

PP

APPROVAL RECORD

Planning Permission

Virudhunagar 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.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING (RED) "PAINT MANUFACTURE" IN GROUND FLOOR, FIRST FLOOR IN S.F.NO. 718/1B, 719/1 VETRILOORANI VILLAGE AND PANCHAYATH, SIVAKASI TALUK, VEMBAKKOTTAI PANCHAYAT UNION, VIRUDHUNAGAR DISTRICT.

ALL DIMENSIONS ARE IN METER
NAME OF THE APPLICANT:-
Mr.R.KANNAN

AREA DETAILS

SITE AREA	AREA IN SQ.M.	AREA IN SQ.FT.
AS PER DOCUMENT	10083.00	108533.41
AS PER PATTI	10083.00	108533.41
SUPER IMPOSED	10083.00	108533.41

PROPOSED BUILDING AREA

BUILDING AREA	NON FSI AREA IN SQ.M.	FSI AREA IN SQ.M.
INDUSTRIAL (BLOCK-1)	-	1393.85
OFFICE ROOM-1	-	193.27
OFFICE ROOM-2(FF)	-	193.27
SECURITY ROOM	6.25	-
TOILET	-	10.11
TOTAL	6.25	1790.50

FSI = $\frac{1790.50}{10083} = 0.17 < 2.0$
PLOT COVERAGE = $\frac{1603.48 \text{ Sq.m}}{10083 \text{ Sq.m}} \times 100 = 16\%$

SCHEDULE OF JOINERIES

DETAILS		NO'S	DIMENSIONS
M.G.	MAIN GATE	1	10.00 X 3.00
G	GATE	2	3.66 X 3.05
E.E.	EMERGENCY EXIT	3	1.00 X 2.50
D	DOOR	2	1.50 X 2.40
D1	DOOR	6	0.76 X 2.50
W	WINDOW	47	1.75 X 2.00
V	VENTILATION	41	1.75 X 1.00
V1	VENTILATION	6	0.76 X 0.76

OSR CALCULATIONS
OSR = $\frac{10083}{100} \times 10 = 1008.3 \text{ Sq.m}$
PROVIDED OSR AREA = 1031.00 Sq.m

PARKING CALCULATIONS

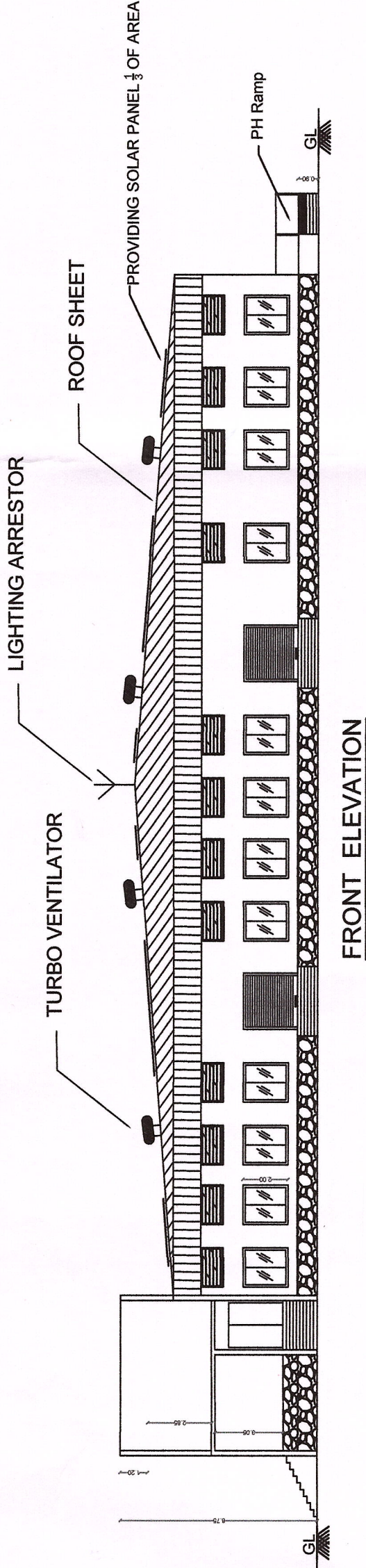
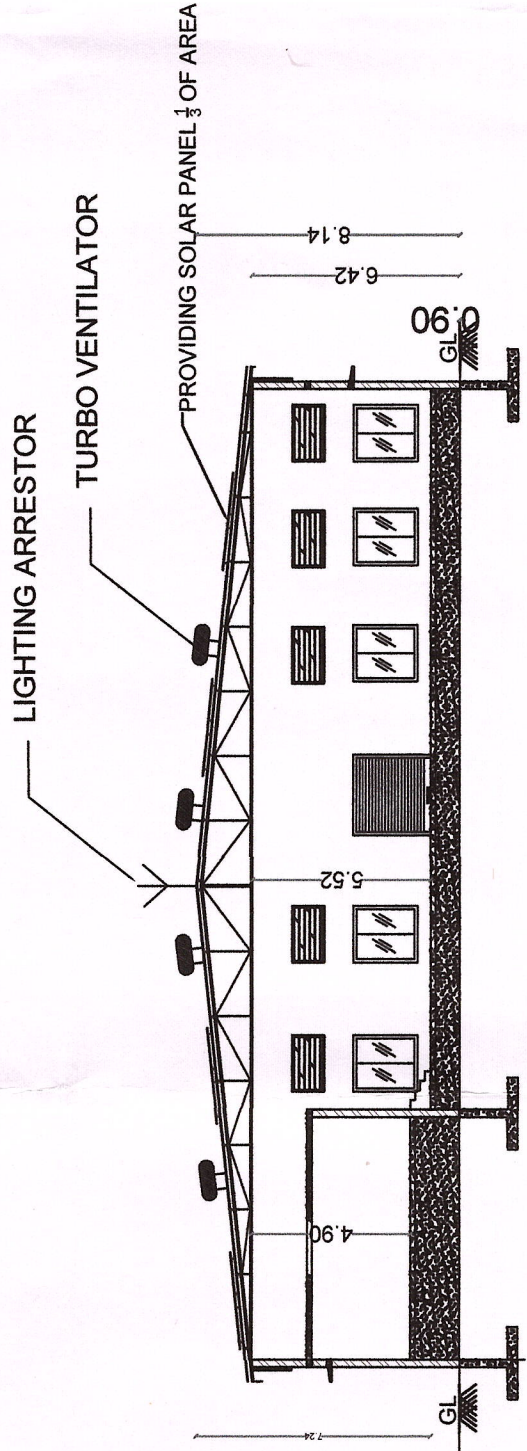
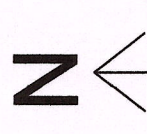
Building Area = 1393.85
500 Sq.m = 1 Lorry Space
 $\frac{1393.85}{500} = 2.78$ Say 03 Nos
Required Parking = 03 Lorry Space
Provided Parking = 04 Lorry Space

NO OF WORKERS :- MALE = 30 AND FEMALE = 10

NOTES	COLOR CODE REFERENCE
1.Rain water filtration pit	SITE BOUNDARY
2.Filtration rain water collection sump	EXISTING ROAD
3.Waste water collection sump	PROPOSED BUILDING
4.Perculation pit	DRIVE WAY
5.Plinth boundary percolation pit	OSR AREA
6.Fire extinguisher to be provided	
7.Emergency alarm	
8.Solar water assistant heating water systems	
9.Solid wastelub	
10.Septic tank	
11.Sand bucket to be provided	
12.Mechanical ventilation to be provided	
13.All floor columns to be provided C1,C2 size	

APPLICANT:-

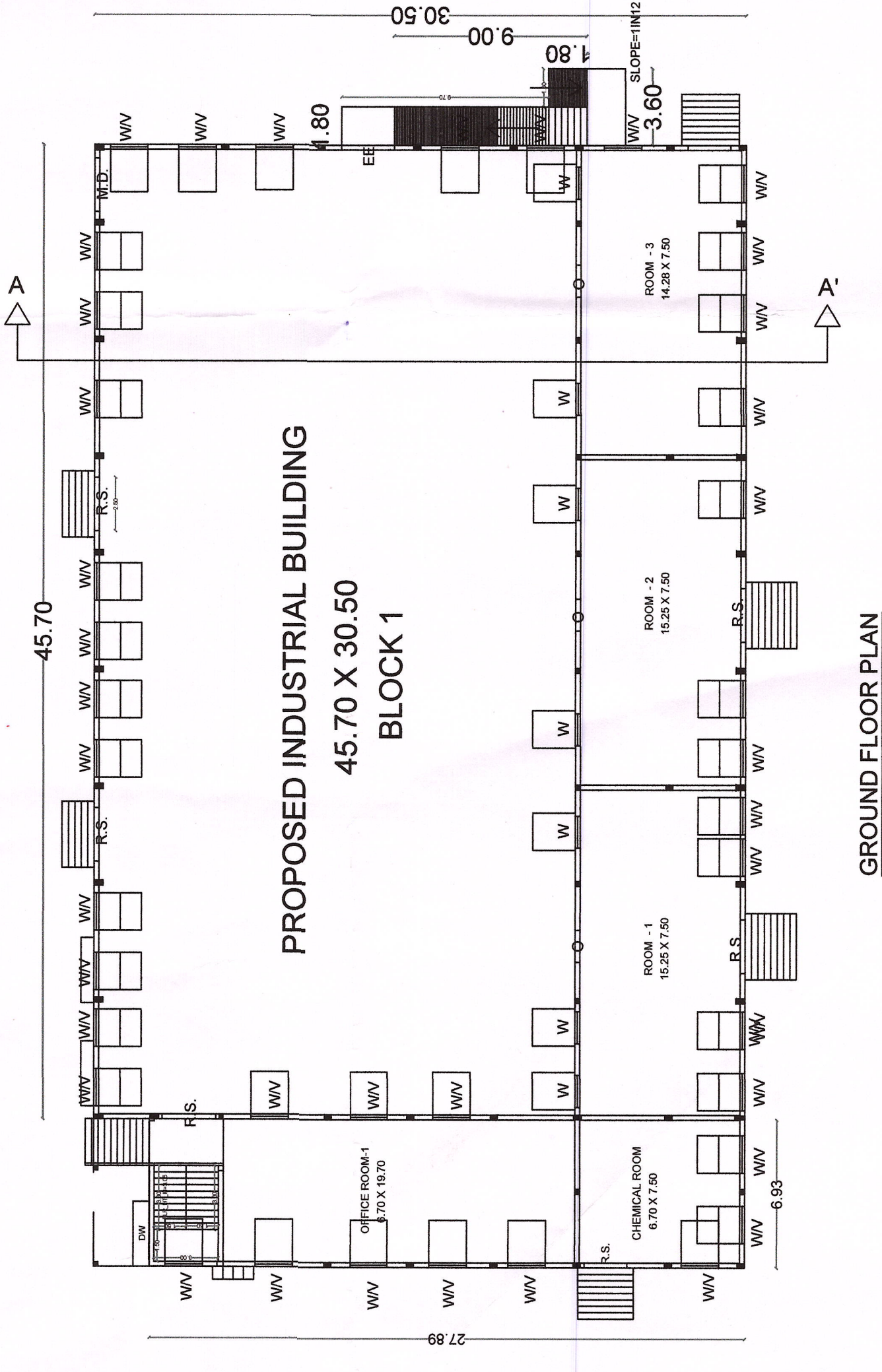
Cell: 9626801819
Cell: 9626801819
E.A.Ganesh Krishna Kumar,D.Arch.
Licensed Surveyor & Registered Architect
Regt.No: RA/GR/II/MR/June 2019/002
A.G.S.BUILDERS
288/2,Perandamalai Street, PSR Road,
SIVAKASI-626002
GEO-TECH-ENGINEER



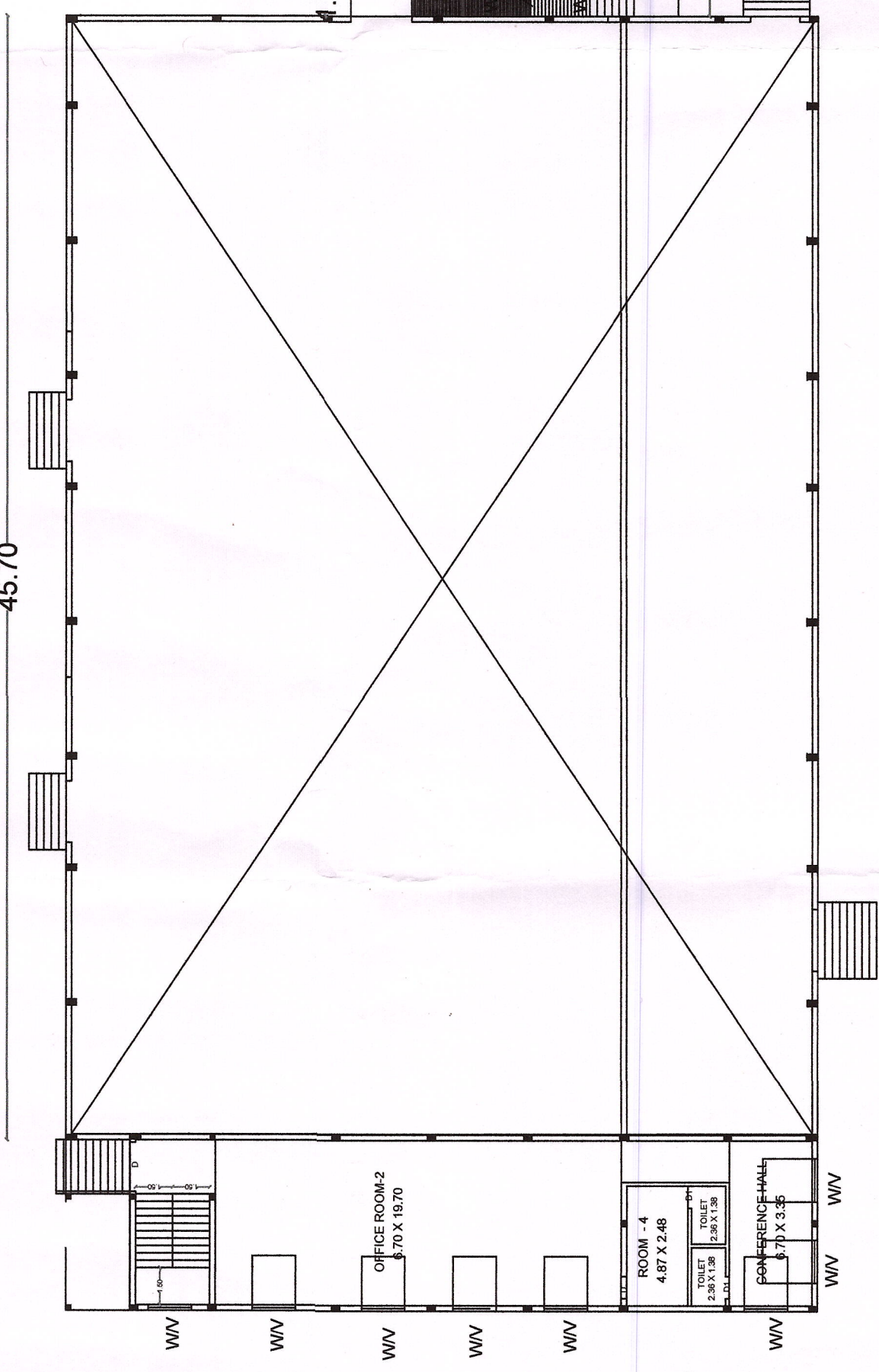
CROSS SECTION 'AA'

FRONT ELEVATION

GROUND FLOOR PLAN (TOILET)



GROUND FLOOR PLAN



FIRST FLOOR PLAN

TECHNICAL CLEARANCE

ROC NO : SWP/BPA/ /2024

SITE BOUNDARY SHOWN AS "A TO I"

TECHNICAL CLEARANCE NO : SWP/DTCP (VNR)NO. /2024

Cell: 9626801819
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E.A.Ganesh Krishna Kumar,D.Arch.
Licensed Surveyor & Registered Architect
Regt.No: RA/GR/II/MR/June 2019/002
A.G.S.BUILDERS
288/2,Perandamalai Street, PSR Road,
SIVAKASI-626002
STRUCTURAL ENGINEER

STRUCTURAL ENGINEER

GEO-TECH-ENGINEER

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

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



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.

