

PP

APPROVAL RECORD

Planning Permission

Chengalpattu district, Tamil Nadu

APPROVAL TYPE

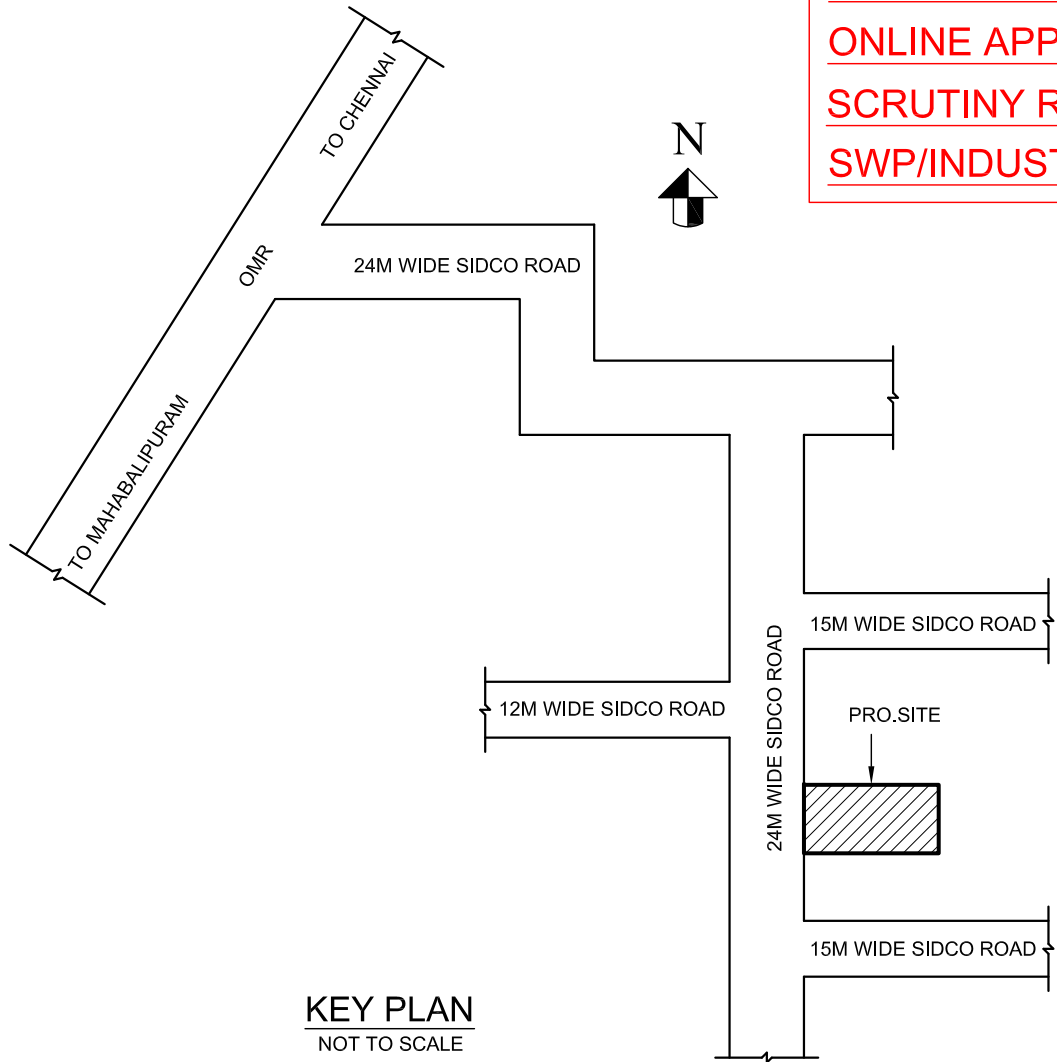
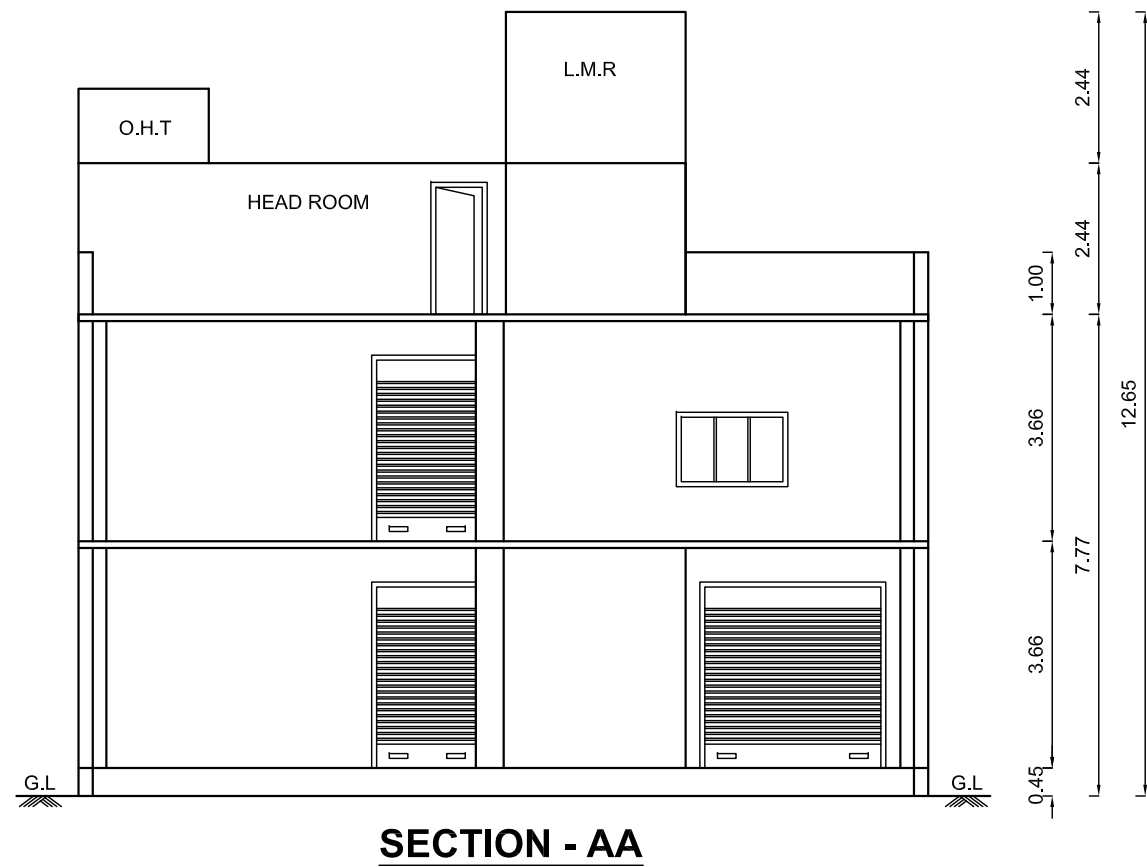
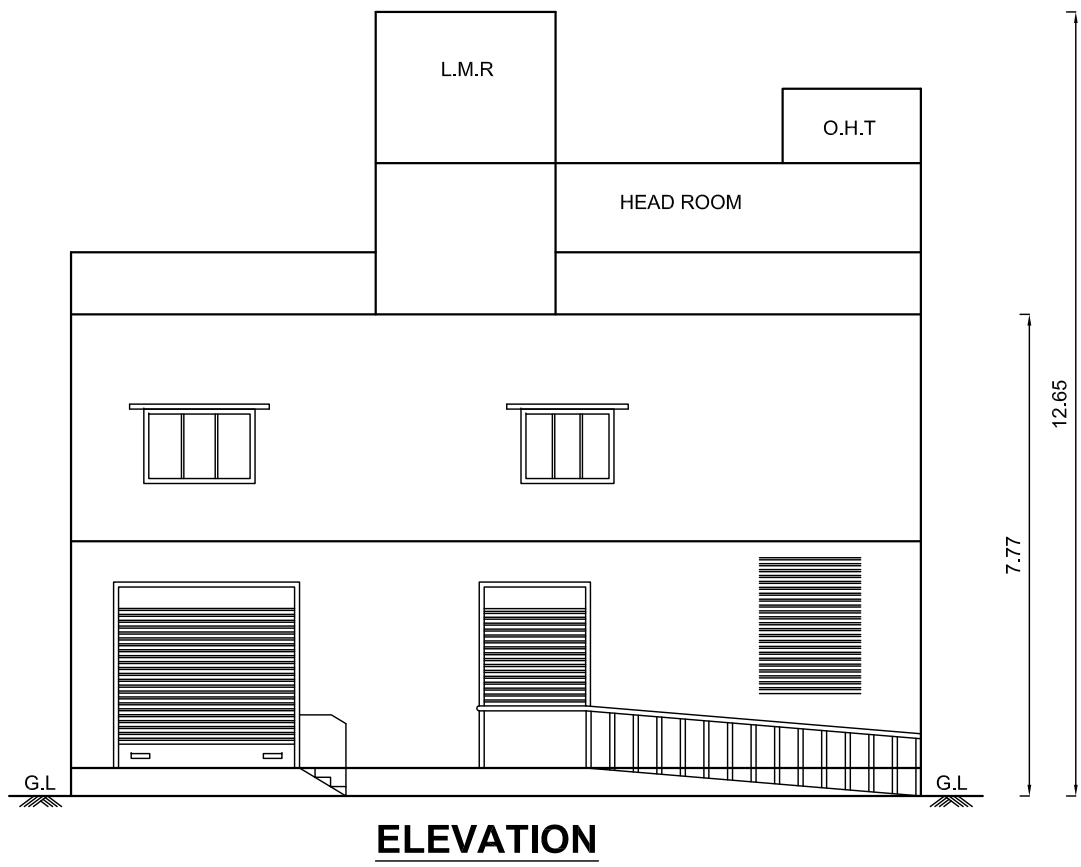
Building Plan

ISSUING AUTHORITY

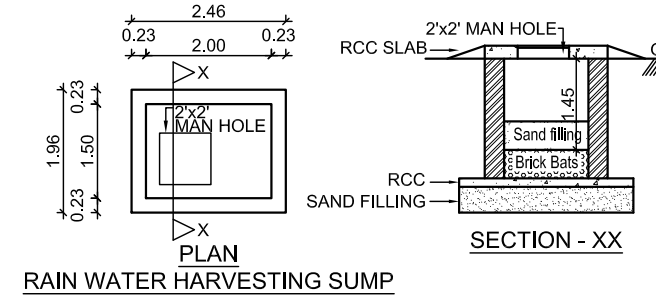
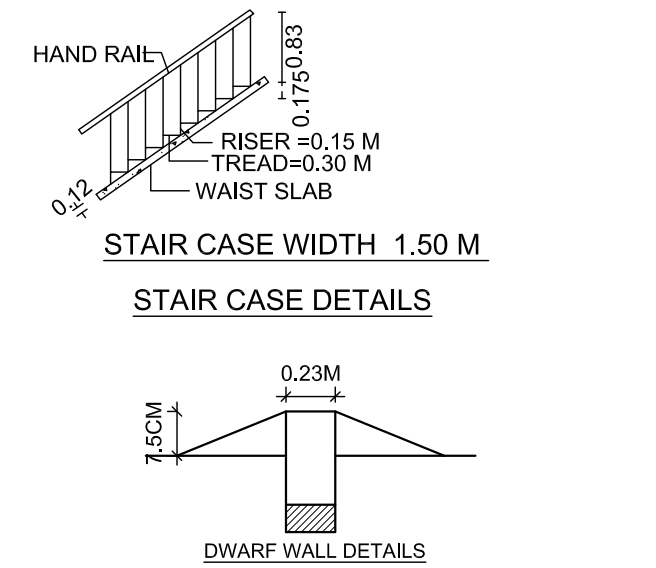
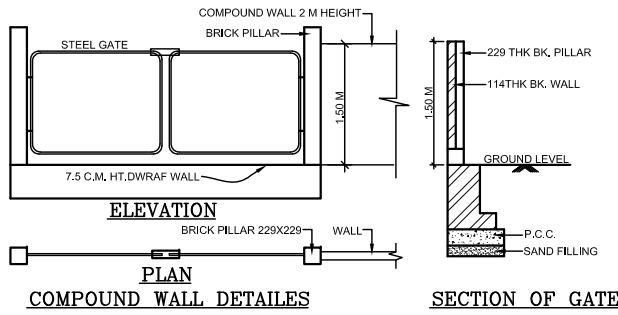
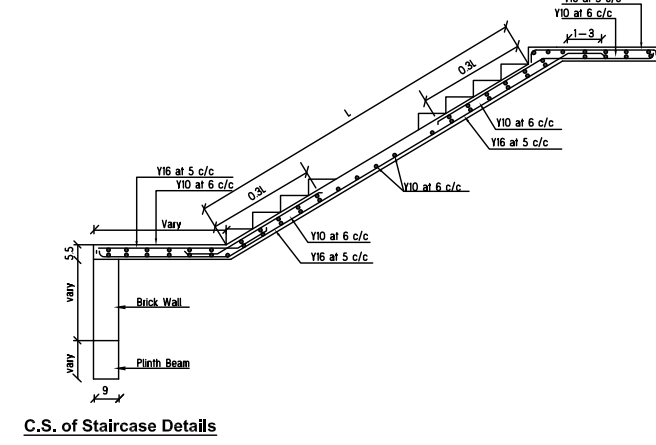
Rural Panchayat

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.



TAMILNADU STATE WIDE SINGLE WINDOW PORTAL
ONLINE APPLICATION No: SWP/BPA/0570202/2025/TCP
SCRUTINY REFERENCE: 5FHRTXH
SWP/INDUSTRIAL BUILDING APPROVAL No.B.P./M.L.P.A (C.D-5) No: 40/2025



PLAN SHOWING THE PROPOSED CONSTRUCTION OF THE INDUSTRIAL BUILDING AT PLOT NO: E52, SIDCO INDUSTRIAL ESTATE, ALATHUR. COMPRISED IN S.NO: 237/5 PART OF ALATHUR VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISTRICT. FOR M/s. QTEK MECHATRONICS AS PER TNCD & BR - 2019 ANNEXURE-VII, CATEGORY OF INDUSTRY - ORANGE ITEM NO: 10, LIGHT ENGINEERING INDUSTRY EXCLUDING FABRICATION & FORGING APPROVED LAYOUT :
ம.வ/மட.உ.தி.கு.(செமா)எண்:117/2023

FILE NO: SWP/BPA/0570202/2025/TCP

SPECIFICATION:-

FOUNDATION	: COLUMN FOOTING
BRICK WORK	: C.M 1:6 FOR SUPER STRUCTURE
PLASTERING	: C.M 1:5 FOR WALLS & 1:3 FOR CELLING
CEMENT PAINT	: 2 COATS FOR WALLS & 1 EXTRA COAT FOR CELLING
R.C.C	: 1:2:4 FOR SLABS & LINTELS
WOOD WORK	: ALL WOOD WORKS IN BEST QUALITY TIMBER B.JELLY LIME MORTAR OVER ROOF

JOINERIES:-

RS	ROLLING SHUTTER	3.00 x 3.00
RS1	ROLLING SHUTTER	1.80 x 3.00
LD	LIFT DOOR	1.00 x 3.00
D1	DOOR	0.91 x 2.13
D2	DOOR	0.76 x 2.13
W	WINDOW	1.80 x 1.35
W1	WINDOW	1.50 x 1.35
V	VENTILATOR	0.61 x 0.90

AREA STATEMENTS

SITE EXTENT		501.81 Sq.m		
SL NO.	DESCRIPTION	TOTAL F.S.I AREA, Sq.m	NON F.S.I AREA, Sq.m	TOTAL BUILT UP AREA, Sq.m
1.	INDUSTRIAL BUILDING GROUND FLOOR	214.84	-	214.84
2.	INDUSTRIAL BUILDING FIRST FLOOR	214.84	-	214.84
3.	HEAD ROOM	-	33.89	33.89
TOTAL		429.68	33.89	463.57

FSI = $\frac{429.68}{501.81} = 0.86$

PARKING CALCULATION

SL.NO	DESCRIPTION	REQUIRED	PROVIDED
1.	LORRY	1 No	1 No
2.	TWO WHEELER	6 Nos	6 Nos
3.	CYCLE PARKING	6 Sq.m	6 Sq.m

TOTAL HP 25 HP

NUMBER OF EMPLOYEES 9 Nos

GENTS 6 Nos

LADIES 3 Nos

ALL MEASUREMENTS ARE IN METER

COLOUR INDEX:- SCALE - 1 : 100

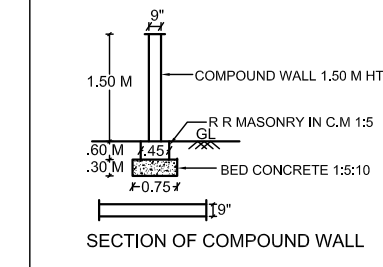
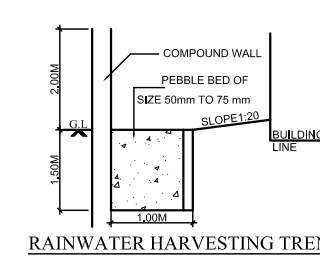
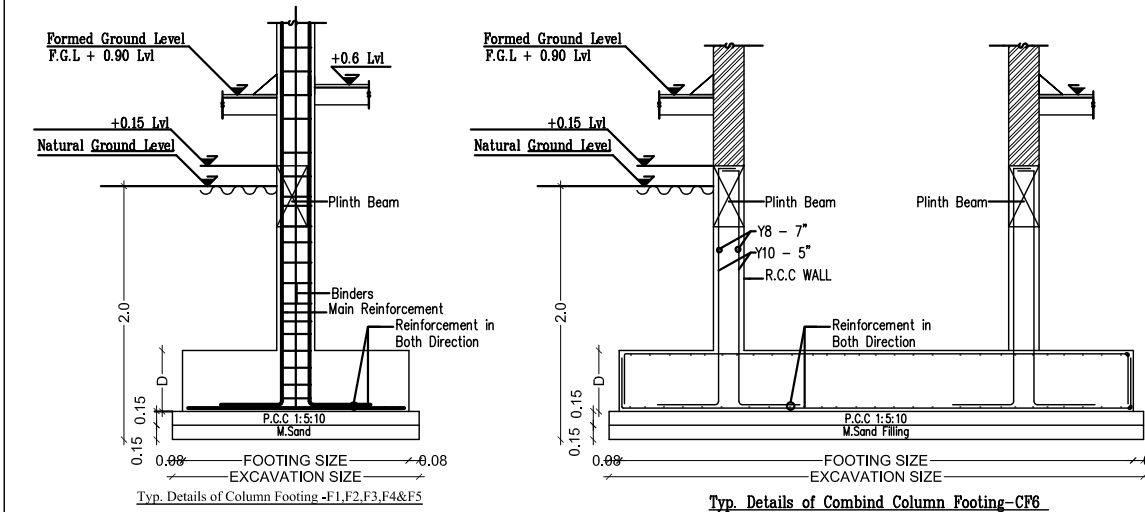
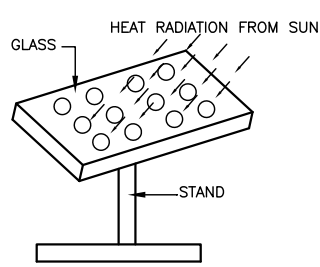
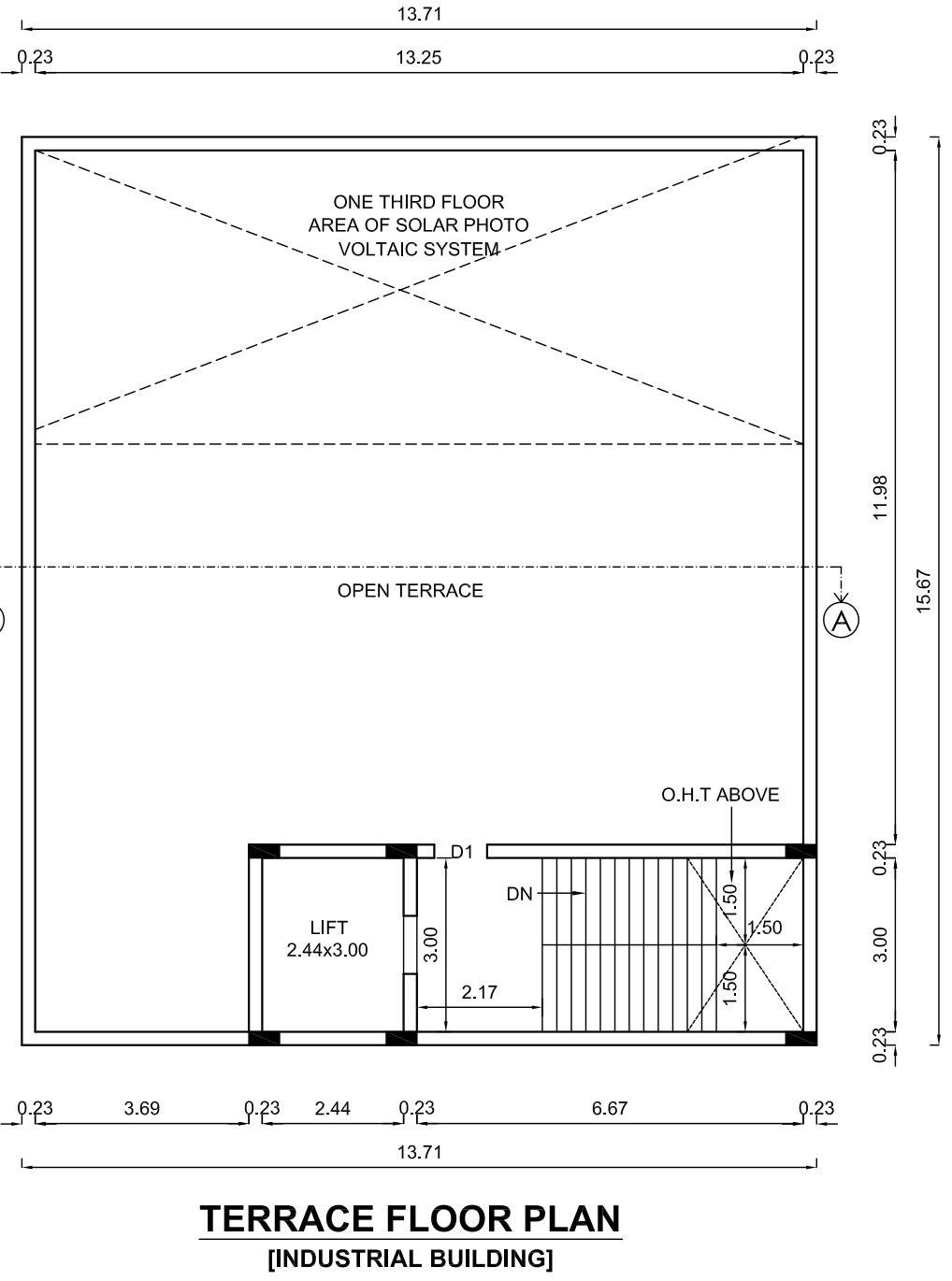
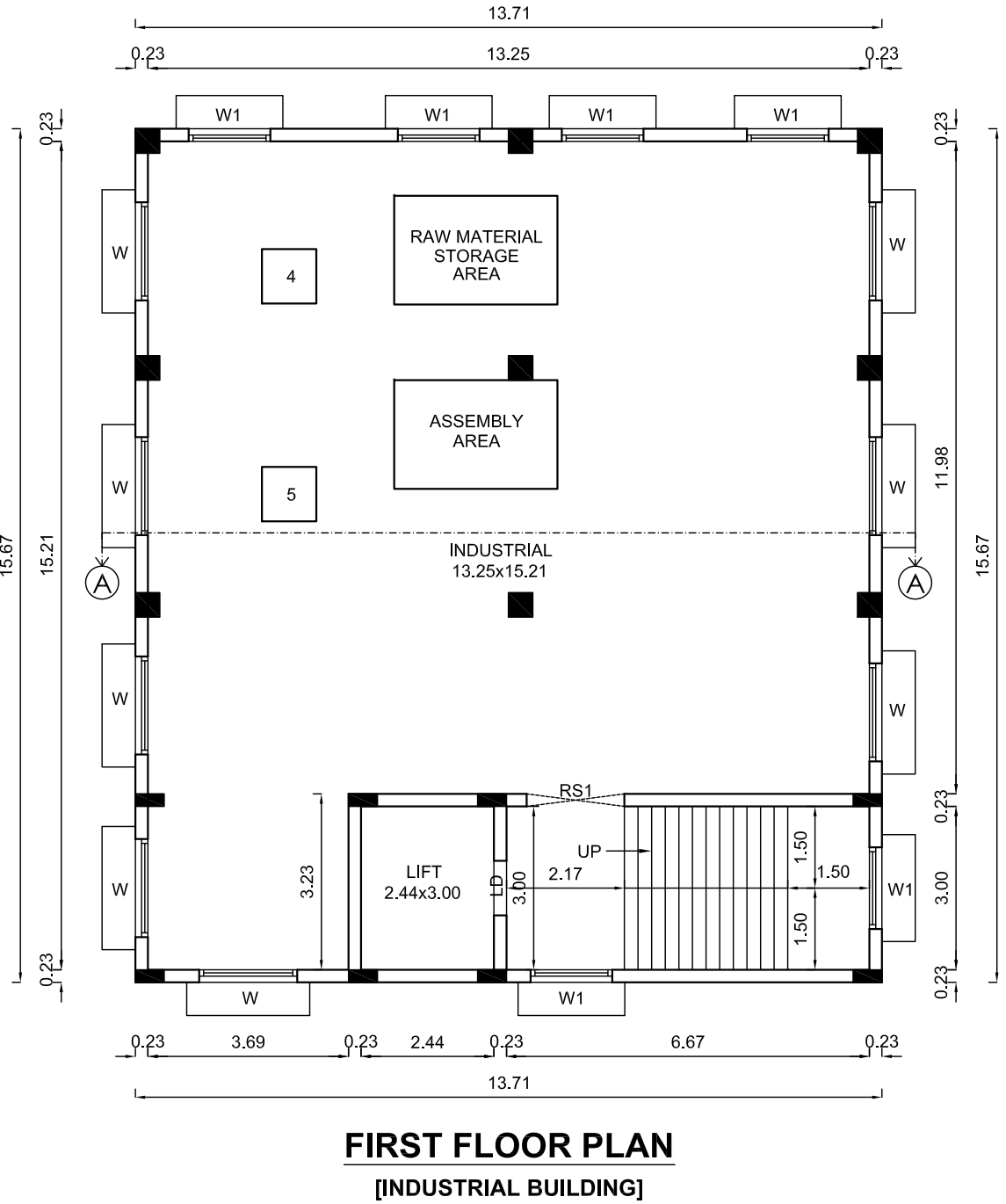
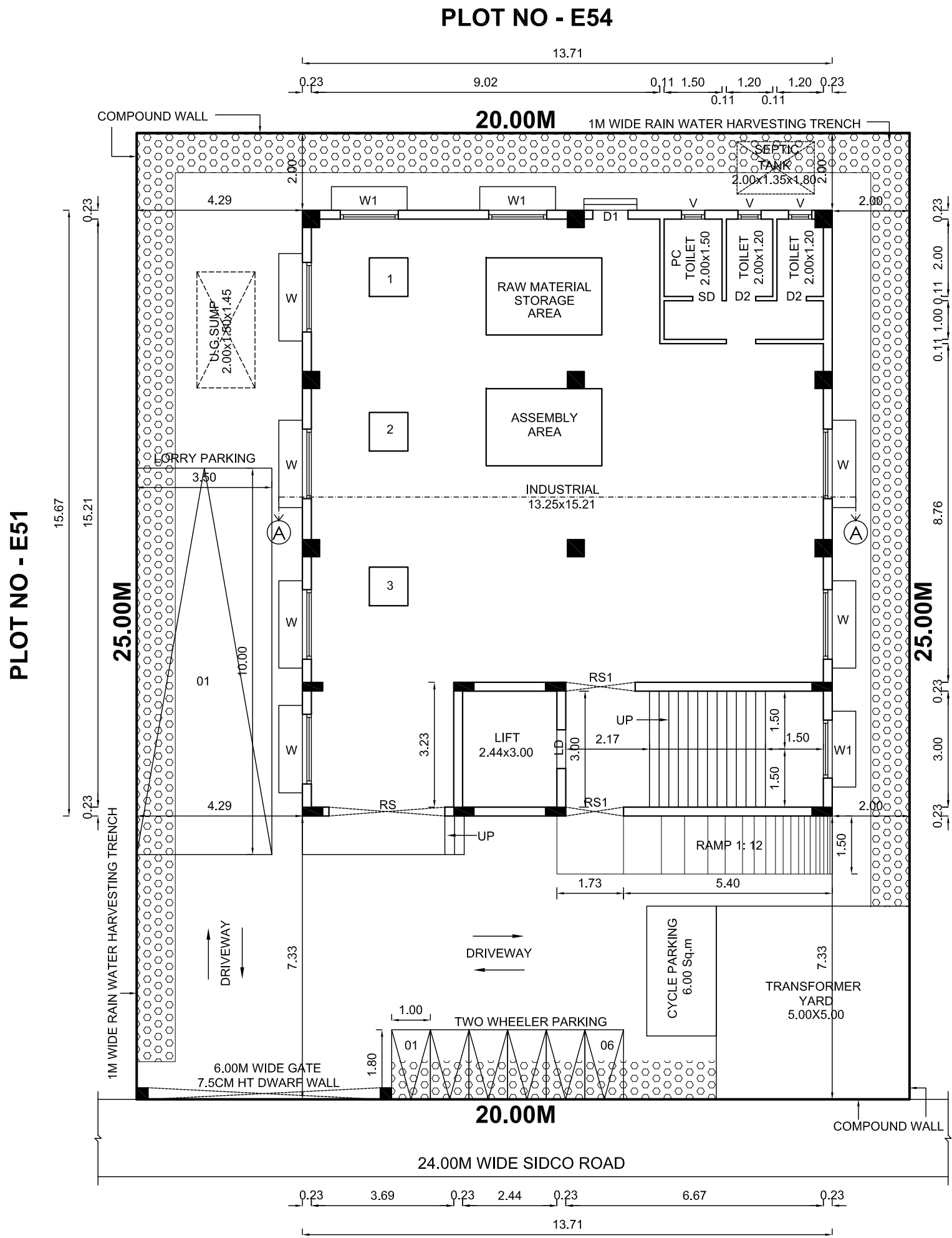
SITE BOUNDARY
PROPOSED BUILDING
ROAD

OWNER

Ar. B. Begam Priyal, M.Arch
Architect - CA/2011/51217
No. 2, Gopinath Street, 500 004
Chennai, Chennai - 500 004
Ph. No. 9445482777

STRUCTURAL ENGINEER

ARCHITECT / LICENSED SURVEYOR



B. Karthik
Dr. M. Karthik, B.Tech(Civil), M.Tech(Structural)
Structural Engineer - Grade I
COA/087/REG-4-2019/004913
No. 1/137, Kuppasam Nagar, Kattupakkam,
Chennai - 600 006. Ph. No: 9840473577



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.

