

PP

APPROVAL RECORD

Planning Permission

Survey 56

Balnallur

Kancheepuram district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

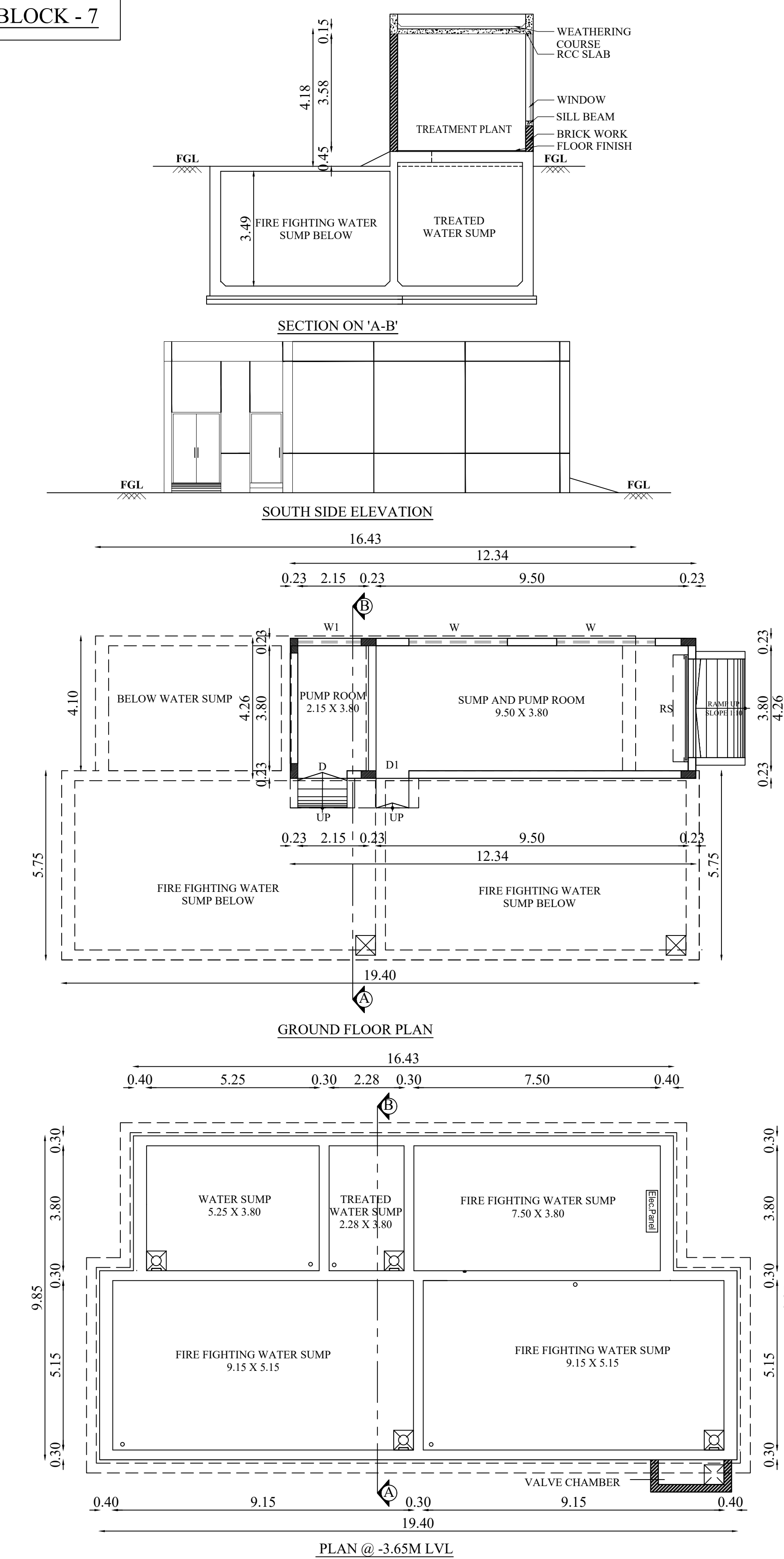
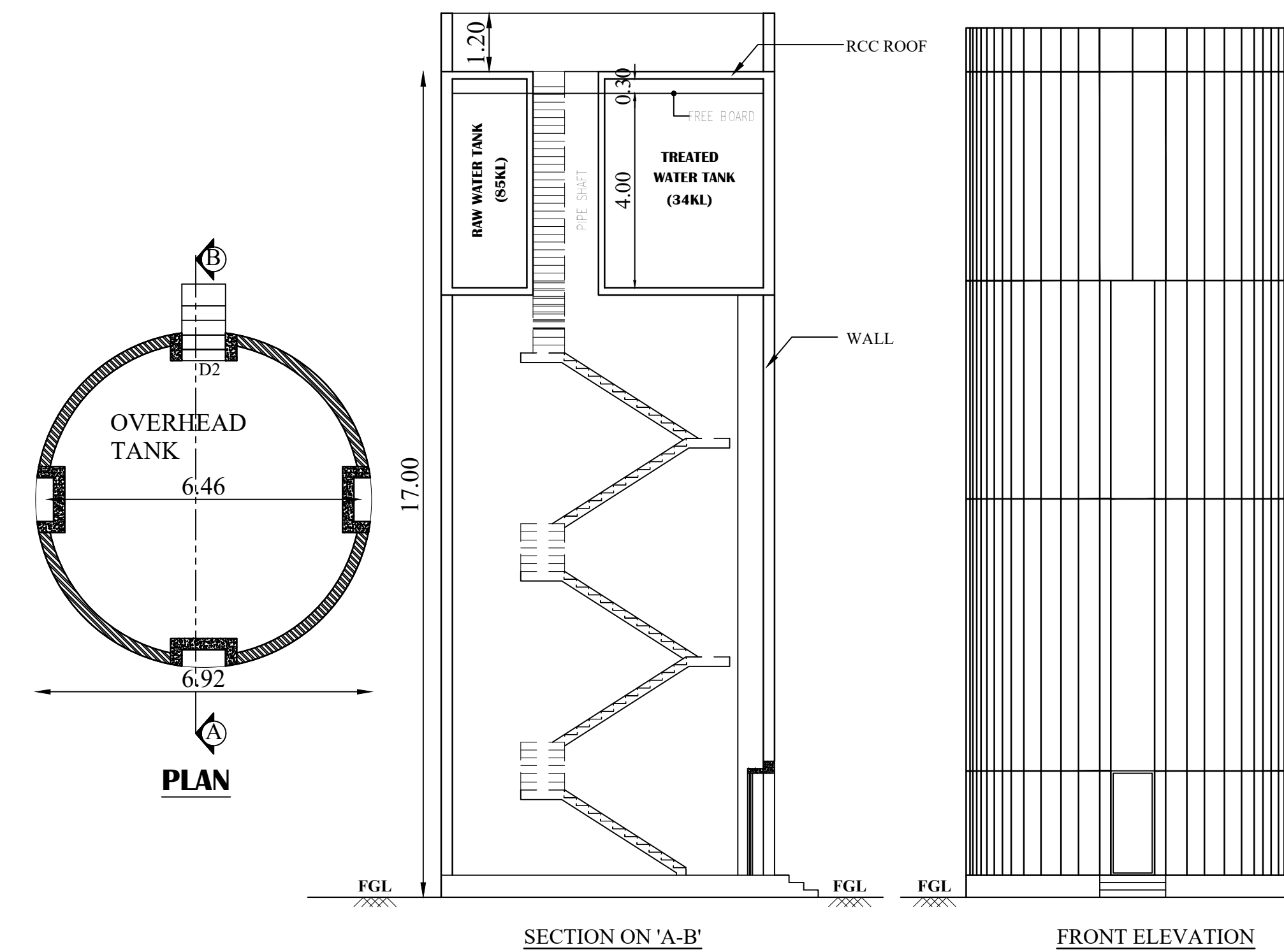
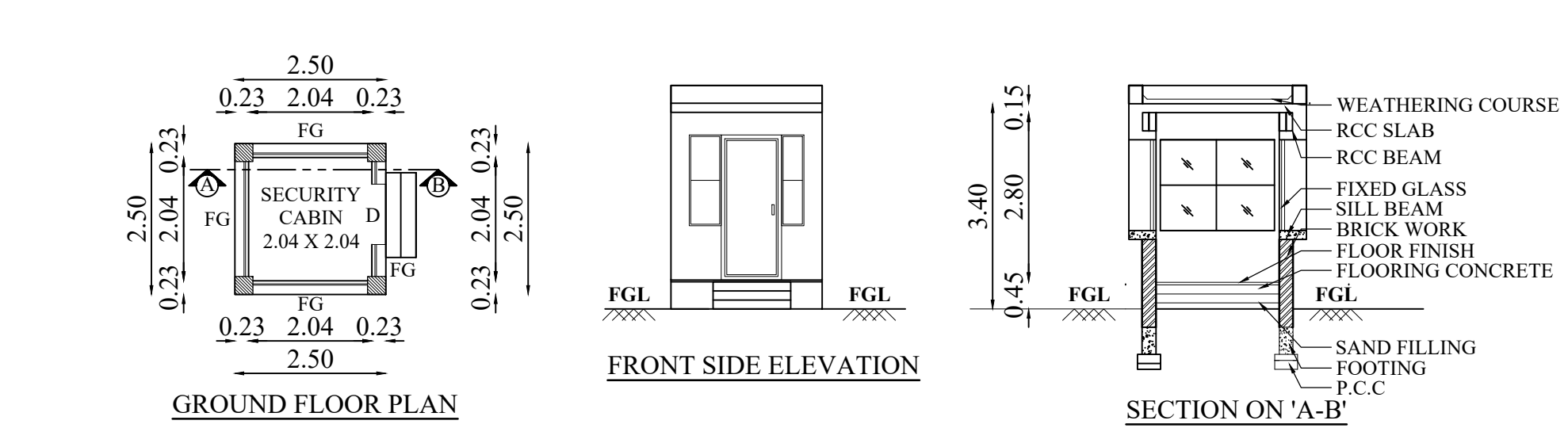
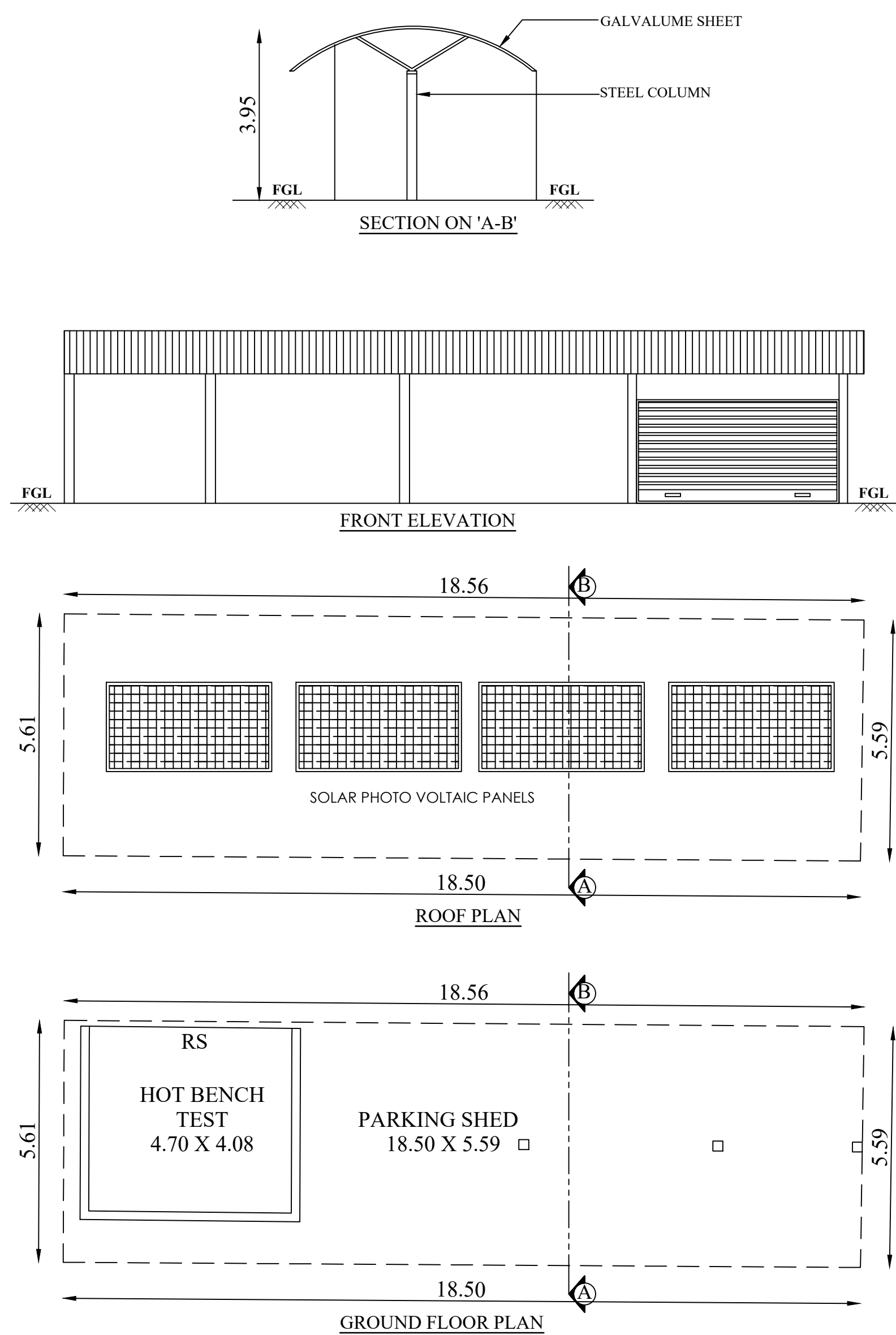
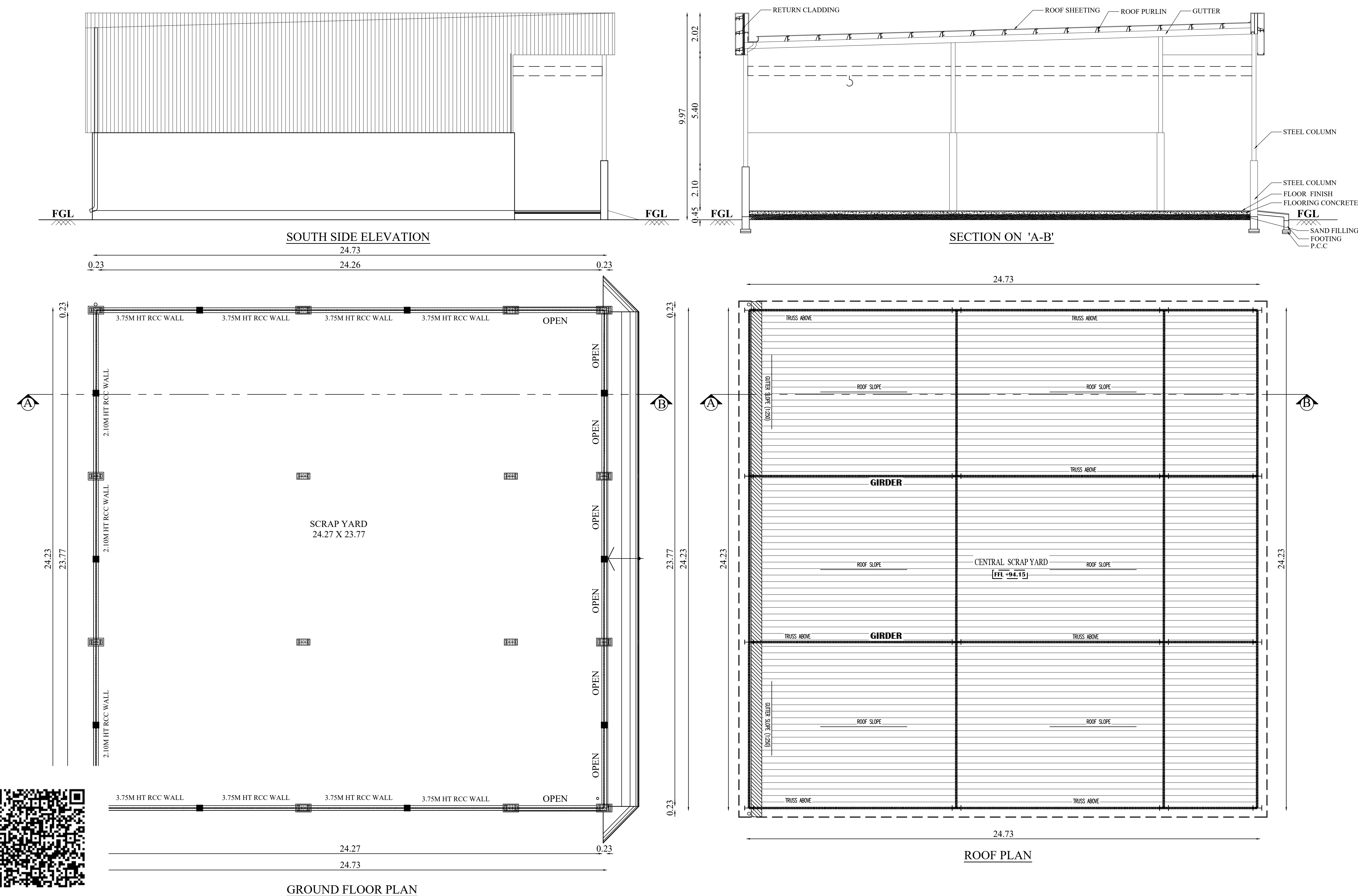
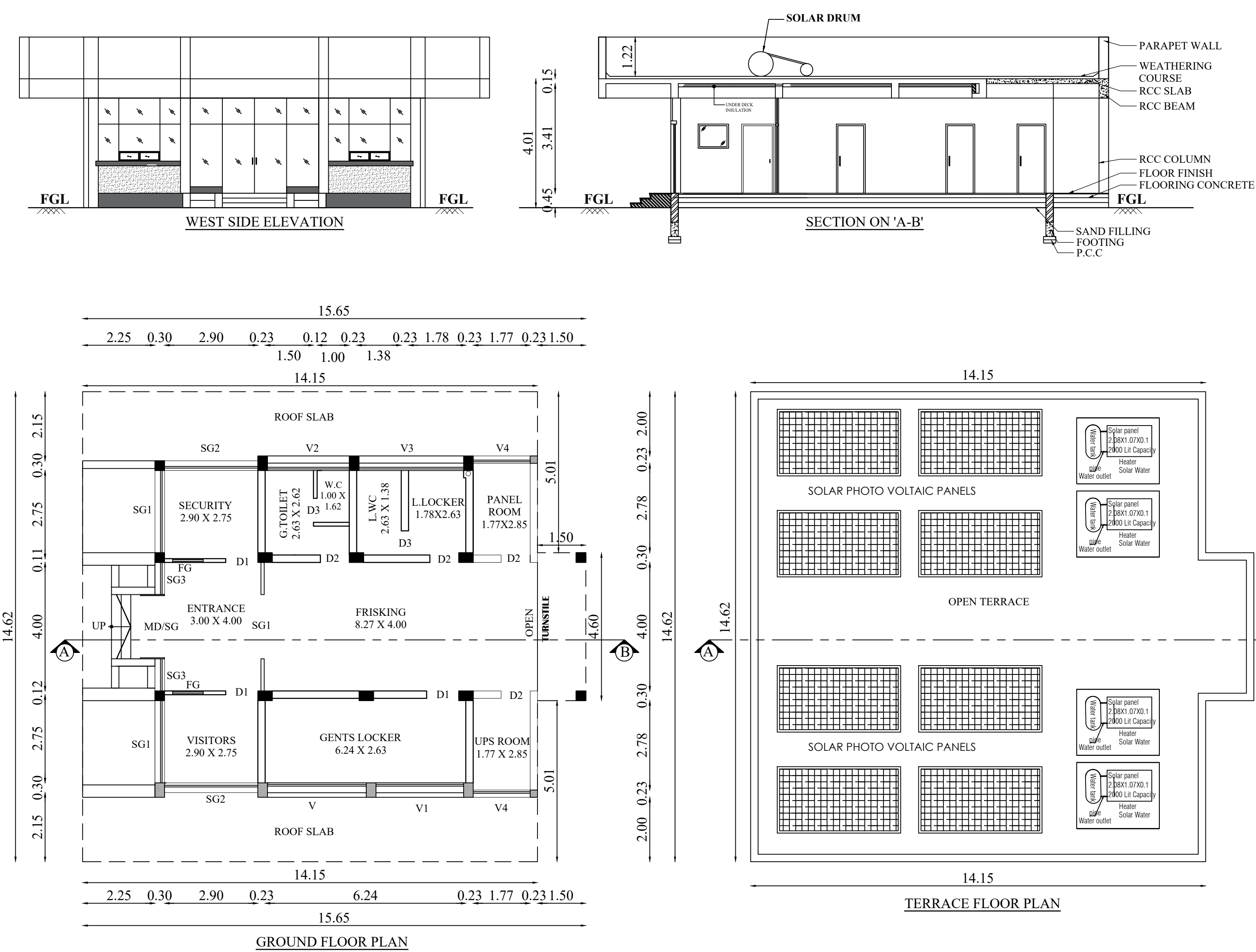
Rural Panchayat

PURPOSE

Industrial

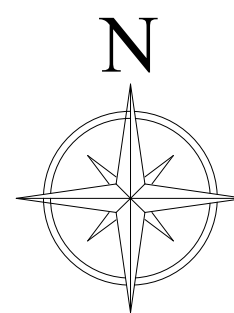
The approval as the planning authority issued it, reproduced in full behind this page.

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



PLAN SHOWING THE EXISTING CONSTRUCTED AND ADDITIONAL PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING IN PLOT NO: G-109, S.F.NO:56 Pt, 57 Pt, 58 Pt & 59 Pt AT VADAGAL "A" VILLAGE, SRIPERUMBUDUR TALUK, KANCHEEPURAM DISTRICT.

Applicant Name :
M/s. L.G.Balakrishnan and Bros Limited
Online Application No : SWP/BPA/485449/2025



Scale 1:100

AREA DETAILS:

Floor Name	FSI Area Area (in Sqm)	Non-FSI Area (in Sqm)	Total Built up Area (in Sqm)
BLOCK-3 (TIME OFFICE)			
GROUND FLOOR	213.77	-	213.77
BLOCK-4 (SECURITY)			
GROUND FLOOR	6.25	-	6.25
BLOCK-6 (SCRAP YARD)			
GROUND FLOOR	599.21	-	599.21
BLOCK-7 (PUMP ROOM)			
GROUND FLOOR	52.57	-	52.57
BLOCK-8 (HOT BENCH TEST & PARKING SHED)			
GROUND FLOOR	103.74	-	103.74
BLOCK-9 (O.H.T)			
GROUND FLOOR	37.61	-	37.61

JOINERY DETAILS

TYPE	DESCRIPTION	SIZE
RS	ROLLING SHUTTER	4.70 X 2.40
MD	MAIN DOOR	2.00 X 2.15
D	DOOR	1.50 X 2.15
D1	DOOR 1	1.00 X 2.15
D2	DOOR 2	0.90 X 2.15
D3	DOOR 3	0.76 X 2.15
SG	STRUCTURAL GLASS /FG	2.00 X 2.76
SG1	STRUCTURAL GLASS 1 /FG	2.56 X 2.76
SG2	STRUCTURAL GLASS 2 /FG	2.90 X 2.76
SG3	STRUCTURAL GLASS 3 /FG	1.00 X 2.76
W	WINDOW	1.93 X 2.65
W1	WINDOW 1	3.00 X 2.65
V	VENTILATOR	3.07 X 0.81
V1	VENTILATOR 1	2.72 X 0.81
V2	VENTILATOR 2	2.55 X 0.81
V3	VENTILATOR 3	3.26 X 0.81

Vidya
VIDYA SRINIVASAN
CAI / 2015/69371
VESTA ARCHITECTS
252, Avinashi Road,
Pecantradu,
Coimbatore - 641 004.

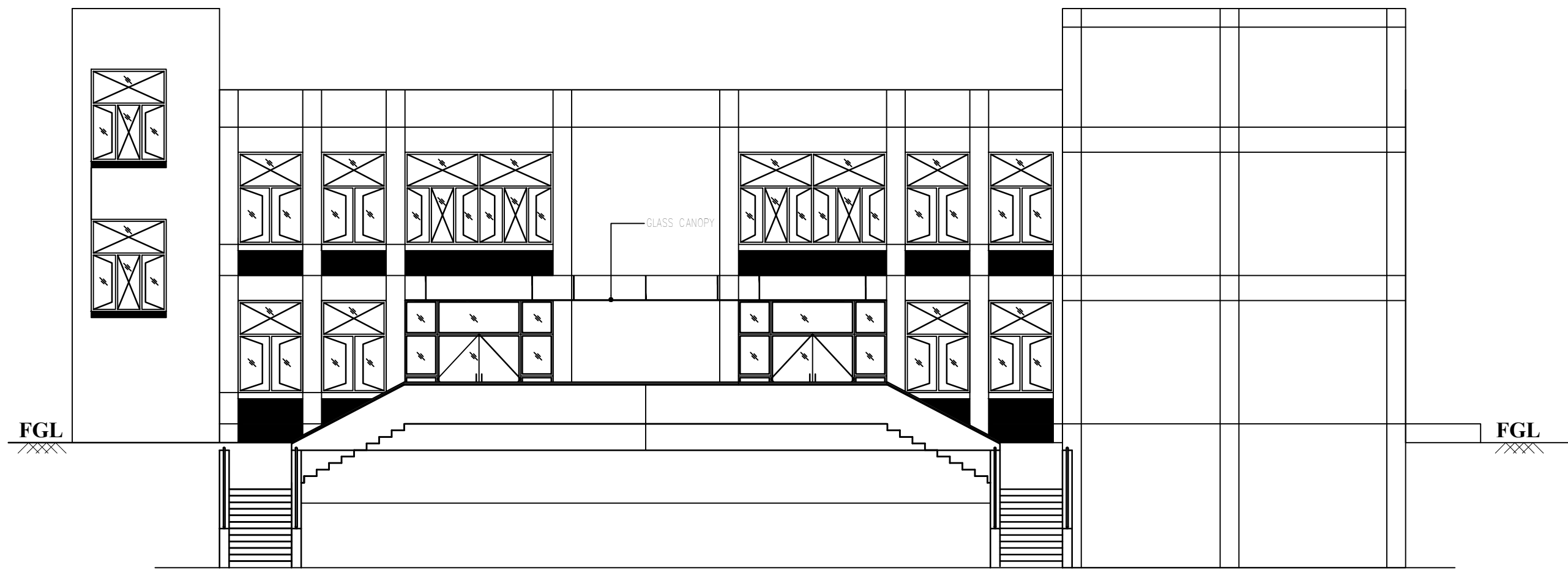
Architect

P. Ramani
Er. P. RAMANI, As per the Rules, 1957.
Registered Structural Engineer Grade-I (SR)
RSTCP Reg No. 654, RSTCP Reg No. 654/1907/0222
S.S. Mariani Apartment,
No 5/13, Thambiah Road East,
West Maramburam, Chennai-600 023.

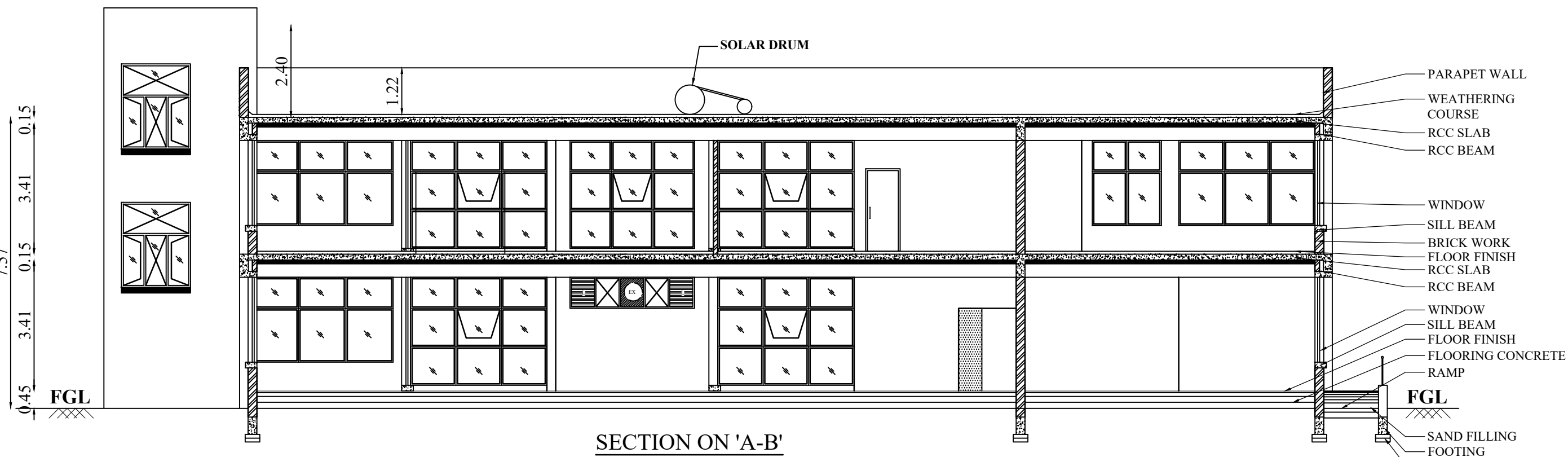
Structural Engineer

P. Prabhakaran
P. PRABHAKARAN
Managing Director

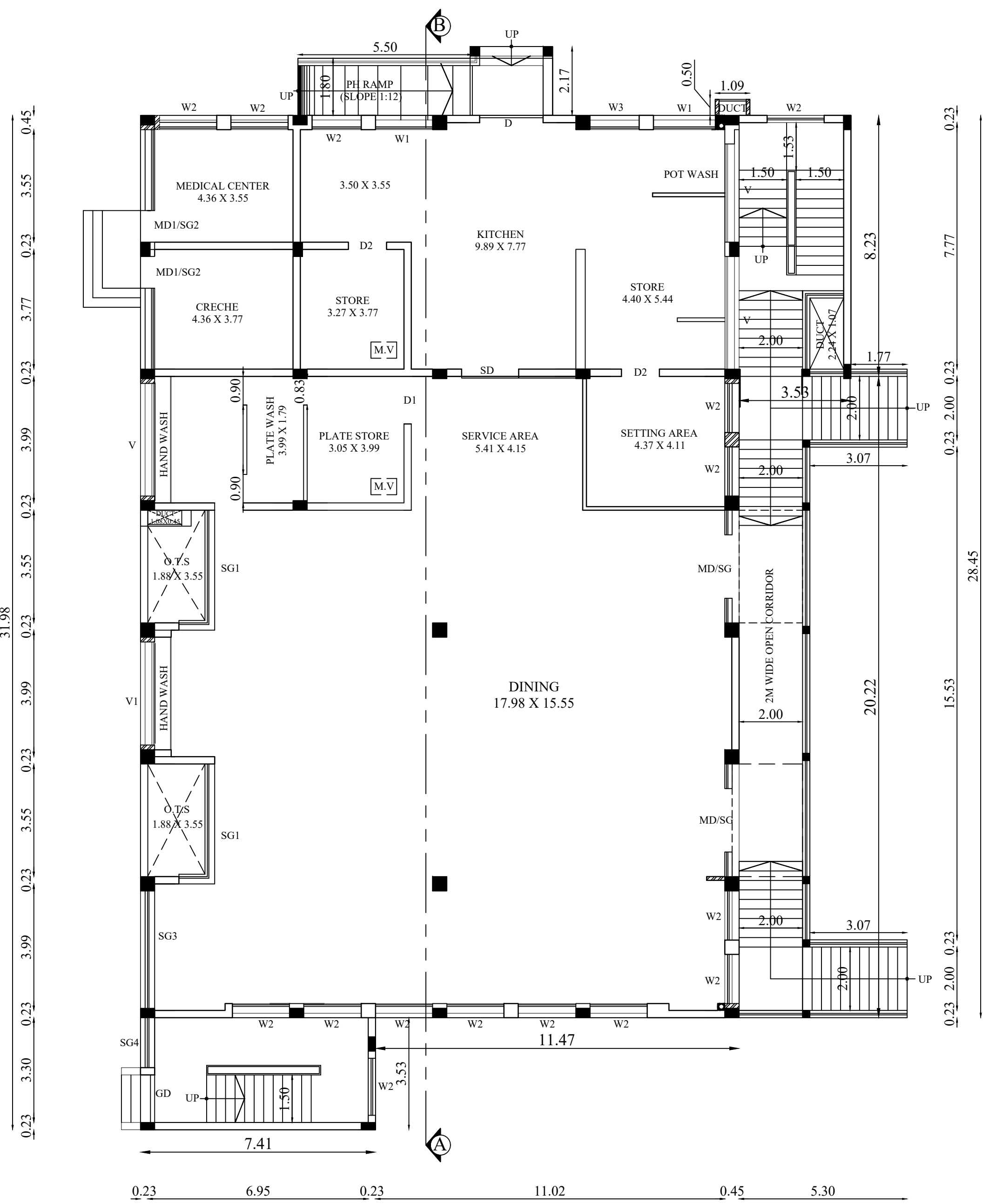
Applicant



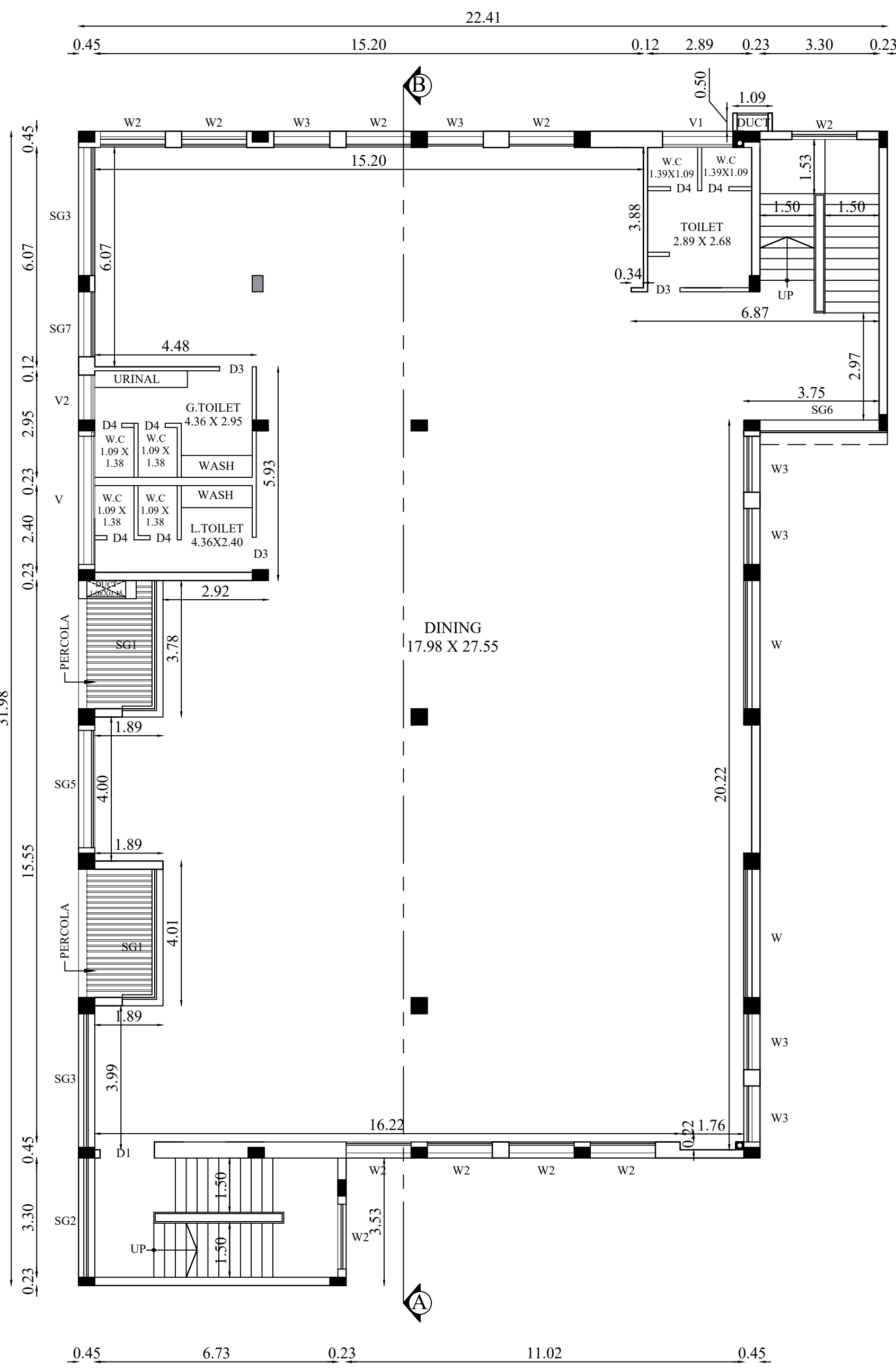
EAST SIDE ELEVATION



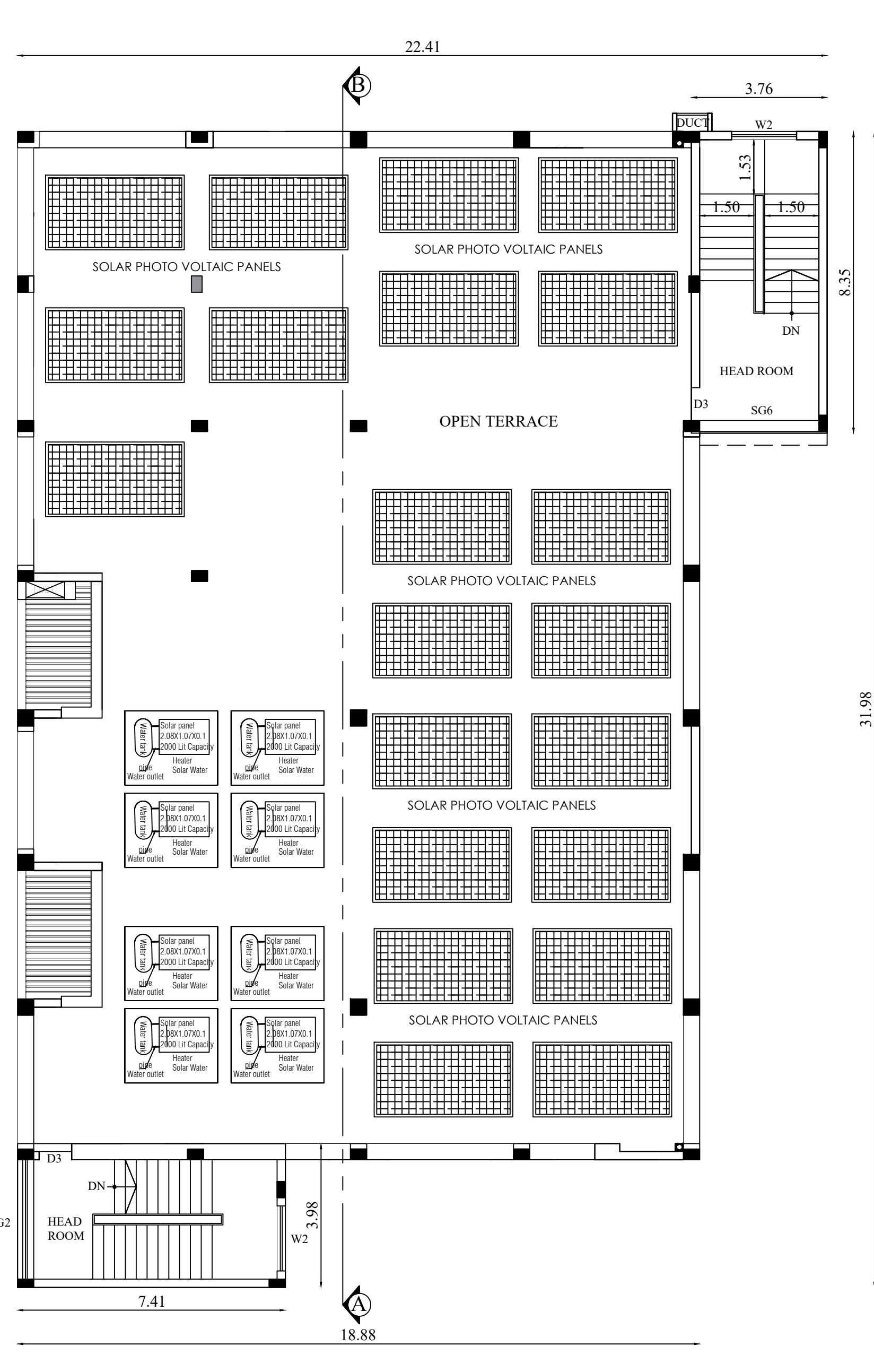
SECTION ON 'A-B'



GROUND FLOOR PLAN



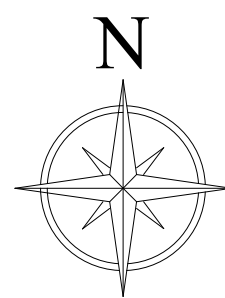
FIRST FLOOR PLAN



TERRACE FLOOR PLAN

PLAN SHOWING THE EXISTING CONSTRUCTED AND ADDITIONAL PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING IN PLOT NO: G-109, S.F.NO:56 Pt, 57 Pt, 58 Pt & 59 Pt AT VADAGAL "A" VILLAGE, SRIPERUMBUDUR TALUK, KANCHEEPURAM DISTRICT.

Applicant Name :
M/s. L.G.Balakrishnan and Bros Limited
Online Application No : SWP/BPA/485449/2025



Scale 1:100

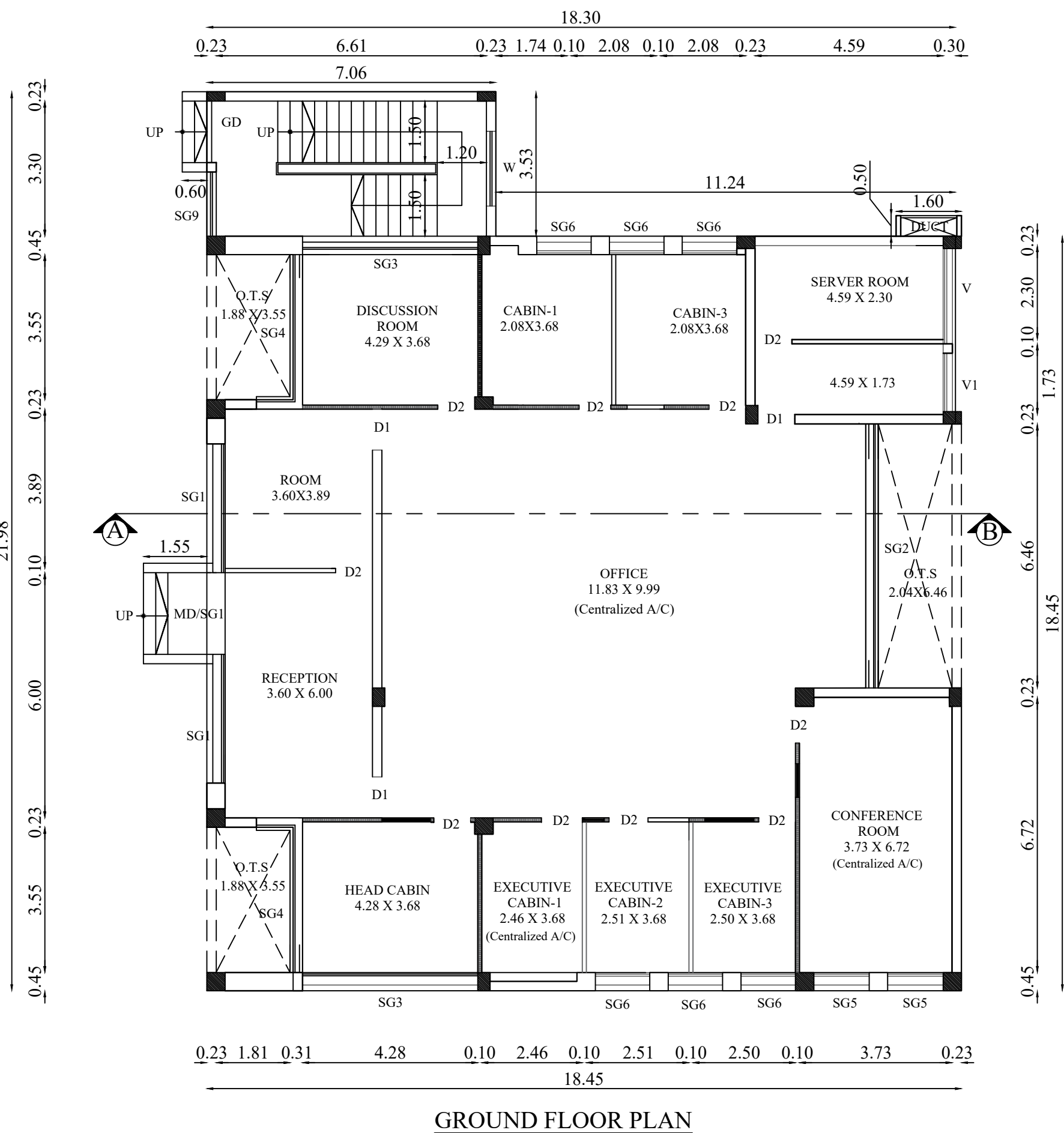
AREA DETAILS:

BLOCK- 2 (DINING)			
Floor Name	FSI Area (in Sqm)	Non-FSI Area (in Sqm)	Total Built up Area (in Sqm)
GROUND FLOOR	577.80	-	577.80
FIRST FLOOR	577.80	-	577.80
HEAD ROOM	-	60.90	60.90
TOTAL	1155.60	60.90	1216.50

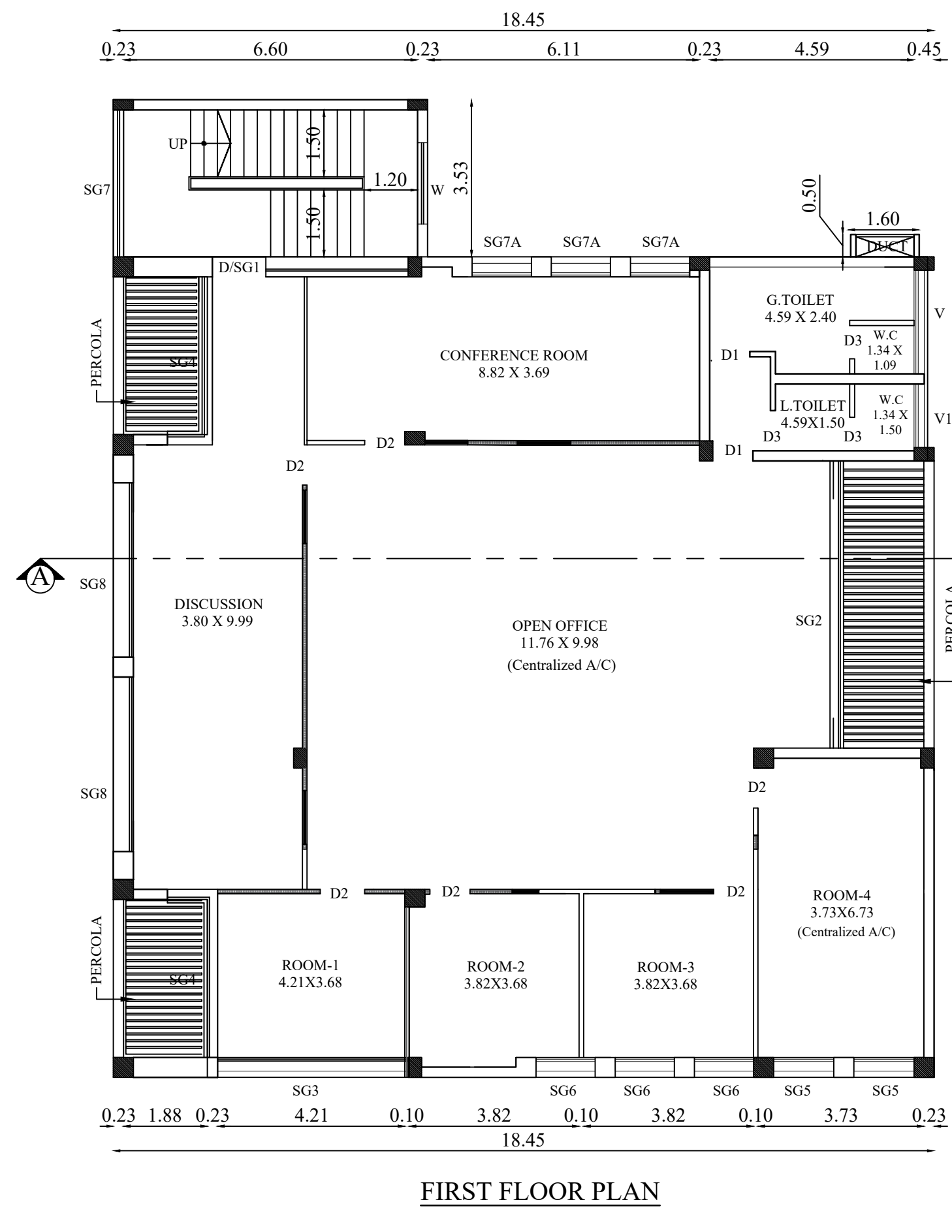
BLOCK- 5 (ADMIN OFFICE)			
Floor Name	FSI Area (in Sqm)	Non-FSI Area (in Sqm)	Total Built up Area (in Sqm)
GROUND FLOOR	335.61	-	335.61
FIRST FLOOR	335.26	-	335.26
HEAD ROOM	-	26.56	26.56
TOTAL	670.87	26.56	697.43

JOINERY DETAILS

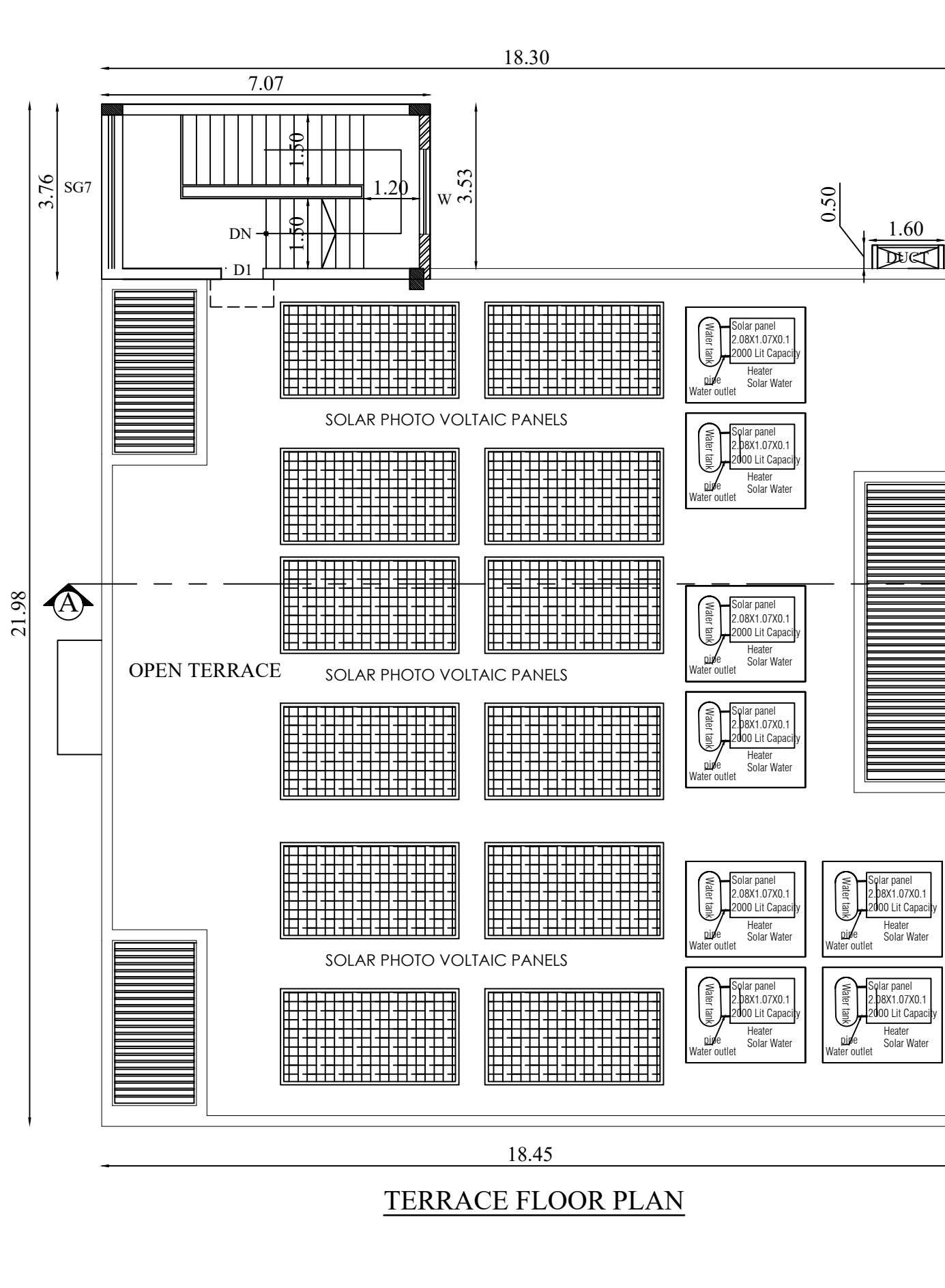
TYPE	DESCRIPTION	SIZE
MD	MAIN DOOR	2.00 X 2.15
MD1	MAIN DOOR 1	1.00 X 2.15
SD	SLIDING DOOR	1.80 X 2.15
D1	DOOR 1	1.50 X 2.15
D2	DOOR 2	1.20 X 2.15
D3	DOOR 3	0.90 X 2.15
D4	DOOR 4	0.76 X 2.15
SG	STRUCTURAL GLASS /FG	2.00 X 2.81
SG1	STRUCTURAL GLASS 1/FG	5.14 X 2.81
SG2	STRUCTURAL GLASS 2/FG	3.30 X 2.81
SG3	STRUCTURAL GLASS 3/FG	3.70 X 2.81
SG4	STRUCTURAL GLASS 4/FG	1.57 X 2.81
SG5	STRUCTURAL GLASS 5/FG	4.00 X 2.81
SG6	STRUCTURAL GLASS 6/FG	3.56 X 2.81
SG7	STRUCTURAL GLASS 7/FG	1.80 X 2.81
W	WINDOW	3.55 X 2.21
W1	WINDOW 1	1.95 X 2.21
W2	WINDOW 2	1.80 X 2.21
W3	WINDOW 3	1.55 X 2.21
V	VENTILATOR	3.55 X 0.81
V1	VENTILATOR 1	3.25 X 0.81
V2	VENTILATOR 2	1.25 X 0.81



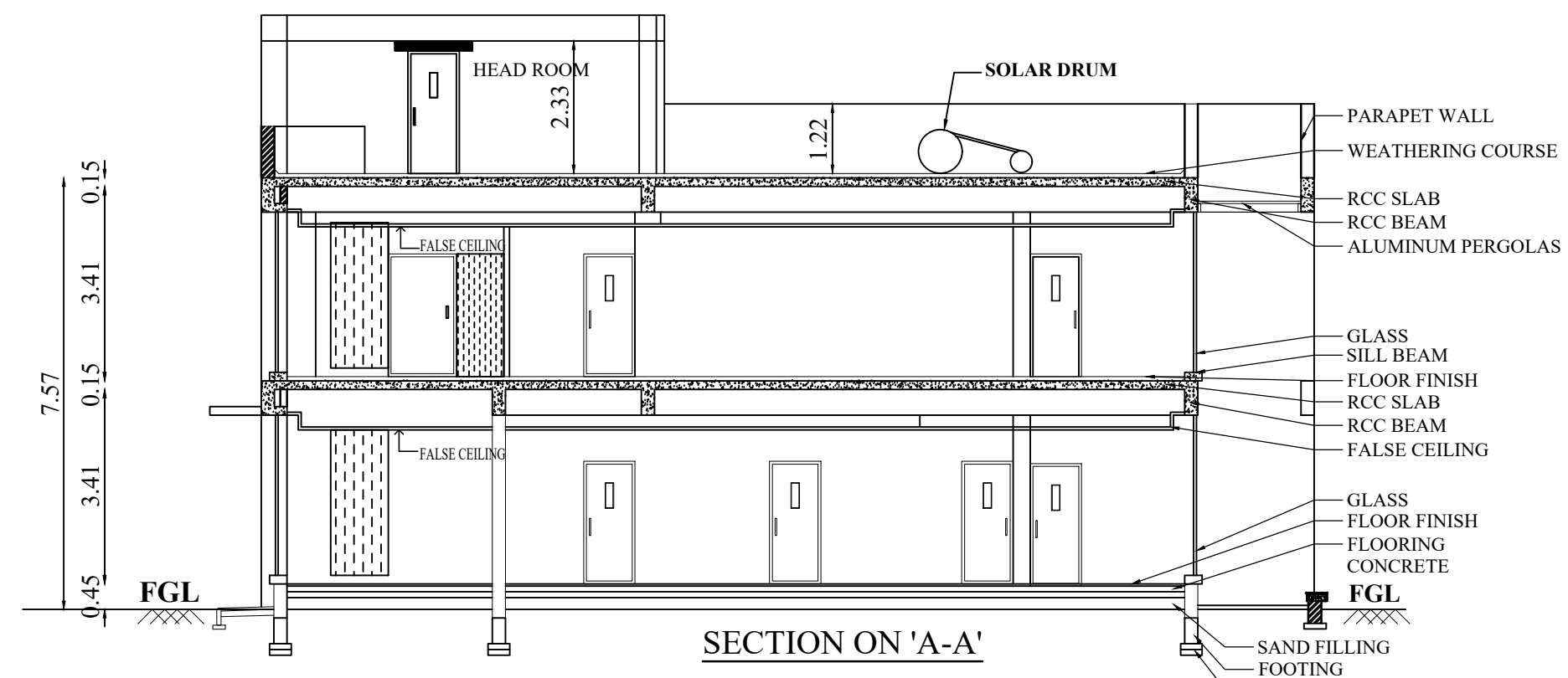
GROUND FLOOR PLAN



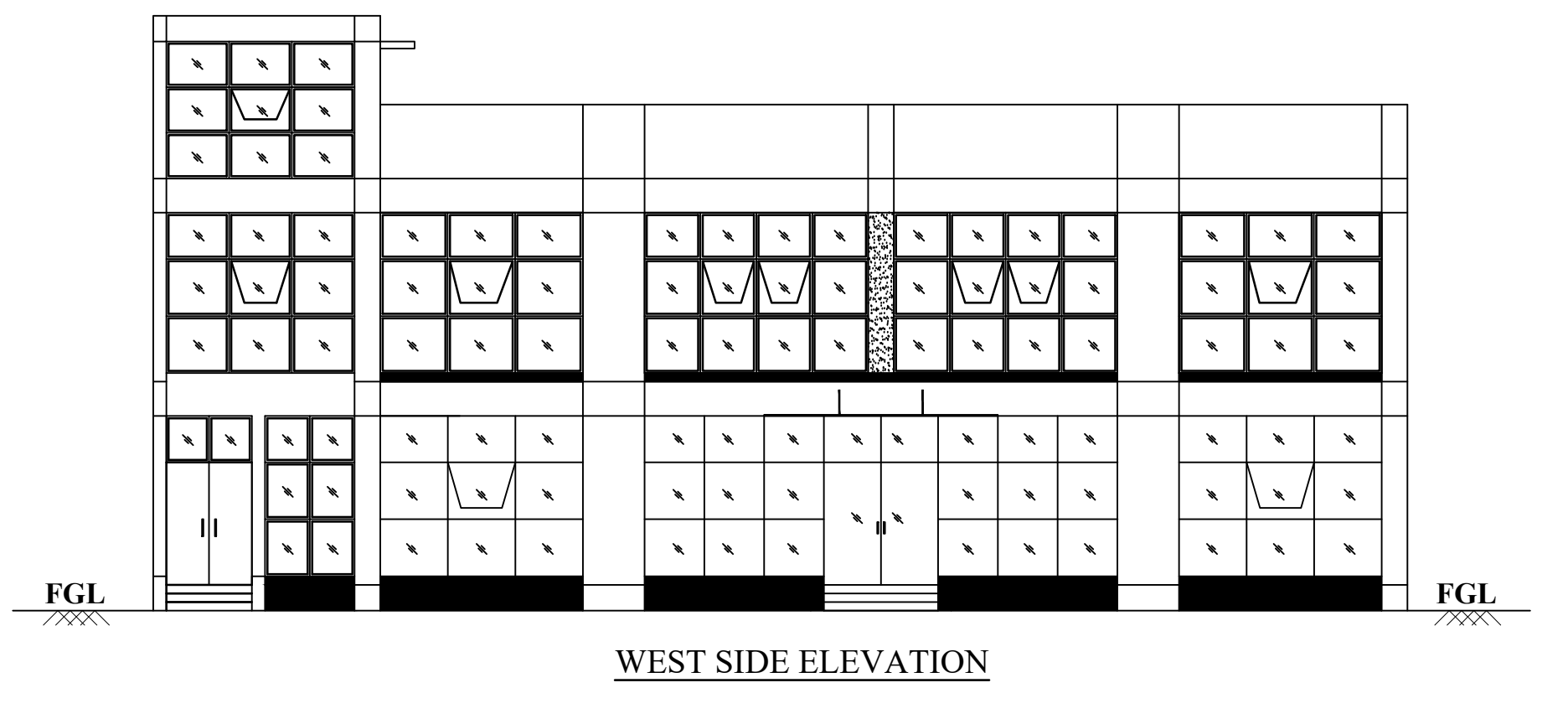
FIRST FLOOR PLAN



TERRACE FLOOR PLAN



SECTION ON 'A-A'



WEST SIDE ELEVATION

Vidya Srinivasan

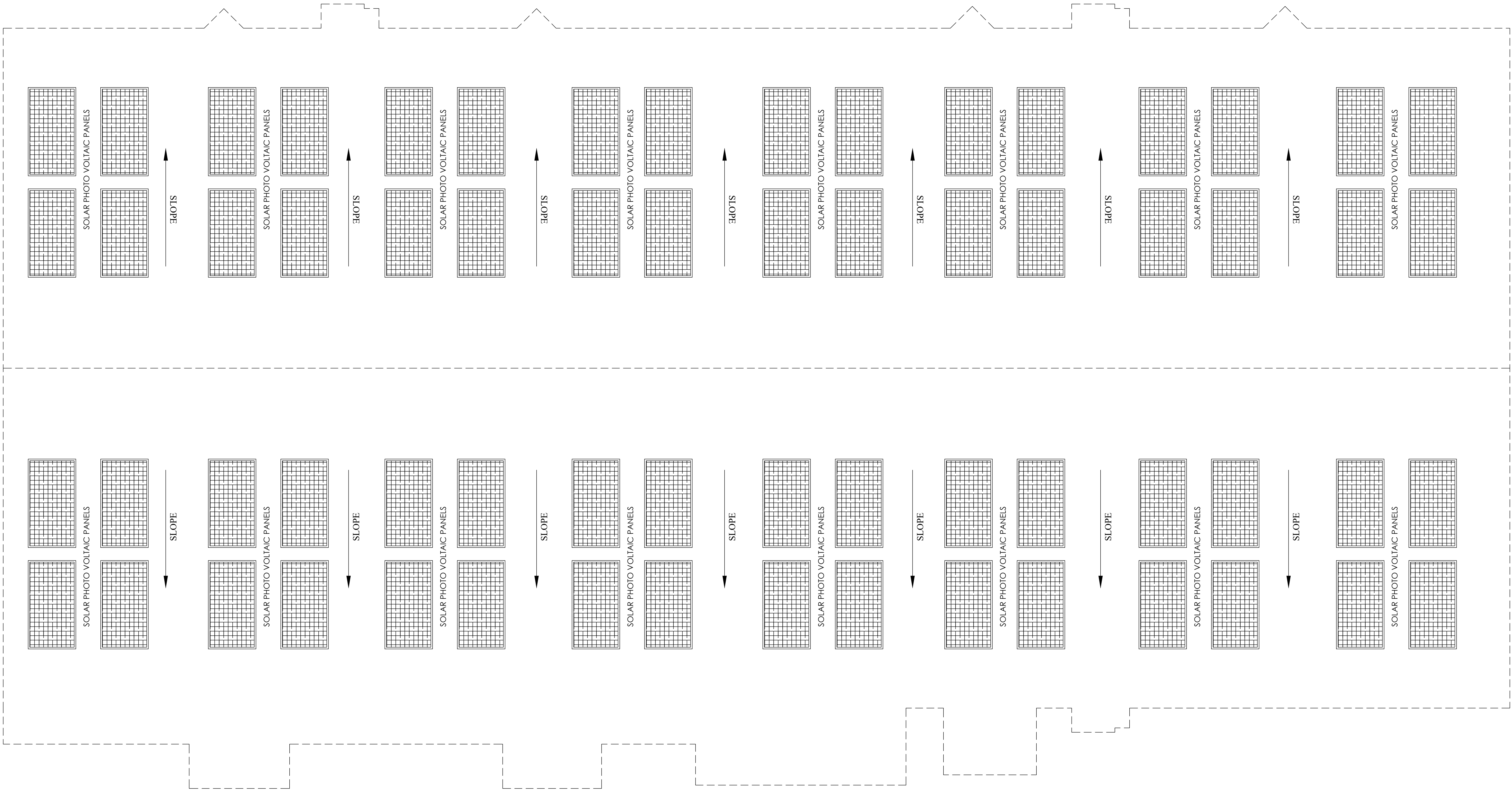
VIDYA SRINIVASAN
CA/ 2015/69371
VISTA ARCHITECTS
252 Arundhati Road,
Pecantrada,
Coimbatore - 641 004.

Architect

P. Prabhakaran
P. PRABHAKARAN
Managing Director

Structural Engineer

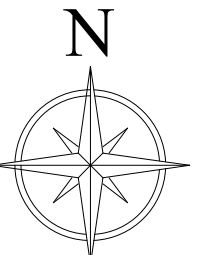
Applicant



ROOF PLAN

PLAN SHOWING THE EXISTING
CONSTRUCTED AND ADDITIONAL
PROPOSED CONSTRUCTION OF
INDUSTRIAL BUILDING (MANUFACTURE OF
PARTS AND ACCESSORIES FOR MOTOR
VEHICLES, OTHER FABRICATED METAL
PRODUCTS, METALWORKING SERVICE
ACTIVITIES) IN PLOT NO: G-109, S.F.NO:56 Pt,
57 Pt, 58 Pt & 59 Pt AT VADAGAL "A"
VILLAGE, SRIPERUMBUDUR TALUK,
KANCHEEPURAM DISTRICT.

Applicant Name :
M/s. L.G.Balakrishnan and Bros Limited
Online Application No : SWP/BPA/485449/2025



N

Scale 1:200

JOINERY DETAILS		
TYPE	DESCRIPTION	SIZE
RS	ROLLING SHUTTER	7.88 X 4.00
RS1	ROLLING SHUTTER 1	4.00 X 4.00
RS2	ROLLING SHUTTER 2	3.89 X 4.00
RS3	ROLLING SHUTTER 3	3.60 X 4.00
RS4	ROLLING SHUTTER 4	3.50 X 4.00
RS5	ROLLING SHUTTER 5	2.40 X 4.00
FD	FIRE DOOR	1.50 X 3.75
SD	SLIDING DOOR	3.60 X 3.75
D	DOOR	0.90 X 2.15
D1	DOOR 1	0.76 X 2.15
V	VENTILATOR	2.71 X 0.81
V1	VENTILATOR 1	2.18 X 0.81



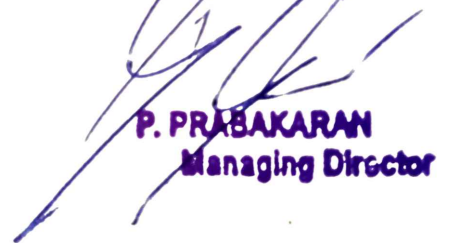
VIDYA SRINIVASAN
CA/ 2015/69371
VESTA ARCHITECTS
257, Avinashi Road,
Pettalamadu,
Coimbatore - 641 004.

Architect

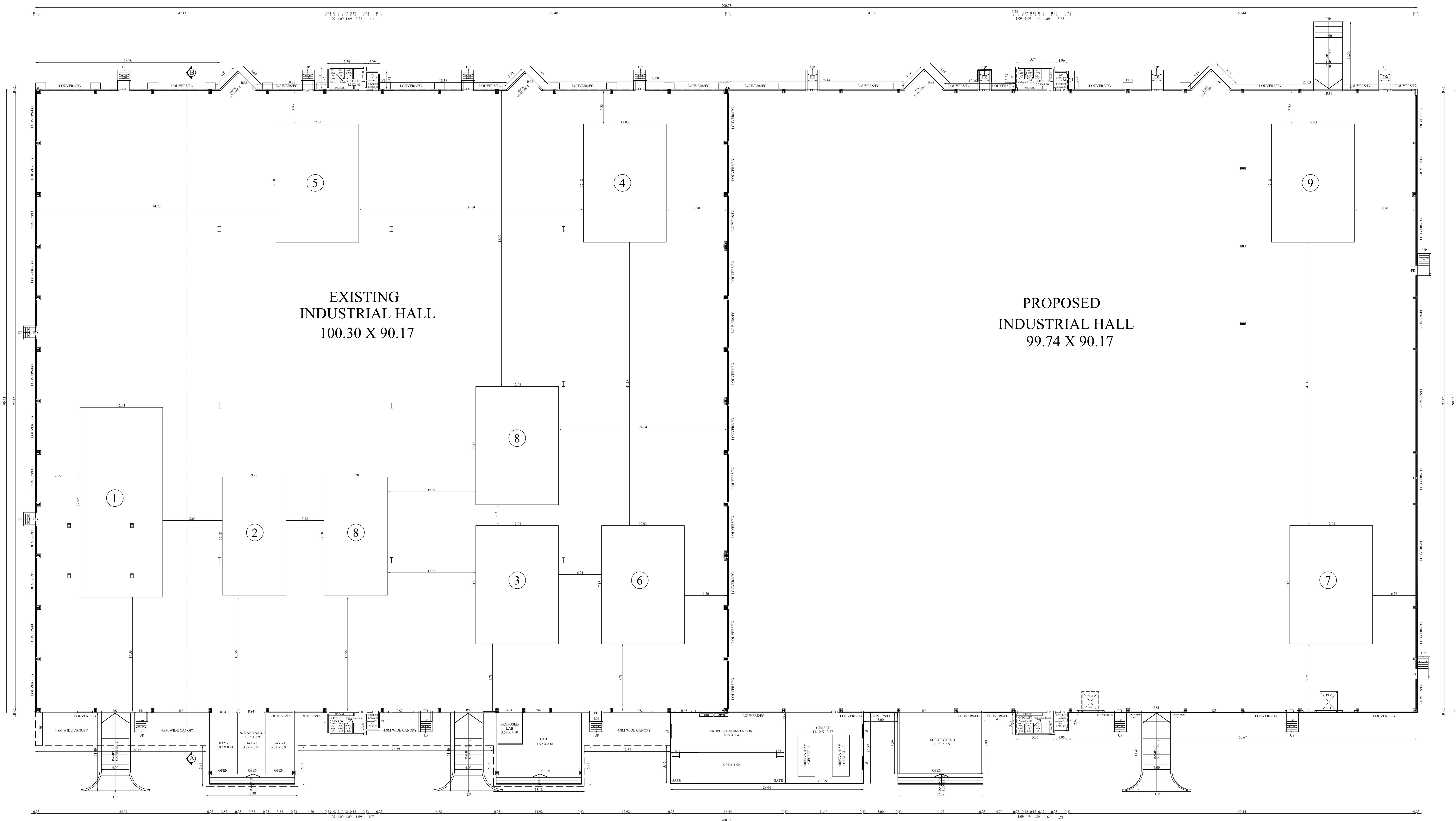

Er. P. RAJAN, Graduate Engineer, M.E. Class,
Registered Structural Engineer Grade I (SE)
DTCP Reg No. 2524/2015/SE-GR-I/2015/01/022
S.S. Marians Apartment,
No 513, Thambiah Road East,
West Marudurai, Chennai-600 025.

Structural Engineer

For L.G. BALAKRISHNAN & BROS LTD


P. PRASHARAN
Managing Director

Applicant

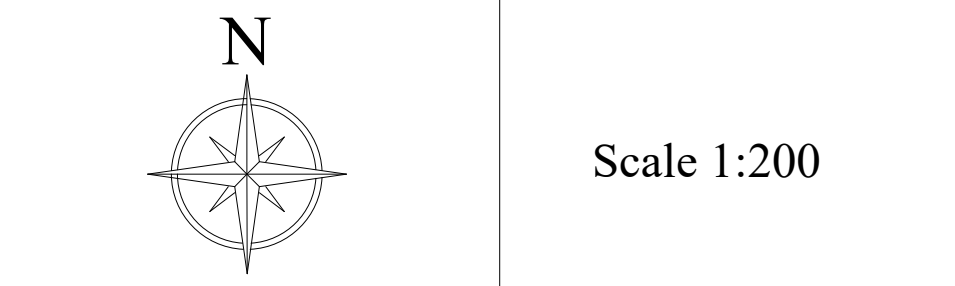


EXISTING CONSTRUCTED & ADD. PROPOSED GROUND FLOOR PLAN

BLOCK - 1 | GROUND FLOOR | SHEET NO: 2/6

PLAN SHOWING THE EXISTING
CONSTRUCTED AND ADDITIONAL
PROPOSED CONSTRUCTION OF
INDUSTRIAL BUILDING (MANUFACTURE OF
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PRODUCTS, METALWORKING SERVICE
ACTIVITIES) IN PLOT NO: G-109, S.F.NO:56 Pt,
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VILLAGE, SRIPERUMBUDUR TALUK,
KANCHEEPURAM DISTRICT.

Applicant Name :
M/s. L.G.Balakrishnan and Bros Limited
Online Application No : SWP/BPA/485449/2025



AREA DETAILS:

BLOCK - 1 (INDUSTRIAL SHED)

Floor Name	FSI Area (in Sqm)	Non-FSI Area (in Sqm)	Total Built up Area (in Sqm)
GROUND FLOOR	19291.19	-	19291.19

JOINERY DETAILS

TYPE	DESCRIPTION	SIZE
RS	ROLLING SHUTTER	7.88 X 4.00
RS1	ROLLING SHUTTER 1	4.00 X 4.00
RS2	ROLLING SHUTTER 2	3.89 X 4.00
RS3	ROLLING SHUTTER 3	3.60 X 4.00
RS4	ROLLING SHUTTER 4	3.50 X 4.00
RS5	ROLLING SHUTTER 5	2.40 X 4.00
FD	FIRE DOOR	1.50 X 3.75
SD	SLIDING DOOR	3.60 X 3.75
D	DOOR	0.90 X 2.15
D1	DOOR 1	0.76 X 2.15
V	VENTILATOR	2.71 X 0.81
V1	VENTILATOR 1	2.18 X 0.81

MACHINERIES DETAILS		
SL.NO	DIVISION	TOTAL HP
1	CHAIN LINE	164.89
2	ACT	3.12
3	PMD	349.42
4	FPD & TOOLING	393.55
5	EA	98.30
6	BEND REMOVAL	17.43
7	SQF FURNACE	479.36
8	GEAR PRIMARY DIVISION	458.45
9	DIE CASTING	241.48
	TOTAL	2206.00

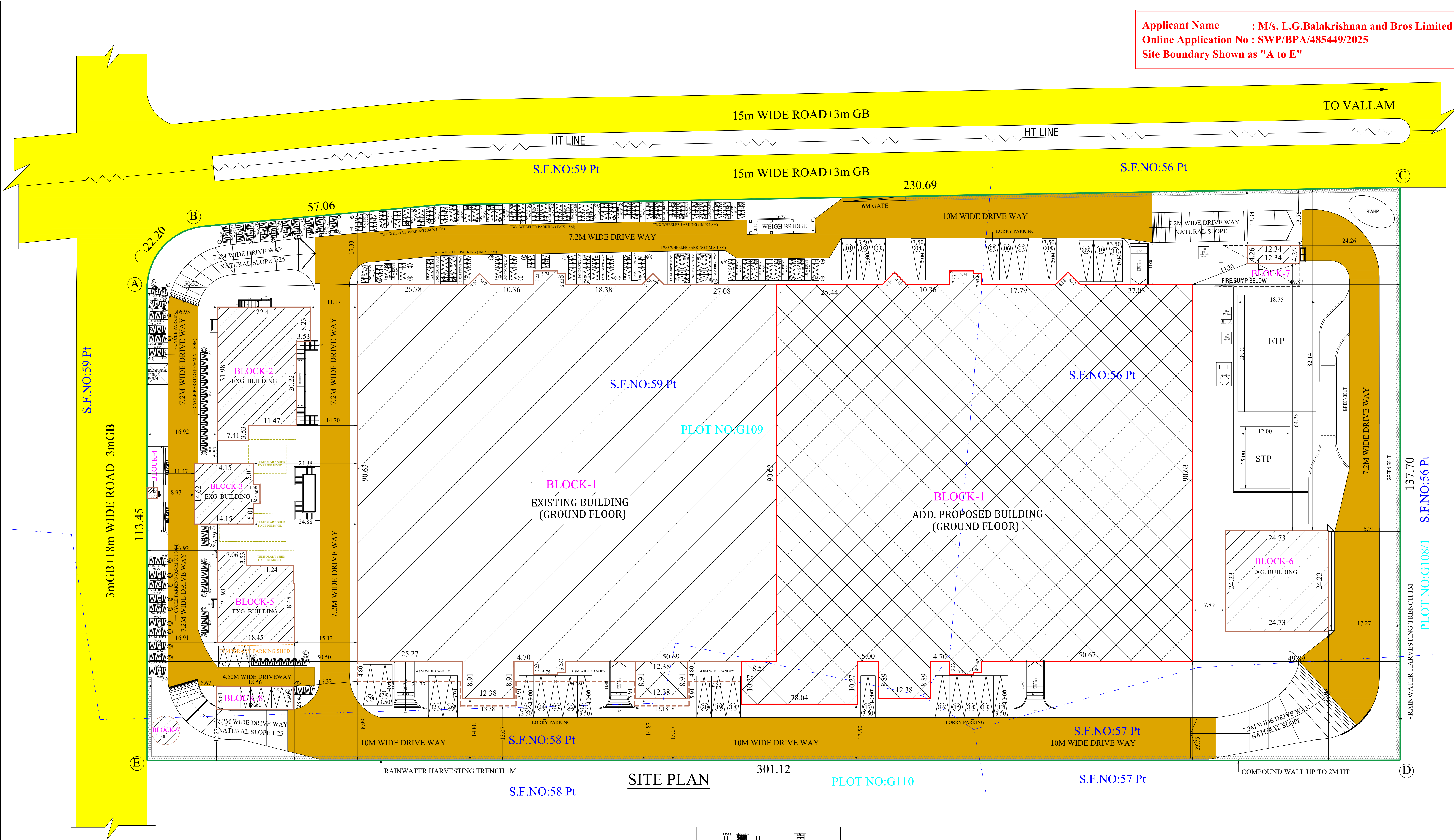
B. Vidya
VIDYA SRINIVASAN
CA/ 2015/69371
VESTA ARCHITECTS
252 Avinashi Road,
Peelamedu,
Coimbatore - 641 004.
Architect

P. Prabhakaran
Er. P. RAMAN, Graduate Engineer
Registered Structural Engineer Grade-I (SE)
OTCP Reg No. 024/KANCHEEPURAM/2016/07/023
15, S. Marudam Apartment,
No.513, Thambiah Road Ext.,
West Marudam, Chennai-600 033.

Structural Engineer

For L.G. BALAKRISHNAN & BROS LTD
P. Prabhakaran
P. PRABHAKARAN
Managing Director

Applicant



Applicant Name : M/s. L.G.Balakrishnan and Bros Limited
Online Application No : SWP/BPA/485449/2025
Site Boundary Shown as "A to E"

SITE PLAN SHEET NO: 1/6
PLAN SHOWING THE EXISTING CONSTRUCTED AND ADDITIONAL PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING (MANUFACTURE OF PARTS AND ACCESSORIES FOR MOTOR VEHICLES, OTHER FABRICATED METAL PRODUCTS, METALWORKING SERVICE ACTIVITIES) IN PLOT NO: G-109, S.F.NO:56 Pt, 57 Pt, 58 Pt & 59 Pt AT VADAGAL "A" VILLAGE, SRIPERUMBUDUR TALUK, KANCHEEPURAM DISTRICT.

LAYOUT APPROVED DETAILS:
SIPCO INDUSTRIAL PARK
LAYOUT APPROVED NO : 126/2020
FILE NO : ROC NO : 1603/2020-CR3
INDUSTRIAL TYPE - ORANGE CATEGORY
TOTAL HP = 2206.00 HP
NO. OF WORKERS = 283 Nos.

N
Scale 1:400

AREA DETAILS:-
AREA OF THE SITE : 40427.75 Sqm (9.99 Acres)

FLOOR NAME	FSI AREA (in Sqm)	NON-FSI AREA (in Sqm)	TOTAL AREA (in Sqm)
BLOCK- 1 (INDUSTRIAL SHED)			
GROUND FLOOR	19291.19	-	19291.19
BLOCK- 2 (DINING)			
GROUND FLOOR	577.80	-	577.80
FIRST FLOOR	577.80	-	577.80
HEAD ROOM	-	60.90	60.90
TOTAL	1155.60	60.90	1216.50
BLOCK-3 (TIME OFFICE)			
GROUND FLOOR	213.77	-	213.77
BLOCK-4 (SECURITY)			
GROUND FLOOR	6.25	-	6.25
BLOCK- 5 (ADMIN OFFICE)			
GROUND FLOOR	335.61	-	335.61
FIRST FLOOR	335.26	-	335.26
HEAD ROOM	-	26.56	26.56
TOTAL	670.87	26.56	697.43
BLOCK-6 (SCRAP YARD)			
GROUND FLOOR	599.21	-	599.21
BLOCK-7 (PUMP ROOM)			
GROUND FLOOR	52.57	-	52.57
BLOCK-8 (HOT BENCH TEST & PARKING SHED)			
GROUND FLOOR	103.74	-	103.74
BLOCK-9 (O.H.T)			
GROUND FLOOR	37.61	-	37.61
GRAND TOTAL	22130.81	87.46	22218.27

NOTE:
TOTAL FSI AREA : 22130.81 Sqm
FSI = $\frac{22130.81}{40427.75} = 0.547$

PARKING DETAILS:-		
WORKSHOP AREA = 19291.09 Sqm		
	REQUIRED	PROVIDED
1 LORRY PARKING SPACE FOR EVERY 750 Sqm	26	29
1 TWO WHEELER PARKING SPACE FOR EVERY 75 Sqm	258	297
1 CYCLE PARKING SPACE FOR EVERY 75 Sqm	258	285
1 CAR PARKING SPACE FOR EVERY 150 Sqm	05	08
OFFICE AREA		

ALL DIMENSIONS ARE IN METERS
REFERENCE
- SITE BOUNDARY (A.B.C. E)
- EXISTING BUILDING
- PROPOSED BUILDING
- EXISTING ROAD
- TEMPORARY SHED TO BE REMOVED

VIDYA SRINIVASAN
CA/ 2015168371
VESTA ARCHITECTS
252 A/252/1 Road,
Puducherry
Coimbatore - 641 004
Architect

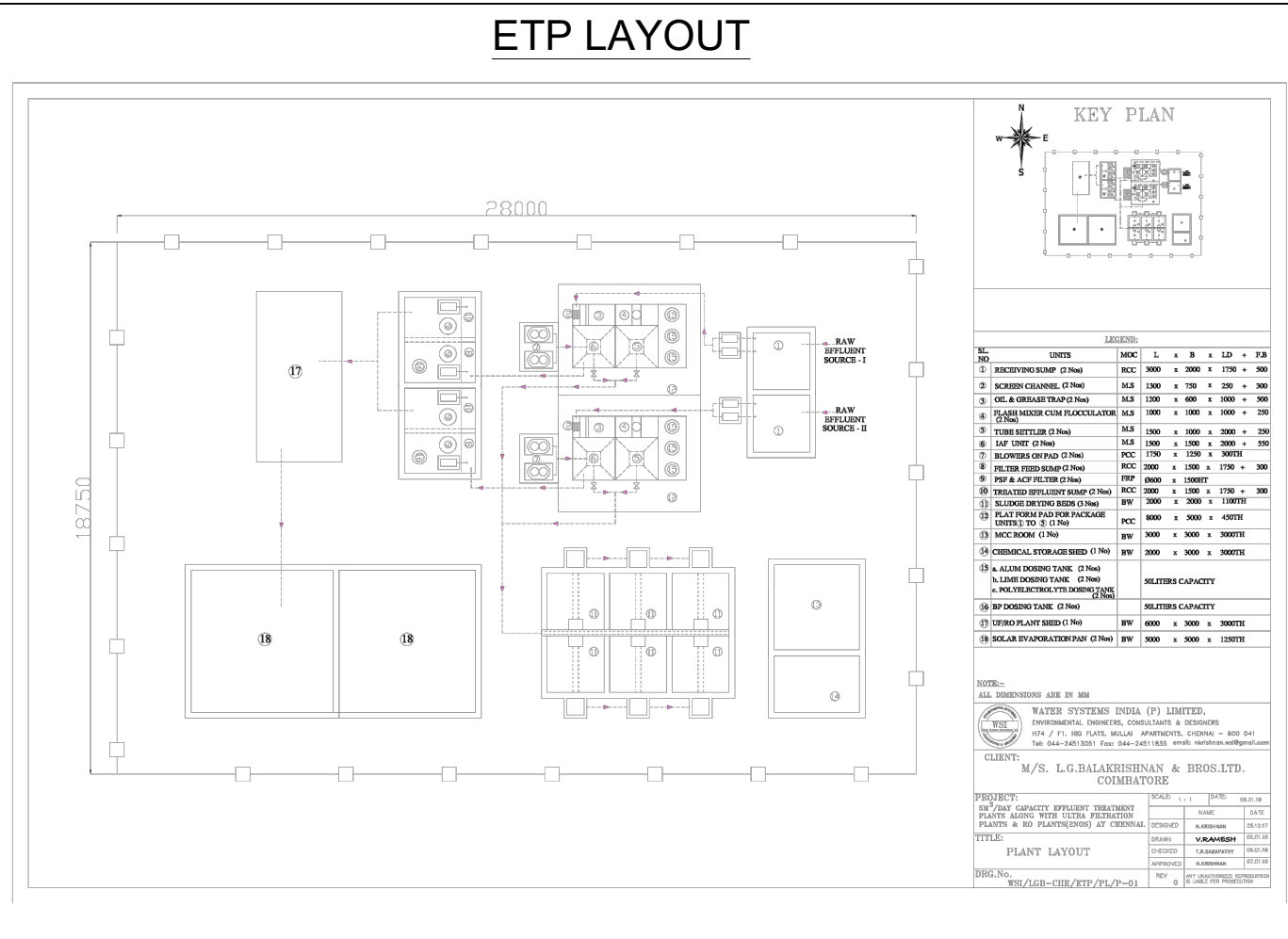
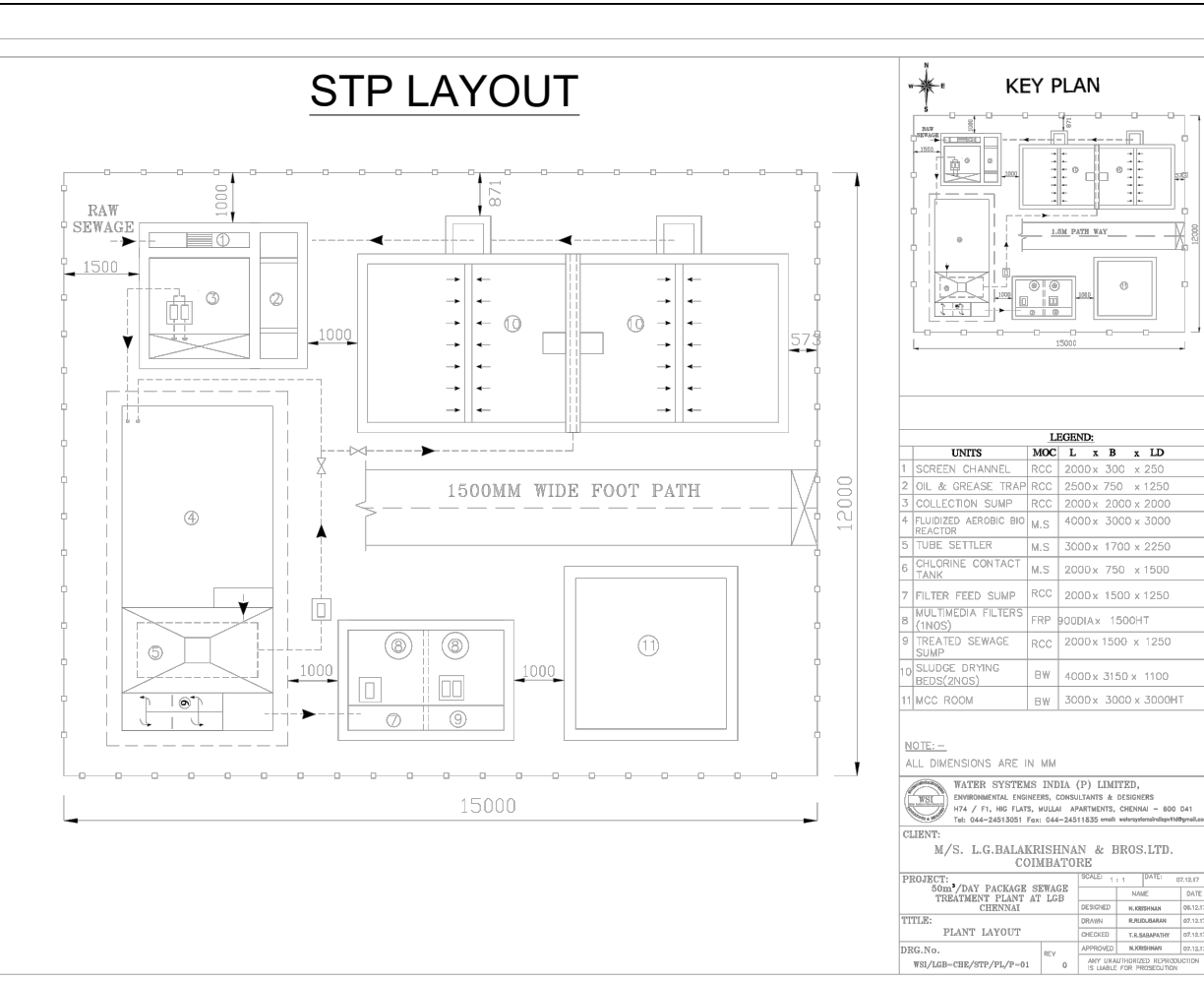
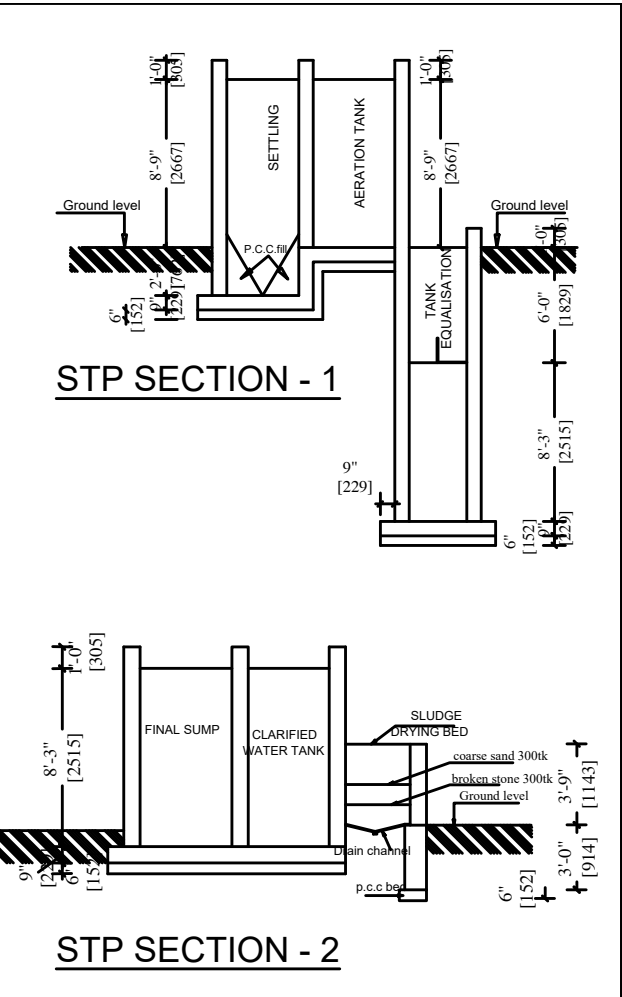
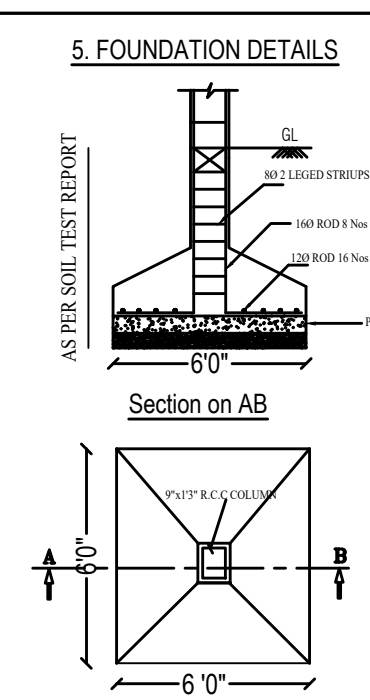
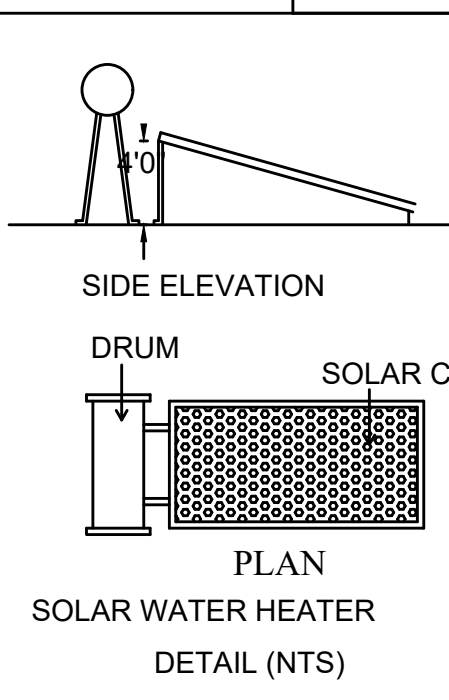
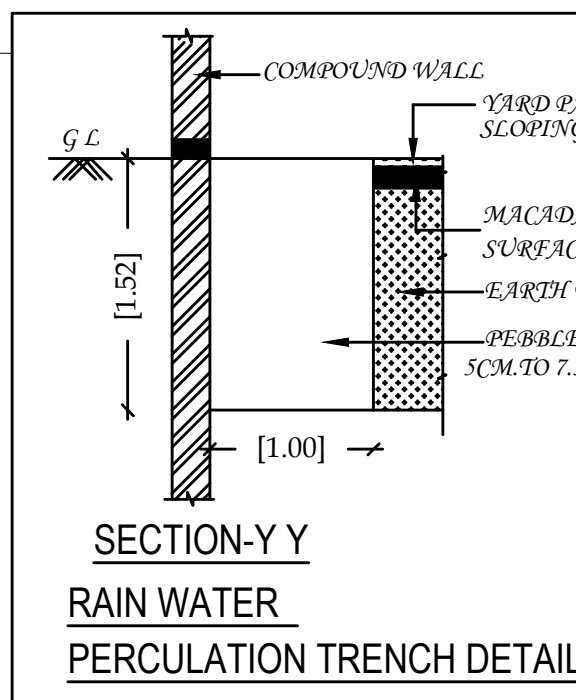
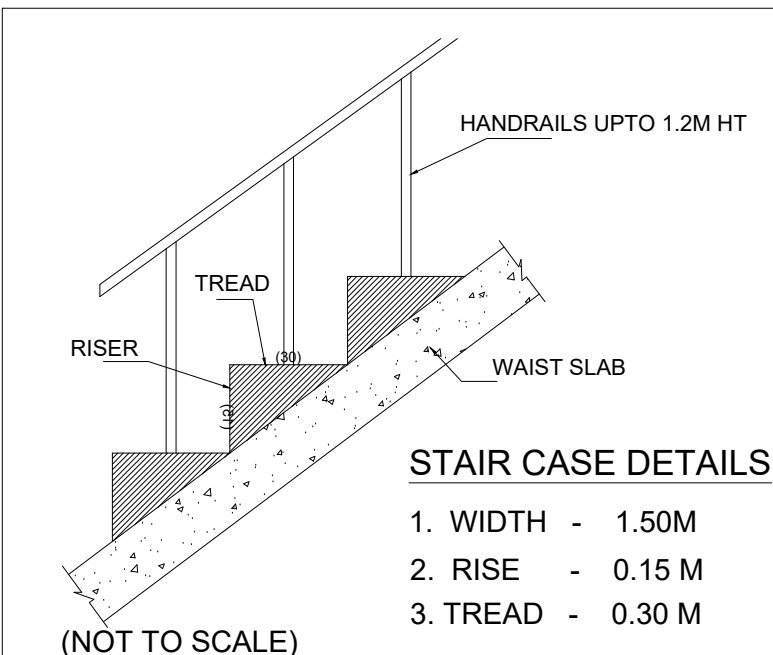
E. P. RAMAN, Co-Owner & Prop.
Registered Structural Engineer, License No. 10077
No. 575, Thiruvalluvar Road, Coimbatore - 641 004

Structural Engineer

For L.G. BALAKRISHNAN & BROS LTD
P. PRASADARAO
Managing Director

Applicant

SANITARY REQUIREMENTS DETAILS				
	MALE	FEMALE	TOTAL REQUIRED	TOTAL PROVIDED
W.C	230/15 = 15	53/12 = 5	20	21
URINALS	230/20 = 12		12	20
WASH BASIN	230/25 = 10	53/25 = 3	13	20
DRINKING WATER FOUNTAIN		2	2	2



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.

