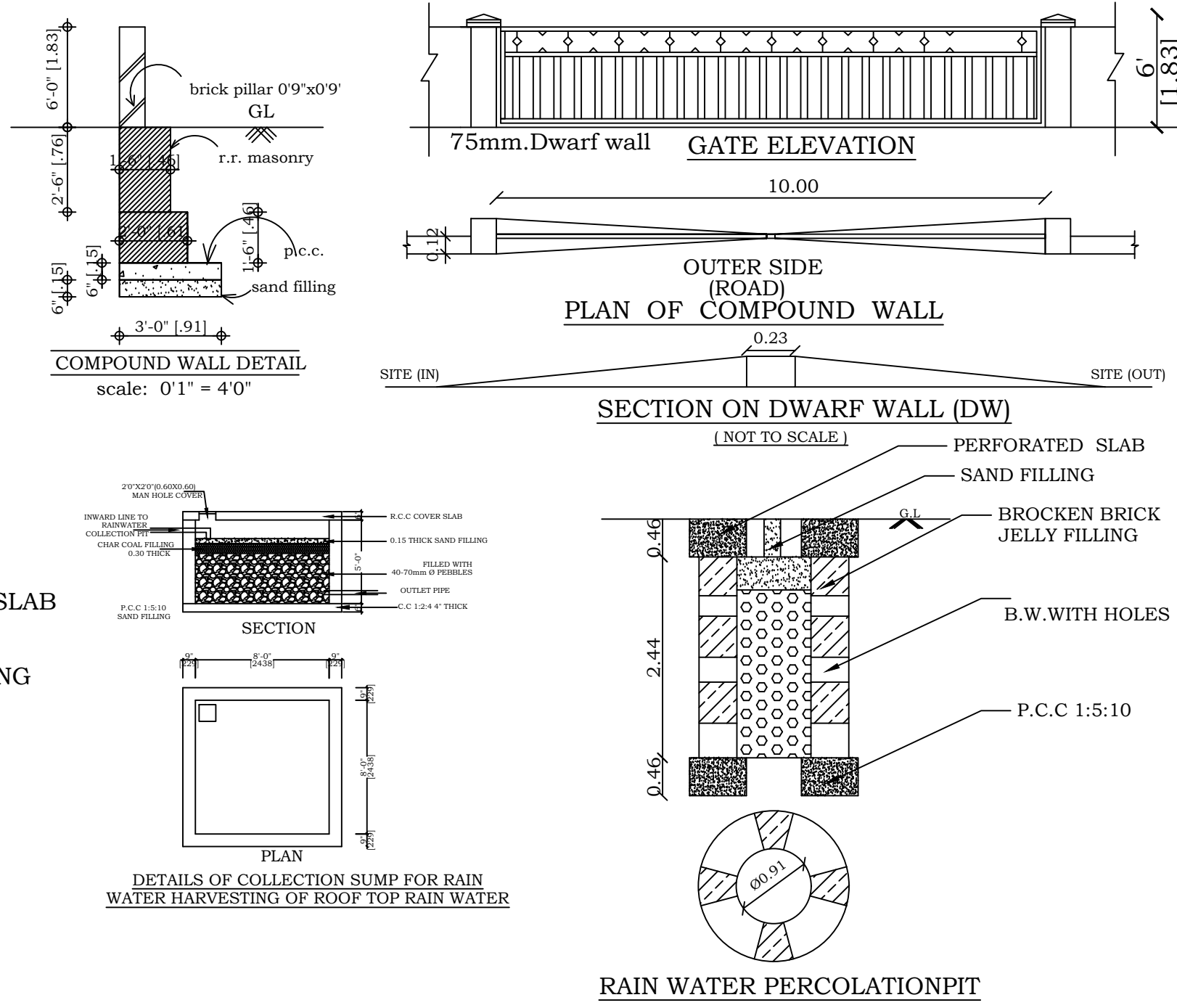
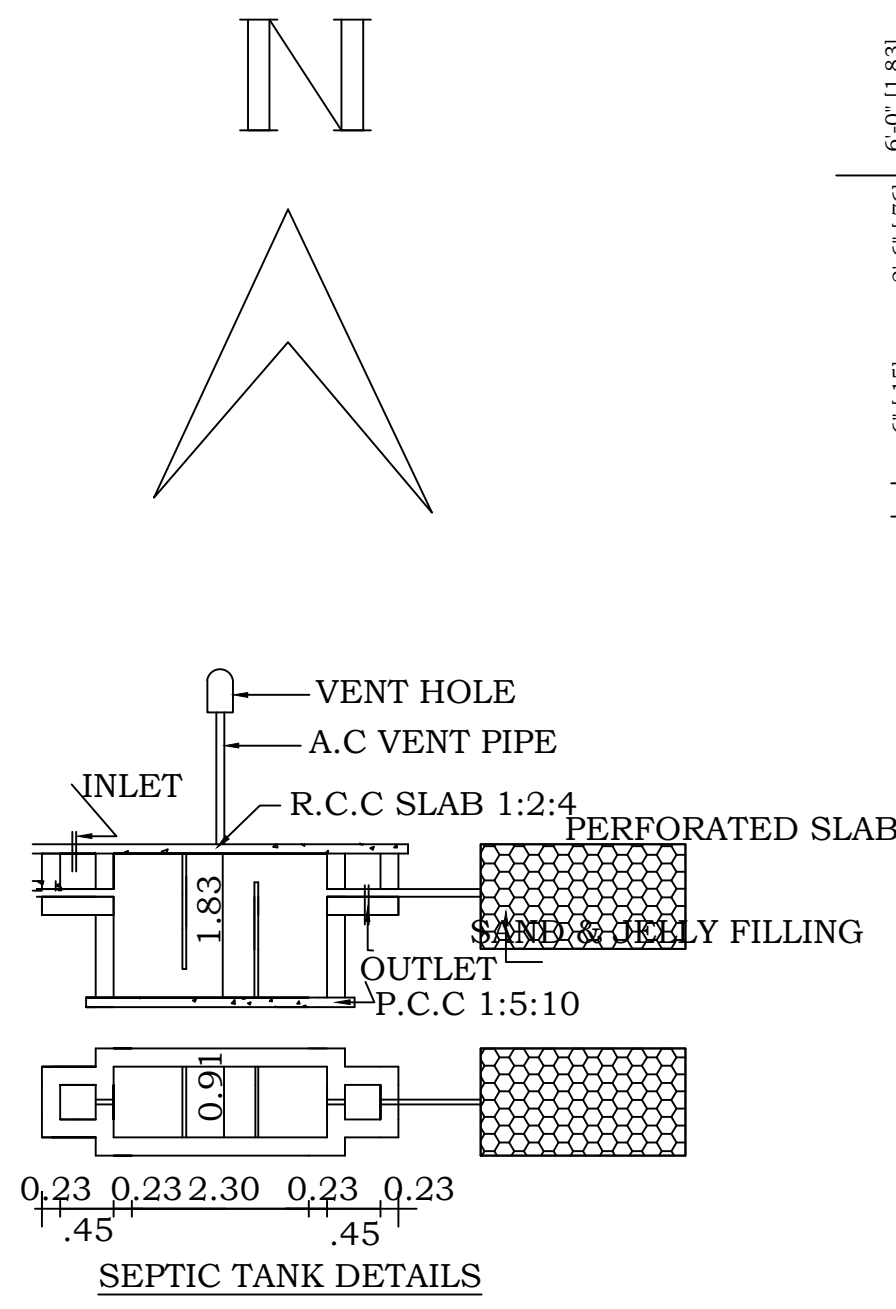
Building Plan

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.



PLAN SHOWING THE PROPOSED CONSTRUCTION OF CARD BOARD BOXES AND ASSEMBLE OF PACKAGING UNITS FACTORY BUILDING FOR M/S GEM SACKS P.V.T L.T.D WITH INSTALLATION OF (50.00HP) PLOT NO-C-103, S.NO:1641Part& 1903Part, GANGAIKONDAN VILLAGE, APPROVED LAYOUT L.P/D.T.C.P NO:54/2013, SIPCOT INDUSTRIAL GROWTH CENTRE, GANGAIKONDAN VILLAGE & PANCHAYAT, MANUR PANCHAYAT UNION, TIRUNELVELI TALUK, TIRUNELVELI DISTRICT.					
Category of industry : GREEN					
Annexure-VI (19) : Cardboard box and paper products					
S.NO	PATTA AREA SQ.MT	DOCUMENT AREA SQ.MT	SUPER IMPOSED PLOT AREA SQ.MT		
1641	320850.00				
1903	43800.00				
TOTAL	364650.00	9510.00	9500.00		
AS ON CONSIDERATION AS SUPER IMPOSED PLOT AREA 9500.00 SQ.MT					
COLOURS	AREA DETAILS	SQ.MT	SQ.FT		
	SITE AREA	9500.00	102366.00		
	GROUND FLOOR- WORKSHOP AREA	1002.57	10792.00		
	GROUND FLOOR- CANOPY AREA	58.56	630.00		
	TOTAL AREA	1061.13	11422.00		
	G.F SECURITY ROOM	6.25	67.00		
	OPEN SPACE	8432.62	90944.00		
	EXISTING ROAD				
FLOOR	F.S.I Area in sq.mt	NON F.S.I Area in sq.mt	Total Area in sq.mt		
FACTORY BUILDING	1061.13	---	1061.13		
G.F SECURITY ROOM	---	6.25	6.25		
TOTAL	1061.13	6.25	1067.38		
FLOOR SPACE INDEX & FLOOR AREA RATIO:					
F.S.I. = $\frac{\text{FLOOR AREA}}{\text{SITE AREA}}$					
F.S.I. = $\frac{1061.13}{9500.00} = 0.112$					
$0.112 < 1.50$					
PARKING CALCULATION					
WORKSHOP AREA = 965.40					
OFFICE AREA = 37.17					
TOTAL AREA = 1002.57					
WORKSHOP AREA:-					
EVERY 50sq.mt of WORKSHOP AREA= 1TWO WHEELER & 1CYCLE					
ADD EVERY 500 SQ.MT = 1 LORRY SPACE					
WORKSHOP AREA = 965.40					
$965.40 / 50 = 19.30$ say 20 Two wheeler & 20 cycle space					
$965.40 / 500 = 1.93$ sq.mt say 2 NO OF LORRY SPACE					
OFFICE AREA:-					
EVERY 100 SQ.MT = 1 CAR SPACE					
OFFICE AREA = 37.17					
$37.17 / 100 = 0.37$ say 1 CAR SPACE					
REQUIRED PARKING					
20 TWO WHEELER, 20 CYCLE, 02 LORRY & 1 CAR SPACE					
AVAILABLE PARKING =					
24 TWO WHEELER, 25 CYCLE, 03 LORRY & 4 CAR SPACE					
Including differently abled person parking					
JOINERIES					
R.S	ROLLING SHUTTER	4.88 X 4.27			
R.S1	ROLLING SHUTTER	3.66 X 3.05			
G.D	GLASS DOOR	1.00 X 3.05			
D1	DOOR	0.91 X 2.10			
D2	DOOR	0.76 X 2.10			
W	WINDOW	3.00 X 1.52			
R.V	ROOF VENTILATOR	3.00 X 1.00			
V	VENTILATOR	0.91 X 0.61			
V1	VENTILATOR	0.61 X 0.91			
MACHINERY DETAIL					
SL.NO	DESCRIPTION	QTY	EACH HP TOTAL HP		
1	Flexo Printing Machine-M1	1	10.00 10.00		
2	Paper Bag Making Machine-M2	1	10.00 10.00		
3	Handle Fixing Machine-M3	1	10.00 10.00		
4	Tupe Making Machine-M4	1	10.00 10.00		
5	Bag Parting Machine-M5	1	10.00 10.00		
TOTAL HP			50.00		
Gents labours 12 nos	TOTAL NUMBER OF LABOURS = 27 NOS				
Ladies labours 15 nos					
OFFICE USE:-					
IP/TVLD/DTCP NO:52/2023					
Online Application No: SWP/BPA/008485/2023					
V.K.Ashok Kumaravel, B.E., M.E.A.I.V.P.D., Chief & Structural Engineer Registered Structural Engineer Grade I Reg No. 888/2017/11/January 2020/19 ANGELA CONSULTANT 6/8/10, A.S.S. Nagar Complex, Manur Road, Panchayath, Tirunelveli - 627 002.					
STRUCTURAL ENGINEER:					
APPLICANT:					
ARCHITECT					

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](#)



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



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.

