

PP

APPROVAL RECORD

Planning Permission

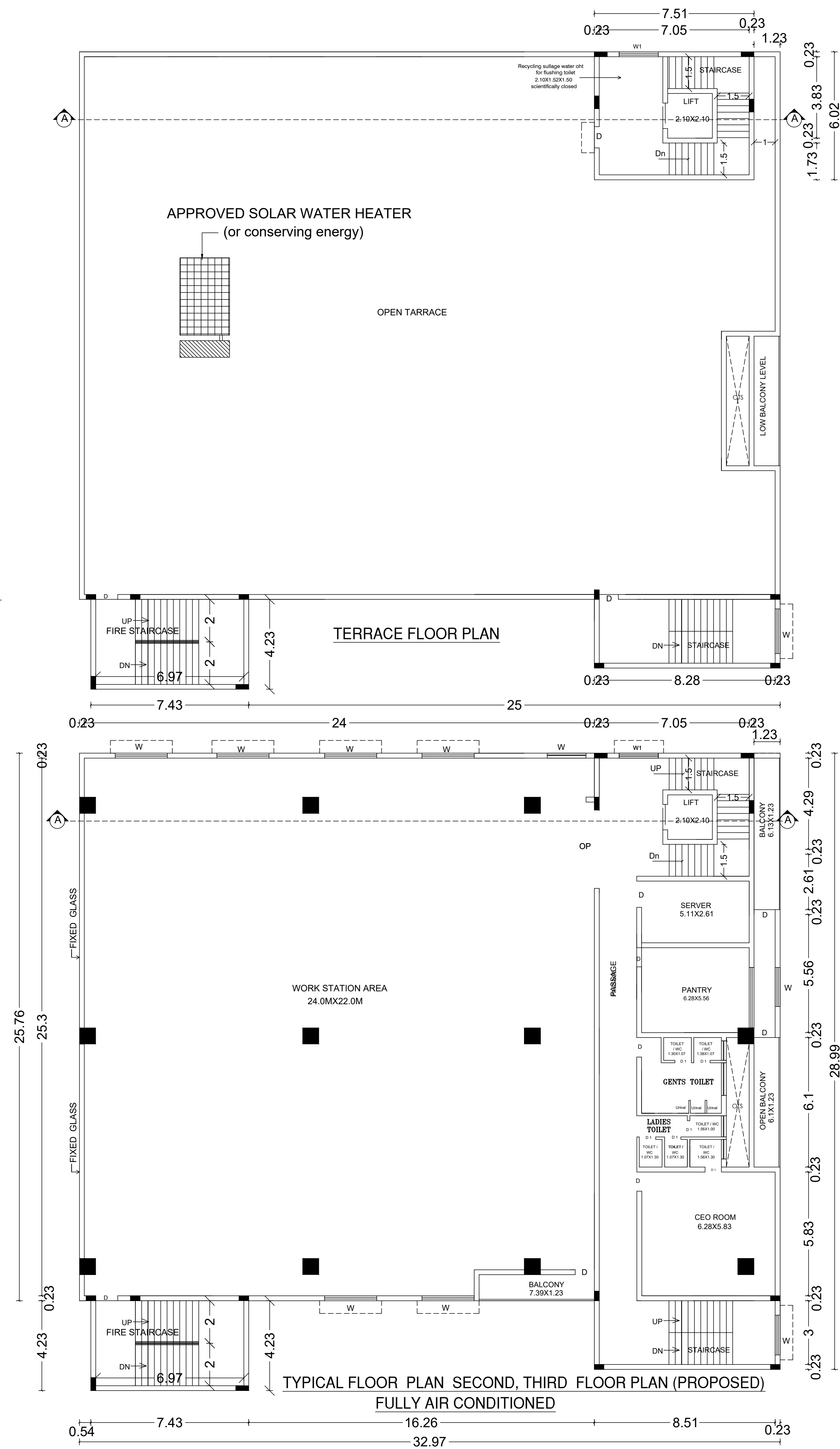
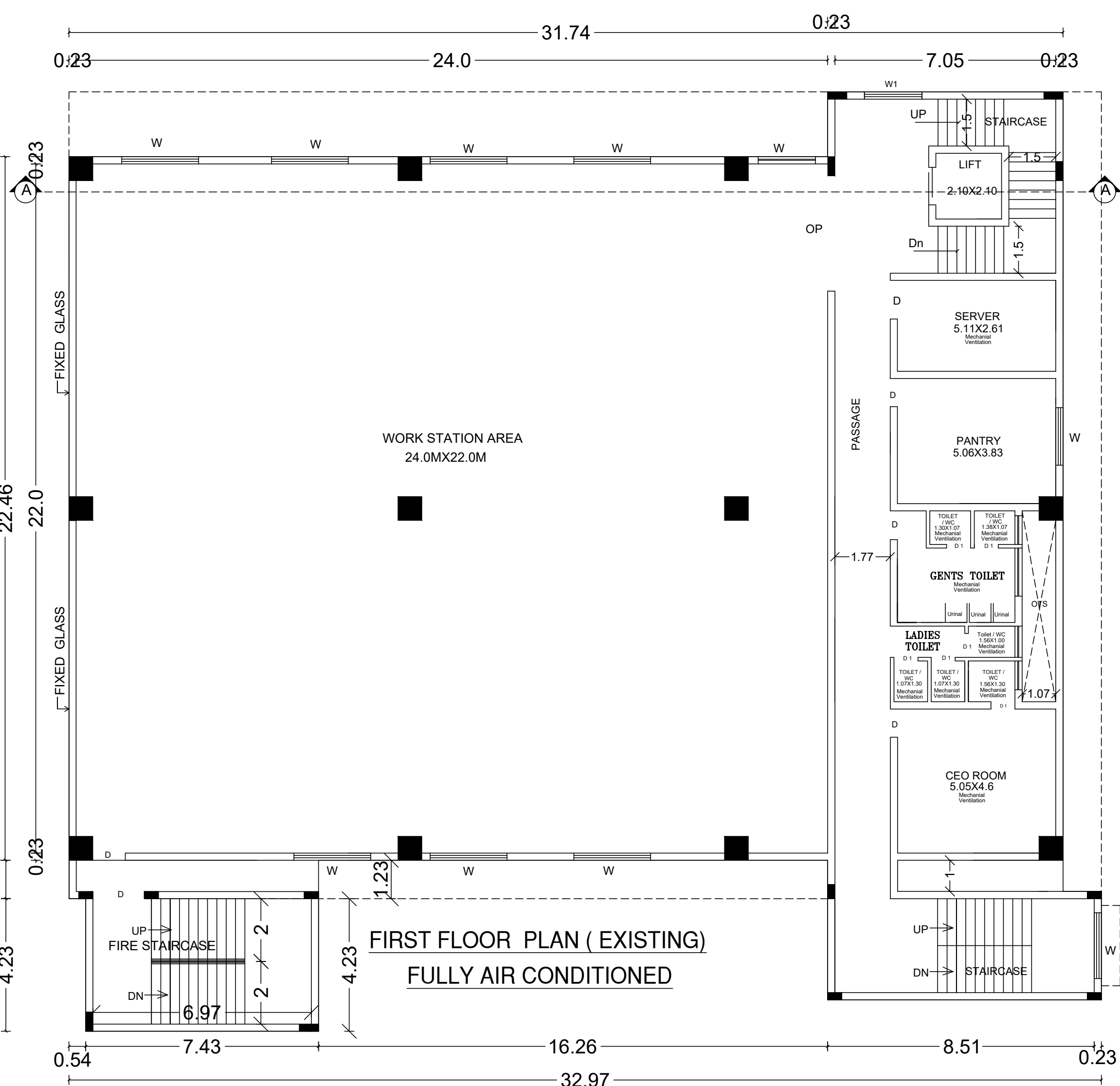
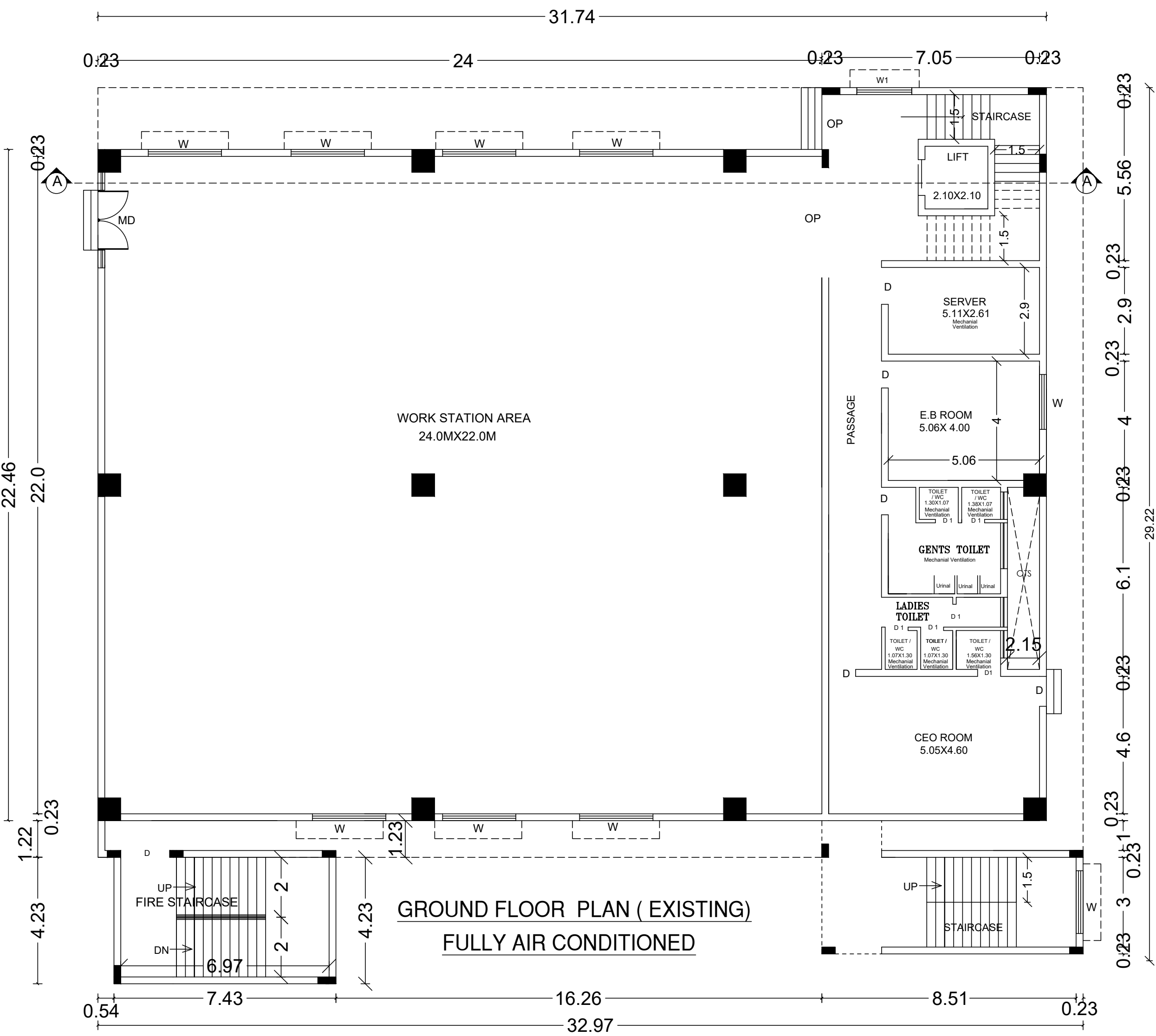
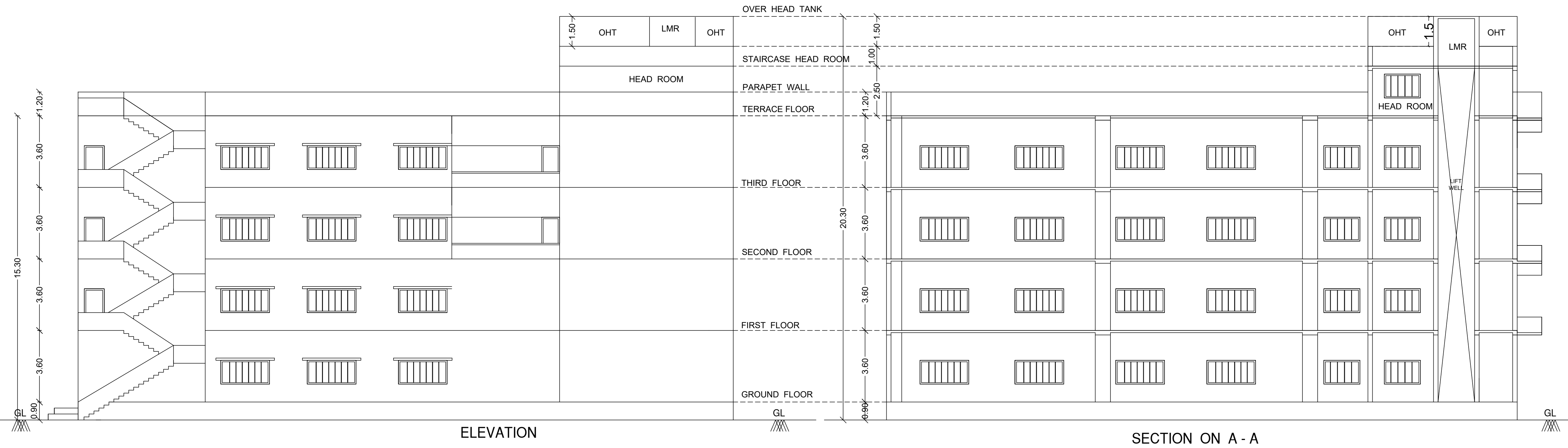
Chengalpattu district, Tamil Nadu

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.



PLAN SHOWING THE REVISED AND PROPOSED CONSTRUCTION OF IT/ITES COMMERCIAL BUILDING AT Plot No.5/A5, Old Plot No . B-38, SIPCOT'S IN FORMATION TECHNOLOGY PARK, SIRUSERI VILLAGE, COMPRISED IN S.NO : 240 PART OF SIRUSERI AND 117 PART KALIPATHUR, VANDALUR TALUK, CHENGALPATTU DISTRICT.

EARLIER APPROVED PPA NO: 538/P2/2007, DATED: 19/02/2007.

AREA STATEMENT SQ.M
AS PER SITE : 7284.10 S Q.M
AS PER FMB : 7284.10 S Q.M

FLOOR	FSI AREA IN SQ.M
GROUND FLOOR (EXISTING)	747.72
FIRST FLOOR (EXISTING)	747.72
SECOND FLOOR (PROPOSED)	896.60
THIRD FLOOR (PROPOSED)	896.60
TOTAL	3288.64

F.S.I = $\frac{3288.64}{7284.10} = 0.45$

CAR PARKING DETAILS
CAR PARKING REQUIRED:
 $3288.64 \times 0.75 / 50 = 50$ nos
TWO WHEELERS PARKING REQUIRED:
 $3288.64 \times 0.75 / 25 = 100$ nos
CAR PARKING PROVIDED = 70 Nos
TWO WHEELER PARKING PROVIDED = 140 Nos

SCHEDULE OF JOINERY:-		
TYPE	DETAIL	SIZE
MD	DOOR	3.66X2.10
D	DOOR	1.00X2.10
D1	DOOR	0.75X2.10
W	WINDOW	2.40X1.20
W1	WINDOW	1.80X1.20
V	VENTILATOR	0.61X0.61

SPECIFICATION:-
FOUNDATION : COLUMN FOOTING
BRICK WORK : C/M 1:6 FOR SUPER STRUCTURE
PLASTERING : C/M 1:5 FOR WALLS & 1:3 FOR CEILING
CEMENT PAINT : 2 COATS FOR WALLS & 1 EXTRA COAT FOR CEILING
R.C.C. : M25 GRADE FOR SLABS & LINTELS
WOOD WORK : ALL WOOD WORKS IN BEST QUALITY TIMBER
WEATHERING : B. JELLY LIME MORTAR OVER ROOF SLAB ONE LAYER OF COUNTRY TILES

COLOUR INDEX:-
EXISTING ☐ ROAD ☐
PROPOSED ☐ BOUNDARY ☐

SCALE : 1:100

OWNER SIGNATURE

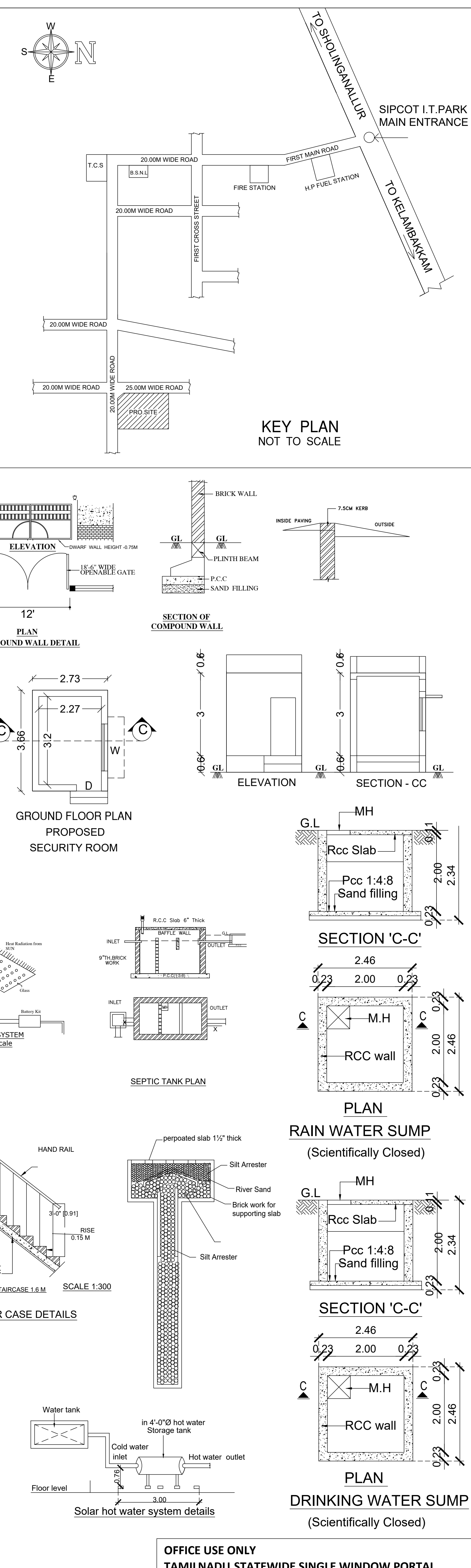
S. ALAGUDE & SONS, PVT. LTD.
DIRECTOR GENERAL, CHENGALPATTU
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SIGNATURE OF STRUCTURAL ENGINEER

SIGNATURE OF REGISTERED ENGINEER

SHEET NO - 2 / 2





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COLOUR INDEX:-			
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PROPOSED		BOUNDARY	

SCALE : 1:100


GLOBAL SOFTWARE SOLUTIONS (TULSA) LTD.
Post Box 6185, 3rd Floor Plaza, SPOOT II Park,
Bristol - BS2 0JZ, Tarnel House, India

OWNER SIGNATURE _____

S. Nagesh

S. NAGESH, B.E. (CIVIL), M.A.Sc., F.I.E.
STRUCTURAL ENGINEER GRADE I (SSE)
DTPC REG. NO. CGOLDISTSE/GR-1/2018/05/004 (HPLA)
New No. 15, 3rd Cross Street,
Karapagam Gardens, Adyar, Chennai - 600 020.
Email : nagesh.somadev@gmail.com
Mobile : 98402 31066

SIGNATURE OF STRUCTURAL ENGINEER

J. Sauer
P. RAJA, B. Arch., A.I.I.A., A.I.L.D., F.I.R.A., MCA., FIV
MEMBER OF THE COUNCIL OF ARCHITECTURES
Registered Architect No. 7235
CMDA Reg. No. RA/G-1/2019/03/106.
#40, (Old No.16), Venkataswamy Street, Changan, Chennai-400 017.

SIGNATURE OF REGISTERED ENGINEER

SHEET NO - 1 / 2

OFFICE USE ONLY
TAMILNADU STATEWIDE SINGLE WINDOW PORTAL
FILE NO: SWP/BPA/650998/2025
SCRUTINY REFERENCE: 2C6A1WQT
PERMISSION NO.SWP/B.P/M.L.P.A (CD - 5) No.120/2025.

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.

