PP APPROVAL RECORD

Planning Permission

Kancheepuram district, Tamil Nadu

APPROVAL TYPE
Building Plan

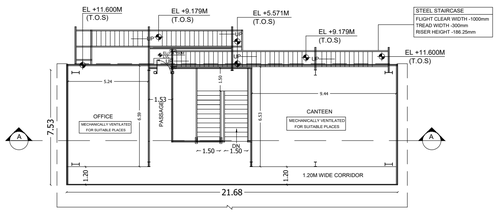
ISSUING AUTHORITY
DTCP

The approval as the planning authority issued it, reproduced in full behind this page.

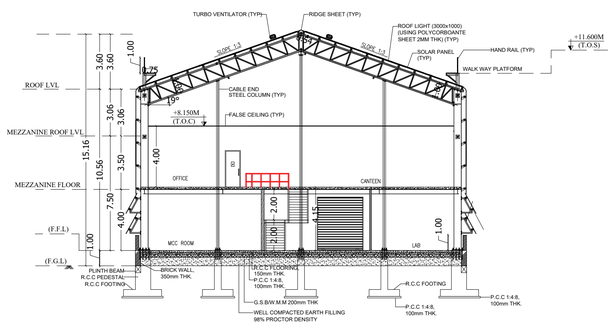
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

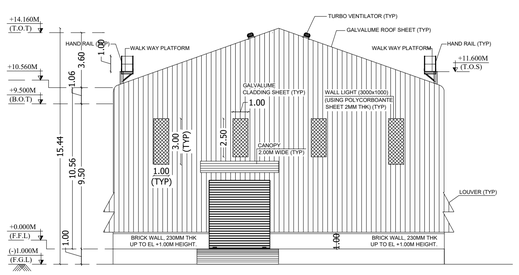
hello@verified.realestate
+91 9996 12 9996
verified.realestate



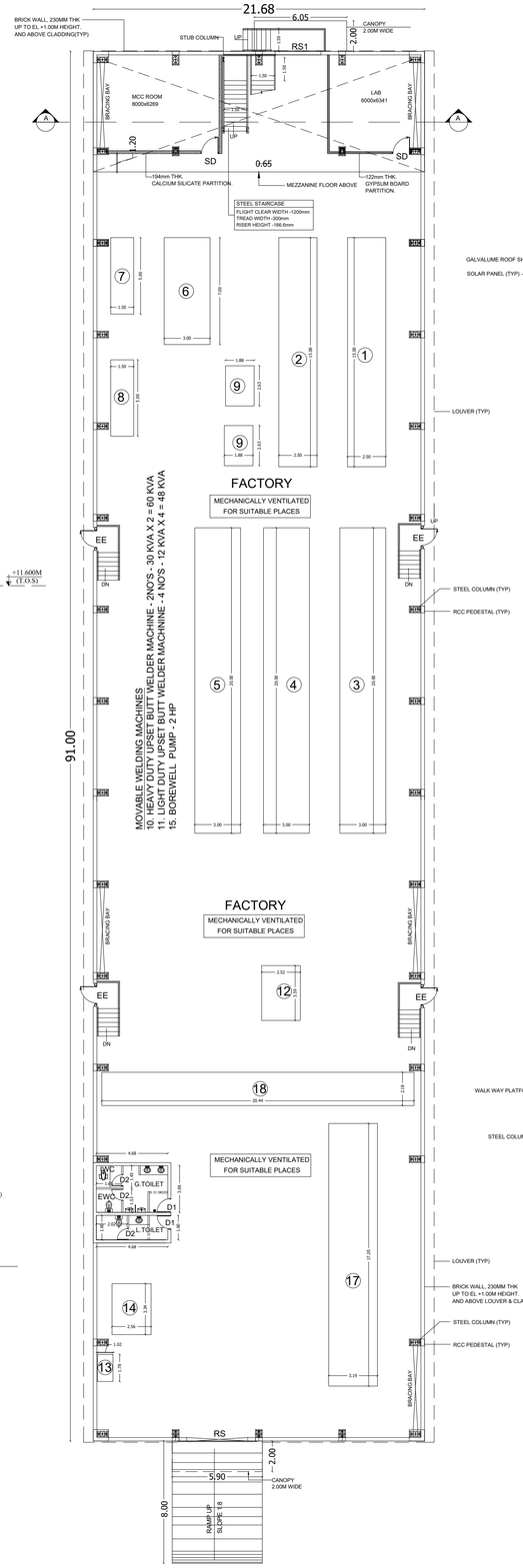
MEZZANINE FLOOR PLAN



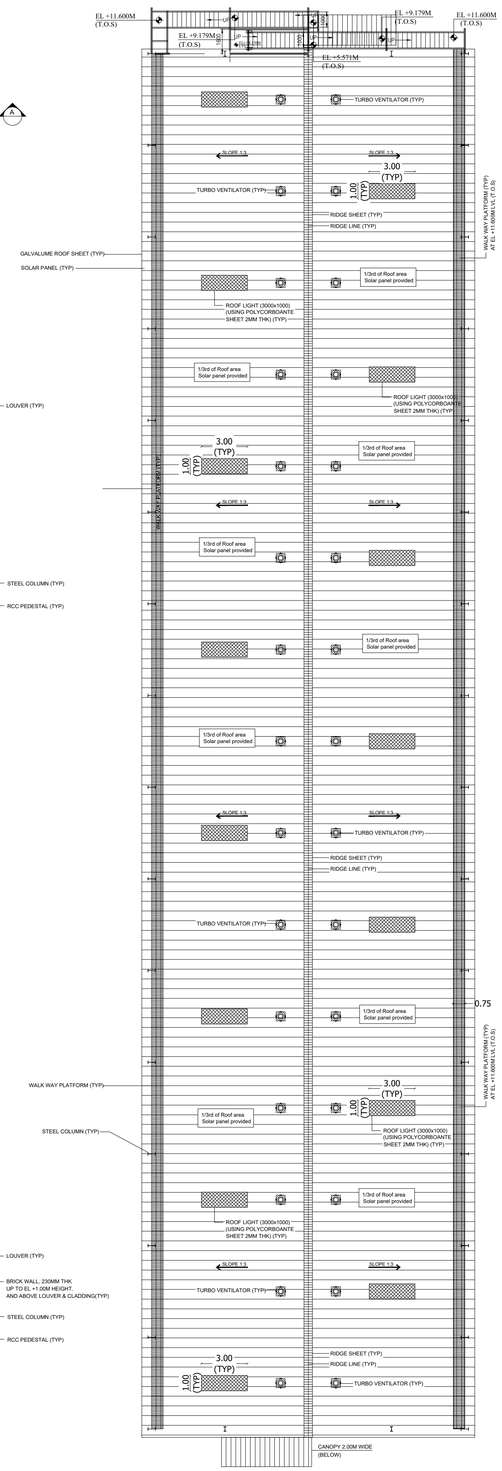
SECTION-AA



NORTH SIDE ELEVATION



GROUND FLOOR PLAN



ROOF PLAN

List of machineries				
Sl.no.	Name of machineries	Nos	HP	Total HP
1	RBD -1 machine	1	218	218
2	RBD - 2 machine	1	218	218
3	Tubular strander -1	1	44	44
4	Tubular strander -2	1	44	44
5	Heavy Duty Tubular strander -3	1	54	54
6	Drum rewinder	1	15	15
7	GI rewinder	1	5	5
8	Bobbin rewinder	1	5	5
9	Pointer cum stringer	2	5	10
10	Heavy duty upset Butt welder machine	2	30 kva	
11	Light duty upset Butt welder machine	4	12 kva	
12	Electric wire rope hoist	3	3	9
13	Rod threading machine	1	10	10
14	Air compressor	1	20	20
15	Submersible pump	1	2	2
16	800 kva DG	1		
17	Laser tube cutting machine	1	90	90
18	EOT 5 ton	1	15	15
	Total HP			**759**

SCHEDULE OF JOINERY

TYPE	DESCRIPTION	SIZE
RS	ROLLING SHUTTER	4.50 x 5.00
RS1	ROLLING SHUTTER	3.00 x 3.50
EE	EMERGENCY EXIT DOOR	1.50 x 2.40
SD	STEEL DOOR	1.20 x 2.40
D	DOOR	1.00 x 2.40
FD	FIRE DOOR	1.20 x 2.10
W/V	WINDOW	2.40 x 1.20
V	VENTILATOR	0.60 x 0.60
SAND BUCKET		
FIRE EXTINGUISHER		
EMERGENCY ALARM		

SCALE = 1:100 | SHEET NO: 02 / 02

Plan Showing The Proposed Industrial Building for "M/S. CHENNAI RADHA ENGINEERING WORKS PVT LTD" at Survey No.62/1,62/2,62/3,63/1,63/2. Panruti 'A' Village, Sriperumbuthur Taluk,Kancheepuram District

S E W North

NOTES:-

1.ALL DIMENSIONS & LEVELS ARE IN "M"

SPECIFICATION:-

FOUNDATION AND BASEMENT IN RCC PEDESTAL AND PLINTH BEAM OVER A BED OF RCC 1:4:8, 0.15 M THICK AS PER STRUCTURAL DETAILS.

SUPER STRUCTURE:-

SUPER STRUCTURE IN0.20 TH. ,0.12TH. COUNTRY BURNT SOLID BLOCK WALLS WITH CEMENT MORTOR 1:5

FOOTING , COLUMNS, PLINTH BEAMS ,LINTEL, SUNSHADE & FLOOR WITH RCC 1:1.5:3USING 20MM NOMINALSIZE BROCKEN STONES.

WALLS INSIDE & OUTSIDE IN CM 1:5,12mm TH.

FINISHING THE WALL PRIMING COAT

FLOORING

FINISHING THE FLOOR WITH 20 TH GRANO FLOORING OVER A BED OF PCC 1:4:8 6"TH. AND RIVER SAND

DOORS &WINDOWS

DOORS WITH COUNTRY WOODEN FRAMES , 32 TH. FLUSH DOOR SHUTTERS , SS FASTENINGS , PAINT FINISH

WINDOWS WITH MEDIUM ANODISED ALUMINIUM OPENABLE SHUTTERS WITH 4 mm GLASS & STANDARD FASTENINGS

COLOUR INDEX:-

PROPOSED BUILDING

ROAD

BOUNDARY

OWNER:

For Chennai Radha Engineering Works (P) Ltd.

Authorized Signatory

ARCHITECT :-

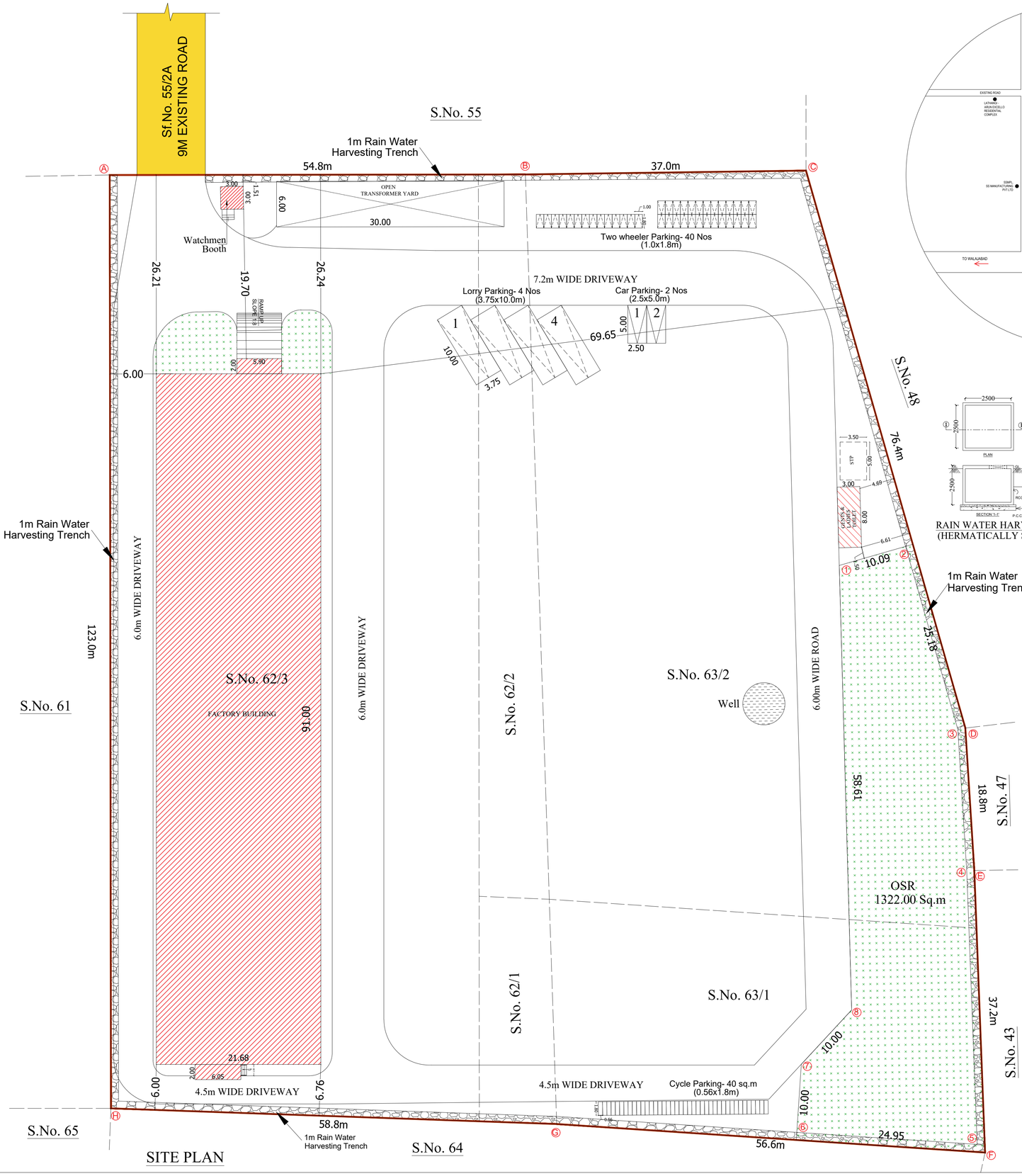
Dhinesh I Architect
CA / 2009 / 43967
10/1, 2nd Street, Kasthuribai Nagar,
Avadi, Chennai - 600 054.
dhinesh.architect@gmail.com

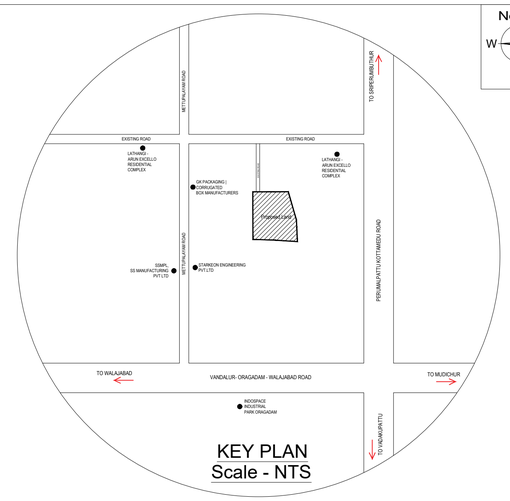
STRUCTURAL ENGINEER :-

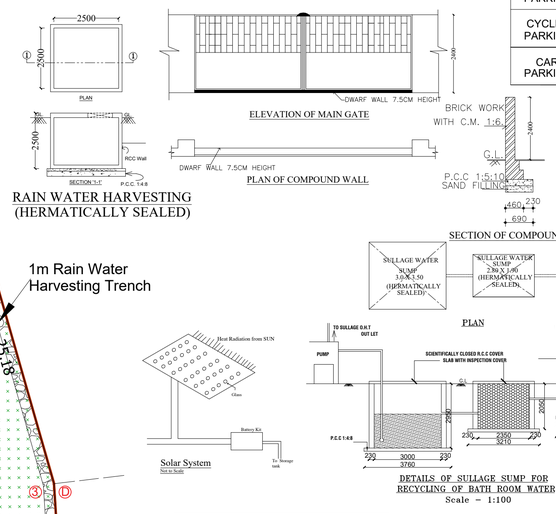
B. SENTHILKUMAR, M.E.(Structural)
Licenced Building Surveyor
Coimbatore LPA/SE/GR-I/19/03/13
17/12, V.C.S. Nagar
G.N. Mills Post, Coimbatore-641 029
Cell: 98658 52255

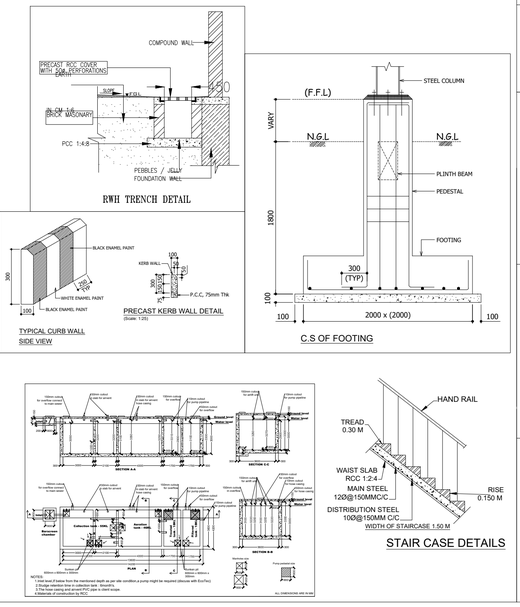
TITLE:-

BUILDING - 1
GROUND FLOOR PLAN , MEZZANINE ROOF PLAN, SECTION-'AA' & FRONT ELEVATION









SCALE = 1:300	SHEET NO: 01 / 02

Site Plan Showing The Proposed Industrial Building for "M/S. CHENNAI RADHA ENGINEERING WORKS PVT LTD" at Survey No.62/1,62/2,62/3,63/1,63/2. Panruti 'A' Village, Sriperumbuthur Taluk,Kancheepuram District

Category of Industry : Orange Category
Manufacturing Details : Code:2072 (Wire Drawing and Netting)
Plot Extent : 13050.00 Sq.m (3.22 Acres)

S.NO	DESCRIPTION		FSI AREA (In Sq.m)	NON-FSI AREA (In Sq.m)	TOTAL AREA (In Sq.m)
1	Building-1	Ground Floor - Factory	1996.62	-	1996.62
		Mezzanine Floor (Office & Canteen)	171.10	-	171.10
2	Watchmen Room		9.00	-	9.00
3	Ladies & Gents Toilet		24.00	-	24.00
		Grand Total	2,200.72	-	2,200.72

Plot Extent (As per Document)	13050.00 (3.22 Acres)
Plot Extent (As per Patta)	13050.00 (3.22 Acres)
Plot Extent (As per Drawing)	13468.16 (3.32 Acres)
FSI Achieved - 2,200.72 Sq.m	0.168
OSR Provided - 1322.00 Sq.m	10.13 %

NOTES:-

1.ALL DIMENSIONS & LEVELS ARE IN "M"

PARKING DETAILS (IN Sq.m)

DESCRIPTION		REQUIRED	PROVIDED
LORRY PARKING	1 PARKING FOR EVERY 500 Sqm OF WORKSHOP AREA =1996.62 /500 = 3.99	04 NOS	04 NOS
TWO WHEELER PARKING	1 PARKING FOR EVERY 50 Sqm OF WORKSHOP AREA =1996.62 /50 = 39.9	40 NOS	40 NOS
CYCLE PARKING	1 PARKING FOR EVERY 50 Sqm OF WORKSHOP AREA =1996.62 /50 = 39.9	40 NOS	40 NOS
CAR PARKING	1 PARKING FOR EVERY 100 Sqm OF WORKSHOP AREA =171.10 /100 = 1.71	02 NOS	02 NOS

Air Compressors	759 HP
Total No Of Labours	
Gents	30 Nos
Ladies	05 Nos

Sanitation Details	MALE		FEMALE	
	Required	Provided	Required	Provided
WC	2 Nos	2 Nos	1 Nos	1 Nos
WB	2 Nos	2 Nos	1 Nos	1 Nos
Urinals	2 Nos	2 Nos	-	-

SPECIFICATION:-

FOUNDATION AND BASEMENT IN RCC PEDESTAL AND PLINTH BEAM OVER A BED OF RCC 1:4:8, 0.15 M THICK AS PER STRUCTURAL DETAILS.

SUPER STRUCTURE:-

SUPER STRUCTURE IN0.20 TH ,.0.12TH. COUNTRY BURNT SOLID BLOCK WALLS WITH CEMENT MORTOR 1:5

FOOTING , COLUMNS, PLINTH BEAMS ,LINTEL, SUNSHADE & FLOOR WITH RCC 1:1.5:3USING 20MM NOMINALSIZE BROCKEN STONES.

WALLS INSIDE & OUTSIDE IN CM 1:5,12mm TH.

FINISHING THE WALL PRIMING COAT

FLOORING

FINISHING THE FLOOR WITH 20 TH GRANO FLOORING OVER A BED OF PCC 1:4:8 6"TH. AND RIVER SAND

DOORS &WINDOWS

DOORS WITH COUNTRY WOODEN FRAMES , 32 TH. FLUSH DOOR SHUTTERS , SS FASTENINGS , PAINT FINISH

WINDOWS WITH MEDIUM ANODISED ALUMINIUM OPENABLE SHUTTERS WITH 4 mm GLASS & STANDARD FASTENINGS

COLOUR INDEX:-

- PROPOSED BUILDING
- SITE BOUNDARY
- EXISTING ROAD
- DRIVEWAY

OWNER:

For Chennai Radha Engineering Works (P) Ltd.

Authorized Signatory

ARCHITECT :-

Dhinesh I Architect
CA / 2009 / 43967
10/1, 2nd Street, Kasthuribai Nagar,
Avadi, Chennai - 600 054.
dhinesh.architect@gmail.com

STRUCTURAL ENGINEER :-

B. SENTHILKUMAR, M.E.(Structural)
Licenced Building Surveyor
Coimbatore LPA/SE/GR-I/19/03/13
17/12, V.C.S. Nagar
G.N. Mills Post, Coimbatore-641 029
Cell: 98658 52255

THE LANDLENS SUITE

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

hello@verified.realestate · +91 9996 12 9996

FREE TOOLS · NO ACCOUNT NEEDED

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

Verified RealEstate™

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.