

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 AIR CONDITIONED CINEMA THEATRE IN OLD S.NO : 76/19A2, NEW S.NO : 76/19A2A1, PATTI NO : 2337 AT SIVAGNANAPURAM VILLAGE, SIVAGNANAPURAM VILLAGE PANCHAYAT, VADAMALA KURICHI TO VIRUDHUNAGAR MAIN ROAD, VIRUDHUNAGAR UNION LIMIT, VIRUDHUNAGAR TALUK, VIRUDHUNAGAR DISTRICT.

APPLICANT NAME : R.MAREESWARI

ALL DIMENSION ARE METRE, SCALE 1:100

SITE AREA DETAILS

	SQ.MT	SQ.FT
AS PER DOCUMENT	2025.00	21796.91
AS PER PATTI	2026.00	21807.68
AS PER FMB	1890.00	20343.79
AS PER SITE	2025.00	21796.91

BUILDING AREA DETAILS

FLOOR NAME	FLOOR USE	FSI AREA IN SQ.MT	NON FSI AREA IN SQ.MT	TOTAL AREA IN SQ.MT	TOTAL AREA IN SQ.FT
GROUND FLOOR	CINEMA THEATRE	302.34		302.34	3254.36
FIRST FLOOR	CINEMA THEATRE	421.99		421.99	4542.26
TOTAL				724.33	7796.62

PARKING CALCULATION

AREA	AREA SQ.MT	TOWN PANCHAYAT & PANCHAYAT AREAS
GROUND FLOOR	302.34	Note : Every 50 Sq.Mt Cinema Hall Area for 1 Car & 1 Two Wheeler (724.33Sq.Mt/50 = 15Nos)
FIRST FLOOR	421.99	
TOTAL		
		REQUIRED PROVIDED
		CAR TWO-WHEELER CAR TWO-WHEELER
		15 15 33 52

Total Area = 724.33 Sq.Mt	REQUIRED	PROVIDED
1 st rd Area of Terrace Floor for Solar Photo Voltaic Panel System	241.44 Sq.Mt	241.54 Sq.Mt

MECHANICAL VENTILATION PROVIDED 720MM RADIAL ROOF EXTRACTOR EVERY 6M

FLOOR SPACE INDEX	G.F + F.F	724.33
	SITE AREA	1890.00
		= 0.38 < 2.0

LEGEND	NOTE :-
 SITE BOUNDARY (A, B, C, D) PROPOSED BUILDING DRIVE WAY EXISTING ROAD KANMAIKARAI CAR PARKING SLOT PHYSICALLY CHALLENGED PERSONS CAR PARKING SLOT TWO WHEELER PARKING SLOT PHYSICALLY CHALLENGED PERSONS TWO WHEELER PARKING SLOT	1. All Dimensions are in metre 2. Building Plan Scale 1:100, 3. Site Plan Scale 1:500 4. Rain Water Harvest well provide in site 5. Emergency Alarm to be provided 6. Percolation pit to be provide 7. Solar Water Heating system to be provide 8. Fire Extinguisher to be provide 9. Sullage water heating system to be provide 10. Plinth boundary percolation pit to be provide 11. Foundation details varies as per site condition 12. Plinth boundary percolation pit to be provide 13. Foundation details varies as per site condition 14. "U" trap provided for Septic Tank 15. Solid Waste Tub provided 16. Physically challenged person amenities are provided 17. Sewage treatment plant provided 18. Centralised Airc conditioner to be provided 19. CCTV to be provided

REGISTERED ENGINEER : APPLICANT :

Er. C.SENTHIL KUMAR D.C.E.B.E.M.B.A.
 REGISTERED ENGINEER GRADE - I (RE) DTCP
 REGISTRATION NO. : 0201010504-02010101010
 No-1B, PAVITHRALAYA APARTMENTS,
 ANIMAN KOL STREET, UNAPAKKAM,
 CHENGALPATU DIST - 605 210.
 CELL : 9443902930

R.MAREESWARI

STRUCTURAL ENGINEER : GEO TECHNICAL ENGINEER :

Dr. T. J. VIJAY,
 M.E. (Struct. Engg.), Ph.D. (Struct. Engg.),
 M.T.E., C.Eng. (India),
 Reg. No.: RSE/G-4/08/KARUN/JANUARY/2004
 Registered Structural Engineer (RSE Grade-I) &
 Chartered Engineer,
 Techlead Consultant and Engineers,
 Iyer Bangalore, Madurai-14. Ph.No: 9546794924.

Er. K. DAMAPATHI B.E. M.E. SRI Muthu S.P.E. CIVIL, D.L.B.(SRI)
 REGISTERED ENGINEER GRADE - I (RE) DTCP
 REGISTRATION NO. : 0201010504-02010101010
 DTCP Reg No. 0201010504-02010101010
 DISCIPLINARY : 12/2006
 GEOMATRIX CONSULTANCY
 No.22, Thiruvallur Street, Kumbakonam,
 Madurai-605002 Ph. 9895190787/9895190788
 Email: geomatricsconsultancy@gmail.com

CONSTRUCTION ENGINEER : SITE ENGINEER/SUPERVISOR :

P. K. Sabari Girisan B.E. (Civl),
 Registered Construction Engineer (CE)
 Directorate of Town & Country Planning
 Reg No. CCLD/ST/PC/2022/02/003
 No.10/157A, Pillayar Koil Street,
 Thiruthiruvallur, S. P. Koil - 605 204.
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SANITATION REQUIREMENTS FOR THEATRE AS PER RULE 54(2) (B)

Water Closet - One for Hundred Person(Male)(227/100 = 2.27)
 Water Closet - Two for Hundred Person(Female)(104/100 = 1.04)
 Drinking Water Fountain - One for Two Hundred Person (331/100 = 3.31)
 Washbasin - One for Two Hundred Persons (331/200 = 3.31)
 Urinals - One for Fifty Persons (Male) (227/50 = 4.54)
 Cleaners Sink - One per Floor
 Ablution Tap - One per each WC

Sanitary Unit	Public		Staff		Required	Provided
	Gents	Ladies	Gents	Ladies		
Water Closet	3	2	1	1	7	8
Drinking Water Fountain					4	4
Wash Basin			4		4	4
Urinals	5		1		6	9
Cleaners Sink			2		2	2
Ablution Taps			9		9	9
Physically Challenged Persons WC						1

SEATING ARRANGEMENTS

SCREEN-1
 SEATS - 1 ROW X 13 SEATS = 13 SEATS
 SEATS - 9 ROW X 15 SEATS = 135 SEATS
 SEATS - 3 ROW X 12 SEATS = 36 SEATS
 TOTAL = 184 SEATS
 SCREEN-2
 SEATS - 1 ROW X 13 SEATS = 13 SEATS
 SEATS - 6 ROW X 15 SEATS = 90 SEATS
 SEATS - 4 ROW X 11 SEATS = 44 SEATS
 TOTAL = 147 SEATS

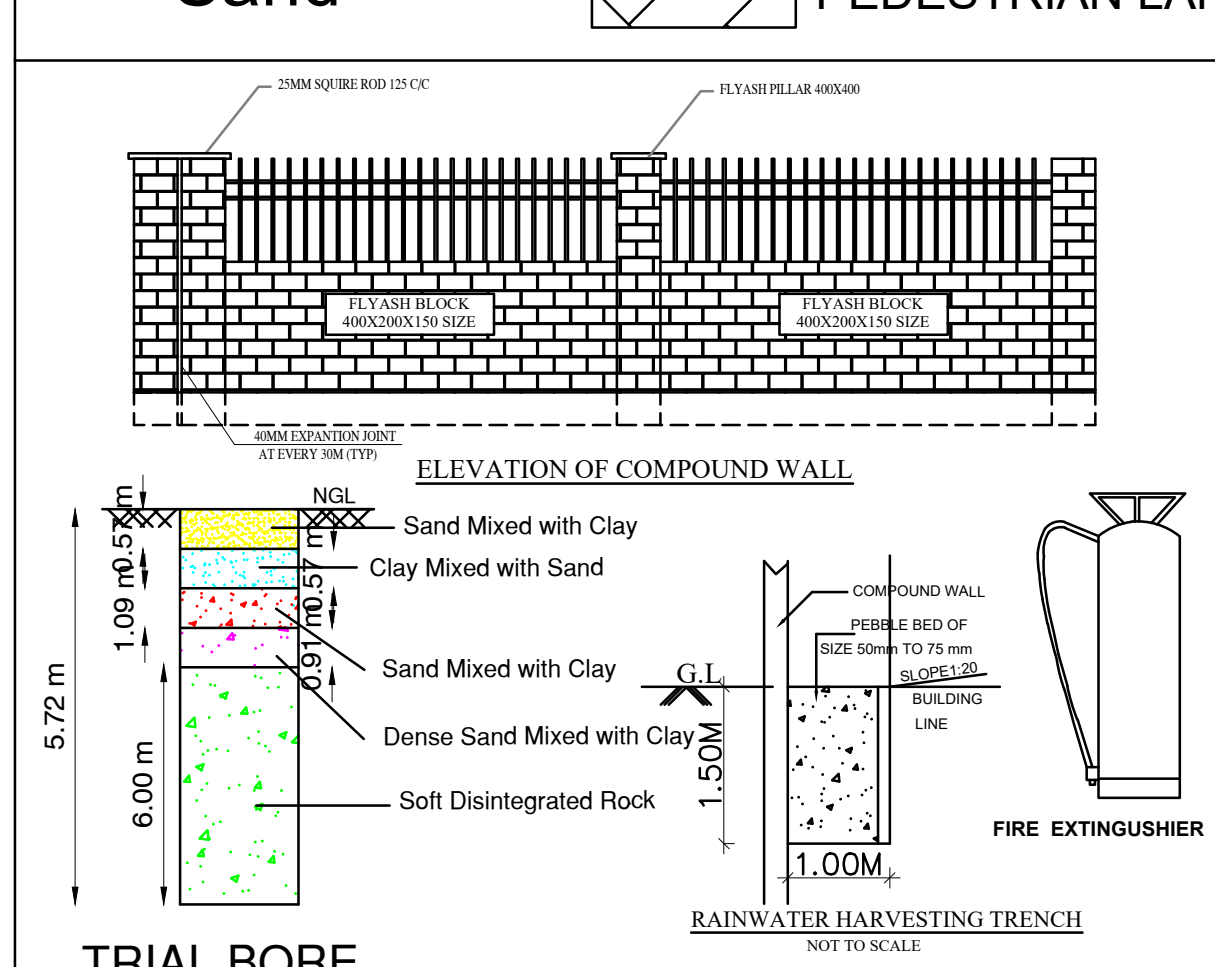
NO. OF PERSONS (PUBLIC)
 FEMALE : 104 Nos
 MALE : 227 Nos
 TOTAL : 331 Nos
 NO. OF PERSONS (STAFF)
 FEMALE : 05 Nos
 MALE : 05 Nos
 TOTAL : 10 Nos

COLUMN SCHEDULE

S.NO	INDICATION	SIZE(metre)	NO.s
1	C1	0.23 X 0.38	4
2	C2	0.23 X 0.38	4
3	C3	0.30 X 0.30	25
4	C4	0.30 X 0.30	4
5	C5	0.30 X 0.30	4
6	C6	0.38 X 0.38	10
7	C7	0.38 X 0.38	8

Note : (MIX25 & FE 500 GRADES FOR ALL COLUMNS)

LEGEND	LEGEND
■ Extinguisher ■ Fire hydrant ■ Fire buckets ■ Sand	■ Fire alarm ■ Fire evacuation horn ■ Fire pump ■ PEDESTRIAN LANE



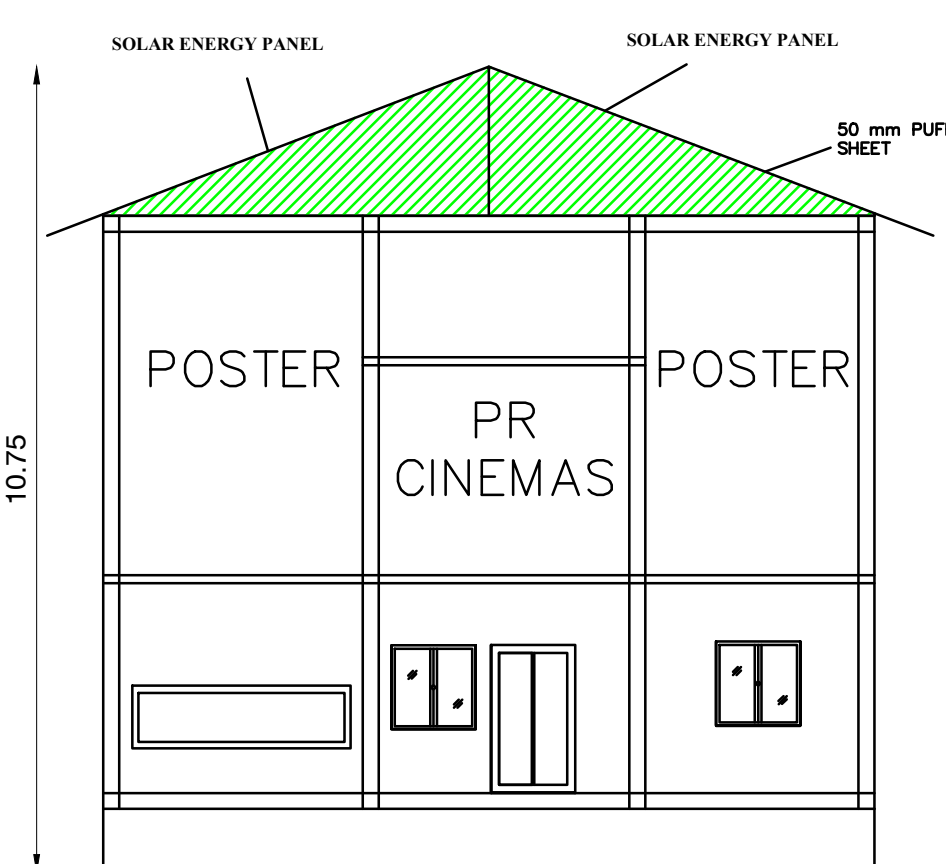
TRIAL BORE

TECHNICAL CLEARANCE

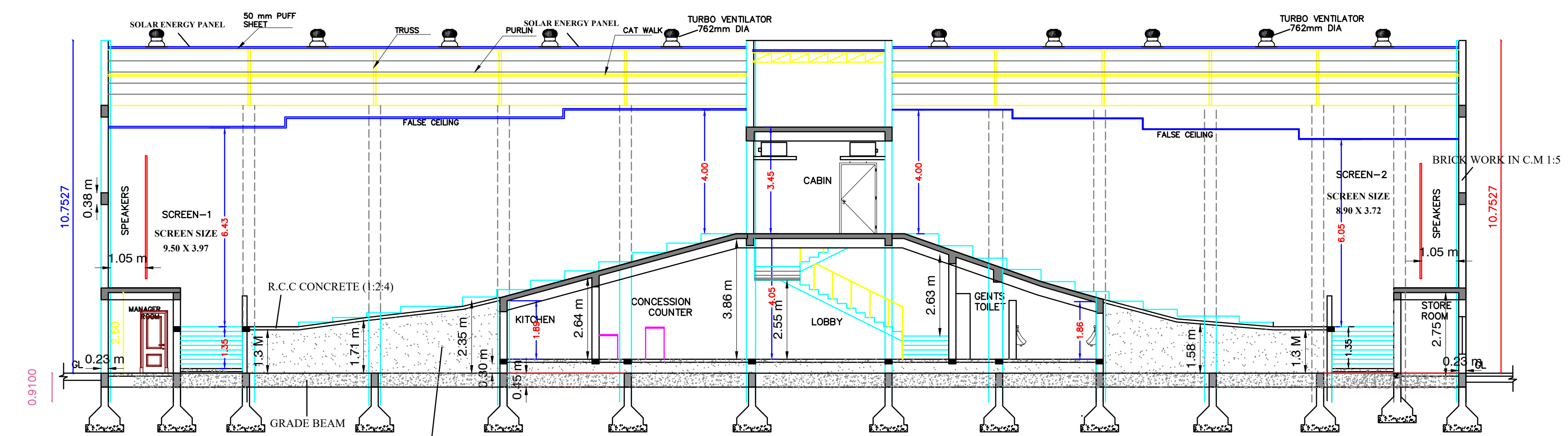
APPLICATION NO : SWP/BPA/530507/2025

PLANNING PERMISSION NO

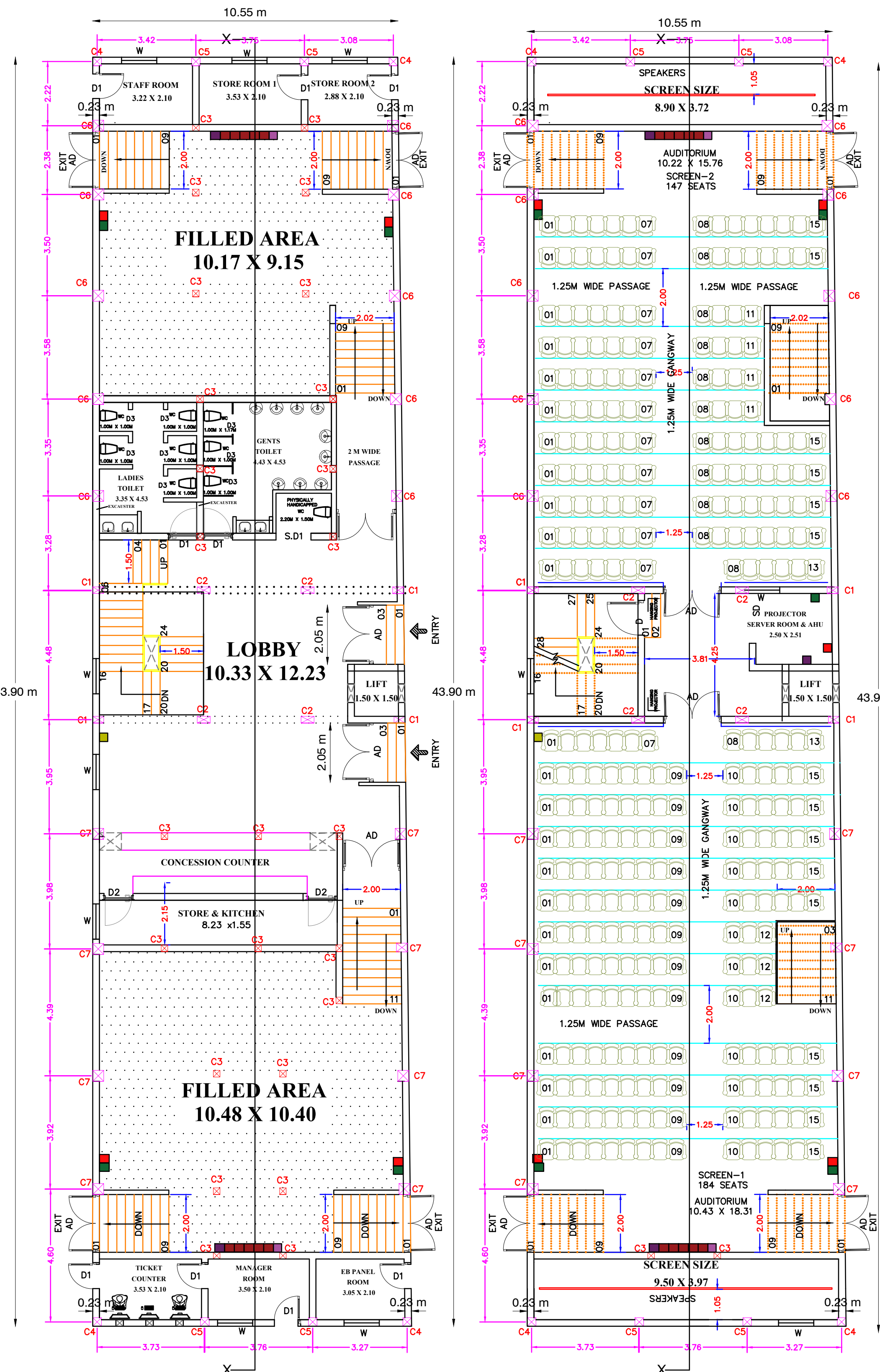
SWP/BP/DTCP/VNR NO : 25/2025



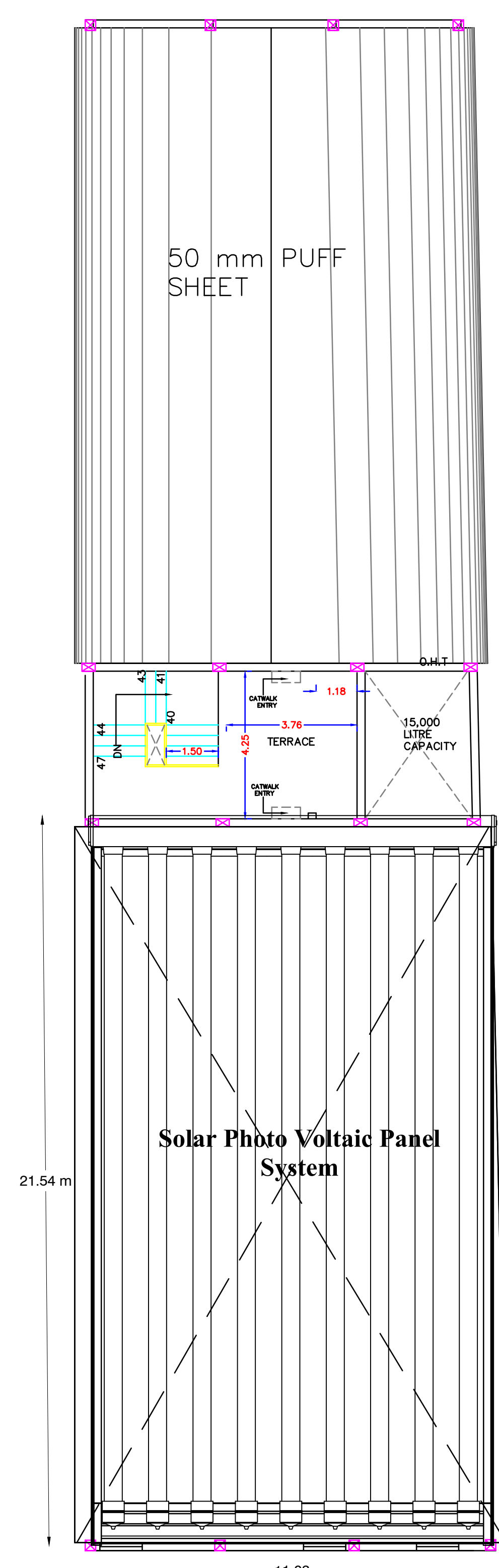
ELEVATION



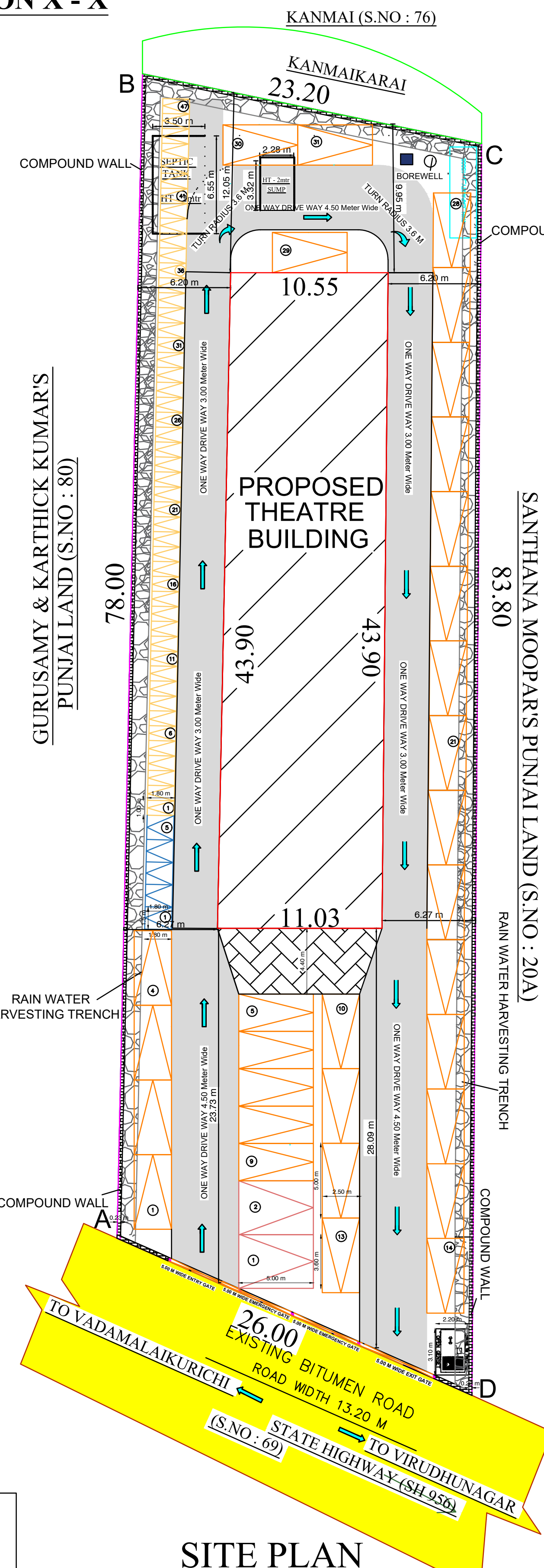
SECTION ON X - X



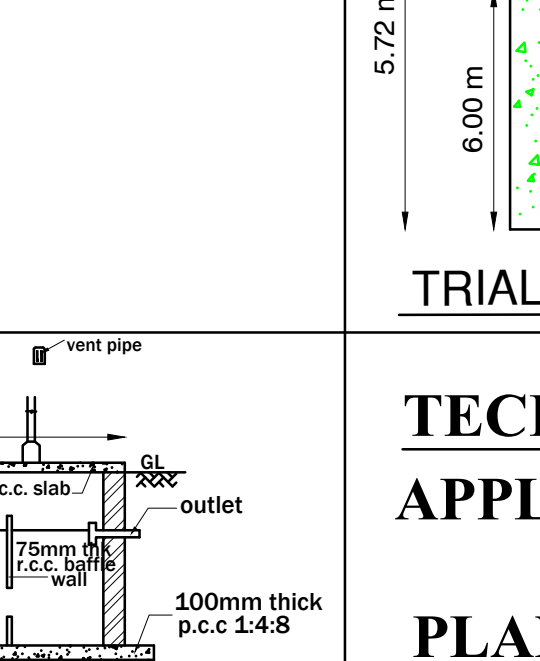
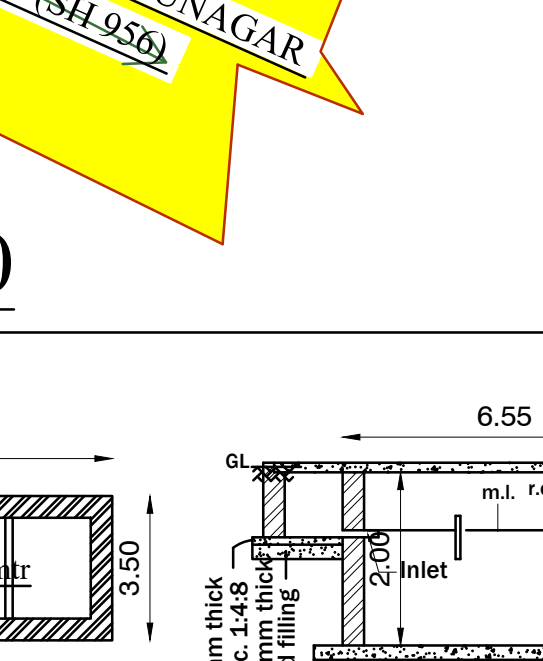
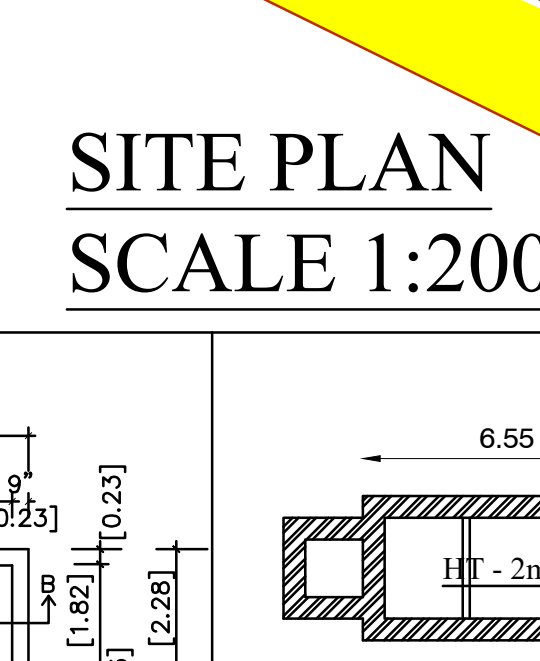
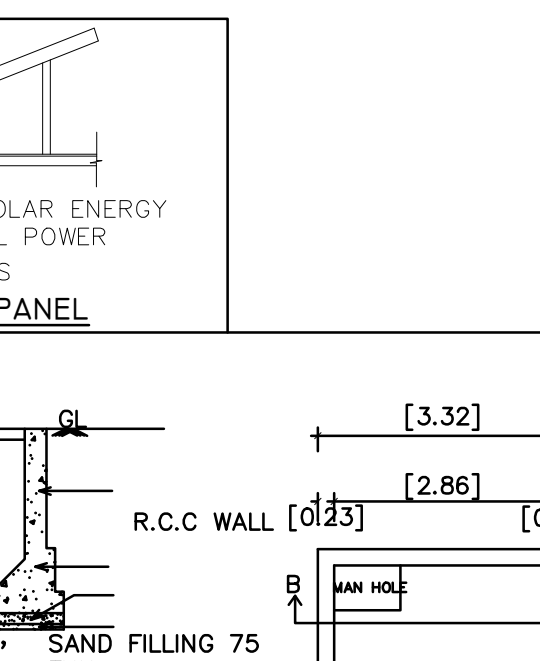
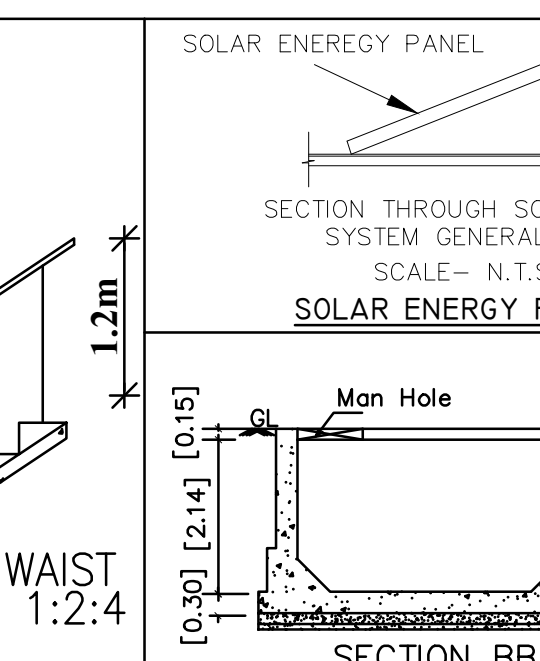
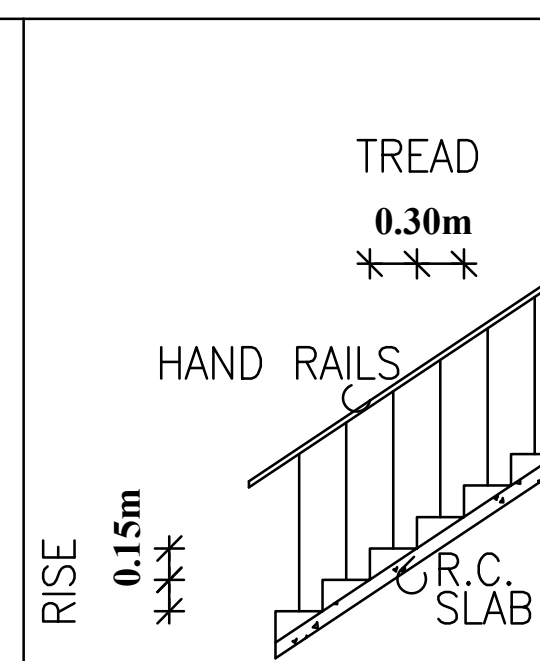
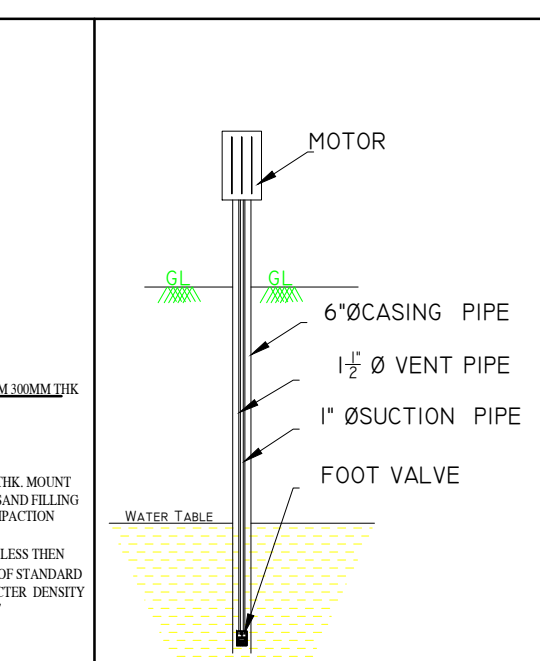
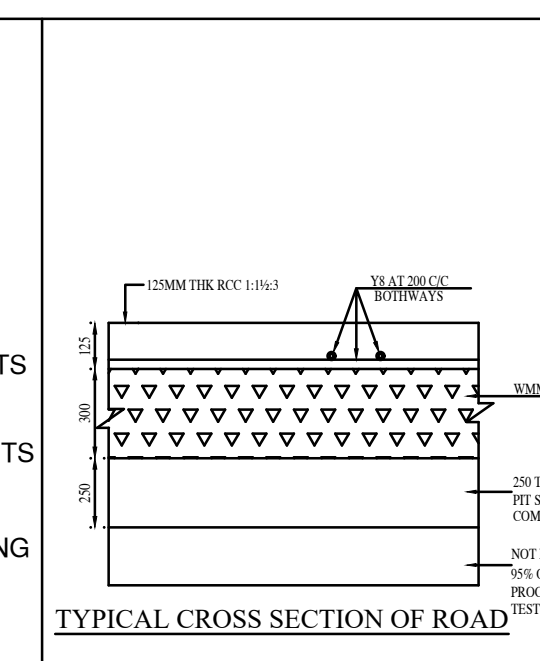
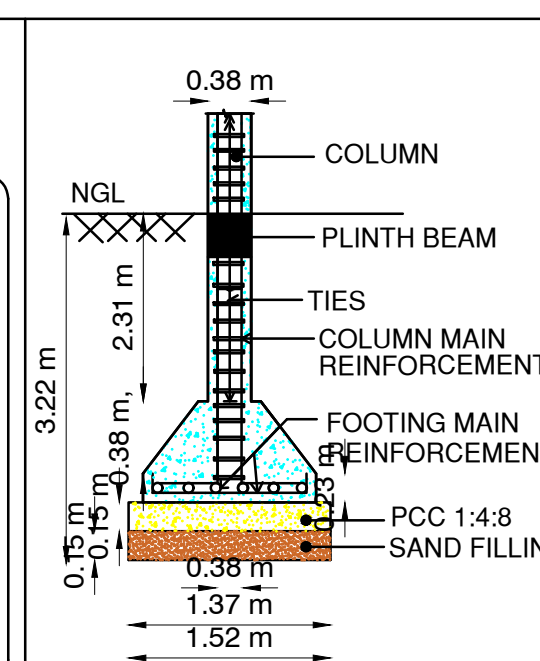
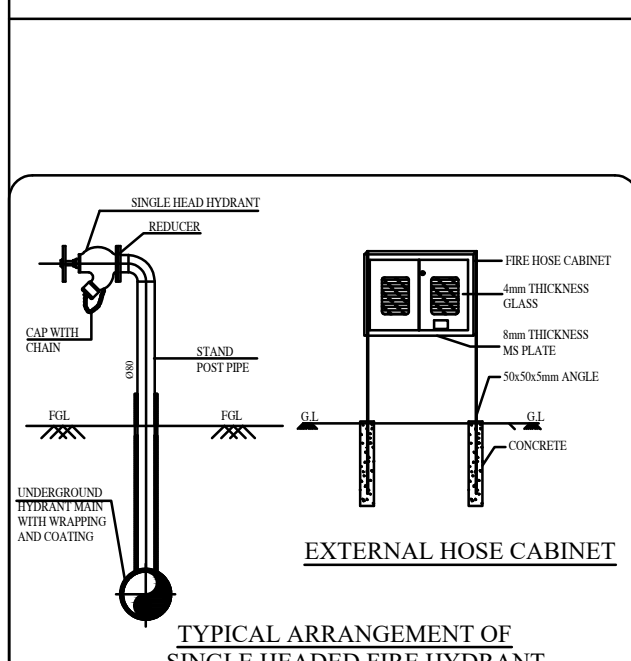
PROPOSED GROUND FLOOR PROPOSED FIRST FLOOR



TERRACE FLOOR PLAN



SITE PLAN SCALE 1:200



SURVEYOR

DRAUGHT'S MAN GRADE III

SUPERVISOR

ASSISTANT DIRECTOR

E - SIGNED
DEPUTY DIRECTOR (i/c)
DISTRICT TOWN & 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

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.

