

PP

APPROVAL RECORD

Planning Permission

Survey 119

Kancheepuram

Kancheepuram district, Tamil Nadu

APPROVAL TYPE

Layout Approval

ISSUING AUTHORITY

DTCP

EXTENT APPROVED

169.68 Acre

PURPOSE

Industrial

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.



	EXISTING ROAD
	SIPCOT ROAD
	OSR
	SCHEME BOUNDARY
	COURT CASE
	SURVEY FIELD BOUNDARY
	BOUNDARY LINE
	ALLOTTED PLOT

SIPCOT, SRIPERUMBUDUR, PHASE-II EXPANSION.
(HI-TECH SEZ)
ம.வ/ந.ஊ.து.இ (கா.மா) எண்.19/2022

AREA DETAILS			OSR AREA DETAILS		
INDUSTRIAL PLOT			OSR AREA DETAILS		
SL.NO	PLOT NO.	AREA IN ACRES.	SL.NO	PLOT NO.	AREA IN ACRES.
1	1	20.13	1	OSR1	0.12
2	2	10.11	2	OSR2	4.40
3	3	10.65	3	OSR3	0.61
4	4	4.30	4	OSR4	0.63
5	5	2.38	5	OSR5	1.50
6	6	5.18	6	OSR6	1.20
7	7	4.87	7	OSR7	0.81
8	8	6.74	8	OSR8	5.74
9	9	5.53	9	OSR9	0.34
10	10	8.94	10	OSR10	0.24
11	11	0.59	TOTAL		15.59
12	12	3.53			
13	13	11.23			
14	14	6.19			
15	15	ALLOTTED TO M/s FOXCONN HON HAI AS STAND ALONE SITE. THIS AREA IS NOT ADDED IN THIS LAYOUT APPROVAL.			
16	16	9.00			
17	17	3.78			
18	18	5.87			
19	19	5.40			
	TOTAL	124.42	COURT CASE		
			SL.NO	SF.NO	AREA IN ACRES.
COMMERCIAL PLOT			1	198/2	1.12
SL.NO	PLOT NO.	AREA IN ACRES.	2	198/3	0.57
1	CP1	1.03	3	198/4	0.42
2	CP2	0.79	4	198/5	0.40
3	CP3	0.77	5	198/6	0.58
4	CP4	1.00	6	198/8A	0.35
5	CP5	0.50	7	198/8B	0.67
6	CP6	0.35	8	198/9	0.90
7	CP7	0.36	TOTAL		5.00
8	CP8	0.38	GOVT.POR. LAND		
9	CP9	0.39	SL.NO	SF.NO	AREA IN ACRES.
10	CP10	0.09	1	198/1	2.12
11	CP11	0.24	2	198/10	0.35
	TOTAL	5.90	TOTAL		2.47
COMMON AMENITIES			ROAD AREA DEDTAILS		
SL.NO	PLOT NO.	AREA IN ACRES.	SL.NO	DESCRIP	AREA IN ACRES.
1	AM-1	1.22	1	ROAD	13.98
2	AM-2	1.00	2	BUFFER	1.07
	TOTAL	2.22	TOTAL		15.05
PUBLIC PURPOSE 1% - 1.50 Acres					


DR. M. SATHISHKUMAR, B.E., M.Plan.
TOWN PLANNER,
 Reg. No. 22479, I.P.L. ASSOCIATE MEMBER,
 143/1-A, Muttamamur, 4-Roads, Amarakumbhi P.O.,
 Dindur Thir. Salem Dt. Cell: 85550 10062

PROJECT OFFICER
SIPCOT INDUSTRIAL PARK
SRIPERUMBUDUR

SIPCOT, SRIPERUMBUDUR, PHASE-II EXPANSION.
(HI-TECH SEZ)
ம.வ/ந.ஊ.து.இ (கா.மா) எண்.19/2022

ம.வ/ந.ஊ.து.இ (கா.மா) எண்.19/2022

SIPCOT INDUSTRIAL PARK-SRIPERUMBUDUR(PHASE-II)
ம.வ/ந.ஊ.து.இ (செ.ம) எண்.439/2018

SL.NO	VILLAGE	SF.NO	EXTENT IN HECTARE	PATTA NO
1	MAMBAKKAM	119 pt	3.830	9.46 2275&2279
2	MAMBAKKAM	120 pt	6.420	15.86 2275
3	MAMBAKKAM	121	2.765	6.83 2275
4	MAMBAKKAM	122	5.540	6.27 2275
5	MAMBAKKAM	123	2.940	7.26 2275
6	MAMBAKKAM	124	1.785	4.41 2278
7	MAMBAKKAM	125	3.245	8.02 2278
8	MAMBAKKAM	126	3.005	7.42 2278
9	MAMBAKKAM	127	2.705	6.68 2278
10	MAMBAKKAM	128	1.545	3.82 2278
11	MAMBAKKAM	129	1.420	8.45 2278
12	MAMBAKKAM	132 pt	2.240	5.53 2278
13	MAMBAKKAM	149	1.750	4.21 2278
14	MAMBAKKAM	198 pt	0.507	1.41 2275
15	MAMBAKKAM	199 pt	0.954	4.80 2275
16	MAMBAKKAM	200 pt	2.520	6.22 2275
17	MAMBAKKAM	201 pt	3.365	8.31 2275
18	MAMBAKKAM	202 pt	2.390	5.90 2276
19	MAMBAKKAM	204	1.945	4.80 2276
20	MAMBAKKAM	205 pt	2.585	6.38 2276
21	MAMBAKKAM	206	2.520	6.22 2276
22	MAMBAKKAM	207	2.820	6.97 2276
23	MAMBAKKAM	208	3.385	8.36 2276
24	MAMBAKKAM	209 pt	3.455	8.53 2276
25	MAMBAKKAM	210	0.068	0.07 2275
26	MAMBAKKAM	1981	0.929	2.12 Poromboke Vandapathi Meikal
27	MAMBAKKAM	1981/0	0.140	0.35
28	MAMBAKKAM	1982	0.455	1.12 2275
29	MAMBAKKAM	1983	0.230	0.57 2275
30	MAMBAKKAM	1984	0.170	0.42 2275
31	MAMBAKKAM	1985	0.160	0.40 2275
32	MAMBAKKAM	1986	0.235	0.58 2275
33	MAMBAKKAM	1986	0.140	0.35 2275
34	MAMBAKKAM	1988B	0.270	0.67 2275
35	MAMBAKKAM	1989	0.368	0.90 2275
GRAND TOTAL			68.698	169.68

DISTRICT OF TOWN & COUNTRY PLANNING OFFICE
KANCHEEPURAM DISTRICT

MAMBAKKAM VILLAGE

S.No: 119pt,120pt,12n122,123,124,125,126,127,128,129,132pt,
149pt, 198pt, 199pt, 200pt, 201pt, 202pt,204pt,205pt,
206pt, 207,208pt,209pt & 210 - TOTAL : 169.68 ACERS

Online Reference No.62NKDDGI

SCALE 1:3000



AREA DETAILS OF THE SCHEME UNDER APPROVAL

SL.NO	DETAILS	EXTENT IN ACRES
1	TOTAL LAND AREA	169.68
2	IOCL GAS LINE AREA	5.00
3	NET LAYOUT AREA	164.68
4	INDUSTRIAL PLOTS	124.42
5	COMMERCIAL PLOTS	5.90
6	COMMON AMENITIES	2.22
7	PUBLIC PURPOSE 1%	1.50
	OSR 10%	15.59
	ROAD AREA	13.98
	3M BUFFER AREA	1.07
	NET LAYOUT AREA	164.68

நிபந்தனைகள்:

1. ALL DIMENSIONS ARE IN METRES.
2. SURVEY NO. 1982.3.4.5.6.8.A.B.B & 9 SHOULD BE ALLOTTED SUBJECT TO THE OUTCOME OF THE COURT CASES.
3. The conditions made in the agreement between SIPCOT and IOCL, to be followed scrupulously.
4. Plots which are lying between the IOCL pipeline need to obtain NOC from IOCL, to cross the above said and IOCL pipeline.
5. Obtaining NOC from IOCL to be ensured by SIPCOT administration while allotting the plots to the individuals.
6. SIPCOT should disturb Waterbody and Channel with in the site and obtain necessary NOC to construct the culvert to cross the waterbodies from the concern department.

(If the Land documents and ownership certificates furnished for scrutiny are found to be incorrect or if the Technical approval accorded to the Layout is found to affect the situation, the approval will be cancelled without prior notice by Government of Tamil Nadu.)

அரசாணை எண்.157, வீட்டுவசதி (ம) நகர்ப்புற வளர்ச்சி துறை நாள்:28.02.2017 - ன்படி மனைப்பிழிவில் அமைபும் பூங்கா, சாலை ஒதுக்கீடு (ம) பொது உபயோக பகுதியினை சிப்காட்டே பராமரிக்கப்பட வேண்டும்.

மணையிட்டுத் தீயிட்டுச் செல்லும் வாய்க்கால்கள் நிலையிலுள்ளவாறு நிலைநிறுத்தப்பட வேண்டும். ஆக்கிரமிப்பு ஏதும் செய்யக் கூடாது. வாய்க்கால் மற்றும் நிர்நிலைகளின் எல்லையிலிருந்து 3.0 மீ இடைவெளி விட்டு சுட்டிடும் உத்தேசிக்கப்பட வேண்டும்.

APPROVAL No:SWP/DTCP/KANCHIPURAM /
INDUSTRY LAYOUT NO: 42/2024

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உதவி இயக்குநர்/துணை இயக்குநர்(பொ)
மாவட்ட நகர் ஊரமைப்பு அலுவலகம்
காஞ்சிபுரம் மாவட்டம்.

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.

