

PP

APPROVAL RECORD

Planning Permission

Tirupathur district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

Rural Panchayat

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

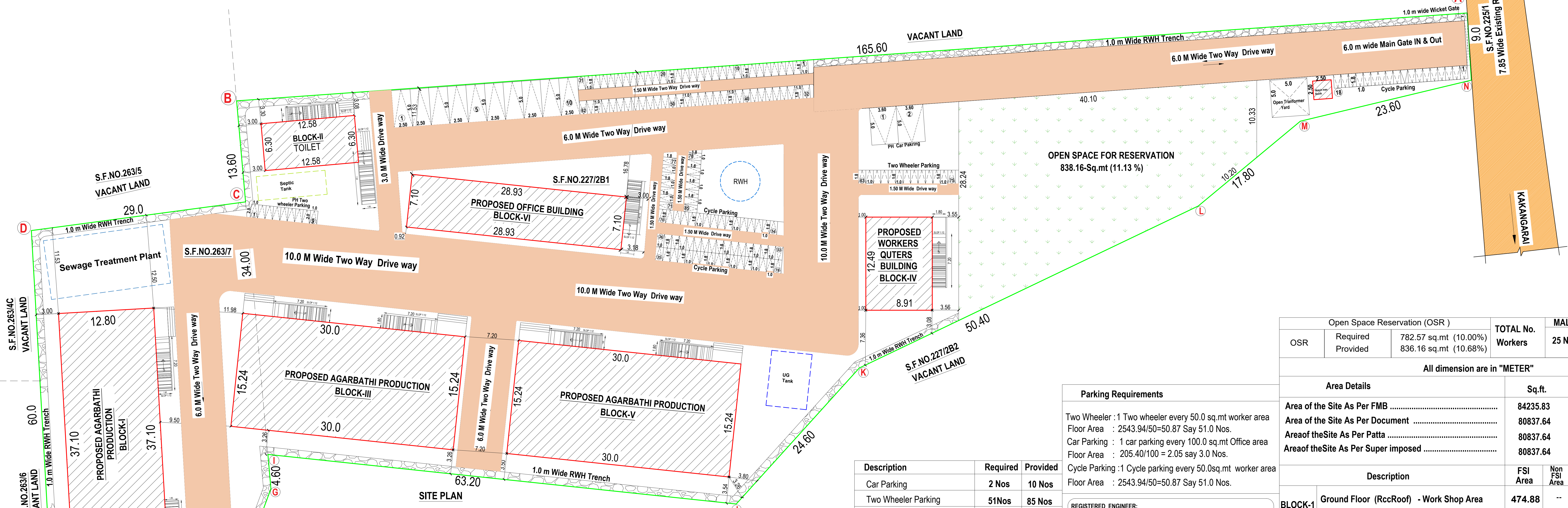
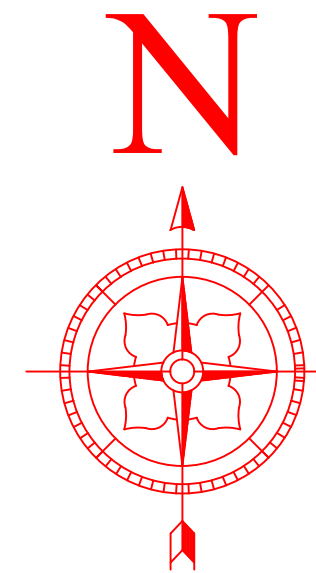
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUND FLOOR & FIRST FLOOR (RCC ROOF & GI SHEET ROOF) COTTAGE INDUSTRY (AGARBATHI PRODUCTION BUILDING), IN S.F.NO. 227/2B1, 263/7, NARIYANERI VILLAGE, MANAVALLI PANCHAYAT, KANDHILI PANCHAYAT UNION, TIRUPATHUR TALUK & DISTRICT.

APPLICANT : Mr.N.JITESH NEMCHAND SHAH S/o.NEMCHAND MULJI SHAH

SITE APPROVAL:
Online Application No.SWP/BPA/528167/2025
Site Boundary shown as 'A' to 'N'
Site Approval Issued

TECHNICAL APPROVAL:
SWP /DTCP/Tirupathur/BP No. 13/2025
Online Application No.SWP/BPA/528167/2025
Technical Approval Issued
Reference -69HILDPN



SITE PLAN

Parking Requirements

Two Wheeler : 1 Two wheeler every 50.0 sq.mt worker area
Floor Area : 2543.94/50=50.87 Say 51.0 Nos.
Car Parking : 1 car parking every 100.0 sq.mt Office area
Floor Area : 205.40/100 = 2.05 say 3.0 Nos.
Cycle Parking : 1 Cycle parking every 50.0sq.mt worker area
Floor Area : 2543.94/50=50.87 Say 51.0 Nos.

Description	Required	Provided
Car Parking	2 Nos	10 Nos
Two Wheeler Parking	51Nos	85 Nos
DA Car Parking	--	02 Nos
DA Two Wheeler Parking	--	09 Nos
Cycle Parking	51 Nos	75 Nos

REGISTERED ENGINEER:
Er.C.ACHUDHAN, ME.,
Registered Engineer, G-1 (DTCP)
Register No. 405/CEN/200101
SHINE BUILDERS
Tirupathur District-635001

REGISTERED STRUCTURAL ENGINEER:
Er.C.ACHUDHAN, ME.,
Registered Structural Engineer, G-1 (DTCP)
Register No. 405/CEN/200101
SHINE BUILDERS
Tirupathur District-635001

REGISTERED GEO-TECH ENGINEER:
Er.C.ACHUDHAN, ME.,
Registered Geo Tech Engineer,
Register No. GTE/NO/20201001
SHINE BUILDERS
Tirupathur District-635001

REGISTERED CONSTRUCTION ENGINEER:
Er.C.N.VISWANATHAN, D.C.E
Registered Construction Engineer,
Register No. CE/202019
Dankankotai Main Road,
Dinnur, Housr-635109

REGISTERED DEVELOPER :
Er.C.N.VISWANATHAN, D.C.E
Registered Developer
Register No. RD/CE/2019
Dankankotai Main Road,
Dinnur, Housr-635109

Open Space Reservation (OSR)			TOTAL No.	MALE	FEMALE
OSR	Required	Provided	Workers	25 Nos	25 Nos
	782.57 sq.mt (10.00%)	836.16 sq.mt (10.68%)			

All dimension are in "METER" Sheet-1/5

Area Details	Sq.ft.	Sq.mt.
Area of the Site As Per FMB	84235.83	7825.70
Area of the Site As Per Document	80837.64	7510.00
Area of the Site As Per Patta	80837.64	7510.00
Area of the Site As Per Super imposed	80837.64	7510.00

Description		FSI Area	Non FSI Area	Total Built Up Area
BLOCK-1	Ground Floor (RccRoof) - Work Shop Area	474.88	--	474.88
	First Floor (Gi Sheet Roof) - Work Shop Area	474.88	--	474.88
BLOCK-2	Ground Floor (Gi Sheet Roof) - Toilet Block	79.27	--	79.27
BLOCK-3	Ground Floor (RCC Roof) - Work Shop Area	457.20	--	457.20
	First Floor (Gi Sheet Roof) - Work Shop Area	457.20	--	457.20
BLOCK-4	Ground Floor (RCC Roof) - Workers Quarters	111.29	--	111.29
	First Floor (RCC Roof) - Workers Quarters	111.29	--	111.29
BLOCK-5	Ground Floor (Gi Sheet Roof) - Work Shop Area	457.20	--	457.20
BLOCK-6	Ground Floor (RccRoof) - Office Area	205.40	--	205.40
	Head Room	--	25.79	25.79
	Watch man Booth	--	6.25	6.25
	Total Area	2828.61	32.04	2860.65

Floor Space Index - (F.S.I) = 2828.61/7510.00 = 0.37
Plot coverage = 1785.24/7510.00 = 0.23%

SCALE 1:200

COLOR INDEX

APPLICANT:

Plot Boundary

Proposed Building

Existing Road

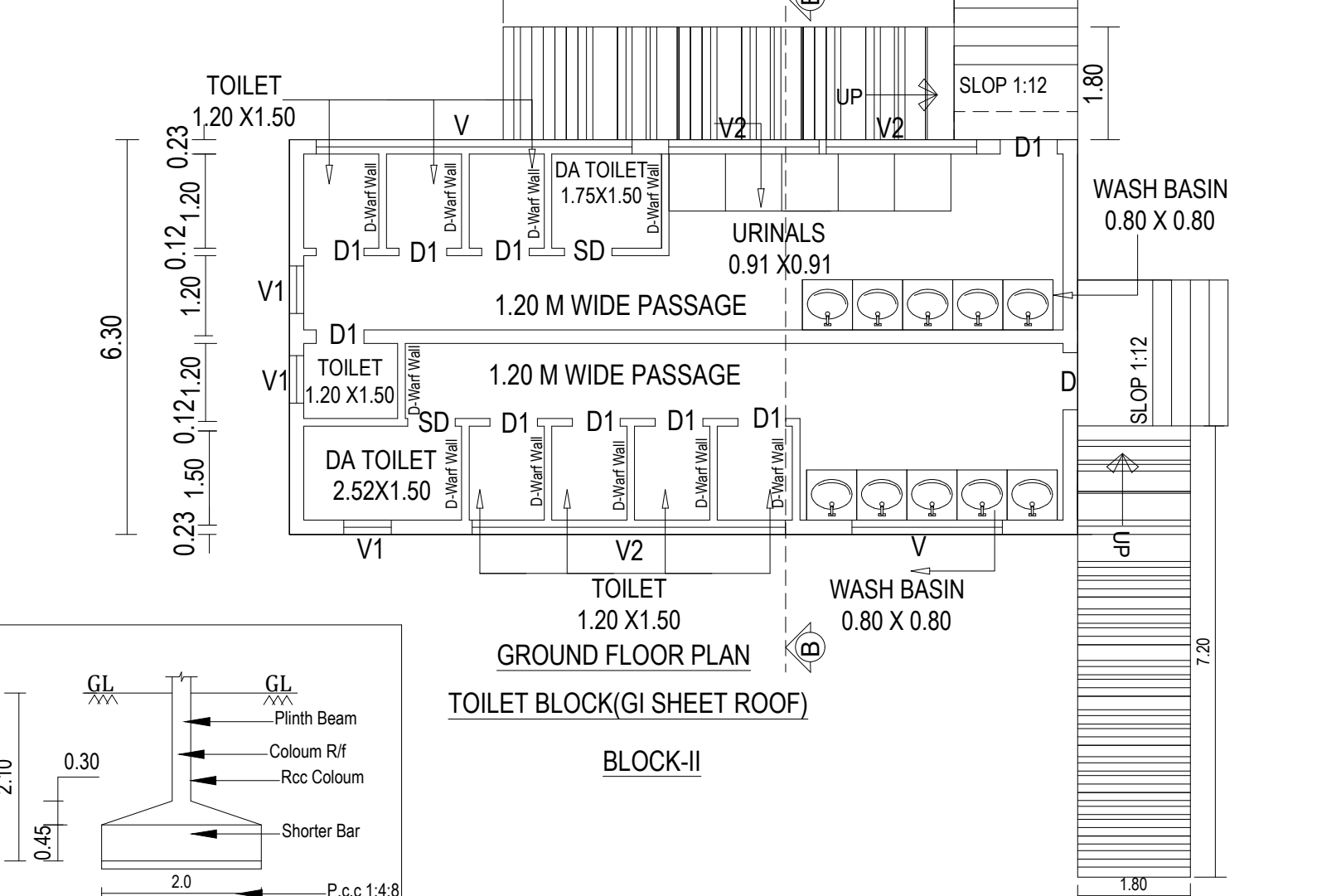
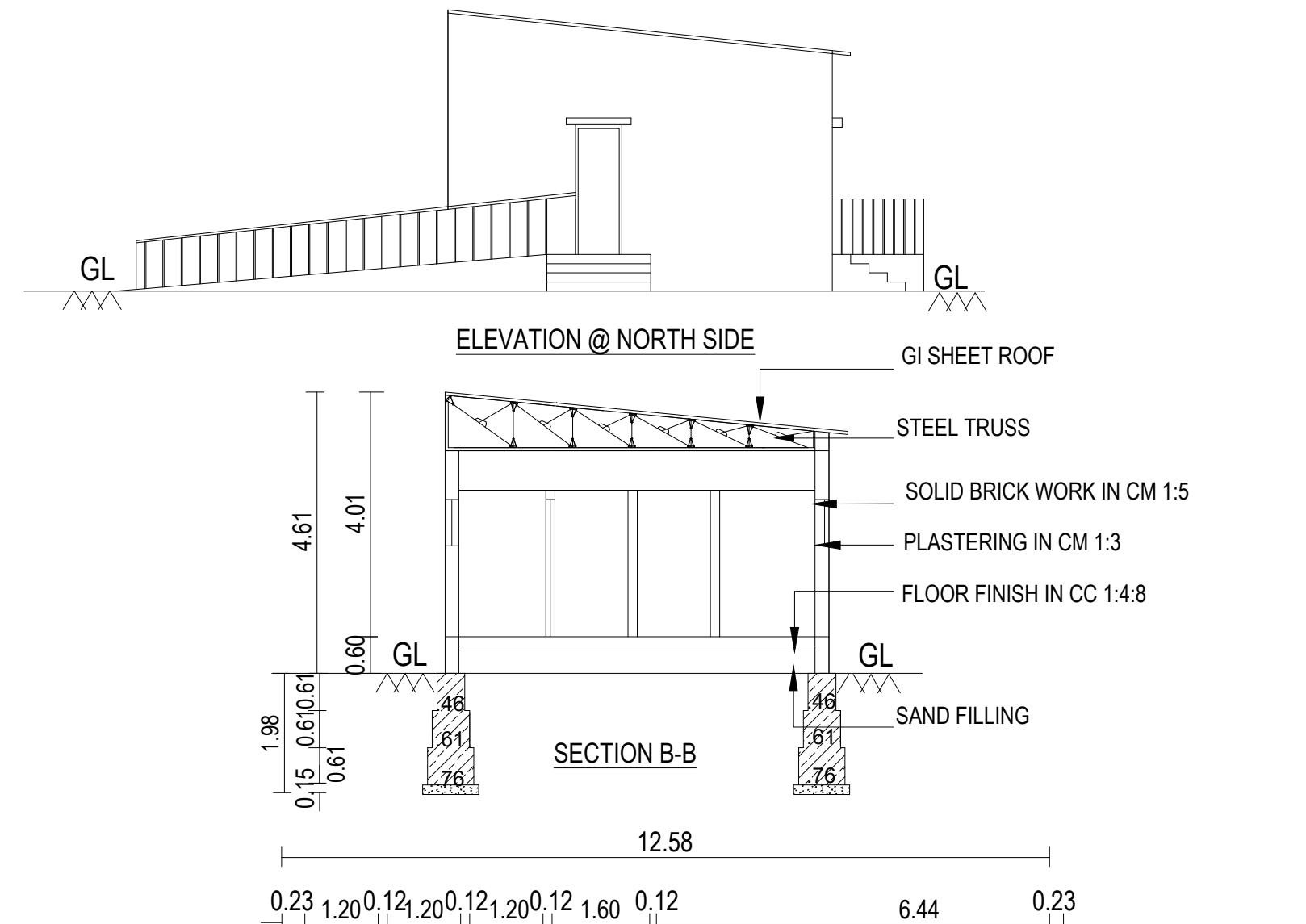
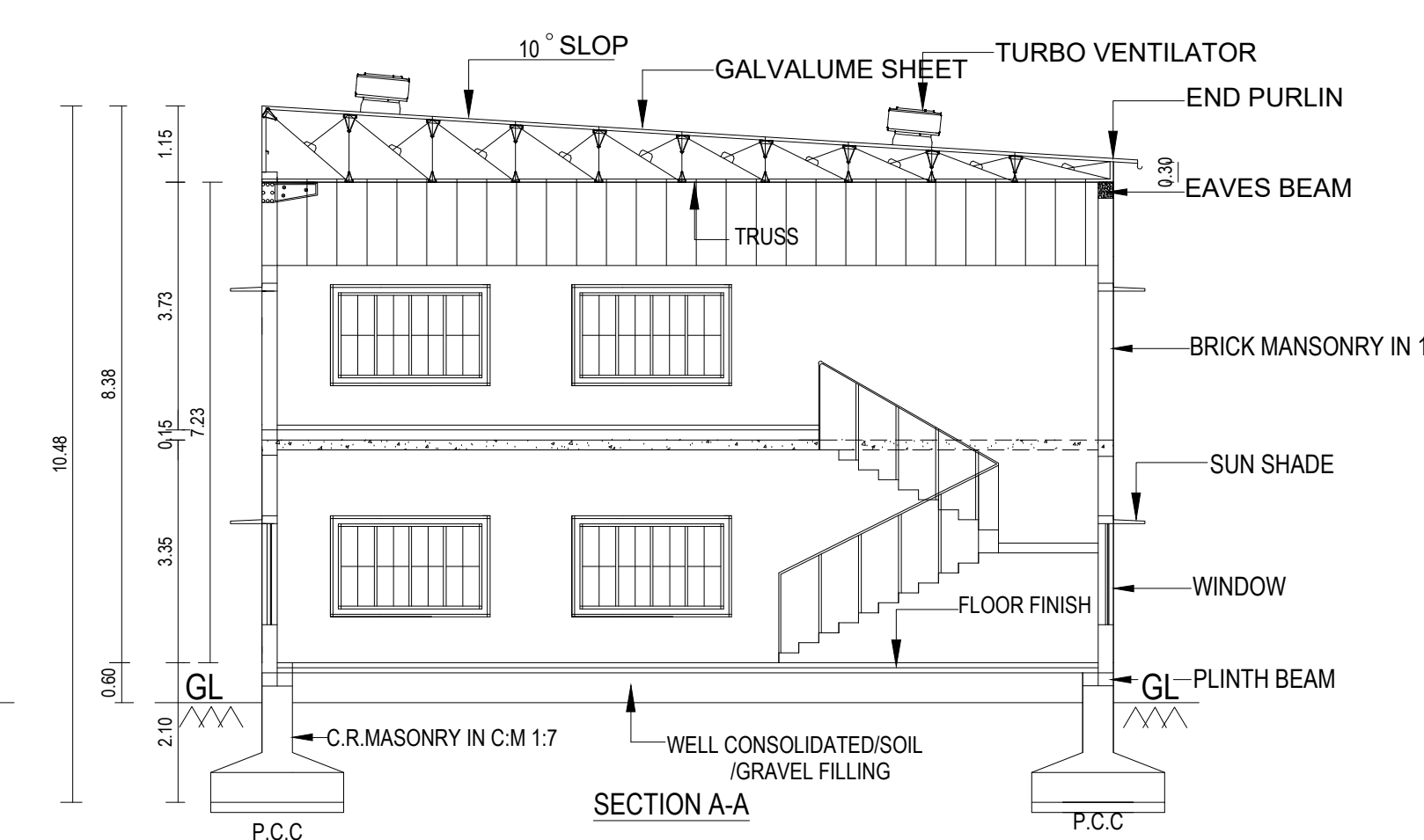
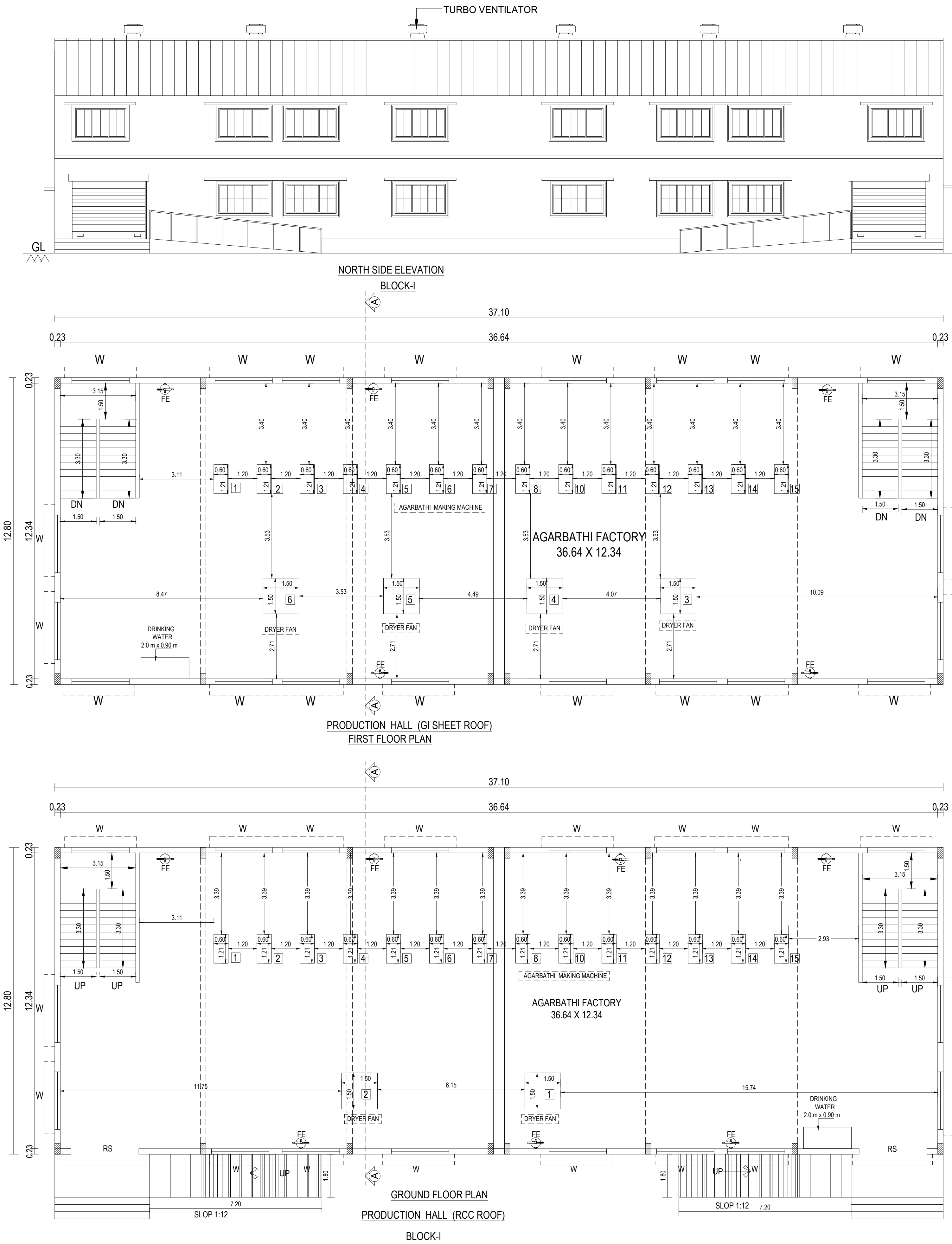
Proposed Drive way

Mr.N.JITESH NEMCHAND SHAH S/o.NEMCHAND MULJI SHAH



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APPLICANT : Mr.N.JITESH NEMCHAND SHAH S/o.NEMCHAND MULJI SHAH



Sanitation Details			OFFICE USE:	
Required Nos	Provided Nos		SITE APPROVAL: Online Application No.SWP/BPA/572059/2025 Site Boundary shown as 'A' to 'N' Site Approval Issued	
Male W/C	02	04		
Female W/C	01	04		
Urinals	02	05		
DA-W/C	--	02		
Wash basin	02	10		
REGISTERED DEVELOPER :			TECHNICAL APPROVAL: SWP /DTCP/Tirupathur/BP NO. 13/2025 Online Application No.SWP/BPA/572059/2025 Technical Approval Issued Reference : 69HILDPN	
 E.C.N.VISWANATHAN, D.C.E Registered Developer Register No RD.05/2019 Denkanikottai Main Road, Dimmar, Hosur-635109				

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BLOCK-4			
Ground Floor Area (RccRoof) - Worker Quters	111.29	--	111.29
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BLOCK-5			
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Plot coverage =1785.23/7510.00 =0.23%				
Schedule of Joineries				
RS	ROLLING SHUTTER	3.05	X 2.43	
G	GATE	6.0	X 1.52	
D1	DOOR	0.91	X 2.13	
D	DOOR	1.20	X 2.13	
W	WINDOW	2.40	X 1.52	
W1	WINDOW	1.52	X 1.52	
W2	WINDOW	1.21	X 1.21	
V1	VENTILATOR	0.76	X 0.76	
V	VENTILATOR	2.40	X 0.76	
SD	SLIDING DOOR	0.91	X 2.13	
Sl. No.	Particulars of Machine	Power Required	No of Machine	Total Power
1.	Agarbatti Making Machine	1 HP	50 Nos.	50 HP
2	Cup Sambarani Machine	10 HP	1 Nos.	10 HP
3.	Mixer Machine	7 HP	3 Nos.	21 HP
4.	Oven Machine	10HP	1 Nos.	10 HP
5.	Drier fan	1 HP	15 Nos.	15HP
	Total	--	70 Nos.	106 HP

APPLICANT:

(Mr.N.JITESH NEMCHAND SHAH S/o.NEMCHAND MULJI SHAH)

REGISTERED ENGINEER:

Er.CACHUDHAN, ME.,
Registered Engineer, Gr-I (DTCP)
Register No. REG-ENG/2020/03
SHINE BUILDERS
Tirupathur District-635601

REGISTERED STRUCTURAL ENGINEER:

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Register No. REG-ENG/2020/002
SHINE BUILDERS
Tirupathur District-635601

REGISTERED GEO-TECH ENGINEER:

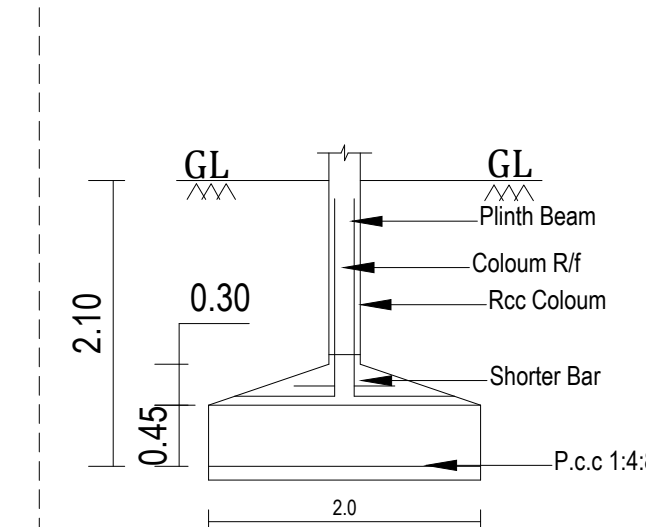
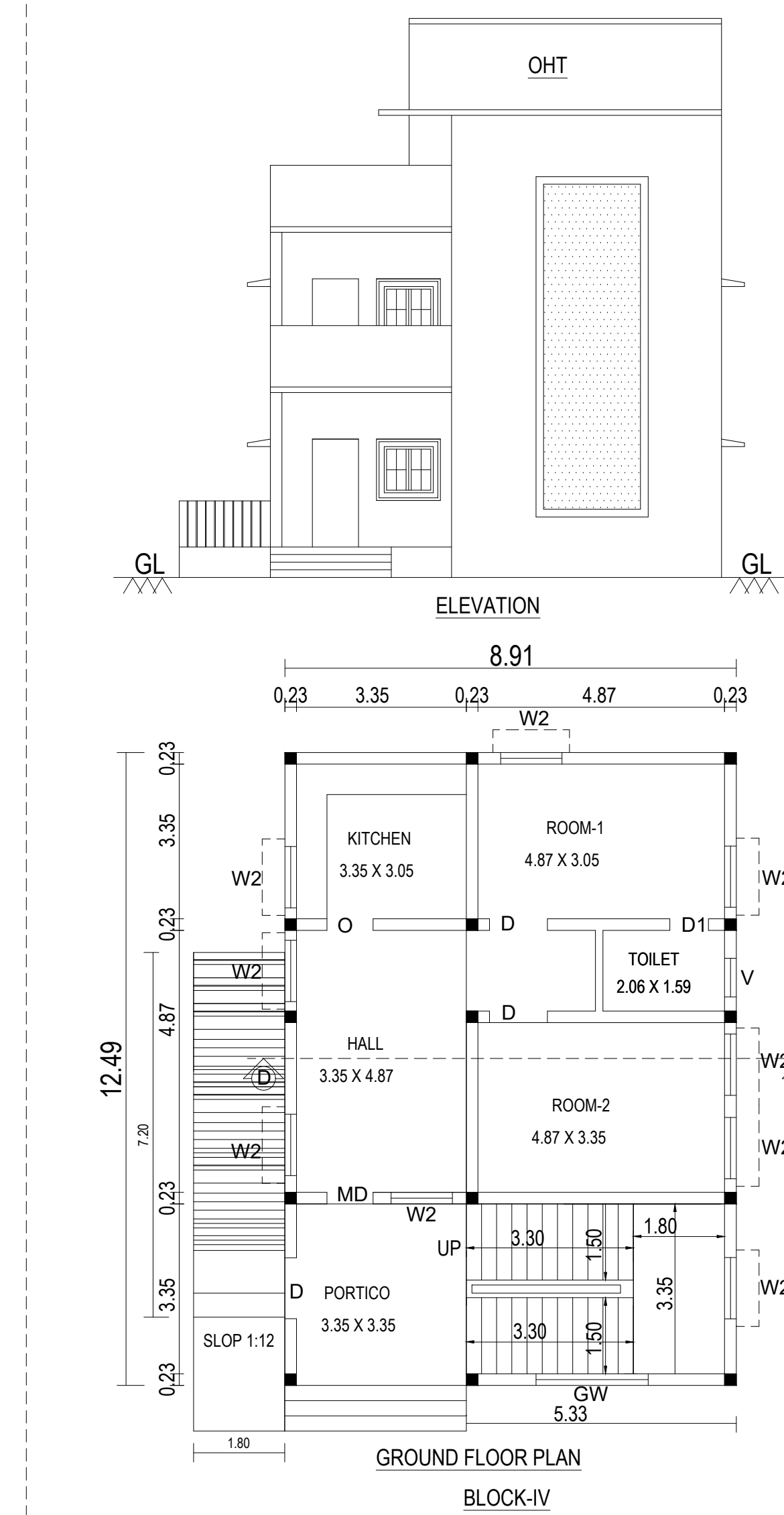
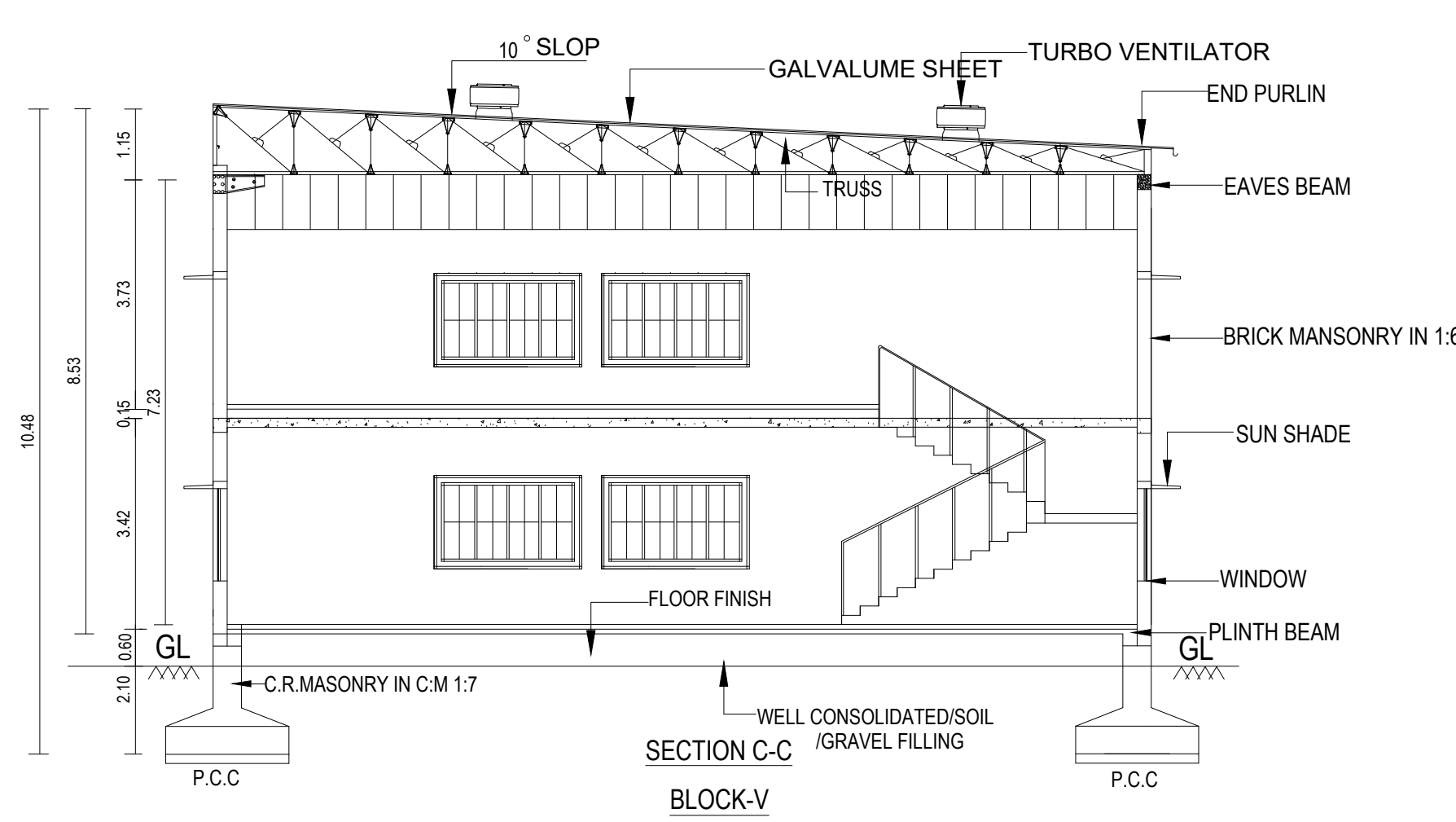
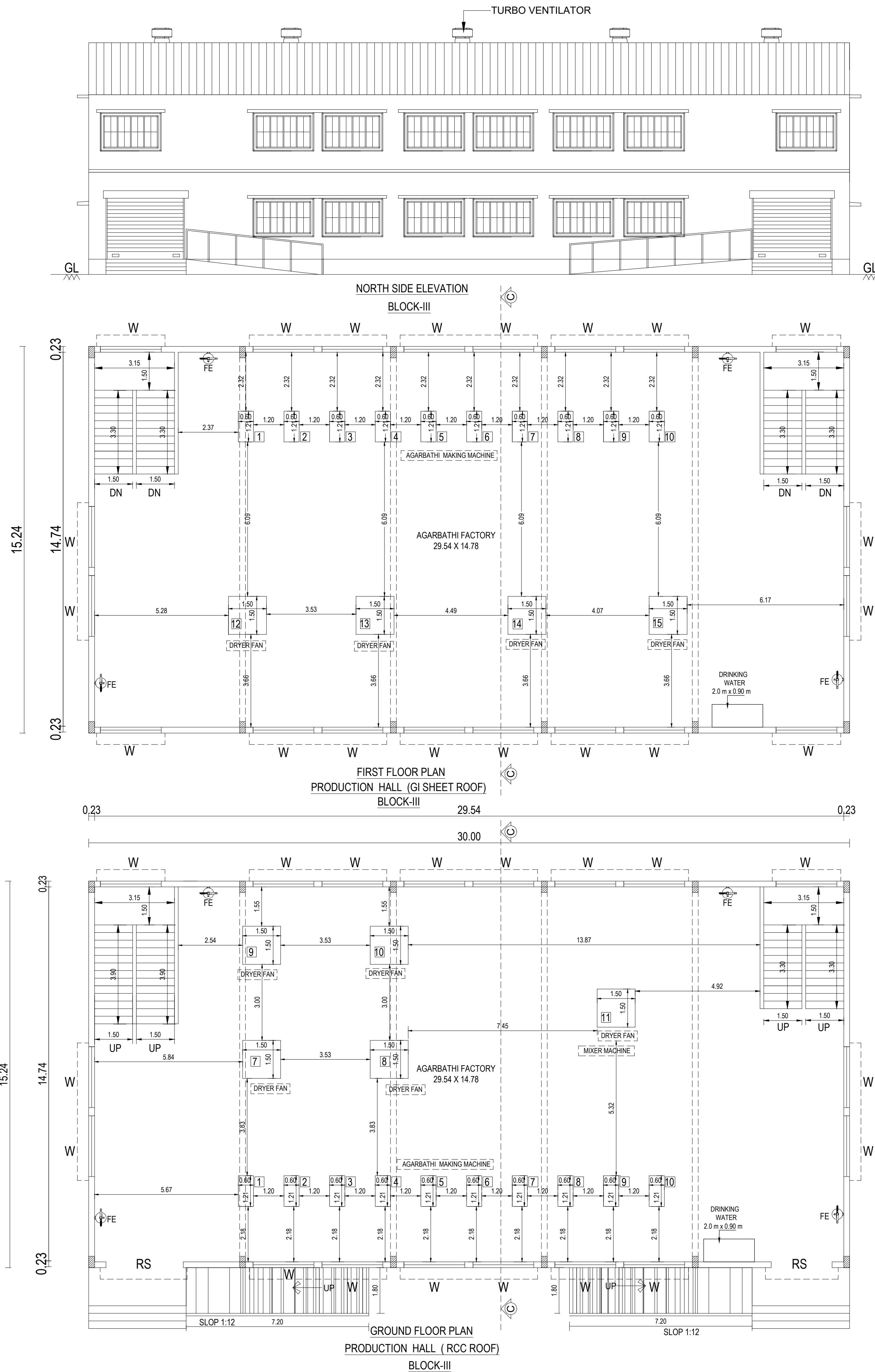
Er.CACHUDHAN, ME.,
Registered Geo Tech Engineer,
Register No. GTE/NOF/2020/001
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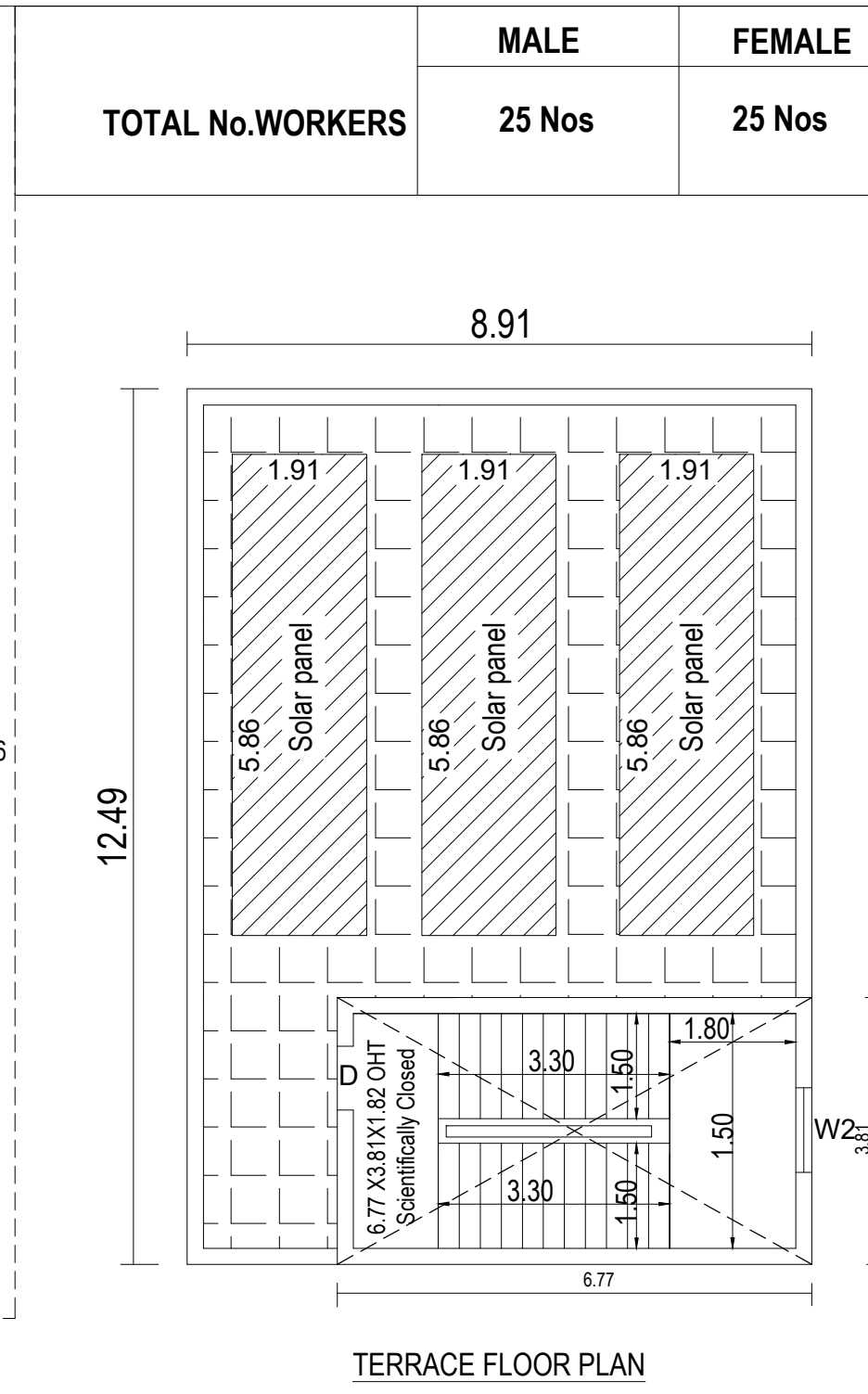
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G	GATE	6.0 X 1.52		
D	DOOR	0.91 X 2.13		
D2	DOOR	0.76 X 2.13		
W	WINDOW	2.40 X 1.52		
W1	WINDOW	1.52 X 1.52		
W2	WINDOW	1.21 X 1.21		
GW	G.WINDOW	1.21 X 6.71		
Schedule of Machines				
Sl. No.	Particulars of Machine	Power Required	No of Machine	Total Power
1.	Agarbathi Making Machine	1 HP	50 Nos.	50 HP
2.	Cup Sambarani Machine	10 HP	1 Nos.	10 HP
3.	Mixer Machine	7 HP	3 Nos.	21 HP
4.	Oven Machine	10HP	1 Nos.	10 HP
5.	Drier fan	1 HP	15 Nos.	15HP
	Total	--	70 Nos.	106 HP

APPLICANT:
Jitesh N. Shah
(Mr.N.JITESH NEMCHAND SHAH S/o.NEMCHAND MULJI SHAH)

REGISTERED ENGINEER:
Er.C.ACHUDHAN, ME.,
Registered Engineer, Gr-3 (DTCP)
Register No.BE-G-IND/2020/03
SHINE BUILDERS
Tirupathur District-635601

REGISTERED STRUCTURAL ENGINEER:
Er.C.ACHUDHAN, ME.,
Registered Structural Engineer, Gr-1 (DTCP)
Register No.SE-G-IND/2020/002
SHINE BUILDERS
Tirupathur District-635601

REGISTERED GEO-TECH ENGINEER:
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Register No.CE/20/2019
Denkankottai Main Road,
Dimmur, Hosur-635109

APPLICANT : Mr.N.JITESH NEMCHAND SHAH S/o.NEMCHAND MULJI SHAH

ELEVATION @ NORTH SIDE

BLOCK-V

PRODUCTION HALL (GI SHEET ROOF)
BLOCK-V

WATCHMEN BOOTH PLAN

ELEVATION

TECHNICAL APPROVAL:
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SECTION F-F

ELEVATION

BLOCK-VI

TERRACE FLOOR PLAN

GROUND FLOOR PLAN

BLOCK-VI

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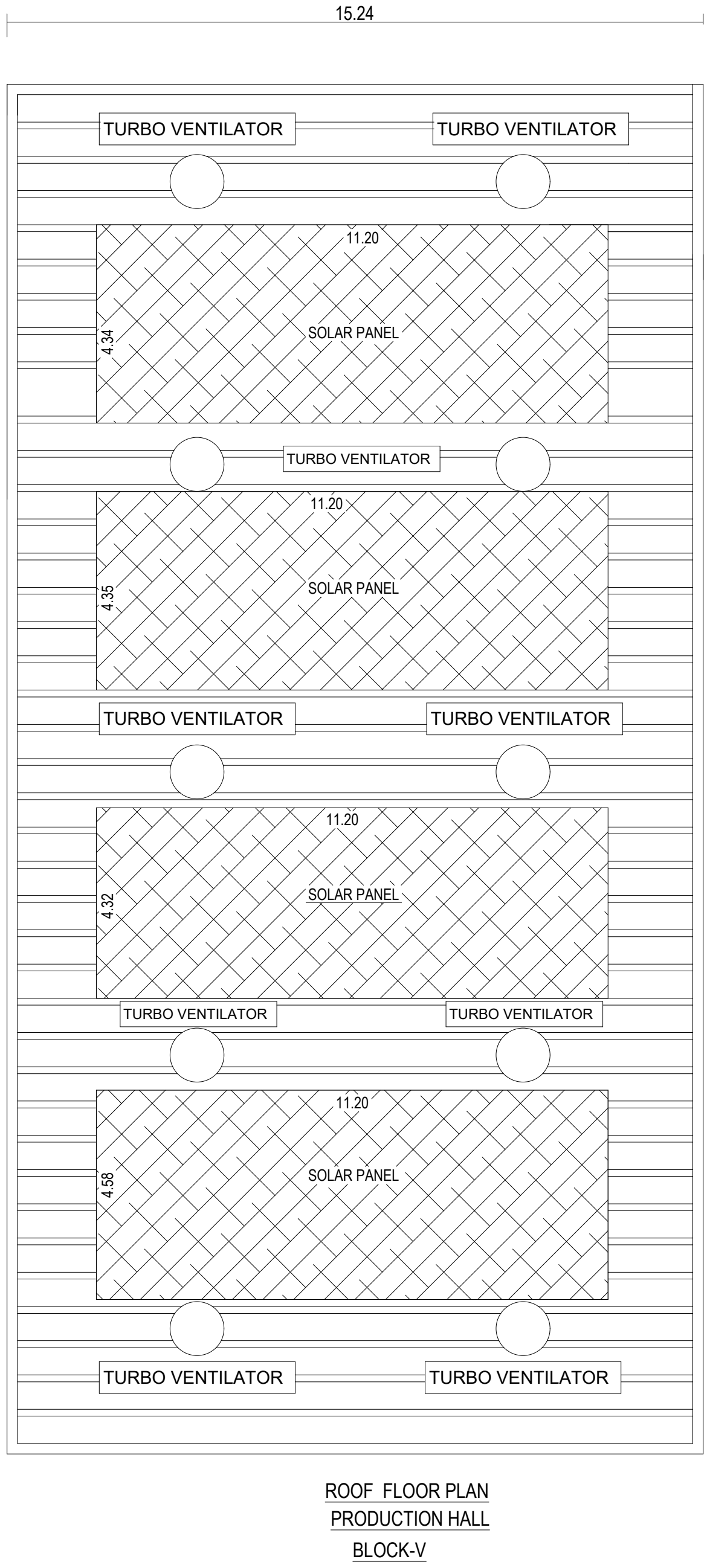
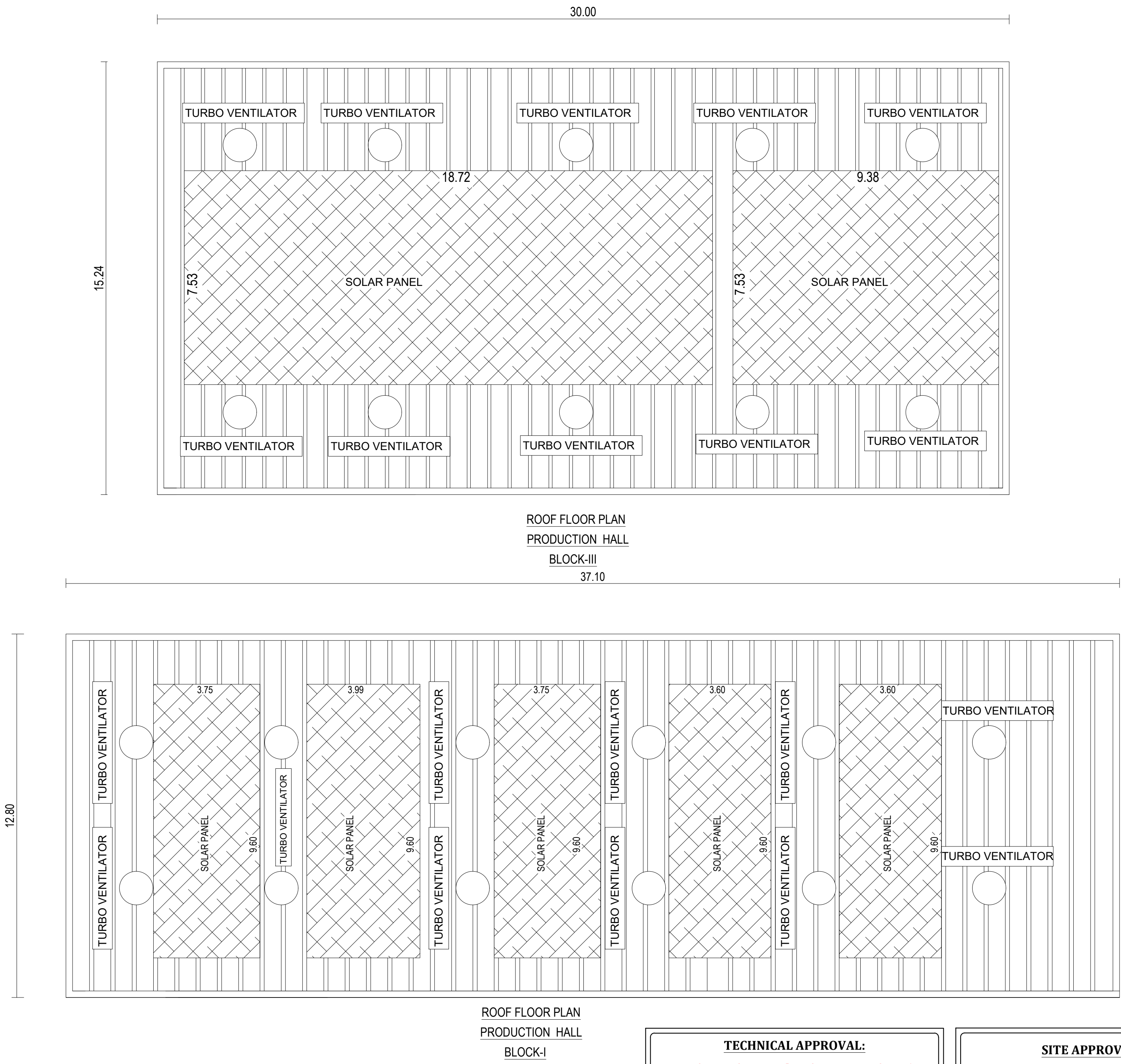

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(Mr.N.JITESH NEMCHAND SHAH S/o.NEMCHAND MULJI SHAH)

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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

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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.

