

PP

APPROVAL RECORD

Planning Permission

Theni

Theni 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.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING AT PLOT NO. A/1, SIPCOT INDUSTRIAL COMPLEX, CHEYYAR, PHASE - II, COMPRISED IN S.NO. 1B PART, 2B PART PERUMBULI MEDU VILLAGE OF VEMBAKKAM TALUK, AND S.NO. 1 PART KUNNAVAKKAM VILLAGE OF CHEYYAR TALUK, THIRUVANNAMALAI DISTRICT.

FOR M/s. LUFTEK ENGINEERING

SIPCOT LAYOUT APPROVED NO.

U.601/15.0000-03 (51.100000) எண்: 36/2022

AS PER TND & BR - 2019
CONSTRUCTION INDUSTRY - ORANGE
AS PER ANNEXURE
S.NO.(28) ELECTROPLATING, GALVANIZING

JOINERIES:-

D1	DOOR	2.40 X 2.40
D2	DOOR	2.40 X 2.40
RS1	ROLLING SHUTTER	4.00 X 5.00
W1	WINDOW	1.80 X 1.50
W2	WINDOW	1.80 X 1.50
V2	VENTILATOR	0.60 X 0.75

SPECIFICATION:-

0.47mm JSW Colour Gl Sheets with all Flashing,
End Moulding Complete.
2" Wide Clear Poly Carbonate Sheets at East Bay
In the Side Cladding for Optimal Lighting.
Turbo Ventilators. Hilti Screws to be Used.
Details to be Provided by Vendor.

1. Wind Load Assumed.

2. Thickness of Frames in Detail.

AREA STATEMENT:-

SITE EXTENT

14765.00 Sqm (3.65 Acres)

SL. NO.	DISCUSSION	TOTAL AREA SQ.M	NON F.S.I. AREA SQ.M	TOTAL F.S.I. AREA SQ.M
01.	INDUSTRIAL BUILDING - 1	8194.26	-	8194.26
02.	OFFICE AREA	311.47	-	311.47
03.	OFFICE AREA FIRST FLOOR	311.47	-	311.47
04.	SECURITY	-	6.25	6.25
	TOTAL AREA	8817.20	6.25	8823.45

F.S.I

$\frac{8817.20}{14765.00} = 0.59$

PLOT COVERAGE

$\frac{8817.20}{14765.00} \times 100 = 57.60\%$

PARKING DETAILS:-

LORRY PARKING REQUIRED	- 18 Nos
CAR PARKING PROVIDED	- 18 Nos
CAR PARKING REQUIRED	- 9 Nos
CAR PARKING PROVIDED	- 10 Nos
TWO WHEELER REQUIRED	- 177 Nos
TWO WHEELER PROVIDED	- 180 Nos
CYCLE PARKING REQUIRED	- 318 Sqm
CYCLE PARKING PROVIDED	- 320 Sqm

TOTAL H.P. : 483 HP

NUMBER OF EMPLOYEES : 100 Nos (MALE: 60, FEMALE: 40)

STALL SIZE:

Vehicle Type	Width (M)	Length (M)
CAR	2.50	5.00
TWO WHEELER	1.00	1.80
LORRY	3.50	10.00

COLOUR INDEX:-

PROPOSED BUILDING

EXISTING ROAD

SITE BOUNDARY

DRIVEWAY

SCALE : 1 : 100

ALL MEASUREMENTS ARE IN METERS

NOTE:

FIRE FIGHTING EQUIPMENT & MECHANICAL VENTILATION PROVIDED FOR ENTIRE BUILDINGS

REFERENCE:

FIRE EXTINGUISHER (F.E)

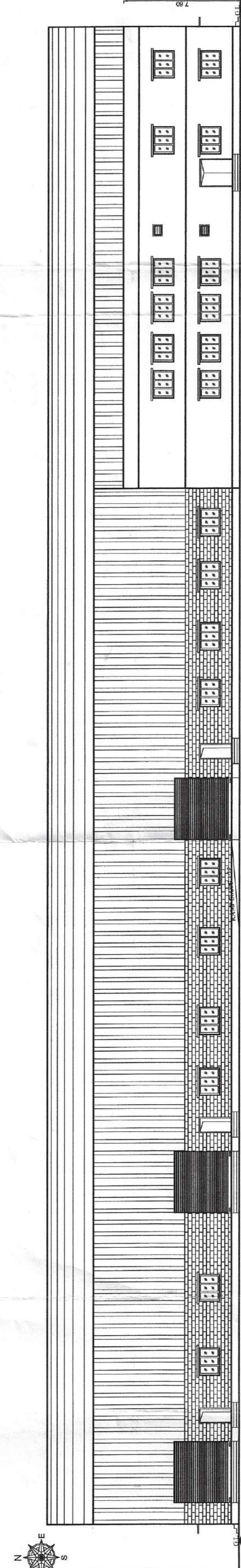
FIRE ALARM (F.A)

OWNER

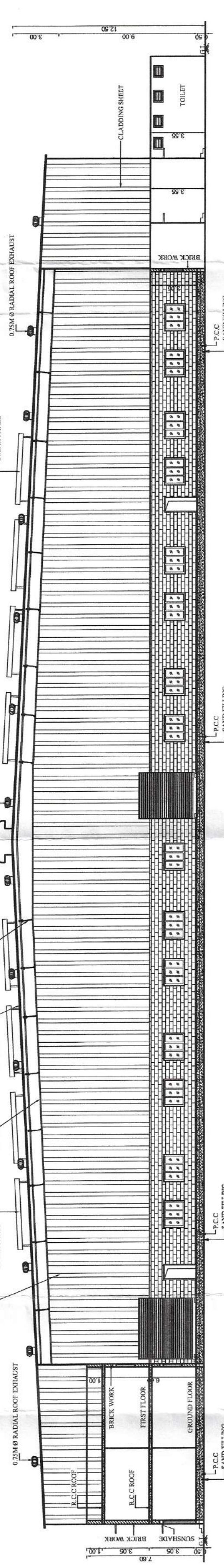
GEO. TECH ENGINEER

STRUCTURAL ENGINEER

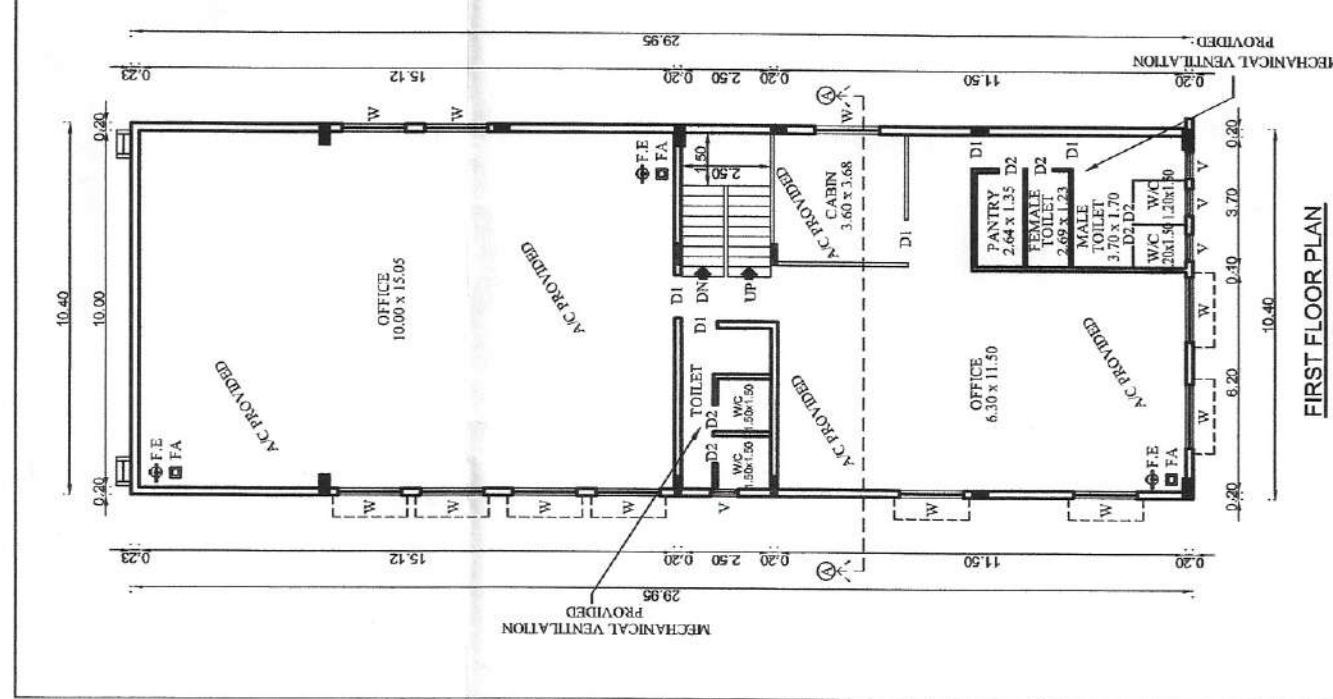
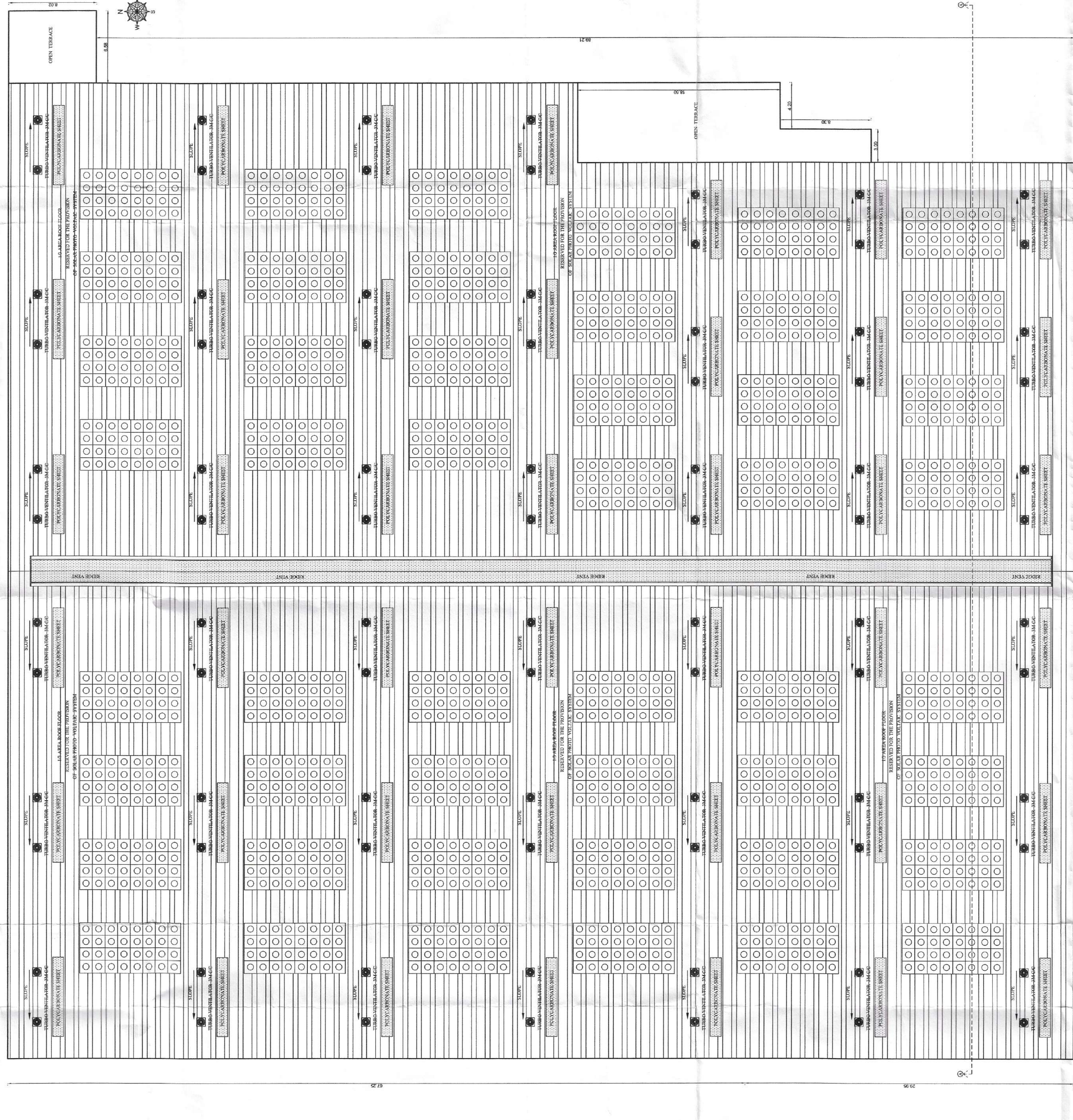
ARCHITECT / LICENSED SURVEYOR



ELEVATION (WEST SIDE)



SECTION A-A

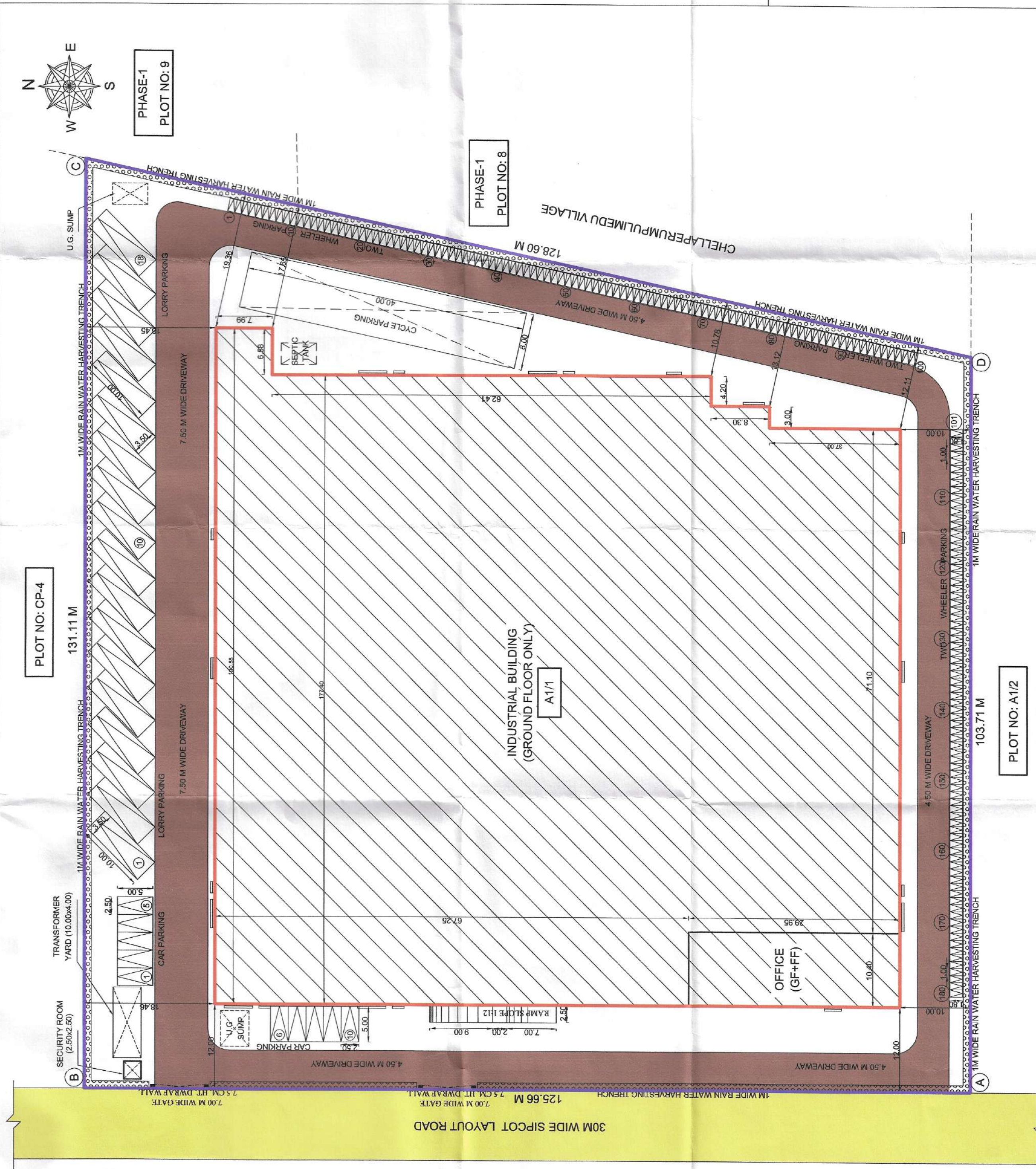


SITE PLAN

OFFICE USE

ONLINE APPLICATION No: SWP/BFA0009961/2023

APPROVED No: BP/AD-DTP (TVM): 32/2023



SITE PLAN

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.

