PP APPROVAL RECORD

Planning Permission

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.

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3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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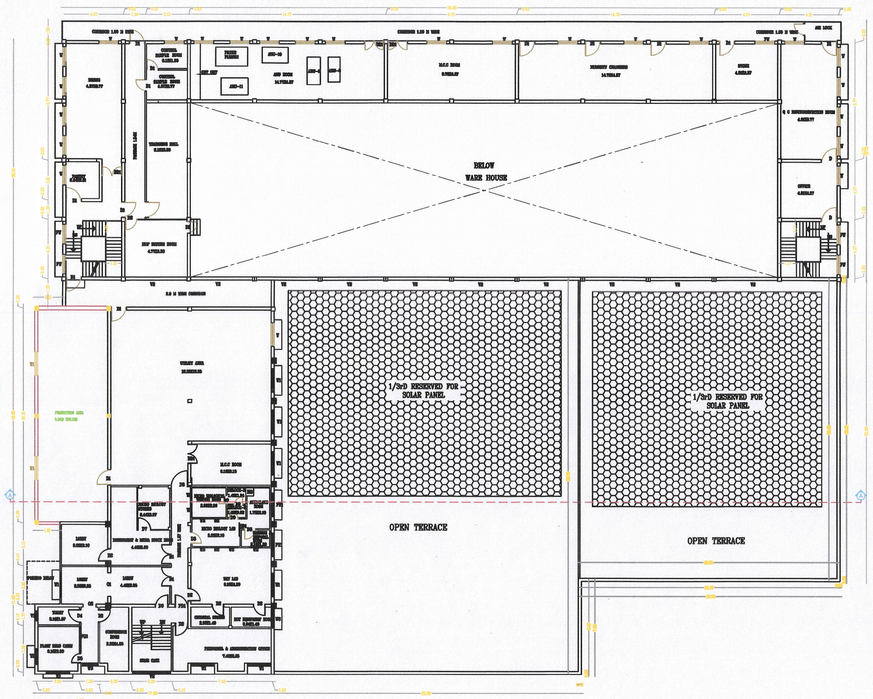
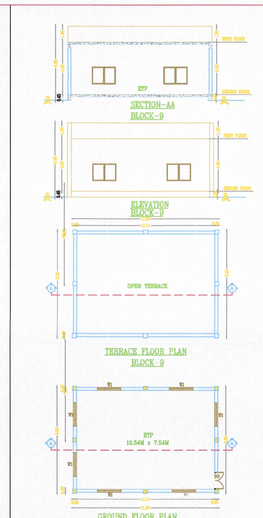
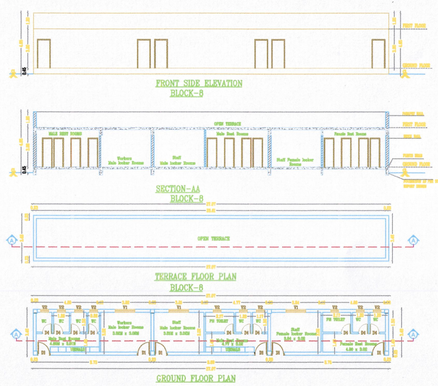
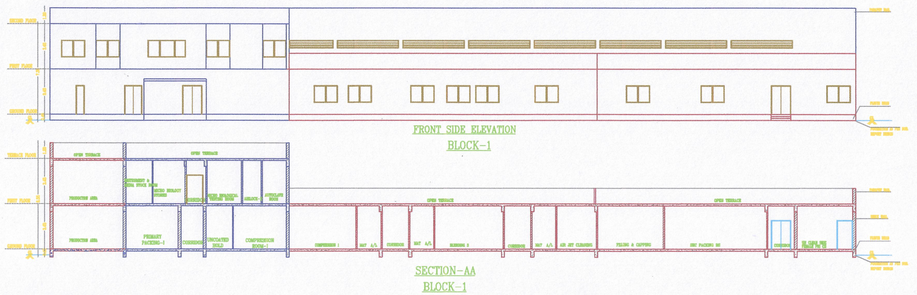
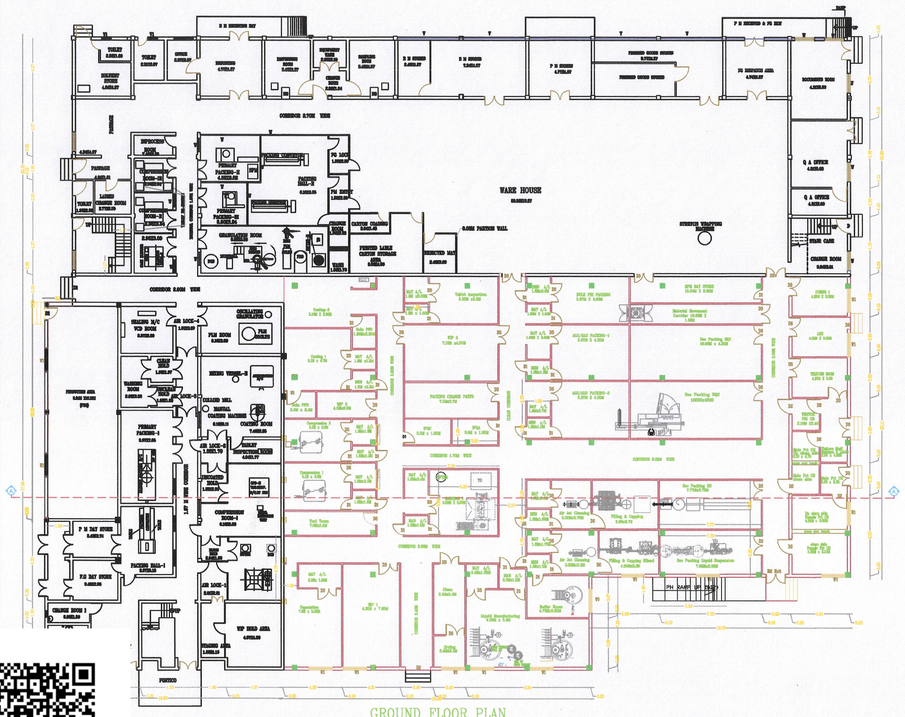


FIRST FLOOR PLAN
BLOCK-1(MECHANICAL VENTILATION PROVIDED)

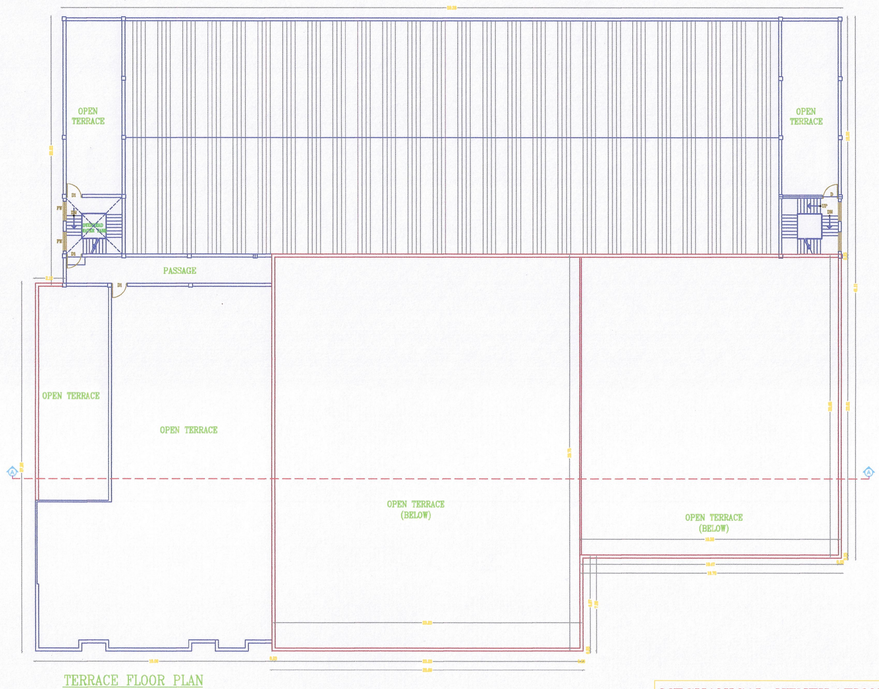








GROUND FLOOR PLAN
BLOCK-1(MECHANICAL VENTILATION PROVIDED)



TERRACE FLOOR PLAN
BLOCK-1

MECHANICAL VENTILATION PROVIDED

SHEET No. 2/2

PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF INDUSTRIAL BUILDING FOR M/s. ORCHID HEALTHCARE AT SIDCO INDUSTRIAL ESTATE , APPROVED LAYOUT LP/DTCP NO.30/2008 IN PLOT NO.A10, A11 COMPRISED IN OLD SURVEY NO.237/3A1, NEW SURVEY NOs. 237/3A1B, 3A1C IN ALATHUR VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

MANUFACTRING:FORMULATIONS OF PHARMACEUTICALS
CATEGORY :ORANGE

EXISTING BUILDING APPROVED DETAILS

REGIONAL DEPUTY DIRECTOR CHENGALPATTU REGION VIDE ROC NO.996/2001 DATED.31.03.2001.(BUILDING PERMISSION 32/2001)
MEMBER SECRETARY MAMALLAPURAM LOCAL PLANNING AUTHORITY VIDE ROC NO.181/2001,DATED.30.03.2001 (PLANNING PERMISSION NO.16/2001)

SCALE:- 1:100

ALL DIMENSIONS ARE IN METER

PROPOSED BUILDING AREA STATEMENT

	PROPOSED BUILDING NAME	NET F.S.I AREA	NON F.S.I AREA	TOTAL BUILDUP AREA
BLOCK-1	PRO.GROUND FLOOR(WORKSHOP)	1,244.26	–	1,244.26
	PRO.FIEST FLOOR(WORKSHOP)	90.51	–	90.51
BLOCK-8	PRO.GROUND FLOOR(TOILET BLOCK)	94.08	–	94.08
BLOCK-9	PRO.GROUND FLOOR(ETP)	88.00	–	88.00
		1516.85	–	1516.85

JOINERY DETAILS			COLOUR INDEX
RS	ROLLING SHUTTER	1.50 X2.10	BOUNDARY
D1	DOOR	3.60 X3.05	ROAD
D2	DOOR	0.90 X2.10	PROPOSED BUILDING
D3	DOOR	1.80 X2.10	EXISTING BUILDING
W1	WINDOW	1.80 X1.50	
W2	WINDOW	1.80 X1.20	
W3	WINDOW	1.20 X1.20	
V	VENTILATOR	2.40 X0.90	
V1	VENTILATOR	1.80 X0.90	
V2	VENTILATOR	0.90 X0.60	
V3	VENTILATOR	0.60 X0.60	
SD	SLIDING DOOR	1.20 X2.10	

N
W E
S

ORCHID HEALTHCARE(UNIT-I)
(Division of Orchid Pharma Limited)
Plot No. A10 & A11
SIDCO Industrial Estate, Alathur-603 110.
Thiruporur, Chengalpattu District
GSTIN : 33AACO9408B1ZJ

APPLICANT

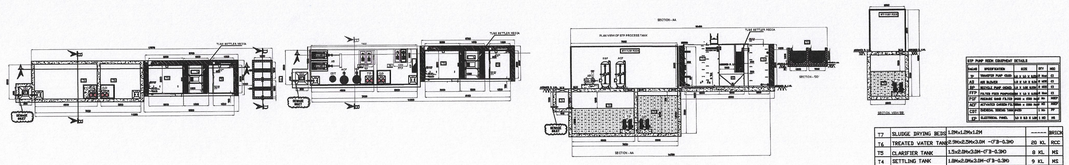
Fitzgerard Rayen. M.E. (Structural)
DTCP Registered Structural Engineer Grade-I(SE)
Registration No Kanchipuram Dist/Grade I (SE)
2023/11/007/D12P

STRUCTURAL ENGINEER

Er. M. REVATHY B.E
Regd. Engineer Grade - II (RE)
RE/GR.II/VD/AUGUST-2022/062
No: 9, Raja Nagar, Ragavanpettai
Villupuram - 605 103

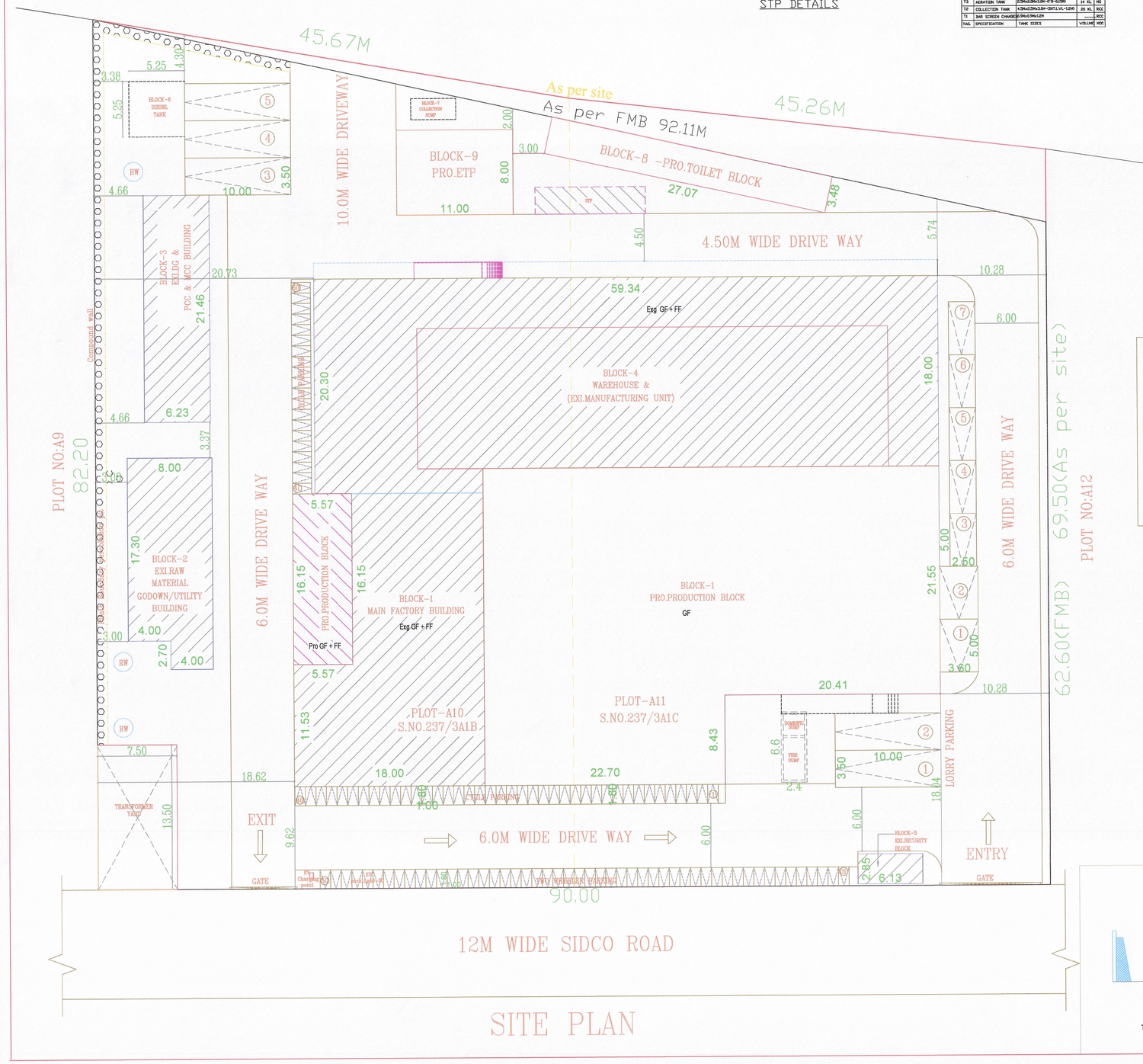
REGISTERED ENGINEER

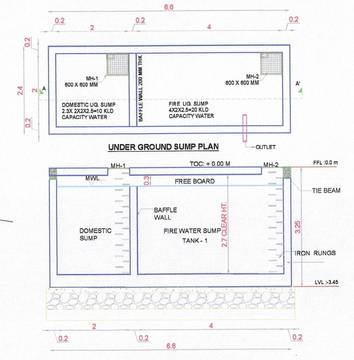
MALE WORKERS :30	FEMALE WORKERS:24			
SANITATION REQUIREMENTS				
DESCRIPTION	REQUIRED		PROVIDED	
	M	F	M	F
WATER CLOSET	2	1	3	3
ABLUTION TAPS	2	1	3	3
URINALS	2	-	12	-
DRINKING WATER FOUNTAINS	1		1	
WASHING TAP	2	2	2	2

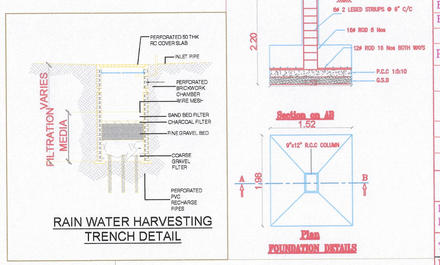


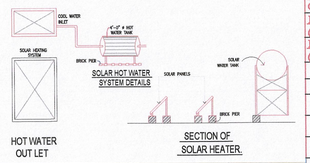
STP DETAILS

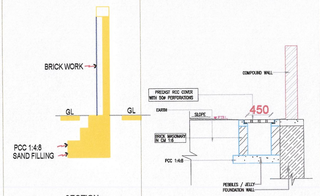
T7	SLUDGE DRYING BED	4.19Mx4.19Mx1.2M	------	BRICK
T6	TREATED WATER TANK	6.9Mx2.5Mx3.0M -VT3-0.3M	20 KL	RCC
T5	CLARIFIER TANK	1.5x2.0Mx3.0M-VT3-0.3M	9 KL	MS
T4	SETTLING TANK	1.8Mx2.0Mx3.0M-VT3-0.3M	9 KL	MS
T3	AERATION TANK	2.5Mx2.0Mx3.0M-VT3-0.15M	14 KL	MS
T2	COLLECTION TANK	4.5Mx2.5Mx3.0M-CNTI,VL-1.2M	20 KL	RCC
T1	BAR SCREEN CHANNEL	0.9Mx0.5Mx1.2M	------	RCC
TAG	SPECIFICATION	TANK SIZES	VOLUME	MOC

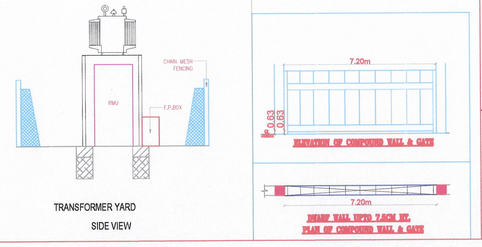












SHEET No. 1/2

PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF INDUSTRIAL BUILDING FOR M/s. ORCHID HEALTHCARE AT SIDCO INDUSTRIAL ESTATE , APPROVED LAYOUT LP/DTCP NO.30/2008 IN PLOT NO.A10, A11 COMPRISED IN OLD SURVEY NO.237/3A1, NEW SURVEY NOs. 237/3A1B, 3A1C IN ALATHUR VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

MANUFACTRING:FORMULATIONS OF PHARMACEUTICALS

CATEGORY :ORANGE

Total HP-1000HP

EXISTING BUILDING APPROVED DETAILS

REGIONAL DEPUTY DIRECTOR CHENGALPATTU REGION VIDE ROC NO.998/2001 DATED.31.03.2001.(BUILDING PERMISSION 32/2001)
MEMBER SECRETARY MAMALLAPURAM LOCAL PLANNING AUTHORITY VIDE ROC NO.161/2001,DATED.30.03.2001 (PLANNING PERMISSION NO.16/2001)

DESCRIPTION	AREA IN Sq.m
SITE AREA AS PER DOC.	6761.25
SITE AREA AS PER PATTA	6750.00

BUILDING AREA STATEMENT

EXISTING BUILDING AREA STATEMENT

BLOCK	DESCRIPTION	EXISTING BUILDING	F.S.I AREA	NON F.S.I AREA	TOTAL BUILDUP AREA
BLOCK-1	MAIN BUILDING	GROUND FLOOR	354.35	-	354.35
		FIRST FLOOR	385.66	-	385.66
BLOCK-2	RAW MATERIAL STORES/UTILITY	GROUND FLOOR	149.20	-	149.20
		FIRST FLOOR	149.20	-	149.20
BLOCK-3	D.G. BUILDING	GROUND FLOOR	133.69	-	133.69
BLOCK-4	WAREHOUSE	GROUND FLOOR	1184.86	-	1184.86
		FIRST FLOOR	1184.86	-	1184.86
		TERRACE FLOOR	-	190.68	190.68
BLOCK-5	SECURITY OFFICE	GROUND FLOOR	18.26	-	18.26
BLOCK-6	DIESEL TANK	GROUND FLOOR	27.56	-	27.56
BLOCK-7	COLLECTION SUMP	GROUND FLOOR	08.50	-	08.50
	TOTAL		3536.14	190.68	3726.82

PROPOSED BUILDING AREA STATEMENT

	PROPOSED BUILDING NAME	F.S.I AREA	NON F.S.I AREA	TOTAL BUILDUP AREA
BLOCK-1	PRO.GROUND FLOOR(WORKSHOP)	1,244.26	-	1,244.26
	PRO.FIRST FLOOR(WORKSHOP)	90.51	-	90.51
BLOCK-8	PRO.GROUND FLOOR(TOILET BLOCK)	94.08	-	94.08
BLOCK-9	PRO.GROUND FLOOR(ETP)	88.00	-	88.00
		1516.85	-	1516.85

DESCRIPTION	CALCULATION	
PLOT COVERAGE	3282.76	48.63%
EXISTING FLOOR FSI AREA	3536.14	0.52
PROPOSED FLOOR FSI AREA	1516.85	0.22
TOTAL FLOOR SPACE INDEX	5052.99 / 6750	0.74

PROPOSED LORRY PARKING
(3664.49 SQ.M/750)=4.86=SAY-5 NOS
PROPOSED CAR PARKING
OFFICE AREA(720.01 SQ.M/150)=4.80SAY-5 NOS
PROPOSED TWO WHEELER PARKING
(3664.49 SQ.M/75)=48.86=SAY-49 NOS
PROPOSED CYCLE PARKING
(3664.49 SQ.M/75)=48.86=SAY-49 NOS

PROPOSED PARKING	REQUIRED	PROVIDED
LORRY PARKING	5	5
CAR PARKING	5	7
TWO WHEELER PARKING	49	50
CYCLE PARKING	49	60

N W E S

COLOUR INDEX	
BOUNDARY	
ROAD	
PROPOSED BUILDING	
EXISTING BUILDING	

SCALE 1:100

ALL DIMENISIONS ARE IN METRES

ORCHID HEALTHCARE(UNIT-I)
(Division of Orchid Pharma Limited)
Plot No. A10 & A11
SIDCO Industrial Estate, Alathur-603 110.
Thiruporur, Chengalpattu District
GSTIN : 33AAACO0402B1ZJ

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DTCP Registered Structural Engineer Grade-I(SE)
Registration No.Kanchipuram Dist/Grade I (SE)/2023/11/007/DTCP

REGISTERED STRUCTURAL ENGINEER

Er. M. REVATHY B.E
Regd. Engineer Grade - II (RE)
RE/GR.II/VD/AUGUST-2022/062
No: 9, Raja Nagar, Ragavanpettai
Villupuram - 605 103

REGISTERED ENGINEER

THE LANDLENS SUITE

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

FREE TOOLS · NO ACCOUNT NEEDED

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

Verified RealEstate™

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

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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.