

PP

APPROVAL RECORD

Planning Permission

Kancheepuram

Kancheepuram district, Tamil Nadu

APPROVAL TYPE

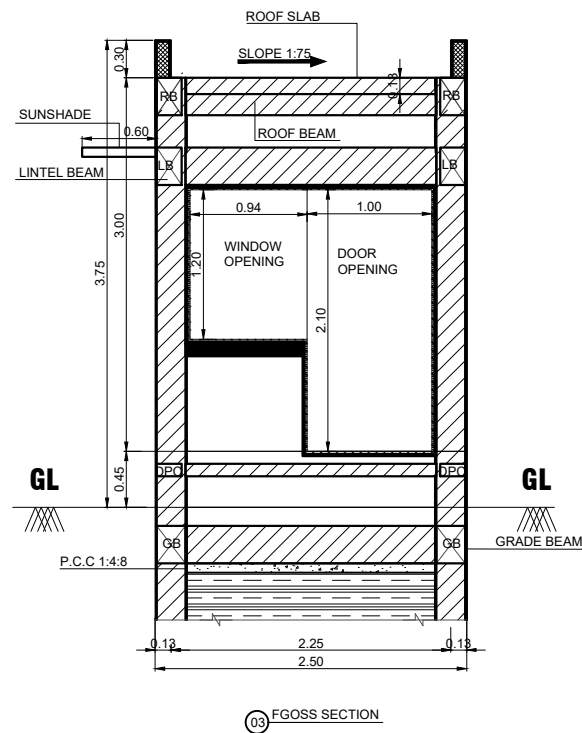
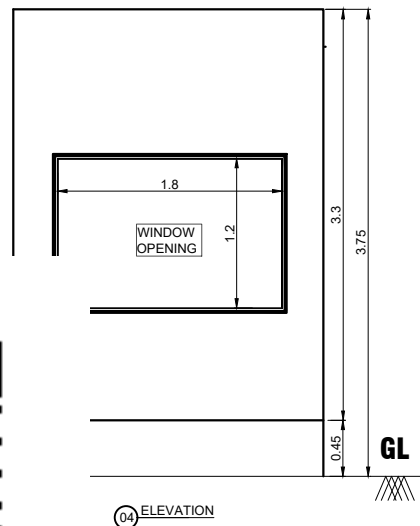
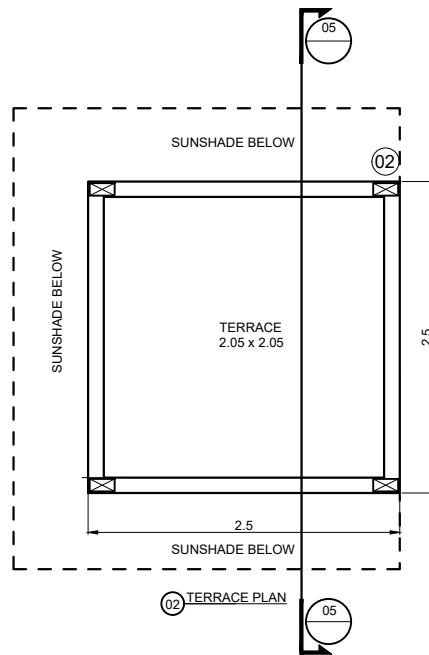
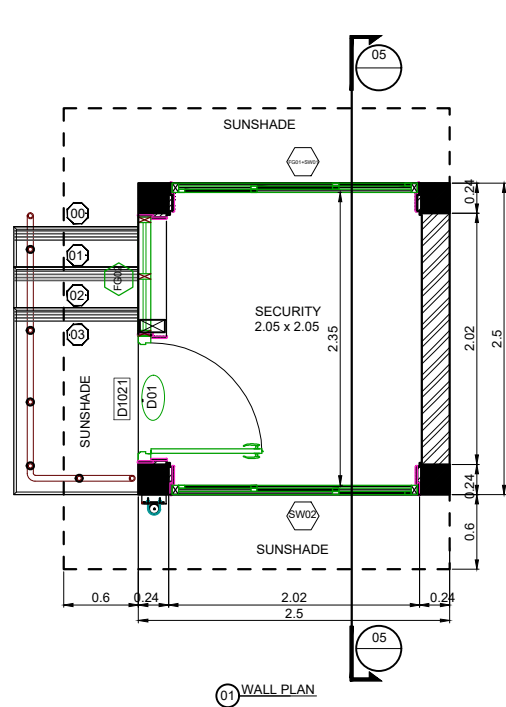
Building Plan

ISSUING AUTHORITY

DTCP

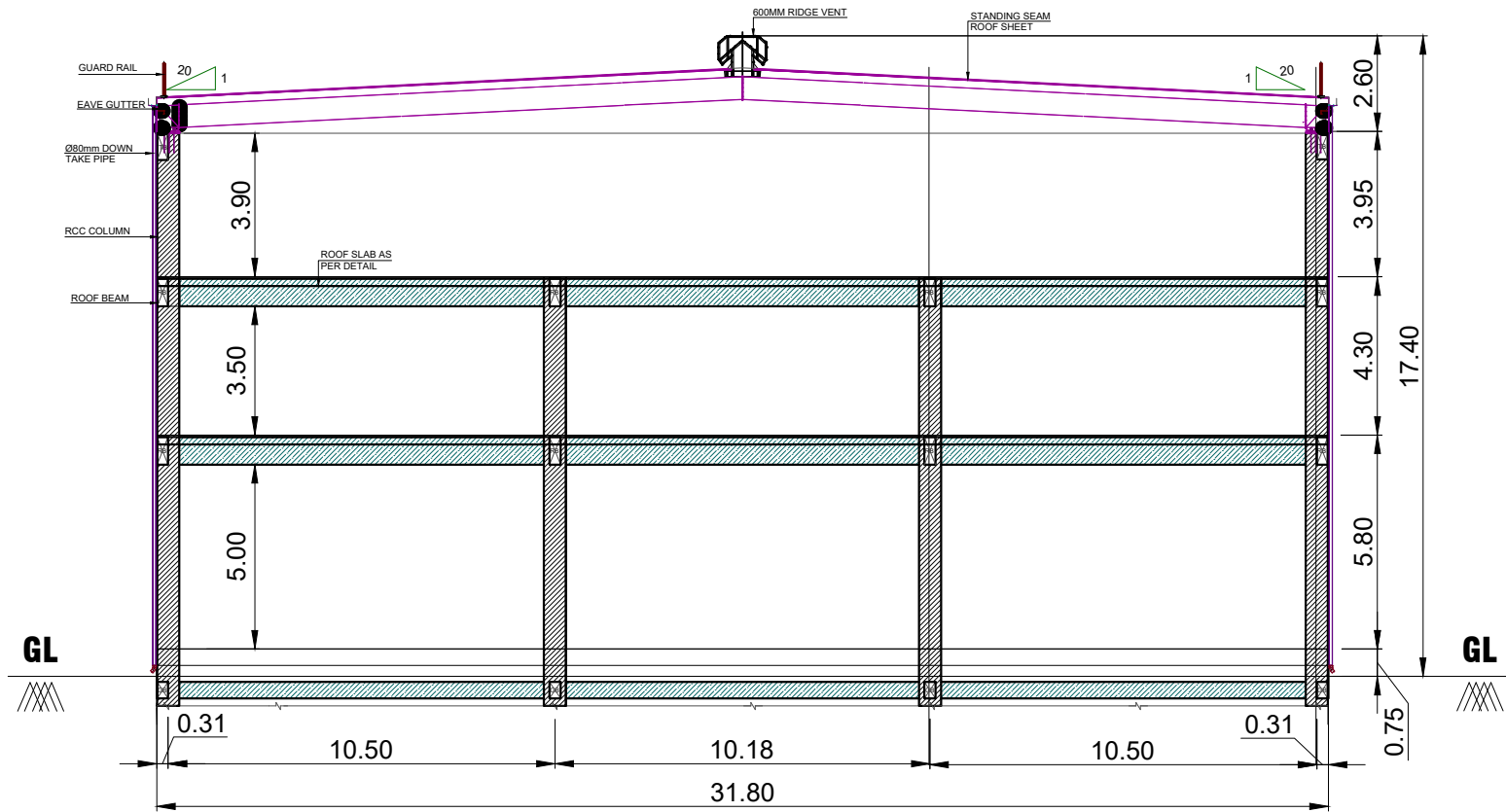
The approval as the planning authority issued it, reproduced in full behind this page.

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

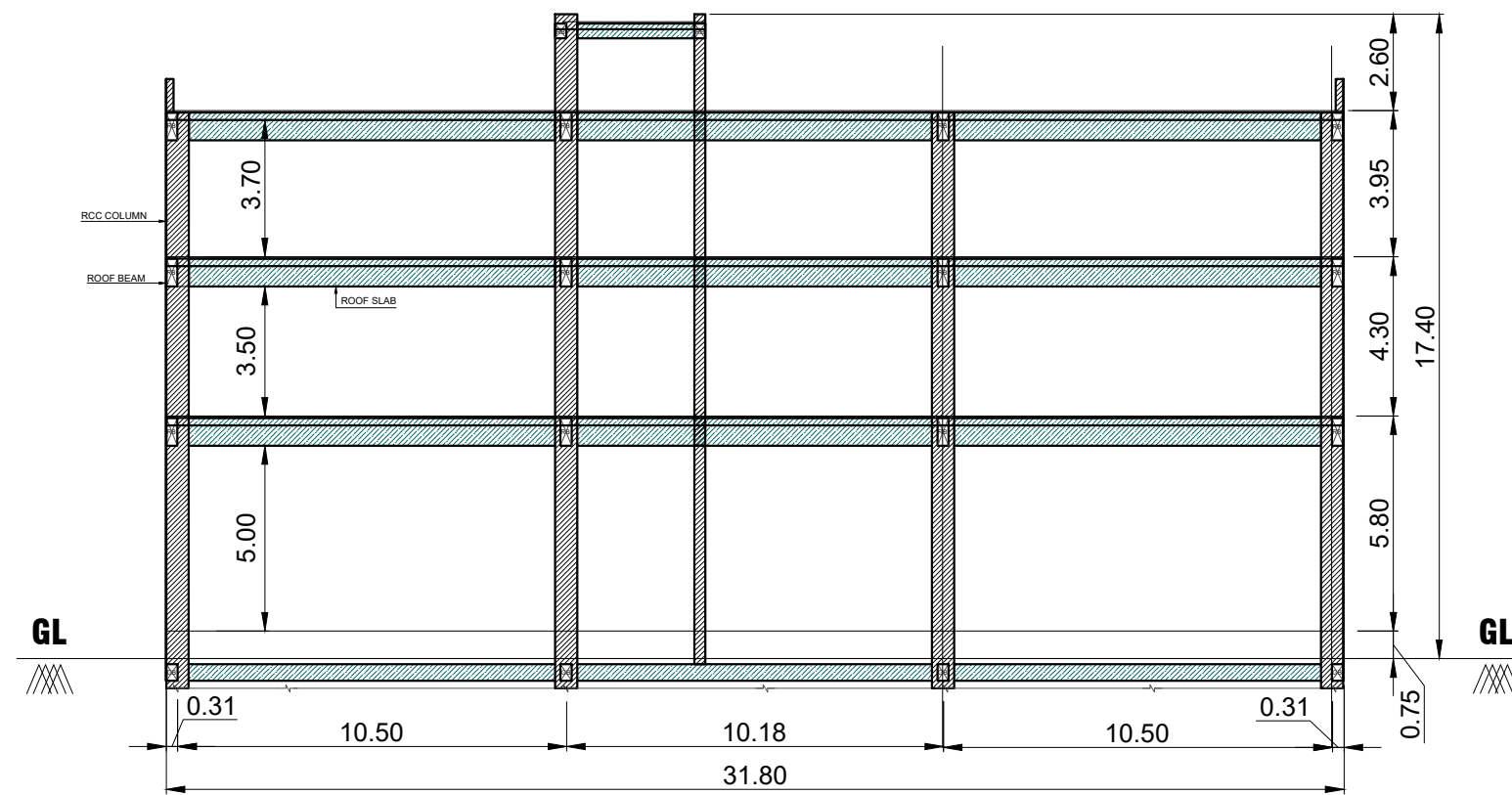


GENERAL NOTES:- 1.ALL DIMENSIONS ARE IN Mtrs PLAN SHOWING THE PROPOSED CONSTRUCTION OF FACTORY BUILDING FOR M/S. HELMIER PRIVATE LIMITED, IN P.NO:C-4/1A, SIPCOT INDUSTRIAL PARK, ORGADAM-PHASE II, S.NO. 254/1A1, 254/1A2, 254/2B1A1, 254/1B1A, 254/1B1B, 254/1B2, 254/1C2, 254//2B1A1, 254/3A, 254/3B, 254/6 254/7, VAIPUR B VILLAGE, ORAGADAM PHASE II, SRIPERUMBUDUR TALUK, KANCHIPURAM.			
AS PER TNPCB CONSENT ORDER NO. 2501269937187 DATED: 30.09.2025 INDUSTRIAL CATEGORY : GREEN MANUFACTURING TYPE: MANUFACTURING OF MEDICAL DEVICE AND EQUIPMENT			
OWNER'S SIGN: 			
STRUCTURAL ENGINEER'S SIGN:  Dr. M. SEKAR, M.E., P.E.D., (MSTR, BSEI), REG. STRUCTURAL ENGINEER, GRADE-I, DTCP Reg. No. SE/GS-47003/2021 PLOT No. 25, Kottasaram Road Street, KAVELIPARKAM - 6 2 022 Kangay Dt. Tiruvallur, India. Mobile : + 91-94495314852 / 9545144287			
ARCHITECT SIGN:  MAC ASSOCIATES Dr. K. MANTHAKANDAN, B.E., AMIE., REGISTERED ENGINEER (P&C & CIVIL/ARCHT) No. 254/78, THALAIKUL STREET, KANCHIPURAM - 621 012, Kanchipuram District, Tamil Nadu. Mob: 984402706 / 978777278, email: info@mac-assoc.co.in			
A1	SCALE 1:30	DRG. NO : 2025/06	DATE 16.07.2025
DRAWING TITLE SECURITY BUILDING : WALL PLAN, TERRACE PLAN, FGROSS SECTION & ELEVATION			

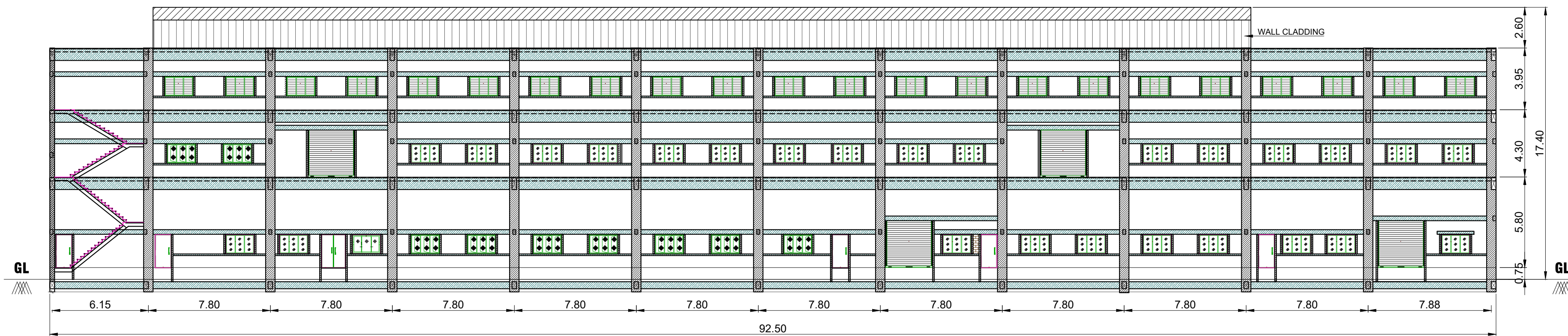




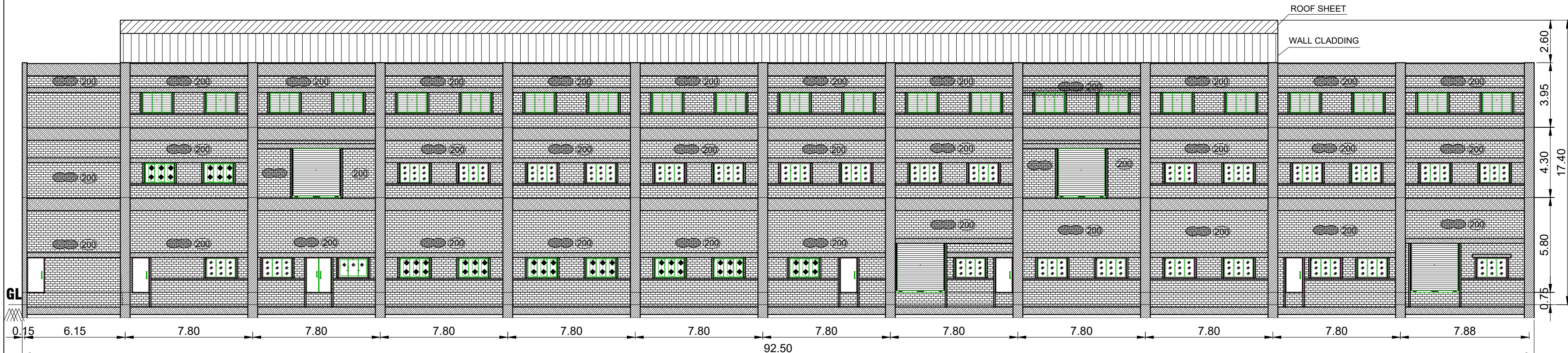
01 FGOSS SECTION @ A-A



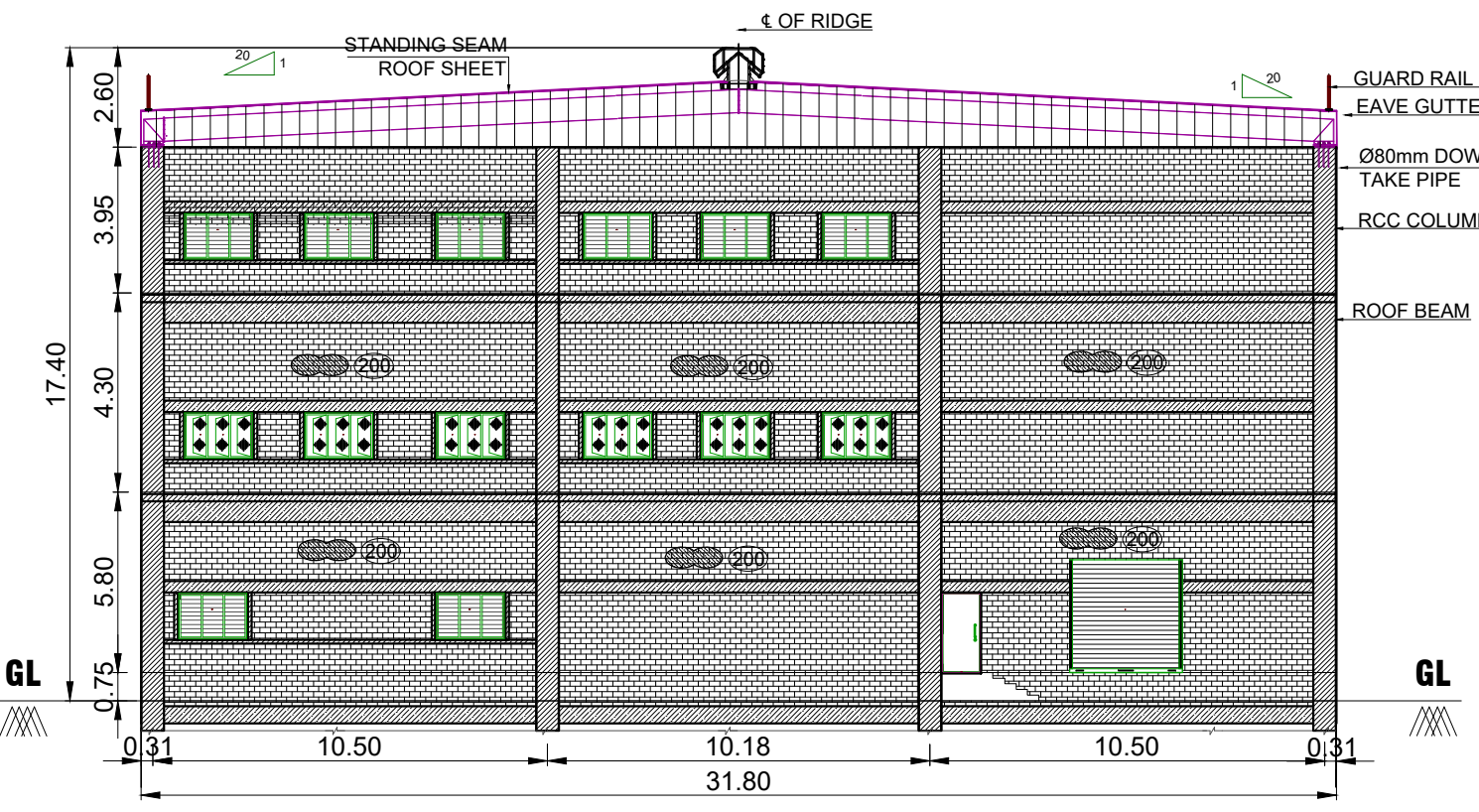
02 FGOSS SECTION @ B-B



03 CROSS SECTION C-C



01 ELEVATION @ SOUTH SIDE



01 ELEVATION @ WEST SIDE

GENERAL NOTES:-

1.ALL DIMENSIONS ARE IN Mtrs

PLAN SHOWING THE PROPOSED CONSTRUCTION OF FACTORY BUILDING FOR M/S. HELMIER PRIVATE LIMITED, IN P.NO:C-4/1A, SIPCOT INDUSTRIAL PARK, ORGADAM-PHASE II, S.NO. 254/1A1, 254/1A2, 254/2B1A1, 254/1B1A, 254/1B1B, 254/1B2, 254/1C2, 254//2B1A1, 254/3A, 254/3B, 254/6 254/7, VAIPUR B VILLAGE, ORAGADAM PHASE II, SRIPERUMBUDUR TALUK, KANCHIPURAM.

AS PER TNPCB CONSENT ORDER NO. 2501269937187 DATED: 30.09.2025
INDUSTRIAL CATEGORY : GREEN
MANUFACTURING TYPE: MANUFACTURING OF MEDICAL DEVICE AND EQUIPMENT

OWNER'S SIGN:

A. Prady
Chennai 600 099

STRUCTURAL ENGINEER'S SIGN:

M. Sekar
Dr. M. SEKAR, M.E., Ph.D.,
(MSTR, ISST),
REG. STRUCTURAL ENGINEER, GRADE-I,
DTCP, Reg. No. SE/Gr-A/0003/2021
PLOT No. 2B, Kottalperumal Selli Street,
KAVAYASAKKARI, P. 2, 805,
Rangipet Dt., TamilNadu, India.
Mobile: + 91-94498314832 / 9543141287

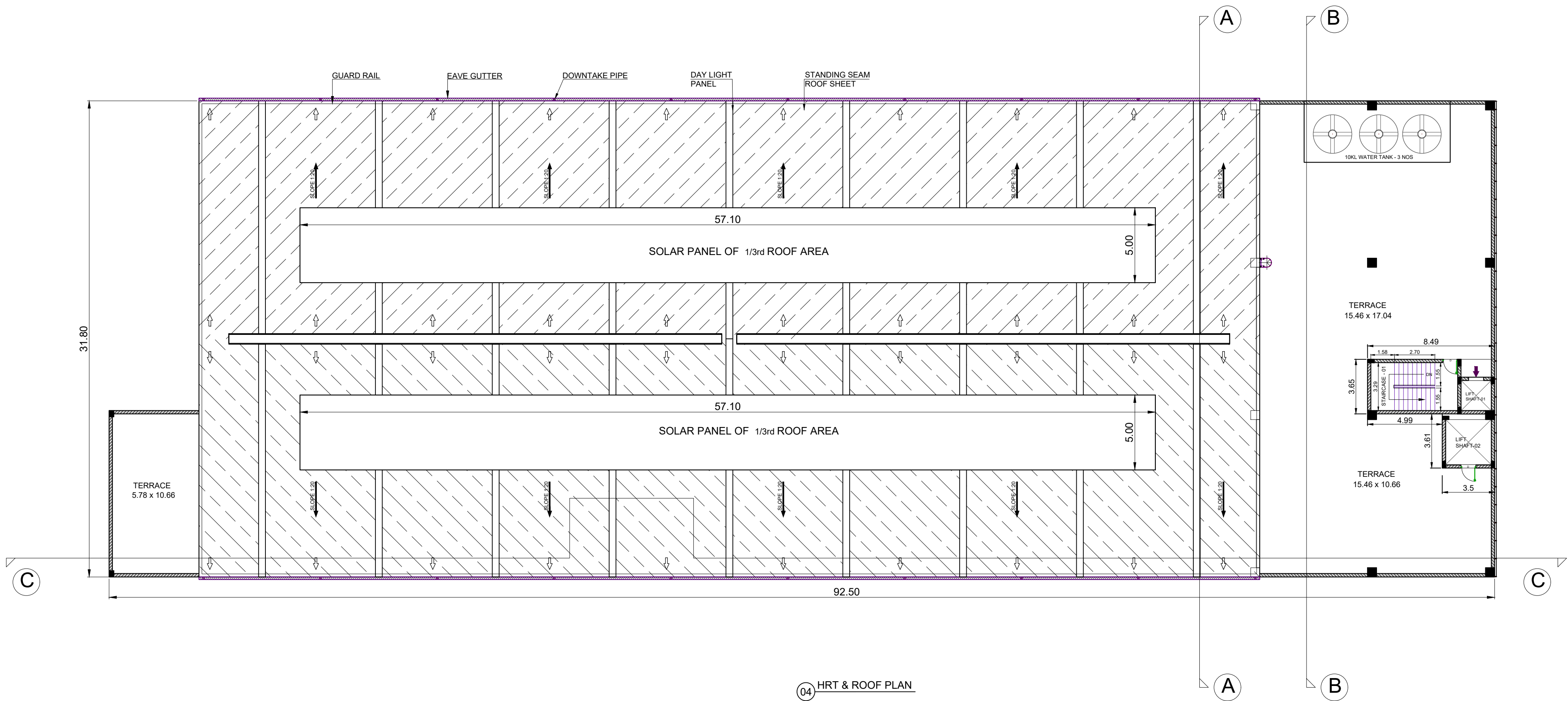
ARCHITECT SIGN:

Dr. K. Manikandan
MAC ASSOCIATES
Dr. K. MANIKANDAN, B.E., AMIE,
REGISTERED ENGINEER
(REG-Gr-I/004/2018)
No. 25-A/70, TANJAVUR STREET, KANCHIPURAM - 631 502.
Mob: 984402270 / 979712728, email: mac-associates.co.in

A1	SCALE 1:200	DRG. NO : 2025/04	DATE 16.07.2025
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DRAWING TITLE

BUILDING 1 : SECTION & ELEVATION



GENERAL NOTES:-

1.ALL DIMENSIONS ARE IN Mtrs

PLAN SHOWING THE PROPOSED CONSTRUCTION OF FACTORY BUILDING FOR M/S. HELMIER PRIVATE LIMITED, IN P.NO:C-4/1A, SIPCOT INDUSTRIAL PARK, ORGADAM-PHASE II, S.NO. 254/1A1, 254/1A2, 254/2B1A1, 254/1B1A, 254/1B1B, 254/1B2, 254/1C2, 254/2B1A1, 254/3A, 254/3B, 254/6 254/7, VAIPUR B VILLAGE, ORAGADAM PHASE II, SRIPERUMBUDUR TALUK, KANCHIPURAM.

AS PER TNPCB CONSENT ORDER NO. 2501269937187 DATED: 30.09.2025
INDUSTRIAL CATEGORY : GREEN
MANUFACTURING TYPE: MANUFACTURING OF MEDICAL DEVICE AND EQUIPMENT

SCHEDULE OF JOINERIES

ID	DESFGIPTION	SIZE
D	SINGLE LEAF DOOR	1.00 x 2.10
D2	FIRE EXIT DOOR	1.00 x 2.10
D3	DOUBLE LEAF DOOR	1.50 x 2.10
D4	SINGLE LEAF DOOR	0.75 x 2.10
D5	SINGLE LEAF DOOR	0.90 x 2.10
W	THREE PANEL WINDOW	2.00 x 1.20
FG	FIXED GLASS	1.80 x 1.20
LV	LOUVER	1.80 x 1.20
V1	VENTILATOR	0.60 x 0.45

ALL ROOMS MECHANICAL VENTILATION PROVIDED

SECOND FLOOR AREA STATEMENT:-

DESCRIPTION	AREA IN SQ.M
SECOND FLOOR AREA	2813.70
TERRACE FLOOR	43.62

OWNER'S SIGN:

(Signature)

STRUCTURAL ENGINEER'S SIGN:

(Signature)
Dr. M. SEKAR, M.E., Ph.D.,
(MSTRS, ISITL)
REG. STRUCTURAL ENGINEER, GRAPPI-I,
DTCP Reg. No. SE/GK-A/003/0031
PLOT No. 25, Kanchipuram Bypass Street,
Kaveripakkam - 630 503.
Rajapur St, Thandikudi, India.
Ph:9449314832 / 9545144287

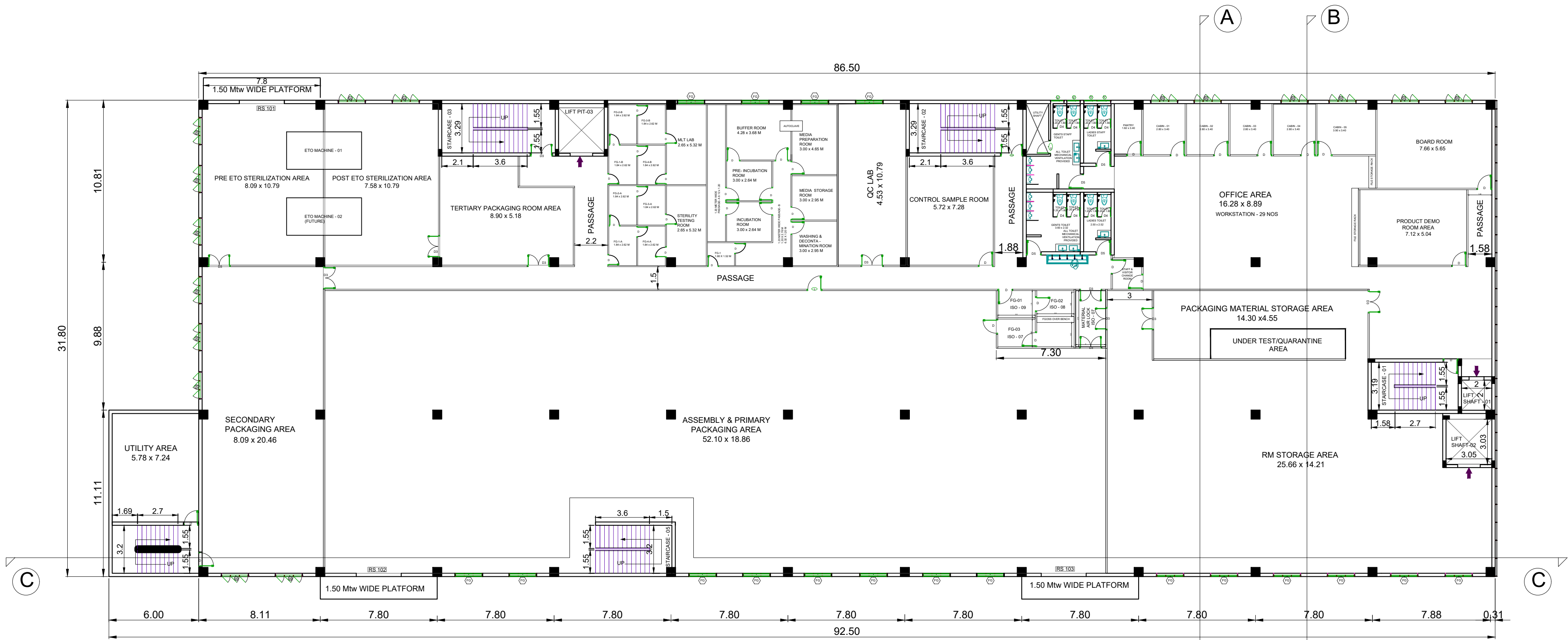
ARCHITECT SIGN:

(Signature)
MAC ASSOCIATES
Dr. K. MANDIKANDAN, B.E., AMIE,
REGISTERED ENGINEER
(REGD-1/144/1981)
No. 254/776, THANDIKUDI STREET, KANCHIPURAM - 631 502.
Mob: 9554802706 / 9379727288. Email: mac@macassociates.co.in

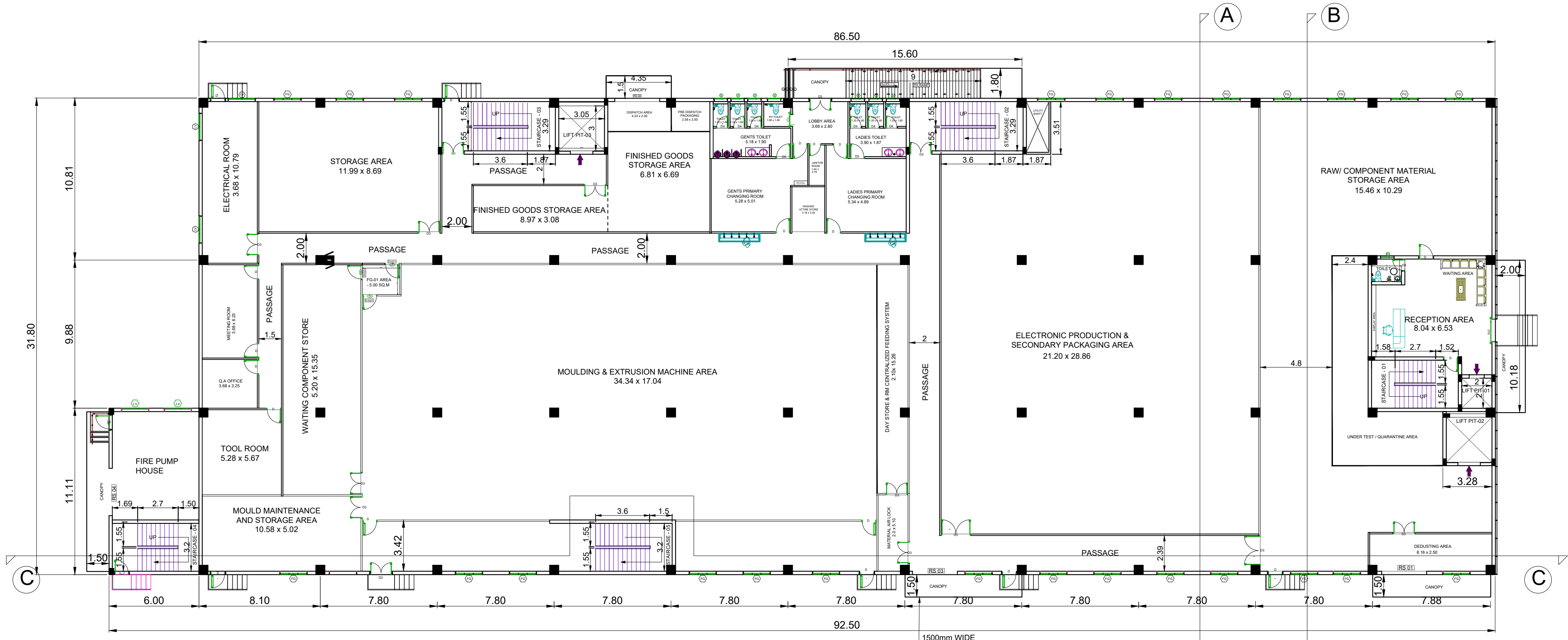
A1	SCALE 1:200	DRG. NO : 2025/03	DATE 16.07.2025
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DRAWING TITLE

BUILDING 1 : SECOND FLOOR PLAN & HRT AND ROOF PLAN



02 FIRST FLOOR PLAN



01 GROUND FLOOR PLAN

GENERAL NOTES:-

1.ALL DIMENSIONS ARE IN Mtrs

PLAN SHOWING THE PROPOSED CONSTRUCTION OF FACTORY BUILDING FOR M/S. HELMIER PRIVATE LIMITED, IN P.NO:C-4/1A, SIPCOT INDUSTRIAL PARK, ORGADAM-PHASE II, S.NO. 254/1A1, 254/1A2, 254/2B1A1, 254/1B1A, 254/1B1B, 254/1B2, 254/1C2, 254//2B1A1, 254/3A, 254/3B, 254/6 254/7, VAIPUR B VILLAGE, ORAGADAM PHASE II, SRIPERUMBUDUR TALUK, KANCHIPURAM.

AS PER TNPCB CONSENT ORDER NO. 2501269937187 DATED: 30.09.2025 INDUSTRIAL CATEGORY : GREEN MANUFACTURING TYPE: MANUFACTURING OF MEDICAL DEVICE AND EQUIPMENT

SCHEDULE OF JOINERIES

ID	DESGFICTION	SIZE
D	SINGLE LEAF DOOR	1.00 x 2.10
D2	FIRE EXIT DOOR	1.00 x 2.10
D3	DOUBLE LEAF DOOR	1.50 x 2.10
D4	SINGLE LEAF DOOR	0.75 x 2.10
D5	SINGLE LEAF DOOR	0.90 x 2.10
W	THREE PANEL WINDOW	2.00 x 1.20
FG	FIXED GLASS	1.80 x 1.20
LV	LOUVER	1.80 x 1.20
RS1	ROLLING SHUTTER	2.00 x 4.00
RS2	ROLLING SHUTTER	2.50 x 4.00
RS3	ROLLING SHUTTER	3.00 x 4.00
RS4	ROLLING SHUTTER	4.00 x 4.00
RS5	ROLLING SHUTTER	5.00 x 5.00
V1	VENTILATOR	0.60 x 0.45

ALL ROOMS MECHANICAL VENTILATION PROVIDED

GROUND FLOOR AREA STATEMENT:-

DESCRIPTION	AREA IN SQ.M
GROUND FLOOR AREA	2813.70
GROUND FLOOR CANOPY AREA	94.24
TOTAL GROUND FLOOR AREA	2907.94

FIRST FLOOR AREA STATEMENT:-

DESCRIPTION	AREA IN SQ.M
FIRST FLOOR AREA	2848.80

OWNER'S SIGN:

A. Prashanth
A. Prashanth
Chemical
800 099

STRUCTURAL ENGINEER'S SIGN:

M. Sekar
Dr. M. SEKAR, M.E., Ph.D.,
REGISTERED STRUCTURAL ENGINEER, GRADUATE,
STRUCTURAL, Reg. No. 882/09-47/000/2007
PLOT NO. 28, Kottaiyapattanam Road Street,
KOVVESEPPAIPAKKAM, 6. 2. 5011,
Kannur Dt. TamilNadu, India.
MobiNo : + 91-94496324832 / 9943244237

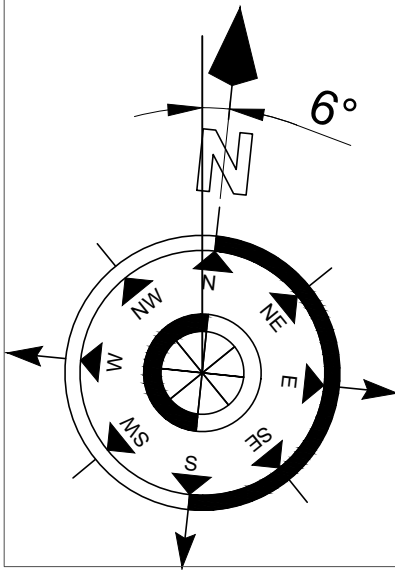
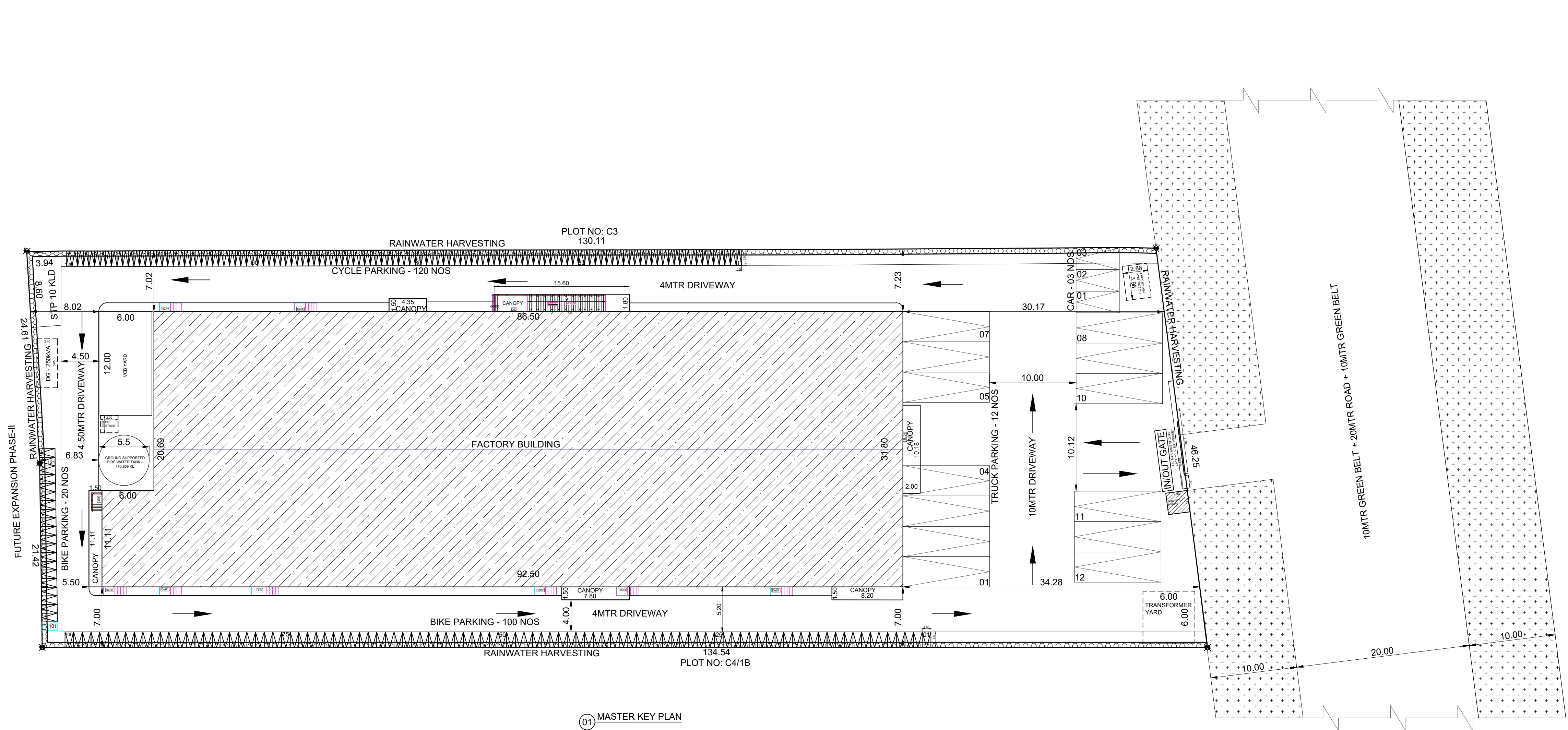
ARCHITECT SIGN:

Mac Associates
MAC ASSOCIATES
Dr. K. MANIKANDAN, B.E., AMIE,
REGISTERED ARCHITECT
(MIL-1/10/1000)
No. 54/1, THE TAMILNADU STREET, KANCHIPURAM-621 002
Tel: 0439270101, 0439270102, and 9443927010

A1	SCALE 1:200	DRG. NO : 2025/02	DATE 16.07.2025
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DRAWING TITLE

BUILDING 1 : GROUND FLOOR PLAN & FIRST FLOOR PLAN



SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF FACTORY BUILDING FOR M/S. HELMIER PRIVATE LIMITED, IN P.NO:C-4/1A, SIPCOT INDUSTRIAL PARK, ORGADAM-PHASE II, S.NO. 254/1A1, 254/1A2, 254/2B1A1, 254/1B1A, 254/1B1B, 254/1B2, 254/1C2, 254/2B1A1, 254/3A, 254/3B, 254/6 254/7, VAIPUR B VILLAGE, ORAGADAM PHASE II, SRIPERUMBUDUR TALUK, KANCHIPURAM.

AS PER TNPCB CONSENT ORDER NO. 2501269937187 DATED: 30.09.2025
INDUSTRIAL CATEGORY : GREEN
MANUFACTURING TYPE: MANUFACTURING OF MEDICAL DEVICE AND EQUIPMENT

ONLINE APPLICATION NO: SWP/BPA/607800/2025/TCP

SITE AREA AS PER DOCUMENT: 1.50 ACRE (6070.00 SQ.MTR)

BUILDING AREA STATEMENT:-

DESCRIPTION	F.S.I AREA (SQ.M)	NON-F.S.I AREA (SQ.M)	BUILT-UP AREA (SQ.M)
FACTORY BUILDING			
GROUND FLOOR (Including Canopy)	2907.94	-	2907.94
FIRST FLOOR	2840.80	-	2840.80
SECOND FLOOR	2813.70	-	2817.30
TERRACE FLOOR	-	43.62	43.62
GROUND SUPPORTED FIRE WATER TANK	23.75	-	23.75
NON-FSI BLOCKS			
SECURITY BUILDING	-	6.25	6.25
VCB YARD	-	72.00	72.00
STP	-	31.57	31.57
TOTAL	8586.19	153.44	8739.63

F.S.I CALCULATION:

$$F.S.I = \frac{8586.19 \text{ (SQ.M)}}{6070.00 \text{ (SQ.M)}} = 1.41 < 2.0$$

PARKING DETAILS

ITEM	REQUIRED	PROVIDED
TRUCK PARKING 8739.63 SQ.M / 750 SQ.M	12 NOS	12 NOS
CAR PARKING 397.47 SQ.M / 150 SQ.M	03 NOS	03 NOS
TWO WHEELER PARKING 8739.63 SQ.M SQ.M/75 SQ.M	117 NOS	120 NOS
CYCLE PARKING 8739.63 SQ.M / 75 SQ.M	117 NOS	120 NOS

ELECTRICAL POWER REQUIREMENT

DESFGIPTION	PROPOSED
POWER	1005 HP

ALL ROOMS MECHANICAL VENTILATION PROVIDED

MAN POWER DETAILS

DESFGIPTION	PROPOSED
MALE	140 NOS
FEMALE	80 NOS

SALUTATORY REQUIREMENTS

ITEM	MALE	FEMALE
WATER CLOSET	06	05
ABLUTION TAPS	06	05
URINALS	06	09
WASHING TAPS	05	07
COMMON SALUTATORY REQUIREMENTS		03
PH TOILET	01	01
DRINKING WATER	03	03
EMERGENCY SHOWER	01	01

OWNER'S SIGN:

Dr. M. SEKAR, M.E., P.D.,
REG. STRUCTURAL ENGINEER, GRAPPI-1,
DTP, Reg. No. SE/GH-4/003/2021,
PLOT No. 28, Kottasipattanam Road, 600 096,
KAVAYIPARKAM - 6 00 07.
Handwritten signature and stamp of Dr. M. Sekar.

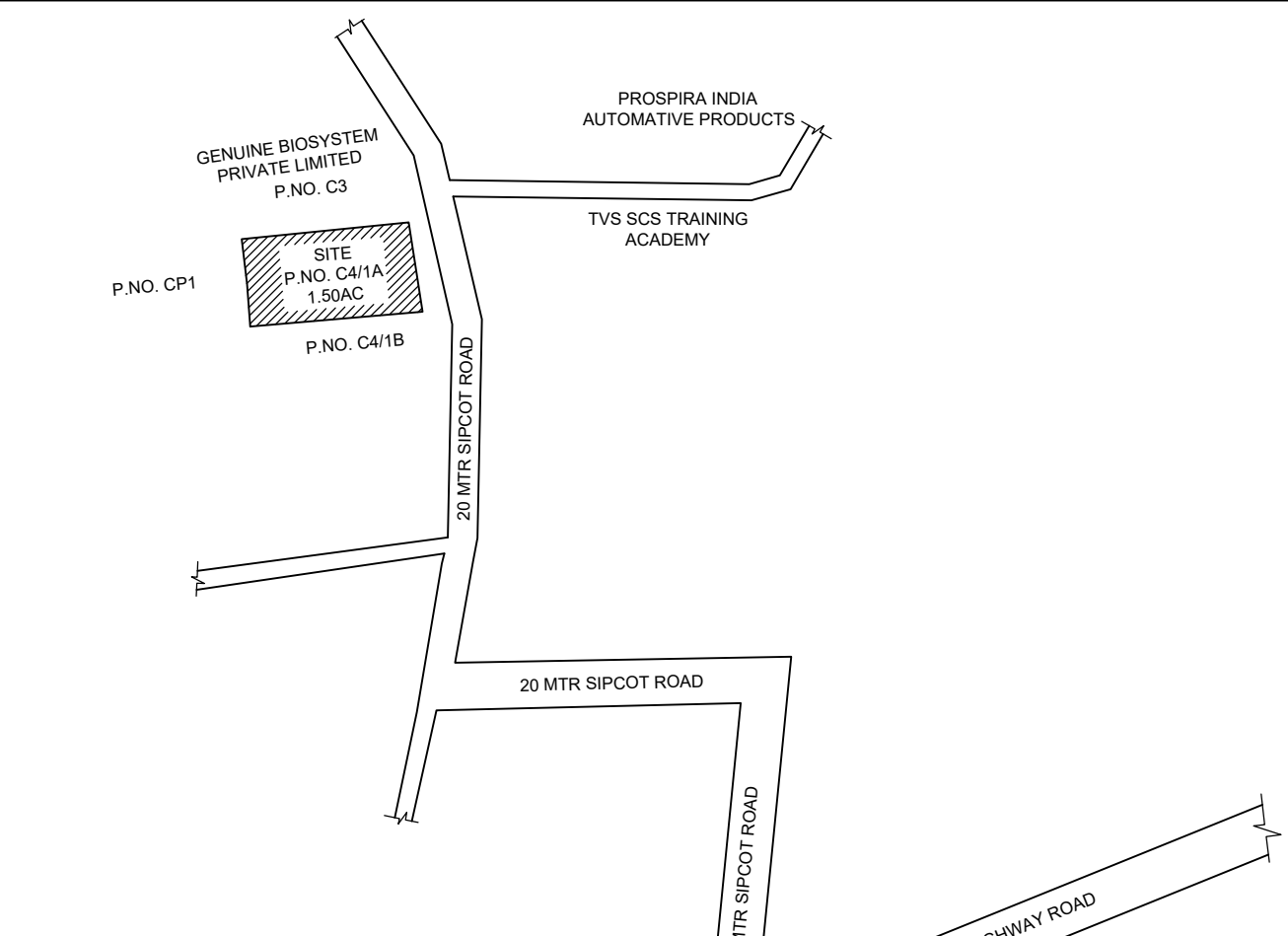
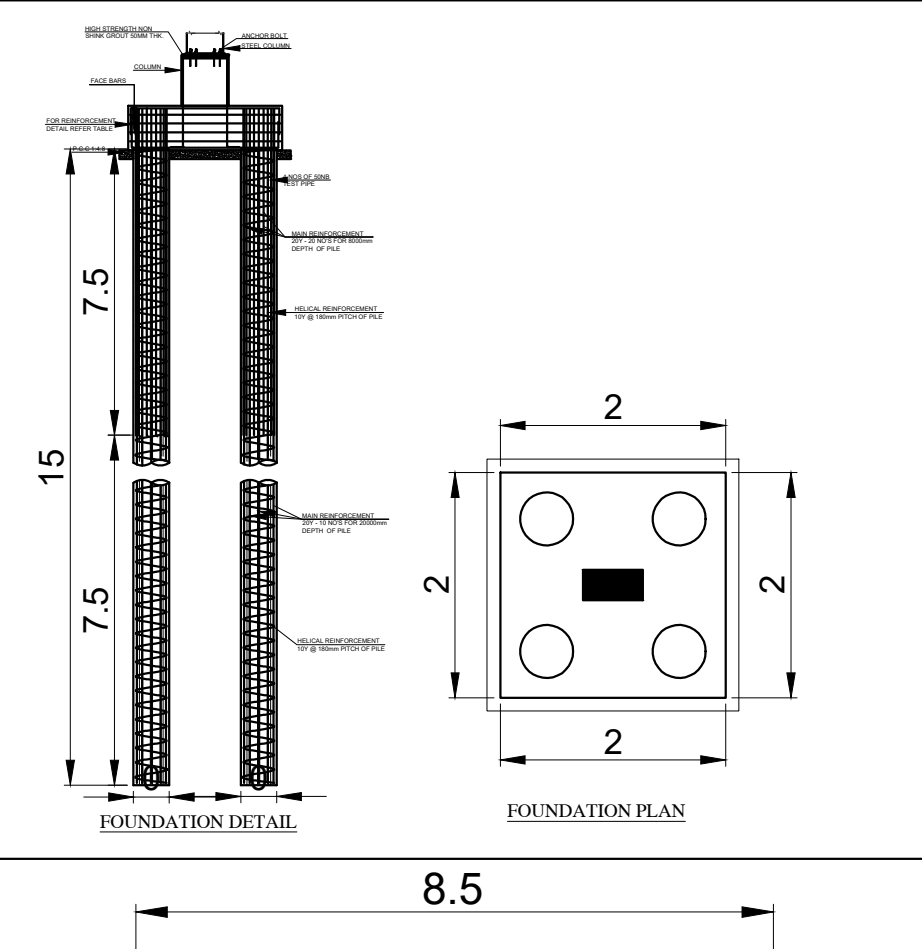
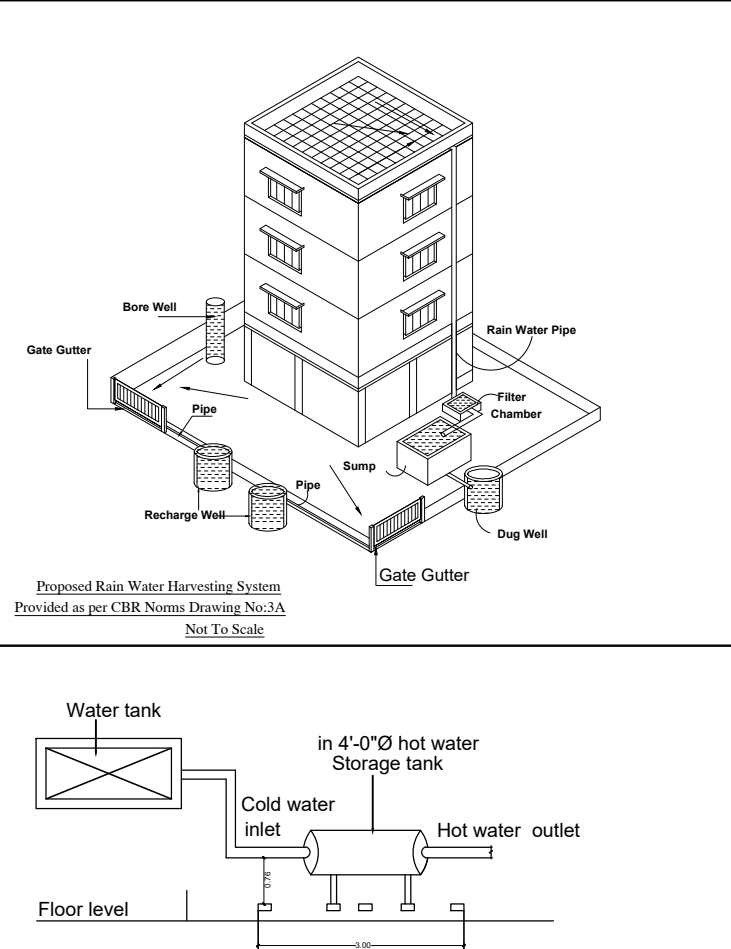
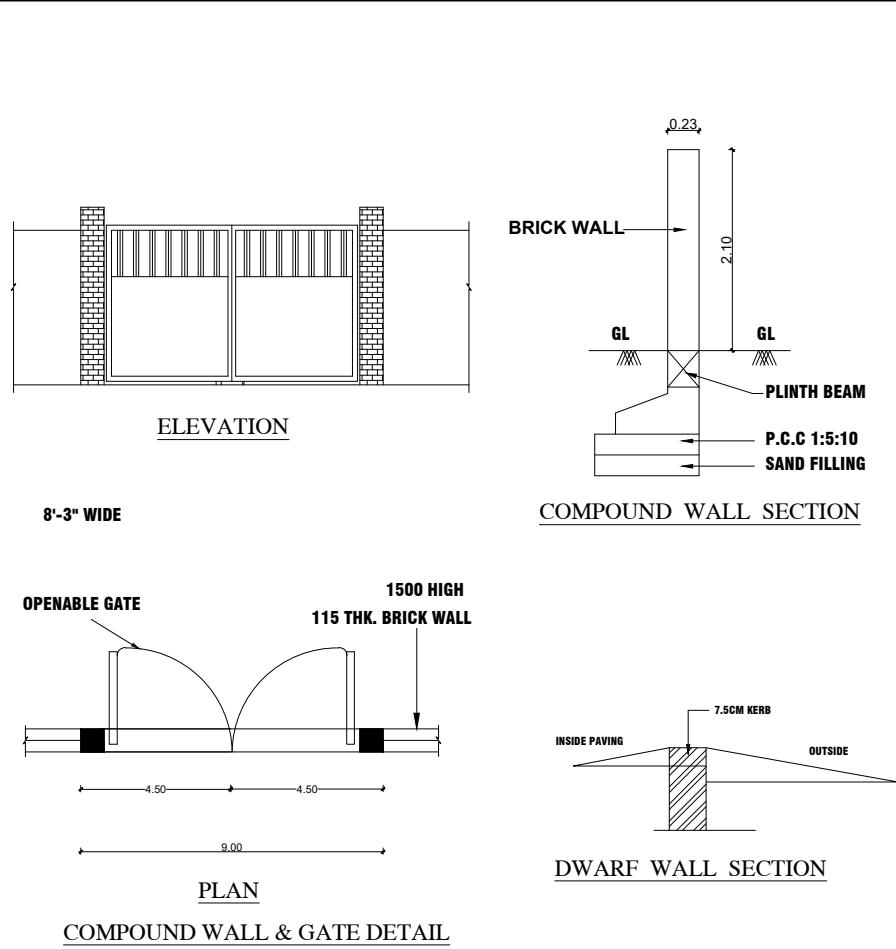
STRUCTURAL ENGINEER'S SIGN:

Dr. M. SEKAR, M.E., P.D.,
REG. STRUCTURAL ENGINEER, GRAPPI-1,
DTP, Reg. No. SE/GH-4/003/2021,
PLOT No. 28, Kottasipattanam Road, 600 096,
KAVAYIPARKAM - 6 00 07.
Handwritten signature and stamp of Dr. M. Sekar.

ARCHITECT SIGN:

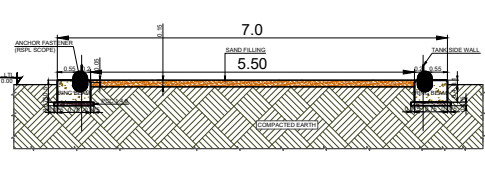
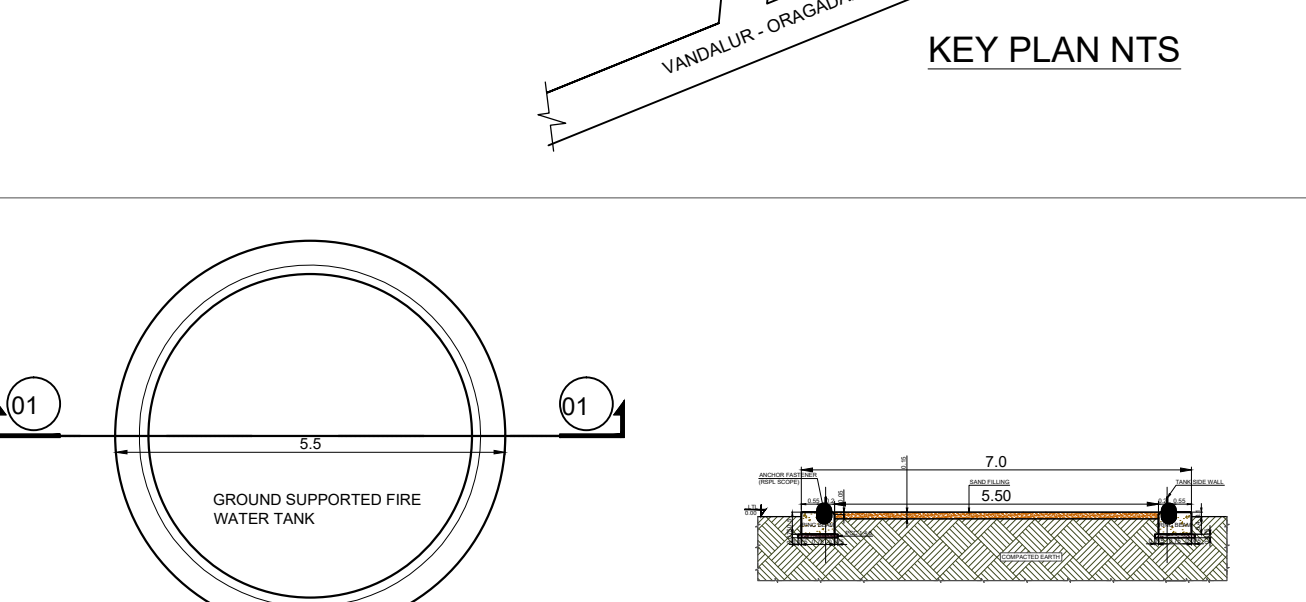
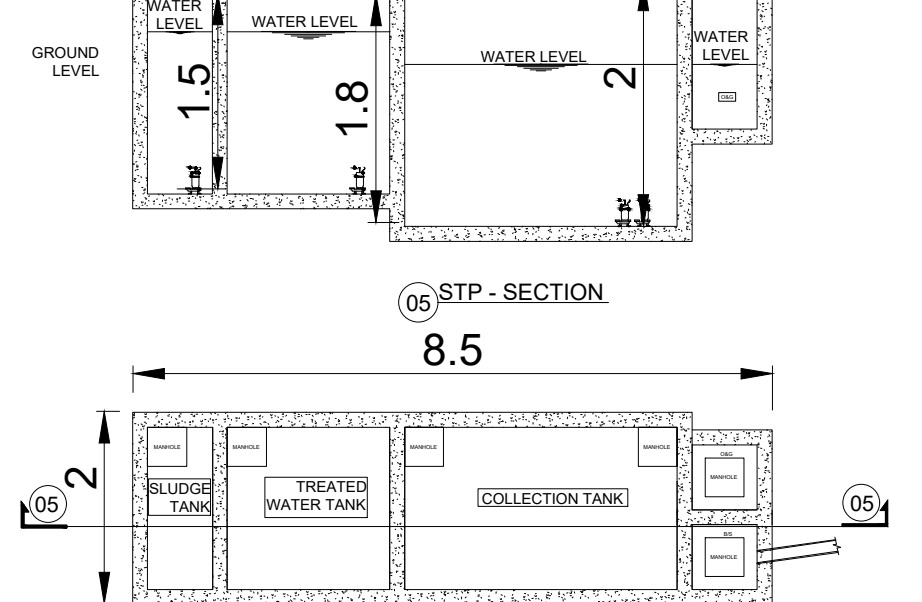
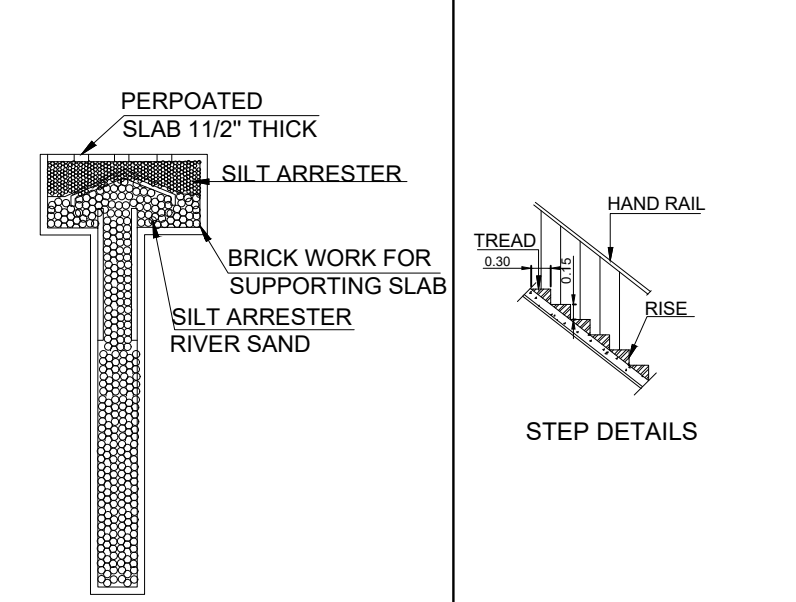
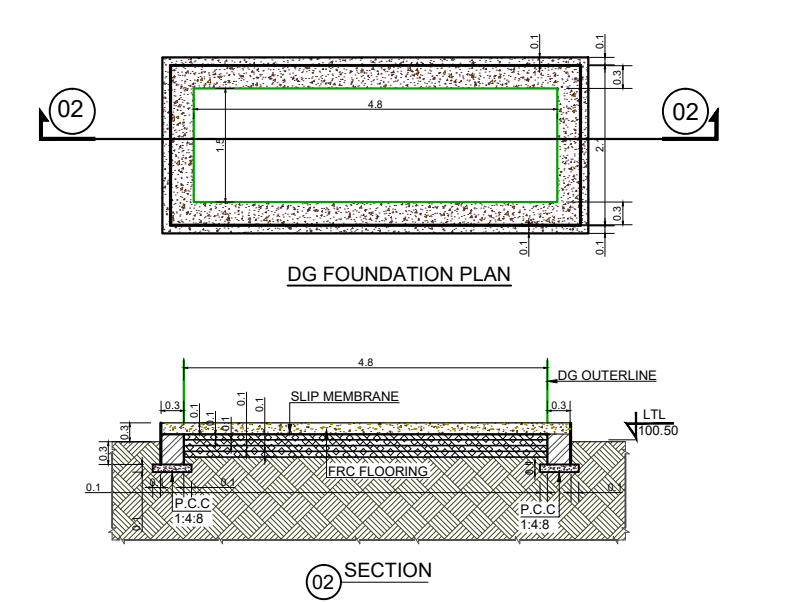
Dr. K. MANIKANDAN, B.E., AME,
REGISTERED ENGINEER
(ARCHITECTURE),
No. 24/70, TANKUN STREET, KANCHIPURAM - 621 002.
Handwritten signature and stamp of Dr. K. Manikandan.

A1 SCALE 1:300 SHEET NO: 01/06



ELECTRICAL LOAD				
Sl.No	DesFGIption	Qty	HP/ Machine	TOTAL HP
01	AHU AND CHILLER AND LIGHT FOR MACHINE GROUND FLOOR	01	218.75	218.75
02	AHU AND CHILLER AND LIGHT FOR MACHINE FIRST FLOOR	01	313.75	313.75
03	PVC EXTRUSION LINE	01	75.00	75.00
04	TPU EXTRUDER	01	35.00	35.00
05	INJECTION MOLDING	07	26.50	185.50
06	AIR COMPRESSOR	01	7.50	7.50
07	WATER CHILLER	01	7.50	7.50
08	R.O PLANT	01	3.00	3.00
09	DI PLANT	01	3.00	3.00
10	BLISTER PACKING MC	01	3.00	3.00
11	ULTRASONIC CLEANING MC	01	3.00	3.00
12	STERILIZER	01	30.00	30.00
13	TIPPING MC	01	3.00	3.00
14	MARKING MC	01	2.00	2.00
15	HOLE PUNCHING MC	01	2.00	2.00
16	OVEN	01	10.00	10.00
17	MFI TESTING MC	01	1.00	1.00
18	TENSILE TESTER	01	2.00	2.00
19	BURST / LEAKAGE TESTER	01	2.00	2.00
20	MOLD LIFTING SYSTEM	01	5.00	5.00
21	HYDROPHILIC COATING SYSTEM	01	2.00	2.00
22	ULTRA SONIC WELDING	01	6.00	6.00
23	OFFICE LIGHTING AND OTHER LIGHTING	01	20.00	20.00
24	OFFICE AND CABIN AC	01	15.00	15.00
25	WATER PUMPS	01	8.00	8.00
26	DEHUMIDIFIER	01	7.50	7.50
27	OTHERS-UTILITY	01	35.00	35.00
			TOTAL	1005 HP

GENERAL NOTES:-
ALL DIMENSIONS ARE IN Mtrs



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.

