

PP

APPROVAL RECORD

Planning Permission

Virudhunagar district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

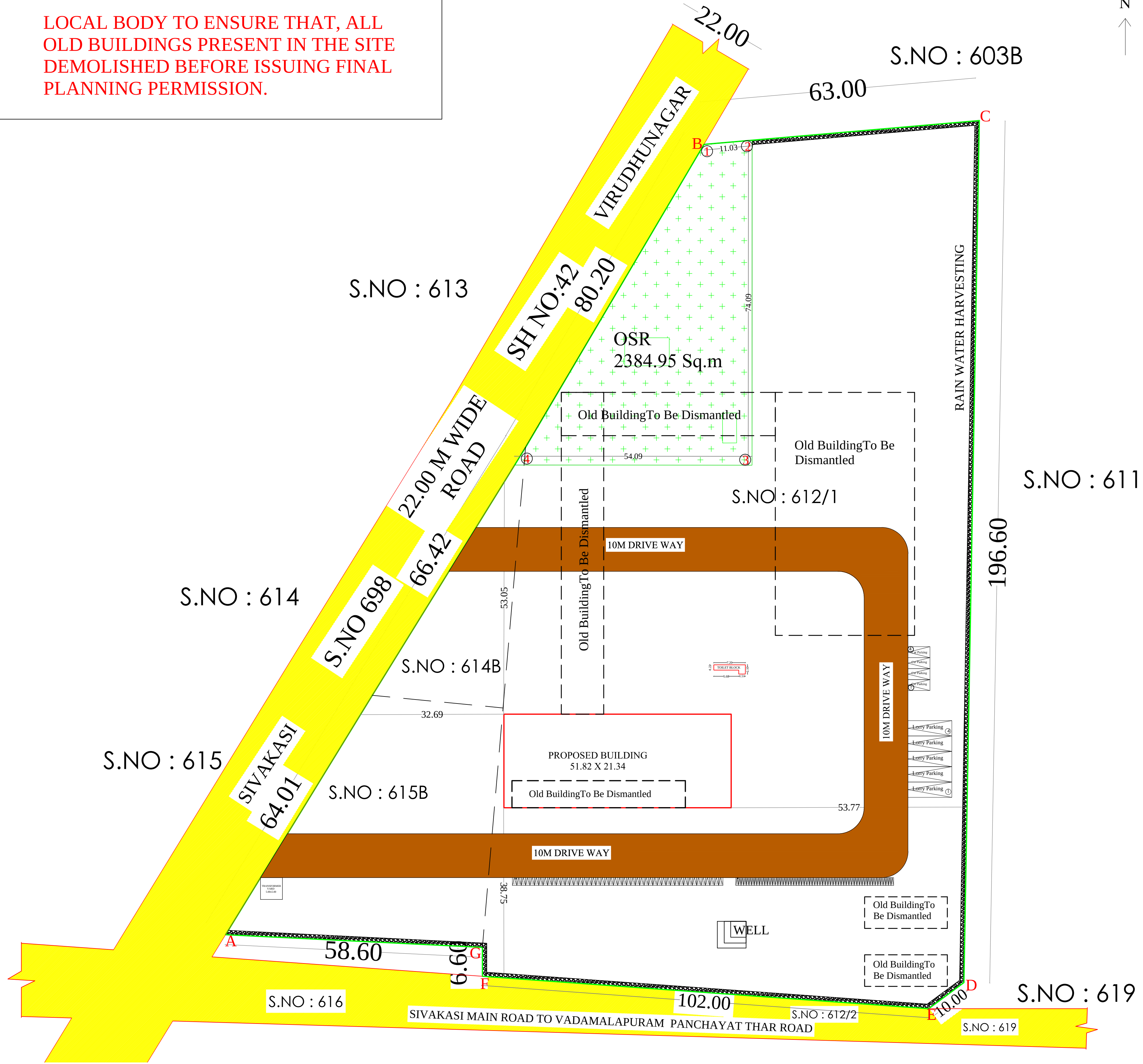
Rural Panchayat

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.

NOTE TO LOCAL BODY:

LOCAL BODY TO ENSURE THAT, ALL OLD BUILDINGS PRESENT IN THE SITE DEMOLISHED BEFORE ISSUING FINAL PLANNING PERMISSION.



GRADE-III

SITE PLAN
SCALE 1:100

SUPERVISOR

TECHNICAL CLEARANCE
ROC No: SWP/BPA/0483418/2025
SITE BOUNDARY SHOWN AS "A TO C"
TECHNICAL CLEARANCE NO: SWP/DTCP (VNR)NO.14/2025



ASSISTANT DIRECTOR

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING IN GROUND FLOOR, IN SURVEY.No. 612/1, 614B, 615B, AT MELA AMATTUR VILLAGE SIVAKASI PANCHAYAT UNION, VIRUDHUNAGAR DISTRICT.

SCALE = 1: 200 SHEET NO: 1

NO OF WORKERS:-MALE=20,FEMALE=0

NAME OF THE APPLICANT:-

Mr. R. ANIL MEHTA S/O Mr.RATAN MEHTA

AREA DETAILS :-

AS PER FMB = 23050 Sq.m 248018 Sq.Ft
AS PER DOCUMENT = 15459.14 Sq.m 166340.34 Sq.Ft
SUPER IMPOSED = 22442.76 Sq.m 241484.09 Sq.Ft
PLOT AREA

AREA DETAILS:-

DESCRIPTION	FSI AREA Sq.m	NON FSI AREA Sq.m	TOTAL
GROUND FLOOR AREA (INDUSTRIAL BUILDING)	1105.72	—	1105.72
GROUND FLOOR AREA (TOILET BUILDING)	10.11	—	10.11
TOTAL	1115.83	—	1115.83

$$F.S.I = \frac{1115.83}{23050} = 0.048 < 2.0$$

REFERENCE:-

RS ROLLING SHUTTER = 6.09X2.50
D DOOR = 2.00 X 2.13
W WINDOW = 2.44 X 2.00
V VENTILATION = 2.44 X 2.50

OSR CALCULATIONS:-

Required OSR Area : 23050X10% = 2305 Sq.m

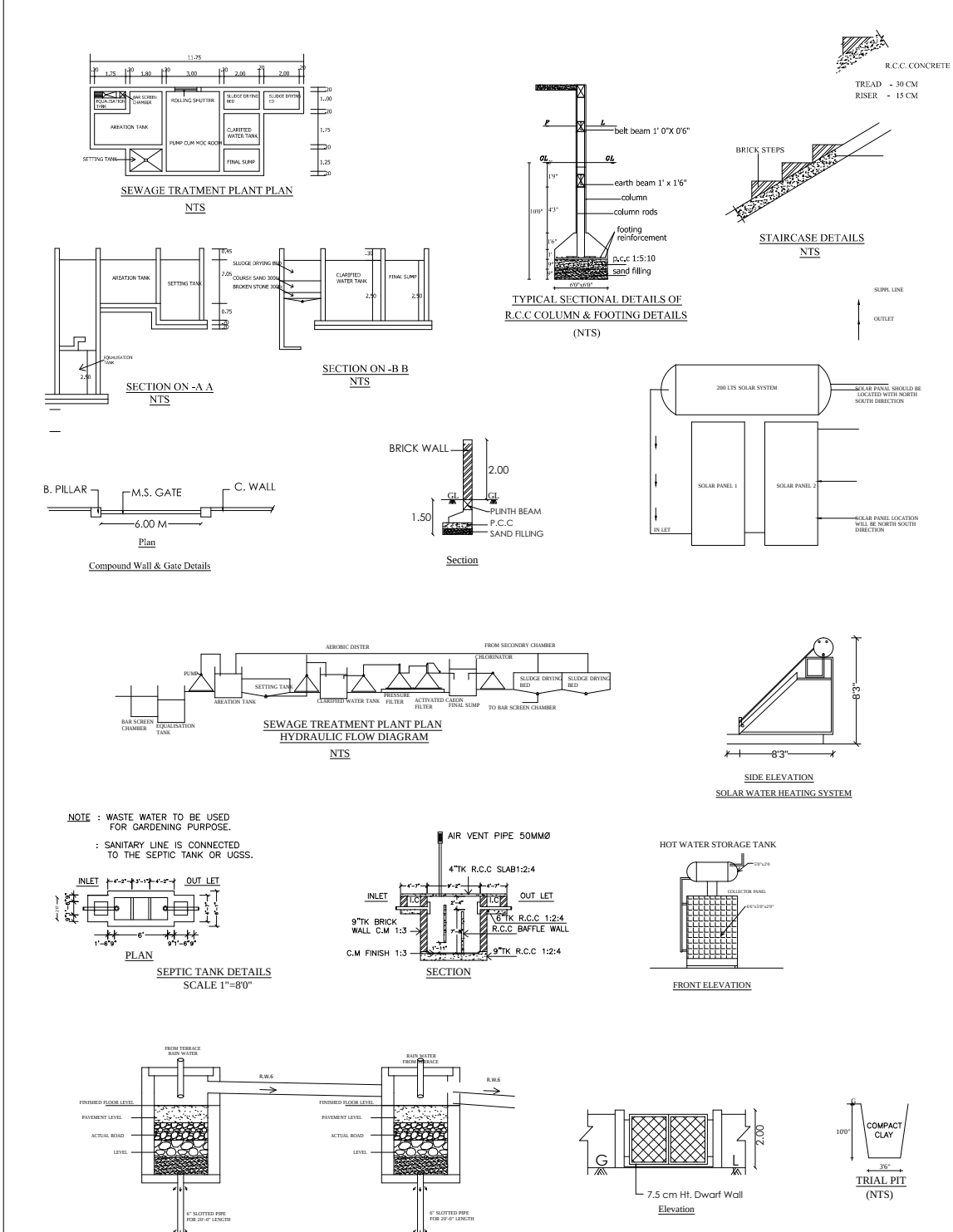
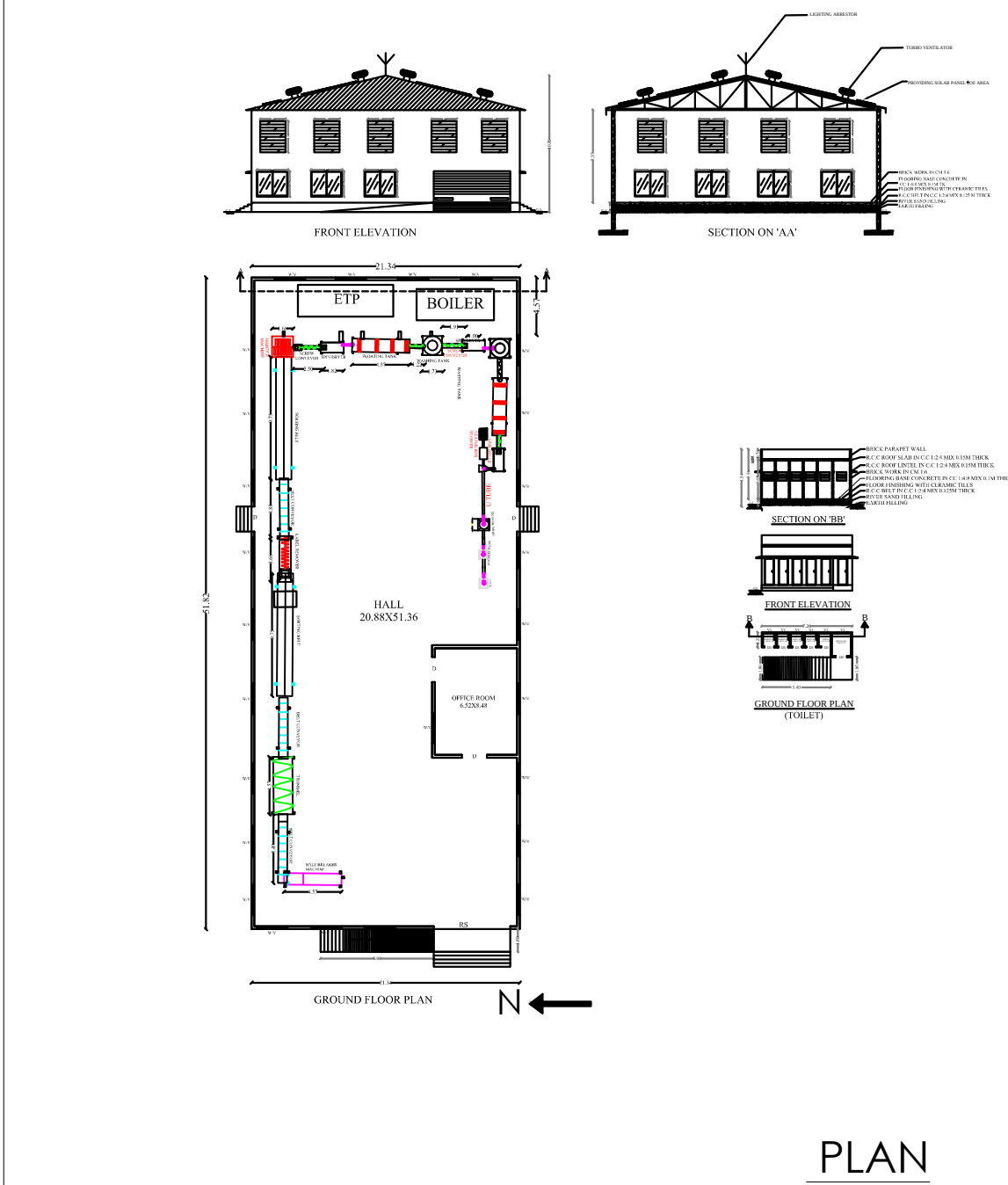
Provided OSR Area : 2384.95 Sq.m

PARKING CALCULATIONS

Office Building Area = 55.28 Sq.m
100 Sq.m = 1 Car Space
55.28 = 0.36 Say 2 Nos
Required Parking = 2 Car Space
Provided Parking = 4 Car Space
Work Shop Area = 750 Sq.m
750 Sq.m = 1 Lorry Space
1105.72 = 147 SAY 2 Nos
Required Parking = 2 Lorry Space
Provided Parking = 4 Lorry Space
75 Sq.m = 1 Two wheeler Space
1105.72 = 1474 SAY 15 Nos
Required Parking = 15 Two wheeler Space
Provided Parking = 24 Two wheeler Space
75 Sq.m = 1 Cycle Space
1105.72 = 1474 SAY 15 Nos
Required Parking = 15 Cycle Space
Provided Parking = 24 Cycle Space

LEGEND

SITE BOUNDARY
EXISTING ROAD
PROPOSED BUILDING
DRIVE WAY
OSR AREA



Er.K.GANAPATHI B.E.,M.E.,F.I.E.,F.I.V.,D.I.H.(USA)
REGISTERED Engineer Grade-II / Chartered Engineer
ICMDA Regn No: RE/GR-II/1905060 Dt: 07.05.2019
MLPA Regn No: RE/PA/2019/Gr-II Dt:05.05.2019
GEOMATRIX CONSULTANCY (Regn No: 33024223482Z)
No.22, Thomas Street, Marudadu
Madurai-625002. Ph: 7598931360, 0452-2905568
Email: geomatrixconsultancy@gmail.com

STRUCTURAL ENGINEER

Er.K.GANAPATHI B.E.,M.E.,F.I.E.,F.I.V.,D.I.H.(USA)
REGISTERED Engineer Grade-II / Chartered Engineer
ICMDA Regn No: RE/GR-II/1905060 Dt: 07.05.2019
MLPA Regn No: RE/PA/2019/Gr-II Dt:05.05.2019
GEOMATRIX CONSULTANCY (Regn No: 33024223482Z)
No.22, Thomas Street, Marudadu
Madurai-625002. Ph: 7598931360, 0452-2905568
Email: geomatrixconsultancy@gmail.com

GEOTECH ENGINEER

APPLICANT

ENGINEER

E-Signed
Deputy Director
District Town and Country Planning Office
Virudhunagar District

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.

