

PP

APPROVAL RECORD

Planning Permission

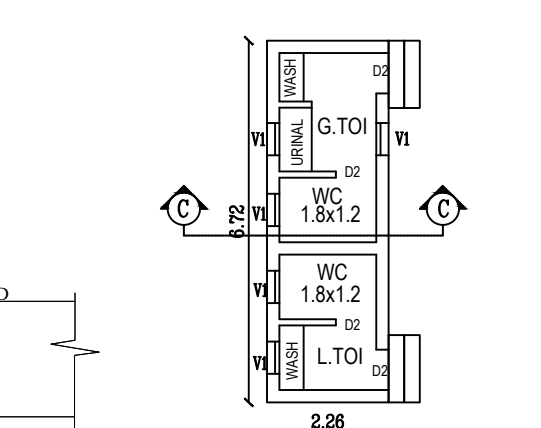
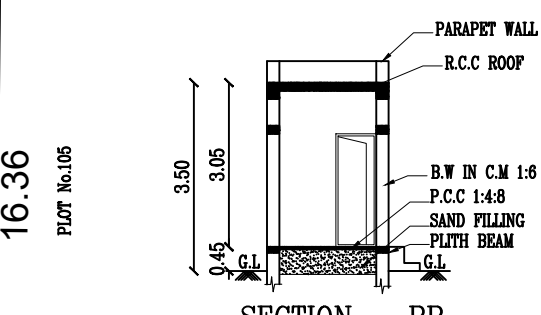
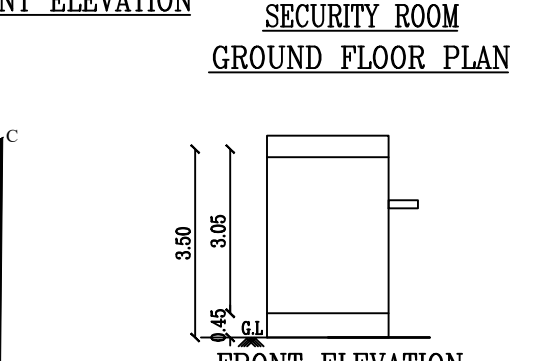
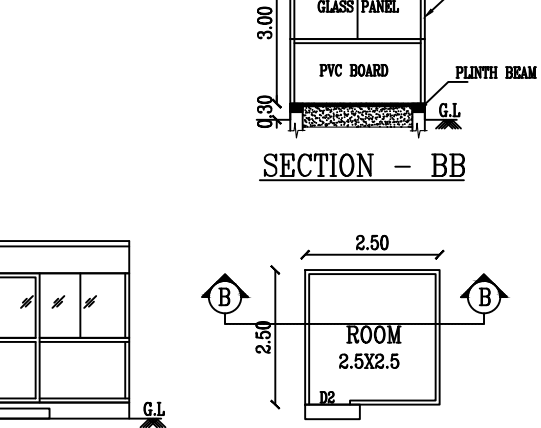
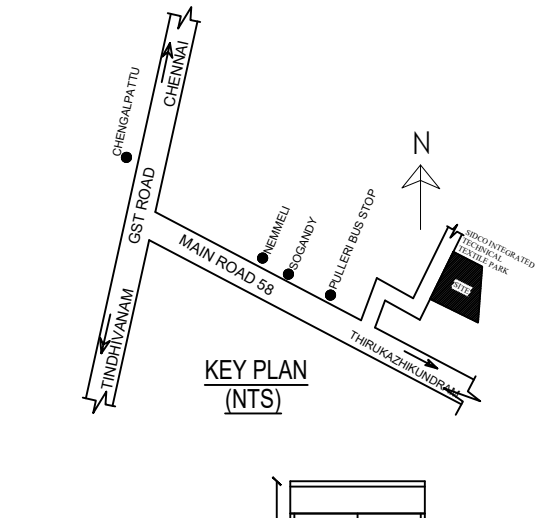
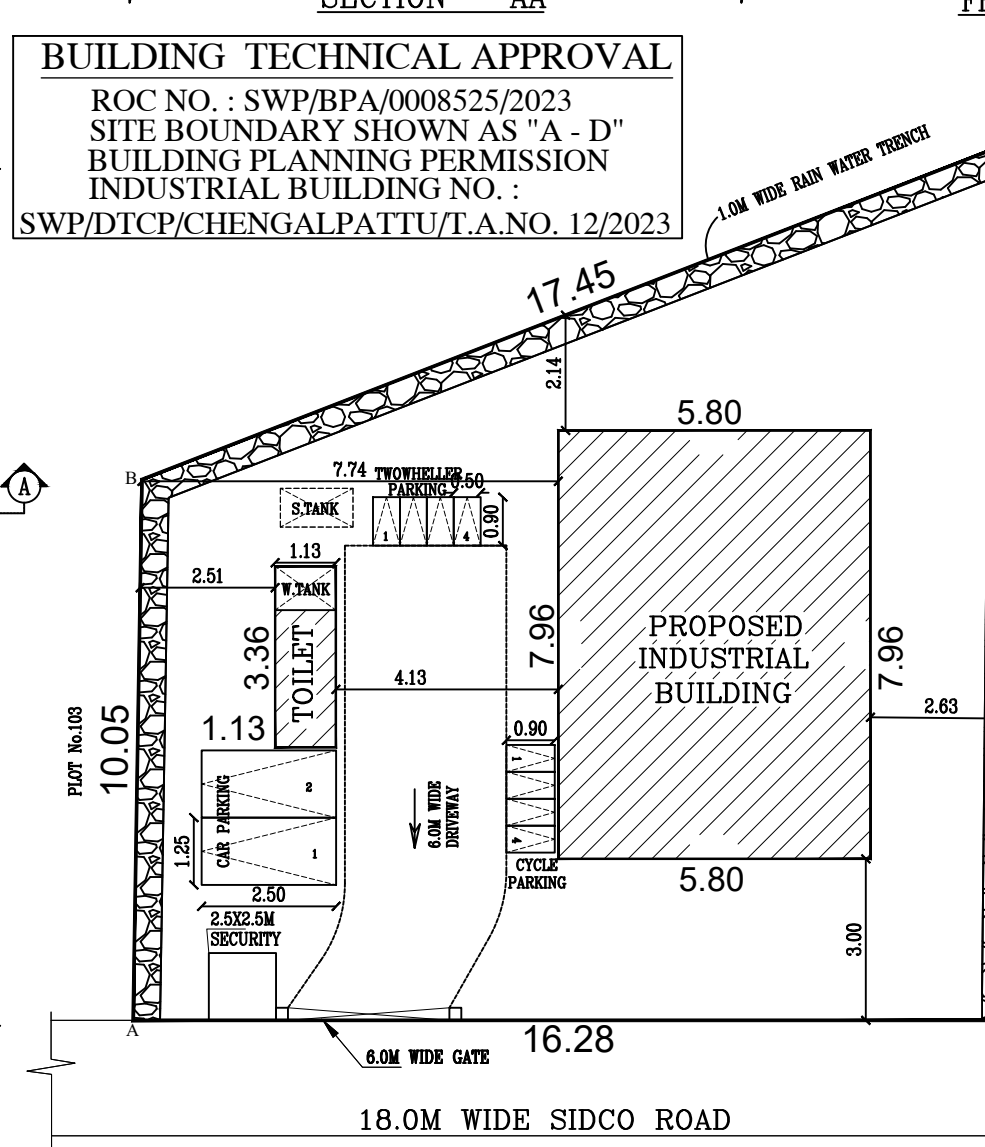
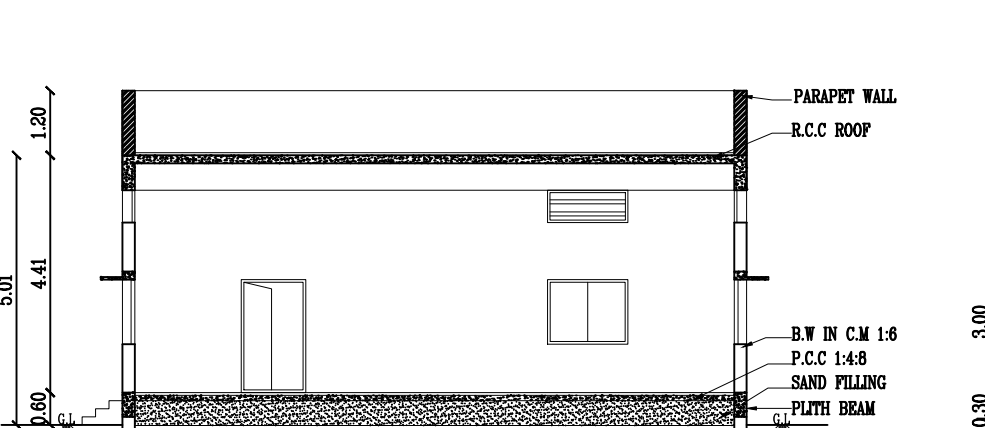
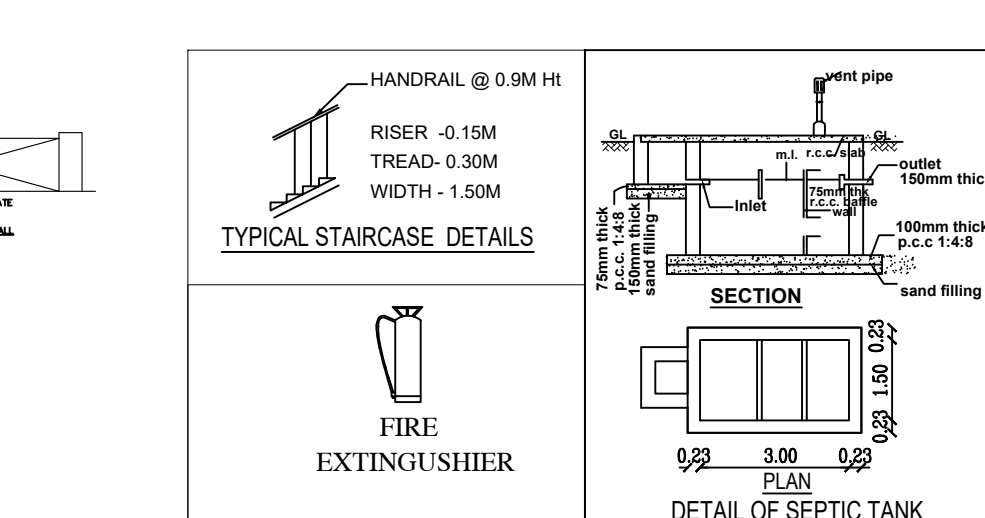
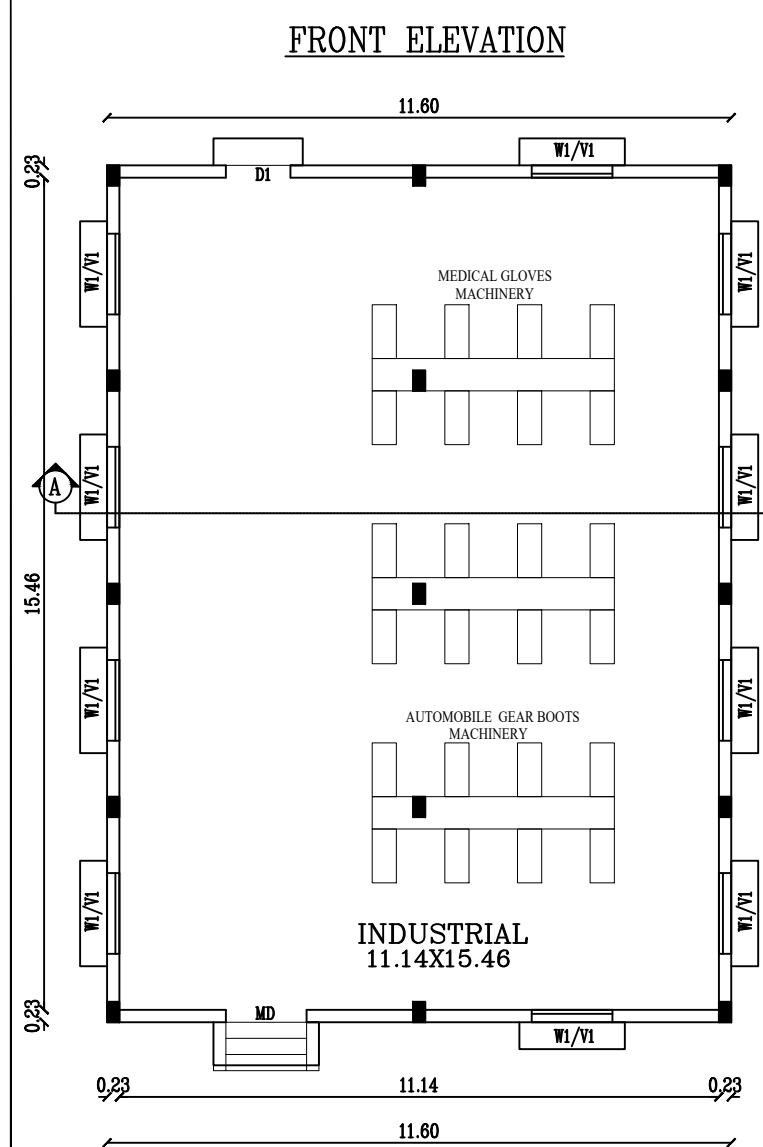
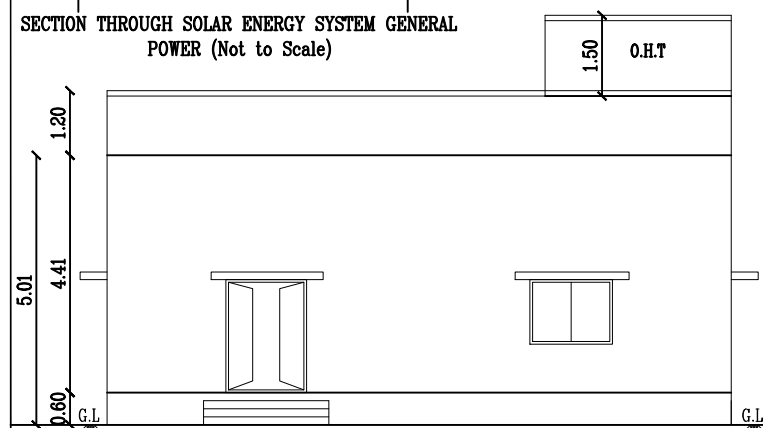
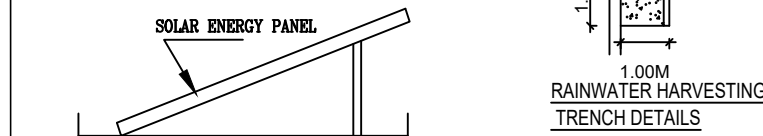
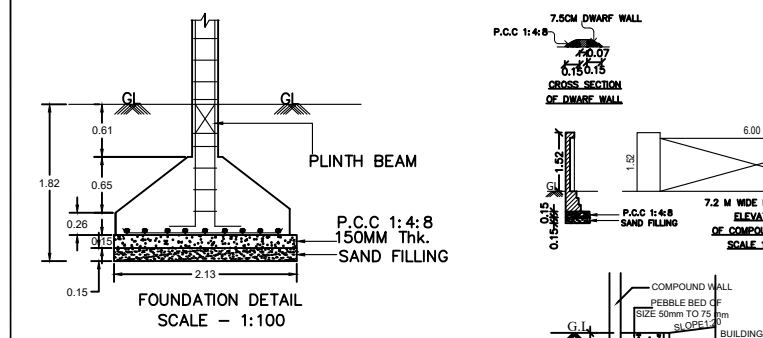
Chengalpattu
Chengalpattu district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

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.



BUILDING TECHNICAL APPROVAL
ROC NO. : SWP/BPA/0008525/2023
SITE BOUNDARY SHOWN AS "A - D"
BUILDING PLANNING PERMISSION
INDUSTRIAL BUILDING NO. :
SWP/DTCP/CHENGALPATTU/T.A.NO. 12/2023

PLAN SHOWING THE PROPOSED INDUSTRIAL BUILDING FOR M/s. LEO SEATS MANUFACTURING OF MEDICAL AND SURGICAL INSTRUMENTS (GLOVES) AND LEATHER PRODUCTS (AUTOMOBILE GEAR BOOTS) AT PLOT No. 104, SIDCO INTEGRATED TECHNICAL TEXTILE PARK IN S.No. 182/2 Pt OF THANDARAI VILLAGE THIRUPORUR PANCHAYAT UNION / TALUK, CHENGALPATTU DISTRICT.

APPLICATION REFERENCE NO : SWP/BPA/008525/2023 , DATE: 15/03/2023
SCRUTINY REFERENCE NO: 392CBD6C
DRAWING SCRUTINY REFERENCE NO: 33629-2023-VJ
SITE BOUNDARY SHOWN AS "A - D"
SWP /C.B /A.D.T.C.P(CD3) NO: / 2023

Catagory of The Industry - GREEN	
ALL DIMENSIONS ARE IN METER	
LEGEND	E
PROPOSED BUILDING	N  s
EXTG. ROAD	
SITE BOUNDARY	
SCHEDULE JOINERIES	WORKER & TOILET DETAILS
MD MAINDOOR 1.50 X 2.10	MALE - 15
D1 DOOR 1.20 X 2.10	FEMALE - 12
D2 DOOR 0.76 X 2.10	TOTAL - 27
W1 WINDOW 1.51 X 1.21	TOTAL HP REQ. - 25 HP
V1 VENTILATOR 1.21 X 0.60	TOILET REQUIRED PROVIDED
V2 VENTILATOR 0.60 X 0.60	MALE 1 1
	FEMALE 1 1

- SPECIFICATION :-**
- SAND FILLING IN FOUNDATION AND BASEMENT
 - P.C.C 1:4:8 IN FOUNDATION AND BASEMENT AS LEVELING COURSE
 - R.C.C 1:2:4 COLUMN FOOTING WITH M30 CONCRETE
 - BRICK WORK IN 230 MM OUTER WALL AND 115 MM PARTITION CM 1:5 FOR BASEMENT, SUPER-STRUCTURE AND PARAPET WALL
 - R.C.C LINTELS, BEAMS AND SLABS IN 1:2:4
 - WEATHERING COURSE IN BRICK JELLY LIME CONCRETE MORTAR WITH 2 COURSES OF PRESSED TILES LAID TO SLOPE
 - PLASTERING IN CM 1:4 8. DOORS IN TEAK WOOD & COUNTRY WOOD
 - WINDOWS WITH UPVC DOUBLE GLAZING.

AREA STATEMENT				
DESCRIPTION			AREA IN SQ.M	
1.	SITE AREA AS PER DOC.		859.65	
2.	SITE AREA AS PER PATTA.		859.65	
3.	SITE AREA AS PER S.I.P.Area		859.65	
FLOOR NAME		NET F.S.I AREA	NON F.S.I AREA	TOTAL BUILDUP AREA
MAIN BUILDING – GROUND FLOOR		184.67	–	184.67
TOILET BLOCK		15.18	–	15.18
SECURITY ROOM.			6.25	6.25
TOTAL		199.85	6.25	206.10

TOTAL		159.85	5.55	206.10	
PLOT COVERAGE	206.10	X 100 = 24.00%			
	859.65				
F.S.I	199.85	X 100 = 0.232			
	859.65				
PARKING DETAILS					
	REQUIRED	PROVIDED		REQUIRED	PROVIDED
CAR	2	2	CYCLE	4	4
TWO WHEELER	4	4			

Owner / Applicant

STRUCTURAL ENGINEER

R. ARULNITHI, B.Arch.,
Regd. Architect
No: 10/5, Chairman Ekambaranar Street,
Vedhachalam Nagar, Chengalpattu - 603 001
Cell : 9994168973
REGISTERED ENGINEER

SIDCO INDUSTRIAL LAYOUT
APPROVED NO:51/2021

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.

