

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 LAYOUT NO - 126/2020

ALL DIMENSIONS ARE IN METER			
HORSE POWER DETAIL			
MACHINERY NAME			H.P
1	SCISSOR LIFT		3.00 H.P
2	WOOD CUTTING MACHINE		3.00 H.P
3	TOOL GRINDER		0.75 H.P
4	AIR COMPRESSOR		7.50 H.P
5	TEST RIG		13.00 H.P
	OTHERS		72.50 H.P
	TOTAL H.P		100.00 H.P
NO OF WORKERS	MALE - 35 NOS.	FEMALE - 05 NOS.	TOTAL = 40 NOS.

PROPOSED 

ARCHITECT'S SIGNATURE :

STRUCTURAL ENGINEER'S SIGNATURE

BLOCK - 1, FACTORY (FLOOR PLANS & SECTIONS)

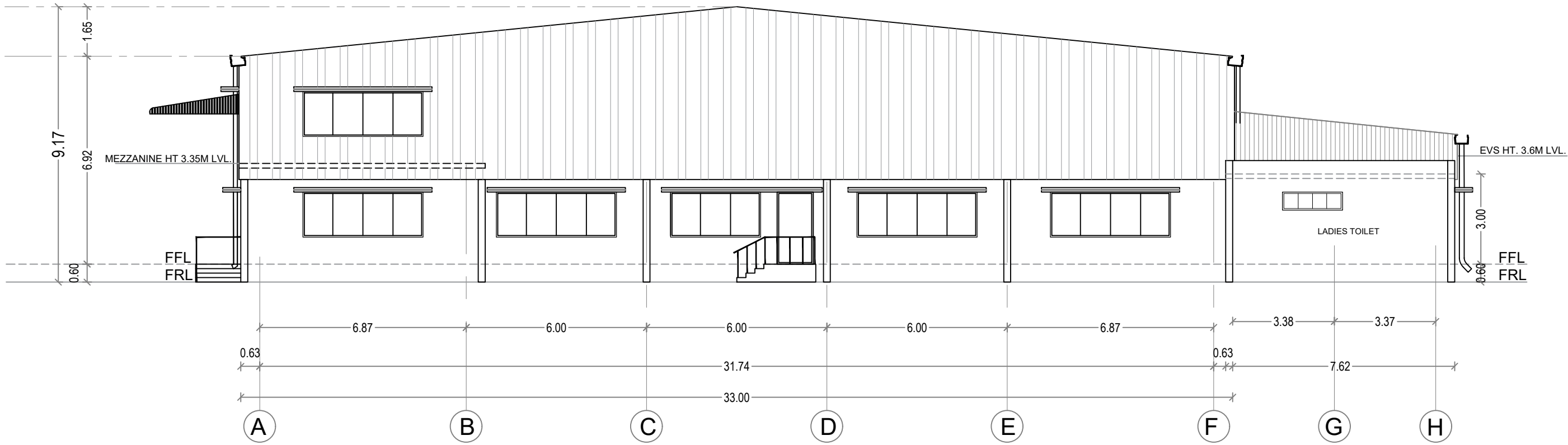
SCALE - 1:100



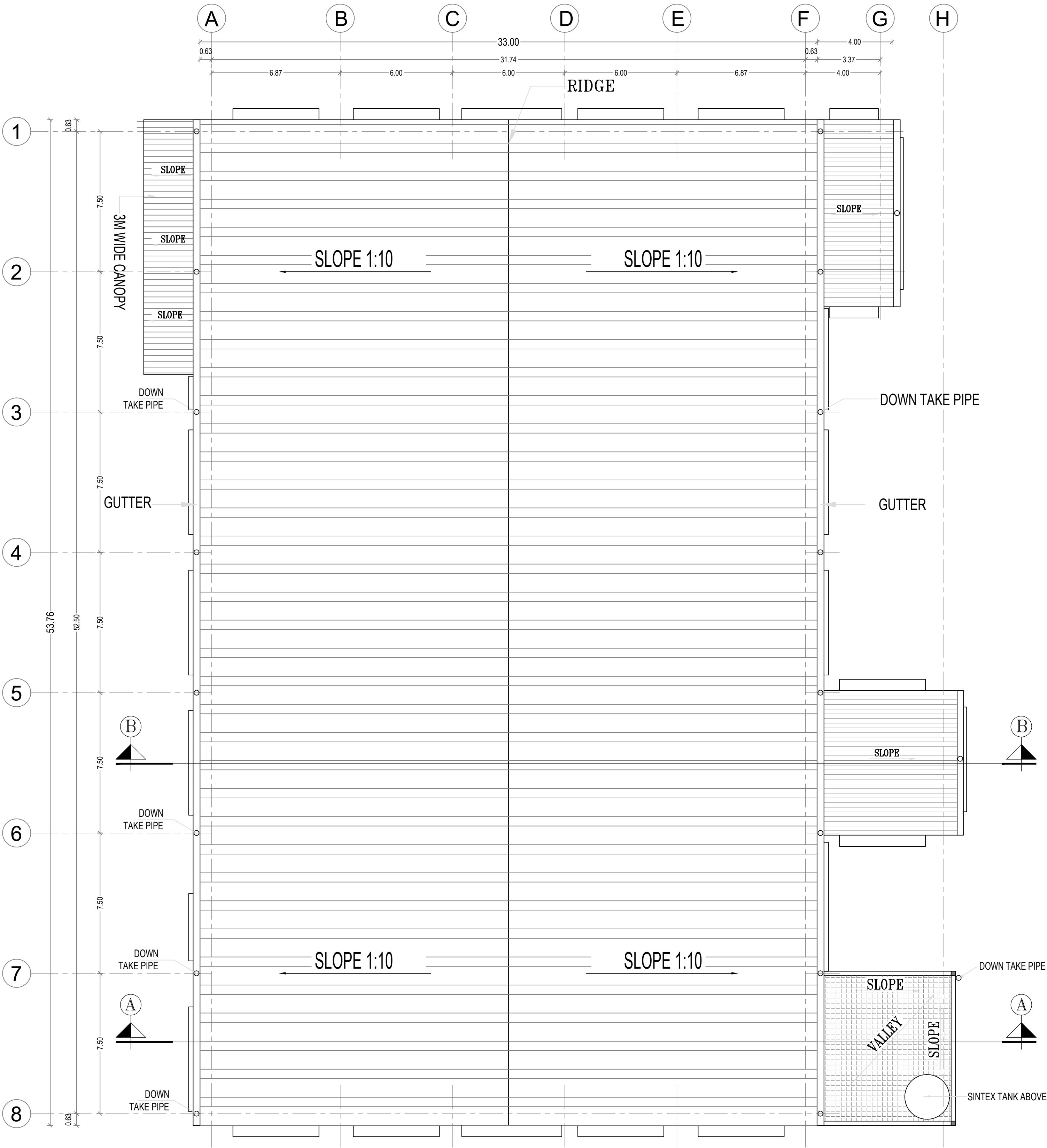
PLAN SHOWING THE PROPOSED FACTORY
FACTORY BUILDING OF 'M/S.MOTAN PVT. LTD.
AT PLOT NO - G-68, SIPCOT INDUSTRIAL PARK,
VALLAM VADAGAL, COMPRISED IN S.NO - 119
PT & 120 PT OF VADAGAL VILLAGE
(PALNALLUR), SRIPERUMBUDUR TALUK,
KANCHEEPURAM DISTRICT.

TYPE OF INDUSTRY: GREEN INDUSTRY
MANUFACTURE - S.NO - 23, ASSEMBLY OF
DOMESTIC ELECTRICAL APPLIANCES
(TNCDBR -2019 G.O)

SIPCOT APPROVAL LAYOUT NO - 126/2020



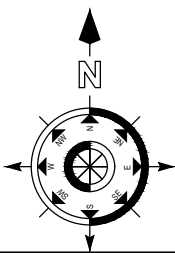
SOUTH SIDE ELEVATION (BLOCK - 1)



ROOF PLAN (BLOCK - 1)

COLOUR CODE :

PROPOSED



OWNER'S SIGNATURE :



ARCHITECT'S SIGNATURE :

J. TAMILSELVAN, B.E.,
Registered Engineer Grade - I (RE)
DTCP Reg.No. TVLR/RE/GR-1/2021/04/005
.39, Perumal Koil St., Kottur, Chennai - 600085.
Mobile : 9790927789, Email : saitamil@gmail.com

STRUCTURAL ENGINEER'S SIGNATURE :

Dr. C.N. SRINIVASAN
B.Tech., (Hons), M.S. (ILL), Ph.D.
Assoc.M.Am.Soc. C.E., F.I.E., F.I.V.
REGISTERED STRUCTURAL ENGINEER
CMDA Registration No.SE/GR.I/19/05/132
DTCP Registration No.CGLRGNISE/Gr.I/2019/07025
No.10, Karpagambal Nagar, Myslapore, Chennai- 600 004.

BLOCK - 1, FACTORY (ROOF PLAN & ELEVATION)

SCALE - 1:100

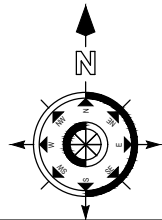
PLAN SHOWING THE PROPOSED FACTORY BUILDING OF 'M/S.MOTAN PVT. LTD. AT PLOT NO - G-68, SIPCOT INDUSTRIAL PARK, VALLAM VADAGAL, COMPRISED IN S.NO - 119 PT & 120 PT OF VADAGAL VILLAGE (PALNALLUR), SRIPERUMBUDUR TALUK, KANCHEEPURAM DISTRICT.

TYPE OF INDUSTRY: GREEN INDUSTRY MANUFACTURE - S.NO - 23, ASSEMBLY OF DOMESTIC ELECTRICAL APPLIANCES (TNCDBR -2019 G.O)

SIPCOT APPROVAL LAYOUT NO - 126/2020

COLOUR CODE :

PROPOSED



OWNER'S SIGNATURE :



ARCHITECT'S SIGNATURE :

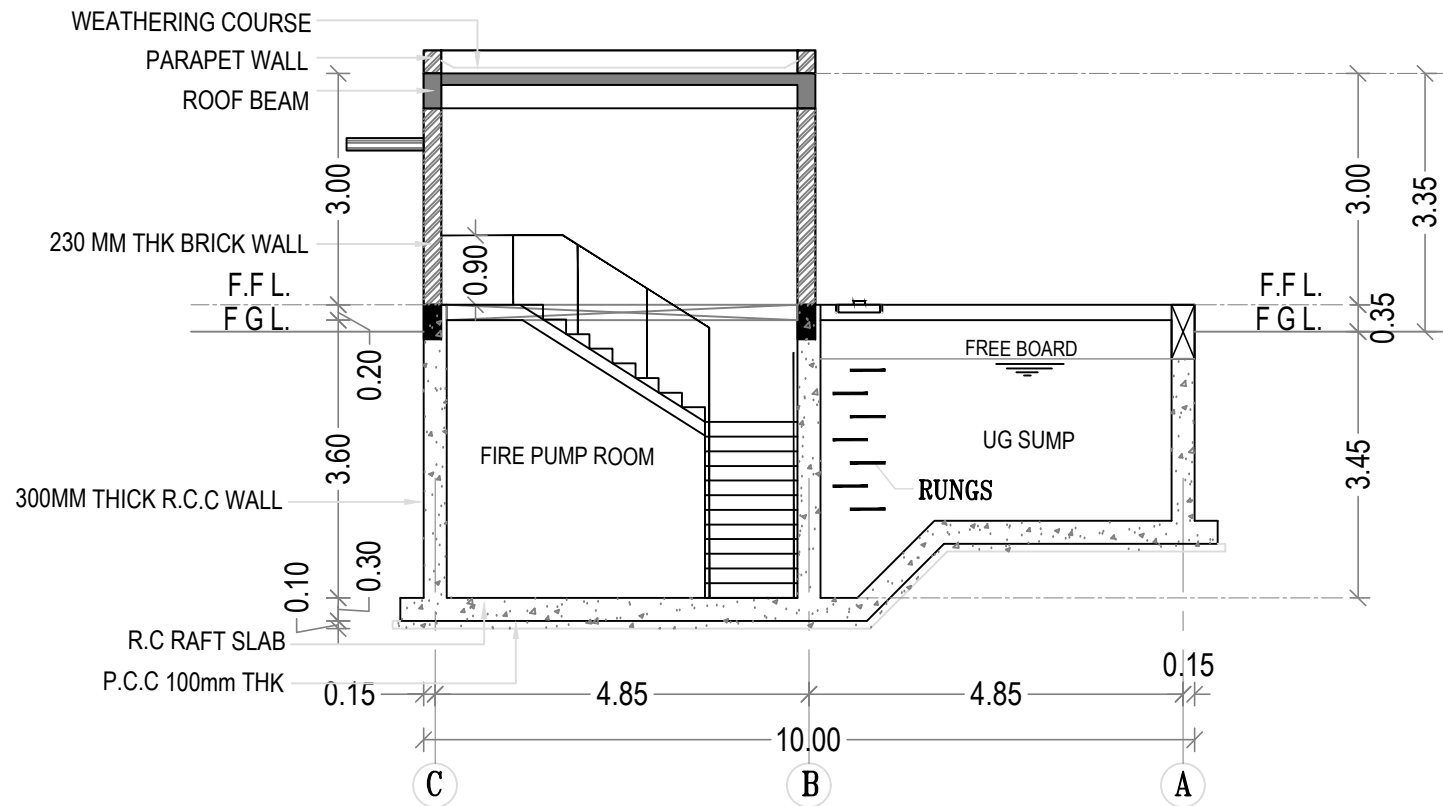
J. C. N.
J. TAMILSELVAN, B.E.,
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Mobile : 9790927789, Email : saitamil@gmail.com

STRUCTURAL ENGINEER'S SIGNATURE :

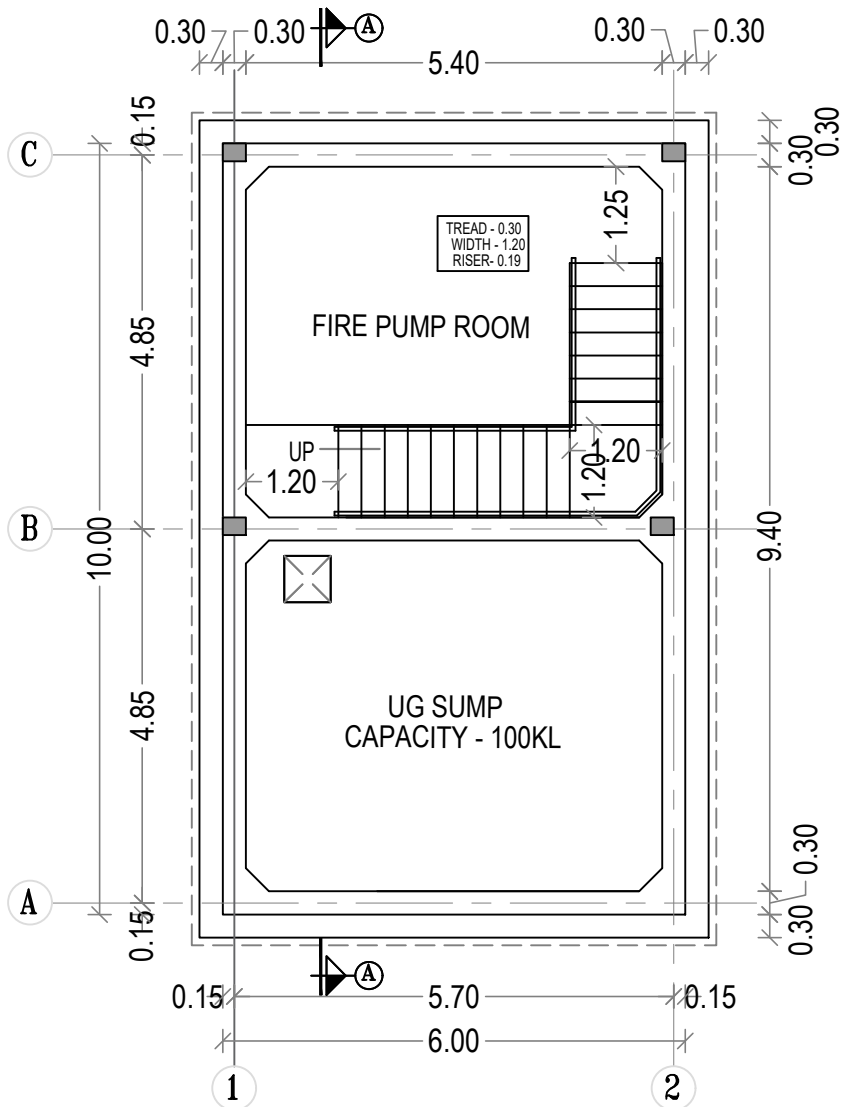
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REGISTERED STRUCTURAL ENGINEER
CMDA Registration No.SE/GR.I/19/05/132
DTCP Registration No.CGLRGN/SE/Gr-I/2019/07/025
No.10, Karpagambal Nagar, Myslapore, Chennai- 600 004.

BLOCK - 2,3 & 4 (FLOOR PLANS, SECTION & ELEVATION)

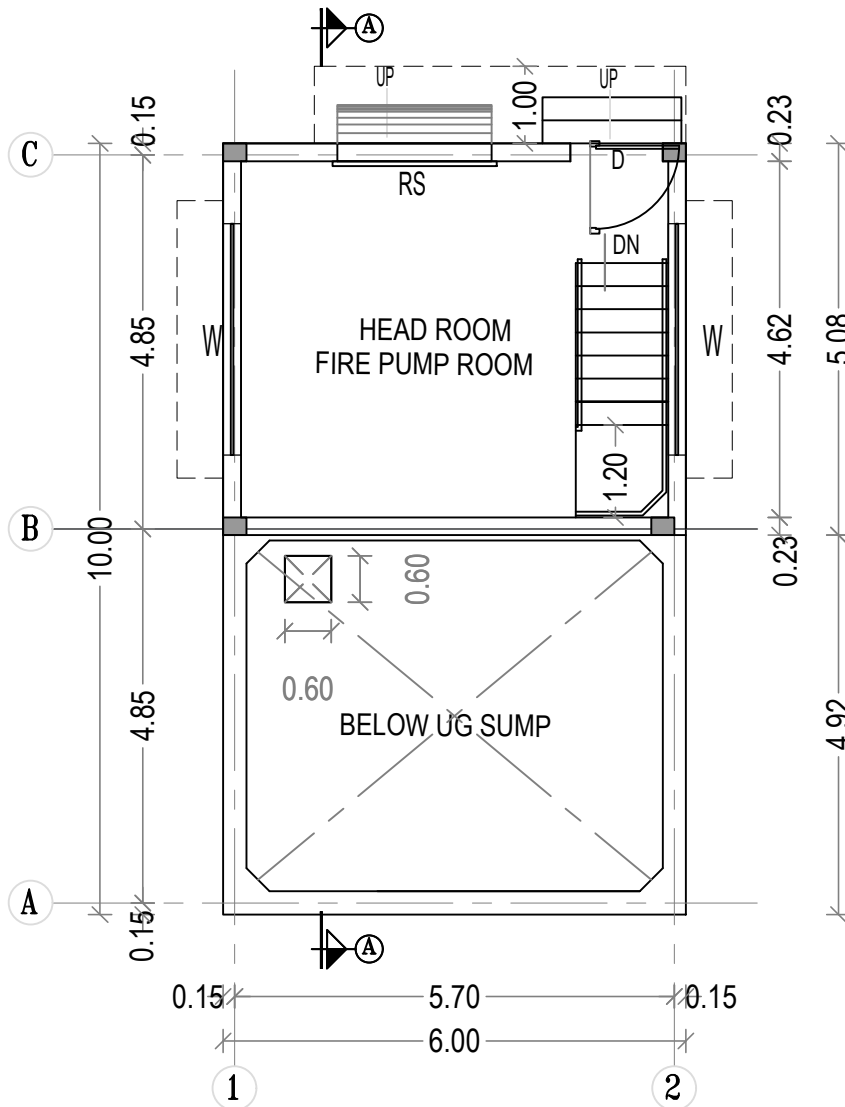
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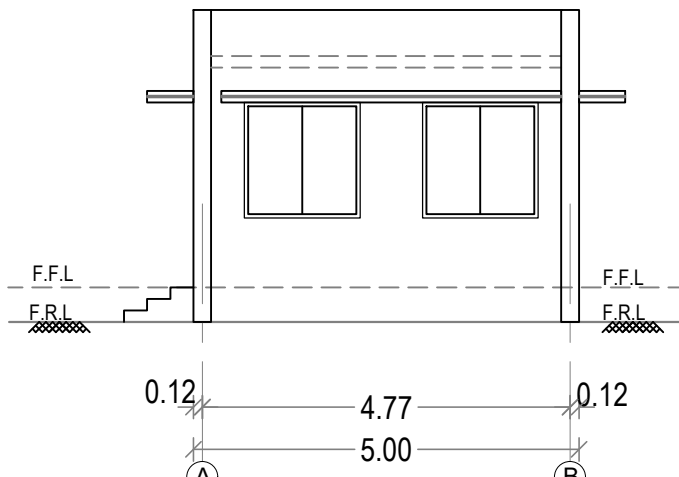
SECTION - A-A



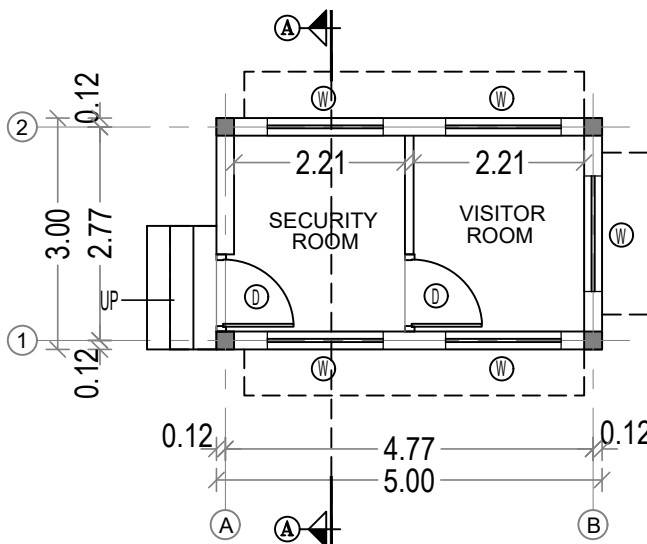
UG SUMP PLAN



GROUND FLOOR PLAN

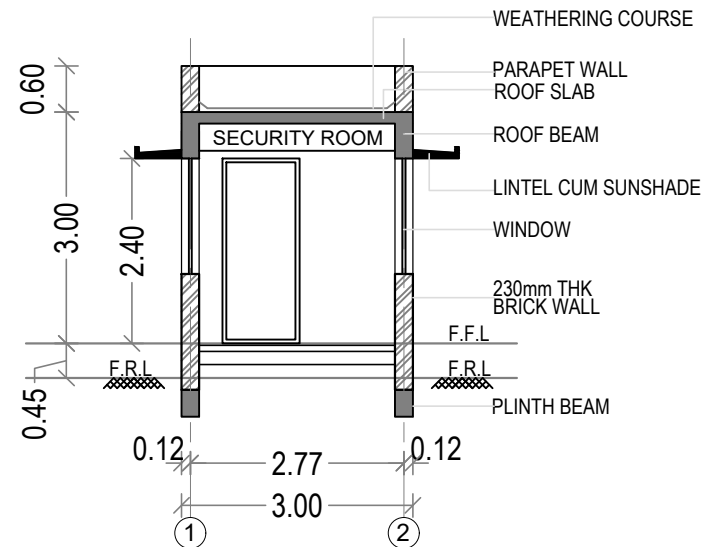


SOUTH SIDE ELEVATION

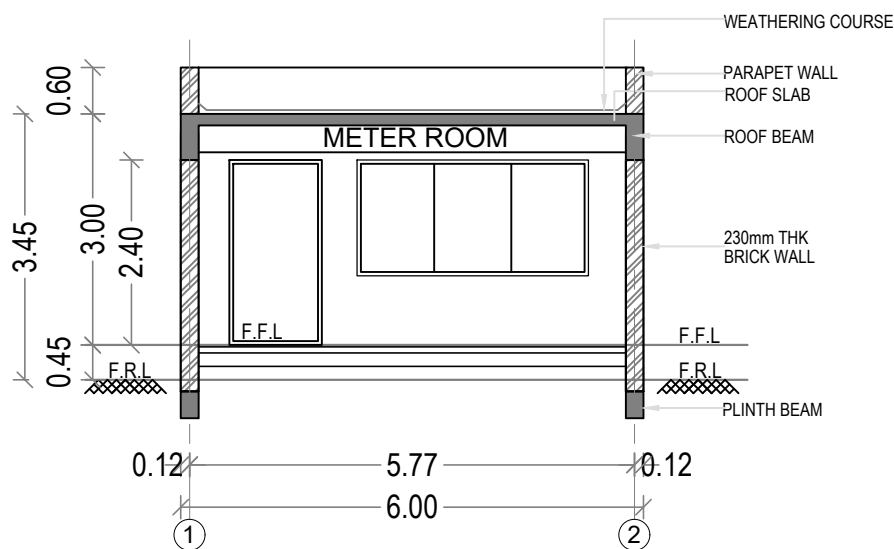


GROUND FLOOR PLAN

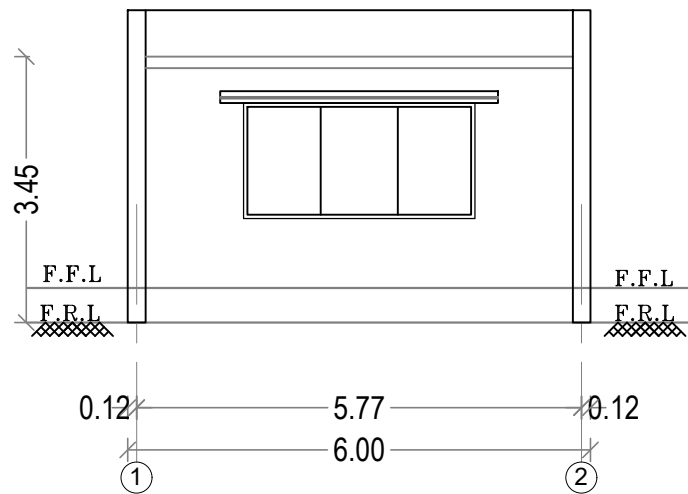
BLOCK - 4



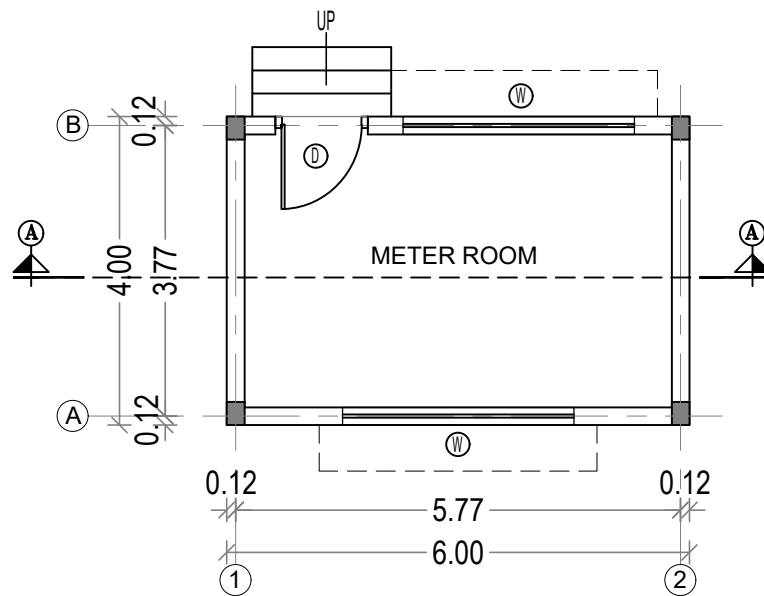
SECTION - AA



SECTION - AA



SOUTH SIDE ELEVATION



GROUND FLOOR PLAN

BLOCK - 3

PLOT NO - G89

18.0M WIDE SIPCOT ROAD

PLOT NO - G67
SANDHAR HANSUNG
TECHNOLOGIES PVT LTD

107.22

1.0M WIDE RAINWATER
HARVESTING TRENCH ALL AROUND

7.20M WIDE DRIVEWAY

34.74

34.28

SECURITY &
VISITOR
ROOM

METER
ROOM

FACTORY BUILDING
(GROUND FLOOR)
PLOT NO - G68

PUMP
ROOM

3.0M NO
DEVELOPMENT
ZONE

26.49

23.37

34.36

47.45

53.76

OFFICE
(G+Mezz.)

40.39

54.11

STP

LORRY PARKING

1.0M WIDE RAINWATER
HARVESTING TRENCH ALL AROUND

PRIVATE LAND

149.80

PRIVATE
LAND

CANAL

57.00

10.00

29.80

3.80

38.40

49.54

15.80

10.60

PRIVATE LAND

OSR - 1

SITE PLAN

SCALE - 1:500

SHEET NO - 1/4

PLAN SHOWING THE PROPOSED
FACTORY FACTORY BUILDING OF
'M/S.MOTAN PVT. LTD. AT PLOT NO -
G-68, SIPCOT INDUSTRIAL PARK,
VALLAM VADAGAL, COMPRISED IN
S.NO - 119 PT & 120 PT OF VADAGAL
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MANUFACTURE - S.NO - 23, ASSEMBLY OF
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SIPCOT APPROVAL LAYOUT NO - 126/2020

SITE EXTENT AS PER DOCUMENT = 13,354.63 SQ.M
= (3.30 ACRE)

AREA STATEMENT IN SQ.M

FLOOR NAME	FSI AREA SQ.M	NON FSI SQ.M	TOTAL BUILTUP AREA SQ.M
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BLOCK - 1 (FACTORY BUILDING)

GROUND FLOOR (FACTORY)	1799.87	-	1799.87
CANOPY AREA (FACTORY)	40.89	-	40.89
GROUND FLOOR (OFFICE)	132.19	-	132.19
MEZZANINE FLOOR (OFFICE)	132.19	-	132.19

BLOCK - 2 (PUMP ROOM)

GROUND FLOOR	30.48	-	30.48
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BLOCK - 3(METER ROOM)

GROUND FLOOR	24.00	-	24.00
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BLOCK - 4(SECURITY & VISITOR ROOM)

GROUND FLOOR	15.00	-	15.00
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TOTAL 2174.62 - 2174.62

F.S.I = $\frac{\text{F.S.I AREA}}{\text{PLOT AREA}} = \frac{2174.62}{13354.63} = 0.162$

F.S.I ACHIEVED = 0.162 < 1.5

PARKING STATEMENT	REQUIRED	PROVIDED
LORRY PARKING	4 NOS.	5 NOS.
CAR PARKING	3 NOS.	5 NOS.
TWO WHEELER PARKING	36 NOS.	48 NOS.
CYCLE PARKING	36 NOS.	66 NOS.

ALL DIMENSIONS ARE IN METER

HORSE POWER DETAIL

MACHINERY NAME	H.P
1.SCISSOR LIFT	3.00 H.P
2.WOOD CUTTING MACHINE	3.00 H.P
3.TOOL GRINDER	0.75 H.P
4.AIR COMPRESSOR	7.50 H.P
5.TEST RIG	13.00 H.P
OTHERS	72.50 H.P
TOTAL H.P	100.00 H.P

NO OF WORKERS

MALE	35 NOS.
FEMALE	05 NOS.
TOTAL NO OF WORKERS	40 NOS.

SANITATION REQUIREMENTS FOR 35 Nos
(MALE)

SL.NO	SANITARY UNIT	FOR PERSONNEL	
		REQUIRED	PROVIDED
1.	WATER CLOSET	2 Nos	06 Nos
2.	URINALS	2 Nos	05 Nos

SANITATION REQUIREMENTS FOR 05 Nos
(FEMALE)

SL.NO	SANITARY UNIT	FOR PERSONNEL	
		REQUIRED	PROVIDED
3.	WATER CLOSET	1 Nos	02 Nos

4.	ABLUTION TAPS	3 Nos	09 Nos
5.	DRINKING WATER FOUNTAINS	2 Nos	03 Nos

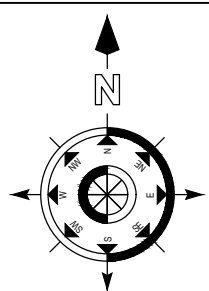
COLOUR CODE :

PROPOSED BUILDING

EXISTING ROAD

SITE BOUNDARY

DRIVEWAY



OWNER'S SIGNATURE :



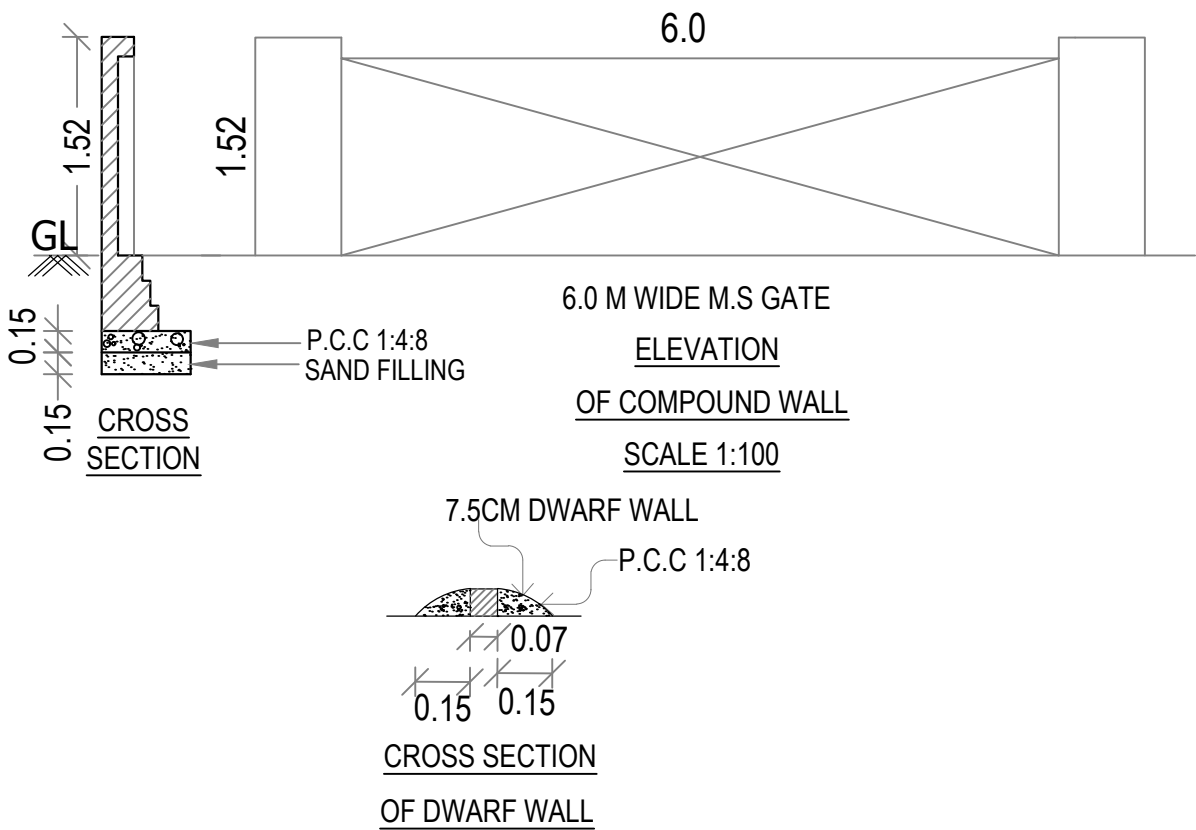
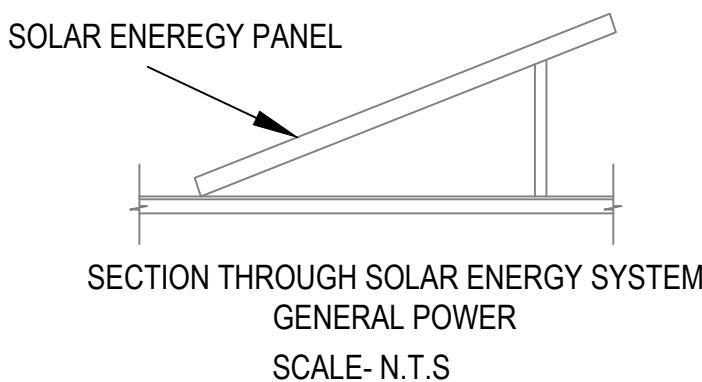
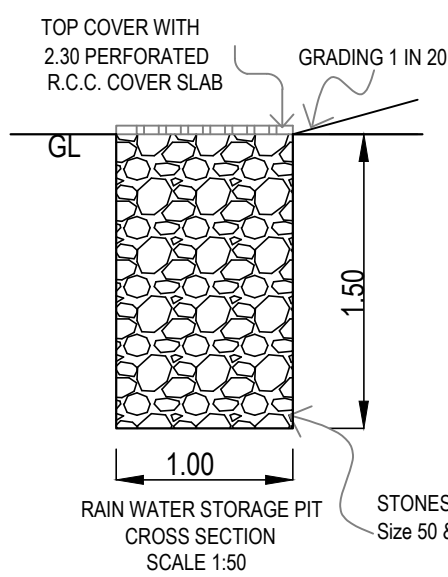
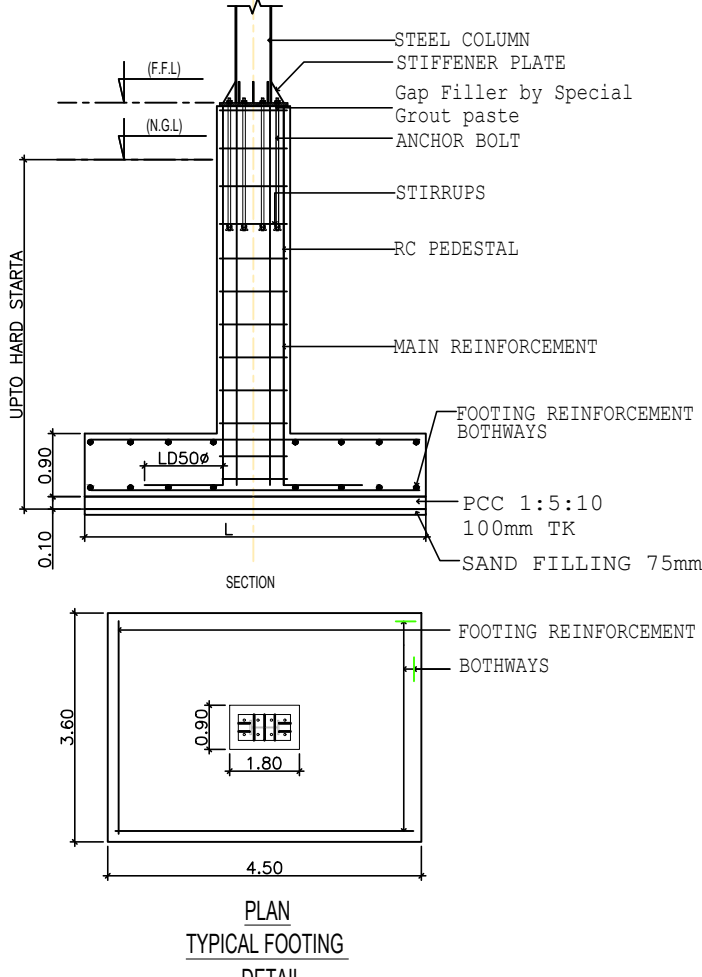
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CMDA Registration No. SE/GR-I/19/05/132
D/GP Registration No. COL/KON/SE/Gr-I/2019/07025
No. 10, Karpagamalai Nagar, Mysore, Chennai- 600 064.

SCALE - 1:500



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.

