Verified RealEstate™

REFERENCE
2026-2027/5/21

ISSUED
21 May 2026

PP APPROVAL RECORD

Planning Permission

Kancheepuram district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

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

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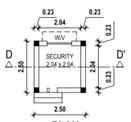
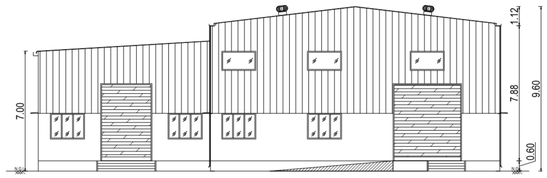
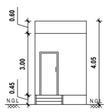
DIGITALLY VERIFIED RECORD



PLAN

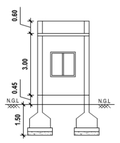


NORTH FACE ELEVATION

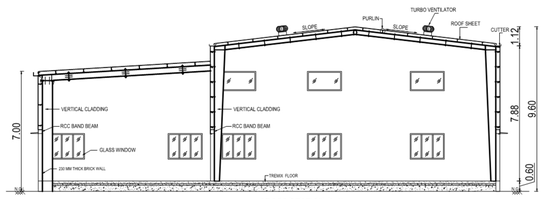


EAST FACE ELEVATION

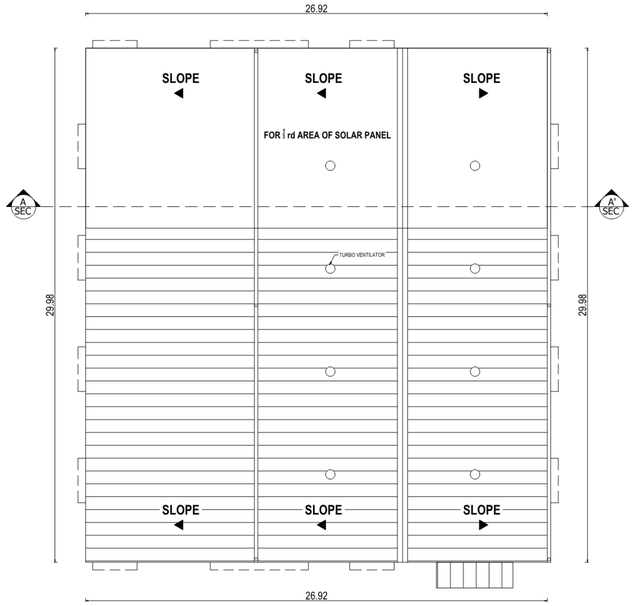
SECURITY ROOM



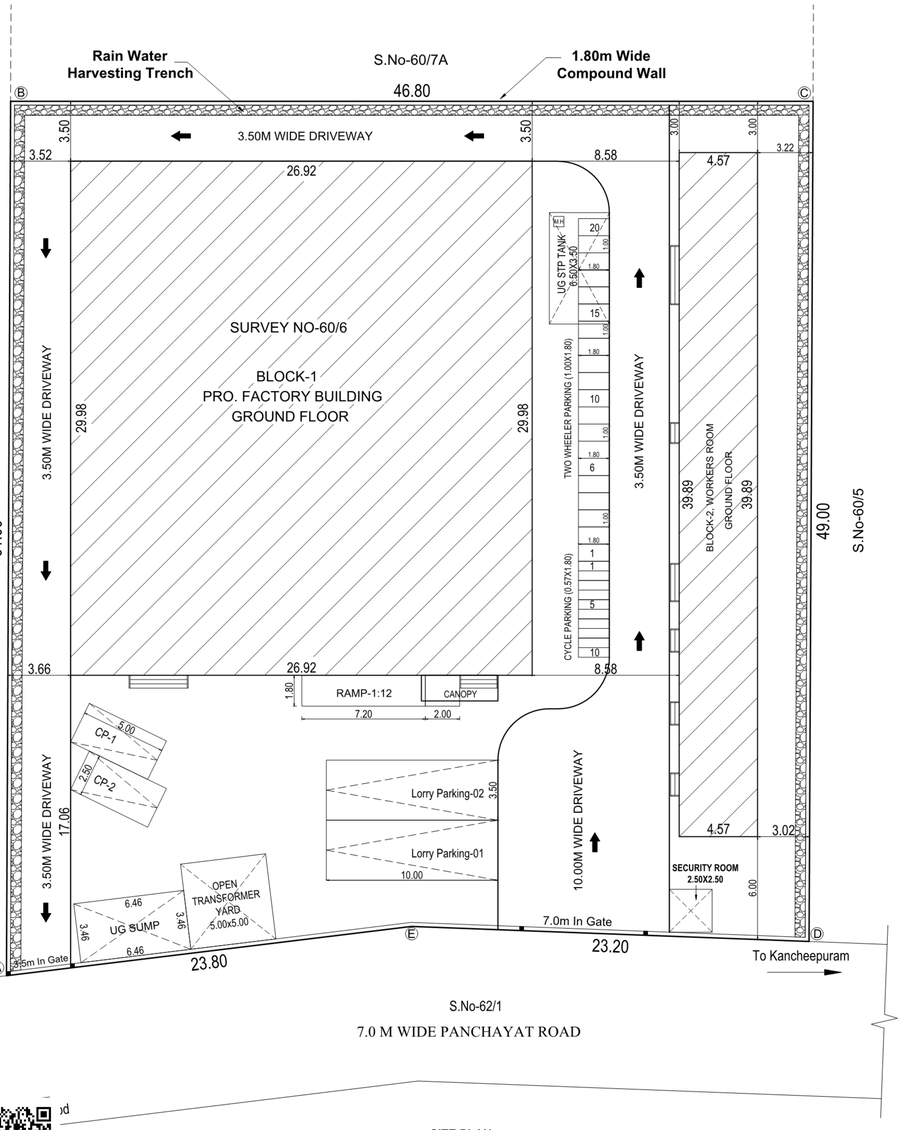
SECTION ON - D-D'



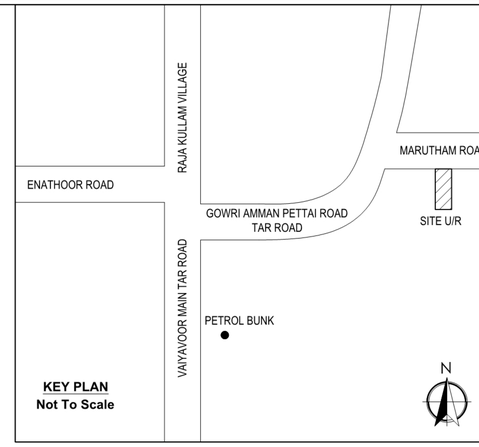
CROSS SECTION A-A'



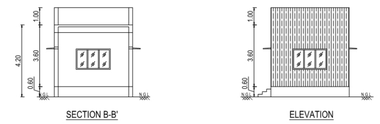
BLOCK-1, PRO.TERRACE FLOOR PLAN



SITE PLAN

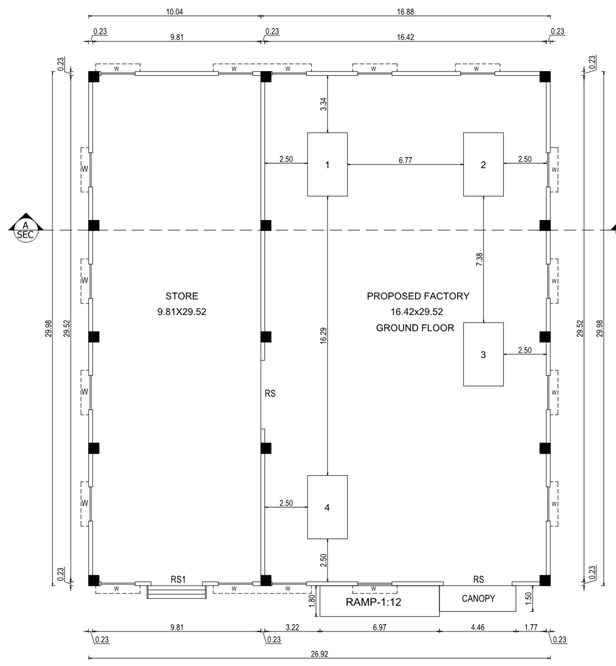


KEY PLAN
Not To Scale

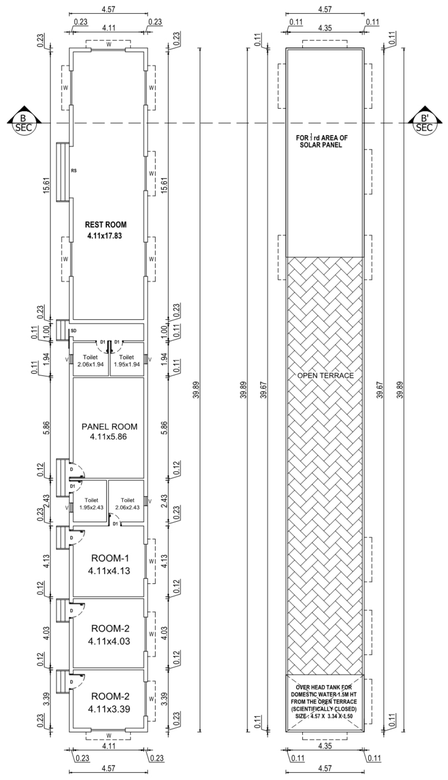


SECTION B-B'

ELEVATION

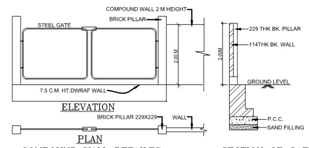


BLOCK-1, PRO.GROUND FLOOR PLAN



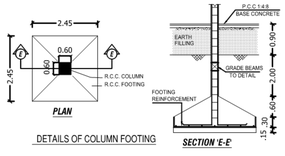
BLOCK-2, PRO. GROUND FLOOR PLAN

BLOCK-2, PRO.TERRACE FLOOR PLAN

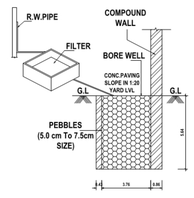


COMPOUND WALL DETAILES

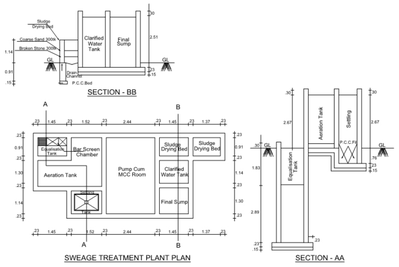
SECTION OF GATE



DETAILS OF COLUMN FOOTING



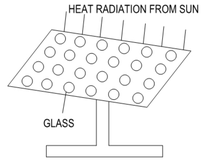
RAIN WATER TRENCH



SECTION - BB

SWEAGE TREATMENT PLANT PLAN

SECTION - AA



SOLAR SYSTEM

PLAN SHOWING THE PROPOSED CONSTRUCTION OF THE INDUSTRIAL BUILDING FOR JOBBING AND MACHINING AT GROUND FLOOR IN S.NO:60/6 AT KARUR VILLAGE & PANCHAYAT, WALAJABAD PANCHAYAT UNION, KANCHEEPURAM TALUK AND DISTRICT.

CATEGORY :GREEN INDUSTRY
SL.NO.37.JOBBING AND MACHINING.

AS PER DOCUMENT EXTENT - 0.54 Acre / 2185.27 Sq.mt

AS PER PATTA - 2200.00 Sq.mt

AREA STATEMENT OF THE PROPOSED BUILDING DETAIL :-

SL.NO	DESCRIPTION	FSI AREA. SQ.M	NON FSI AREA. SQ.M	TOTAL BUILD-UP AREA. SQ.M
1.	BLOCK-1, PRO. FACTORY GROUND FLOOR	813.75	-	813.75
2.	BLOCK-2, PRO. WORKERS ROOM GROUND FLOOR	182.30	-	182.30
3.	SECURITY ROOM	-	6.25	6.25
4.	OPEN TRANSFORMER YARD	-	25.00	25.00
5.	UG SUMP	-	22.34	22.34
6.	UG STP TANK	-	22.75	22.75
	TOTAL EXTENT	996.05	76.34	1072.39

FSI Calculation:

Floor Space Index :- $\frac{\text{Building Area}}{\text{Land Area}} = \frac{996.05}{2185.27}$

FSI ACHIEVED = 0.455 < 1.5

PARKING DETAILS

PARKING CATEGORY (Industrial Building) :-

FSI AREA : 996.05 Sq.mt

Parking Description	Required	Provided
Lorry Parking	02 Nos	02 Nos
Car Parking	02 Nos	02 Nos
Two Wheeler Parking	20 Nos	20 Nos
Cycle Parking	20 Nos	20 Nos

COLOUR REFERENCE :

* EXISTING ROAD
* SITE BOUNDARY
* PROPOSED BUILDING

SCALE - 1:200

SANITARY REQUIRED

DESCRIPTION	REQUIRED	PROVIDED
WATER COLSET	04	04
URINAL	02	-
WASH BASHAN TAPS -	03	
DRINKER WATER FOUNTAINS -	01	

SCHEDULE OF JOINERY

TYPE	DESCRIPTION	SIZE
RS	ROLLING SHUTTER	4.00 x 4.50
RS-1	ROLLING SHUTTER-1	3.00 x 4.50
D	DOOR	0.90 x 2.13
D1	DOOR - 1	0.75 x 2.13
SD	SLIDE DOOR	1.00 x 2.13
W	WINDOW	2.50 x 1.83
V	VENTILATOR	2.50 x 0.60

ALL DIMENSIONS ARE IN METER

MACHINERY DETAILS

REF	NAME OF THE MACHINERY	QTY	HP
1.	LATHE MACHINE	1	6.00
2.	DRILLING MACHINE	1	3.00
3.	PLOTHING MACHINE	1	3.0
4.	WELDING MACHINE	1	5.00

TOTAL HOSE POWER = 17.00

NO OF WORKERS - MALE : 10 Nos
NO OF WORKERS - FEMALE : 05 Nos
TOTAL NO OF WORKERS (10+5 = 15) : 15 Nos

APPLICANT SIGNATURE :-

Er. K. RAFIQUE ADAM SHERIFF,
B.E.(Civil),M.I.E.,F.I.V.,M.Sc.,F.I.C.A.,C.Eng.(I).,
CHARTERED ENGINEER, Govt. Regd Valuer,
PROFESSIONAL ENGINEER & APPROVED VALUER,
No:89, SAMPOORNA LAKSHMI STREET,
MARUTHI NAGAR, ARAPPANANCHERI,
KANCHEEPURAM - 631 502
Ph: 044-27221727 Mobile: 9884057364.

STRUCTURAL ENGINEER:-

A.J. ARUN, M.E.,
Reg Structural Engineer Grade-I
DTCP, Reg. No. SE/Gr.I/2021/12/011.
B./300. Sengazhuneer Odai Street,
KANCHIPURAM - 631502.
Cell: 9092553343.

REGISTERED ENGINEER:-

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

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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

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OMR Thoraipakkam,
Chennai 600 097, India
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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.