Verified RealEstate™

REFERENCE
04/2025-26

ISSUED
14 October 2025

PP APPROVAL RECORD

Planning Permission

Tiruvallur district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural 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™
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OMR Thoraipakkam,
Chennai 600 097, India

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DIGITALLY VERIFIED RECORD

PLAN SHOWING THE PROPOSED CONSTRUCTION OF FACTORY BUILDING M/s SAI BABA POLYMER TECHNOLOGIES PVT. LTD., IN S.No:1/1C2,1C3, AT PLOT No: 29 & 30, "NATIONAL FARM COMPLEX" PANCHALAI VILLAGE, GUMMIDIPOONDI TALUK, THIRUVALLUR DISTRICT. GUMMIDIPOONDI PANCHAYAT UNION.

(ANNEXURE - VI) - GREEN CATEGORY
MFG Of. Diesel Exhaust Fluid

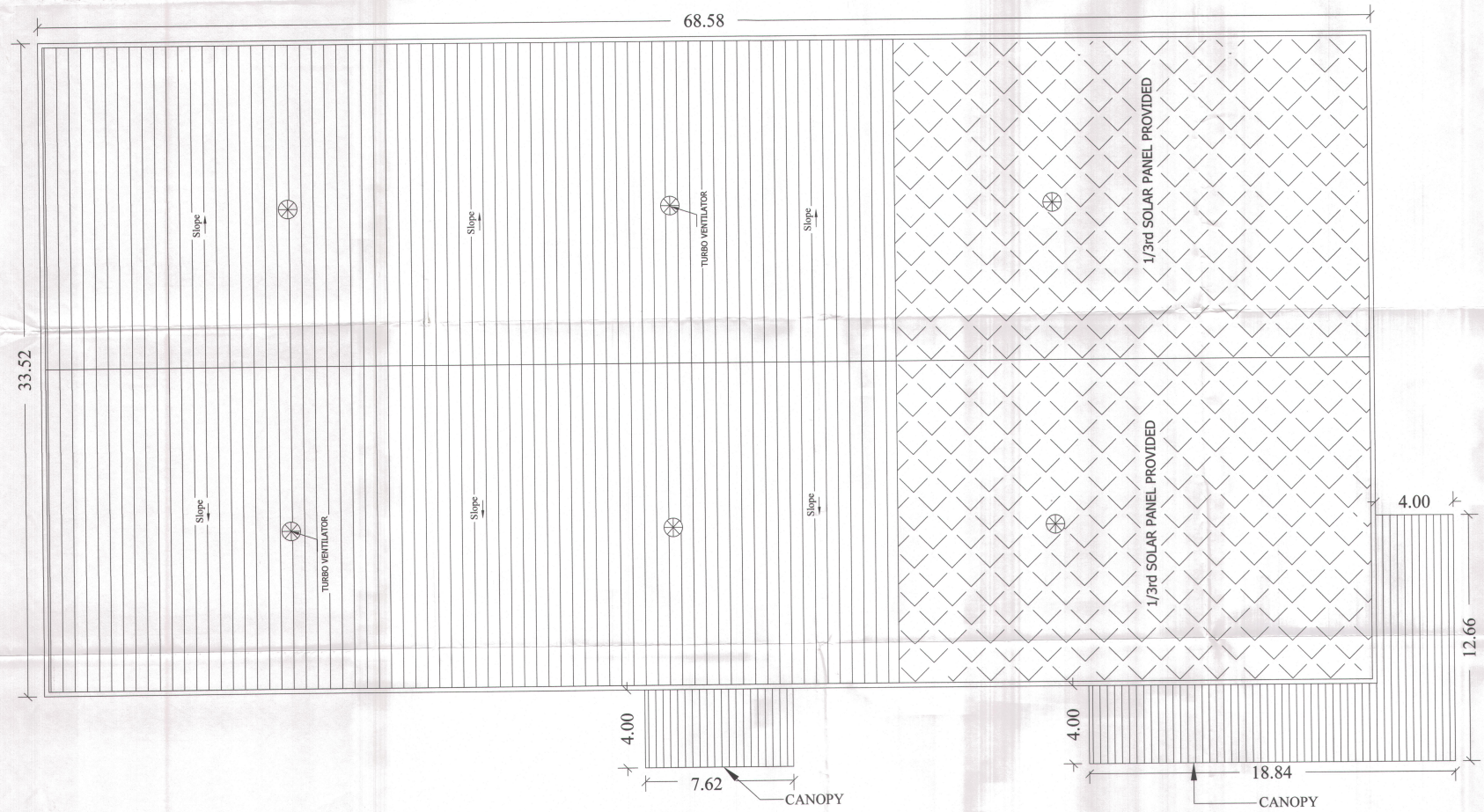
	COLOUR INDEX
	PROPOSED BUILDING
SCALE 1:100	ALL DIMENISIONS ARE IN METRES

TITLE :

FACTORY BLOCK

SCHEDULE OF JOINERIES:

NO.	DESCRIPTION	SIZE
R.S	ROLLING SHUTTER	3.00 x 4.00
D.D	DOUBLE DOOR	1.50 x 2.10
D	DOOR	1.00 x 2.10
D1	DOOR	0.75 x 2.10
L.D	LIFT DOOR	1.20 x 2.10
W	WINDOW	1.80 x 1.33
V	VENTILATOR	0.60 x 0.90



ROOF FLOOR PLAN

OWNERS SIGNATURE

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TVRL / RSE / Gr-II / 2020 / 11 / 005.

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ARCHITECT/ENGINEER

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MFG Of. Diesel Exhaust Fluid

COLOUR INDEX
PROPOSED BUILDING

SCALE 1:100 — ALL DIMENSIONS ARE IN METRES

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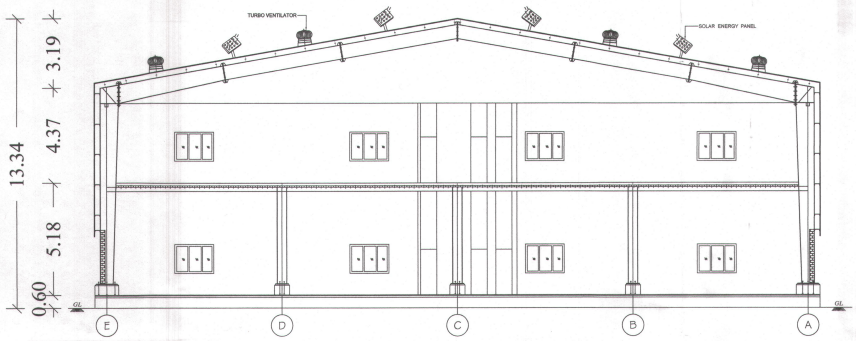
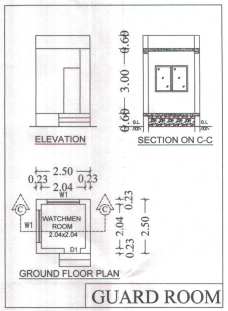
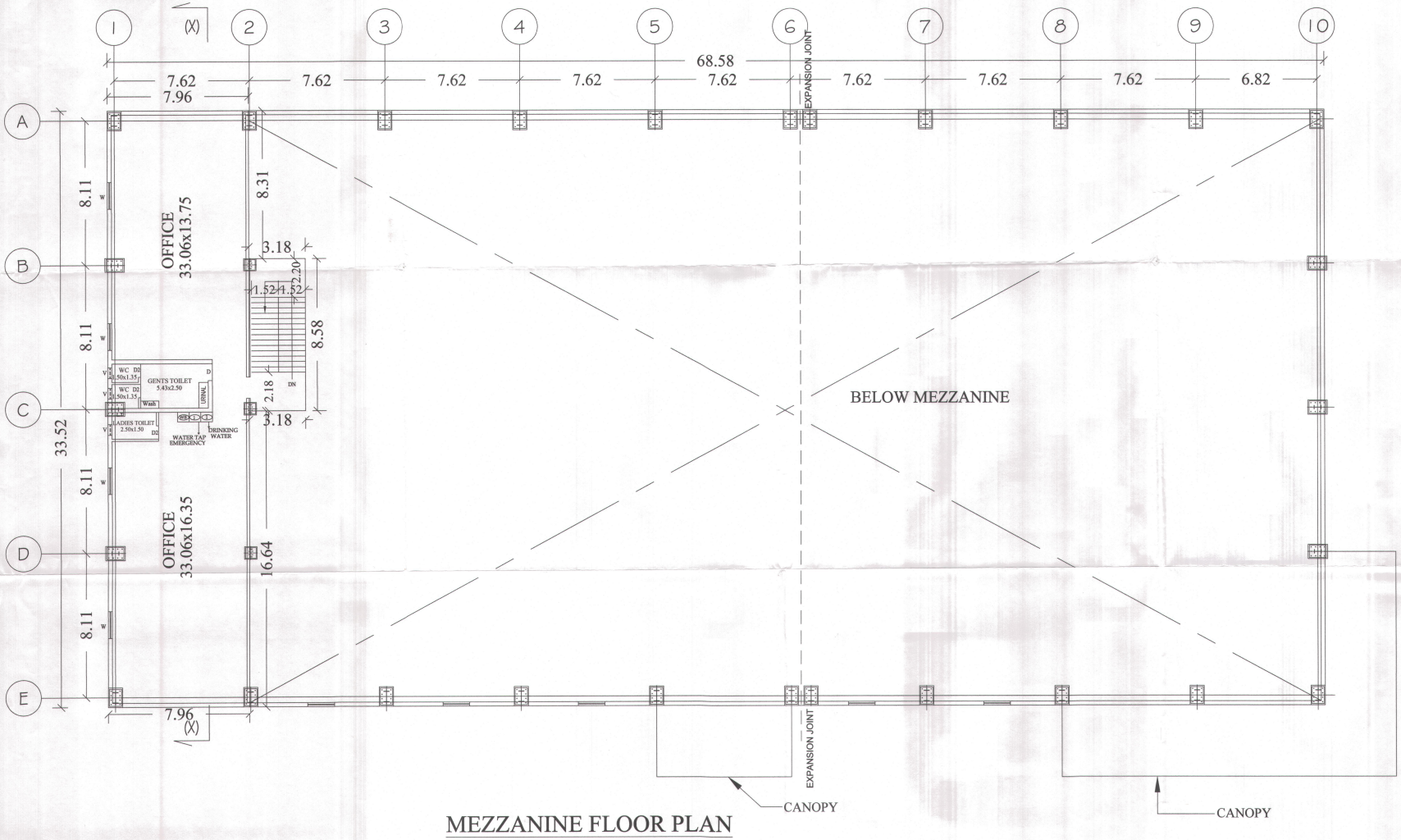


SECTION X-X





MEZZANINE FLOOR PLAN

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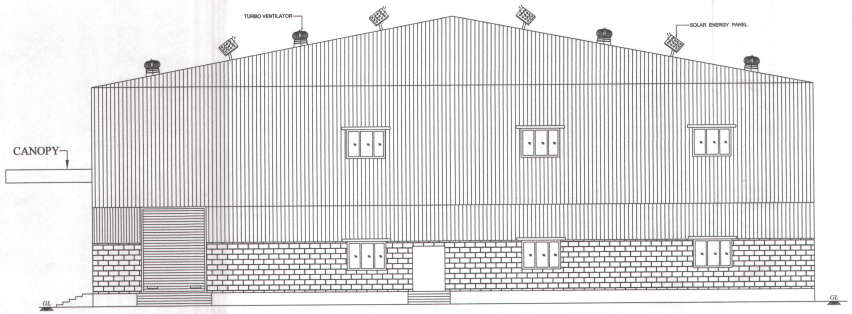
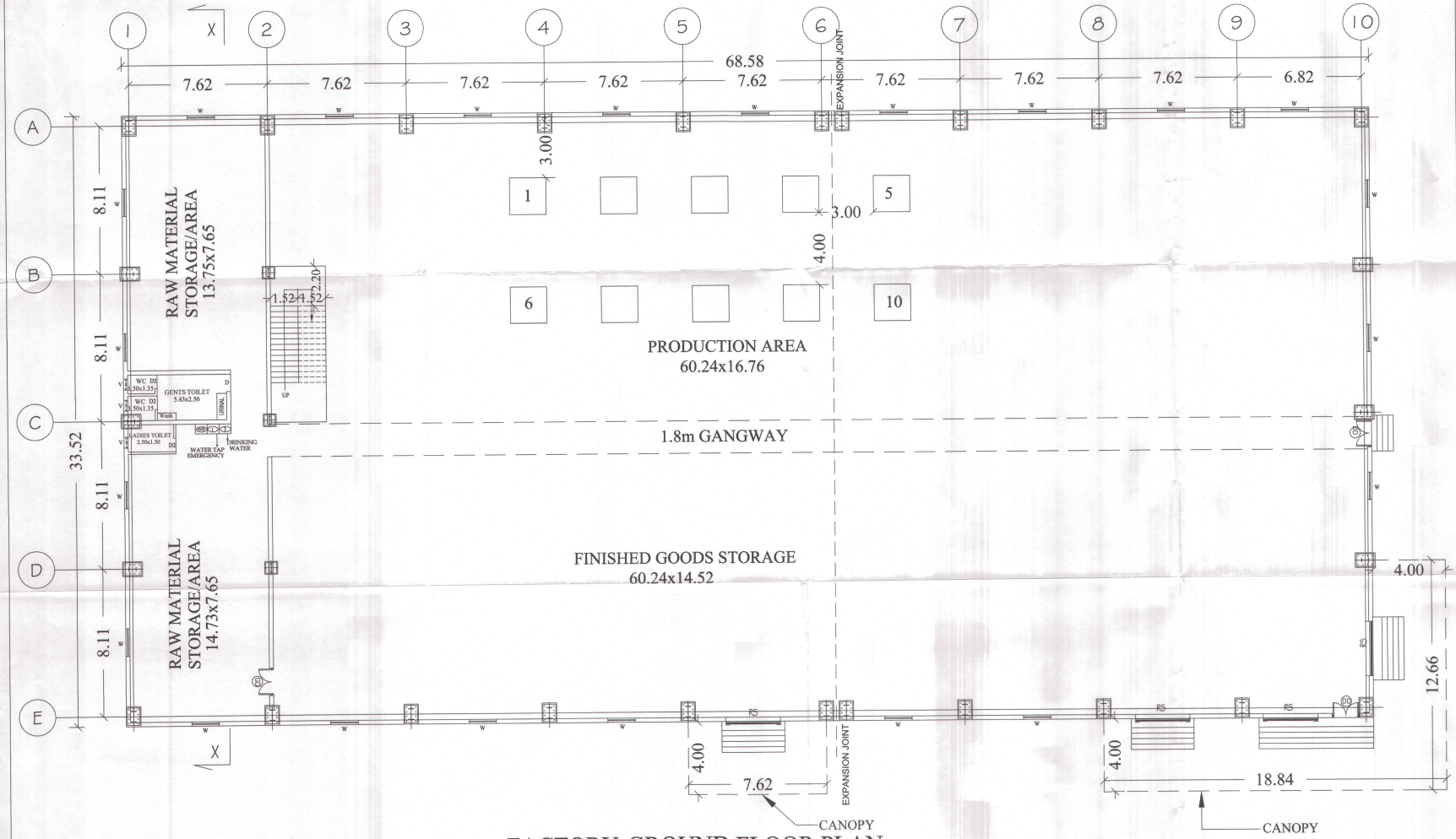


NORTH SIDE ELEATION

MACHINERY & HP DETAILS		
S.NO	NAME OF MACHINERY	HP
1	Raw Water Pump	5
2	H.P.P - 1	15
3	H.P.P - 2	5.5
4	Urea Feeder	2
5	D.I Water Feeder	5
6	Blender Motor	5
7	Filter Pump	7.5
8	Transfer Pump	5
9	Circulation Pump	2
10	Immersed Heater	64
11	Lab and General	25
12	Exhaust Fan	4
13	Borewell	4
14	Conveyor Filling Station	4
15	Lighting	1
	TOTAL HP	154



FACTORY-GROUND FLOOR PLAN

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(ANNEXURE - VI) - GREEN CATEGORY
MFG Of. Diesel Exhaust Fluid

COLOUR INDEX
PROPOSED BUILDING

SCALE 1:100 — ALL DIMENSIONS ARE IN METRES

TITLE :

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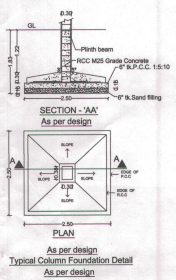
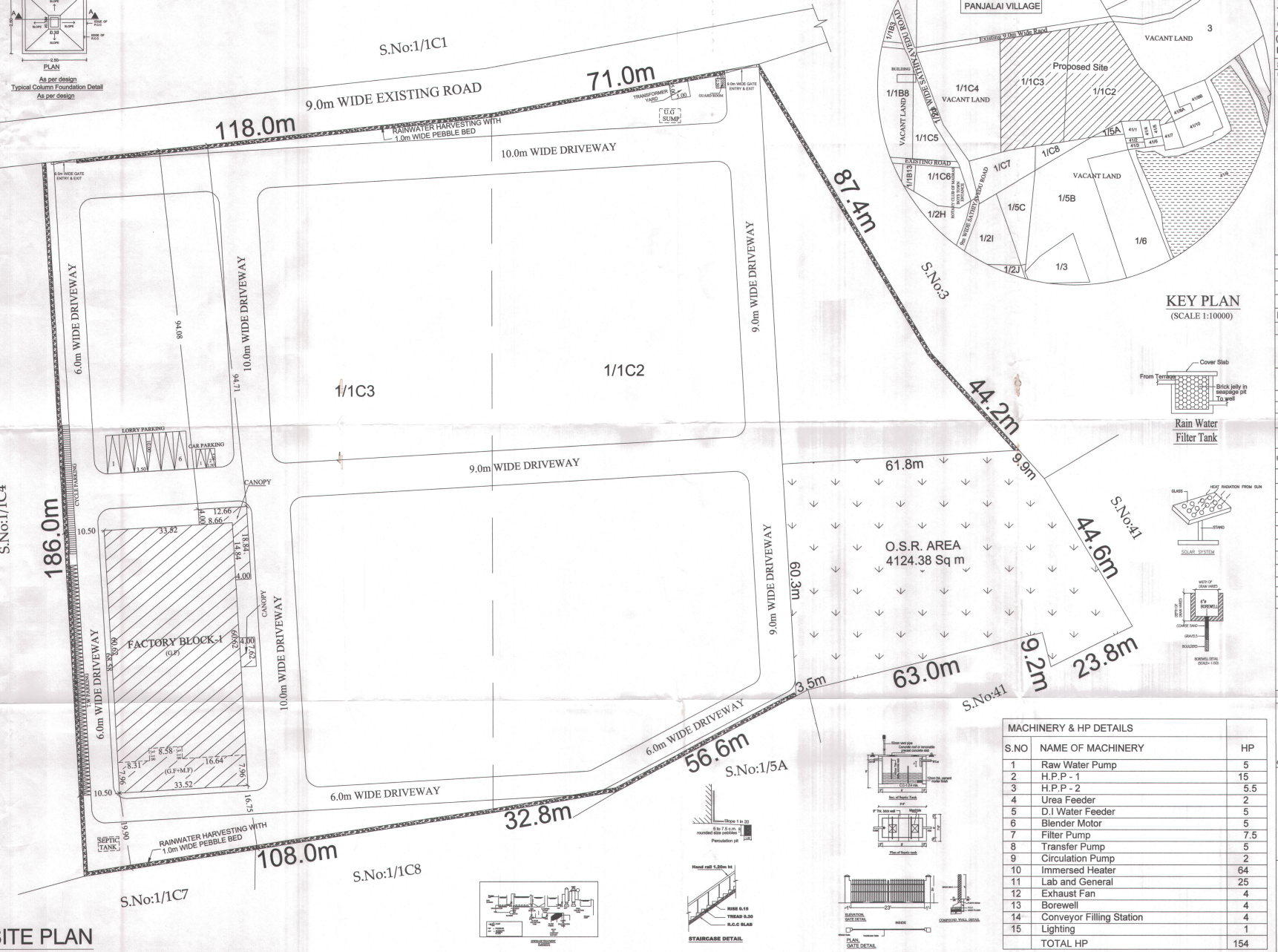
(ANNEXURE - VI) - GREEN CATEGORY
MFG Of. Diesel Exhaust Fluid

1.The proposed site is boundarised as "A to K" and Numbered as SWP/L.P/A.D.D.T.C.P(TVLR) No. 24/2024
2.The building plan Numbered as SWP/B.P(Industry)/A.D.D.T.C.P(TVLR) No.09/2024.





SITE PLAN

KEY PLAN
(SCALE 1:10000)

SPECIFICATION

FOUNDATION
FOUNDATION AND BASEMENT IN RCC COLUMN AND PLINTH BEAM OVER A BED OF RCC 1:4:8, 6"THICK AS PER STRUCTURAL DETAILS.
SUPER STRUCTURE:-
SUPER STRUCTURE IN23 TH. ,11.5TH. COUNTRY BURNT BRICK WALLS WITH CEMENT MORTOR 1:5
RCC MEMBERS
FOOTING , COLUMNS, PLINTH BEAMS ,LINTEL, SUNSHADE, FLOOR, ROOF BEAMS, SLABS & STAIR WITH RCC 1:1.5:3 USING 20MM NOMINAL SIZE BROCKEN STONES.
PLASTERING
WALLS INSIDE & OUTSIDE IN CM 1:5, 12mm TH.
CEILING IN CM 1:3 9mm TH.
PAINTING
FINISHING THE WALL , CEILING WITH CEMENT PAINT OVER & PRIMING COAT
FLOORING
FINISHING THE FLOOR WITH 20 TH GRANO FLOORING OVER A BED OF RCC 1:4:8 6"TH. AND RIVER SAND
DOORS &WINDOWS
DOORS WITH COUNTRY WOODEN FRAMES , 32 TH. FLUSH DOOR SHUTTERS , SS FASTENINGS , PAINT FINISH
WINDOWS WITH MEDIUM ANODISED ALUMINIUM OPERABLE SHUTTERS WITH 4 mm GLASS & STANDARD FASTENINGS

AREA DETAIL:

	Sq m
TOTAL PLOT AREA AS PER PATTA	41100.00
SUPERIMPOSED AREA	41017.65

BUILDING AREA STATEMENT

SL.NO	BUILDING NAME	NON FSI IN Sq m	FSI IN Sq m	TOTAL AREA IN Sq m
1.	**FACTORY BLOCK-1**			
	GROUND FLOOR	-	2439.26	2439.26
	MEZZANINE FLOOR	-	294.09	294.09
2.	**GUARD ROOM**			
	GROUND FLOOR	6.25	-	6.25
	TOTAL	-	2733.35	2739.60

AREA CALCULATION

DESCRIPTION	CALCULATION	REQUIRED	PROPOSED
PLOT COVERAGE	2439.26 / 41017.65 X 100	75%	5.94%
FLOOR SPACE INDEX	2733.35 / 41017.65	1.5	0.06

PARKING CALCULATION

SLOT	REQUIRED	PROVIDED
LORRY	06 Nos	06 Nos
CAR	-	02 Nos
TWO WHEELER	55 Nos	60 Nos
CYCLE	55 Nos	60 Nos

H.P REQUIRED- 154

WORKERS DETAILS

MALE	45 Nos
FEMALE	05 Nos
NUMBER OF WORKERS	50 Nos

N W E S

COLOUR INDEX	
BOUNDARY	
PROPOSED	
EXISTING ROAD	
DRIVE WAY	
EXISTING BUILDING	

SCALE 1: 600 — ALL DIMENSIONS ARE IN METRES

MACHINERY & HP DETAILS

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THE LANDLENS SUITE

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

FREE TOOLS · NO ACCOUNT NEEDED

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

Verified RealEstate™

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

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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.