

PP

APPROVAL RECORD

Planning Permission

Pattanam

Vilupuram district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

Rural Panchayat

PURPOSE

Industrial

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.

SHEET:1/2
Scale : 1:200



ALL DIMENSIONS ARE IN "METER"

COLOUR CODE		
BOUNDARY	-	
PROPOSED BUILDING	-	
EXG.ROAD	-	
DRIVE WAY	-	

APPLICANT

REGISTERED ENGINEER

STRUCTURAL ENGINEER



District Town And Country Planning Office
Villupuram District

Online Application No: SWP/BPA/448049/2025

BUILDING APPROVAL :
B.P/A.D.T.C.P.(V.D) No:07/2025
Industrial Building Approval Issued.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF " MANUFACTURING OF PLASTIC INJECTION MOLDING" INDUSTRIAL BUILDING AT PLOT NO:58 IN S.NO.70/5(PART),

SIDCO INDUSTRIAL ESTATE [DTCP APPROVED LAYOUT - L.P/A.D.T.C.P(V.D)NO:217/2023] PATTANAM VILLAGE AND PANCHAYAT, TINDIVANAM TALUK, VILLUPURAM DISTRICT.

APPLICANT : Mr.J.RAMAN KUMAR, PROPRIETOR OF MOLDPRO ENGINEERING

N

E

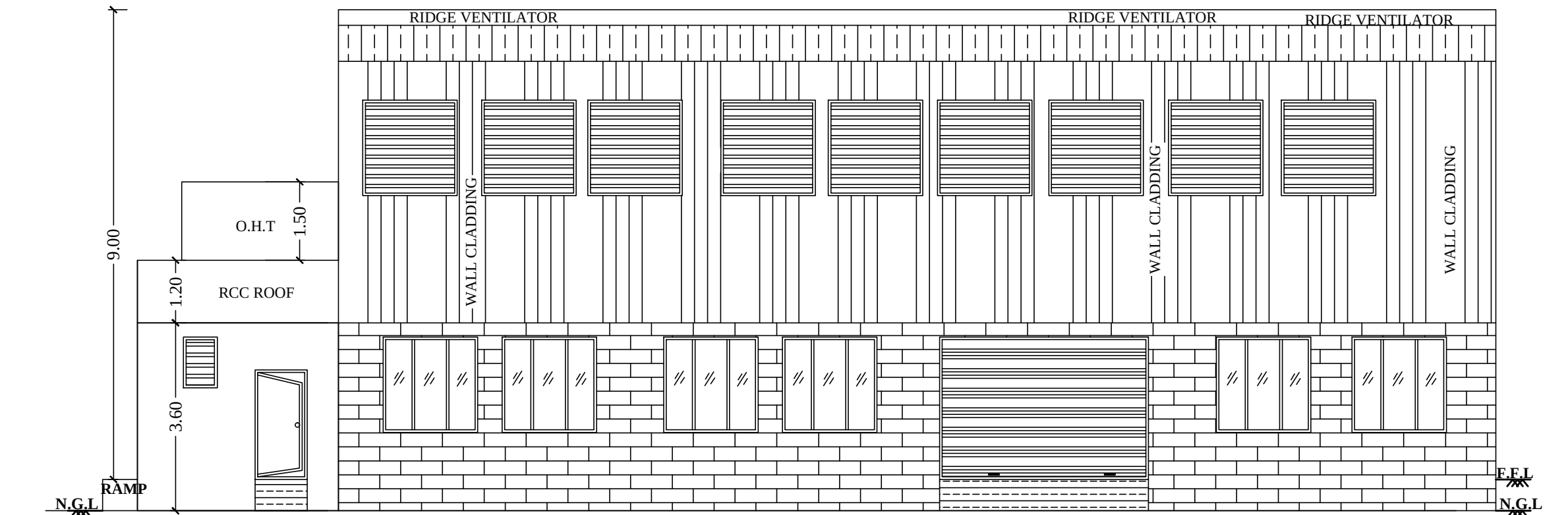
S

W

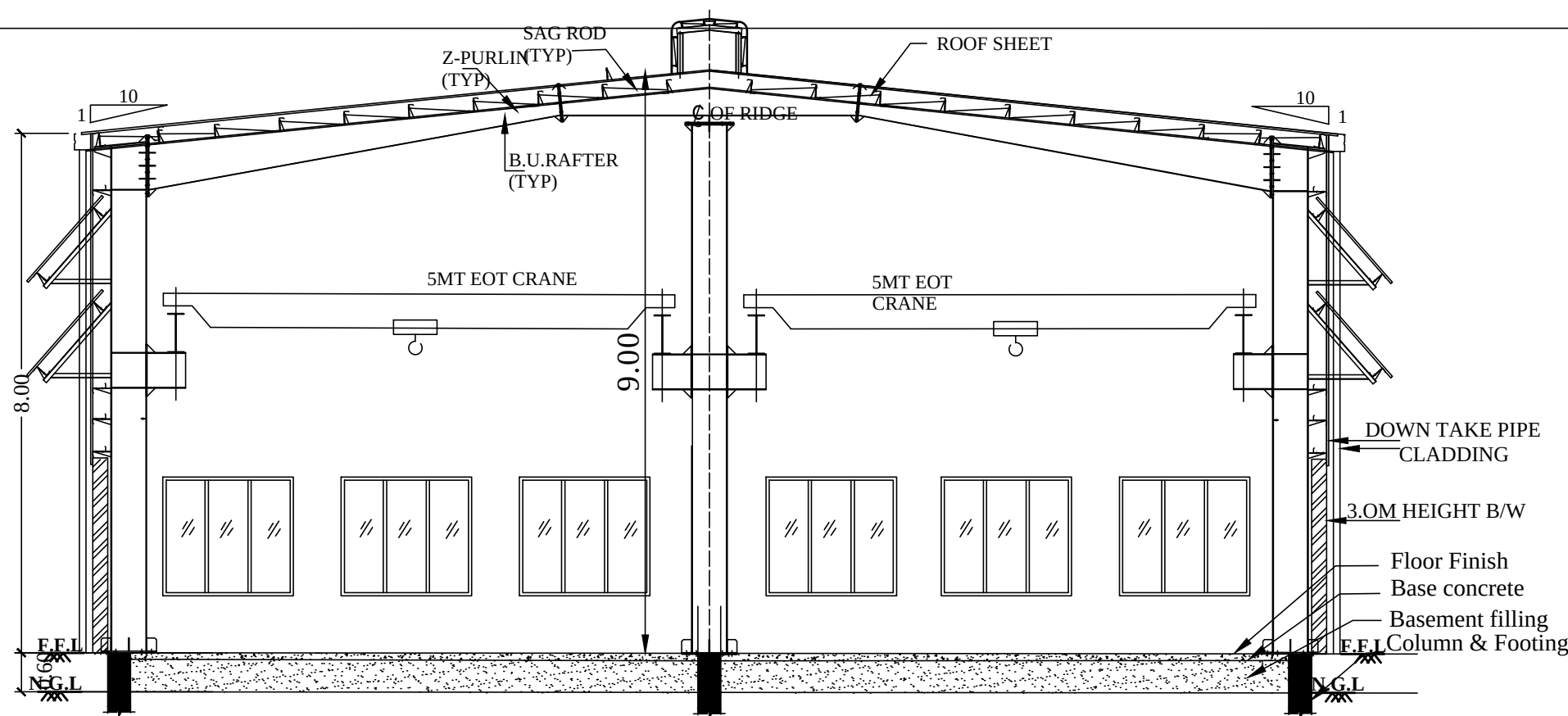
ALL DIMENSIONS ARE IN "METER"

SHEET:2/2

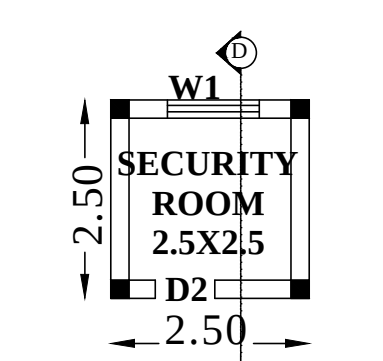
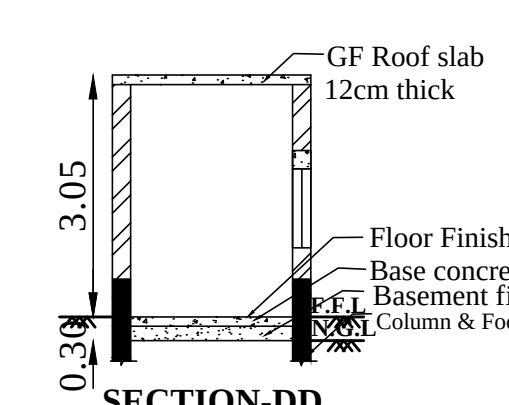
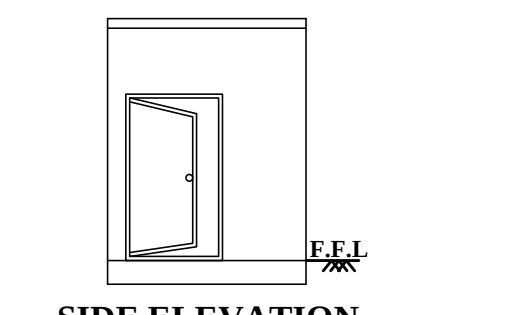
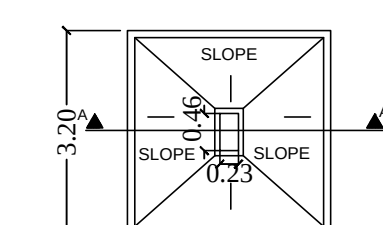
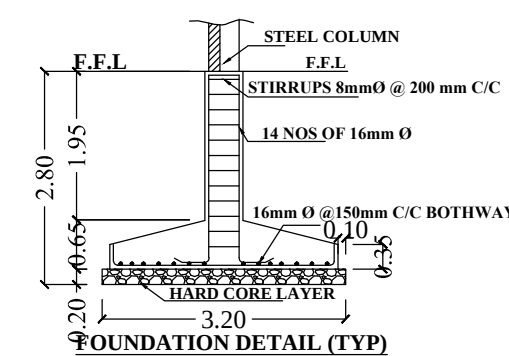
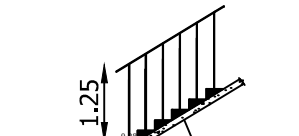
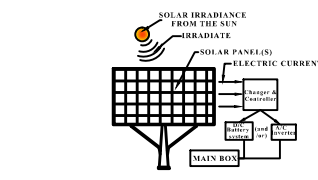
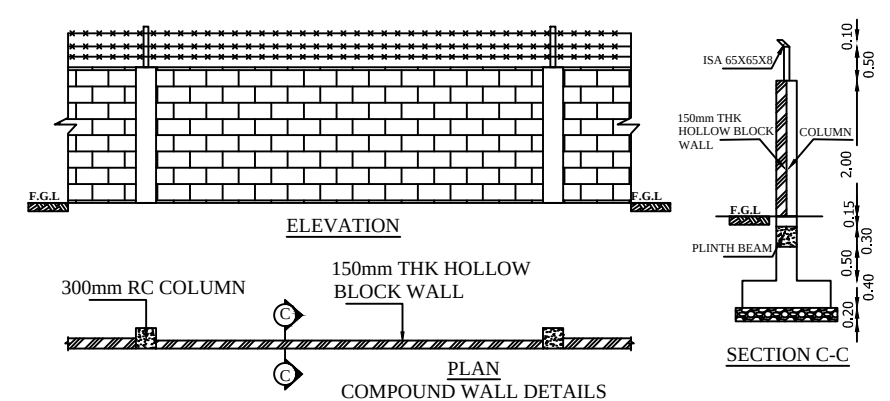
Scale = 1:100



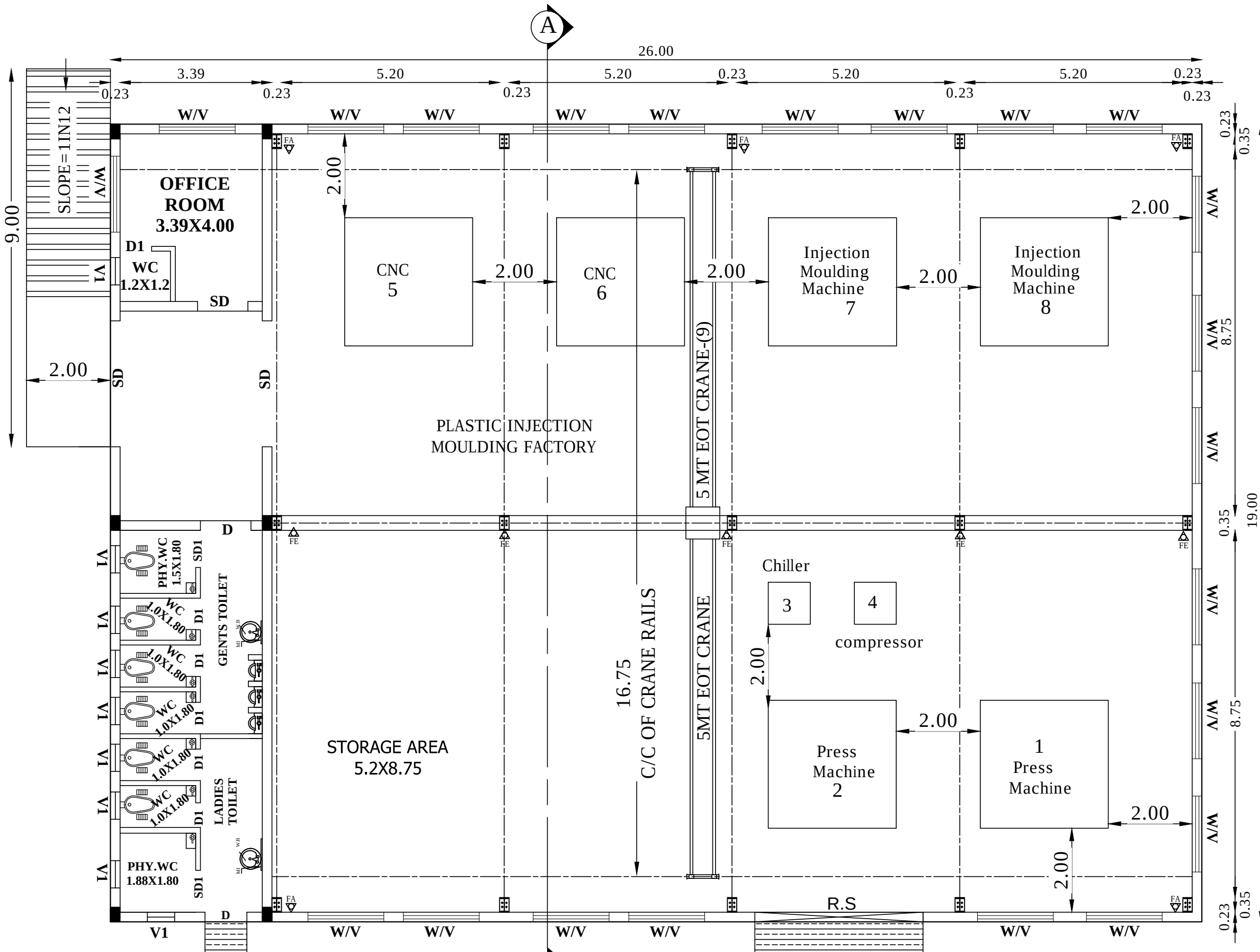
ELEVATION- SOUTH FACING (BLOCK-1)



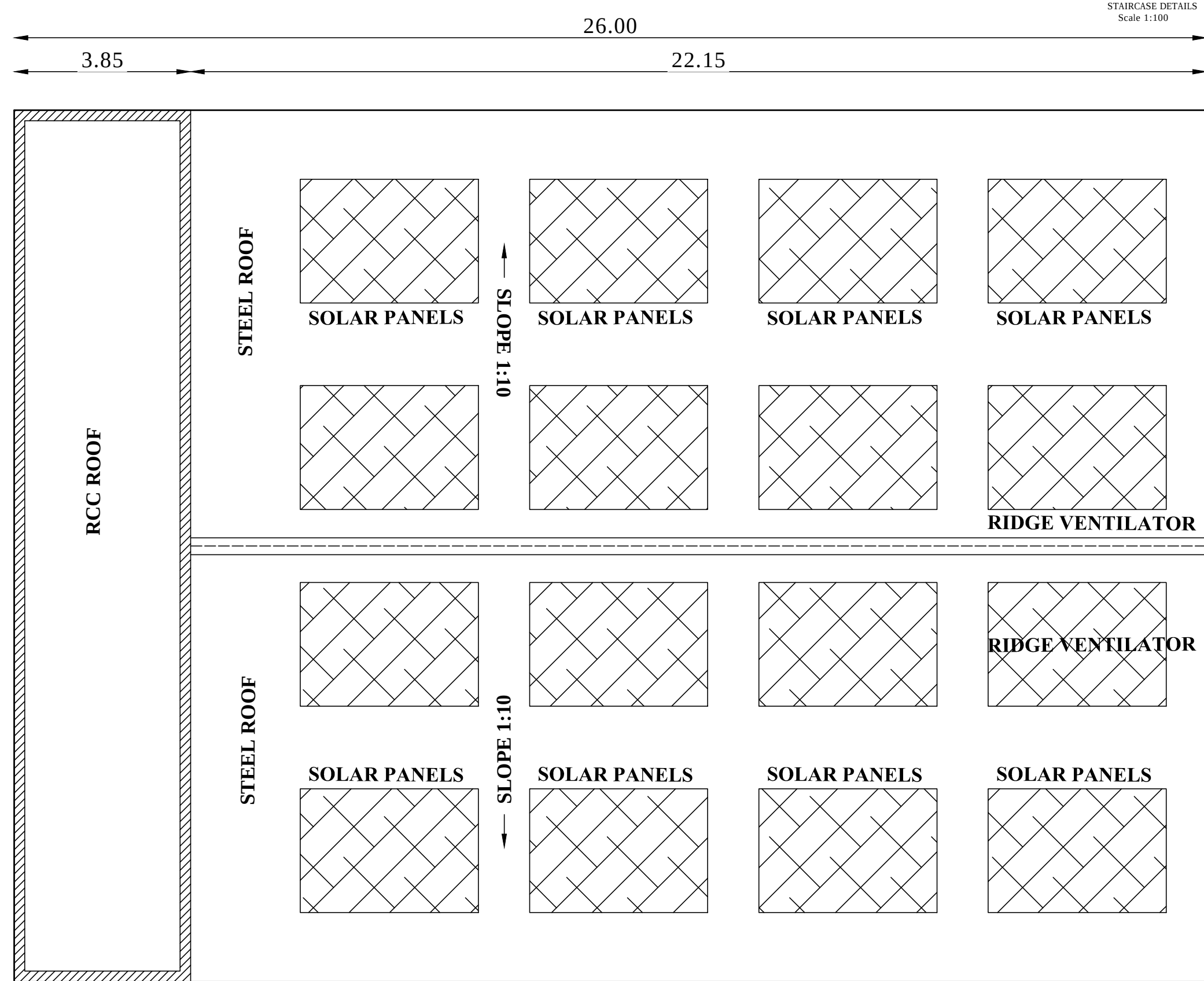
SECTION-AA (BLOCK-1)



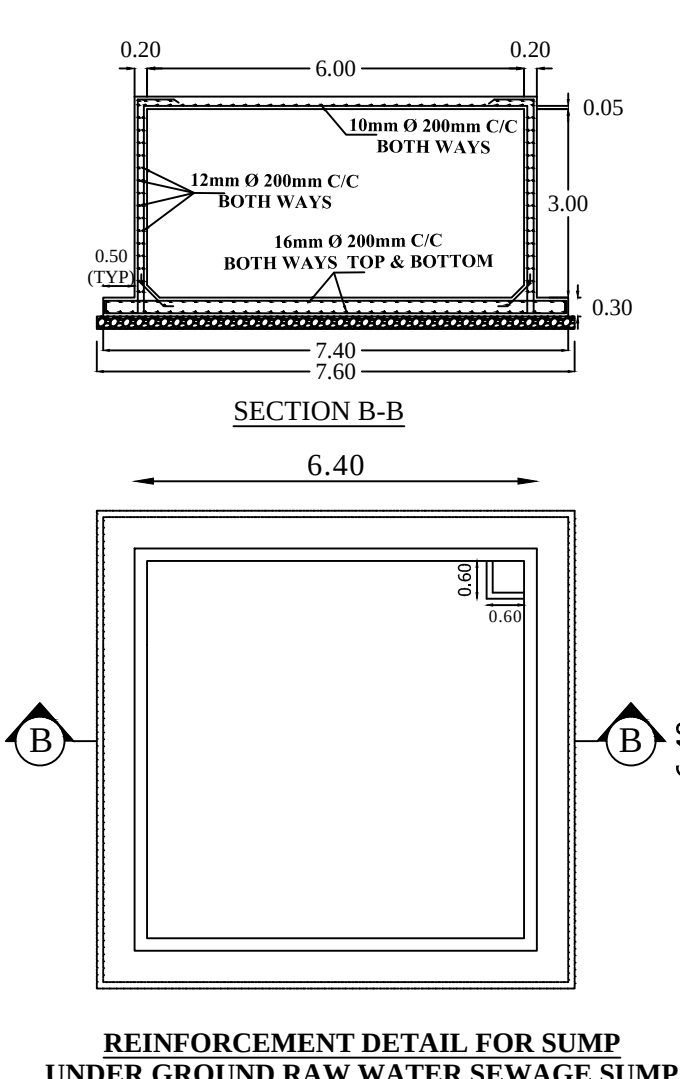
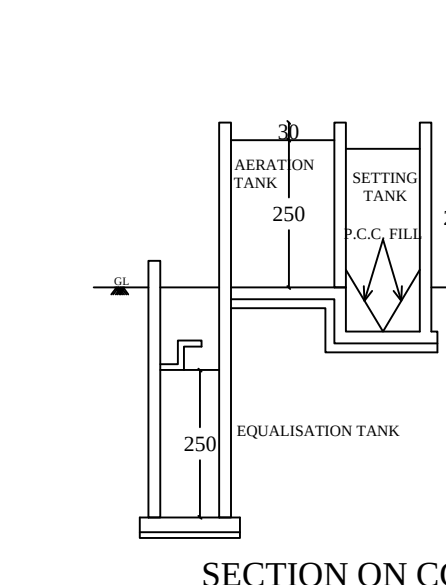
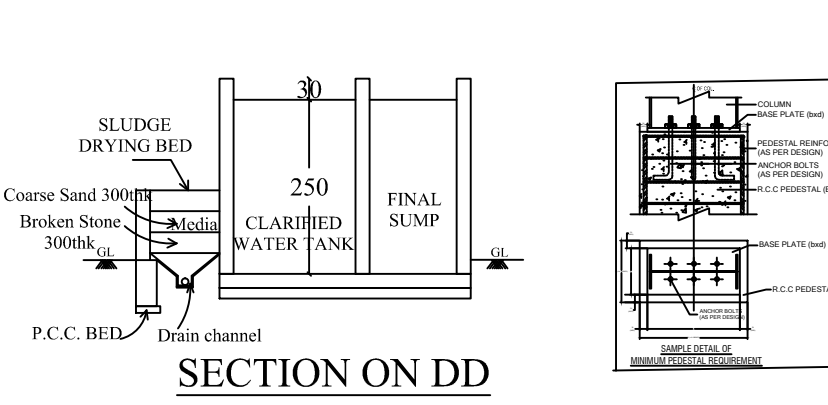
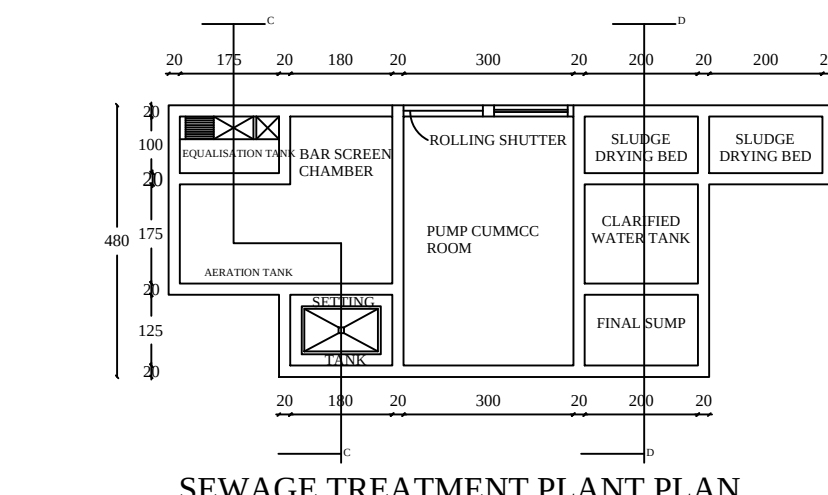
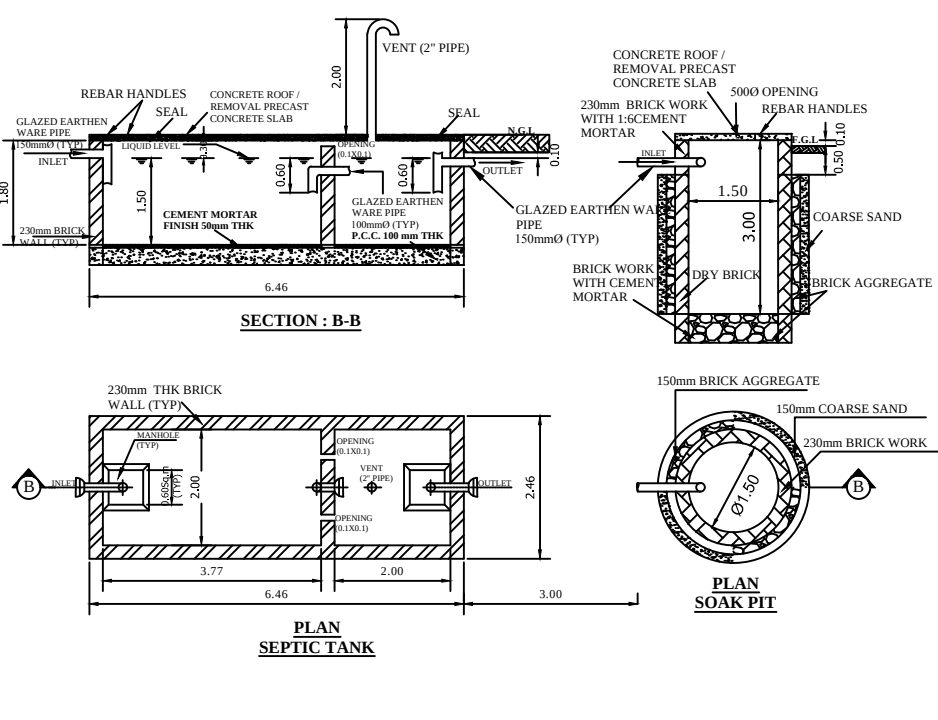
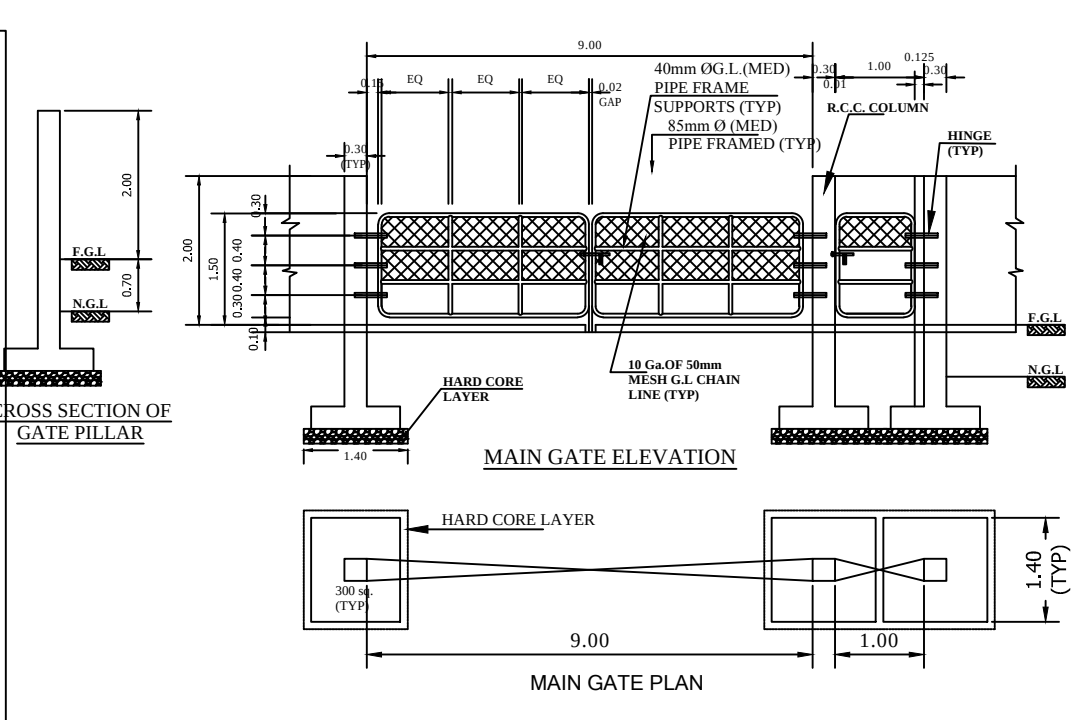
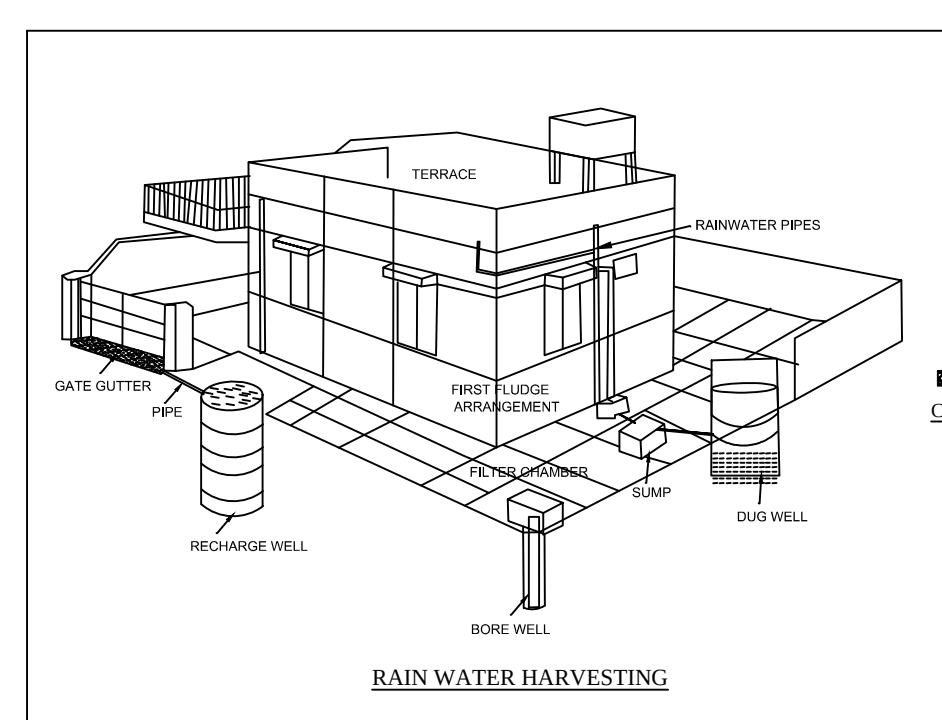
SECURITY ROOM PLAN



MAIN BUILDING (BLOCK-1)
GROUND FLOOR PLAN



ROOF PLAN (BLOCK-1)



REINFORCEMENT DETAIL FOR SUMP
UNDER GROUND RAW WATER SEWAGE SUMP
CAPACITY - 108 M³

JOINERY DETAILS			
R.S	-	ROLLING SHUTTER	: 6.00 X 2.44
R.S1	-	ROLLING SHUTTER	: 3.00 X 2.44
SD	-	DOOR	: 1.20 X 2.13
SD1	-	DOOR	: 0.90 X 2.13
D	-	DOOR	: 0.90 X 2.13
D1	-	DOOR	: 0.75 X 2.13
W	-	WINDOW	: 2.00 X 2.00
V	-	VENTILATION	: 2.00 X 2.00
V1	-	VENTILATION	: 0.65 X 0.90
FE	-	FIRE EXTINGUISHER	
FA	-	FIRE ALARM	
SB	-	SAND BUCKET	

AREA DETAILS

Site Area as per Document: 0.247Acre / 1000.00 Sq.m

Site Area as per FMB : 0.247Acre / 1000.00 Sq.m

BLOCK - 1: MAIN BUILDING

FLOOR AREA DETAILS	FSI Area (Sq.m)	NON FSI Area (Sq.m)	Total build up Area (Sq.m)
GROUND FLOOR AREA	494.00	-	494.00
SECURITY ROOM AREA	-	6.25	6.25

TOTAL FSI AREA = 494.00 Sq.m / 5317.41 Sq.ft

TOTAL BUILDUP AREA = 500.25 Sq.m / 5384.69 Sq.ft

FSI = 494/1000.00 = 0.49 < 1.5
PC = (500.25/1000.00)X100 = 50.02%

SPECIFICATION

FOUNDATION AND BASEMENT FILLING WITH RIVER SAND. FOUNDATION CONCRETE WITH PLAIN CEMENT CONCRETE 1:4:8. USING 40MM SIZE STONE JELLY. COLUMN FOOTING, SLOPED PORTION, COLUMN, GRADE BEAM, LINTEL CUM SUNSHADE, T AND L BEAMS, ROOF, GATE PILLARS, CULVERT DECK SLAB ETC. WITH REINFORCED CEMENT CONCRETE 1:1.5:3 USING 20MM SIZE STONE JELLY WITH ADEQUATE REINFORCEMENT. BRICK WORK WITH CEMENT MORTAR 1:5, USING 1ST CLASS BRICKS. PLASTERING WITH CEMENT MORTAR 1:5, 12MM THICK AND OVER CONCRETE AND CEILING PLASTERING WITH CEMENT MORTAR 1:3, 12MM THICK. FLOOR BASE WITH P.C.C 1:4:8 AND FLOOR FINISH WITH P.C.C 1:1.5:3. COLOR WASHING WITH TWO COATS OF CEMENT PAINT INCLUDING ONE BASE COAT. SYNTHETIC ENAMEL PAINTING 2-COATS WITH 1-PRIMING COAT FOR ALL STEEL AND WOOD WORKS. WEATHERING COURSE WITH BRICKBAT LIME CONCRETE OVER THE ROOF. BRICK PARTITION WITH CEMENT MORTAR 1:4 USING 1ST CLASS BRICKS.

For MOLDPRO ENGINEERING,
Proprietor.

APPLICANT

Er.M.GOWSALYA B.E.(CIVIL)
REGR.II/VD/SEPTEMBER-2021/056
DTCP Villupuram District Office(VD)
No.2/298, Perumal Koil Thoppu Street,
Koliyanur, Villupuram - 605 103.
Cell: 9080775191

REGISTERED ENGINEER

Er.M.FAGURUDEEN MOHAMED
B.E. in Tech (Civil) PG. D. CIVIL, REGR. FM,
Chartered Engineer
Structural Engineer Grade-1 (RSE)
Reg. No: RSEGR-1/VD/AUGUST-2020/020
DTCP Villupuram Regional Office(VO)
Cell: 7010771257, 9150370364

STRUCTURAL ENGINEER

APPROVAL

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

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

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

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.

