

PP

APPROVAL RECORD

Planning Permission

Vaipoor

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 PROPOSED CONSTRUCTION OF THE INDUSTRIAL BUILDING OF M/S. AGADA DIAGNOSTICS PRIVATE LIMITED AT PLOT NO. C-6, SIPCOT MEDICAL DEVICES PARK, ORAGADAM - PHASE- II, VAIPPUR B VILLAGE, KUNDRATHUR TALUK, KANCHEEPURAM DISTRICT - 602 105. (SURVEY NO. 255 PART)

JOINERY DETAILS

REF.	DESCRIPTION	SIZE IN M
D1	DOOR	1.20 x 2.10
D2	DOOR	0.90 x 2.10
D3	DOOR	0.75 x 2.10
W	WINDOW	1.50 x 1.20
W1	WINDOW	1.20 x 1.20
V	VENTILATOR	0.60 x 0.60
EF	EXHAUST FAN	

COLOUR INDEX:

PROPOSED

TITLE :
BLOCK 2 - FINISHED GOODS STORES
BLOCK 3 - RAW MATERIAL STORES
PLAN, ELEVATION & SECTION

SCALE 1: 100

For Agada Diagnostics Pvt. Ltd.,

[Signature]
Director

OCCUPIER / LEASE HOLDER SIGNATURE

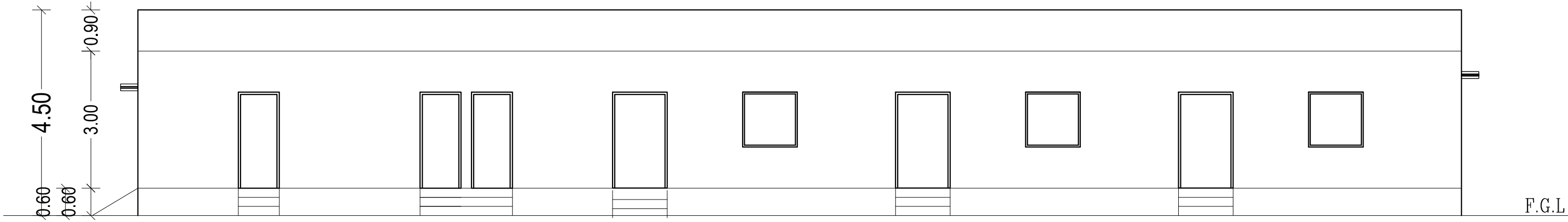
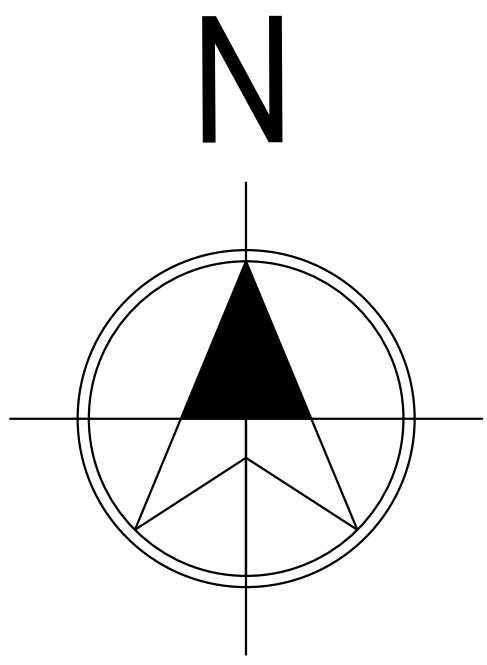
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YOGESH SHARMA, B.Arch
CA/92/14656

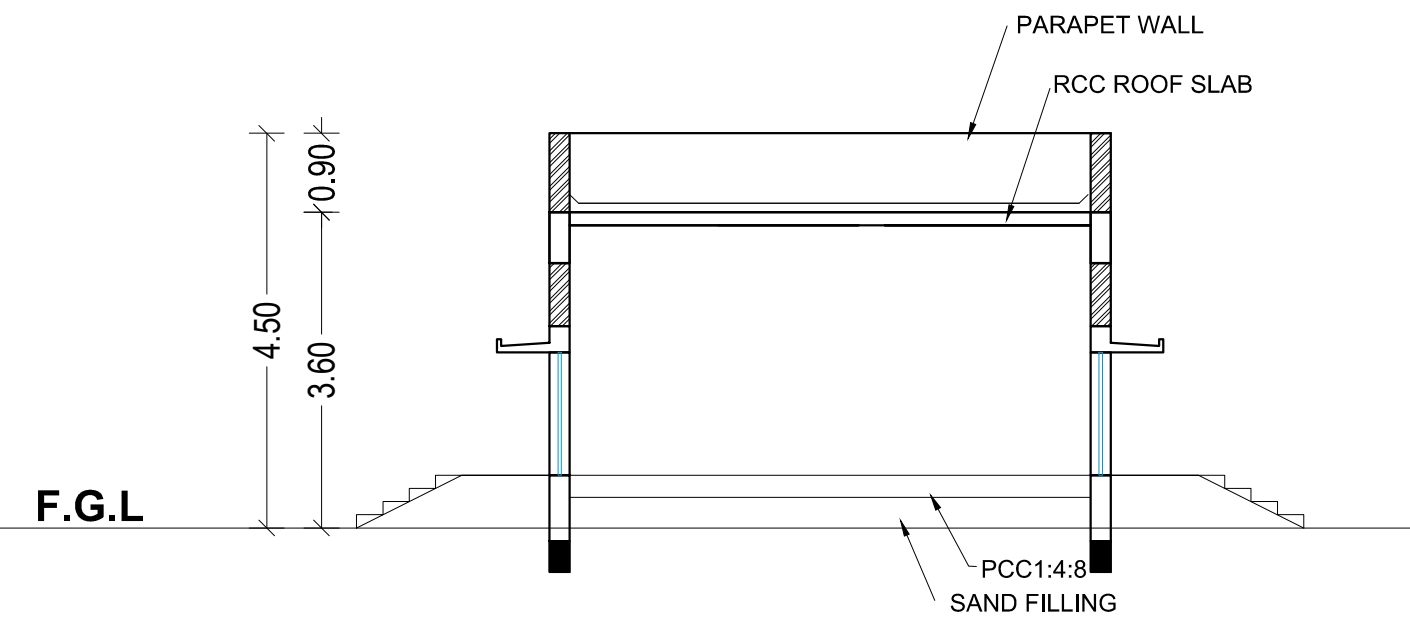
ARCHITECT

[Signature]
G.KARTHIKEYAN, M.E.,
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CMDA: SE/ GR-I / 19/ 04/ 089
DTCP: TVLR/ RSE / C-1 / 2019 / 12 / 006
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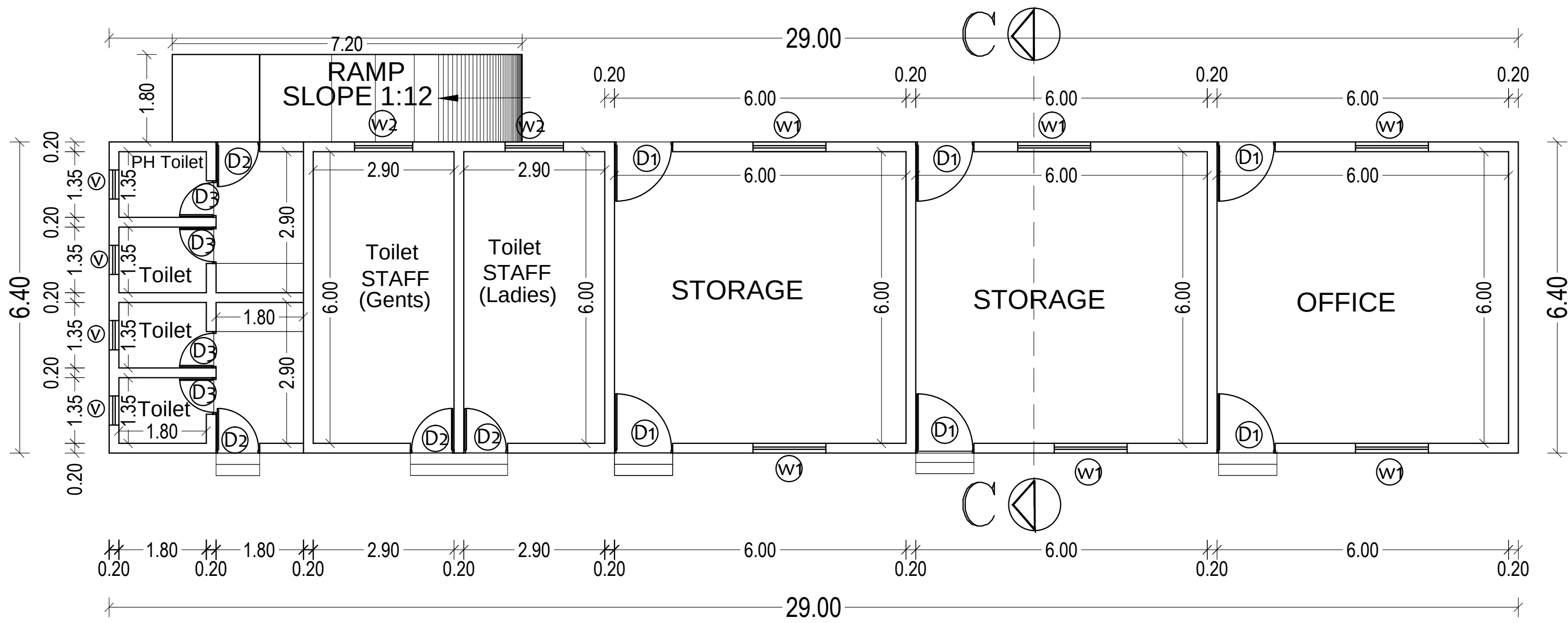
STRUCTURAL ENGINEER



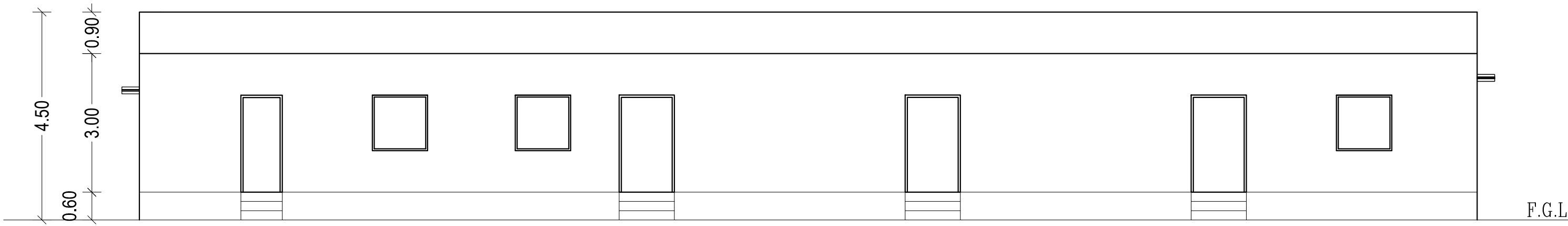
ELEVATION
BLOCK 3 - RAW MATERIAL STORES



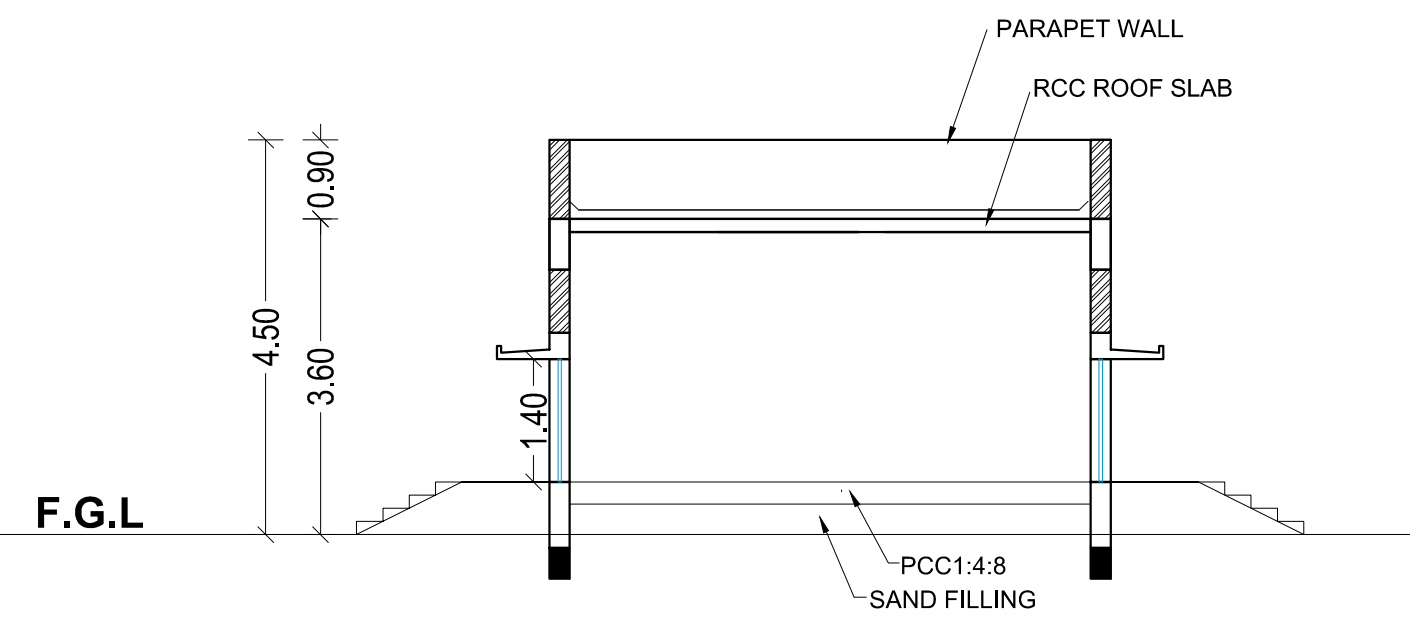
SECTION -C-C
BLOCK 3 - RAW MATERIAL STORES



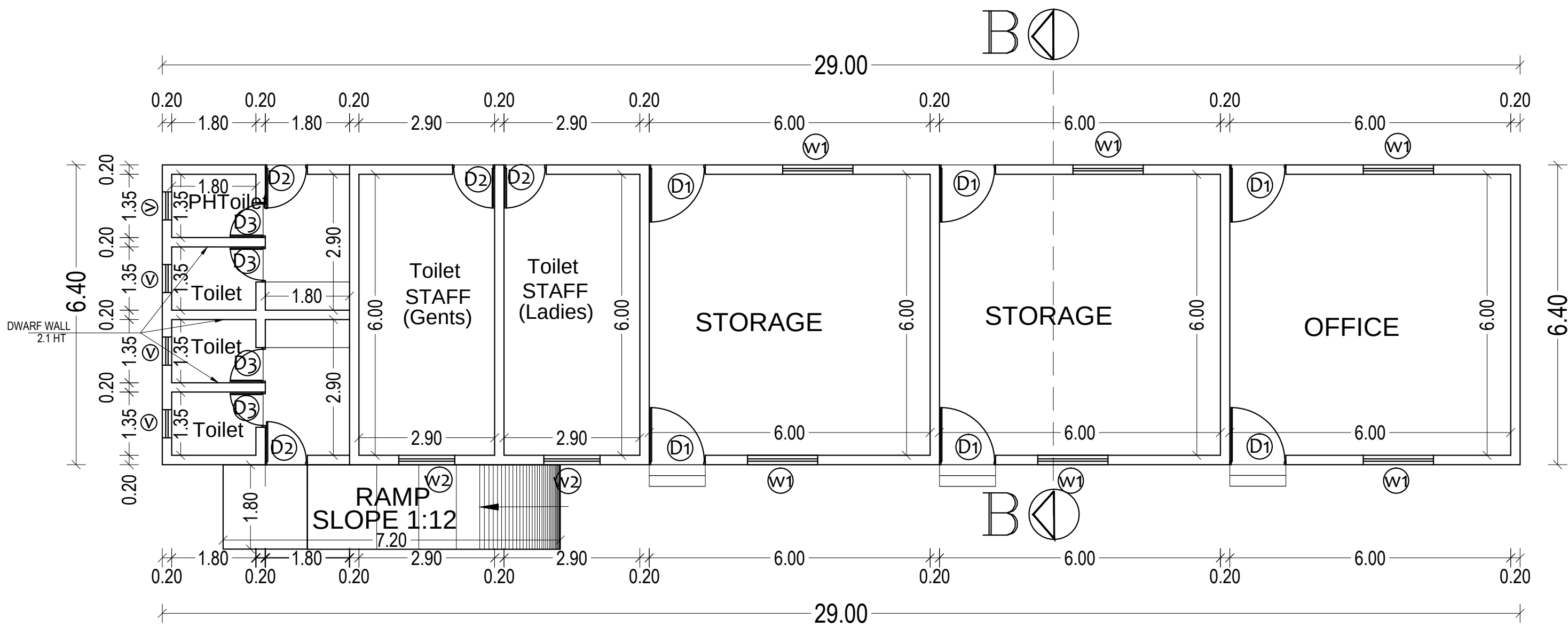
GROUND FLOOR PLAN
BLOCK 3 - RAW MATERIAL STORES



ELEVATION
BLOCK 2 - FINISHED GOODS STORES



SECTION -B-B
BLOCK 2 - FINISHED GOODS STORES



GROUND FLOOR PLAN
BLOCK 2 - FINISHED GOODS STORES

PLAN SHOWING THE PROPOSED CONSTRUCTION OF THE INDUSTRIAL BUILDING OF M/S. AGADA DIAGNOSTICS PRIVATE LIMITED AT PLOT NO. C-6, SIPCOT MEDICAL DEVICES PARK, ORAGADAM - PHASE- II, VAIPPUR B VILLAGE, KUNDRATHUR TALUK, KANCHEEPURAM DISTRICT - 602 105. (SURVEY NO. 255 PART)

JOINERY DETAILS

REF.	DESCRIPTION	SIZE IN M
D	DOOR	2.90 x 2.40
D1	DOOR	2.40 x 2.40
D2	DOOR	1.80 x 2.40
D3	DOOR	1.50 x 2.40
D4	DOOR	0.90 x 2.10
D5	DOOR	0.75 x 2.10
W	WINDOW	1.80 x 1.80
W1	WINDOW	1.50 x 1.22
EF	EXHAUST FAN	0.60 x 0.60

LIST OF MACHINERIES

S.NO.	MACHINERY NAME	QTY	EACH HP	TOTAL HP
1	DILUENT MOTOR	4	10	40
2	DG SET 125 KVA STAND BY	1	-	-

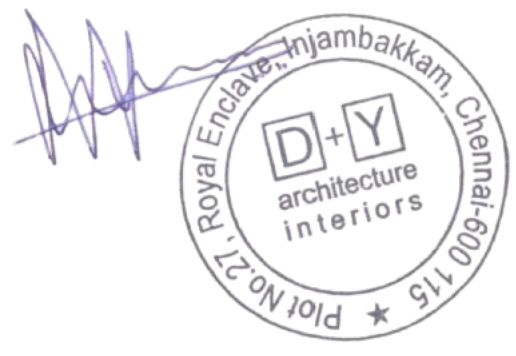
COLOUR INDEX:

PROPOSED

TITLE :
BLOCK 1 - FACTORY BUILDING
GROUND FLOOR PLAN, SECTION,
ELEVATION & TERRACE FLOOR PLAN
SCALE 1: 100

For Agada Diagnostics Pvt. Ltd.,
Director

OCCUPIER / LEASE HOLDER SIGNATURE

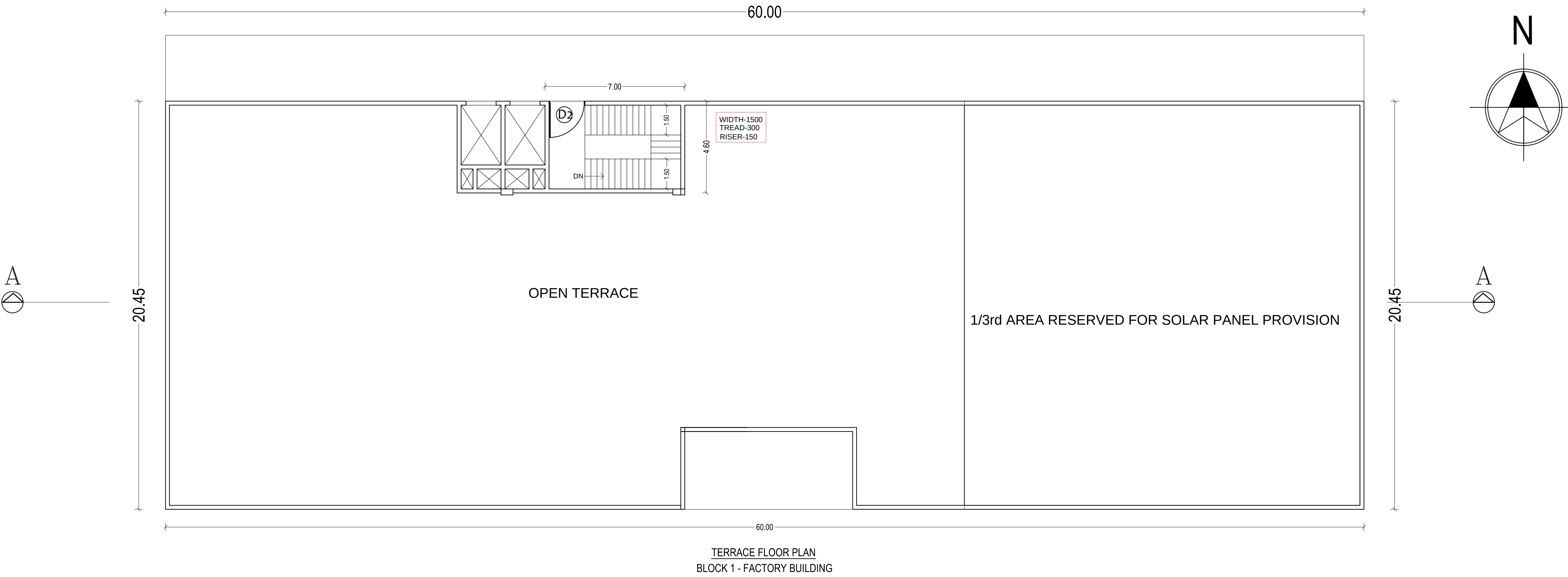


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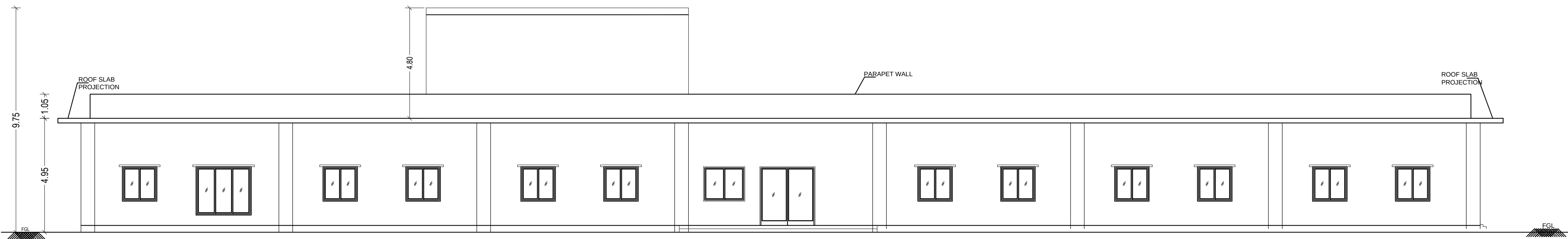
ARCHITECT

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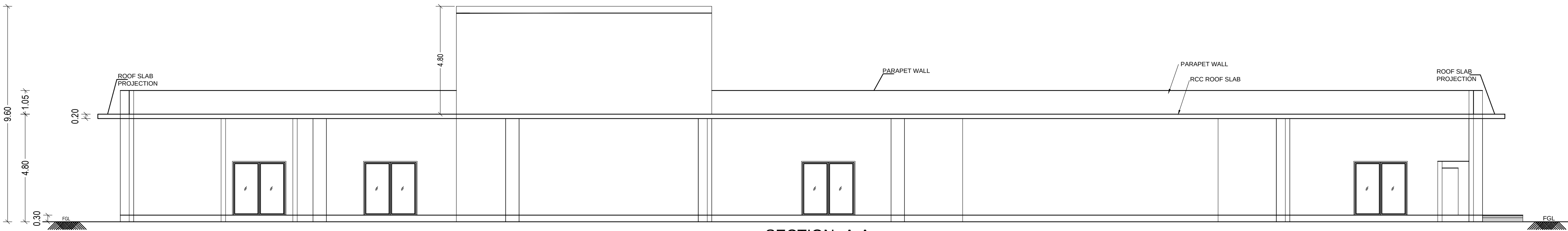
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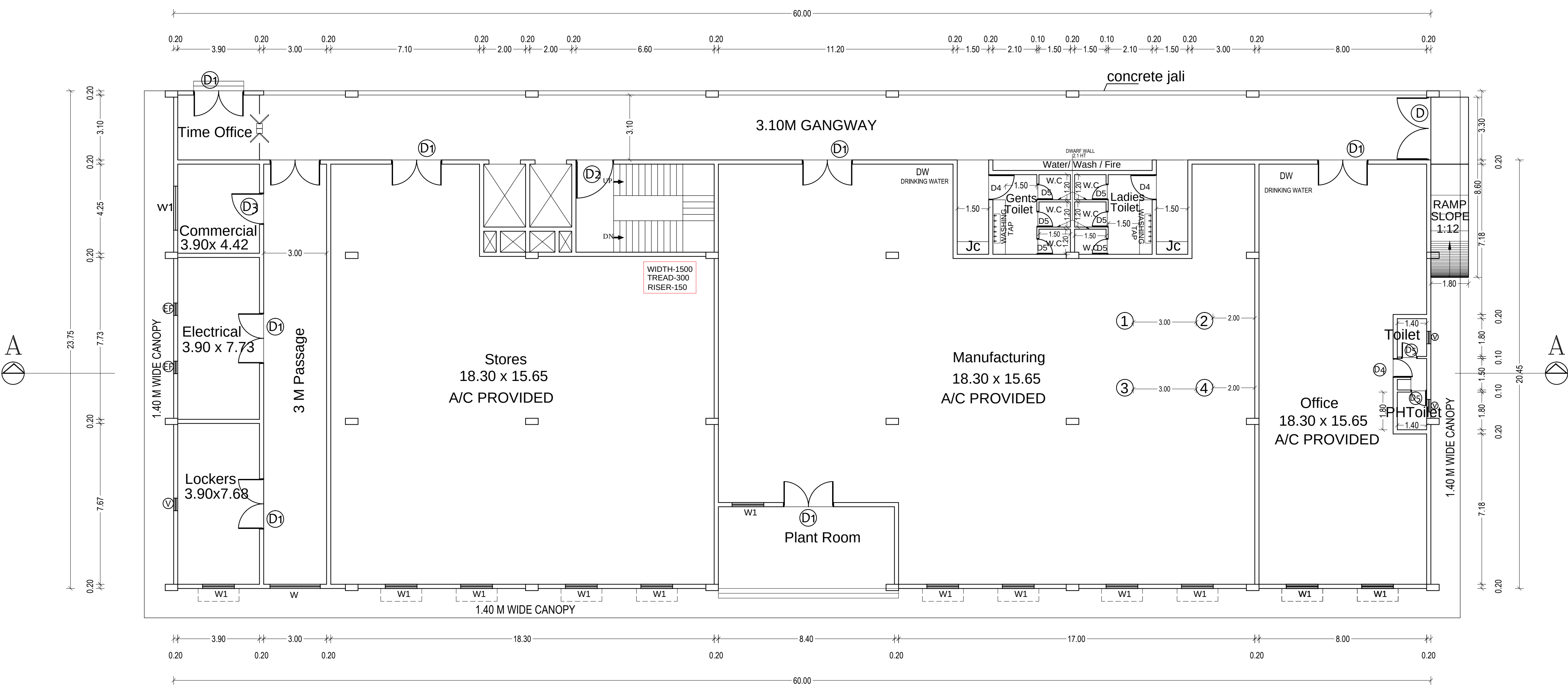
TERRACE FLOOR PLAN
BLOCK 1 - FACTORY BUILDING



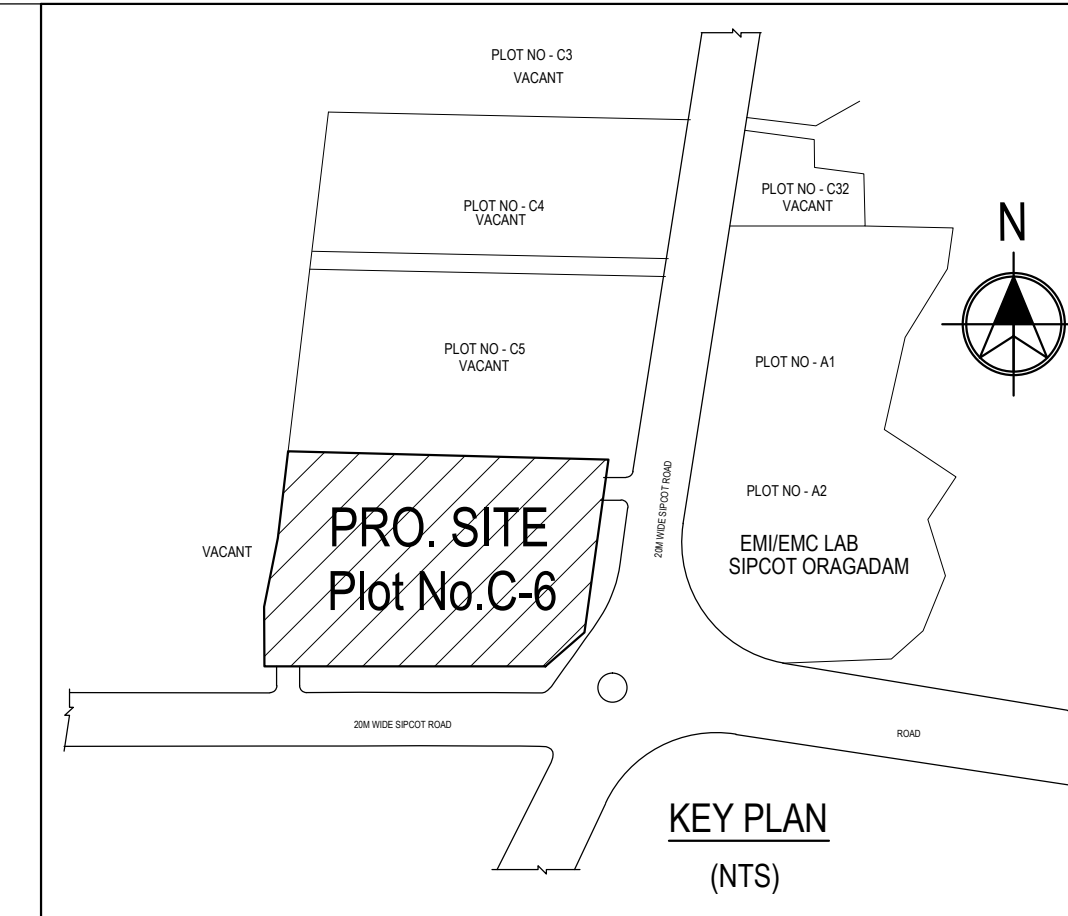
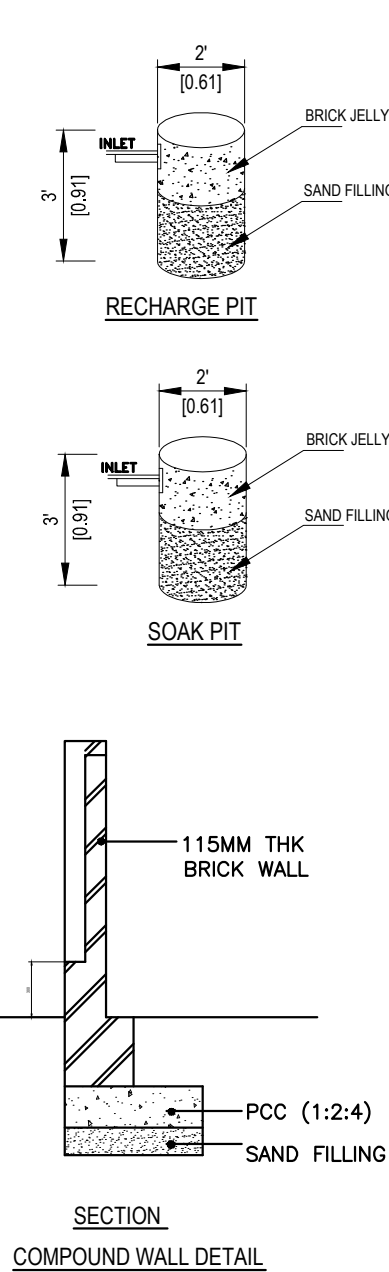
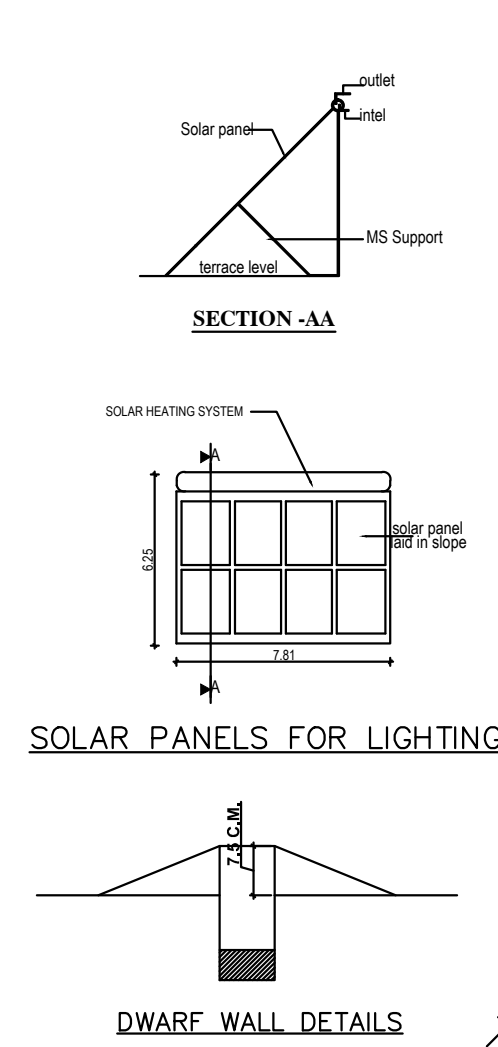
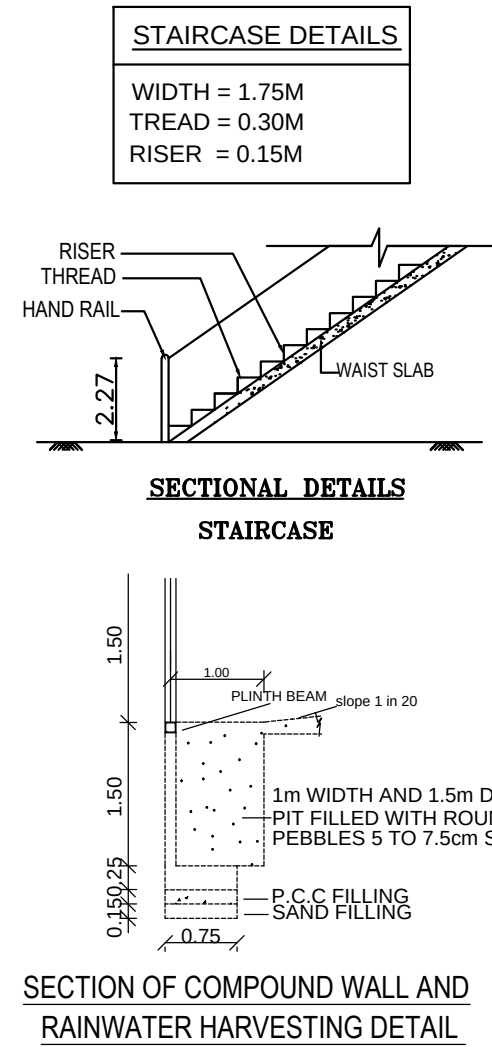
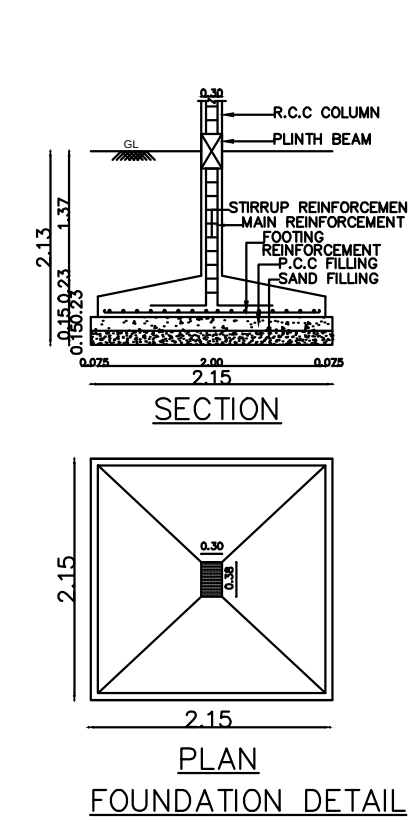
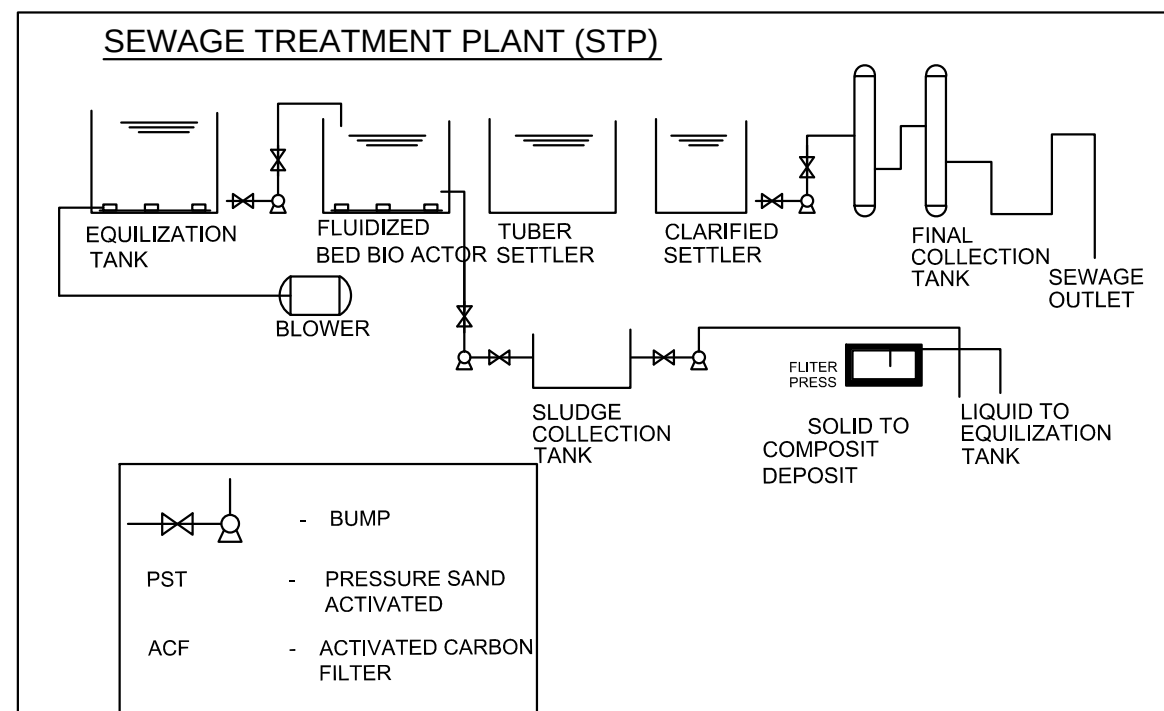
ELEVATION
BLOCK 1 - FACTORY BUILDING



SECTION - A-A
BLOCK 1 - FACTORY BUILDING



GROUND FLOOR PLAN
BLOCK 1 - FACTORY BUILDING



PLAN SHOWING THE PROPOSED CONSTRUCTION OF THE INDUSTRIAL BUILDING OF M/S. AGADA DIAGNOSTICS PRIVATE LIMITED AT PLOT NO. C-6, SIPCOT MEDICAL DEVICES PARK, ORAGADAM - PHASE-II, VAIPPUR B VILLAGE, KUNDRATHUR TALUK, KANCHEEPURAM DISTRICT - 602 105. (SURVEY NO. 255 PART)

INDUSTRY CATEGORY : ORANGE / S.NO.2999 / TNPCB
TNPCB CONSENT NO.2501265978806 DATED.30.03.2025
MANUFACTURING : MEDICAL RELATED PRODUCTS - DILUENTS, CLOTTING TIMER MACHINE, AUTO-ANALYSER IMMUNOASSAY ETC.
TOTAL NO. OF WORKERS : 30 (MALE - 25, FEMALE - 5)
HORSE POWER : 40

- NOTE :
- SIPCOT LAYOUT WAS APPROVED BY DEPUTY DIRECTOR OF TOWN AND COUNTRY PLANNING, KANCHIPURAM, VIDE : 41 / 2022, DATED : 13.06.2022.
 - LEASE DEED DOC.NO.3824/2024, DATED : 06.04.2024, REGD AT SRO, SRIPERUMBUDUR.
 - ALL DOORS & WINDOWS ARE OPEN OUTWARDS.
 - SILL LEVEL OF WINDOW IS BELOW 1 M.
 - ALL DIMENSIONS ARE IN METER
 - ALL ROOMS ARE PROVIDED WITH MECHANICAL VENTILATOR

PLOT EXTENT AS PER SIPCOT LEASE DEED : 12869.00 Sqm (3.18 ACRES)

AREA STATEMENT

S.NO	BUILDING NAME	SIZE IN M	FSI AREA IN SQ.M	NON FSI AREA IN SQ.M	BUILT-UP AREA IN SQ.M
1	BLOCK 1- FACTORY BUILDING CANOPY	60.00 x 23.75	1425.00	-	1425.00
2	BLOCK 2 - FINISHED GOODS STORES	29.00 x 6.40	185.60	-	185.60
3	BLOCK 3 - RAW MATERIAL STORES	29.00 x 6.40	185.60	-	185.60
4	BLOCK 4 - SECURITY	2.80 x 2.80	7.84	-	7.84
5	OPEN TRANSFORMER YARD	6.10 x 10.50	-	64.05	-
TOTAL BUILD UP / FSI AREA			1958.46	64.05	2022.51

F.S.I - 1958.46 / 12869.00 = 0.152

PARKING STATEMENT :-

VEHICLE TYPE	SIZE	REQUIRED	PROVIDED
LORRY	3.50 x 10.00 M	4 Nos	4 Nos
CAR	2.50 x 5.00 M	2 Nos	3 Nos
TWO WHEELER	1.00 x 1.80 M	37 Nos	37 Nos
CYCLE PARKING	0.60 x 1.80 M	37 Nos	37 Nos

SPECIFICATIONS

FOUNDATION : COLUMN FOOTING
BRICK WORK : C.M 1:5 FOR SUPER STRUCTURE
PLASTERING : C.M 1:5 FOR WALLS & 1:3 FOR CEILING
CEMENT PAINT : C.M 1:5 FOR SUPER STRUCTURE
PLASTERING : 2 COATS FOR WALLS & 1 EXTRA COAT FOR CEILING
R.C.C. WORK : M25 GRADE
WOOD WORK : TEAK WOOD FRAMED
WEATHERING COARSE : BRICK JELLY LIME MORTAR OVER ROOF SLAB ONE LAYER OF WEATHERING TILES

FHR - FIRE HOSE REEL
RWH - RAIN WATER HARVEST

COLOUR INDEX:

PROPOSED
SIPCOT ROAD
SITE BOUNDARY

TITLE :

SITE PLAN

SCALE 1: 400

For Agada Diagnostics Pvt. Ltd.,

[Signature]
Director

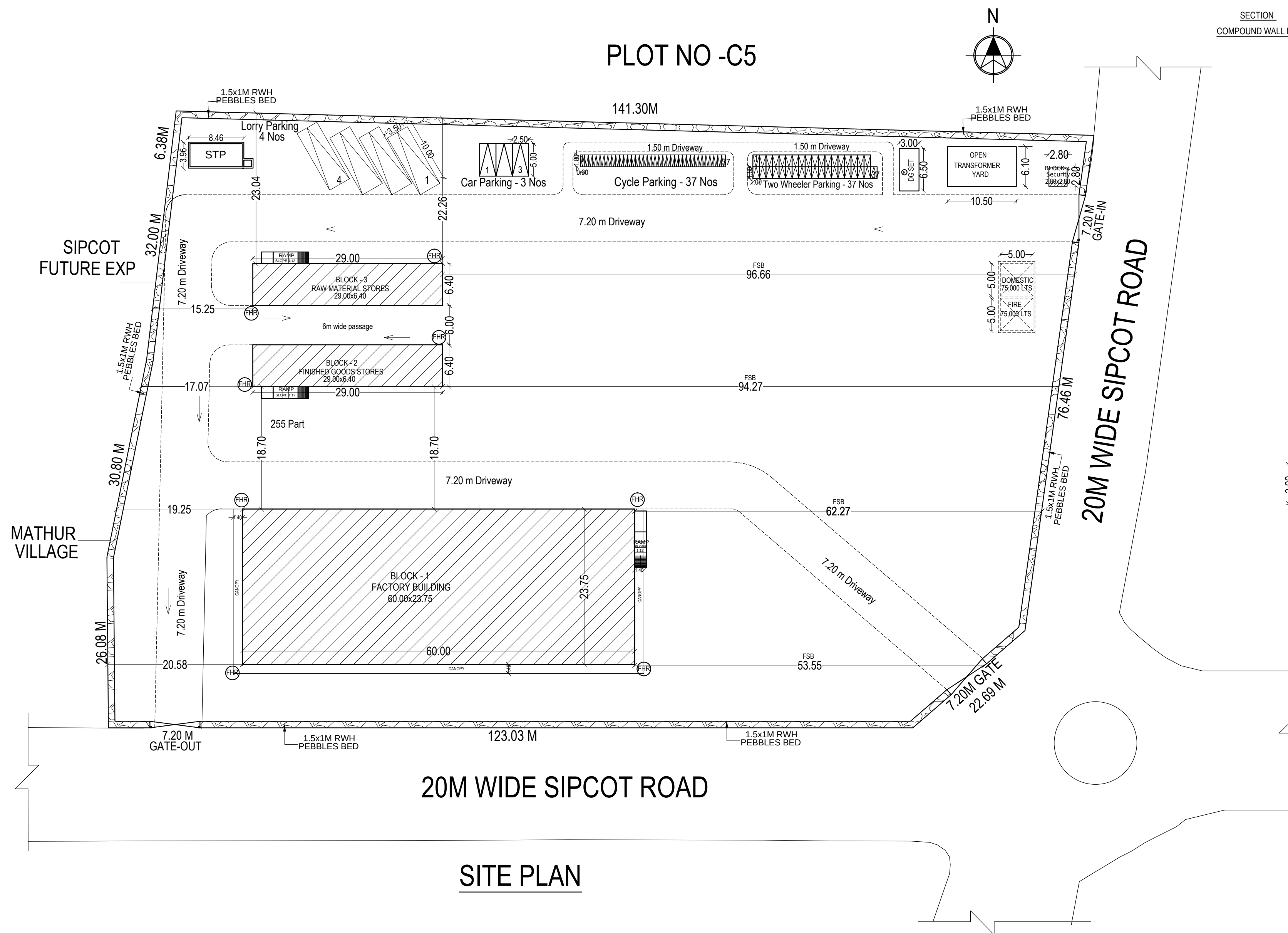
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ARCHITECT

STRUCTURAL ENGINEER



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.

