

PP

APPROVAL RECORD

Planning Permission

Chengalpattu district, Tamil Nadu

APPROVAL TYPE

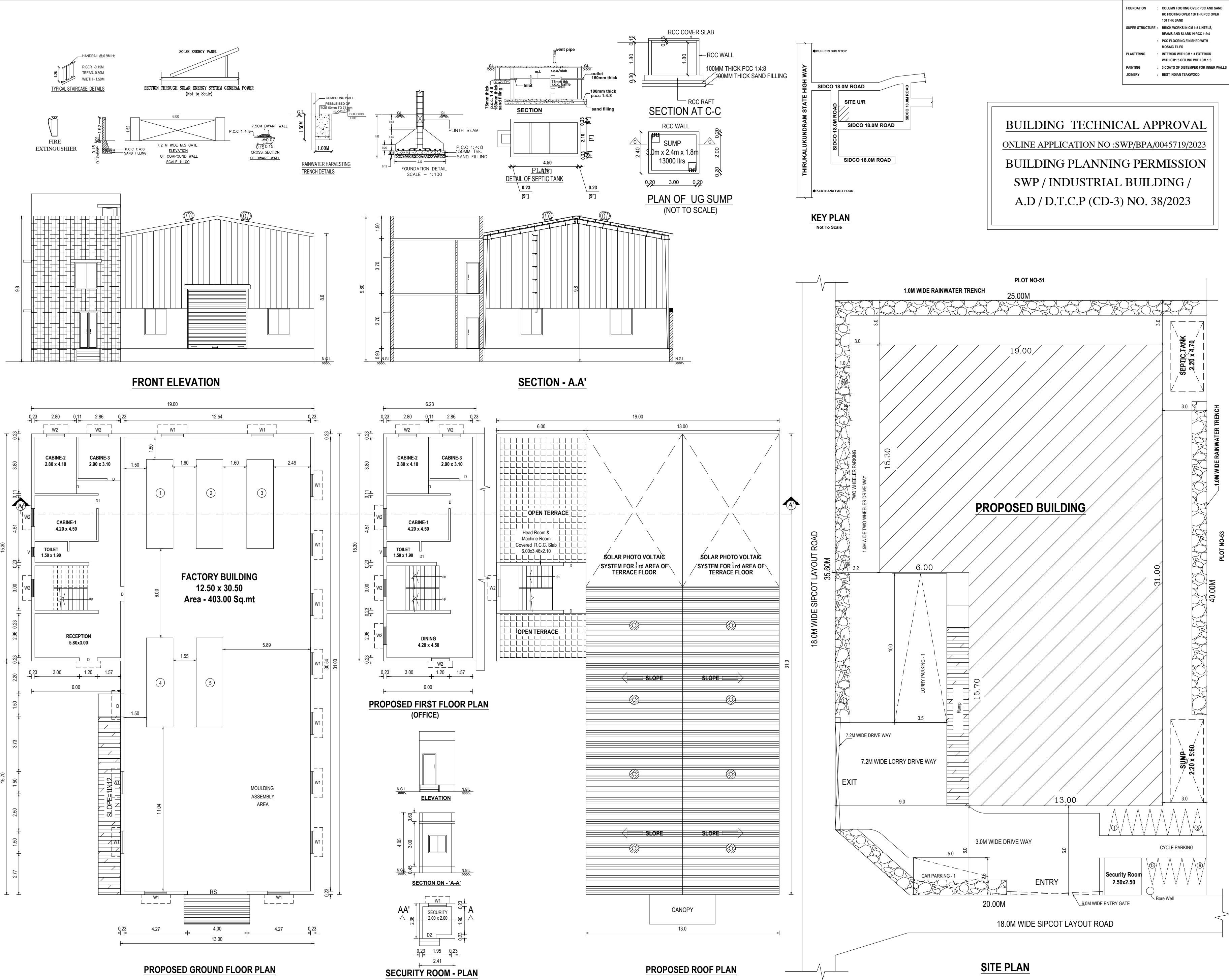
Building Plan

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.



FOUNDATION	: COLUMN FOOTING OVER PCC AND SAND RC FOOTING OVER 150 THK PCC OVER 150 THK SAND
SUPER STRUCTURE	: BRICK WORKS IN CM 1:5 LINTELS, BEAMS AND SLABS IN RCC 1:2:4 : PCC FLOORING FINISHED WITH MOSAIC TILES
PLASTERING	: INTERIOR WITH CM 1:4 EXTERIOR WITH CM 1:5 CEILING WITH CM 1:3
PAINTING	: 3 COATS OF DISTEMPER FOR INNER WALLS
JOINERY	: BEST INDIAN TEAKWOOD

PLAN SHOWING THE PROPOSED
CONSTRUCTION OF THE FACTORY BUILDING
FOR M/s.PLASTRONICA AUTOMATIVE
PRODUCTS INDIA PRIVATE Ltd., AT
PLOT.NO:52, SURVEY NO-183B/4(pt) OF
THANDARAI VILLAGE, TIRUPORUR TALUK,
CHENGALPATTU DIST.

CATOGORY OF THE BUILDING - GREEN

TYPE OF PRODUCTION - SEAT ASSEMBLY

SCALE 1:100 ALL DIMENSION ARE IN METER

AREA STATEMENT		Sq.mt
AS PER DOCUMENT		989.88
AS PER FMB And PATTA		989.88
SUPER IMPOSED LAND AREA		989.88
	TOTAL BUILD-UP AREA.	NON FSI AREA.
GROUND FLOOR (FACTORY & OFF.)	494.81	-
FIRST FLOOR (OFFICE)	91.81	-
TERRACE FLOOR (HEADROOM)	21.56	21.56
SECURITY	6.25	6.25
TOTAL	614.43	586.62

Floor Space Index :- $\frac{586.62}{989.88} = 0.592$

COLOUR REFERENCE :	
* SITE BOUNDARY	
* PROPOSED BUILDING	
* EXISTING BUILDING	

WORKERS DETAILS

TOTAL NOS OF WORKERS = 30 (MALE=15 + FEMALE=15)

PARKING DETAILS

Description	Required	Provided
Lorry Parking Stalls	0	1 No
Car Parking	1	1 No
Two Wheeler Parking	10 Nos	13 Nos
Cycle Parking	10 Nos	13 Nos

SCHEDULE OF JOINERY

TYPE	DESCRIPTION	SIZE
RS	ROLLING SHUTTER	6.00 x 4.50
RS1	ROLLING SHUTTER-1	3.00 x 4.50
D	DOOR	1.00 x 2.10
D1	DOOR - 1	0.75 x 2.10
W	WINDOW	1.50 x 1.20
V	VENTILATOR	0.90 x 0.60

SANITATION REQUIREMENTS

DESCRIPTION	REQUIRED		PROVIDED	
	MALE	FEMALE	MALE	FEMALE
WATER CLOSED	1	1	2	2

MACHINERY DETAILS

NAME OF THE MACHINE	Nos	HP
1. INJECTION MOULDING - 800 TON	1	40
2. INJECTION MOULDING - 250 TON	1	15
3. INJECTION MOULDING - 350 TON	1	10
4. INJECTION MOULDING - 500 TON	1	25
5. INJECTION MOULDING - 100 TON	1	10
TOTAL		100 HP

For PLASTRONICA AUTOMATIVE
PRODUCTS INDIA PVT. LTD.
D. GOMTHARAMAN
(Managing Director)

APPLICANT SIGNATURE:-

M. PARIMELAZHAGAN, RE, ME, FIV
Structural Engineer Grade II
CGLRAN/SE/GrII/2019/15495 DT. 05-05-19
#2, Ganesh Avenue, NSD's Colony Main Road,
Vadapalani, Chennai - 600 025.
Mobile: 91766 19250

STRUCTURAL ENGINEER:-

M.KARTHIK BABU, B.E., P.E.A
Registered Engineer (P.E.A) Authorised
CMDA - (R.L.DGR-III/1916/224)
GCC - (RE301318019)
DTCP - (R.E/GR-II/SE/2021/006)
BALLAST ENGINEERS & INTERIORS
No.9(12), New Subramaniya Nagar,
Madhavayal, Chennai-600095.
☎+91-7550104594, ☎+90-9092619106

REGISTERED 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.

