PP APPROVAL RECORD

Planning Permission

Survey 152/3 and 1 more

Avinashi, Avinashi taluk

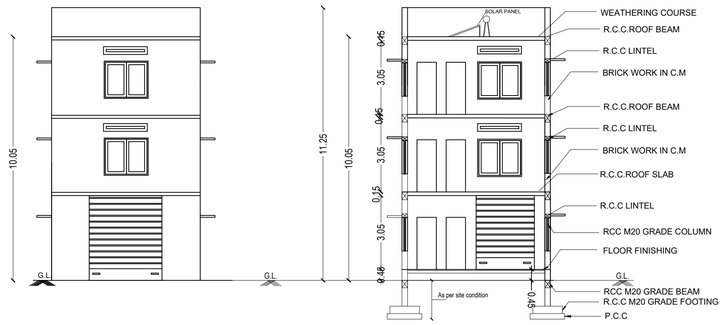
Tiruppur district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

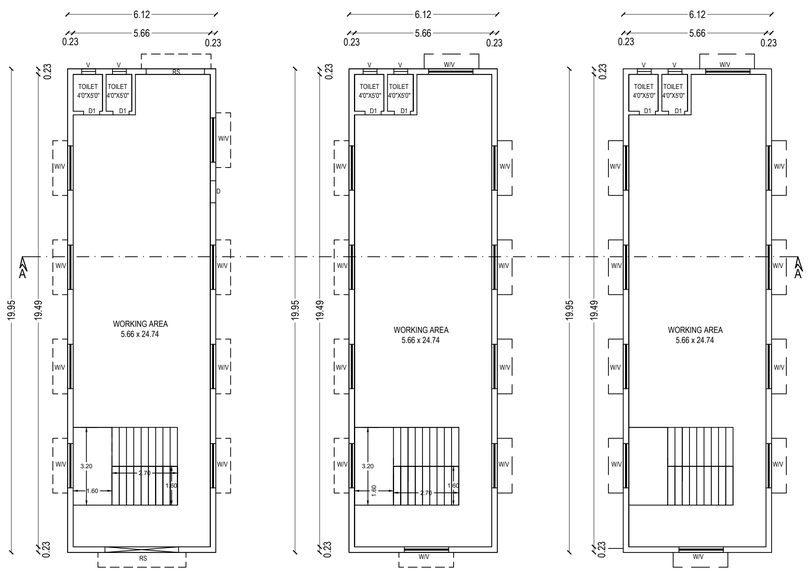
The approval as the planning authority issued it, reproduced in full behind this page.

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



ELEVATION

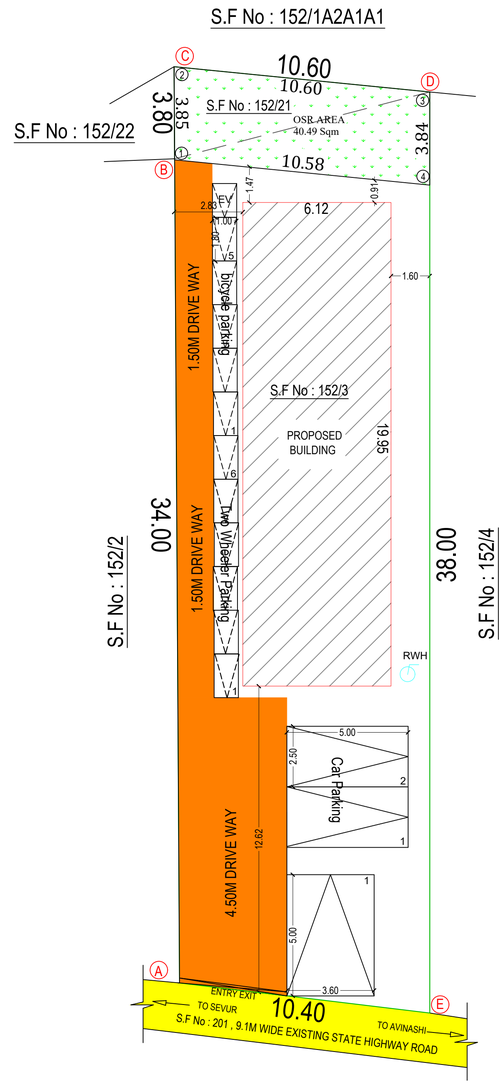
SECTION A-A



GROUND FLOOR PLAN

FIRST FLOOR PLAN

SECOND FLOOR PLAN



SITE PLAN

SCALE -1:100

SITE & DETAILED PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF GROUND , FIRST & SECOND FLOOR GARMENTS STITCHING AND TAILORING BUILDING -WHITE CATEGORY (10 HP)-AT S.F.NO: 152/3 , 152/21 AVINASHI VILLAGE, AVINASHI TALUK, AVINASHI MUNICIPALITY,TIRUPPUR DISTRICT.
(AVINASHI MASTER PLAN LAND USE = MR 13).

APPLICANTS:
1. Mr.V.GOPINATH, S/o.VENKATACHALAM.
2. Mrs.P.NITHYAKALYANI W/o. GOPINATH.

ONLINE APPLICATION NUMBER : SWP/BPA/952272/2026,
DATED- 15.09.2026

ALL DIMENSION ARE IN METRE

BP / TCP (TD) No. 132 / 2026

AREA OF THE SITE :

AS PER DOCUMENT	: 403.19 SQM
AS PER PATTA	: 403.19 SQM
SUPER IMPOSED PLOT AREA	: 403.19 SQM

ANNEXURE - VI

CATEGORY - WHITE CATEGORY
MANUFACTURING - (71)Garments manufacturing without wet process.

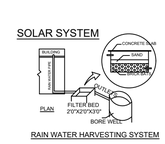
FLOOR	FSI AREA	NON FSI AREA	TOTAL BUILT UP AREA
BLOCK-1- GROUND FLOOR	122.05	------	122.05
BLOCK-1- FIRST FLOOR	122.05	------	122.05
BLOCK-1- SECOND FLOOR	122.05	------	122.05
TOTAL	366.15	------	366.15

FLOOR SPACE INDEX (FSI) = F.S.I Area / Area of the Site = 366.15 / 403.19 = 0.90 < 2

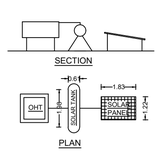
OSR REQUIRED : 10 % OF 403.19 Sqm = 40.31 Sqm
OSR PROVIDED : 40.49 Sqm

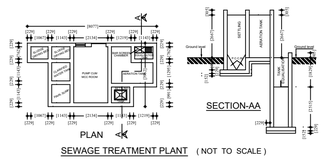
MAXIMUM HEIGHT OF THE BUILDING - 10.05 m

DESCRIPTION	REQUIRED	PROVIDED
CAR PARKING FOR OFFICE AREA OF 25 SQM (1 Car for 200 Sqm of Office Area)	3	3 (INCLUDING PH PARKING)
TWO WHEELER PARKING FOR WORKSHOP AREA (1 Two Wheeler for 50 Sqm Workshop Area)	6	6 (INCLUDING PH PARKING)
CYCLE PARKING FOR WORKSHOP AREA (1 Cycle for 50 Sqm Workshop Area)	5	5

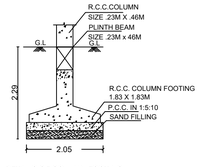


RAIN WATER HARVESTING SYSTEM





SEWAGE TREATMENT PLANT (NOT TO SCALE)



DETAILS OF COLUMN FOOTING (NOT TO SCALE)

REGISTERED STRUCTURAL ENGINEER:

Er.M.ARULSURYA M.E (Structural Engg)
Registered Structural Engineer Grade 'A'
Regd No : TD/BSE/GR-II/2024/12/013
Karuvampalayam, Tirupur - 641 604.
Cell : 99446 13924 Email : mr.arulsurya@gmail.com

APPLICANTS:

COLOUR INDEX:-

EXISTING ROAD	
APPLICANT SITE BOUNDARY	
PROPOSED BUILDING	
DRIVE WAY	
RWH- ST -DT	

MACHINERY DETAILS

S.NO.	DESCRIPTION	HP	Nos.	TOTAL
1	OVER LOCK	0.50	6	3
2	FLAT LOCK	0.50	6	3
3	SINGER M/c	0.50	8	4
	TOTAL			10 Hp

FIRE ALARAM SYSTEM
FIRE WATER PIPE
FIRE FIGHTING EQUPEMENTS
FIRE HYDRANT

DETAILS OF JOINARIES.

DESCRIPTION	METERS	FEETS
RS - ROLLING SHUTTER	3.60 X 3.60	12'0" X 12'0"
D2 - DOOR	0.76 X 2.13	2'6" X 7'0"
W - WINDOW	1.52 X 1.37	4'0" X 4'6"
W2 - WINDOW	1.82X 1.37	4'0" X 4'6"
V - VENTILATOR	1.52 X 0.45	5'0" X 1'6"

Er. M. Arulsurya M.E(Structural Engg)
Registered Engineer Grade II
Reg No : 02/2025/RE-Gr-II/EDTCP
Karuvampalayam, Tirupur-641 604.
Mobile : 99446 13924

REGISTERED ENGINEER:

Er.P.KULANTHAIVEL M.E.,Ph.D.,(Soil)
Registered Geotechnical Engineer(RGTE)
Reg.No: 04 /2025 / RGTE / EDTCP
Chartered Engineer,Reg No:AM1686057
Licensed Building Surveyor
Ph.No:+ 91 95249 57886

REGISTEREDGEOTECHNICAL ENGINEER:

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
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+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.