

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.

SIPCOT APPROVAL :

ம வந னு து இ (கா.மா) எண். 114/2021
Revision of ம.வந னு து இ (கா.மா) எண். 82/2021.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF G.F. + MEZZANINE FLOOR MANUFACTURING INDUSTRIAL BUILDING FOR M/S.GRAFAR TECHNOLOGY PVT LTD AT PLOT NO.S-7/2, S.NO:11pt & 22pt, VALLAM 'A' VILLAGE, SRIPERUMBUDUR TALUK & PANCHAYAT UNION, KANCHEEPURAM DISTRICT - 602105.

Manufacturing:

3066 - Light Engineering

Category : GREEN

Male	- 32 Nos	Total Manpower - 35 Nos
Female	- 3 Nos	

LIST OF MACHINERY				
S.L No	Name of Machine	Nos	Each H.P	Total H.P
1	CNC Lathe	20	06	120
2	VMC Machine	4	05	20
Total H.P				140

JOINERY DETAILS	
RS- Rolling Shutter	- 3.00m x 4.50m
DD- Double Door	- 1.50m x 2.40m
D1 - Door	- 0.90m x 2.10m
D2 - Door	- 0.75m x 2.10m
V1 - Ventilator	- 1.50m x 0.60m
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FG - Fixed Glass	- 1.50m x 1.50m
W1 - Window	- 1.50m x 1.50m
W2 - Window	- 2.00m x 1.50m

AREA DETAILS			
PLOT AREA		- 0.50 Acre	- 2023.43 Sqm.
FLOOR NAME	FSI AREA (in Sqm)	NON-FSI AREA (in Sqm)	TOTAL BUILT-UP AREA (in Sqm)
GROUND FLOOR	1069.77	---	1069.77
MEZZANINE FLOOR	179.71	---	179.71
SECURITY CABIN	---	6.25	6.25
TOTAL	1249.48	6.25	1255.73

FSI = (1249.48 / 2023.43) = 0.618
PLOT COVERAGE = (1076.02 / 2023.43) x 100 = 53.18 %

PARKING DETAILS		
	REQUIRED	PROVIDED
LORRY PARKING	03 Nos	03 Nos
CAR PARKING	02 Nos	02 Nos
TWO WHEELER PARKING	18 Nos	18 Nos
CYCLE PARKING	18 Sqm	18 Sqm

COLOUR INDEX		
PROPOSED	-	
INTERNAL ROAD	-	
EXTERNAL ROAD	-	
BOUNDARY	-	

SCALE - 1:100
FLOOR PLAN

for GRAFAR TECHNOLOGY PRIVATE LIMITED
Managing Director
OWNER

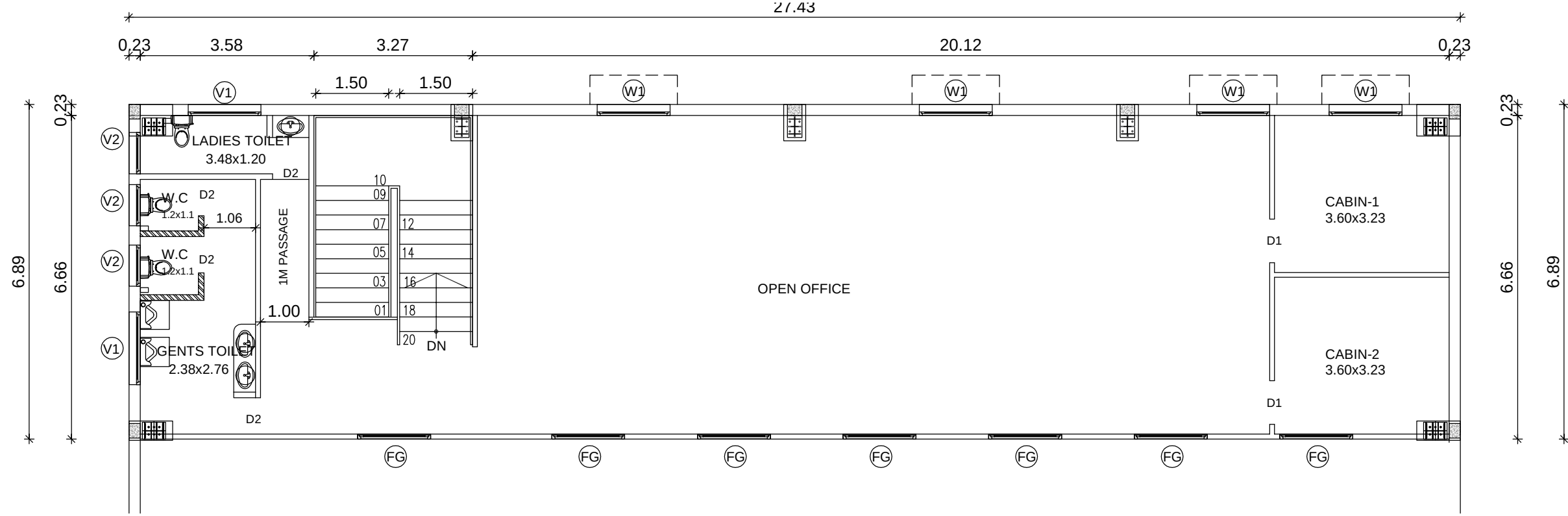
R. Mani Kandan
R. MANIKANDAN, M.Tech. (Structures)
Registered Structural Engineer Grade-I (DTCP)
CGLRGN/SE/Gr-I/2019/09/036
AURA ENGINEERING CONSULTANTS
#8, 50th Street, 7th Avenue, Ashok Nagar,
Chennai - 600 083. Ph: 9790751378

REGISTERED STRUCTURAL ENGINEER

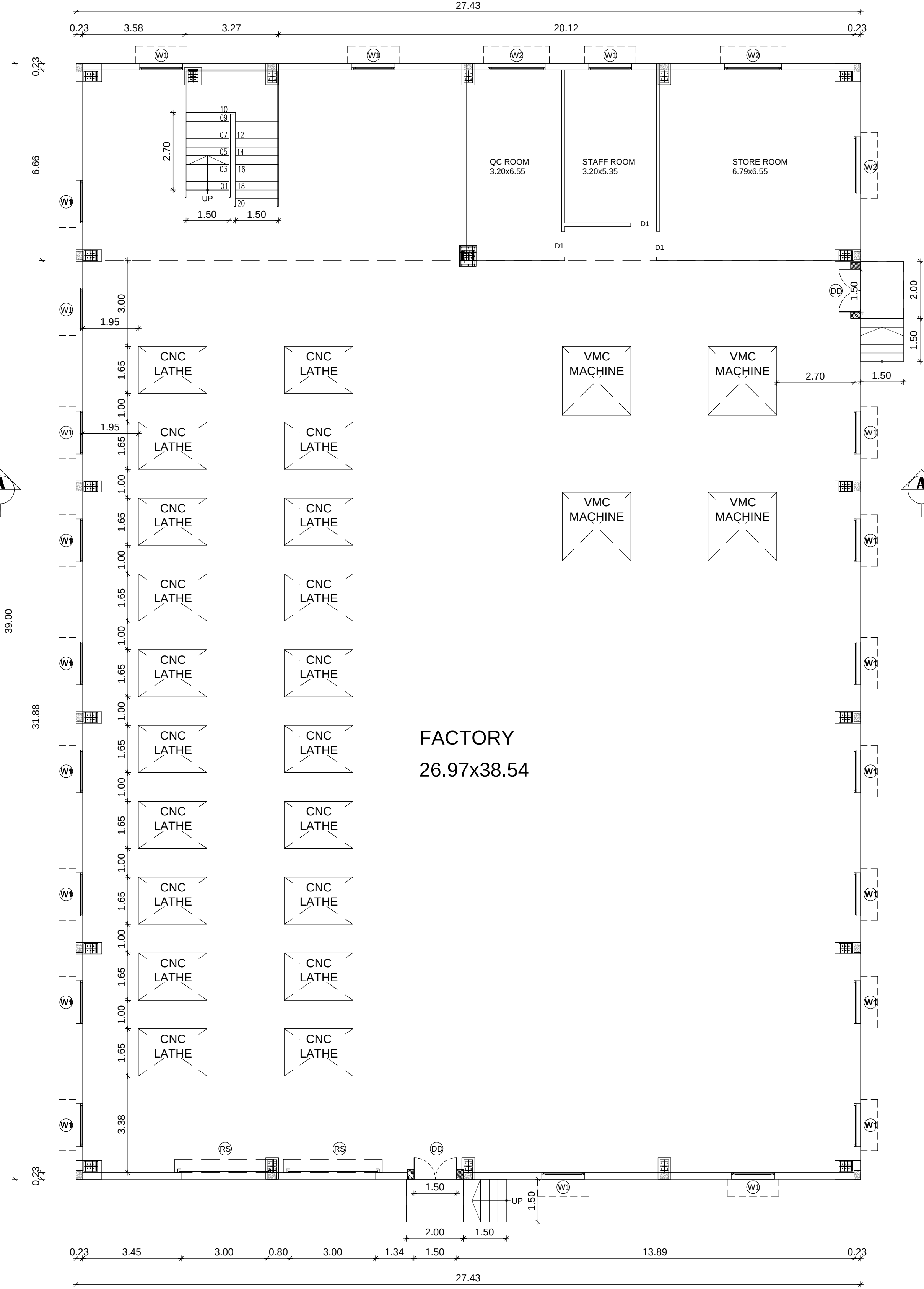
S. Murali
S. MURALI, B.E
RE GRADE - II, DTCP CHENGALPATTU
RE No.CGLDIST / RE/GR-II/2020/12/013,
No.16, Sivan Koil Street, Thiruverkadu,
Chennai - 77. Contact : 9941426455.

REGISTERED ENGINEER / LICENSE SURVEYOR

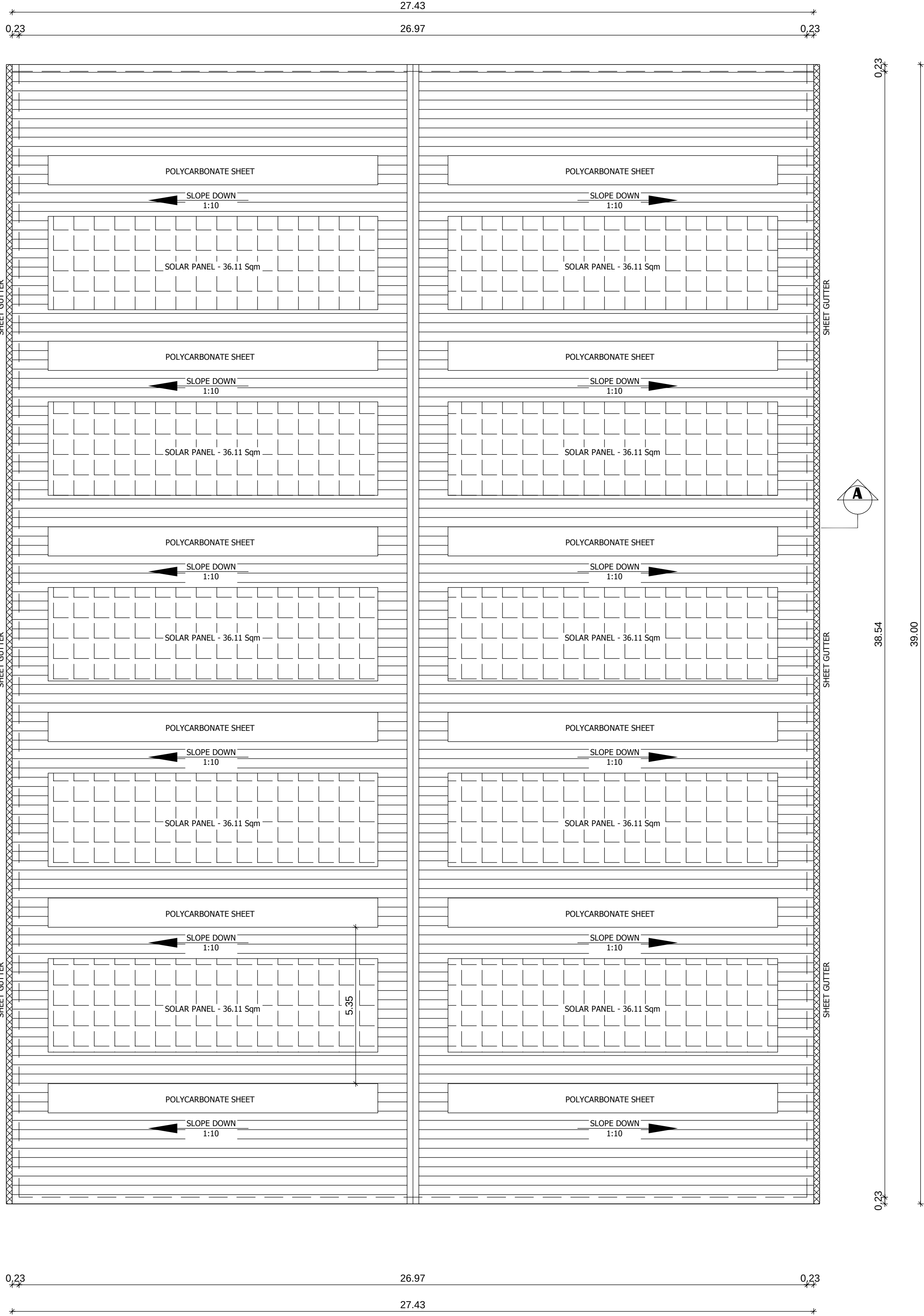
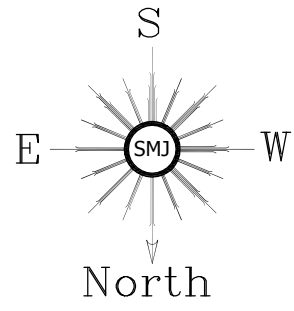
SMJ PLANNER - THIRUVERKADU. +91 9941426455



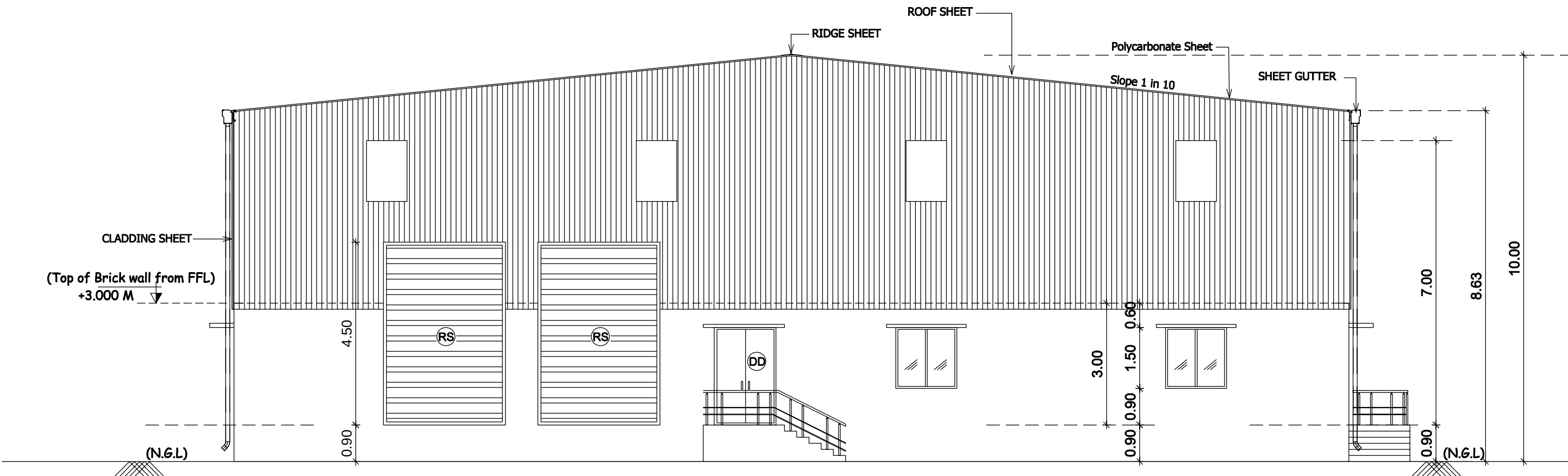
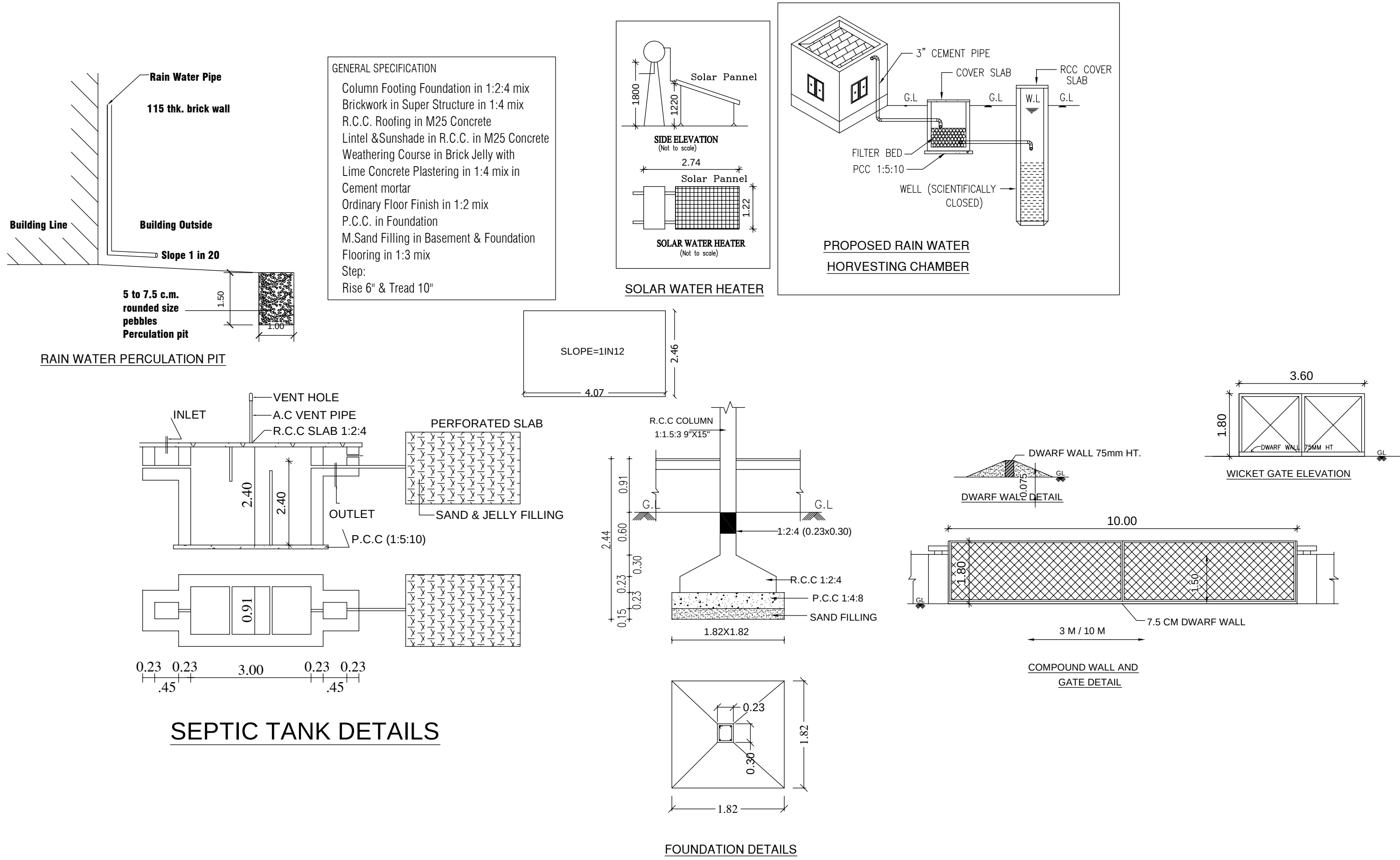
MEZZANINE FLOOR PLAN



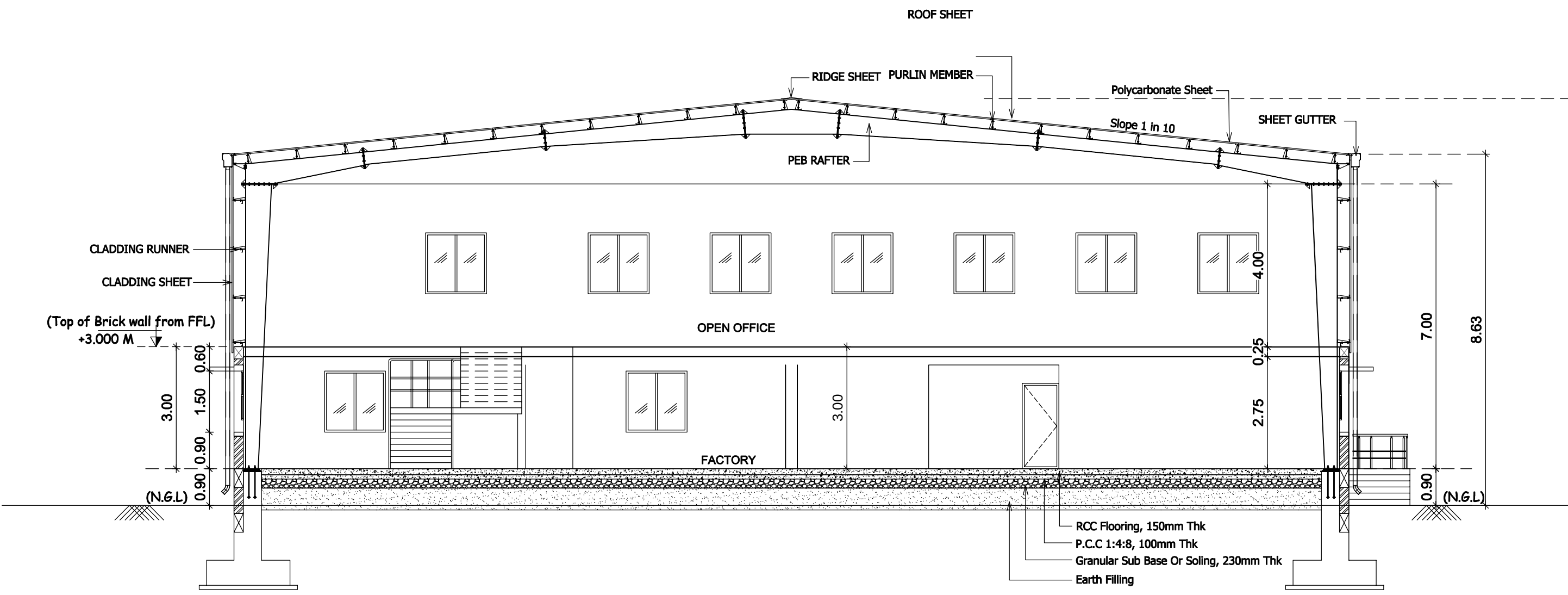
GROUND FLOOR PLAN



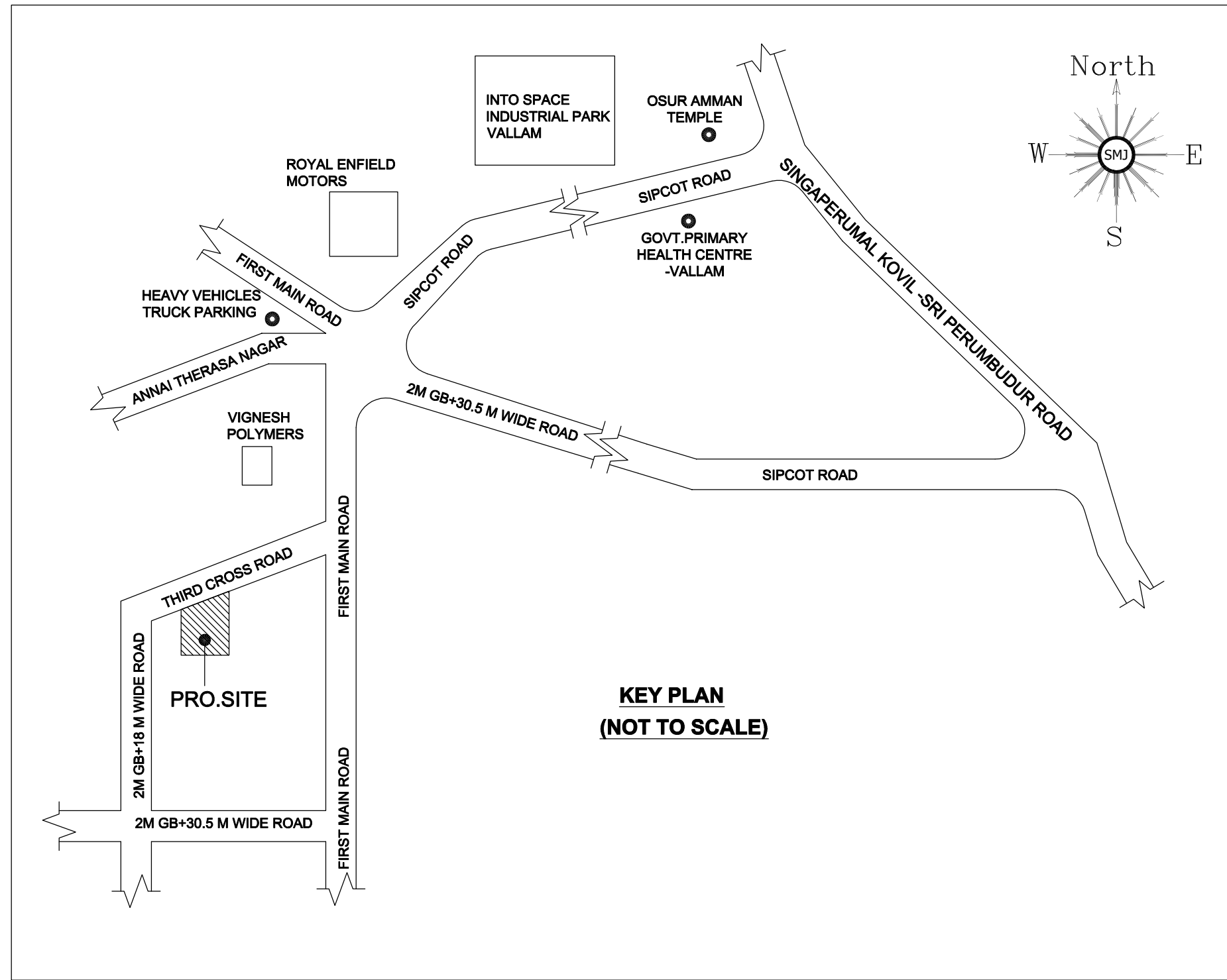
ROOF PLAN



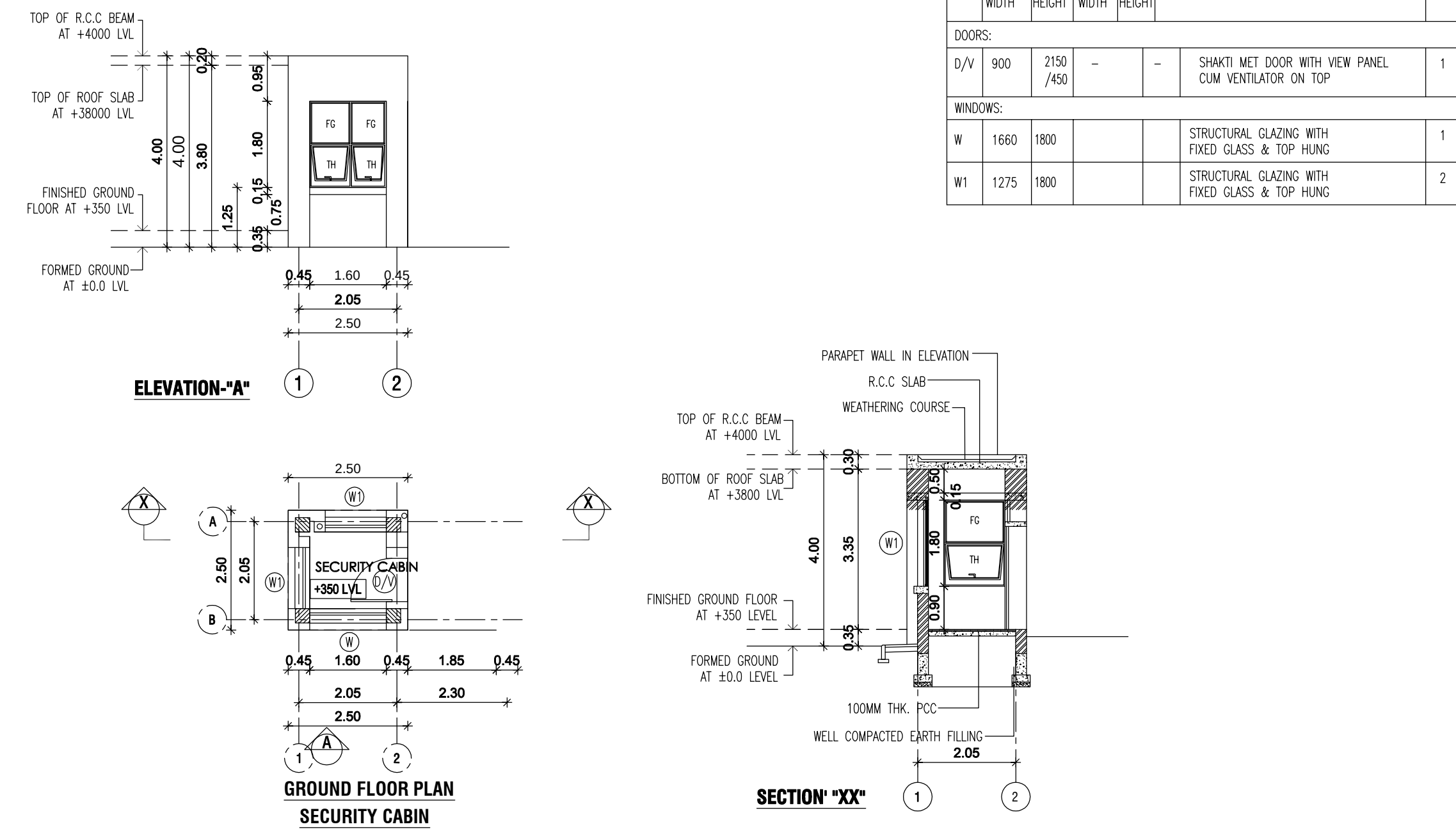
FRONT ELEVATION



SECTION - "AA"



SECURITY CABIN



SIPCOT APPROVAL :

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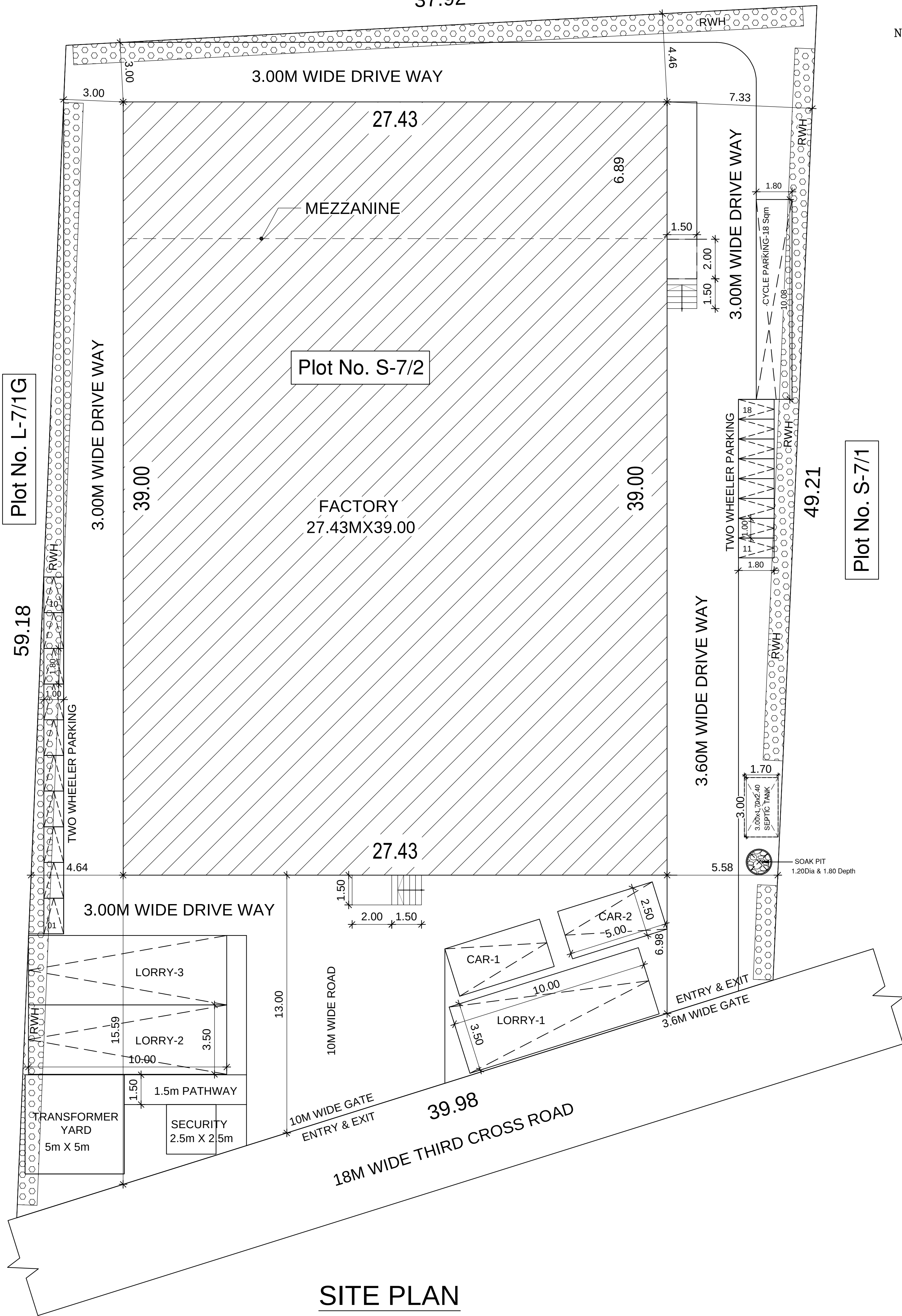
SCALE - 1:100
ELEVATION & SECTION

for GRAFAAR TECHNOLOGY PRIVATE LIMITED
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SCALE - 1:100

SITE PLAN

For GRAFAR TECHNOLOGY PRIVATE LIMITED

Managing Director

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R. MANIKANDAN, M.Tech, (Structures)
Registered Structural Engineer Grade-I (DTP)
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S. Musali

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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.

