

PP

APPROVAL RECORD

Planning Permission

Vallam

Kancheepuram district, Tamil Nadu

APPROVAL TYPE
Building PlanISSUING AUTHORITY
Rural PanchayatPURPOSE
Industrial

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.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF
FACTORY BUILDING FOR PLOT NO.S-19/2,S.No:247pt in
THE SIPCOT AEROSPACE PARK AT VALLAM
VADAGAL,WITH IN THE VILLAGE LIMITS OF VALLAM 'A'
(KARANIPATTU) SRIPERUMBUDUR TALUK,
KANCHEEPURAM DISTRICT.

INDUSTRIAL CATEGORY : ORANGE

AS PER ANNEXURE -VII
(28 - MANUFACTURE OF ELECTROPLATING,GALVANIZING)

NOTE : ALL DIMENSIONS AREA IN METRE

MACHINERY DETAILS				
S.No.	DESCRIPTION	QTY	HP	TOTAL HP
1	BOLT FITTING	3	10.00	30.00
2	NUT RUNNER	3	20.00	60.00
3	TORQUE TIGHT & MOVEMENT CHECK	2	120.00	240.00
4	SPRING POSITIONING CENTRE	3	150.00	600.00
5	LIGHTING LOAD	-	120.00	120.00
TOTAL HP				900.00

JOINERY SCHEDULE		
RS1	5.00 x 5.00	ROLLING SHUTTER
RS2	4.00 x 5.00	ROLLING SHUTTER
MD	2.40 x 2.40	MAIN DOOR
D1	1.00 x 2.40	DOOR
D2	0.75x 2.40	TOILET DOOR
D3	1.50x 2.40	DOOR
W1	3.00 x 1.50	WINDOW
W2	2.00 x 1.50	WINDOW
W3	3.00 x 2.15	WINDOW
W4	2.00 x 2.15	WINDOW
V1	1.80 x 3.00	MECHANICAL VENTILATOR
V2	3.00 x 3.00	MECHANICAL VENTILATOR

HORSE POWER DETAILS : 900.00 HP

NO OF WORKERS DETAIL :

DESCRIPTION	MALE	FEMALE	TOTAL
FACTORY WORKERS	75	25	100

WATER REQUIREMENT - 20,000 LITRES PER DAY

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM
PROVIDED FOR ENTIRE BUILDING

DRAWING TITLE :-

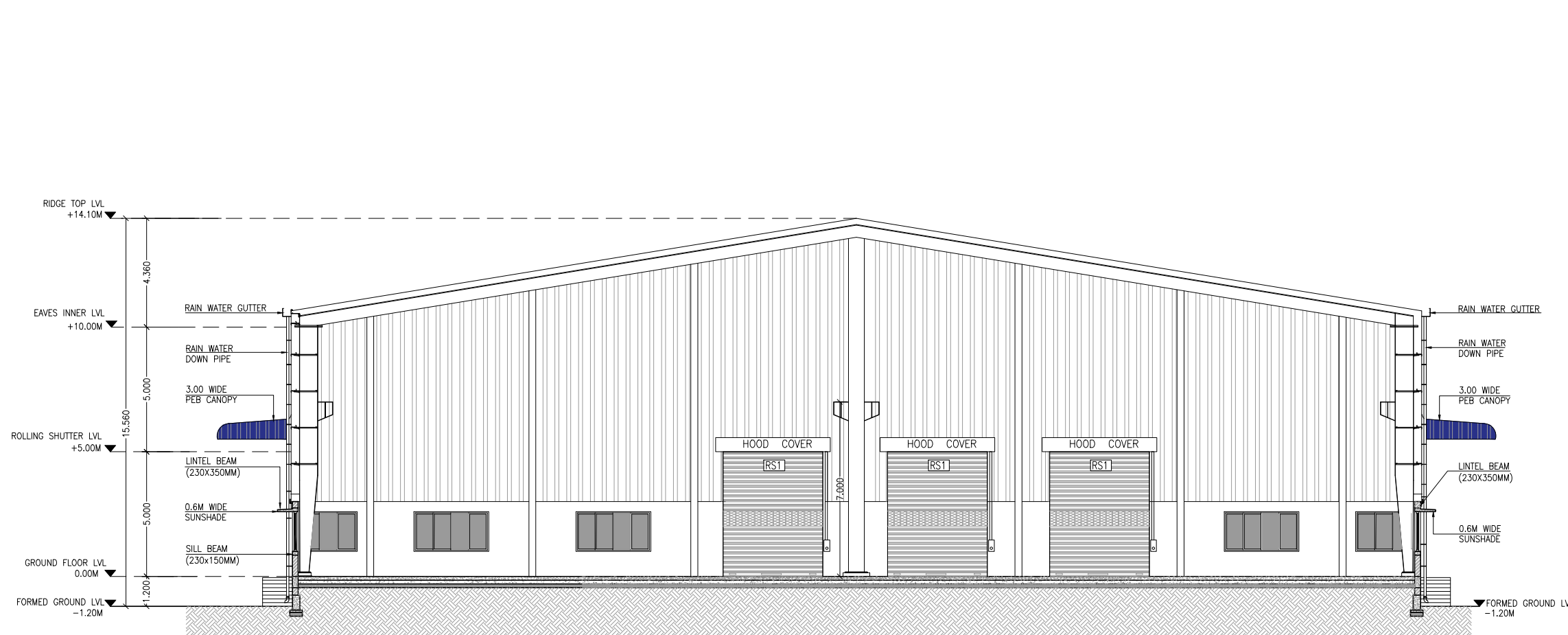
FLOOR PLANS, SECTION & ELEVATION

COLOUR INDEX :	REFERENCE :	
PROPOSED BUILDING	SCALE 1:100	
SITE BOUNDARY		
APPROACH ROAD		
PROPOSED DRIVEWAY		

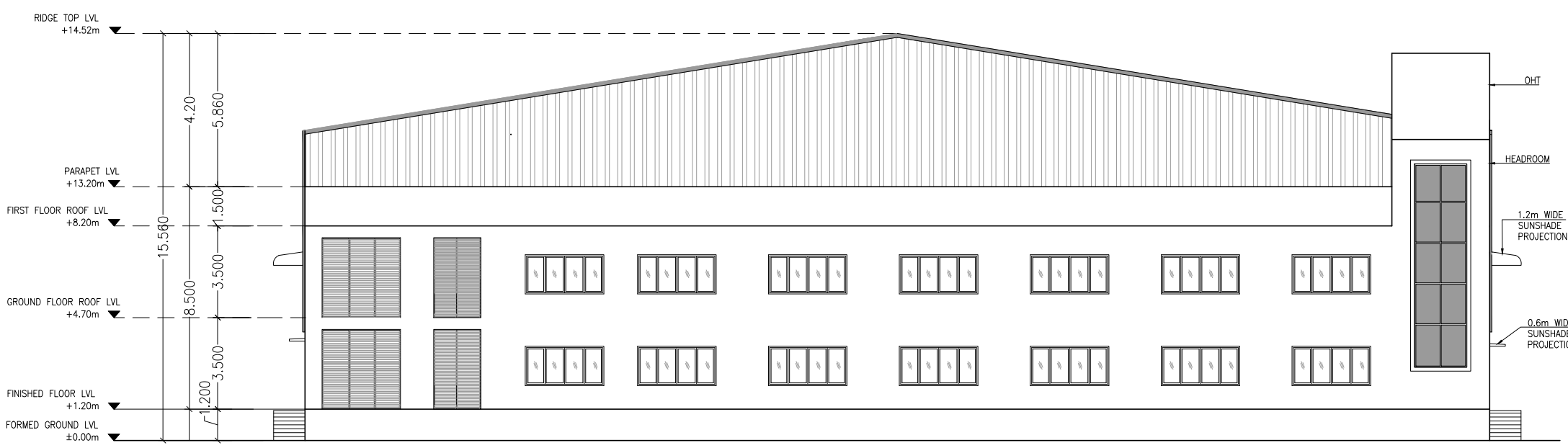
APPLICANT :

REG. STRUCTURAL ENGINEER :

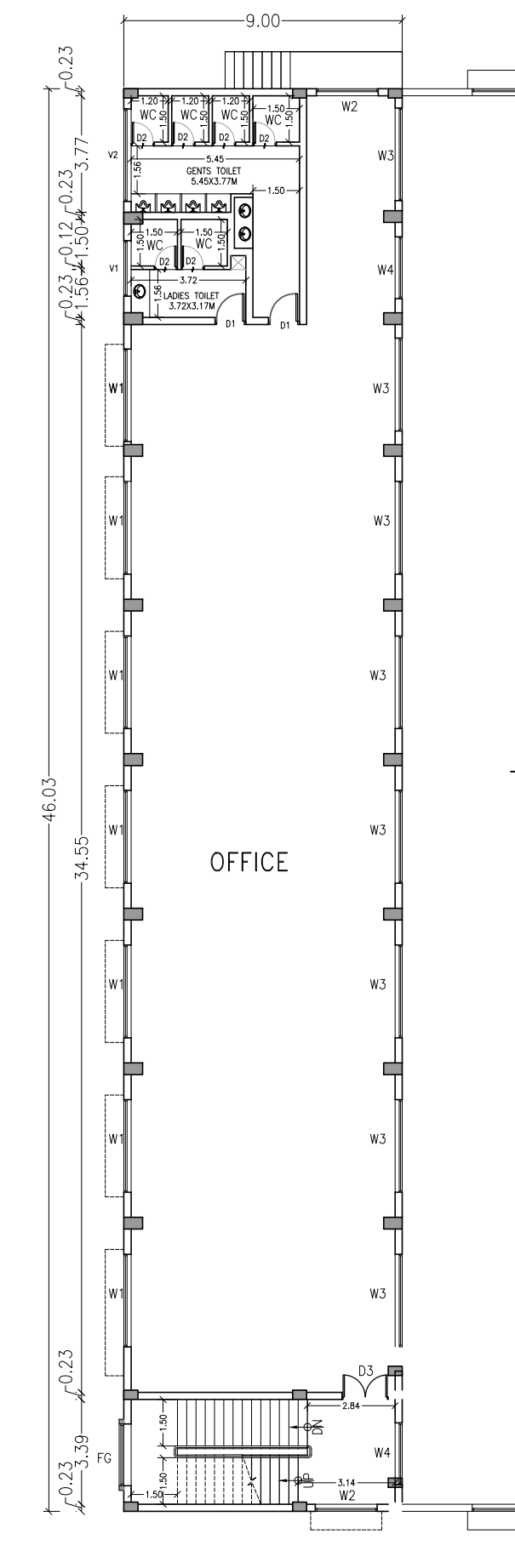
REG. ARCHITECT



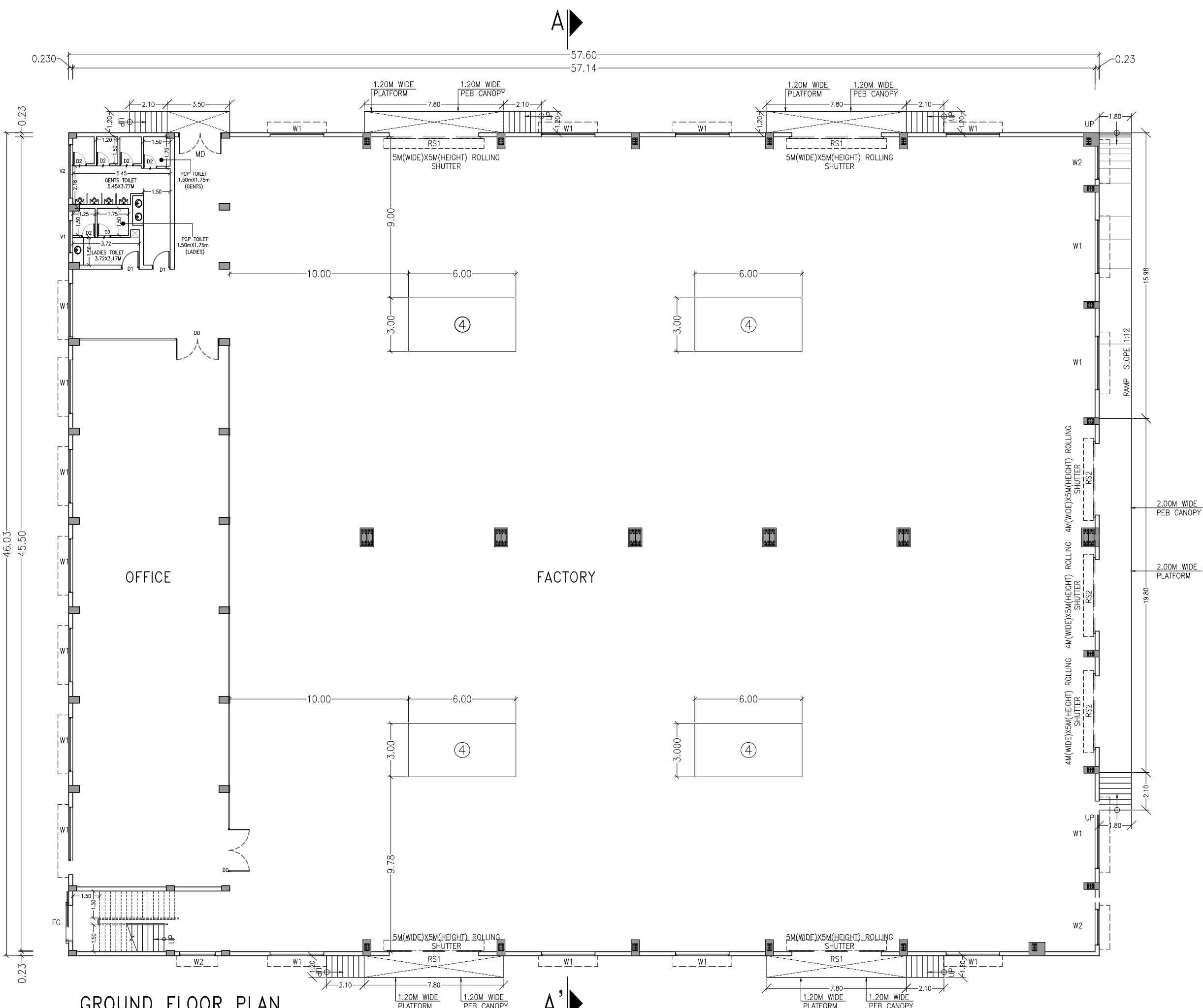
SECTION A-A'



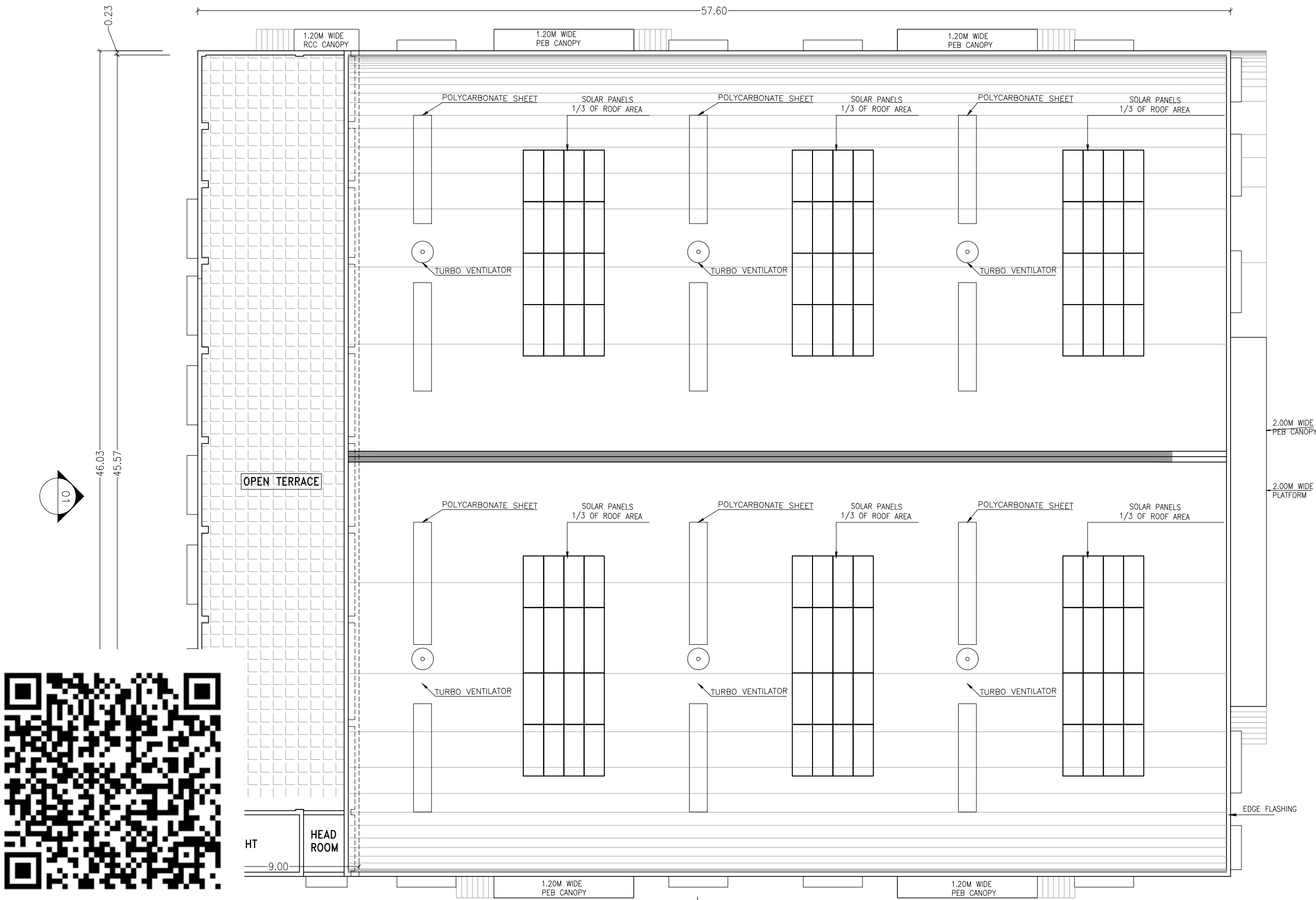
ELEVATION - 01



FIRST FLOOR PLAN- OFFICE



GROUND FLOOR PLAN
FACTORY & OFFICE



ROOF PLAN
FACTORY & OFFICE



PLAN SHOWING THE PROPOSED CONSTRUCTION OF FACTORY BUILDING FOR PLOT NO.S-19/2, S.no:247pt IN THE SIPCOT AEROSPACE PARK AT VALLAM VADAGAL, VALLAM 'A' VILLAGE (KARANIPATTU), SRIPERUMBUDUR TALUK, KANCHEEPURAM

DISTRICT CATEGORY : ORANGE AS PER ANNEXURE -VII (28 - MANUFACTURE OF ELECTROPLATING,GALVANIZING)

SIPCOT LAYOUT NO: ம.வ.ந.க.து.இ.(கா.மா.) எண்.114/2021 (REVISION OF ம.வ.ந.க.து.இ.(கா.மா.) எண்.82/2021)

NOTE : ALL DIMENSIONS AREA IN METRE

AREA STATEMENT DETAILS

SITE AREA as Per DOCUMENT: 4451.54 sq.m

BUILDING AREA DETAILS :

S.NO	DESCRIPTION	FSI (SQ.M)	NON-FSI (SQ.M)	TOTAL BUILT-UP (SQ.M)
1	FACTORY (GROUND FLOOR)	2237.05	-	2237.05
2	OFFICE (GROUND FLOOR)	414.27	-	414.27
3	OFFICE (FIRST FLOOR)	414.27	-	414.27
5	CANOPY AREA	77.28	-	77.28
6	SECURITY ROOM	9.00	-	9.00
8	STP	-	34.80	34.80
9	UG SUMP(DOMESTIC & FIRE SAFETY)	-	63	63
10	HEAD ROOM	-	32.94	32.94
TOTAL		3151.87	130.74	3282.61

FLOOR SPACE INDEX = $\frac{3151.87}{4451.54} = 0.70$

PARKING DETAILS :

DESCRIPTION	REQUIRED	PROVIDED
LORRY PARKING	3.00	3.00
CAR PARKING	6.00	6.00
TWO WHEELER PARKING	30.00	30.00
CYCLE PARKING	30.00	30.00

HORSE POWER DETAILS : 900.00 HP

DESCRIPTION	MALE	FEMALE	TOTAL
FACTORY WORKERS	75	25	100

WATER REQUIREMENT - 20,000 LITRES PER DAY

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

DRAWING TITLE :-

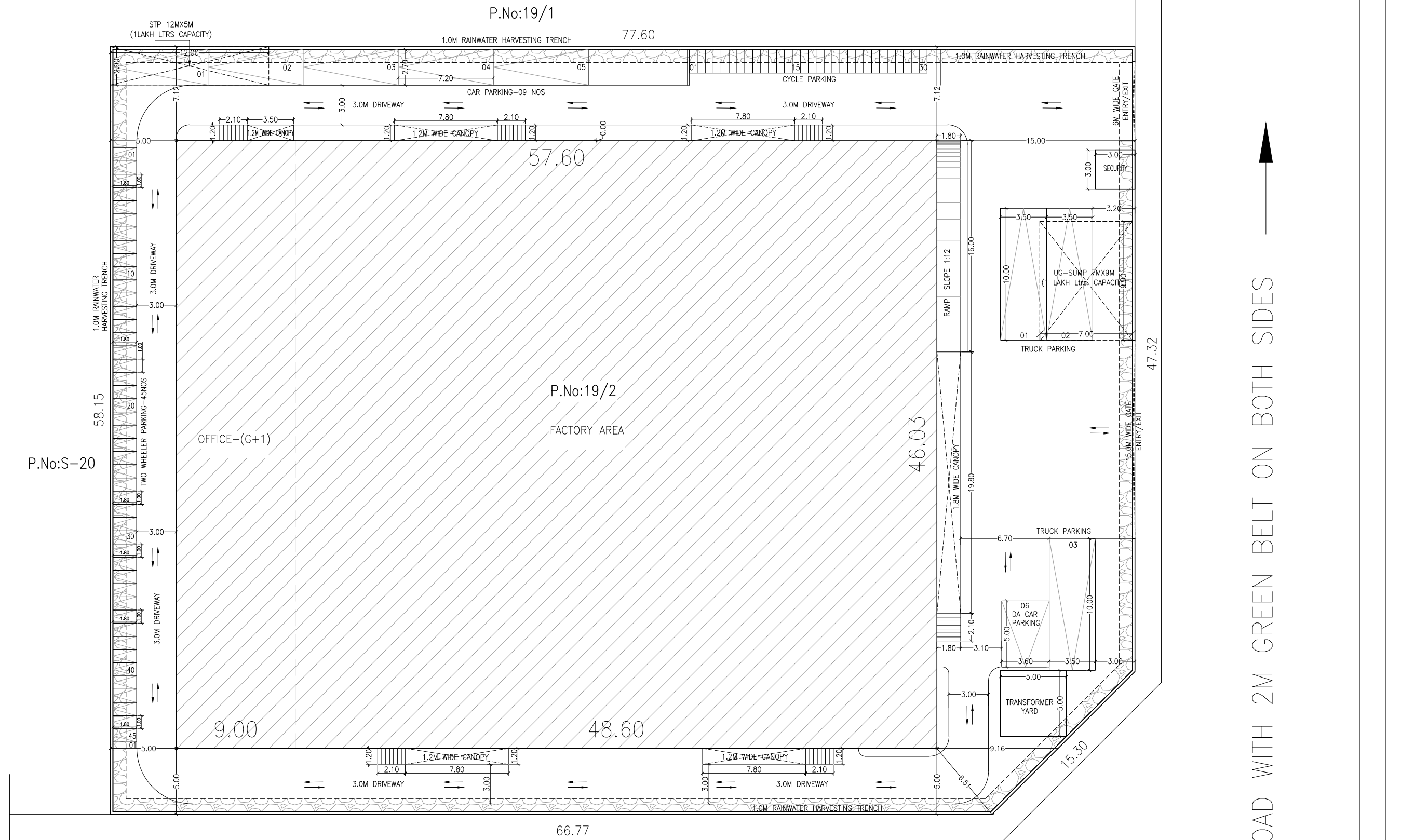
SITE PLAN

COLOUR INDEX :	REFERENCE :
PROPOSED BUILDING	SCALE 1:250
SITE BOUNDARY	
APPROACH ROAD	
PROPOSED DRIVEWAY	

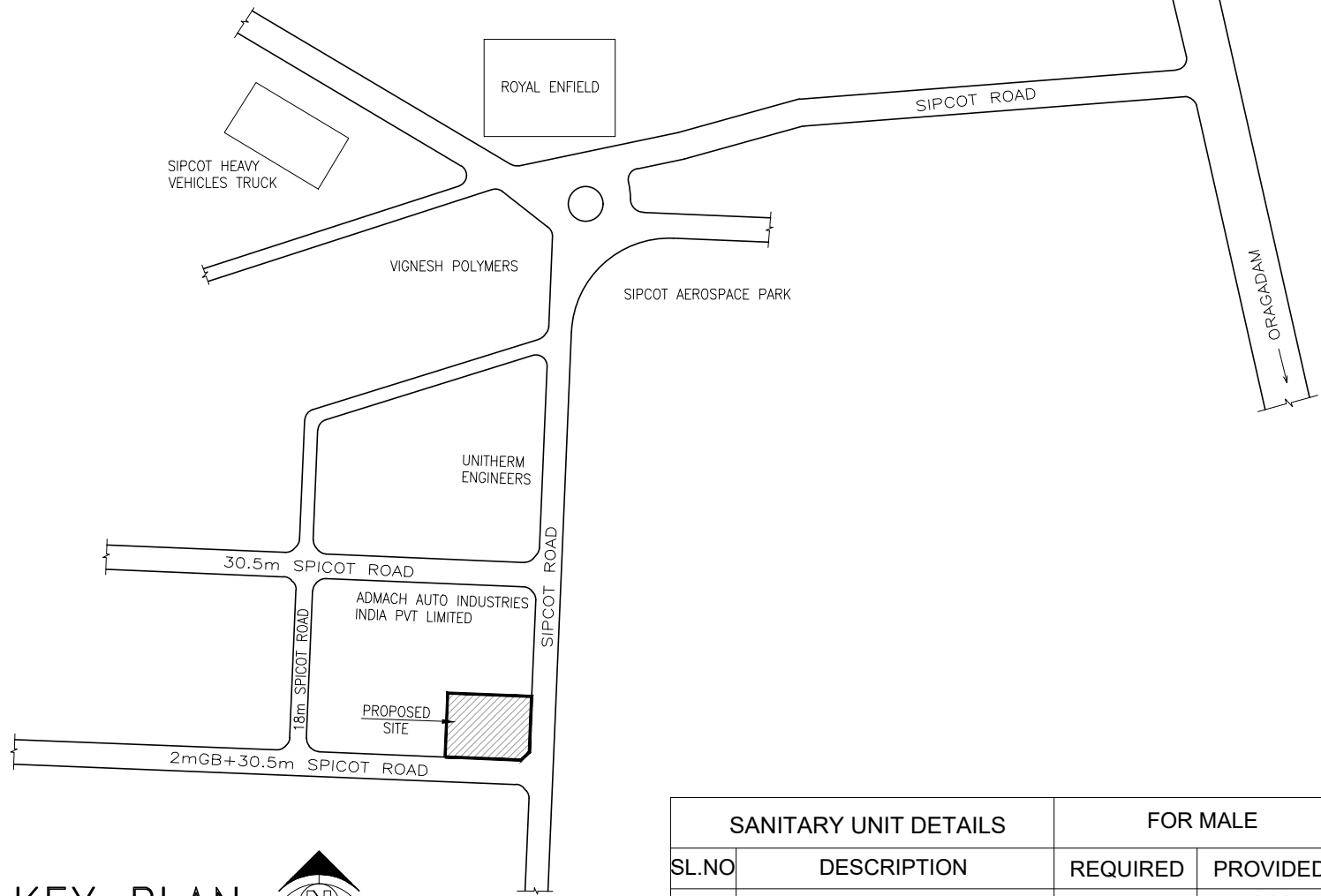
APPLICANT :

REG. STRUCTURAL ENGINEER :

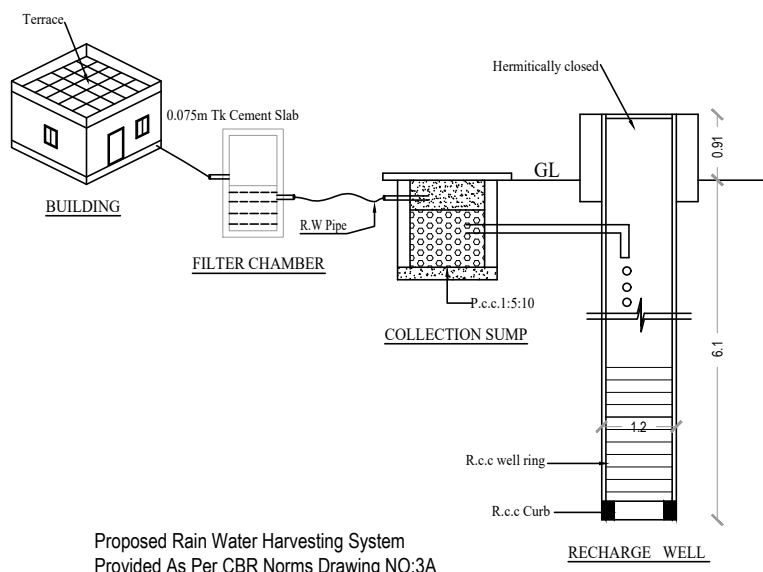
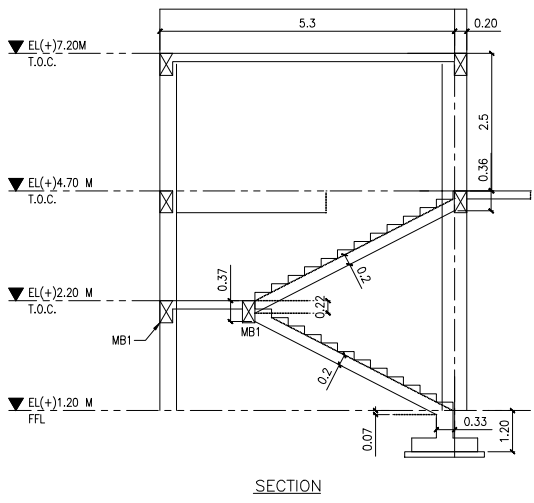
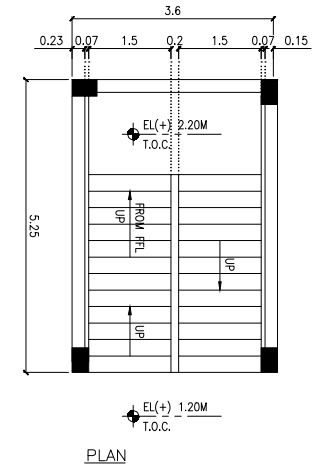
REG. ARCHITECT



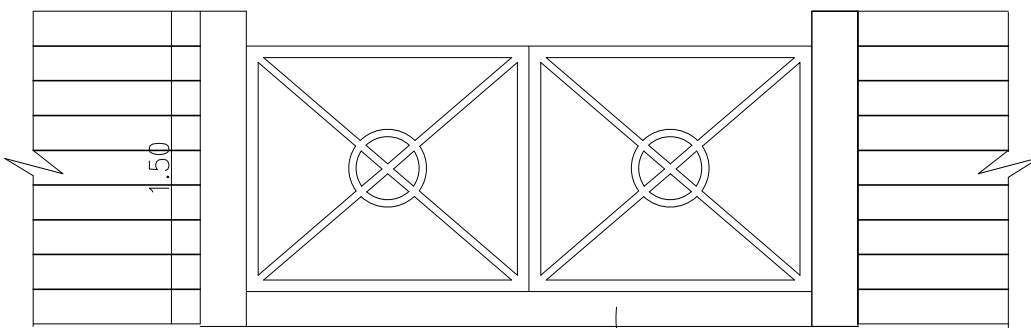
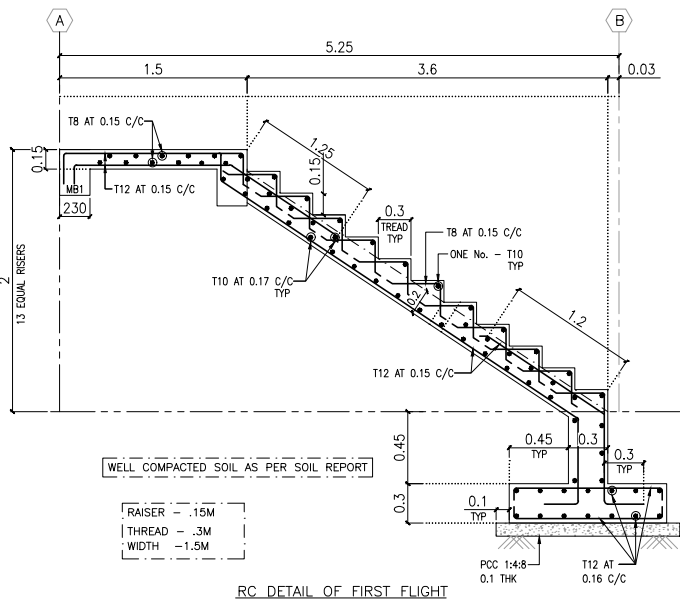
KEY PLAN
NOT TO SCALE



SANITARY UNIT DETAILS		FOR MALE		FOR FEMALE	
SL.NO	DESCRIPTION	REQUIRED	PROVIDED	REQUIRED	PROVIDED
1	WATER CLOSET with abulsion taps	04 NOS	08 NOS(1-PHD)	02 NOS	04 NOS (1-PHD)
2	URINEL	04 NOS	08 NOS	-	-
3	WASHING TAPS	03 NOS	08 NOS	01 NOS	01 NOS

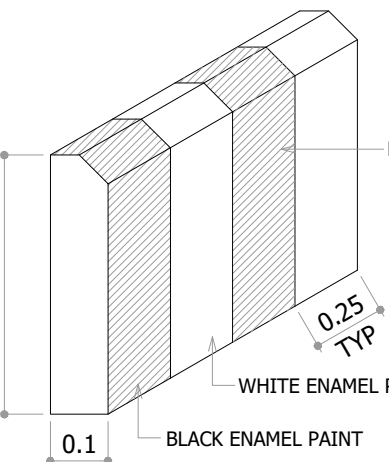


Proposed Rain Water Harvesting System
Provided As Per CBR Norms Drawing NO.3A
(Not to Scale)

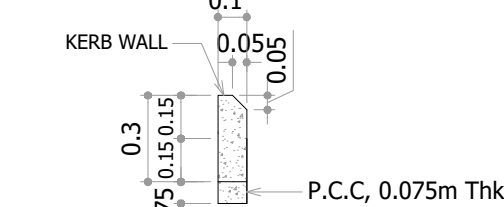


GATE DETAIL

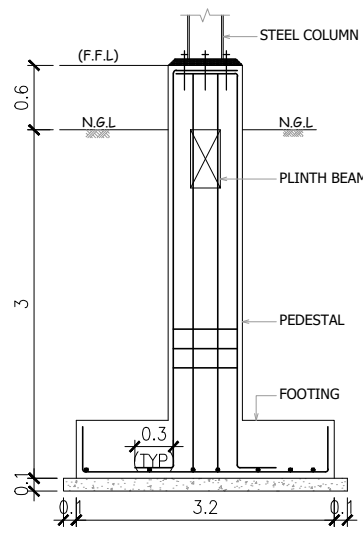
DWafWall Masonry
.075m ht.



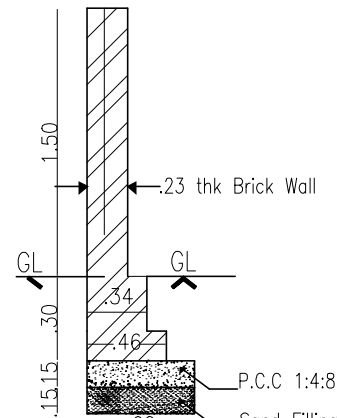
TYPICAL CURB WALL
SIDE VIEW



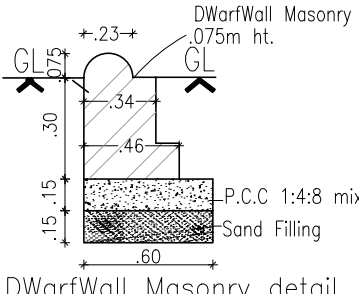
PRECAST KERB WALL DETAIL



C.S OF FOOTING

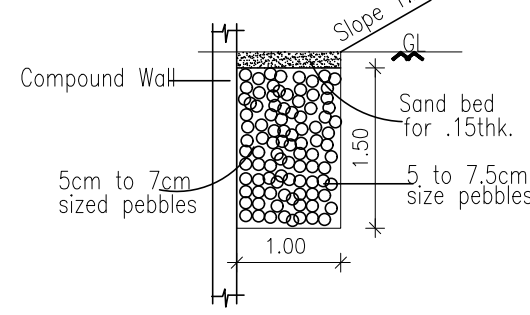
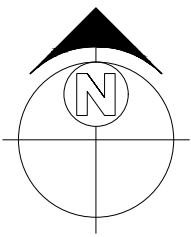


CompoundWall detail

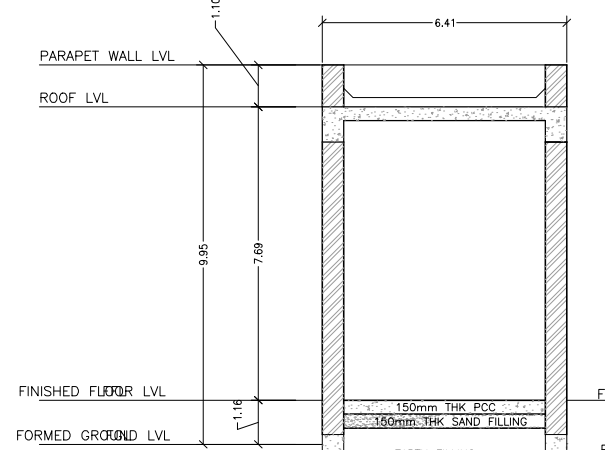


DWafWall Masonry detail

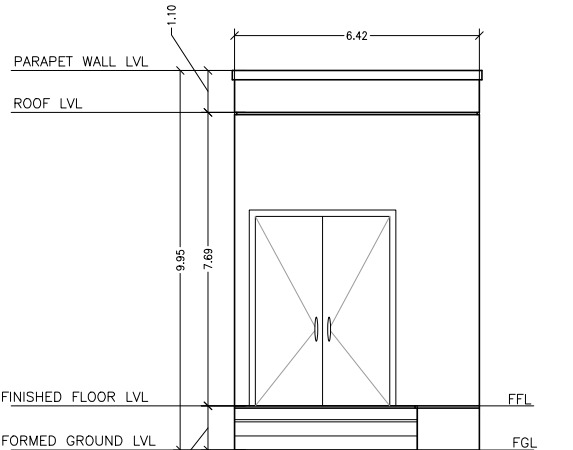
SITE- PLAN



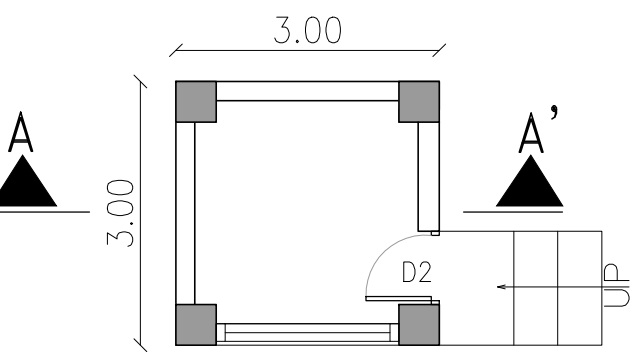
Rain Water Trench Detail



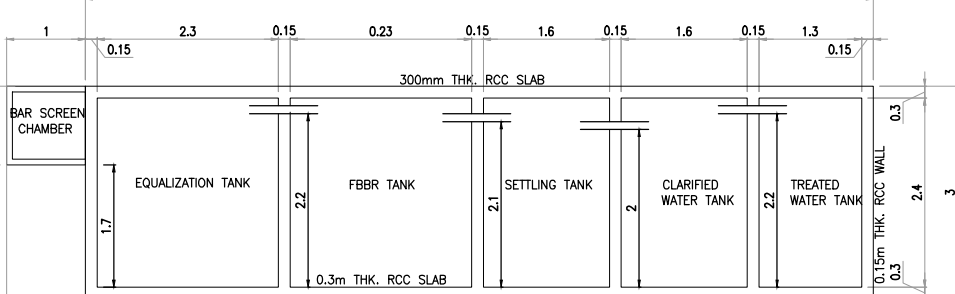
SECTION-AA'



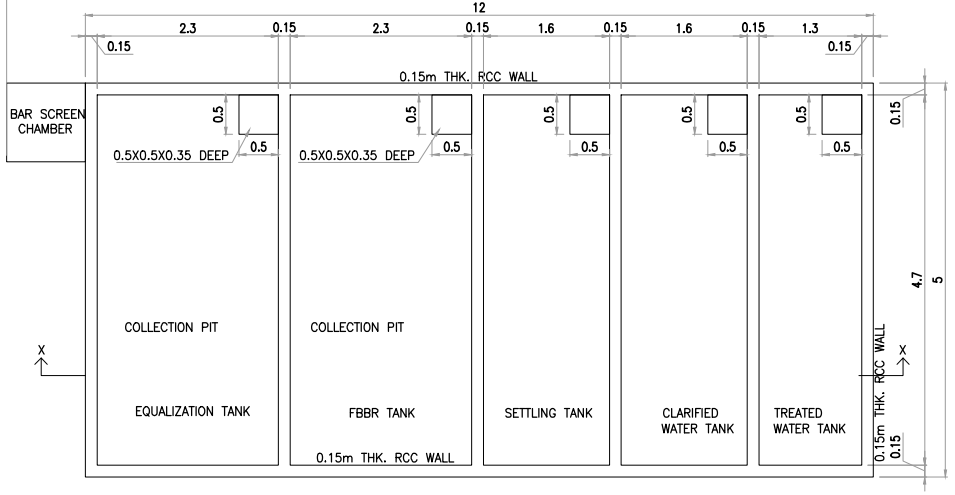
FRONT ELEVATION



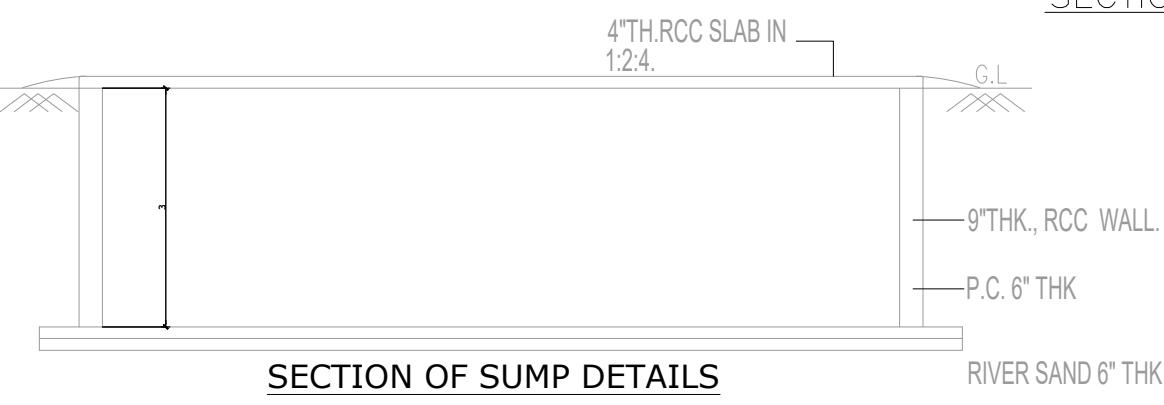
PLAN-SECURITY ROOM



SECTION OF XX



PLAN OF STP



SECTION OF SUMP DETAILS



PLAN OF SUMP
HERMETICALLY CLOSED

SUMP DETAILS

N.T.S

DETAIL DRAWINGS

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.

