PP APPROVAL RECORD

Planning Permission

Survey 80 and 16 more

Kumaralingapuram, Sathur taluk

Virudhunagar district, Tamil Nadu

APPROVAL TYPE
Layout Approval

ISSUING AUTHORITY
DTCP

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.

SIPCOT - MEGA TEXTILE PARK AT VIRUDHUNAGAR DISTRICT.



DISTRICT OF TOWN & COUNTRY PLANNING
VIRUDHUNAGAR DISTRICT OFFICE

1. Virudhunagar District, Sattur Taluk, Virudhunagar Panchayat Union, E.Kumaralingapuram Village & Panchayat Survey Numbers
80,81,82,83,84,85,86/2,86/3,86/4,86/5,86/6,99,100,101,134,154,155,156,171,172,173,174,175,176,177,178,179,180,181,182,183,184,185,186,187,188,189,190,191,192,193,194,195,196,197,198,199,200,201,202,203,204,205/1,205/2,205/3,205/4,205/5,206,207,208,209,210,211,212,213,214/5,215,216,217,219,220,221,222,223,224,225,226/6A,227,228,229,230,231,232,233,234,235,236,237,238/1,238/2,238/3,238/4,239,240,263,264,265/2,265/3,265/4,264/5,266,267,268,269,270,271,272,273,274,275,276,277,278,279,280,281,282,283/1,283/2A1,283/2C1,283/3A,283/4A
2. Virudhunagar District, Sattur Taluk, Virudhunagar Panchayat Union, E.Muthulingapuram Village & Panchayat Survey Numbers
14,15,62,63,64,67,68,69,71
3. Virudhunagar District, Virudhunagar Taluk & Panchayat Union, Thulukkapatti Village & Panchayat Survey Numbers
239,240,241,242,243,244,245,247,248,250/1A,250/1B,250/2,250/4,250/5B,250/6,250/7A,250/7B,250/8A,250/8B,250/9,250/10,250/11,250/12,250/13,250/14,250/15,250/16,250/17,

ONLINE APPICATION NO : 9NA5HKA6

SCALE ~ 1:4000

Apparel Plot		
S.No.	Plot No	Area (Acre)
1	A1	18.90
2	A2	17.58
3	A3	11.07
4	A4	8.31
5	A5	8.31
6	A6	2.00
7	A7	2.00
8	A8	2.00
9	A9	2.00
10	A10	2.00
11	A11	2.00
12	A12	3.16
13	A13	1.26
14	A14	5.35
15	A15	3.56
16	A16	3.56
17	A17	3.56
18	A18	3.56
19	A19	2.22
20	A20	2.22
21	A21	2.22
22	A22	2.22
23	A23	3.60
24	A24	1.30
25	A25	2.22
26	A26	2.22
27	A27	2.22
28	A28	2.22
29	A29	0.50
30	A30	0.50
31	A31	0.50
32	A32	0.50
33	A33	0.50
34	A34	0.60
35	A35	0.50
36	A36	0.50
37	A37	0.50
38	A38	0.60
39	A39	0.50
40	A40	0.50
41	A41	0.50
42	A42	0.50
43	A43	0.50
44	A44	0.50
45	A45	0.50
46	A46	0.50
47	A47	0.50
48	A48	0.50
49	A49	0.50
50	A50	0.50
51	A51	0.50
52	A52	0.50
53	A53	0.50
54	A54	0.50
55	A55	0.50
56	A56	0.50
57	A57	0.50
58	A58	0.71
59	BTS-3	7.46
Total		145.71

Technical Textile Plot		
S.No.	Plot No	Area (Acre)
1	T1	1.50
2	T2	1.50
3	T3	1.50
4	T4	1.50
5	T5	1.50
6	T6	1.50
7	T7	1.50
8	T8	2.34
9	T9	2.34
10	T10	1.50
11	T11	1.50
12	T12	1.50
13	T13	1.50
14	T14	1.50
15	T15	1.50
16	T16	1.50
17	T17	1.01
18	T18	1.01
19	T19	1.01
20	T20	1.01
21	T21	1.01
22	T22	1.01
23	T23	1.01
24	T24	1.01
25	T25	1.58
26	T26	0.68
27	T27	0.50
28	T28	0.50
29	T29	0.50
30	T30	0.50
31	T31	0.50
32	T32	0.50
33	T33	0.50
34	T34	0.50
35	T35	0.50
36	T36	0.50
37	T37	0.50
38	T38	0.50
39	T39	0.50
40	T40	0.55
41	T41	0.51
42	T42	0.51
43	T43	0.50
44	T44	0.50
45	T45	0.50
46	T46	6.70
47	T47	6.73
48	T48	18.00
49	T49	0.61
50	BTS-1	18.90
51	BTS-2	7.30
Total		103.83

commercial Plots	Area (Acres)
CP-1 Skill Dev. / ITI	11.18
CP-2 Display & Exhibitio	5.01
CP-3 Admin / Guest House	4.02
CP-4 CFC/ CoE / R&D / Testing	8.84
CP-5 Hotels, Exhibition, Convention Centers, Offices	7.90
CP-6 Play school/Creche	2.55
CP-7 Medical Center	0.75
CP-8 Retail shop	2.29
CP-9 Workers Hostel	11.61
CP-10 Workers Hostel	11.60
Total	65.75

Processing Plot		
S.No.	Plot No	Area (Acre)
1	P1	13.25
2	P2	5.00
3	P3	5.00
4	P4	3.54
5	P5	3.54
6	P6	5.00
7	P7	5.00
8	P8	5.00
9	P9	5.00
10	P10	5.47
11	P11	5.47
12	P12	5.00
13	P13	5.00
14	P14	1.60
15	P15	2.00
16	P16	2.00
17	P17	2.00
18	P18	2.00
19	P19	2.00
20	P20	2.00
21	P21	2.00
22	P22	2.00
23	P23	2.00
24	P24	2.00
25	P25	1.60
26	P26	2.26
27	P27	2.00
28	P28	2.00
29	P29	10.00
30	P30	4.79
Total		115.52

Knitwear Plot		
S.No.	Plot No	Area (Acre)
1	K1	10.00
2	K2	5.41
3	K3	5.41
4	K4	5.41
5	K5	5.41
6	K6	1.86
7	K7	2.00
8	K8	2.00
9	K9	2.00
10	K10	2.00
11	K11	2.00
12	K12	2.00
13	K13	2.00
14	K14	2.00
15	K15	2.00
16	K16	2.00
17	K17	1.85
18	BTS-4	6.99
Total		62.34

Logistic Plot		
S.No.	Plot No	Area (Acre)
1	L1	1.44
2	L2	1.44
3	L3	1.00
4	L4	1.11
5	L5	1.05
6	L6	7.14
7	L7	3.59
8	L8	3.20
9	L9	3.20
10	L10	3.30
11	L11	3.30
12	L12	2.88
13	L13	1.85
Total		34.50

Industrial Plot		
S.No.	Plot No	Area (Acre)
1	I1	36.73
2	I2	22.20
3	I3	17.54
4	I4	20.80
5	I5	41.66
Total		138.93

Water Body Green Belt	Area (Acres)
Green Belt	5.09
Total	5.09

HT Line Green Belt	Area (Acres)
Green Belt	12.10
Total	12.10

Amenities	Area (Acres)
AM-1 Water Supply 3	1.76
AM-2 STP -2	1.18
AM-3 Electrical	10.39
AM-4 Water Supply 1	1.38
AM-5 Pumping STN	0.74
AM-6 STP -1	10.10
AM-7 ETP	18.61
AM-8 Fire Station	1.23
AM-9 Water Supply 2	1.95
AM-10 Water Supply 4	0.52
Total	47.86

Court Case	
Survey no	Area in Hect.
86/2	3.21.5

Open Space Reservation		
S.No.	Plot No	Area (Acre)
1	OSR-1	0.87
2	OSR-2	0.26
3	OSR-3	0.54
4	OSR-4	1.16
5	OSR-5	0.81
6	OSR-6	0.81
7	OSR-7	0.59
8	OSR-8	0.98
9	OSR-9	2.26
10	OSR-10	0.52
11	OSR-11	3.28
12	OSR-12	5.82
13	OSR-13	3.96
14	OSR-14	2.16
15	OSR-15	2.18
16	OSR-16	2.85
17	OSR-17	0.75
18	OSR-18	2.59
19	OSR-19	1.94
20	OSR-20	2.02
21	OSR-21	4.20
22	OSR-22	2.37
23	OSR-23	0.55
24	OSR-24	13.68
25	OSR-25	3.22
26	OSR-26	5.32
27	OSR-27	3.08
28	OSR-28	1.62
29	OSR-29	1.22
30	OSR-30	2.56
31	OSR-31	0.96
32	OSR-32	0.91
33	OSR-33	0.74
34	OSR-34	1.76
35	OSR-35	0.66
36	OSR-36	9.15
37	OSR-37	1.01
38	OSR-38	1.10
40	Green Buffer	52.75
Total		143.19

Public Purpose Plot	Area (Acres)
PP-1	4.17
PP-2	2.48
PP-3	1.61
PP-4	0.54
Total	8.80

General Abstract		
S.No.	Plot No	Area (Acre)
1	Industrial Plot	600.83
2	Commercial Plot	65.75
3	Public Purpose Plot	8.80
4	Open Space Reservation	143.19
5	Road & Parking	135.46
6	Amenities	47.86
7	HT Line Green Belt	12.33
8	Water Body Green Belt	5.09
	Total	1019.31

சிப்காட் LAYOUT-க்கு உட்படாத பகுதி		
S.No.	Survey.No.	Village Name
1.	205/6	E.Kumaralingapuram
2.	238/5	
3.	265/1	

LEGEND & AREA STATEMENT :-

TOTAL AREA	: 1052.00 ACRES
WATER BODY	: 32.69 ACRES
TOTAL DEVELOPMENT AREA	: 1019.31 ACRES

LEGEND & AREA STATEMENT :-

PATTA LAND AREA	: 1005.37 ACRES
PORAMBOKE LAND AREA	: 46.63 ACRES
TOTAL AREA	: 1052.00 ACRES

COLOUR INDEX:

- HIGH WAY & EXISTING ROAD
- SIPCOT ROAD
- OSR
- SCHEME BOUNDARY
- SURVEY FIELD BOUNDARY
- VILLAGE BOUNDARY LINE
- WATER BODY
- சிப்காட் LAYOUT-க்கு உட்படாத பகுதி

N W E S

1. ALL DIMENSIONS ARE IN METRES.
2. THE CHANNEL FLOW THROUGH THE SITE SHOULD BE REALIGNED AND THE CULVERT PROVIDED IN THE REQUIRED PLACE WITH APPROVAL OF CONCERNED DEPARTMENT.

நில உரிமம் குறித்து வழங்கப்பட்ட சான்றுகள் மற்றும் பரிசீலனைக்கு சமர்ப்பிக்கப்பட்ட ஆவணங்கள் சரியானவையல்லை என அறியப்பட்டால் அல்லது மனைப்பிரிவுக்கு தொழில் நுட்ப ஒப்புதல் வழங்கியதில் பாதிப்பு ஏற்படக்கூடிய சூழ்நிலை ஏற்படின் மனைப்பிரிவுக்கு வழங்கப்பட்ட தொழில் நுட்ப ஒப்புதல் எவ்வித முன்னறிவிப்பின்றி நகர் ஊரமைப்பு இயக்குநர் சென்னை அவர்களால் இரத்து செய்யப்படும்.

(If the Land documents and ownership certificates furnished for scrutiny are found to be incorrect or if the Technical approval accorded to the Layout is found to affect the situation, the approval will be cancelled without prior notice by Commissioner of Town and Country Planning, Chennai.)

4. அரசாணை எண்.157, வீட்டுவசதி (மு) நகர்புற வளர்ச்சி துறை நாள்:28.02.2017 - விபடி மனைப்பிரிவில் அமையும் பூங்காஇ சாலை ஒதுக்கீடு (மு) பொது உபயோக பகுதியினை சிப்காட்டே பராமரிக்கப்பட வேண்டும்.
5. மனையிடத்தின் ஊடே செல்லும் வாய்க்கால்கள் நிலையிலுள்ளவாறு நிலைநிறுத்தப்பட வேண்டும். ஆக்கிரமிப்பு ஏதும் செய்யக் கூடாது. வாய்க்கால் மற்றும் நிறுவைகளின் எல்லையிலிருந்து 3.0மீ இடைவெளி விட்டு கட்டிடம் உத்தேசிக்கப்பட வேண்டும்.

ம.வ/ந.ஊ.து.இ (விரு.மா) எண். 9/2024.

துணை இயக்குநர்
மாவட்ட நகர் ஊரமைப்பு அலுவலகம்
விருதுநகர் மாவட்டம்.

அளவையர்/ உதவி வரைவாளர் | வரைவாளர் நிலை – 3 | மேற்பார்வையாளர்/வ.நி–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

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.