

PP

APPROVAL RECORD

Planning Permission

Kancheepuram

Kancheepuram 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.

PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF THE EXISTING INDUSTRIAL BUILDING AT PLOT NO: H-14, SURVEY NO: 55 Part, 56 Part & 60 Part SIPCOT INDUSTRIAL PARK, VALLAM VADAGAL VILLAGE, SRIPERUMBUDUR TALUK, KANCHEEPURAM DISTRICT.

JOINERY SCHEDULE :

S.NO	JOINERY TAG	DESCRIPTION	JOINERY SIZE
01	0721/SD	SINGLE STEEL DOOR	700 X 2100
02	0921/SD	SINGLE STEEL DOOR	900 X 2100
03	1021/SD	SINGLE STEEL DOOR	1000 X 2100
04	1221/SD	SINGLE STEEL DOOR	1200 X 2100
05	1521/SD	DOUBLE STEEL DOOR	1500 X 2100
06	1821/SD	DOUBLE STEEL DOOR	1800 X 2100
07	2021/SD	DOUBLE STEEL DOOR	2000 X 2100
08	2524/SD	DOUBLE MESH DOOR	2500 X 2400
09	AW1	ALUMINIUM WINDOW	1000 X 1100
10	AW2	ALUMINIUM WINDOW	1000 X 1500
11	RS1	ROLLER SHUTTER	4000 X 4000
12	RS2	ROLLER SHUTTER	5000 X 5000
13	SLD	SLIDING DOOR	1200 X 2100
14	AG	ALUMINIUM LOUVRES	As marked

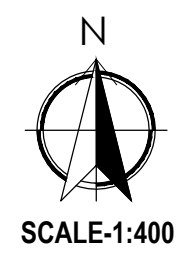
Load details:

Machine No	Load (HP)	Machine No	Load (HP)	Machine No	Load (HP)
M1	42.91	M5	35.35	M11	72.42
M3	44.25	M6	222.61	M12	29.50
M4	44.43	M7	210.54	M13	20.12

Machine No	Load (HP)	Machine No	Load (HP)	Machine No	Load (HP)
M14	18.10	M17	0.54	M20	6.71
M15	4.02	M18	0.54	M21-1	3.02
M16	3.35	M19	29.50	M21-2	9.05
				M21-3	12.07

COLOUR REFERENCE :

- * EXISTING ROAD ☐
- * SITE BOUNDARY ☐
- * PROPOSED BUILDING ☐



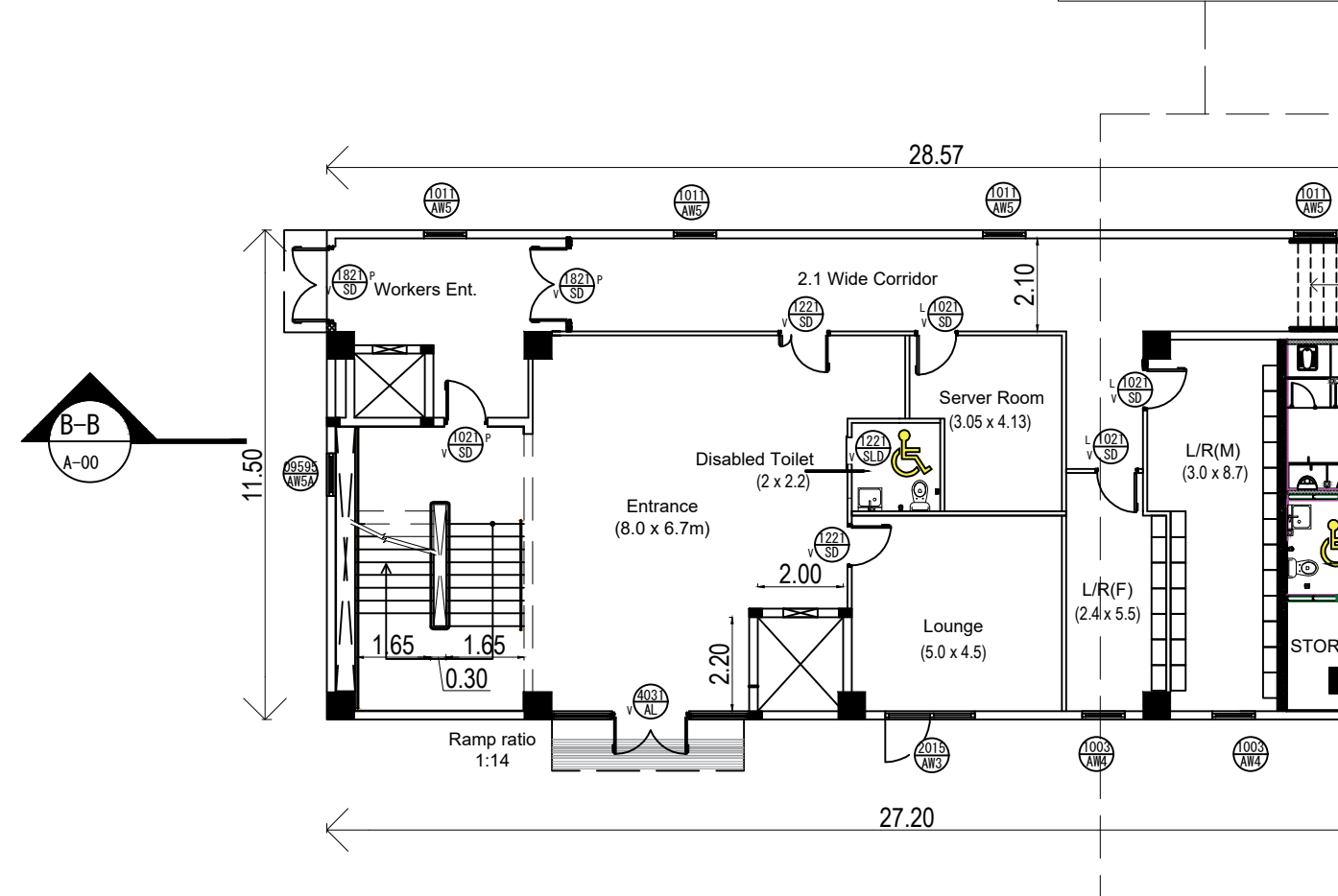
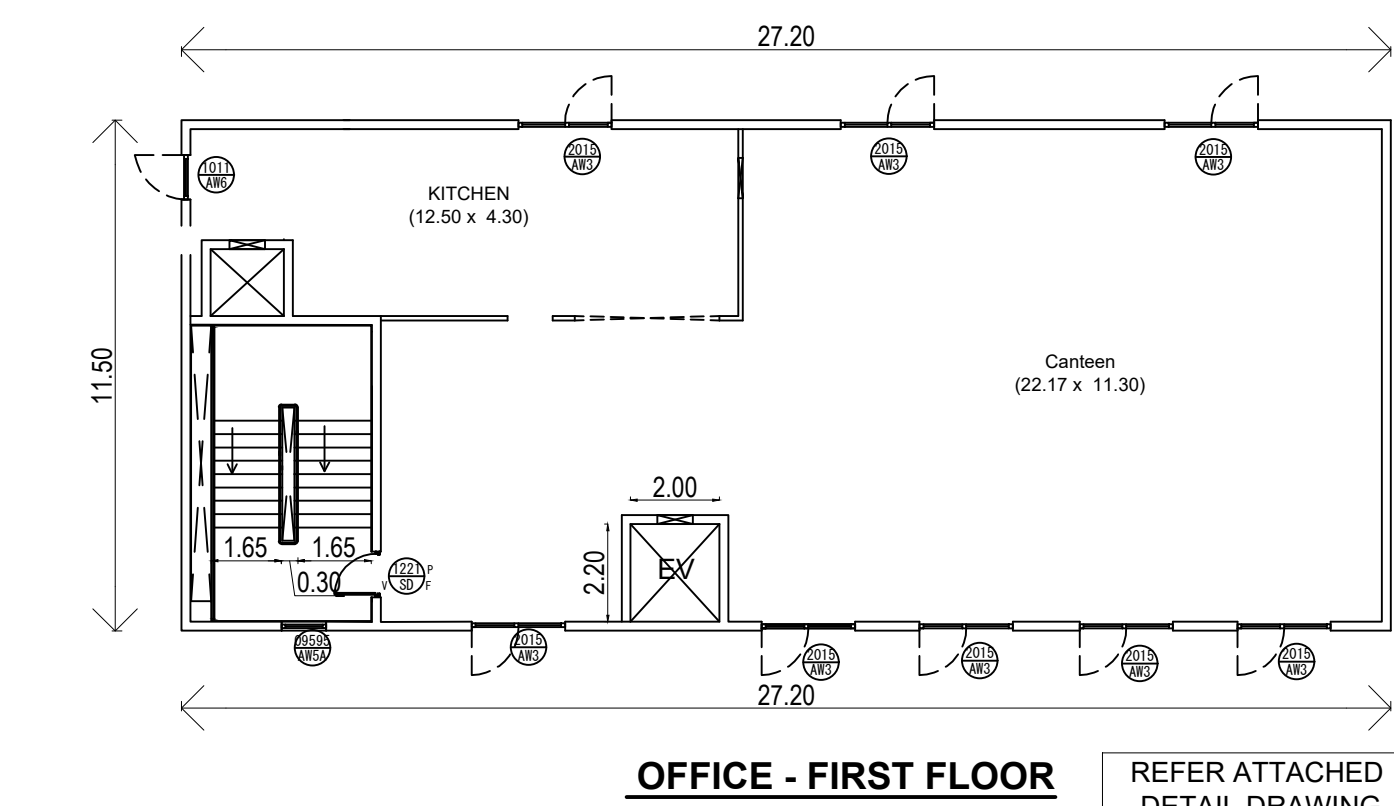
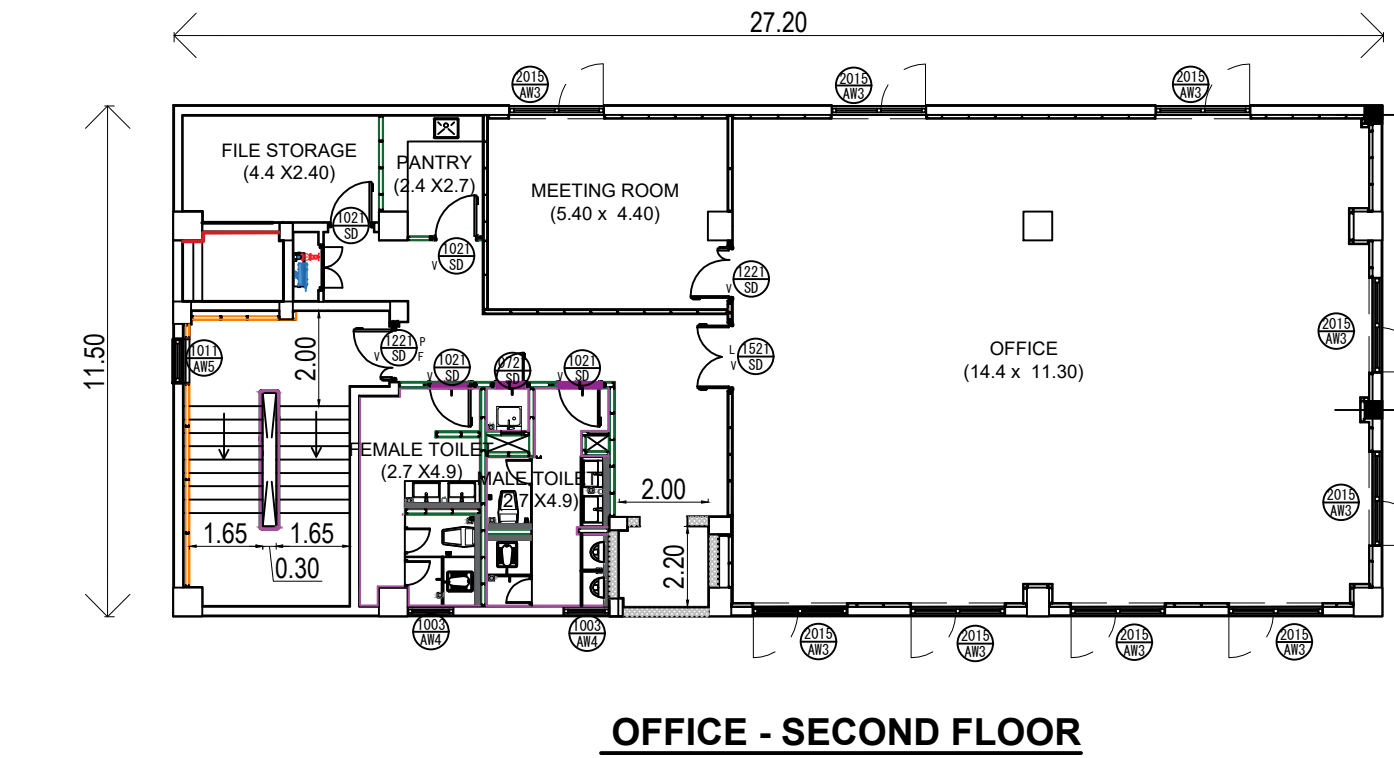
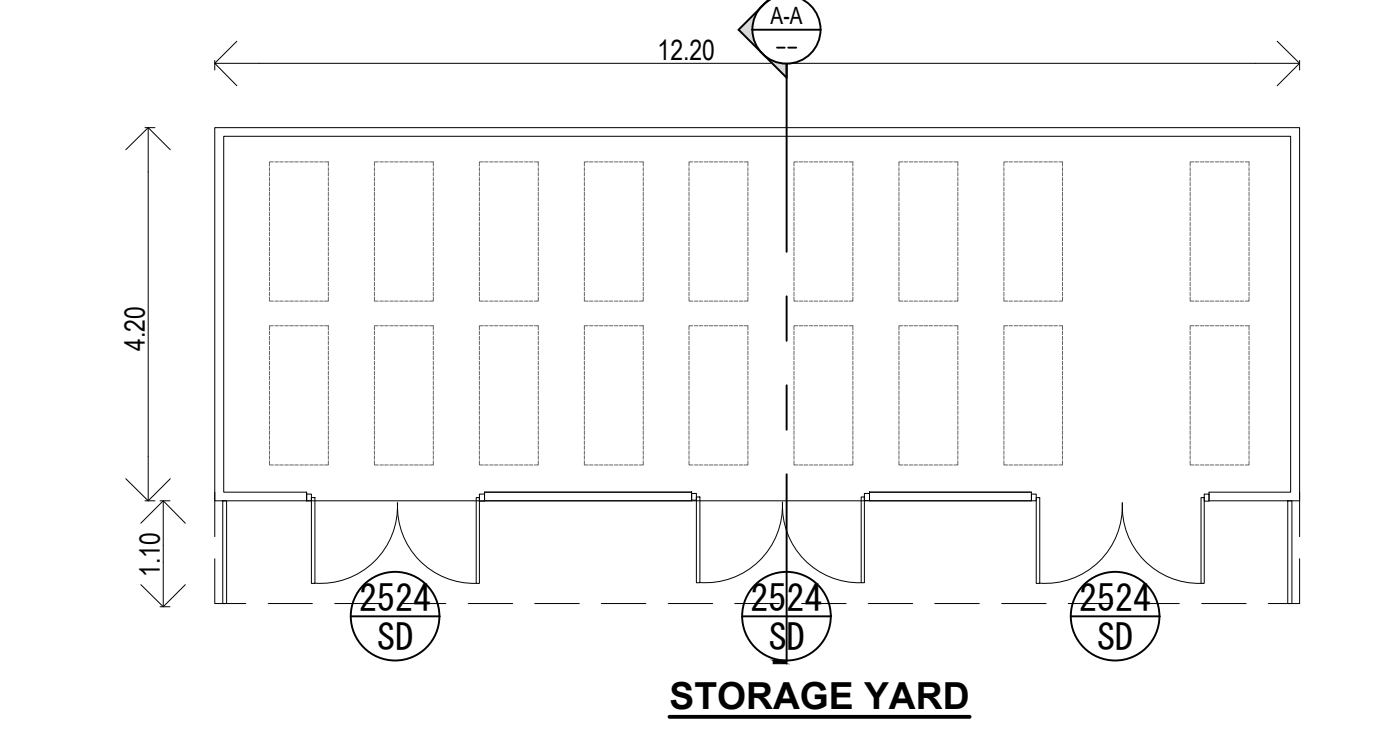
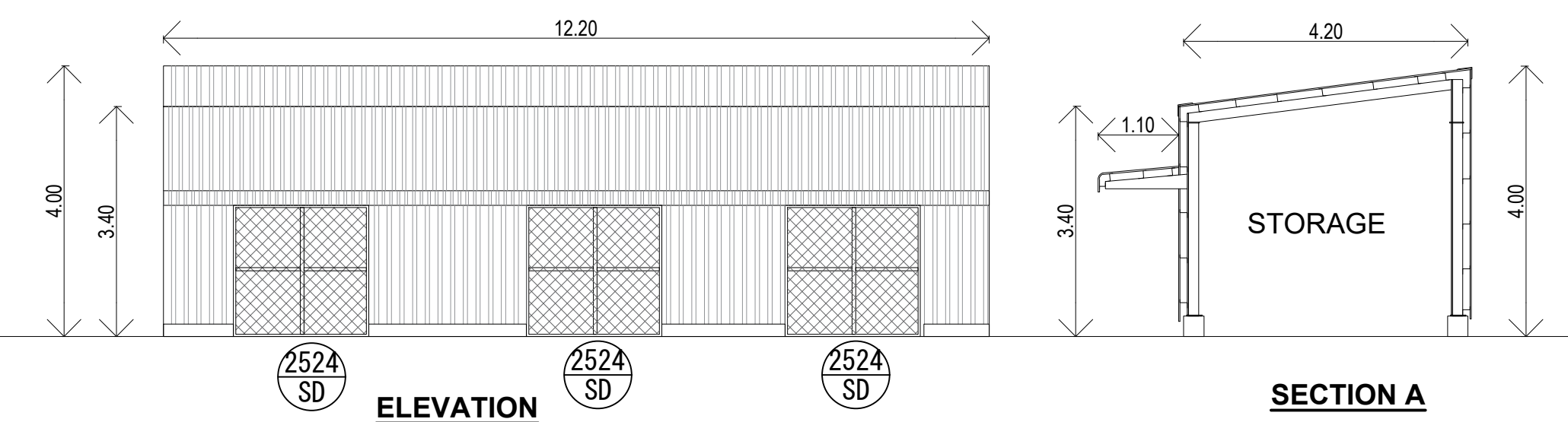
FOUNDATION	: PILE FOUNDATION
SUPER STRUCTURE	: BLOCKWORK AT OFFICE & METAL SHED AT FACTORY
PLASTERING	: INTERIOR WITH CM 1:4 EXTERIOR WITH CM 1:5 CEILING WITH CM 1:3
PAINTING	: 3 COATS OF DISTEMPER FOR INNER WALLS
JOINERY	: STEEL DOOR, ALUMINIUM WINDOW & STEEL ROLLER SHUTTER

ALL DIMENSIONS ARE IN METER

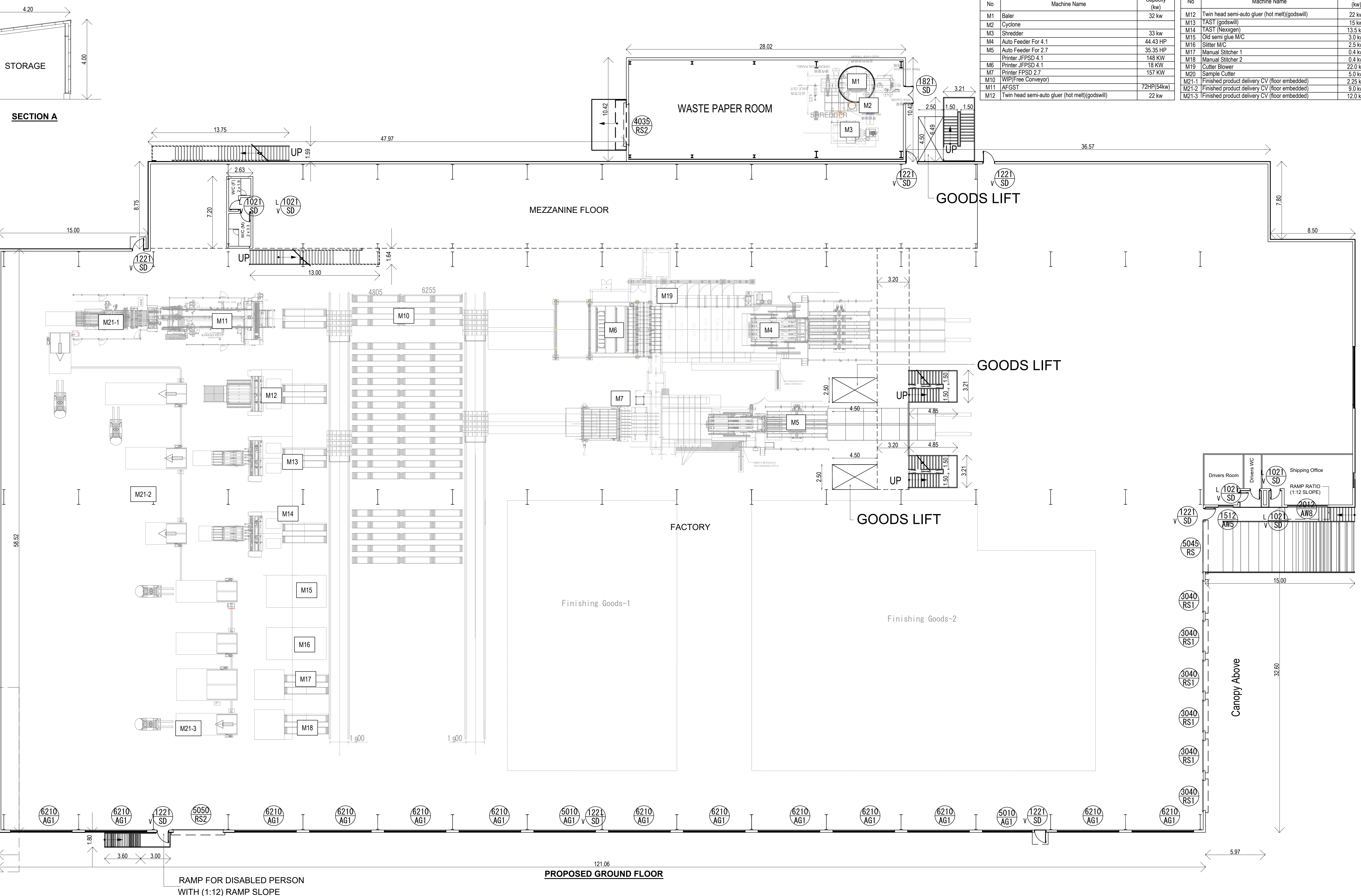
APPLICANT SIGNATURE :-

STRUCTURAL ENGINEER :-

REGISTERED ARCHITECT :-



RAMP FOR DISABLED PERSON WITH (1:12) RAMP SLOPE



No	Machine Name	Capacity (kw)
M1	Baler	32 kw
M2	Cyclone	15 kw
M3	Shredder	33 kw
M4	Auto Feeder For 4.1	44.43 HP
M5	Auto Feeder For 2.7	35.35 HP
M6	Printer JFSD 4.1	149 KW
M7	Printer JFSD 4.1	18 KW
M8	Printer JFSD 2.7	157 KW
M9	WPFine Conveyor	72HP(54kw)
M10	AFGST	22 kw
M11	Twin head semi-auto gluer (hot melt)(godswill)	22 kw
M12	Twin head semi-auto gluer (hot melt)(godswill)	22 kw
M13	TAST (godswill)	15 kw
M14	TAST (Nexogen)	13.5 kw
M15	Old semi gluer M/C	2.5 kw
M16	Slitter M/C	0.4 kw
M17	Manual Stitcher 1	0.4 kw
M18	Manual Stitcher 2	0.4 kw
M19	Cutter Blower	22.0 kw
M20	Sample Cutter	5.0 kw
M21-1	Finished product delivery CV (floor embedded)	2.25 kw
M21-2	Finished product delivery CV (floor embedded)	9.0 kw
M21-3	Finished product delivery CV (floor embedded)	12.0 kw

PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF THE EXISTING INDUSTRIAL BUILDING AT PLOT NO: H-14, SURVEY NO: 55 Part, 56 Part & 60 Part SIPCOT INDUSTRIAL PARK, VALLAM VADAGAL VILLAGE, SRIPERUMBUDUR TALUK, KANCHEEPURAM DISTRICT.

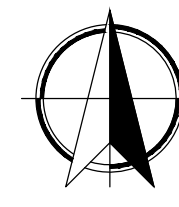
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				M21-3	12.07



SCALE:1:400

FOUNDATION	:	ISOLATED FOUNDATION OVER PCC AND SAND RC FOOTING OVER 150 THK PCC OVER 150 THK SAND
SUPER STRUCTURE	:	BLOCKWORK AT OFFICE & METAL SHED AT FACTORY
PLASTERING	:	INTERIOR WITH CM 1:4 EXTERIOR WITH CM1:5 CEILING WITH CM 1:3
PAINTING	:	3 COATS OF DISTEMPER FOR INNER WALLS STEEL DOOR , ALUMINIUM WINDOW & STEEL ROLLER SHUTTER

ALL DIMENSIONS ARE IN METER

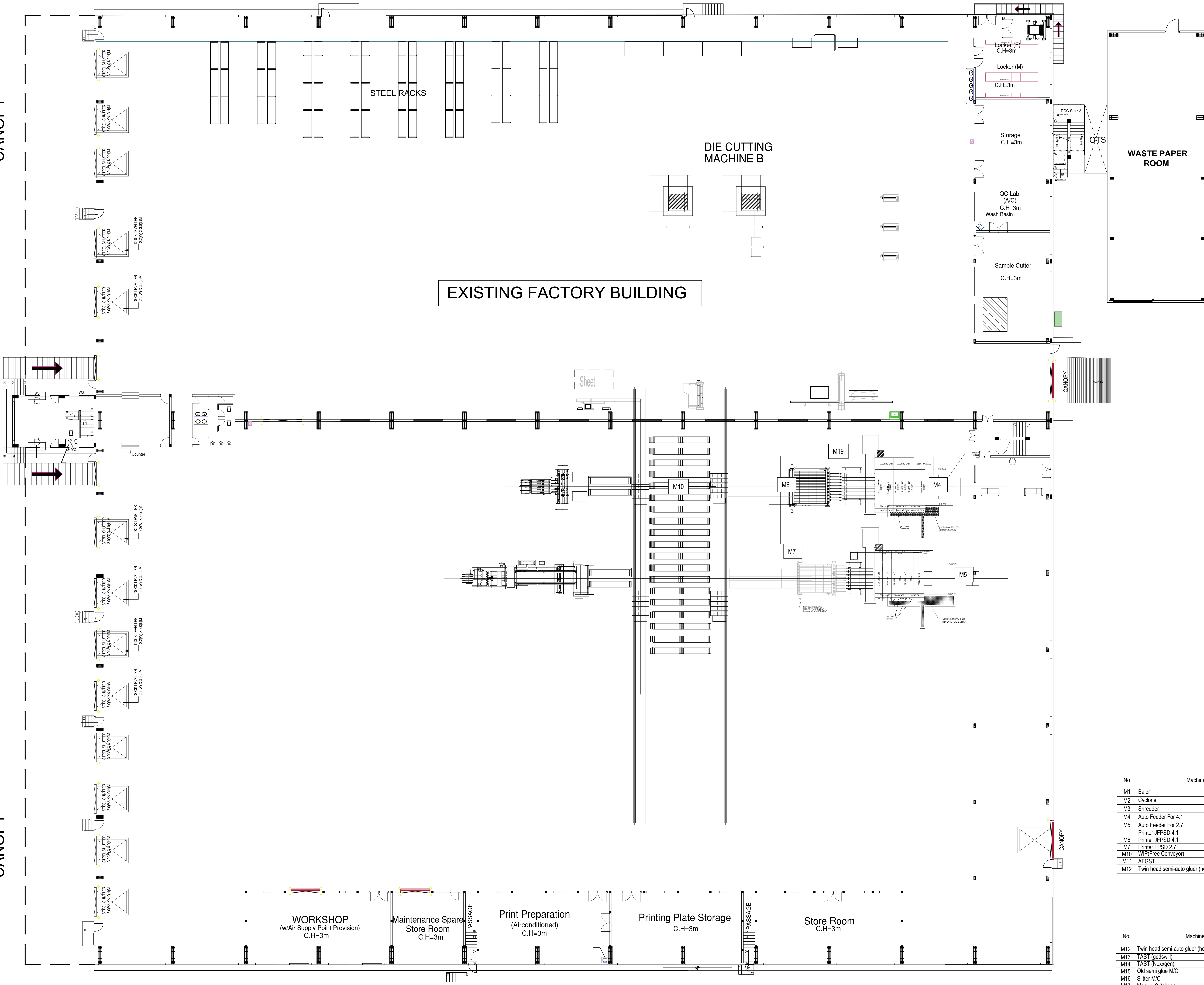
APPLICANT SIGNATURE :-

STRUCTURAL ENGINEER :-

REGISTERED ARCHITECT :-

CANOPY

CANOPY



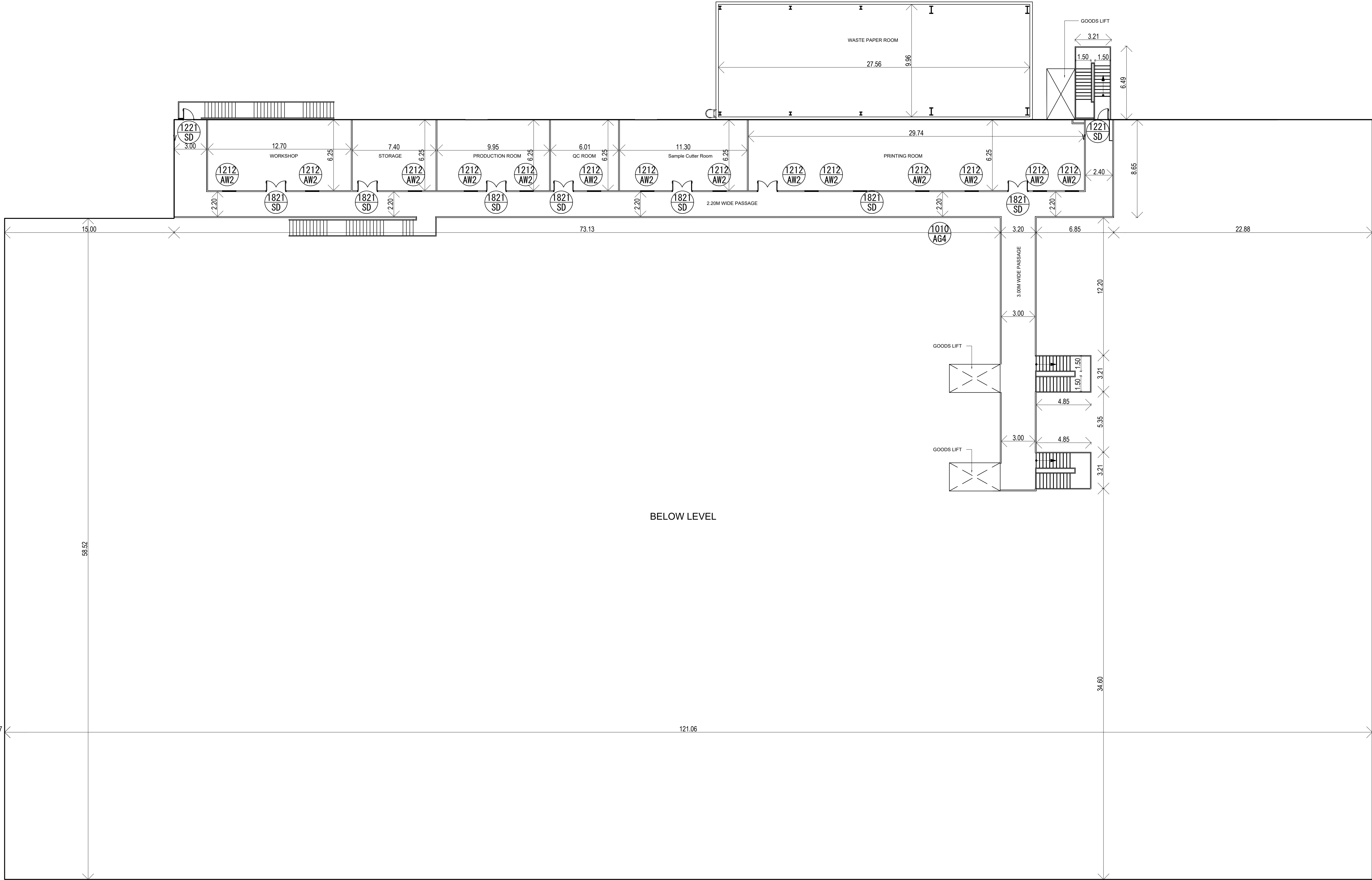
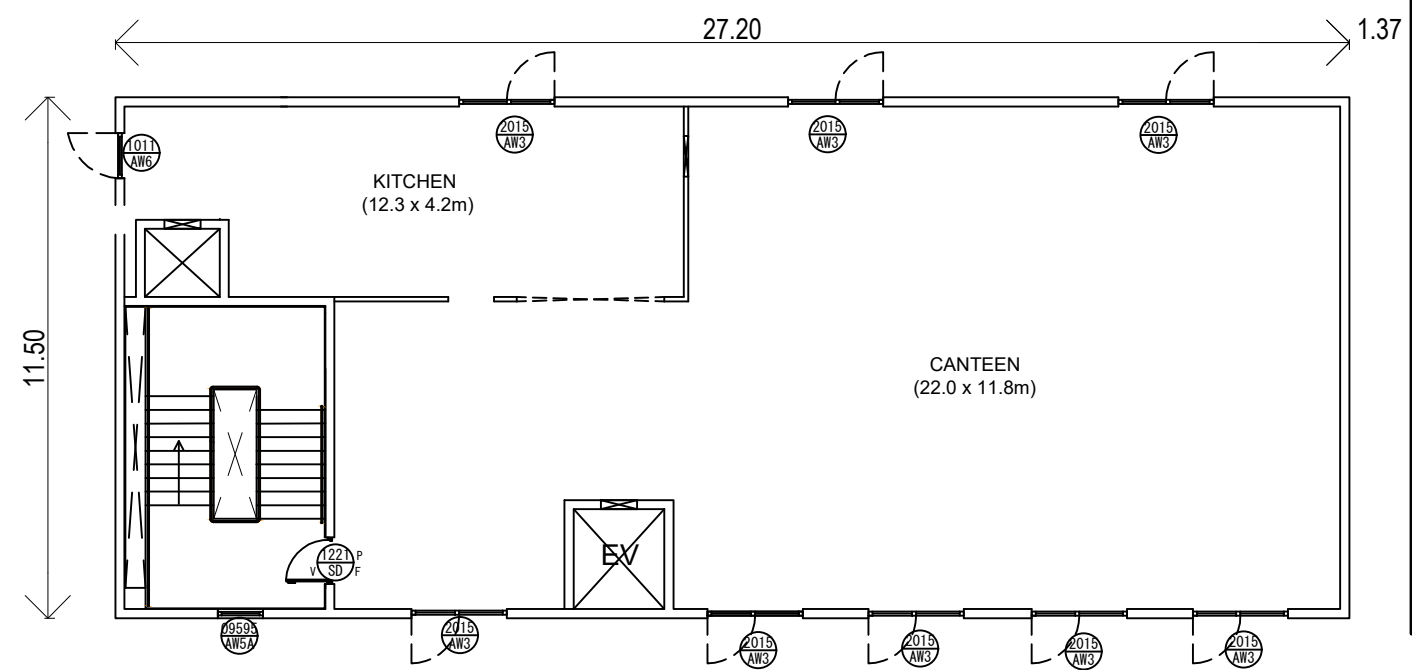
EXISTING FACTORY GROUND FLOOR

No	Machine Name	Capacity (kw)
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M3	Shredder	33 kw
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MANUFACTURING DETAILS:

S. No	Particulars	Existing	After Expansion	
	No of employers working per day (including contract workers)	70 Nos.	100 Nos.	
Raw Materials		Quantity	Quantity	
1.	Corrugated Sheet	165T/M	1265T/M	
2.	Printing Ink	0.5T/M	1.2T/M	
3.	Stitching Wire	2T/M	6.03T/M	
4.	Pasting Glue	2T/M	4T/M	
Products		Quantity	Quantity	
1.	Printed Corrugated Boxes of Various sizes	150T/M	1250T/M	
2.	Other Packing Accessories	5T/M	10T/M	
Details of Non-hazardous solid waste				
Nature of solid waste	Quantity (Tonnes/ month)		Mode of disposal	
	Existing	Expansion		
Trimmed Sheet Waste	10	60	Sold out.	
Details of Hazardous solid waste				
Category No.	Name of the waste	Quantity (Tonnes/ year)		Mode of Disposal
		Existing	Expansion	
5.1	Used/ Spent Oil	0.05	6	Recover and Reuse- CPCB Authorized recyclers
5.2	Waste/Residues containing Oil	2	2	Recover and Reuse- CPCB Authorized recyclers
35.3	Chemical Sludge from Waste Water Treatment	3	5	Common Landfill- TDSF



PROPOSED MEZZANINE FLOOR

PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF THE EXISTING INDUSTRIAL BUILDING AT PLOT NO: H-14, SURVEY NO: 55 Part, 56 Part & 60 Part SIPCOT INDUSTRIAL PARK, VALLAM VADAGAL VILLAGE, SRIPERUMBUDUR TALUK, KANCHEEPURAM DISTRICT.

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COLOUR REFERENCE :

- * EXISTING ROAD ☐
- * SITE BOUNDARY ☐
- * PROPOSED BUILDING ☐



FOUNDATION	:	PILE FOUNDATION
SUPER STRUCTURE	:	BLOCKWORK AT OFFICE & METAL SHED AT FACTORY
PLASTERING	:	INTERIOR WITH CM 1:4 EXTERIOR WITH CM 1:5 CEILING WITH CM 1:3
PAINTING	:	3 COATS OF DISTEMPER FOR INNER WALLS
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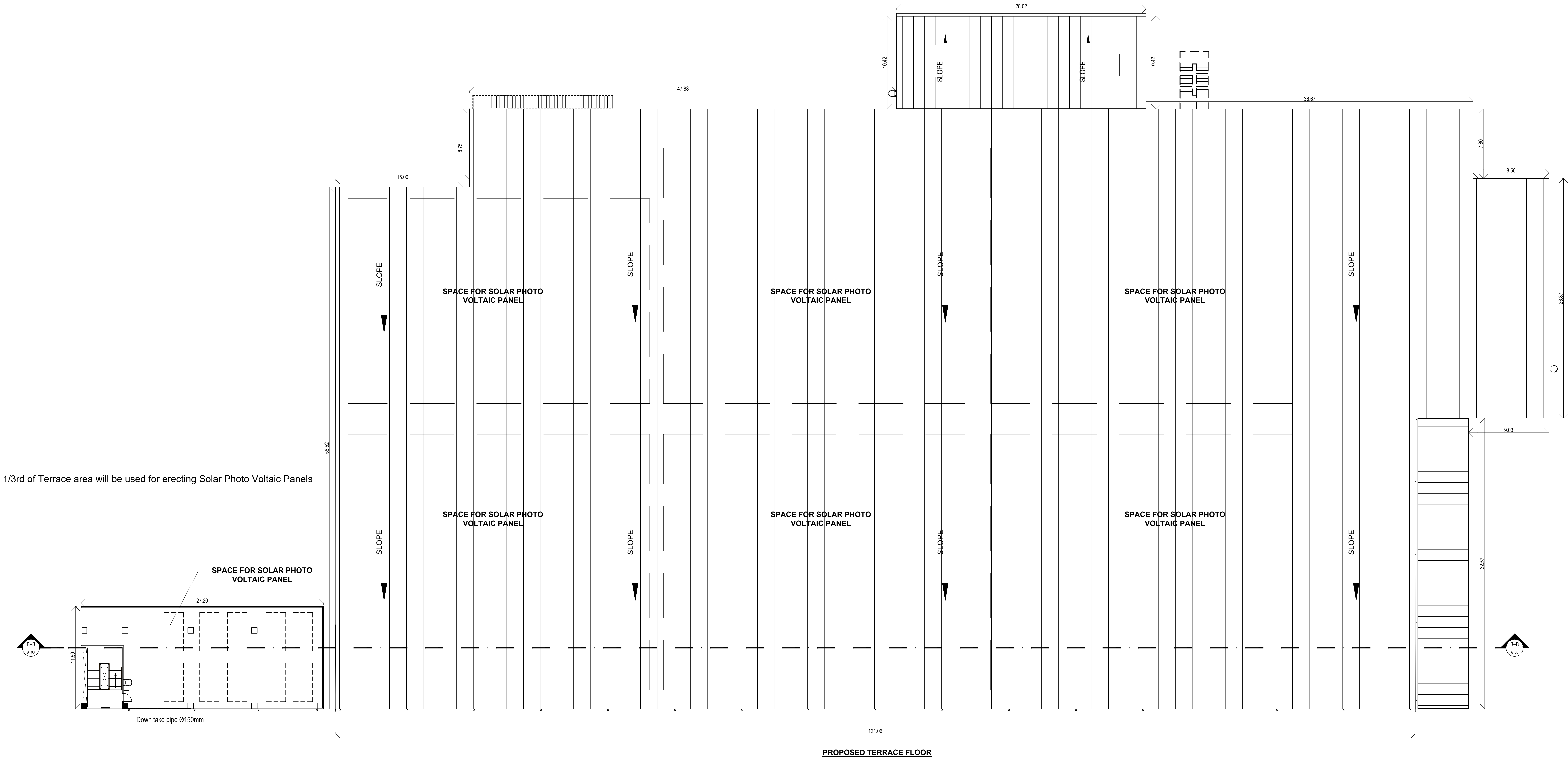
ALL DIMENSIONS ARE IN METER

APPLICANT SIGNATURE :-

STRUCTURAL ENGINEER :-

REGISTERED ARCHITECT :-

1/3rd of Terrace area will be used for erecting Solar Photo Voltaic Panels



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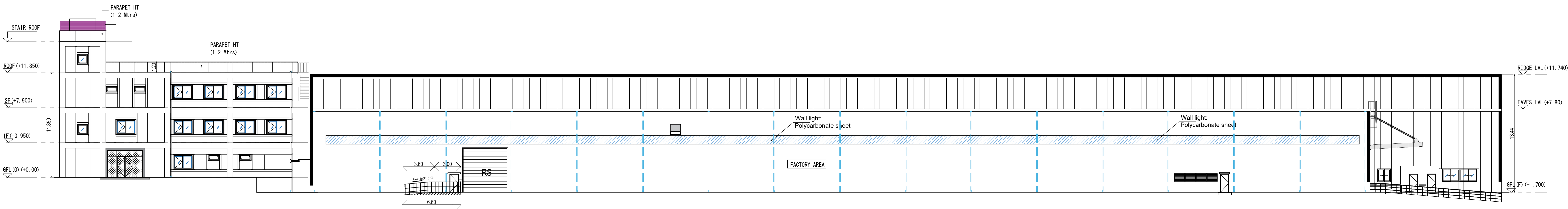
FOUNDATION	: FILE FOUNDATION
SUPER STRUCTURE	: BLOCKWORK AT OFFICE & METAL SHED AT FACTORY
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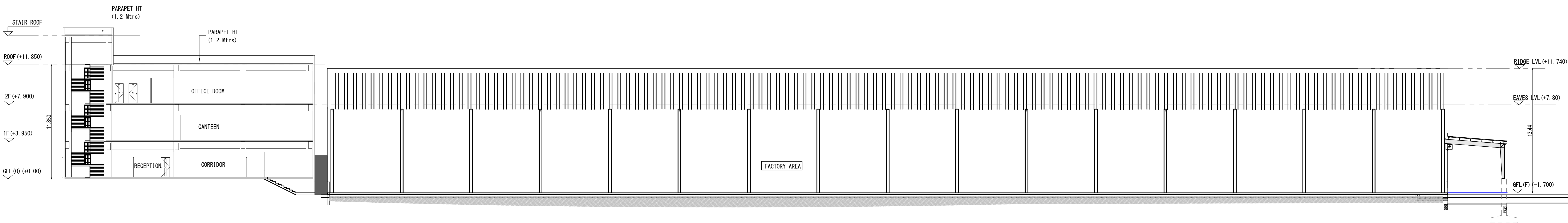
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STRUCTURAL ENGINEER :-

REGISTERED ARCHITECT :-

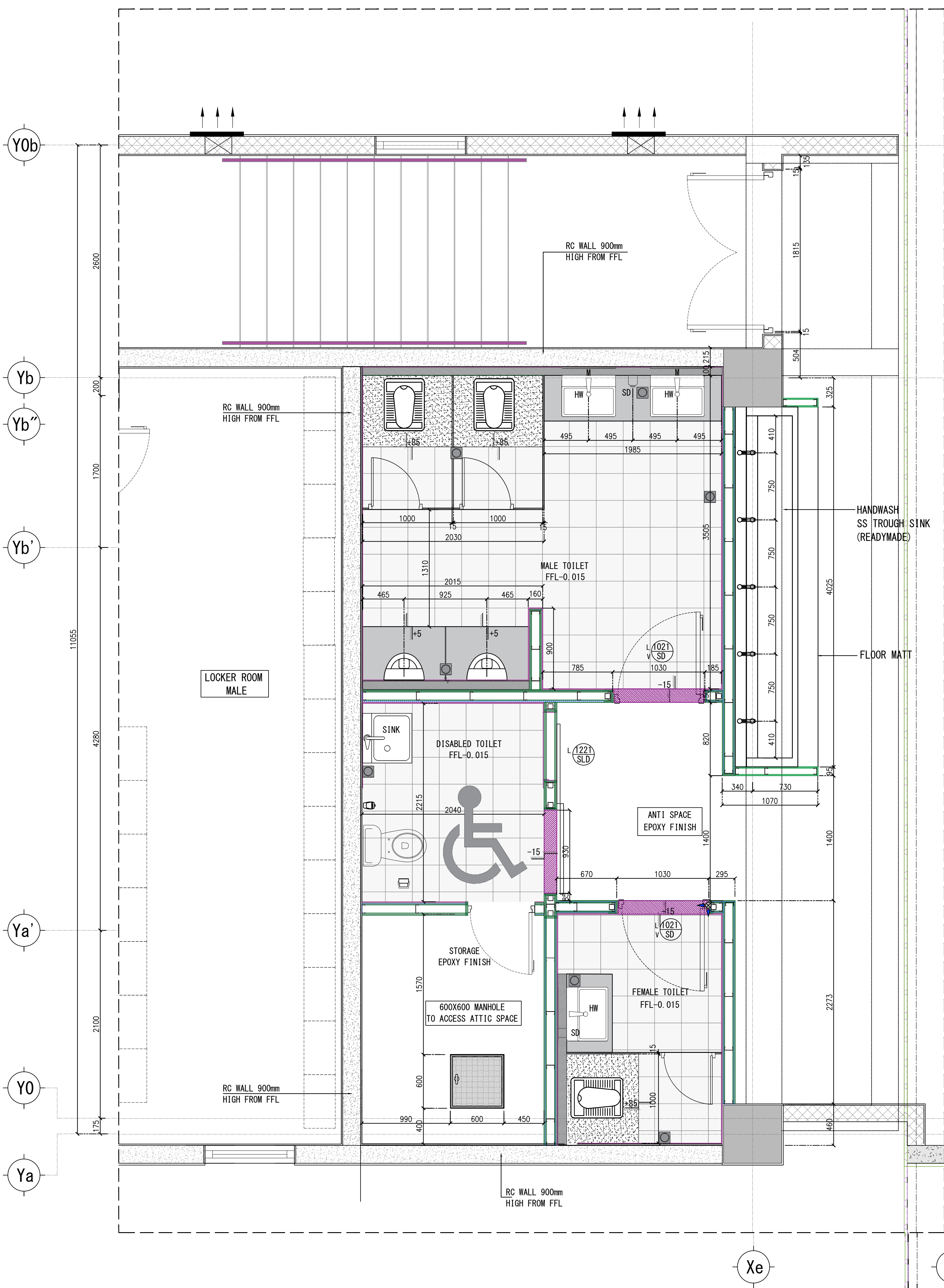


FRONT ELEVATION

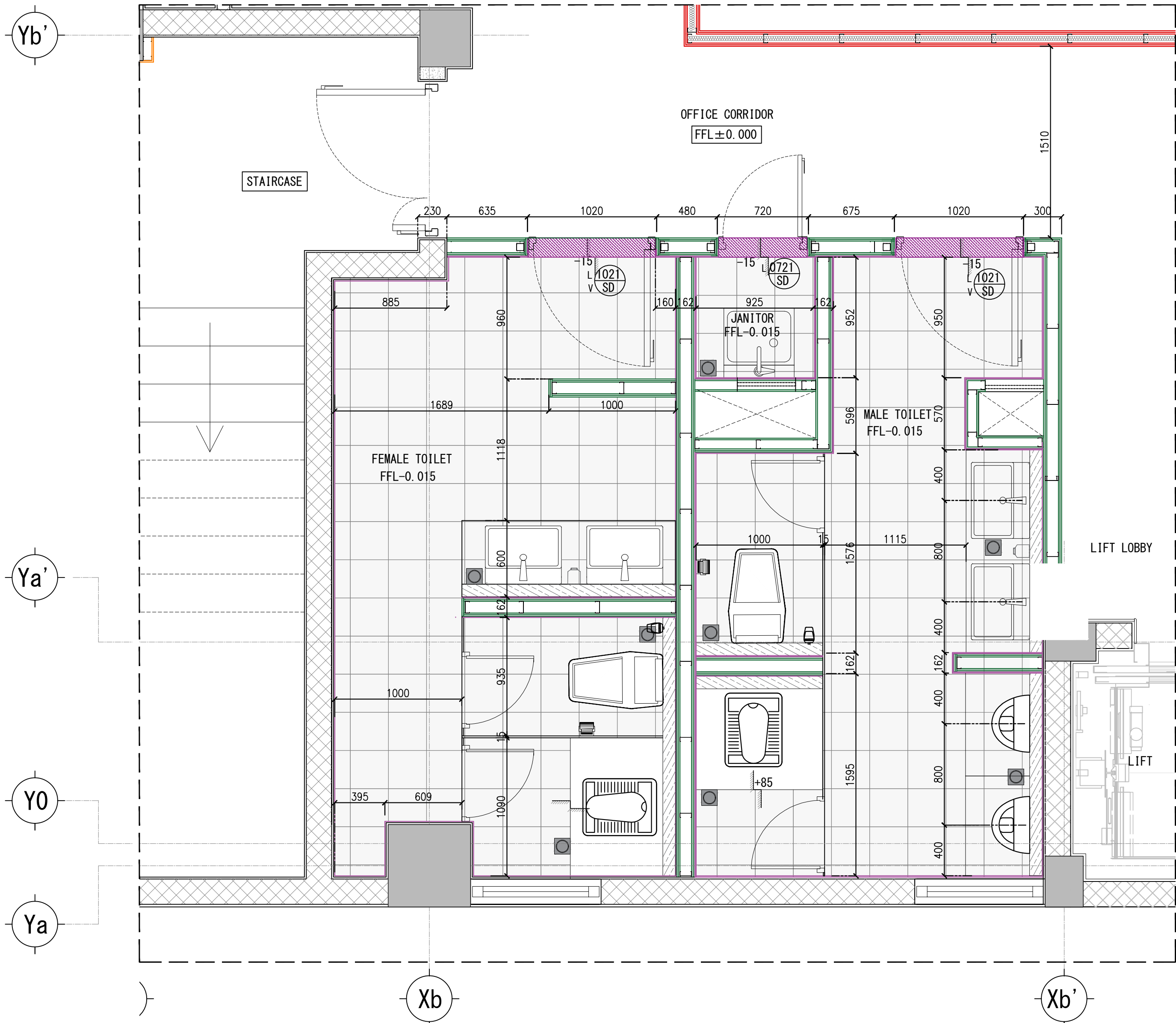


SECTION

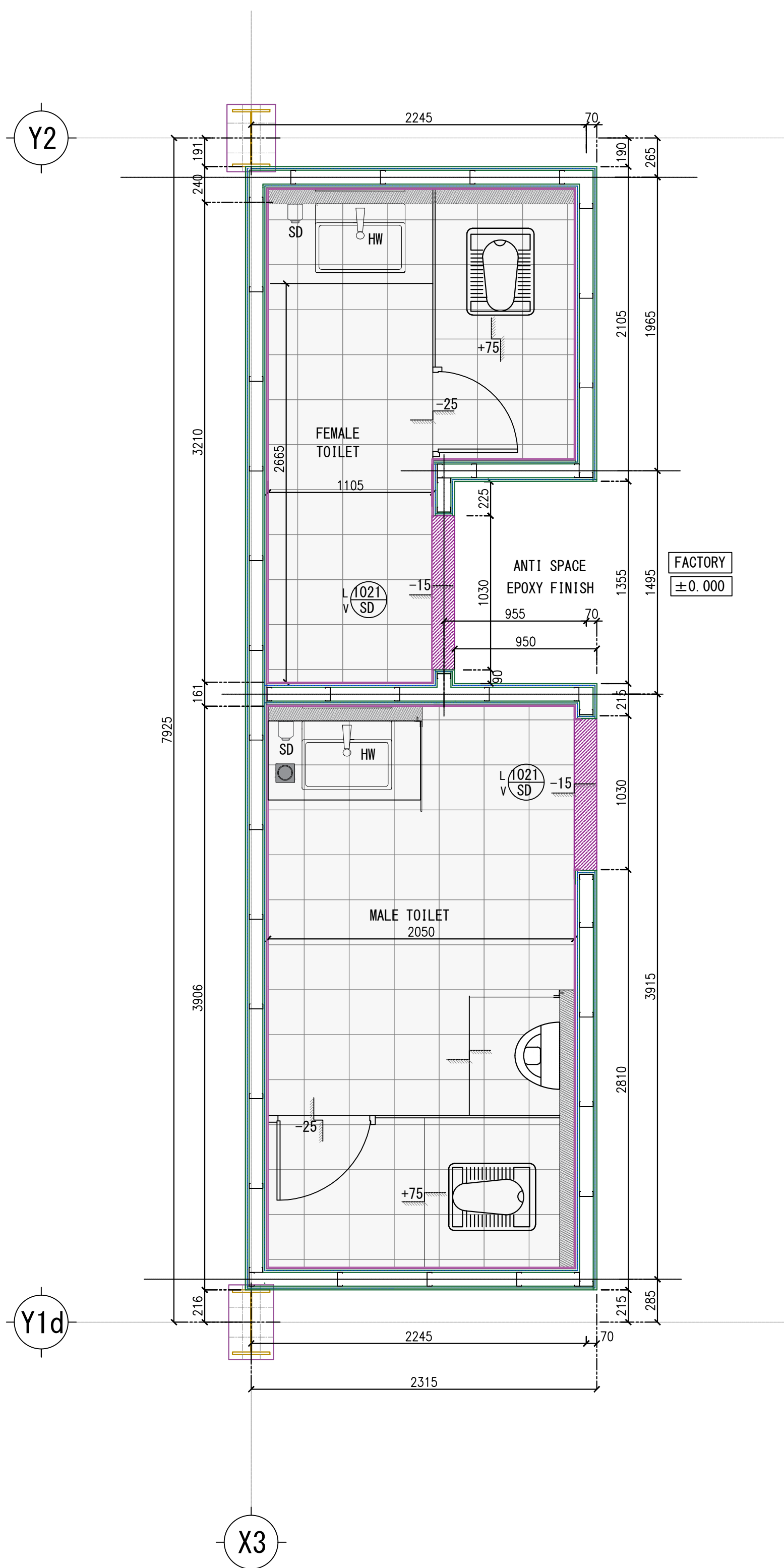
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01 OFFICE GROUND FLOOR TOILET DETAILS
SCALE - 1:30



02 OFFICE SECOND FLOOR TOILET DETAILS
SCALE - 1:30



03 GROUND FLOOR FACTORY TOILET
SCALE - 1:30

COLOUR REFERENCE :

- * EXISTING ROAD
- * SITE BOUNDARY
- * PROPOSED BUILDING

SCALE:1:400

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ALL DIMENSIONS ARE IN METER

APPLICANT SIGNATURE :-

STRUCTURAL ENGINEER :-

REGISTERED ARCHITECT :-

REFERENCE :-
EXISTING DTCP APPROVAL NO : 65/2023

AREA STATEMENT OF THE EXISTING APPROVED DETAIL :-				
SL.NO	DESCRIPTION	INDUSTRIAL NET FSI AREA SQ.M	NON FSI DEDUCTION AREA SQ.M	TOTAL BUILT UP AREA SQ.M
TOTAL PLOT AREA = 42775.27 Sq.mt / 10.57 Acres				
1.	GF - FACTORY (PHASE-1)	9614.00	—	9614.00
2.	MEZ - OFFICE, KITCHEN & CANTEEN ETC.	805.00	—	805.00
3.	FF - DRIVER ROOM	29.16	—	29.16
4.	GF - FACTORY CANOPY	745.00	—	745.00
5.	GF - WASTE PAPER ROOM	280.00	—	280.00
6.	GF - SECURITY RM-1 (MAIN ENTRANCE)	17.50	—	17.50
7.	GF - SECURITY RM-2 (SHIPPING)	46.43	—	46.43
8.	LT PANEL ROOM	158.70	—	158.70
9.	GUEST CAR PARKING (COVERED)	62.50	—	62.50
10.	UTILITY PUMP ROOM	124.70	—	124.70
11.	FIRE PUMP ROOM	69.01	—	69.01
12.	SUMP	—	189.29	189.29
13.	ETP & STP	—	147.00	147.00
14.	DG YARD & HSD YARD	—	306.00	306.00
15.	HT PANEL & TRANSFORMER	—	52.50	52.50
16.	RAIN WATER POND	—	160.00	160.00
TOTAL		11952.04	854.79	12806.83
TOTAL FSI		(0.279)		

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OF THE EXISTING INDUSTRIAL BUILDING AT PLOT NO: H-14,
SURVEY NO: 55 Part, 56 Part & 60 Part, SIPCOT INDUSTRIAL
PARK, VALLAM VADAGAL VILLAGE, SRIPERUMBUDUR TALUK,
KANCHEEPURAM DISTRICT.

SIPCOT LAYOUT APPROVED NO: 126/2020

CATEGORY OF INDUSTRY
: ORANGE
: MANUFACTURING OF CORRUGATED BOXES.

AREA STATEMENT OF LAND DETAIL :-

DESCRIPTION	Sq.mt	Acres
1. AS PER DOCUMENT	42775.27 Sq.mt	10.57 Acres

AREA STATEMENT OF THE PROPOSED BUILDING DETAIL :-

SL.NO	DESCRIPTION	INDUSTRIAL NET FSI AREA SQ.M	NON FSI DEDUCTION AREA SQ.M	TOTAL BUILT UP AREA SQ.M
1.	PROPOSED INDUSTRIAL MAIN BUILDING GROUND FLOOR - G1	8940.21	-	8940.21
2.	MEZZANINE FLOOR AREA	722.95	-	722.95
14.	DG YARD & HSD YARD	312.87	-	312.87
4.	PROPOSED OFFICE BUILDING GROUND FLOOR	312.87	-	312.87
5.	PROPOSED OFFICE BUILDING FIRST FLOOR	312.87	-	312.87
6.	PROPOSED OFFICE BUILDING SECOND FLOOR	312.87	-	312.87
7.	PROPOSED STORAGE SHED GROUND FLOOR	64.66	-	64.66
7.	PROPOSED STEEL STAIRCASE GROUND FLOOR	25.08	-	25.08

TOTAL EXTENT

10,691.51 - 10,691.51

Floor Space Index (Existing):-

FSI Existing floor Area = 11952.04

Total plot area = 42775.27

FSI (Existing) = 0.279

Floor Space Index (Proposed):-

Proposed floor Area = 10691.51

FSI (Proposed) = 0.249

Floor Space Index (Total):-

FSI (Total) = 11952.04+10691.51

42775.27

= 0.529

FSI (Total) = 0.529

SOLAR HOT WATER SYSTEM DETAIL :-

NO OF WORKERS - MALE : 80 Nos

NO OF WORKERS - FEMALE : 20 Nos

TOTAL NO OF WORKERS (150+100 = 250) : 100 Nos

WATER CONSUMPTION (35 X 100) : 3500 Litrs

NO OF SWMS (2000 Lt Capacity) : 1 No

COLOUR REFERENCE :-

* EXISTING ROAD

* SITE BOUNDARY

* PROPOSED BUILDING

SANITARY REQUIRED

DESCRIPTION REQ PRO

WATER CLOSED 05 05

URINAL 01 -

WASH TAPS 02 02

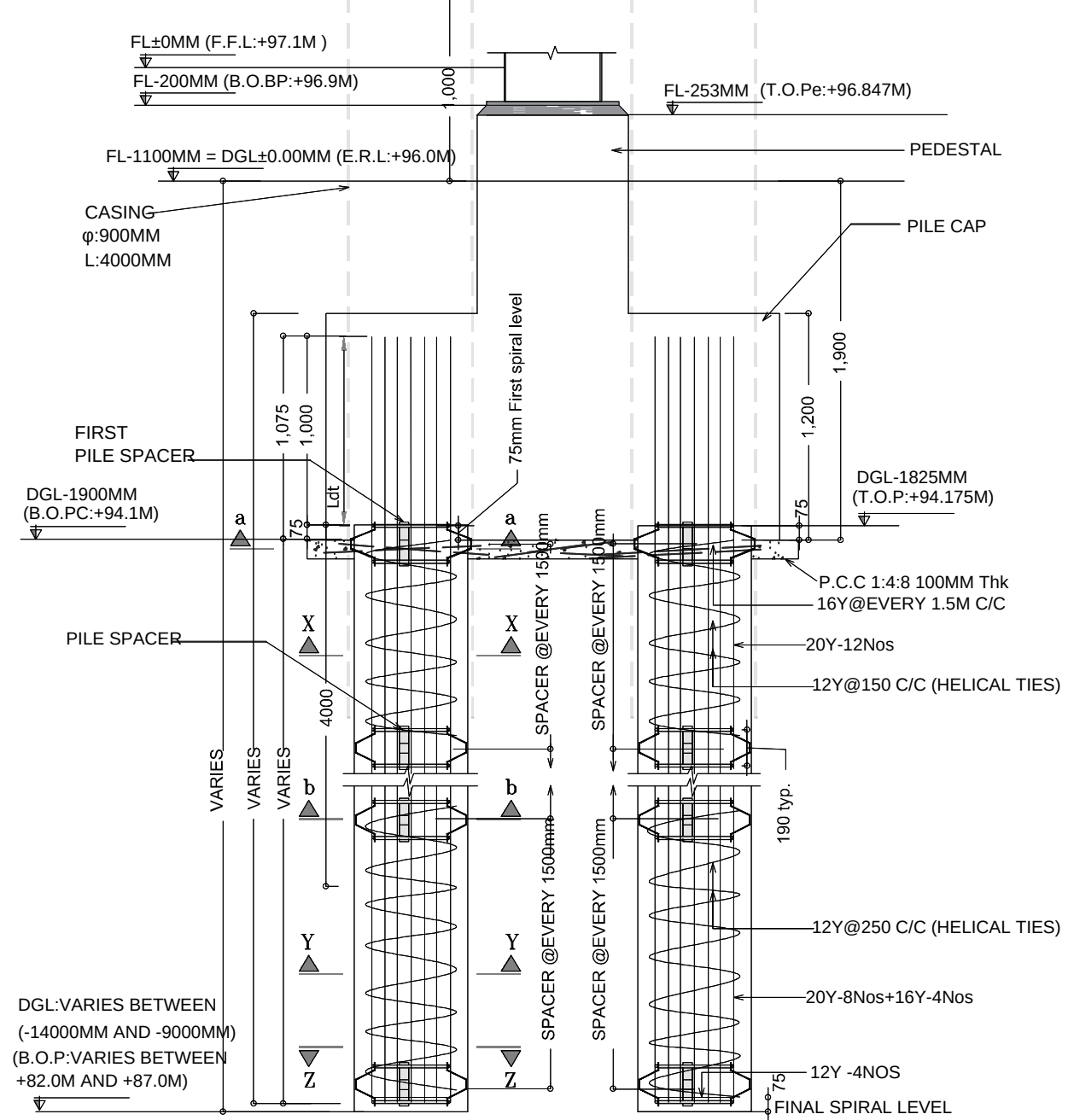
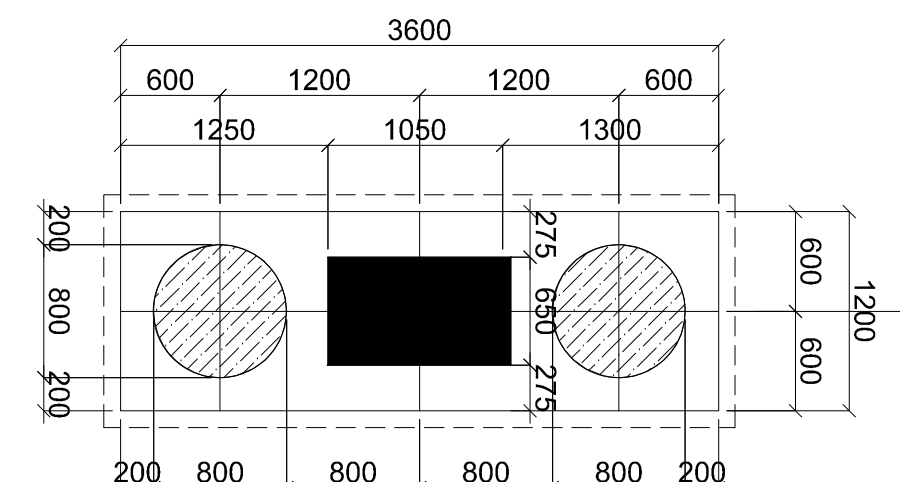
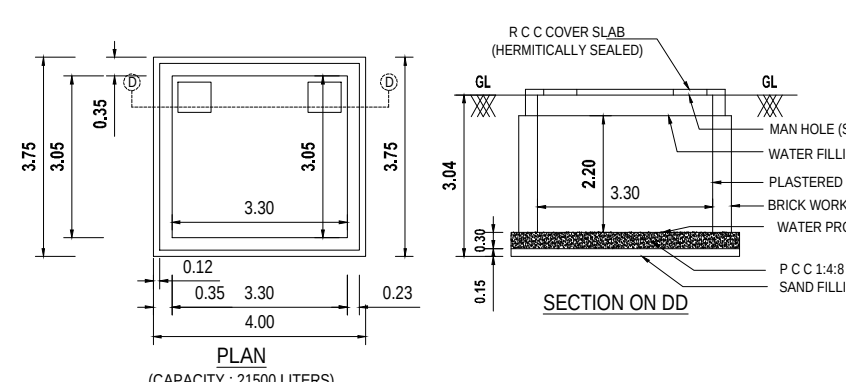
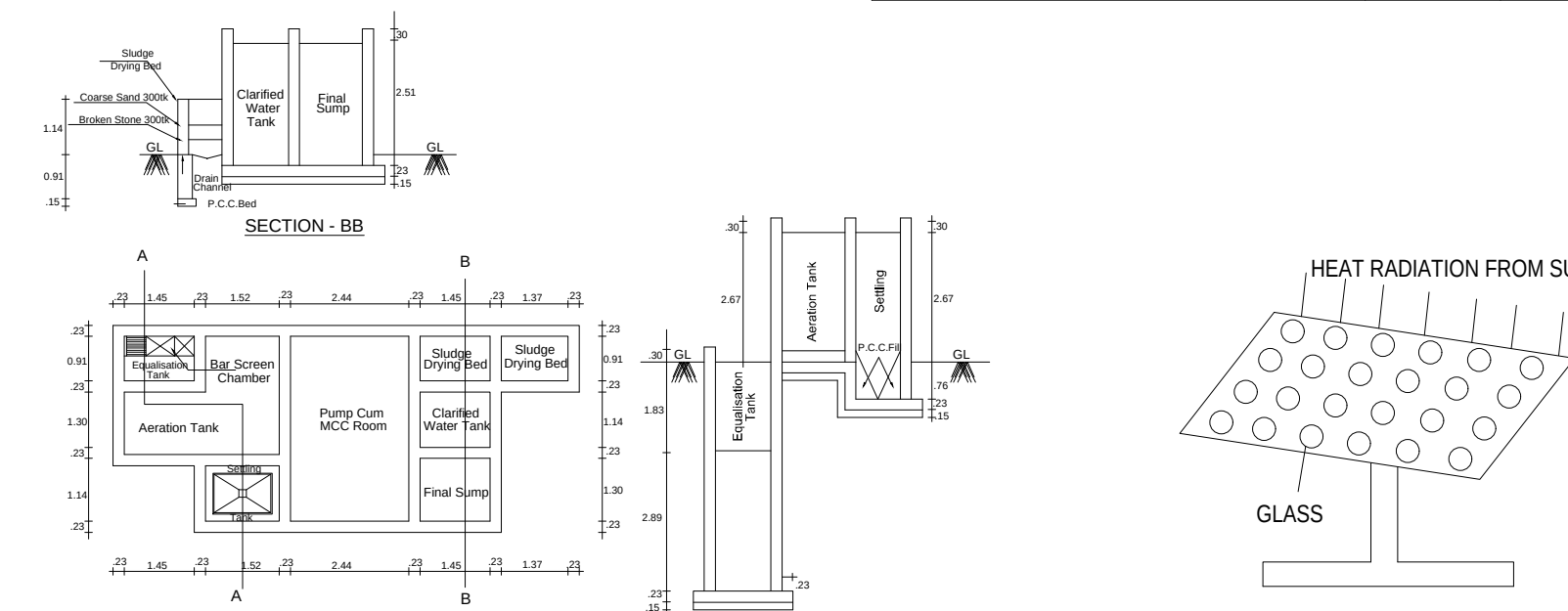
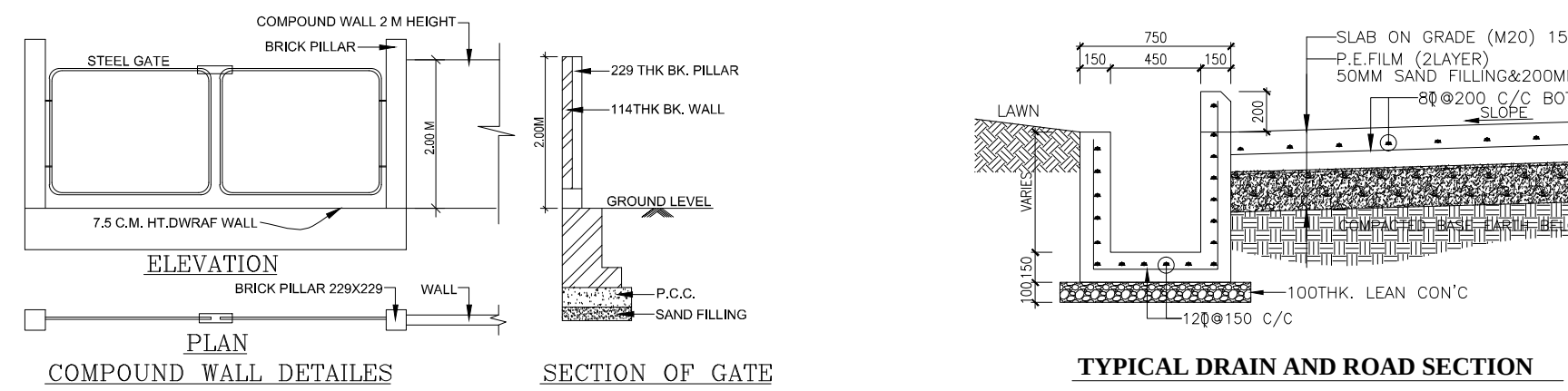
DRINKER WATER 01 01

ALL DIMENSIONS ARE IN METER

APPLICANT SIGNATURE :-

STRUCTURAL ENGINEER :-

REGISTERED ARCHITECT :-



800ØWORKING PILE DETAIL
WORKING PILE (TYPICAL)

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

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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

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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.

