Verified RealEstate™

REFERENCE
02/2026-27

ISSUED
12 August 2026

PP APPROVAL RECORD

# Planning Permission

Tiruvallur 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.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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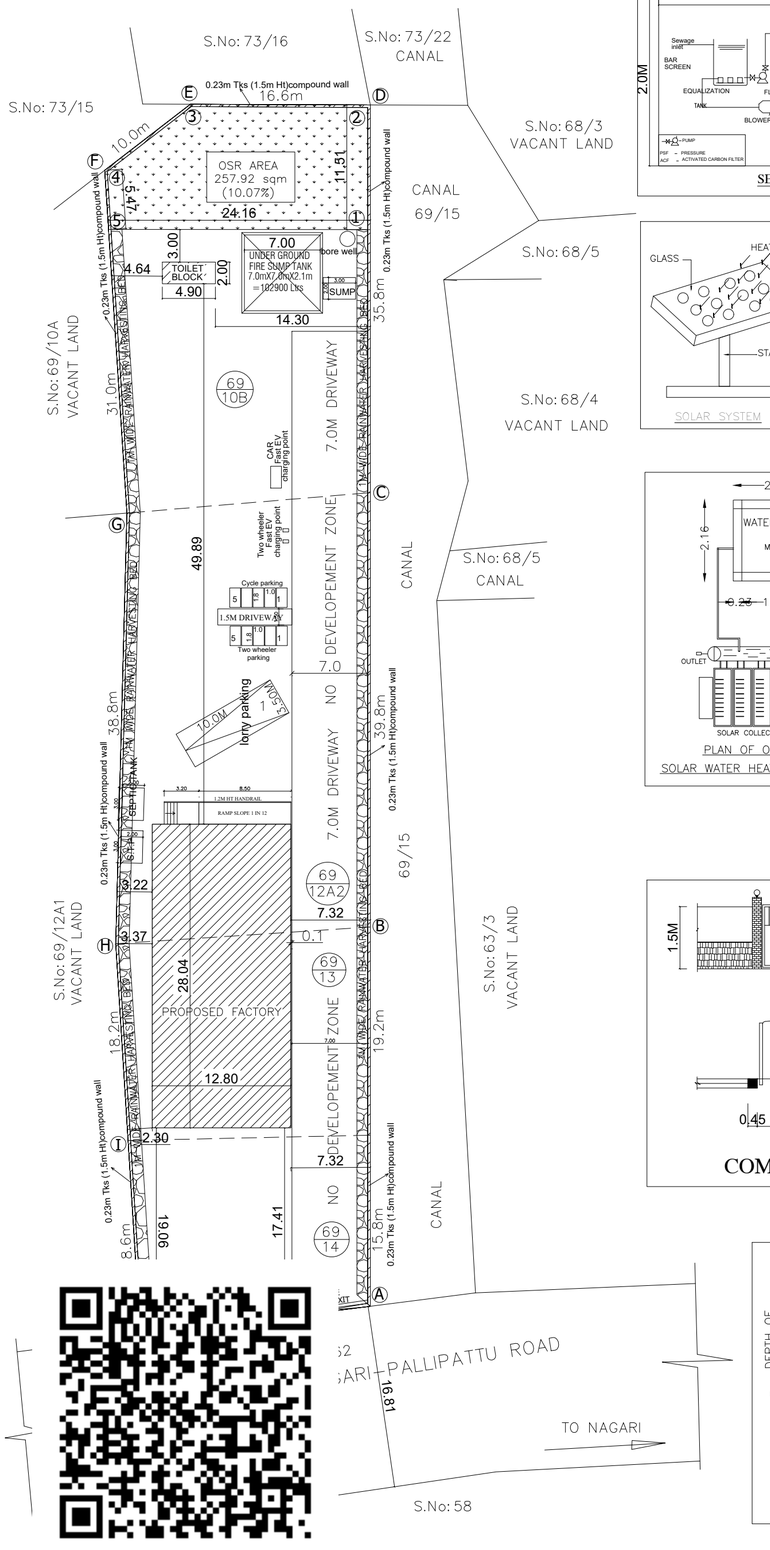
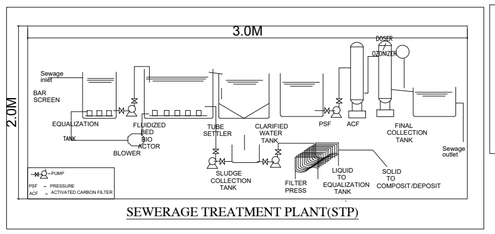
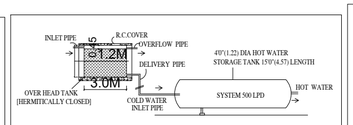
DIGITALLY VERIFIED RECORD

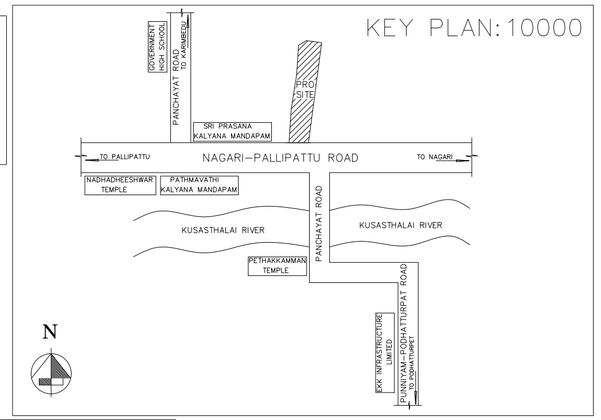


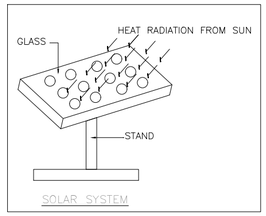



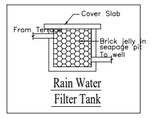

SEWERAGE TREATMENT PLANT(STP)



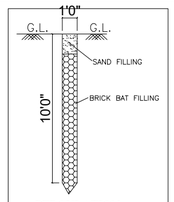

SECTION OF SOLAR WATER HEATER



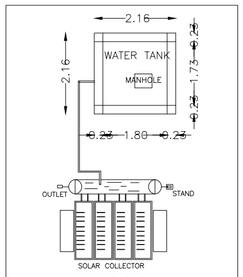



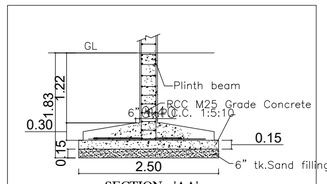

Rain Water Filter Tank



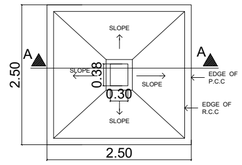

PERCULATION PIT DETAILS



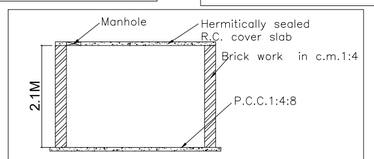

PLAN OF OHT
SOLAR WATER HEATING SYSTEM



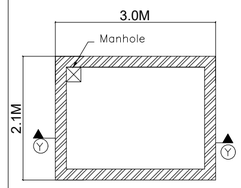

SECTION - 'AA'
As per design



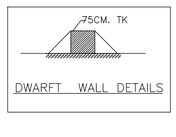

PLAN
As per design
Typical Column Foundation Detail
As per design



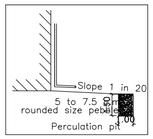

Section On 'Y-Y'




Sump Detail - Plan
Scale -1:50




DWARFT WALL DETAILS

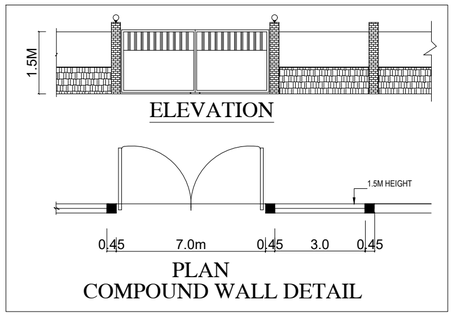



| PARKING AREA | REQUIRED | PROPOSED |
|---|---|---|
| LORRY = $\frac{322.18}{750.0}$ = 0.43 | SAY 1 Lorry | 1 No |
| TWO WHEELER = $\frac{322.18}{75.0}$ = 4.3 | SAY 5 Two. Wh | 5 Nos |
| CYCLE = $\frac{322.18}{75.0}$ = 4.3 | SAY 5 Cycles | 5 Nos |

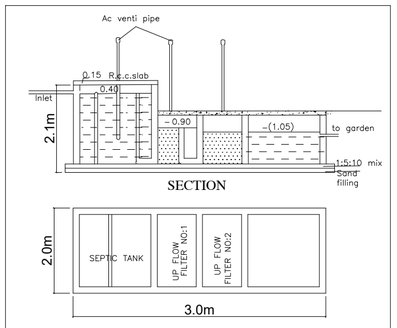
ONLINE FILE NO :

WORK SHOP AREA - 322.18 sqm

SOLAR PANEL AREA - 211.15 sqm




PLAN
COMPOUND WALL DETAIL




SECTION

PLAN
DETAILS OF SEPTIC TANK
SCALE 1:50

| MACHINERY & HP DETAILS | | |
|---|---|---|
| S.NO | MACHINERY | HP |
| 1 | 12T Paddy cleaner | 15 |
| 2 | ELEVATORS – 40FT | 3 |
| 3 | ELEVATORS – 36FT | 3 |
| 4 | PARBOILED UNIT WITH ELEVATOR – 24TPB | 5 |
| 5 | BOILER – NON IBR | 25 |
| 6 | DRYER WITH ELEVATOR – 24TPB | 18.5 |
| 7 | DRIED PADDY STOTRAGE – 24T BELT CONVEYOR | 3 |
| 8 | 3 IN 1 FINE CLEANER | 7.5 |
| 9 | SHELLER WITH HUSK ASPI | 15 |
| 10 | PADDY SEPARATOR | 3 |
| 11 | WHITENER | 60 |
| 12 | SILKY POLISHER | 50 |
| 13 | BLOWER Aspiration | 17 |
| 14 | SIFTER | 3 |
| 15 | LENGTH GRADER | 2 |
| 16 | COLOR SORTER WITH COMPRESSOR | 25 |
| 17 | ELEVATORS – 30FT | 16 |
| 18 | EB– PANELS AND CABLES | 5 |
| 19 | FABRICATION WORKS | 5 |
| 20 | OTHERS | 5 |
| | TOTAL HP | 286 |

NO OF WORKERS DETAILS

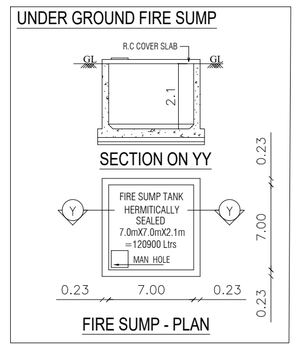
NO OF WORKERS - MALE : 20 Nos
NO OF WORKERS - FEMALE : 10 Nos

SOLAR HOT WATER SYSTEM DETAIL

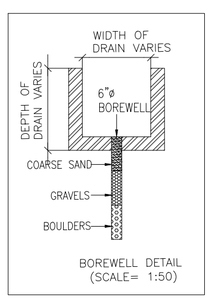
NO OF WORKERS - MALE : 20 Nos
NO OF WORKERS - FEMALE : 10 Nos
TOTAL NO OF PERSONS : 30 Nos
WATER CONSUMPTION @ 80 Lit / Person/day
TOTAL CONSUMPTION (30 X 80) : 2400 Lits
NO OF SWHS ( 3000 lit capacity) : 1 No

SANITATION REQUIREMENTS

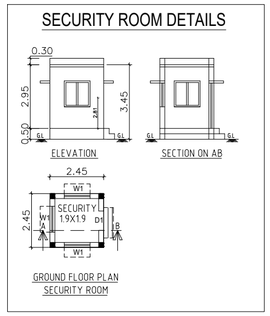
| DESCRIPTION | REQUIRED | | PROVIDED | |
|---|---|---|---|---|
| | MALE | FEMALE | MALE | FEMALE |
| TOILET | 1 | 1 | 1 | 1 |
| URINAL | 1 | -- | 1 | - |
| WASH BASIN | 1 | 1 | 1 | 1 |
| DRINKER WATER FOUNTAINS | 1 | 1 | 1 | 1 |
| EMERGENCY FOUNTAINS | 1 | 1 | 1 | 1 |




FIRE SUMP - PLAN




BOREWELL DETAIL
(SCALE= 1:50)




SHEET NO : 1 /2

PLAN SHOWING THE PROPOSED CONSTRUCTION OF SRI SARAVANA HI TECH MODERN RICE MILL FACTORY BUILDING HAVING 286.O HP IN S.Nos : 69/10B, 12A2, 13, 14 OF V.No:7, KARIMBEDU VILLAGE, PALLIPATTU TALUK, THIRUVALLUR DISTRICT.

Asper TNCD& BR Amendments
G.O.(Ms).No.154 H&UDD Dated:7.10.2025.
Annexure -VI,[See rule 36] Industries Classified as "Green"
S.no:(39) Rice mill (Rice Hullers only)

| DESCRIPTION | AERA SQ.M | | |
|---|---|---|---|
| TOTAL SITE AREA (AS PER FMB) | 2561.76 | | |
| TOTAL SITE AREA (AS PER PATTA) | 2500.00 | | |
| DESCRIPTION | F.S.I AREA SQ.M | NON F.S.I AREA SQ.M | TOTAL SQ.M |
| FACTORY BUILDING | | | |
| GROUND FLOOR AREA | 358.91 | ------ | 358.91 |
| TOILET (Ground Floor) | 9.80 | ------ | 9.80 |
| SECURITY ROOM (NON FSI) | ------ | 6.00 | 6.00 |
| TOTAL BUILTUP AREA | 368.71 | 6.00 | 374.71 |

REFERENCE

| DESCRIPTION | CALCULATION | PROPOSED |
|---|---|---|
| PLOT COVERAGE | $\frac{368.71}{2500.00}$ X 100 | 14.74% |
| FLOOR AREA RATIO | $\frac{368.71}{2500.00}$ | 1.5 > 0.147 |

| DESCRIPTION | REQUIRED | PROPOSED |
|---|---|---|
| OSR AREA | 256.1 sqm (10.0%) | 257.92 sqm (10.07%) |
| PARKING AREA | LORRYS : 1 no<br>TWO WHEELERS : 5 nos<br>CYCLE : 5 nos | 1 no<br>5 nos<br>5 nos |

ALL DIMENSIONS ARE IN METERS

SPECIFICATION:

SUPER STRUCTURE : 0.23M TK B.W IN C.M 1:5
FOUNDATION : RCC COLUMN FOUNDATION
SLAB : RCC 1:2:4 0.15M TK
BEAM LINTEL SUNSHADE : RCC 1:2:4
ELECTRIFICATION WORK CONCELLED WIRING

SCALE : 1"=32' OR [1:400]

N
W E
S

COLOR INDEX

SITE BOUNDARY
EXISTING ROAD
PROPOSED BUILDING

For SRI SARAVANA HI TECH MODERN RICE MILL
M.G. Partner

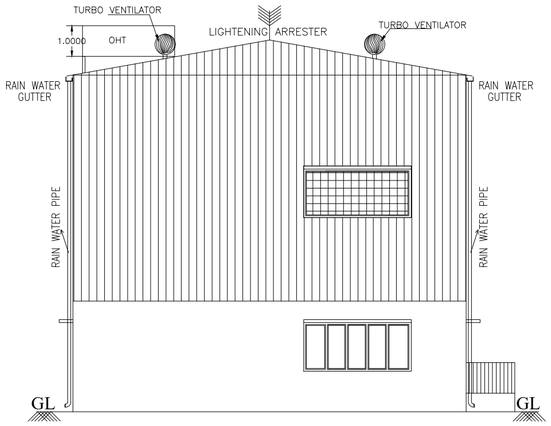
SIGNATURE OF THE APPLICANT

Dr. R.S. MURALITHARAN, B.E.,M.E.,(STRUCTURE),Ph.D.
Registered Structural Engineer Grade-1(R6)
CMDA: Reg. No. SE/GR-I/19/12/222
DTCP/Reg. No. CGLR/SR/SE/Gr-I/2020/02/004
Empanelled Structural Engineer Class-1A
Structural Engineer Consultant
No. 74/95, Muthusamy Street,
Porungudi(w), Chennai - 600086.
@+91-9444300600/32,muralis206@gmail.com

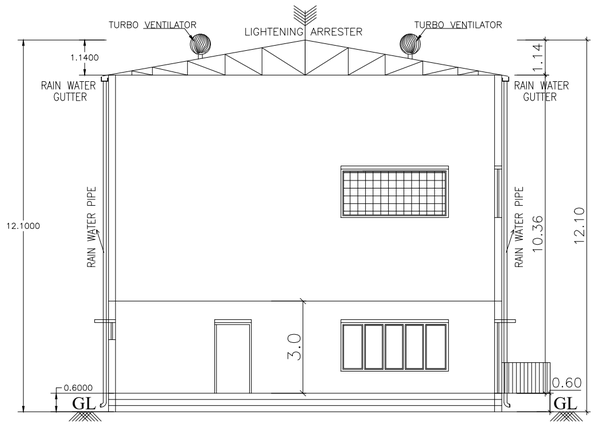
STRUCTURAL ENGINEER

P. MARIAPPAN, B.E., MIE.,
Consulting Civil & Structural Engineer,
Registered Engineer
Grade-1 TVLR / RE / GR-I / 2019 / 07 / 003
WTCP
Cell : 9841205750

ARCHITECT / ENGINEER




FRONT ELEVATION (SOUTH FACING)




SECTION ON AA

| MACHINERY & HP DETAILS | | |
|---|---|---|
| S.NO | MACHINERY | HP |
| 1 | 12T Paddy cleaner | 15 |
| 2 | ELEVATORS – 40FT | 3 |
| 3 | ELEVATORS – 36FT | 3 |
| 4 | PARBOILED UNIT WITH ELEVATOR – 24TPB | 5 |
| 5 | BOILER – NON IBR | 25 |
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| 9 | SHELLER WITH HUSK ASPI | 15 |
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| 11 | WHITENER | 60 |
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| 15 | LENGTH GRADER | 2 |
| 16 | COLOR SORTER WITH COMPRESSOR | 25 |
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| 18 | EB– PANELS AND CABLES | 5 |
| 19 | FABRICATION WORKS | 5 |
| 20 | OTHERS | 5 |
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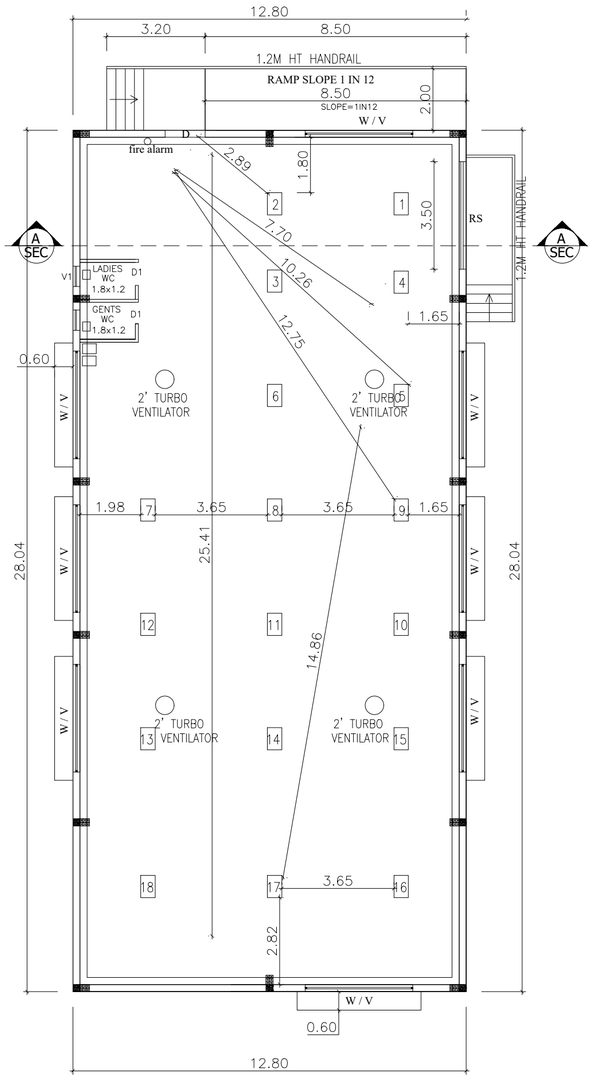
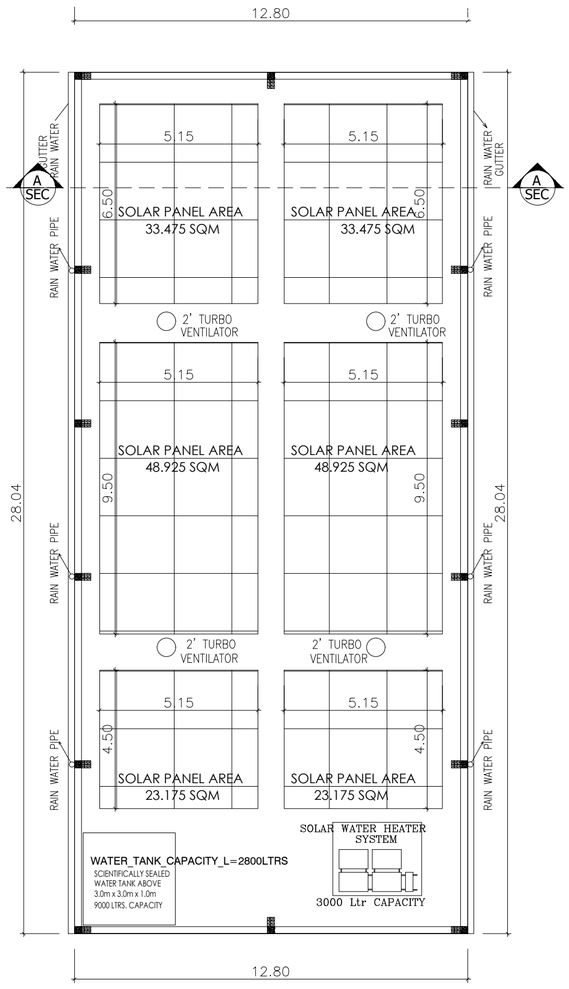
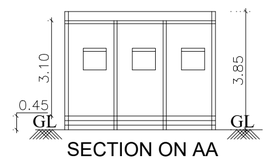



GROUND FLOOR PLAN

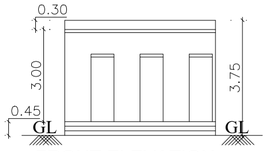



ROOF PLAN

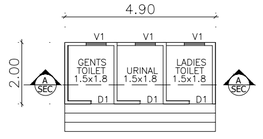
## TOILET BLOCK




SECTION ON AA




FRONT ELEVATION




GROUND FLOOR PLAN

SHEET NO : 2 / 2

PLAN SHOWING THE PROPOSED CONSTRUCTION OF SRI SARAVANA HI TECH MODERN RICE MILL FACTORY BUILDING HAVING 286.O HP IN S.Nos : 69/10B, 12A2, 13, 14 OF V.No:7, KARIMBEDU VILLAGE, PALLIPATTU TALUK, THIRUVALLUR DISTRICT.

Asper TNCD& BR Amendments
G.O.(Ms).No.154 H&UDD Dated:7.10.2025.
Annexure -VI,[See rule 36] Industries Classified as "Green"
S.no:(39) Rice mill (Rice Hullers only)

## SCHEDULE OF JOINERY

| | | |
|---|---|---|
| RS | ROLLING SHUTTER | 3.50 X 3.00 |
| D | DOOR | 1.20 X 2.40 |
| D1 | DOOR | 0.75 X 2.13 |
| SD | SLIDING DOOR | 1.00 X 2.13 |
| W | WINDOW | 3.50 X 1.82 |
| W1 | WINDOW | 1.52 X 1.22 |
| V | VENTILATOR | 0.90 X 0.60 |

| DESCRIPTION | F.S.I AREA SQ.M | NON F.S.I AREA SQ.M | TOTAL SQ.M |
|---|---|---|---|
| FACTORY BUILDING | | | |
| GROUND FLOOR AREA | 358.91 | ------ | 358.91 |
| TOILET BLOCK (Ground Floor ) | 9.80 | ------ | 9.80 |
| SECURITY ROOM (NON FSI) | ------ | 6.00 | 6.00 |
| TOTAL BUILTUP AREA | 368.71 | 6.00 | 374.71 |

WORK SHOP AREA - 322.18 sqm

SOLAR PANEL AREA - 211.15 sqm

NO OF WORKERS DETAILS
NO OF WORKERS - MALE : 20 Nos
NO OF WORKERS - FEMALE : 10 Nos

SOLAR HOT WATER SYSTEM DETAIL
NO OF WORKERS - MALE : 20 Nos
NO OF WORKERS - FEMALE : 10 Nos
TOTAL NO OF PERSONS : 30 Nos
WATER CONSUMPTION @ 80 Lit / Person/day
TOTAL CONSUMPTION (30 X 80) : 2400 Lits
NO OF SWHS ( 3000 lit capacity) : 1 No

SANITATION REQUIREMENTS

| DESCRIPTION | REQUIRED | | PROVIDED | |
|---|---|---|---|---|
| | MALE | FEMALE | MALE | FEMALE |
| TOILET | 1 | 1 | 1 | 1 |
| URINAL | 1 | -- | 1 | - |
| WASH BASIN | 1 | 1 | 1 | 1 |
| DRINKER WATER FOUNTAINS | 1 | 1 | 1 | 1 |
| EMERGENCY FOUNTAINS | 1 | 1 | 1 | 1 |

ALL DIMENSIONS ARE IN METERS

SPECIFICATION:

SUPER STRUCTURE : 0.23M TK B.W IN C.M 1:5
FOUNDATION : RCC COLUMN FOUNDATION
SLAB : RCC 1:2:4 0.15M TK
BEAM LINTEL SUNSHADE : RCC 1:2:4
ELECTRIFICATION WORK CONCELLED WIRING

SCALE : 1"=8' OR [1:100]

N
W E
S

COLOR INDEX
SITE BOUNDARY
EXISTING ROAD
PROPOSED BUILDING

M/s. SRI SARAVANA HITECH MODERN RICE MILL
PROPRIETOR

SIGNATURE OF THE APPLICANT

Dr. R.S. MURALITHARAN, B.E.,M.E.,(STRUCTURE),D.
Registered Structural Engineer Class-I(SE)
CMDA: Reg. No. SE/SR-I/F/912/2020
DTCP:Reg. No. DOL/GRH/SE/G-1/002/2020/004
Government Panel Engineer Class-1A
(Structural Engineer Building)
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Perungudi(East), Chennai - 600096.
ph:9444066800 Email:remurali06@gmail.com

STRUCTURAL ENGINEER

P. MARIAPPAN, B.E., M.E.,
Extenuating Civil & Structural Engineer,
Registered Engineer
Grade-I TNLR / RE / AA II / 2019 / 07 / 005
9TCP
Cell : 9841353738

ARCHITECT / 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**



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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.