

PP

APPROVAL RECORD

Planning Permission

Ranipet

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.

DRAWING TITLE		DRAWING SCALE
SITE PLAN		1:400
SCHEDULE OF JOINERIES		
MD	MAIN DOOR	1 620 x 2 400
D	DOOR	1 830 x 2 400
D1	DOOR	1 300 x 2 150
D2	DOOR	0 900 x 2 150
D3	DOOR	0 750 x 2 150
RS	ROLLING SHUTTER	4 800 x 4 500
RS1	ROLLING SHUTTER	3 800 x 3 300
FG	FIXED GLASS	2 400 x 2 400
FG1	FIXED GLASS	1 800 x 2 400
W	WINDOW	1 800 x 2 400
W1	WINDOW	1 300 x 2 400
V	VENTILATOR	4 800 x 0 900
V1	VENTILATOR	3 800 x 0 900
V2	VENTILATOR	0 750 x 0 750

LAND AREA DETAILS		
PARTICULARS	AREA IN SQMT	
AREA OF THE SITE AS PER DOCUMENT	12141.00	
AREA OF THE SITE AS PER PLR / FMB	12141.00	
SUPERIMPOSED AREA (AS PER MEASUREMENT)	12141.00	

BUILDING AREA DETAILS			
DESCRPTION	FSI AREA (AREA IN SQMT)	NON FSI AREA (AREA IN SQMT)	TOTAL BUILTUP AREA (AREA IN SQMT)
FACTORY BUILDING -			
FACTORY BUILDING (BLOCK 1)			
GROUND FLOOR	2553.20	-	2553.20
FIRST FLOOR	568.19	-	568.19
DISPATCH STORAGE	80.00	-	80.00
TERRACE FLOOR LOBBY AREA	30.87	-	30.87
TERRACE FLOOR HEADROOM	-	56.85	56.85
BLOCK 2 - GROUND FLOOR	889.44	-	889.44
SECURITY ROOM + DRIVERS TOILET	-	15.87	15.87
TOTAL BUILT UP AREA	4,121.70	72.72	4194.42

NOTES	
FLOOR SPACE INDEX (FSI)	0.33
PLOT COVERAGE	28.12%

FACTORY AND OFFICE AREA DETAILS		
DESCRIPTIONS	FACTORY AREA	OFFICE AREA
BLOCK 01	2190.00	430.50
BLOCK 02	819.50	---
TOTAL	3009.50	430.50

PARKING REQUIREMENTS			
DESCRIPTION	STALL SIZE	REQUIRED	PROVIDED
LORRY PARKING	3.75 X10.00	08 nos	08 nos
CAR PARKING	2.50 X 5.00	05 nos	08 nos
TWO WHEELER	1.00 X 1.80	62 nos	62 nos
CYCLE PARKING	1.00 X 1.80	62 nos	62 nos

DETAILS OF EMPLOYERS			
EMPLOYERS		TOTAL HP	1614.18 HP
MALE	100 nos		
FEMALE	20 nos		
TOTAL	120 nos		

SANITARY REQUIREMENTS					
DESCRIPTION	MALE		FEMALE		TOTAL
	REQUIRED	PROVIDED	REQUIRED	PROVIDED	
WC	03	05	01	03	08
WASH	04	04	01	03	07
URINALS	04	08	-	-	08

SIPCOT LAYOUT APPROVAL DETAILS

LP/ DTCP APPROVED NO - 439/2018
DATED 12.06.2018

For **CLASTEK ENGINEERING PVT. LTD.**

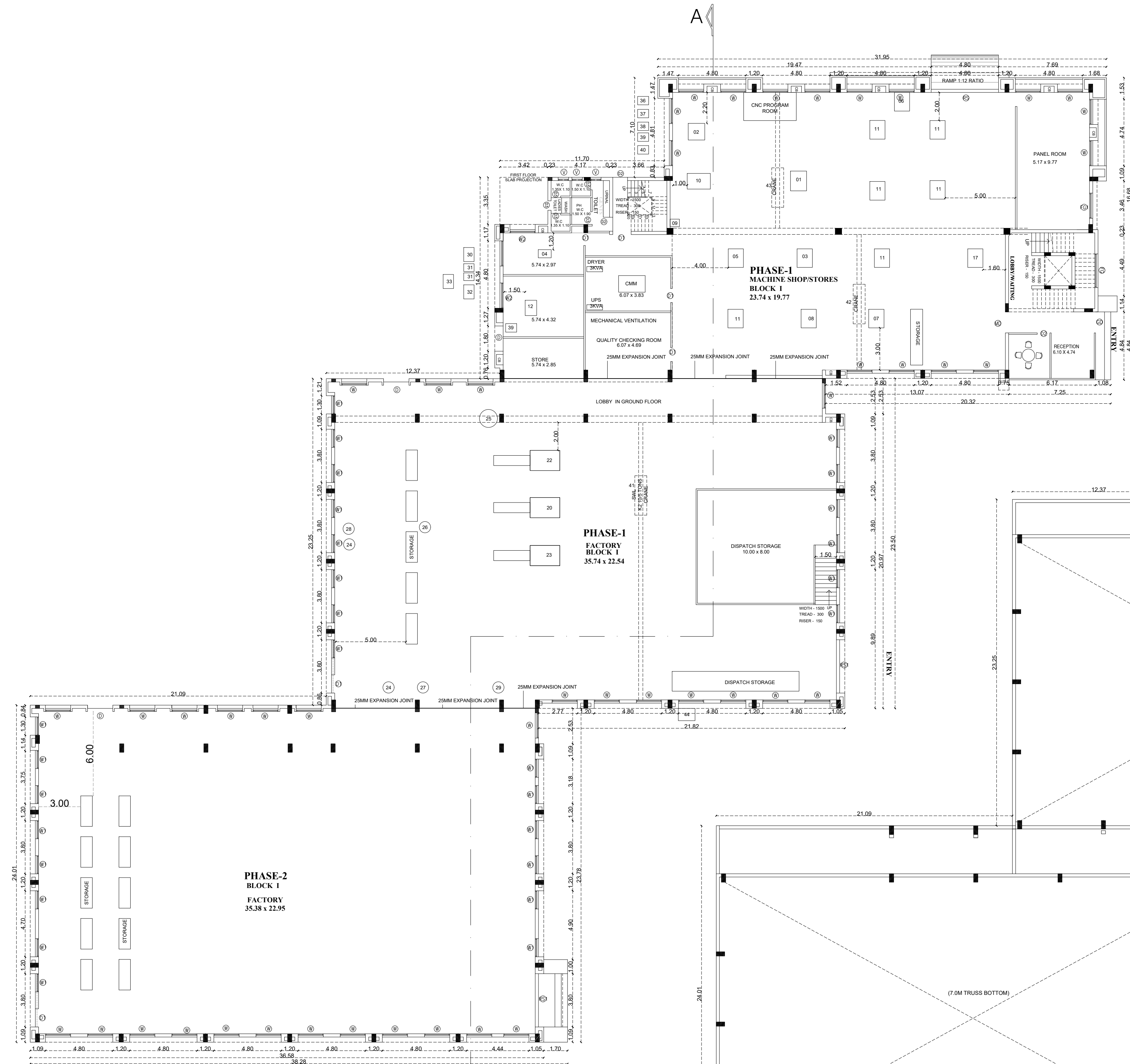
Authorised Signatory

APPLICANT

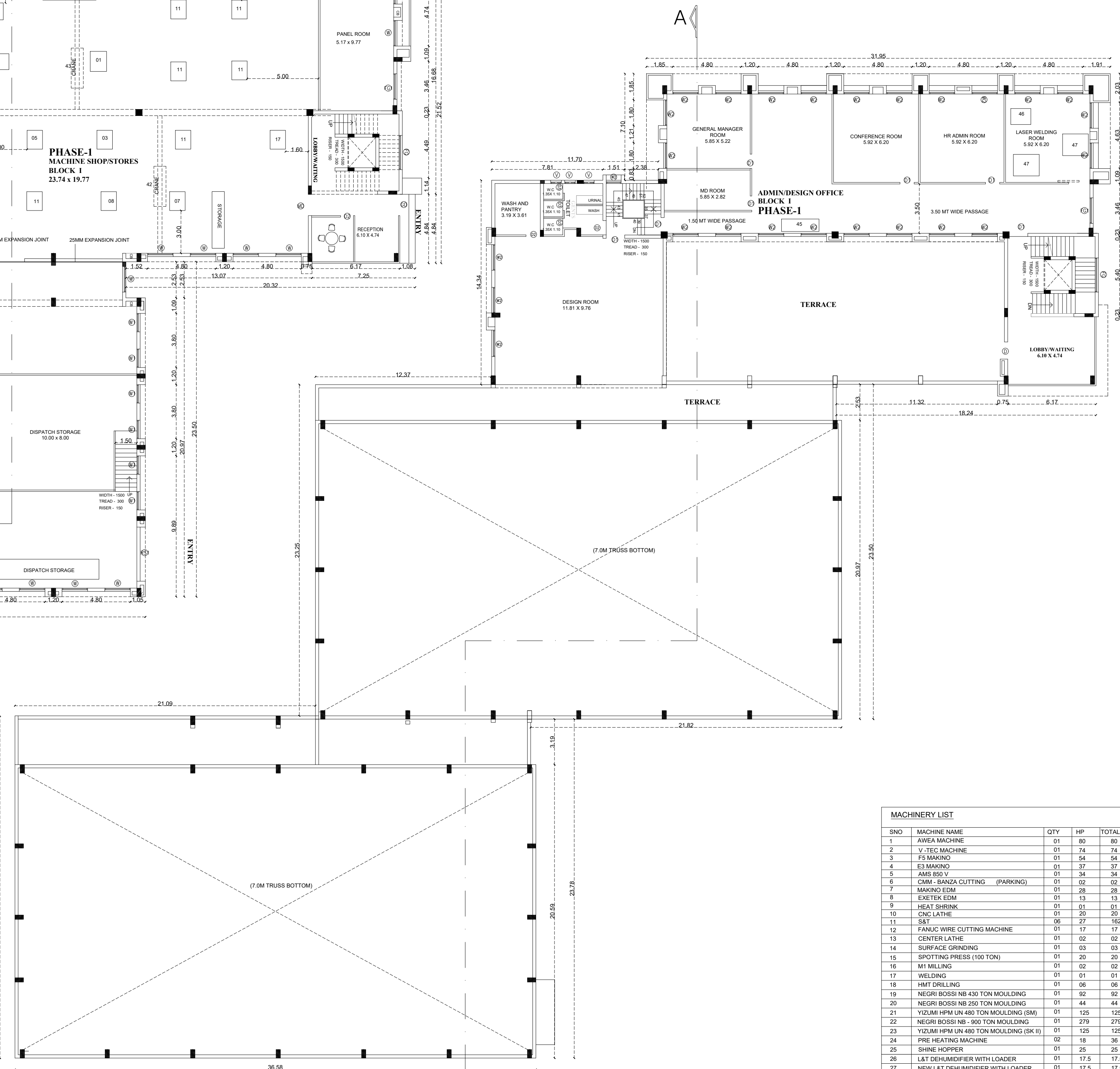

K. RAJENDRAN, PD. Arch., I.D
REGISTERED ARCHITECT
CA. 92/15005
TVLR / RA / Gr-I / 2019 / 09 / 007
8A, Gangadeeswarar Koil Street,
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Thiruvallur - 602 002.

ARCHITECT

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DTCP Reg.No.TVLR/SE/GR-I/2019/07/002
34 / 83, Third Floor, Mandaveli Street
Chennai -600 028 Cell : 9841158366



BLOCK 01
GROUND FLOOR PLAN



BLOCK 01
FIRST FLOOR PLAN

MACHINERY LIST				
SNO	MACHINE NAME	QTY	PR	TOTAL_HL
1	AWEA MACHINE	01	80	80
2	1-7 TON MACHINE	01	74	74
3	F5 MAKINO	01	54	54
4	F5 MAKINO	01	37	37
5	F5 850 V	01	34	34
6	CMM - BANZA CUTTING (PARKING)	01	02	02
7	MAKINO EDM	01	28	28
8	DIETER DEM	01	13	13
9	CHEAT SHIRIK	01	01	01
10	CNC LATHING	01	20	20
11	DEB	02	27	162
12	FANUC WIRE CUTTING MACHINE	01	17	17
13	CENTER LATHIE	02	02	02
14	SURFACE GRINDING	01	03	03
15	SPOTTING PRESS (100 TON)	01	20	20
16	M1 MILLING	01	02	02
17	WELDING	01	01	01
18	HMT DRILLING	01	06	06
19	NEGR BOSSI NB 430 TON MOULDING	01	92	92
20	NEGR BOSSI NB 250 TON MOULDING	01	44	44
21	YUZUMI HPM 40 TON MOULDING (SM)	01	125	125
22	NEGR BOSSI NB - 800 TON MOULDINGS	02	279	279
23	NEGR BOSSI HP 480 TON MOULDING (SK IV)	01	125	125
24	PRE HEATING MACHINE	02	18	36
25	SHINE HOPPER	01	25	25
26	L&T DEHUMIDIFIER WITH LOADER	01	17.5	17.5
27	NEW L&T DEHUMIDIFIER WITH LOADER	01	17.5	17.5
28	50 LITRE LOADER	01	02	02
29	IMTC CONTROLLER (2 NOS)	01	08	08
30	GEM CHILLER	01	11	11
31	SUGUNA WATER MOTOR (2 NOS)	01	06	06
32	WOLSKINGER WATER MOTOR	01	7.5	7.5
33	COOLING TOWER FAN MOTOR	01	05	05
34	REGRINDING	01	29	29
35	REGRINDING	01	10	10
36	PAUSER MAKE	01	24.5	24.5
37	C4QD PNEUMATIC	01	15	15
38	NEW COMPRESSOR	01	50	50
39	AIR DRYER	02	02	02
40	AIR DRYER	01	10	10
41	1/8 TON K2 MAKE	01	21	21
42	3 TON K2 MAKE	01	05	05
43	5 TON TROQUE (AAMA MAKE)	01	20	20
44	BUMP MOTOR	01	1.5	1.5
FIRST FLOOR				
45	HOT PLATE LATHING	01	17.42	17.42
46	LASER ENGRAVING MCH	01	17.42	17.42
47	LASER WELDING MCH	02	17.42	34.84
		49	1578.76	1614.



SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING FOR M/S CLASTEK ENGINEERING PVT LTD IN S.NO.194PT,195PT,196PTAND 1PT,13PT , AT PLOT NO K-22/2 ,SIPCOT INDUSTRIAL PARK, PHASE -II, MAMBAKKAM AND ARANERI VILLAGE, SRIPERUMBUDUR, KANCHEEPURAM DISTRICT -602105 .

MANUFACTURING OF MOULDS, PRESSTOOLS, AND JIGS & FIXTURES

INDUSTRY CLASSIFIED AS " ORANGE CATEGORY" AS PER THE TNPCB CONSENT ORDER CATEGORY IS "2999-MISCELLANOUS (ORANGE) "

DRAWING TITLE		DRAWING SCALE
SITE PLAN		1:400
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MD	MAIN DOOR	1.620 x 2.400
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D1	DOOR	1.300 x 2.150
D2	DOOR	0.900 x 2.150
D3	DOOR	0.750 x 2.150
RS	ROLLING SHUTTER	4.800 x 4.500
RS1	ROLLING SHUTTER	3.800 x 3.300
FG	FIXED GLASS	2.400 x 2.400
FG1	FIXED GLASS	1.800 x 2.400
W	WINDOW	1.800 x 2.400
W1	WINDOW	1.300 x 2.400
V	VENTILATOR	4.800 x 0.900
V1	VENTILATOR	3.800 x 0.900
V2	VENTILATOR	0.750 x 0.750

LAND AREA DETAILS	
PARTICULARS	AREA IN SQMT
AREA OF THE SITE AS PER DOCUMENT	12141.00
AREA OF THE SITE AS PER PLR / FMB	12141.00
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DETAILS OF EMPLOYERS			
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SIPCOT LAYOUT APPROVAL DETAILS
LP/ DTCP APPROVED NO - 439/2018
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For CLASTEK ENGINEERING PVT. LTD.

Authorised Signatory

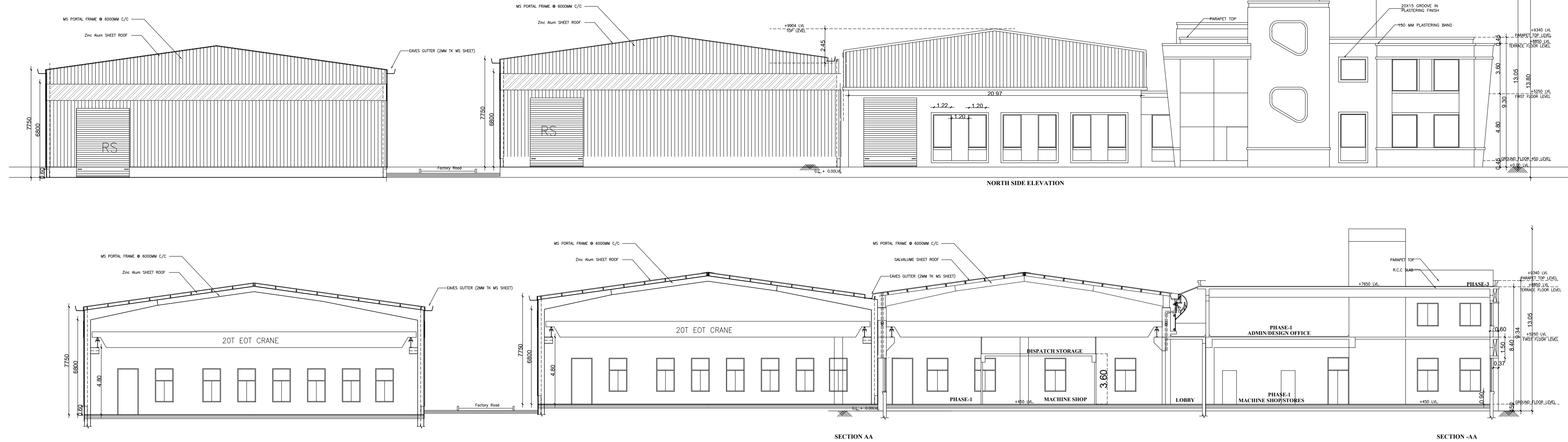
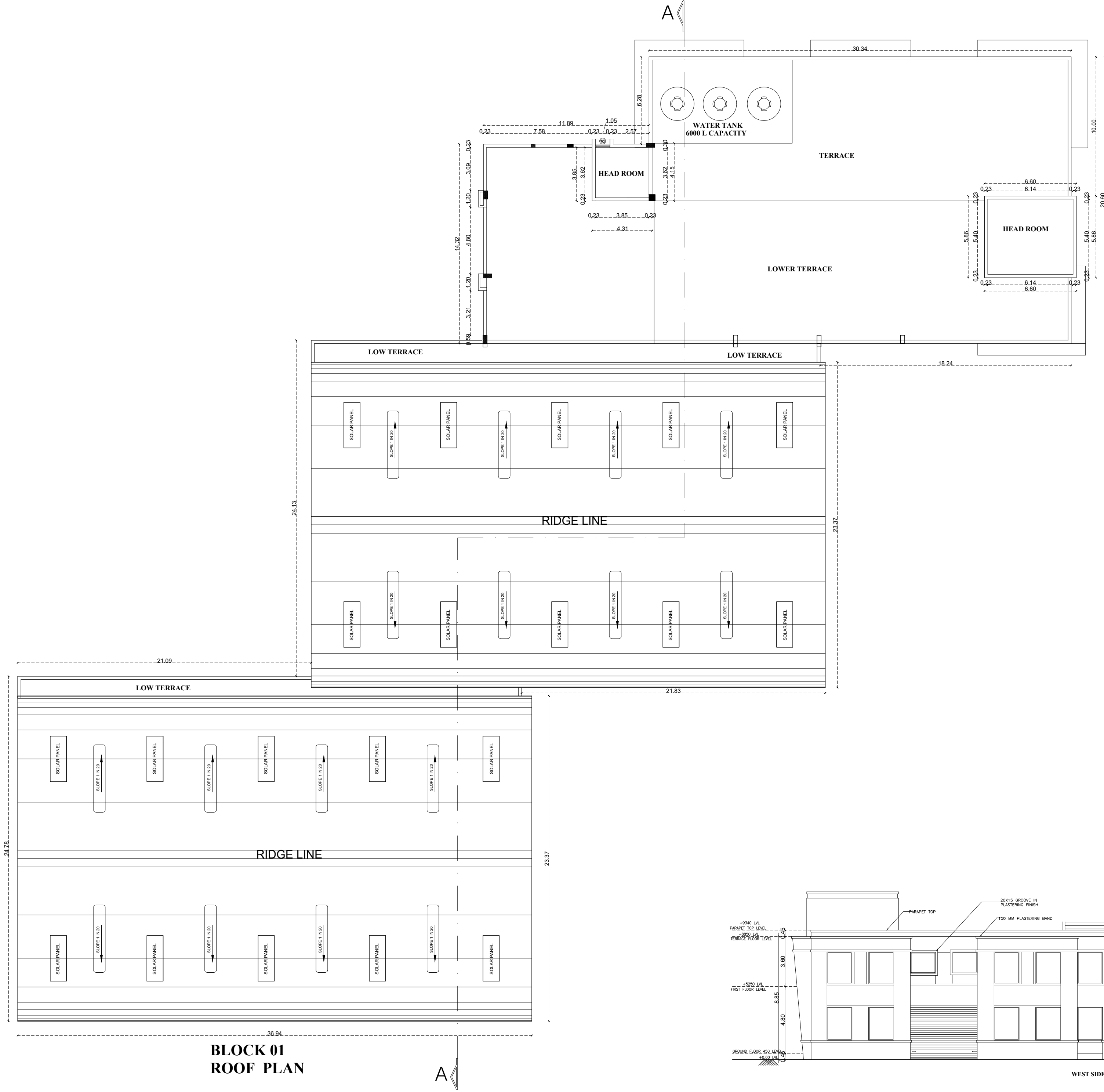
APPLICANT

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T.M.R / RA / Gh / 2019 / 09 / 007
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Thiruvair - 602 002.

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DTCP Reg.No. TVL/RS/EGR-1/2019/07/002
34 / 83, Third Floor, Mandavel Street
Chennai-600 028 Cell : 9041168368

ENGINEER



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V1	VENTILATOR	3.800 x 0.900
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FEMALE	20 nos	
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SIPCOT LAYOUT APPROVAL DETAILS
LP/ DTCP APPROVED NO - 439/2018
DATED 12.06.2018

COLOUR INDEX					
EXISTING ROAD					
SITE BOUNDARY					
PROPOSED BUILDING					

For CLASTEK ENGINEERING PVT. LTD.

Authorised Signatory

APPLICANT

K. RAJENDRAN, P.D Arch.I.D
REGISTERED ARCHITECT
CA. 92/15/05
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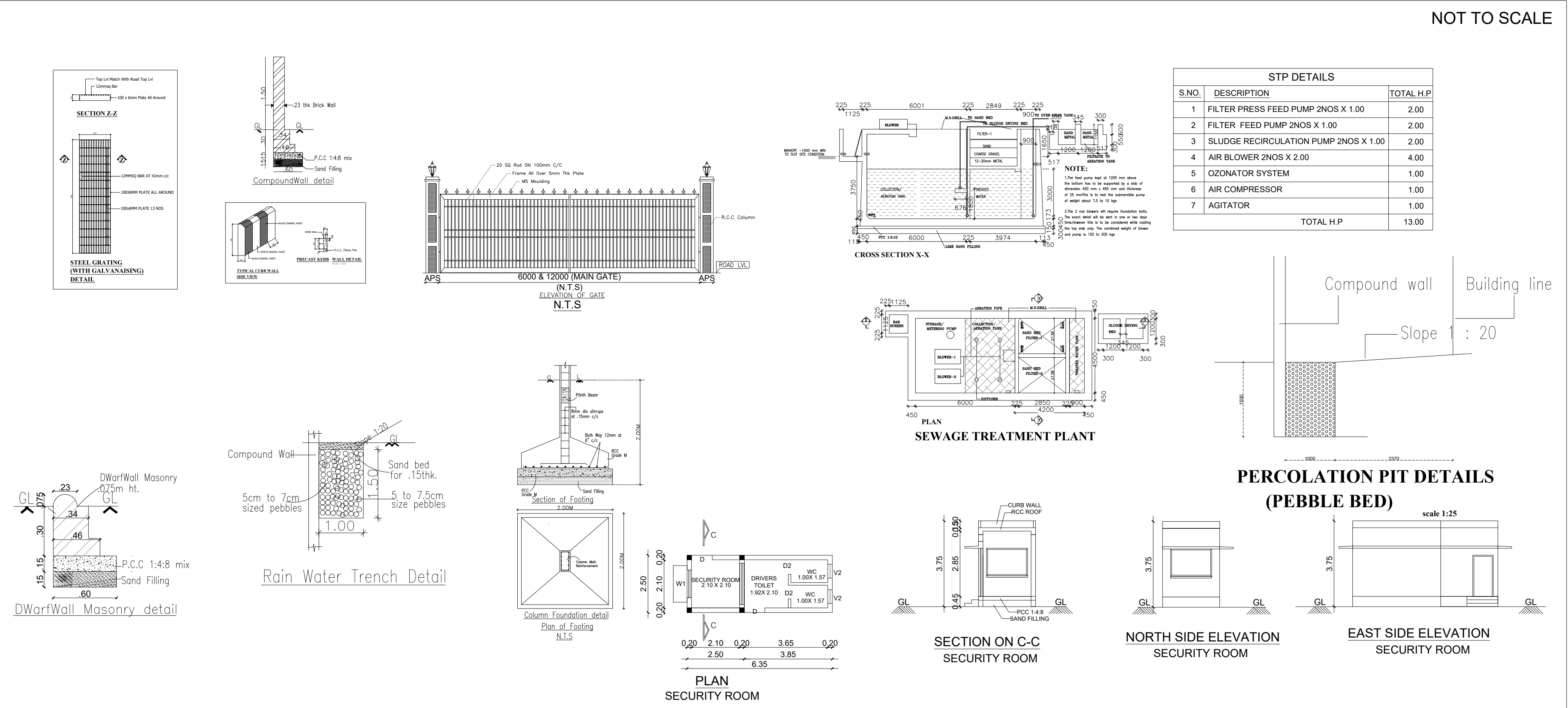
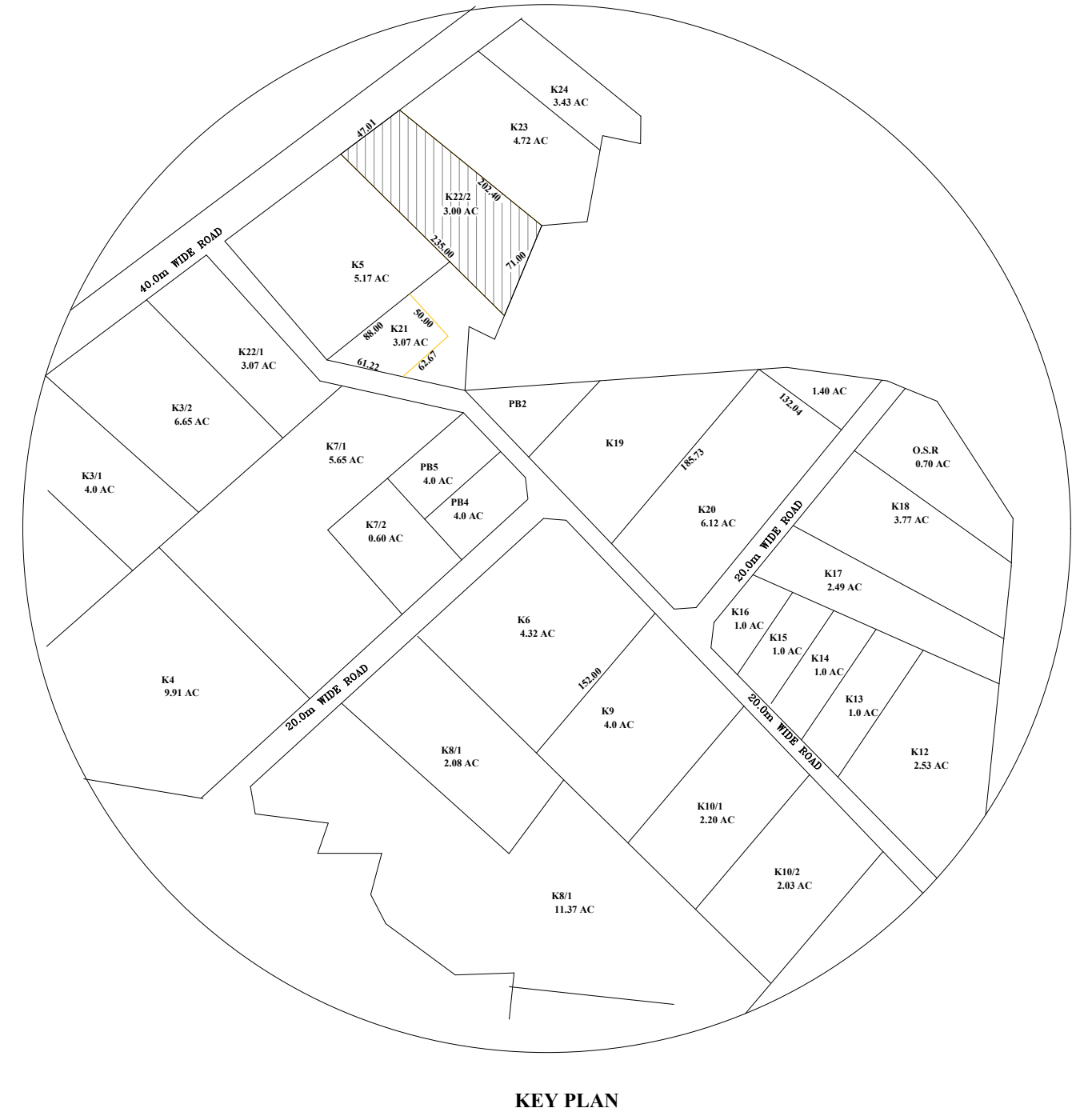
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REG. STRUCTURAL ENGINEER GRADE-I
CMAA Reg. No. SE/GR-1/19/03/014
DTP Reg No. TVLR/SE/GR-1/2019/07/002
34/183, Third Floor, Manaval Street
Chennai -600 028 Call : 9641168368

ENGINEER



SITE PLAN



MACHINERY LIST				
SNO	MACHINE NAME	QTY	HP	TOTAL HP
1	AREA MACHINE	01	80	80
2	V-TEC MACHINE	01	74	74
3	F5 MAKINO	01	54	54
4	E3 MAKINO	01	37	37
5	AMS 850 V	01	34	34
6	CMT- BANZA CUTTING (PARKING)	01	02	02
7	MAKINO EDM	01	28	28
8	EXETEK EDM	01	13	13
9	HEAT SHRINK	01	01	01
10	CNC LATHE	01	20	20
11	S&T	06	27	162
12	FANUC WIRE CUTTING MACHINE	01	17	17
13	CENTER LATHE	01	02	02
14	SURFACE GRINDING	01	03	03
15	SPOTTING PRESS (100 TON)	01	20	20
16	M1 MILLING	01	02	02
17	WELDING	01	01	01
18	HMT DRILLING	01	06	06
19	NEGRI BOSSI NB 430 TON MOULDING	01	92	92
20	NEGRI BOSSI NB 250 TON MOULDING	01	44	44
21	YIZUMI HPM UN 480 TON MOULDING (SM)	01	125	125
22	NEGRI BOSSI NB - 900 TON MOULDING	01	279	279
23	YIZUMI HPM UN 480 TON MOULDING (SK II)	01	125	125
24	PRE HEATING MACHINE	02	18	36
25	SHINE HOPPER	01	25	25
26	L&T DEHUMIDIFIER WITH LOADER	01	17.5	17.5
27	NEW L&T DEHUMIDIFIER WITH LOADER	01	17.5	17.5
28	SINGLE LOADER	01	02	02
29	MTC CONTROLLER (2 NOS)	01	08	08
30	GEM CHILLER	01	11	11
31	SUGUNA WATER MOTOR (2 NOS)	01	06	06
32	KRILOSKER WATER MOTOR	01	7.5	7.5
33	COOLING TOWER FAN MOTOR	01	05	05
34	REGRINDING	01	29	29
35	REGRINDING	01	10	10
36	KAESER MAKE	01	24.5	24.5
37	CHICAGO PNEUMATIC	01	15	15
38	NEW COMPRESSOR	01	50	50
39	AIR DRYER	01	02	02
40	AIR DRYER	01	10	10
41	10/5 TON K2 MAKE	01	21	21
42	3 TON K2 MAKE	01	05	05
43	5 TON TROQUE (AMSA MAKE)	01	20	20
44	SUMP MOTOR	01	1.5	1.5
FIRST FLOOR				
45	HOT PLATE WELDING	01	17.42	17.42
46	LASER ENGRAVING MCH	01	17.42	17.42
47	LASER WELDING MCH	02	17.42	34.84
		49	1578.76	1614.18

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

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.

