Verified RealEstate™

REFERENCE
07/2026-2027

ISSUED
10 September 2026

PP APPROVAL RECORD

Planning Permission

Survey 789/2A and 1 more

Sivanmalai

Tiruppur 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.

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OMR Thoraipakkam,
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DIGITALLY VERIFIED RECORD

DETAILED AND SITE PLAN SHOWING PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING ((GREEN INDUSTRY - S.No.29 - OIL MILL GHANI & EXTRACTION (NO HYDROGENATION/REFINING - 110 HP) IN S.F NO:789/2A, SIVANMALAI VILLAGE & PANCHAYAT, KANGAYAM TALUK , TIRUPPUR DISTRICT.

APPLICANT: Mr.V.SANJEEV. S/o Mr.VENGATESWARAN.

ONLINE APPLICATION NO:SWP/BPA/894788/2026

BUILDING HEIGHT :10.66M

SITE AREA STATEMENT :-

AS PER DOCUMENT = 11533.44 Sq.m (2.85 ACRE)
AS PER PATTA = 10932.00 Sq.m.
AS PER SUPER IMPOSED AREA = 10869.68 Sq.m.

SITE PLAN - SCALE - 1:200
BUILDING PLAN -SCALE - 1:100

ALL DIMENSION ARE IN METRE

FLOOR NAME	FSI AREA (SQ.M)	NON FSI AREA (SQ.M)	TOTAL BUILTUP AREA
(BLOCK-1 PROPOSED STORAGE HALL)			
GROUND FLOOR	523.50	-------	523.50
TOTAL	523.50	-------	523.50
(BLOCK-2 PROPOSED MACHINERY SHED)			
GROUND FLOOR	523.50	-------	523.50
TOTAL	523.50	-------	523.50
(BLOCK-3 PROPOSED OFFICE ROOM)			
GROUND FLOOR	57.24	-------	57.24
TOTAL	57.24	-------	57.24
(BLOCK-4 PROPOSED LABOUR SHED)			
GROUND FLOOR	66.95	-------	66.95
TOTAL	66.95	-------	66.95
(BLOCK-5 PROPOSED TOILET ROOM)			
GROUND FLOOR	20.37	-------	20.37
TOTAL	20.37	-------	20.37
GRAND TOTAL	1191.56	-------	1191.56

FLOOR SPACE INDEX (FSI) = F.S.I Area / Area of the Site = 1191.56 / 10869.68 = 0.11 < 2.0

OPEN SPACE RESERVATION	REQUIRED	PROVIDED
	1093.20 Sq.m	1107.67 Sq.m (10.13 %)

MACHINERY DETAILS

Sl.NO	DESCRIPTION	No.Of Workers	No.Of Machines	H.P
	ROTARY CRUSH (15HP)	10	7	105.00
	ELEVATOR (2.00 HP)	5	1	2.00
	FILTER (2.00 HP)	5	1	2.00
	FEERDER	1	1	1.00
	TOTAL - H.P			110.00 HP

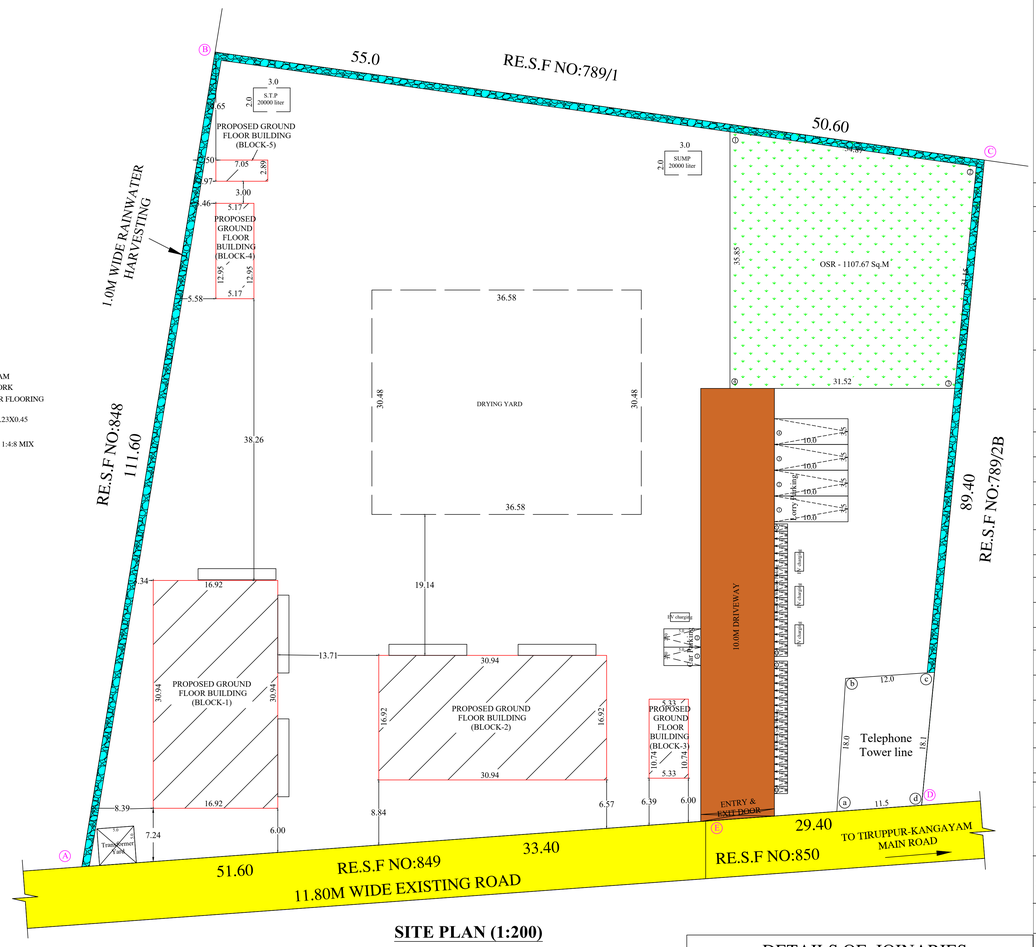
PARKING DETAILS	REQUIRED	PROVIDED
1 Lorry Space for every 750 sqm., of Workshop Floor area	2	4
1 Car Space for every 150 sqm., of Office Floor area	1	2
1 Two Wheeler space for every 75 sqm., of Work shop area	16	18
1 Cycle space for every 75 sqm., of Work shop area	16	18

FIRE ALARAM SYSTEM
FIRE WATER PIPE
FIRE FIGHTING EQUPEMENTS
FIRE HYDRANT

R. GOVINDARAJ M.E (Struct).., AMIE., AIV,
CHARTERED ENG-AM 187710-3
DTCP Structural Eng-SE/GR-II/01/2025
IBBI Rgd Valuer IBBI-RV/02/2022/14589
No : 14, SS Nagar Extension, KPN Garden,
Kongu Main Road, Tirupur - 641 607
Phone : 8056865623
REGISTERED STRUCTURAL ENGINEER

Er. K. PREMKUMAR B.E., LPA.,
SHRI KADESWARA CONSTRUCTION
DTCP Registered Engineer - Reg. No.TDME-III/2023/02001
Opp.to Carmel School, Karur Road, Kangayam - 638 701. Tirupur Dt.
Cell : 93407 98587, 99765 28567 email : premkgmcivil@gmail.com
REGISTERED ENGINEER

APPLICANT / OWNER



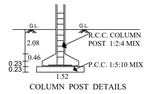
SITE PLAN (1:200)

BUILDING PERMISSION
ONLINE APPLICATION NO:SWP/BPA/894788/2026
APPROVAL NO : BP / TCP / (TD) / NO: 107/2026

DETAILS OF JOINARIES.

DESCRIPTION	METERS
RS - ROLLING SHUTTER	3.05 X 2.44
D1 - DOOR	1.00 X 2.44
W2 - WINDOW	1.20 X 1.22
W/V - WINDOW	1.53 X 1.53
V - VENTILATOR	0.76 X 0.80

COLOUR INDEX:-
- EXISTING ROAD
- APPLICANT SITE BOUNDARY
- PROPOSED BUILDING
- RAIN WATER HARVESTING
- OPEN SPACE RESERVATION
- DRIVE WAY

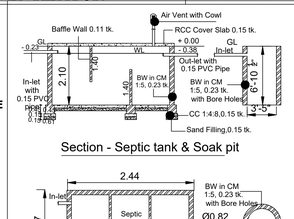


COLUMN POST DETAILS

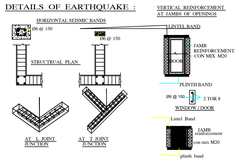
RAIN WATER HARVEST UNIT



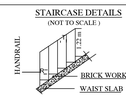
3NOS OF RWH UNIT WITH SIZE
1.22 x 1.22 x 2.44 USING 150MM DIA
PVC PIPE WITH NECESSARY FITTINGS.



DETAILS OF EARTHQUAKE :

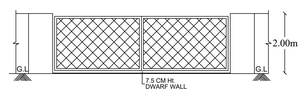


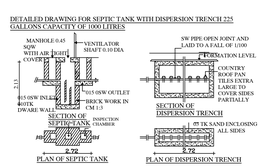
STAIRCASE DETAILS
(NOT TO SCALE)

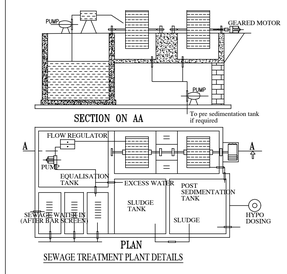


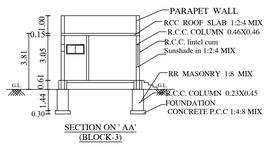
T - TREAD : 0.30M
R - RISE : 0.15 M
W - WIDTH : 1.50 m
LANDING WIDTH - 1.50 M

COMPOUND WALL & GATE DETAIL:-
(NOT TO SCALE)

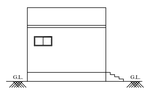


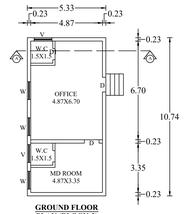




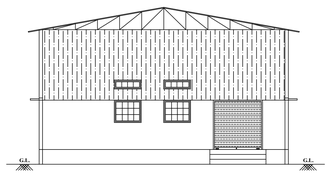


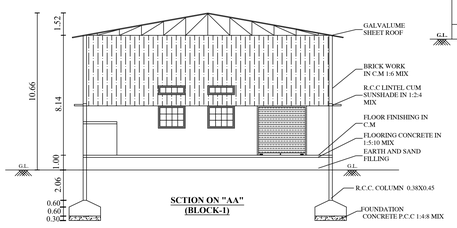
SECTION ON ' AA' (BLOCK-3)


ELEVATION NORTH SIDE (BLOCK-3)



GROUND FLOOR PLAN (BLOCK-3)


ELEVATION ON NORTH SIDE (BLOCK-1)



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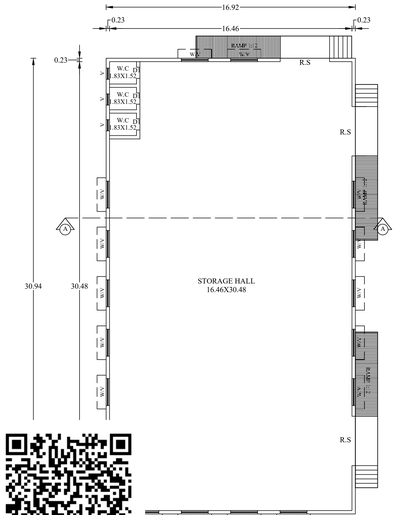
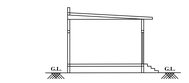
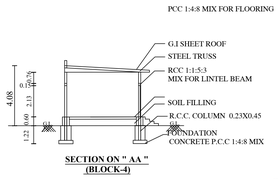


GROUND FLOOR PLAN (BLOCK-1)


ELEVATION ON NORTH SIDE (BLOCK-4)



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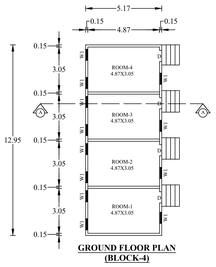
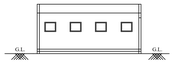
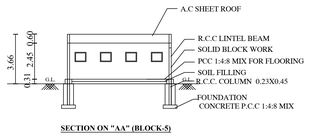


GROUND FLOOR PLAN (BLOCK-4)


ELEVATION ON NORTH SIDE (BLOCK-5)



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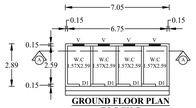
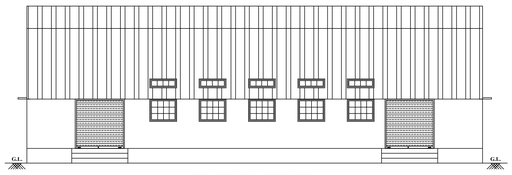
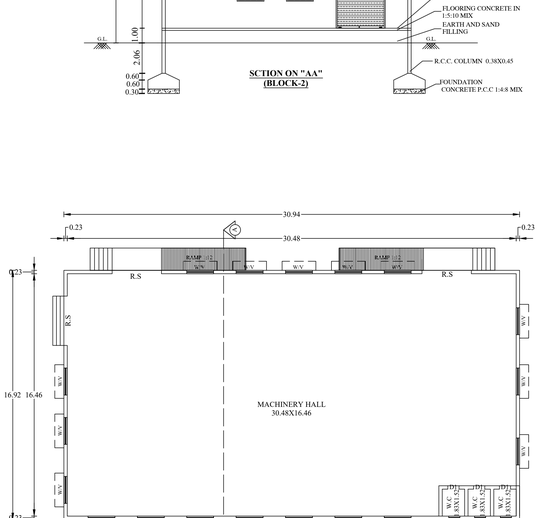


GROUND FLOOR PLAN (BLOCK-5)





GROUND FLOOR PLAN (BLOCK-2)

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.