Verified RealEstate™

REFERENCE
A2/1/2024-258

ISSUED
29 April 2025

PP APPROVAL RECORD

Planning Permission

Ramanathapuram

Ramanathapuram district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Town 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

hello@verified.realestate
+91 9996 12 9996
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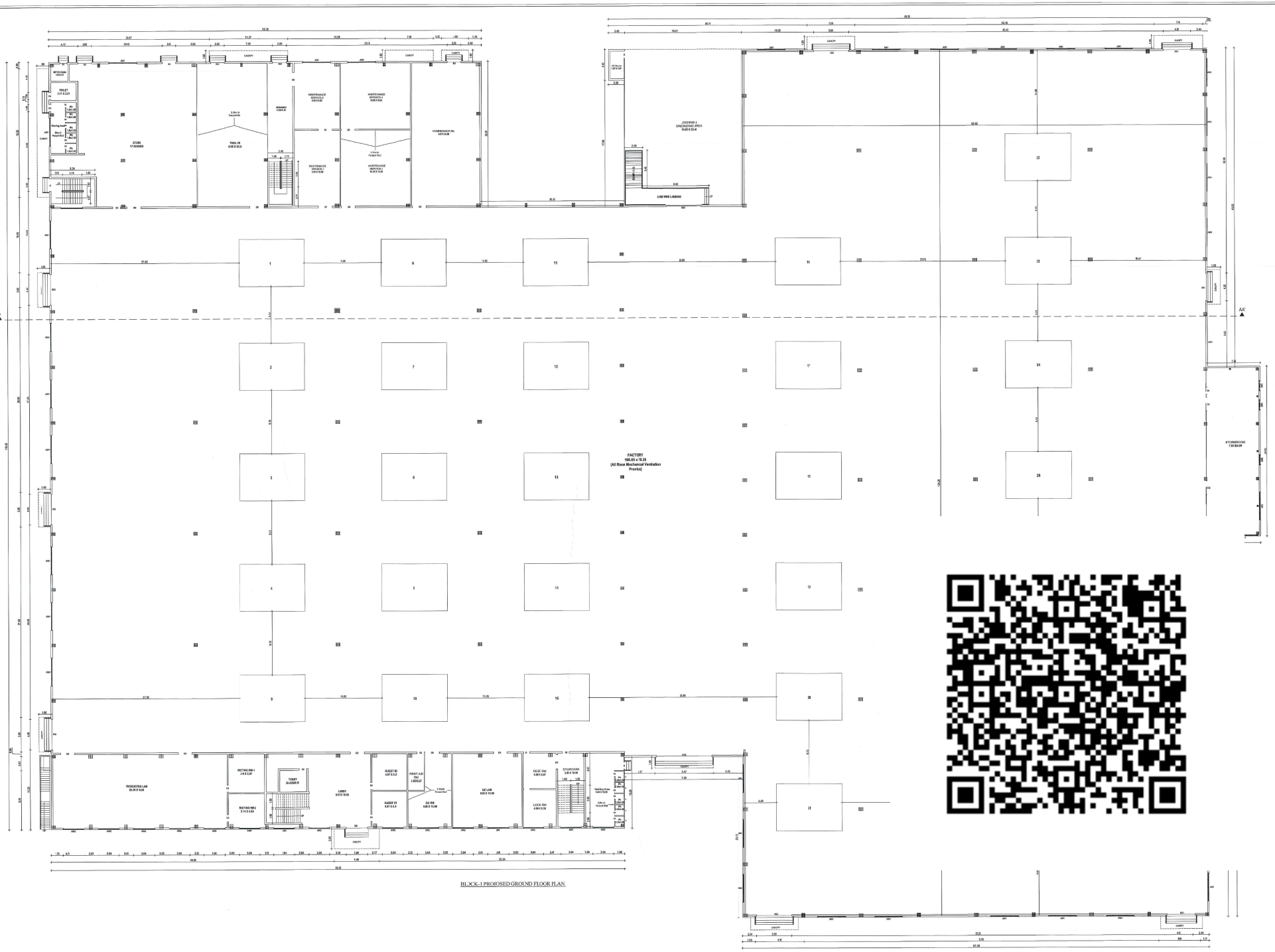
DIGITALLY VERIFIED RECORD



BLOCK-1 PROPOSED GROUND FLOOR PLAN

SCALE-1:100 SHEET-3 OF 7

PLAN SHOWING THE PROPOSE CONSTRUCTION OF INDUSTRIAL BUILDING FOR DABEEUNG AUTO PARTS INDIA PVT LIMITED IN SURVEY NO - 286/1A, 1B, 2, 4A, 4B, 5A, 5B, 6, 7A, 7B, 201/1, 2, 3, 4, 5,1, 202/1B, 2B, 3A, 3B, 4A, 4B, 5A1, 5A2, 1 7A, 7B, 1A, 6B, 2/3/4A, 6B, 6B, 2/4/7A, 1B, 2A, 2B, 3, 6B, 7B, 8B, 203/1, 2, 3, 1, 5, 6, 7, 4, 5, 10 OF KEESANALLUR VILLAGE, SRIPERUMBUDUR TALUK, KANCHEEPURAM DISTRICT.

SRIPERUMBUDUR PANCHAYAT UNION LIMT.

NO	NAME OF MACHINE	HP
1.	AIR COMPRESSOR	100.97
2.	AIR COMPRESSOR	100.97
3.	AIR COMPRESSOR	8.78
4.	AIR DRYER-1	21.59
5.	HORI MACHINE CENTER	114.10
6.	HORI MACHINE CENTER	114.10
7.	SEALING CAP ASS OP- 4E	11.72
8.	LEAK TESTER	11.43
9.	BUSH I PIN ASSY	11.72
10.	MACHINE CETER TCC-10	42.91
11.	MACHINE CETER TCC-20	42.91
12.	MACHINE CETER TCC-30	42.91
13.	MACHINE CETER TCC-40	42.91
14.	MACHINE CETER TCC-50J	114.10
15.	MACHINE CETER TCC-50II	114.10
16.	MACHINE CETER TCC-60	61.68
17.	MACHINE CETER TCC-70	8.3
18.	MACHINE CETER TCC-80	8.3
19.	MACHINE CETER TCC-90	4.3
20.	MACHINE CETER TCC-15I	114.10
21.	MACHINE CETER TCC-15II	114.10
22.	MACHINE CETER TCC-20I	114.10
23.	MACHINE CETER TCC-20II	114.10
24.	FURNACE - HEART TREA'	89.46
25.	FURNACE - HEART TREA'	89.46
26.	FURNAVE - HEART TREAT	39.02
27.	CANTIY AUTO LOADER -5I	49.23
28.	CANTIY AUTO LOADER -5II	49.23
29.	CENTRLIZED-COOLANT TANK	42.91
30.	WASHER OP-9R	86.36
31.	MACHINE CENTER MC 15I-10	114.10
32.	MACHINE CENTER MC 15I-20	114.10
	TOTAL	2213 HP

For AAE SHUNG AUTOPARTS INDIA PVT. LTD.

Authorised Signatory

APPLICANT SIGNATURE :-

Er. S. MUNUSWAMY B.E.,B.Tech.,(Civil),ME.,
DABWAN CONSTRUCTION VISION CONSULTANTS
DCR(Registered Super Cate.-I)Regd No 9551/2003/CN
Velloyalam, Chennai - 600 049
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STRUCTURAL ENGINEER :-

Er.S.MOSES ARANGANATHAN
B.E.,M.E(Struct.) FIE,FIA(Struct.),.FIV.,
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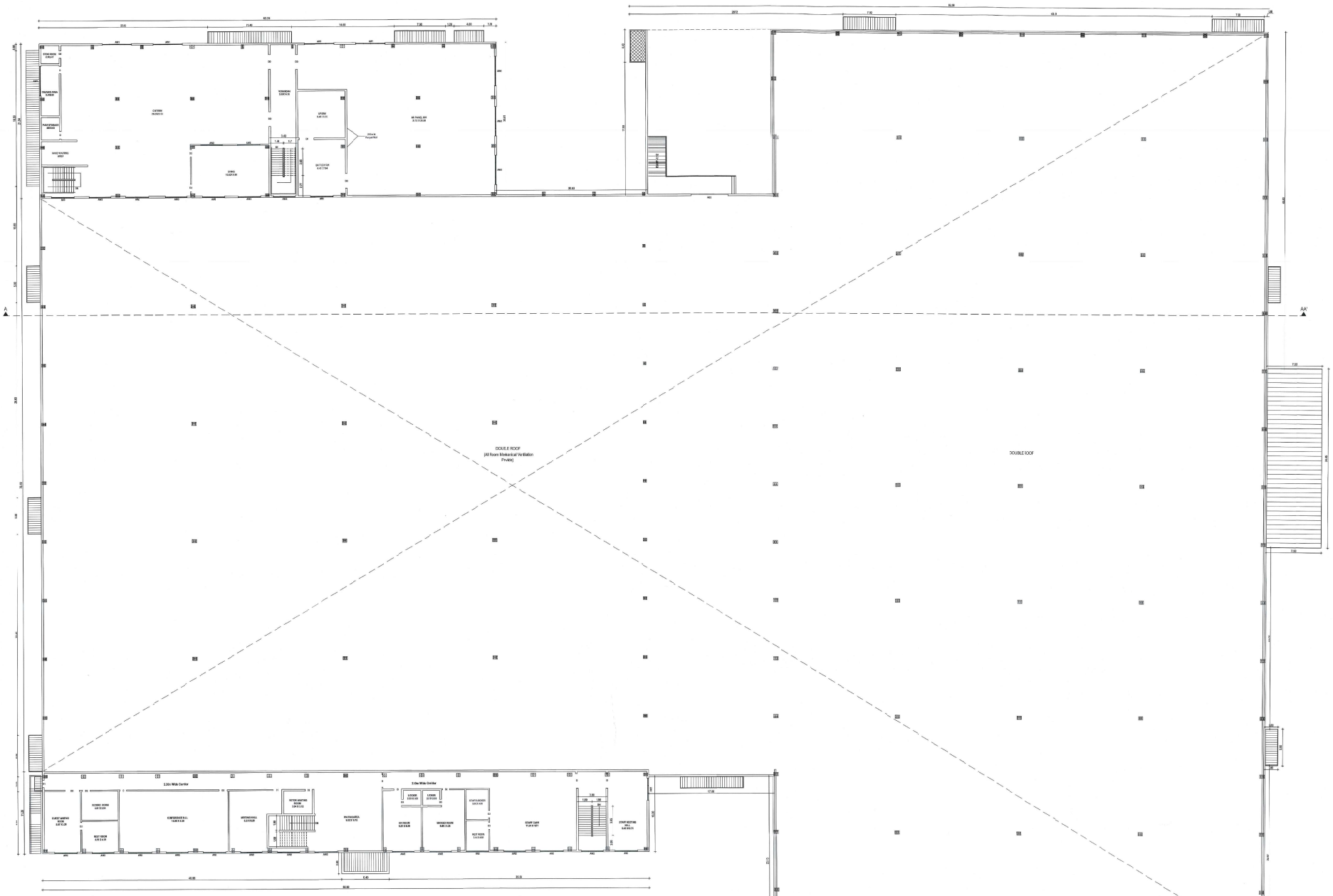
Email Id: moseseasma@gmail.com

REGISTERED ENGINEER :-



BLOCK-1 PROPOSED MEZZINE FLOOR PLAN

SCALE- 1:100

SHEET - 1 OF 7

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING FOR, DAISEUNG AUTO PARTS INDIA PVT LIMITED IN SURVEY NO :- 280/1A, 1B, 2, A, 4B, 5A, 5B, 6,7A, 7B, 281/1, 2, 3, 4, 5, 6, 282/1B, 2B, 3A, 3B, 4A, 4B 5A1, 5A2, 6, 7A, 7B, 8A, 8B, 283/4A, 5B, 6B, 284/1A, 1B, 2A, 2B, 3, 6B/B, 8B, 285/1, 2, , 4, 5, 6, 7, 8, 9, 10 OF KEERANALLUR VILLAGE, SIPERUMBUDUR TALUK, KANCHEEPURAM DISTRICT.

SRIPERUMBUDUR PANCHAYAT UNION LIMIT.

N

For DAISEUNG AUTOPARTS INDIA PVT. LTD.

Authorised Signatory

APPLICANT SIGNATURE :-

Er. R. MUNUSAMY B.E., Tech.(Civil), MIE.,
DAISEUNG CONSTRUCTION CONSULTANTS PVT. LTD.
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STRUCTURAL ENGINEER :-

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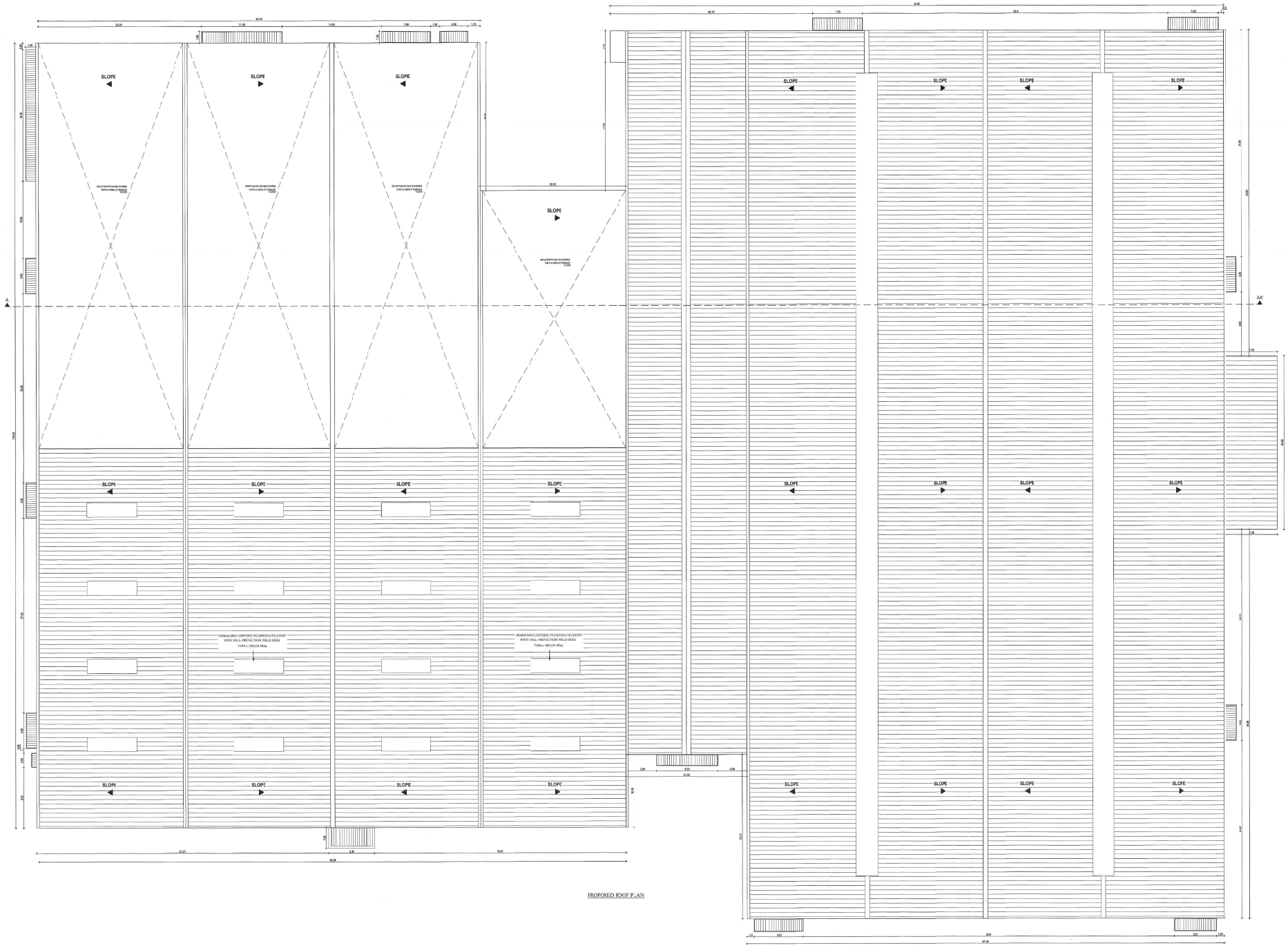
REGISTERED ENGINEER :-



PROPOSED ROOF PLAN

SCALE - 1:100

SHEET- 4 OF 7

PLAN SHOWING THE PROPOSED CONSTRUCTON OF INDUSTRAL BUILDING FOR DAESEUNG AUTO PARTS INDIA PVT LIMITED IN SURVEY NO - 280/1A, 1B, 2, 4A, 4B, 5A,5B, 6, 7A, 7B, 28/1/1, 2, 3, 4, 5, 6, 28/1B, 2B, 3A, 3B, 4A, 4B, 5A1, 5A2,6, 7A, 7B, 8A, 8B,28/2/4A, 5B, 6B, 29/4/1A, 1B, 2A, 2B, 3, 4B, 5B, 6B, 29/5/1, 2, 3 4, 5, 6, 7, 8, 9, 10 OF KEERANALLUR VILLAGE, SRIPERUMBUDUR Tuluk, KANCHEEPURAM DISTRICT.

SRIPERUMBUDUR PANCHAYAT UNION LMIT.

N

For DAE SEUNG AUTO PARTS INDIA PVT. LTD.

Authorised Signatory

APPLICANT SIGNATURE :-

Er. R. MONIGANATHAN, B.Tech.,(Civil), ME.,
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STRUCTURAL ENGINEER :-

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Email Id: mosessomu@gmail.com

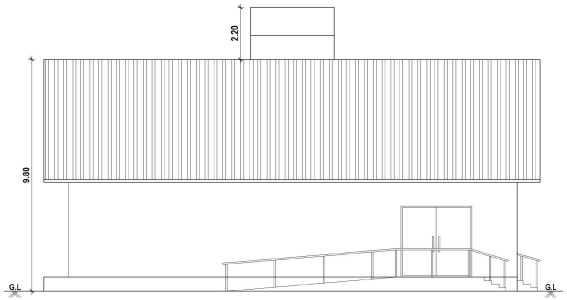
REGISTERED ENGINEER :-

WALL 30 HOT
0.5MM THK SINGLE SKIN SHEET
GUTTER
WALL 50 HK
GREY+WHEAT WALL
FW
FR
15.00
15.00
15.00

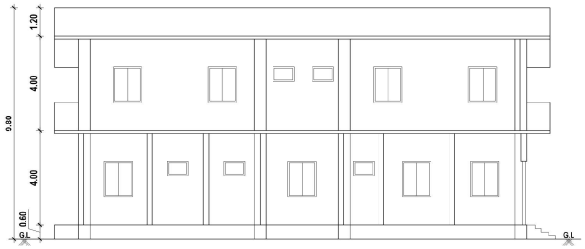
SCALE- 1:100 SHEET- 6 OF 7

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING FOR. DAESEUNG AUTOPARTS INDIA PVT LIMTED IN SURVEY NO - 280/1A, 1B, 2, 4A, 4B, 5A, 5B 6, 7A, 7E, 281/1, 2, 3, 4, 5, 6 282/1B, 2B, 3A, 3B, 4A, 4B, 5A1 5A2, 6, 7A, 7B, 8A, 8B 283.4A, 5B, 6B, 214/1A, 1B 2A, 2B, 3, 6B, 7E, 8B 285.1, 2, 3, 4, 5, 6 7, 8, 9, 10 OF KEERANALLUR VILLAGE, SRIPERUMBUDUR TALUK, KANCHEEPURAM DISTRICT.

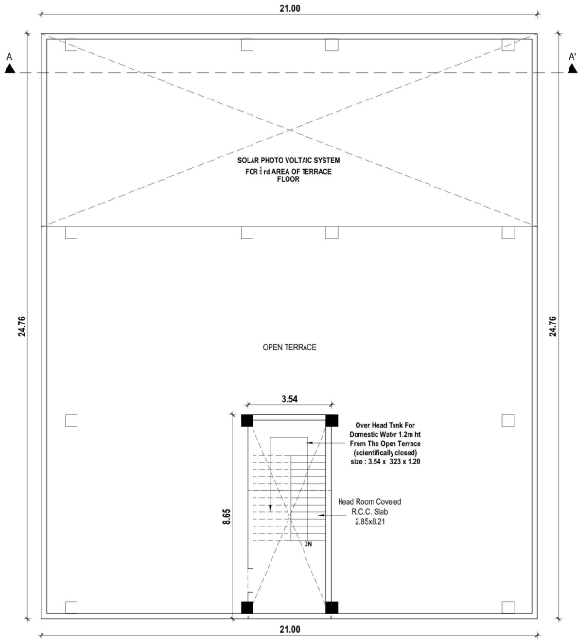
SRIPERUMBUDUR PANCHAYAT UNION LIMIT.



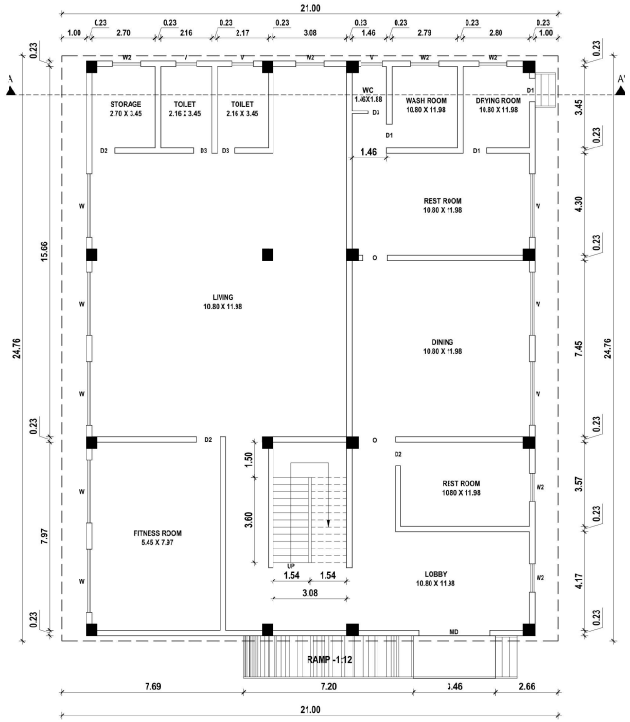
FRONT ELEVATION



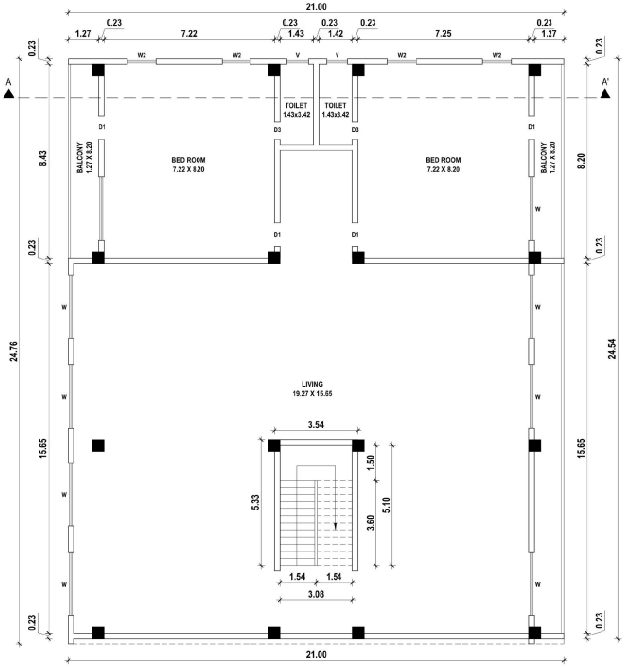
SECTION- A A'



PROPOSED TERRACE PLAN



BLOCK-2 PROPOSED GROUND FLOOR PLAN



BLOCK-2 PROPOSED FIRST FLOOR PLAN

APPLICANT SIGNATURE :-

For DAESEUNG AUTOPARTS INDIA PVT. LTD.

Authorised Signatory

STRUCTURAL ENGINEER:-

Er.S.MOSES ARANGANATHAN
B.E, M.E(Struct.) FIE FIA(Struc.), FIV.,
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DTCP Reg.No. COLR/RSE/01-1120 9/08/03
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Email Id: mosessmau@gmail.com

REGISTERED ENGINEER -

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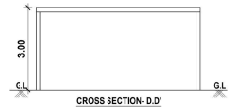
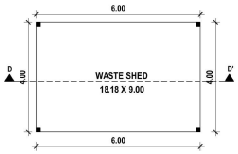
DARSHAN CONSTRUCTION / 3/3B1N 3/3AV2PA/6/3/E1/29
DTCP Registered Engineer Grade - I (R)/Reg.No. RE/GR2/2022/0011
Vilivakkam, Chennai - 600 049.
Phone: 9841607081 Email: smc1984@gmail.com

SCALE- 1:100 SHEET-7 OF 7

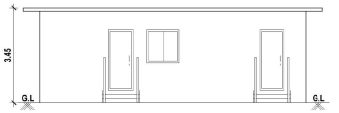
PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING FOR. DAESEUNG AUTO PARTS INDIA PVT LIMITED IN SURVEY NO - 280/1A, 1B, 2, 4A, 4B, 5A, 5B, 6, 7A, 7B, 281/1, 2, 3, 4, 5, 6, 282/1B, 2B, 3A, 3B, 4A, 4B, 5A1, 5A2, 6, 7A, 7B, 8A, 8B, 283/4A, 5B, 6B, 284/1A, 1B, 2A, 2B, 3, 6B, 7B, 8B, 285/1, 2, 3, 4, 5, 6, 7, 8, 9, 10 OF KEERANALLUR VILLAGE, SRIPERUMBUDUR TALUK, KANCHEEPURAM DISTRICT. SRIPERUMBUDUR PANCHAYAT UNION LIMIT.



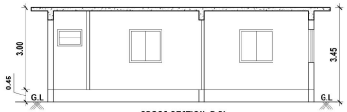
CROSS SECTION- D.D'



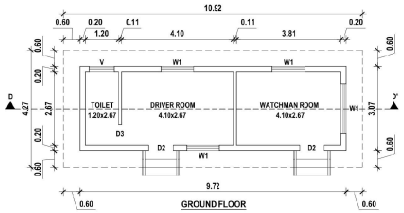
GROUND FLOOR
BLOCK-7, PROPOSED WASTE SHED



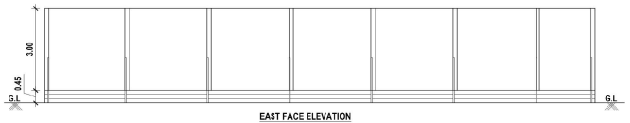
WEST SIDE ELEVATION



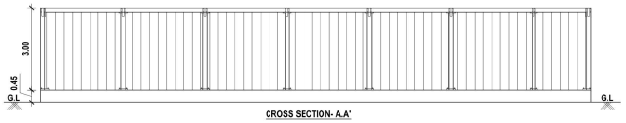
CROSS SECTION- D.D'



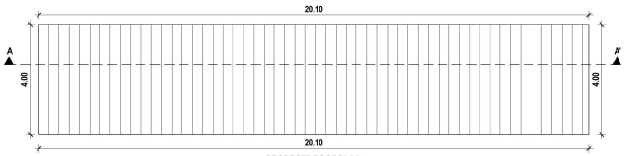
GROUND FLOOR
BLOCK-6 PROPOSED SECURITY ROOM



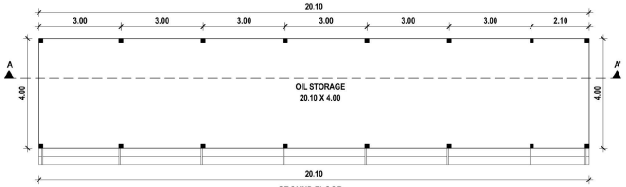
EAST FACE ELEVATION



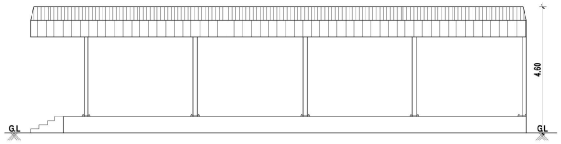
CROSS SECTION- A.A'



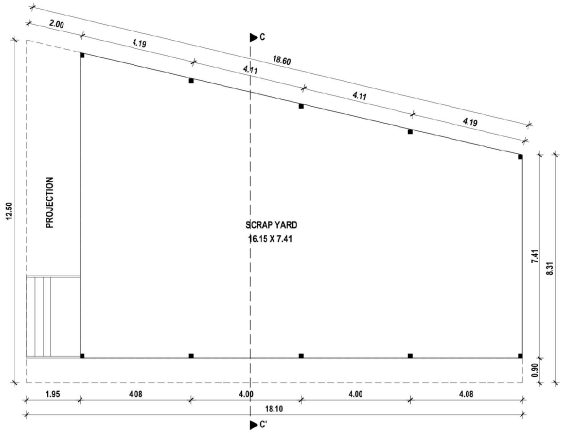
PROPOSED ROOF PLAN



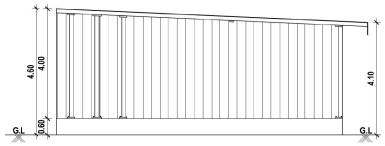
GROUND FLOOR
BLOCK-4, PROPOSED OIL STORAGE



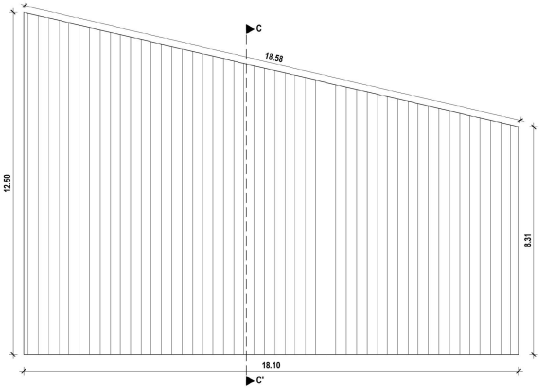
SOUTH FACE ELEVATION



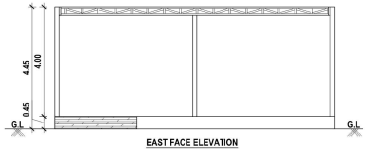
GROUND FLOOR
BLOCK-3, PROPOSED SCRAP YARD



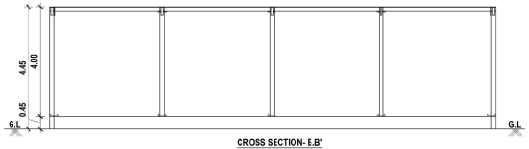
CROSS SECTION- C.C'



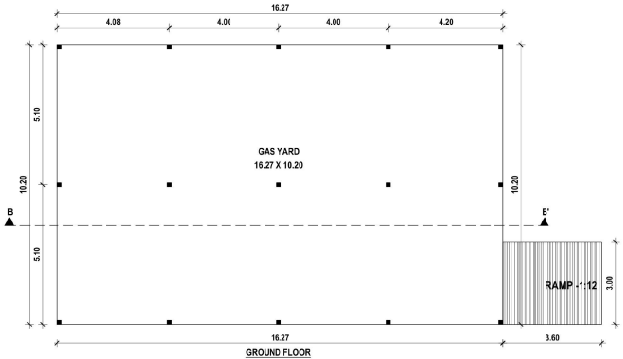
PROPOSED ROOF PLAN



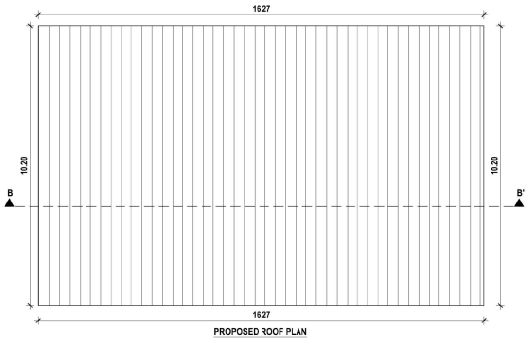
EAST FACE ELEVATION



CROSS SECTION- E.B'



GROUND FLOOR
BLOCK-5, PROPOSED GAS YARD



PROPOSED ROOF PLAN

N

APPLICANT SIGNATURE :-

For DAESEUNG AUTO PARTS INDIA PVT. LTD.

Authorised Signatory

STRUCTURAL ENGINEER :-

Er. S. MOSES ARANGANATHAN
B.E. M.E(Struct.) MIE, FIA(Struct.), FIV.,
DTCP Registered Structural Engineer-Grade-I (SE)
DTCP Reg.No. CGI/RGNISE/Gr-I/2019/03/032
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REGISTERED ENGINEER :-

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DARSHAN CONSTRUCTION / GSTIN:33AAZFM1619E1Z9
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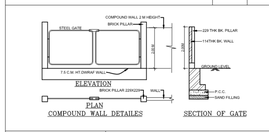
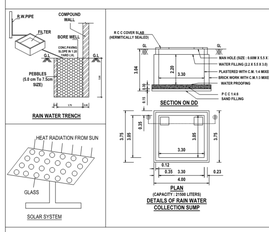
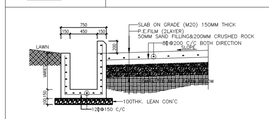
Phone 9841607681 Email: smc1984@gmail.com

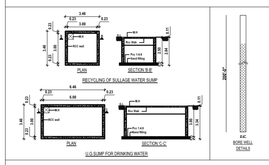
SITE PLAN
SCALE- 1:200

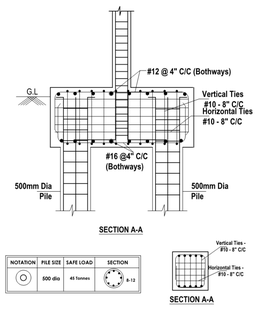
KEY PLAN
Not To Scale

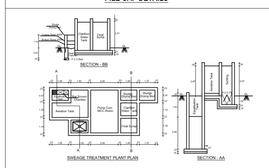












PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING FOR. DAESEUNG AUTO PARTS INDIA PVT LIMITED IN SURVEY NO - 280/1A, 1B, 2, 4A, 4B, 5A, 5B, 6, 7A, 7B, 281/1, 2, 3, 4, 5, 6, 282/1B, 2B, 3A, 3B, 4A, 4B, 5A1, 5A2, 6, 7A, 7B, 8A, 8B, 283/4A, 5B, 6B, 284/1A, 1B, 2A, 2B, 3, 6B, 7B, 8B, 285/1, 2, 3, 4, 5, 6, 7, 8, 9, 10 OF KEERANALLUR VILLAGE, SRIPERUMBUDUR TALUK, KANCHEEPURAM DISTRICT.

SRIPERUMBUDUR PANCHAYAT UNION LIMIT.

CATEGORY : ORANGE INDUSTRIAL ,
CONSENT ORDER NO. 2304155802849 - DATED: 13/12/2023.
PROCEEDINGS NO.F.2494SPR/OL/DEE/TNPCB/SPR/W/2023

AS PER DOCUMENT EXTENT - 12.667 Acre / 51260.81 Sq.mt

AS PER PATTA EXTENT - 51277.0 Sq.mt

OSR PROVIDING AREA - 5542.55 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 FACTORY BUILDING (Ground Floor)	19068.34	-	19068.34
2.	BLOCK-1 OFFICE ROOM (Mezzanine Floor)	913.74	-	913.74
3.	BLOCK-1 CANTEEN (Mezzanine Floor)	1312.19	-	1312.19
4.	BLOCK-1, CANOPY	187.88	-	187.88
5.	BLOCK-2 DORMITORIES BUILDING (Ground Floor)	519.97	-	519.97
6.	BLOCK-2 DORMITORIES BUILDING (First Floor)	519.97	-	519.97
7.	BLOCK-3 SCRAP YARD (Ground Floor)	188.28	-	188.28
8.	BLOCK-4 OIL STORAGE (Ground Floor)	80.40	-	80.40
9.	BLOCK-5 GAS YARD (Ground Floor)	165.95	-	165.95
10.	BLOCK-6 SECURITY ROOM (Ground Floor)	46.63	-	46.63
11.	BLOCK-7 WASTE SHED (Ground Floor)	24.00	-	24.00
	TOTAL EXTENT	23027.35	-	23027.35

Floor Space Index :- 23027.35 / 51260.81 — FSI ARCHIVED = 0.449 < 1.5

PARKING DETAILS:

PARKING CATEGORY (Industrial Building) :-
FSI AREA : 23027.35 Sqmt

PARKING DESCRIPTION	REQUIRED	PROVIDED
Lorry Parking Stalls	39 Nos	40 Nos
Car Parking	10 Nos	15 Nos
Two Wheelers	461 Nos	480 Nos
Cycle Space	461 Nos	480 Nos

SOLAR HOT WATER SYSTEM DETAIL :

NO OF WORKERS - MALE : 500 Nos
TOTAL NO OF WORKERS : 500 Nos
WATER CONSUMPTION @ 80 Lit / Person/Day
TOTAL CONSUMPTION (500 X 80) : 40000 Lits
NO OF SWHS (2000 lit Capacity) : 1 No

N
SCALE - 1:200

Sanitary Requirements As Per TNCBDR-2019

DESCRIPTION	REQUIRED	PROVIDED
WATER CLOSET	25	25
URINAL	15	15
WASH TAPS	25	
DRINKER WATER FOUNTAINS	05	

SCHEDULE OF JOINERY

TYPE	DESCRIPTION	SIZE
RS1	ROLLING SHUTTER-1	2.00 x 3.00
RS2	ROLLING SHUTTER-2	4.50 x 3.00
MD	MAIN DOOR	3.00 x 3.00
DD	DOUBLE DOOR	2.00 x 2.20
D1	DOOR-1	1.80 x 3.00
D2	DOOR-2	1.00 x 2.20
D3	DOOR-3	0.75 x 2.20
HD1	HYDRAULIC DOOR-1	4.00 x 5.20
HD2	HYDRAULIC DOOR-2	5.00 x 5.20
AW1	ALUMINUM WINDOW-1	4.20 x 2.20
AW2	ALUMINUM WINDOW-2	3.20 x 6.90
AW2	ALUMINUM WINDOW-3	3.00 x 1.50
W	WINDOW	1.20 x 1.20
SD1	SLIDING DOOR-1	1.00 x 2.20
SD2	SLIDING DOOR-2	2.00 x 2.20
V	VENTILATOR	0.90 x 0.60

ALL DIMENSIONS ARE IN METER

TOTAL HOSE POWER - 2243 HP

SL.NO	SURVEY NO	PATTA EXTENT	DOCUMENT EXTENT
1.	280/1A	1450.0	0.36
2.	280/1B	450.00	0.11
3.	280/2	1800.0	0.44
4.	280/4A	370.00	0.098
5.	280/4B	1180.0	0.29
6.	280/5A	180.00	0.05
7.	280/5B	2070.0	0.51
8.	280/6	1000.0	0.25
9.	280/7A	20.00	0.005
10.	280/7B	1180.0	0.295
11.	281/1	1050.0	0.26
12.	281/2	1150.0	0.29
13.	281/3	1850.0	0.46
14.	281/4	1550.0	0.38
15.	281/5	1100.0	0.27
16.	281/6	1350.0	0.33
17.	282/1B	1510.0	0.373
18.	282/2B	3569.0	0.881
19.	282/3A	1620.0	0.40
20.	282/3B	30.00	0.007
21.	282/4A	750.00	0.188
22.	282/4B	0050.0	0.012
23.	282/5A1	900.00	0.22
24.	282/5A2	900.00	0.22
25.	282/6	1650.0	0.410
26.	282/7A	0010.0	0.005
27.	282/7B	1590.0	0.395
28.	282/8A	1563.0	0.384
29.	282/8B	187.00	0.046
30.	283/4A	095.00	0.029
31.	283/5B	384.00	0.095
32.	283/6B	661.00	0.163
33.	284/1A	1640.0	0.405
34.	284/1B	060.00	0.015
35.	284/2A	1467.0	0.365
36.	284/2B	183.00	0.045
37.	284/3	1150.0	0.280
38.	284/6B	315.00	0.078
39.	284/7B	562.00	0.139
40.	284/8B	681.00	0.168
41.	285/1	3400.0	0.84
42.	285/2	650.00	0.16
43.	285/3	550.00	0.14
44.	285/4	1250.0	0.31
45.	285/5	800.00	0.20
46.	285/6	400.00	0.10
47.	285/7	500.00	0.12
48.	285/8	2650.0	0.66
49.	285/9	900.00	0.22
50.	285/10	900.00	0.22

Er.S MOSES ARANGANATHAN
B.E. M.E(Struct.) F.I.E F.I.A(Struct.), F.I.V.,
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Maduravoyal, Chennai-600095
Email Id: mosessomu@gmail.com

STRUCTURAL ENGINEER :-

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DARSHAN CONSTRUCTION | GSTIN:33AGTPM4181E1Z3
DTCP Registered Engineer Grade - I (SE) Reg.No. RE-SE-I/2020/0181
Velachery, Chennai - 600 042
Phone: 9841607687 Email: smc1964@gmail.com

REGISTERED ENGINEER :-

For DAE SEUNG AUTOPARTS INDIA PVT. LTD.
Authorised Signatory

APPLICANT SIGNATURE :-

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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

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- EC Analyzer
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- 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.

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- Waqf property check
- RERA register

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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.