

PP

APPROVAL RECORD

Planning Permission

Tiruvallur

Tiruvallur district, Tamil Nadu

APPROVAL TYPE

Building Plan

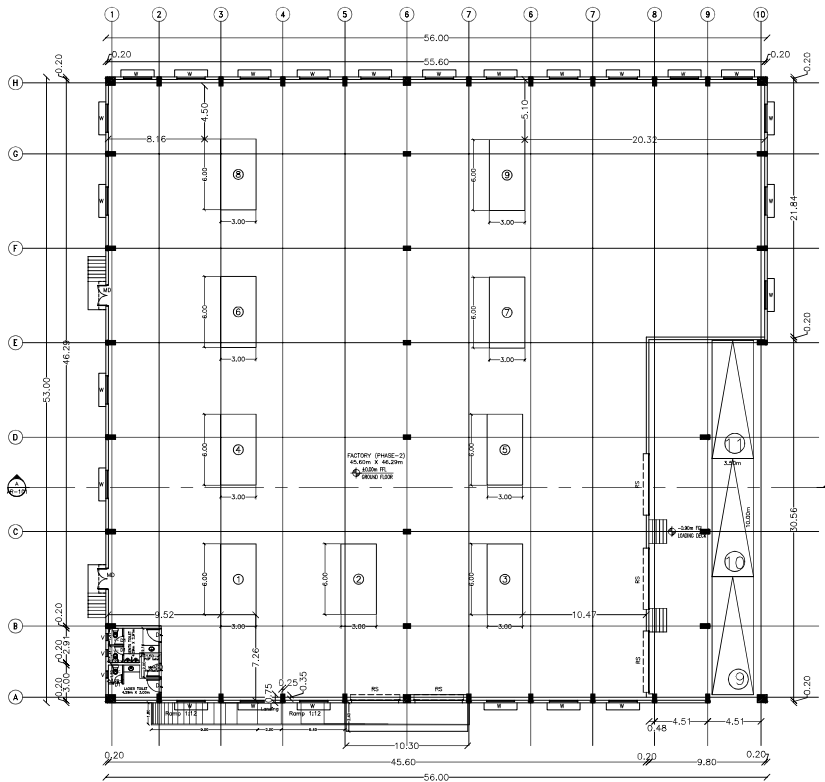
ISSUING AUTHORITY

DTCP

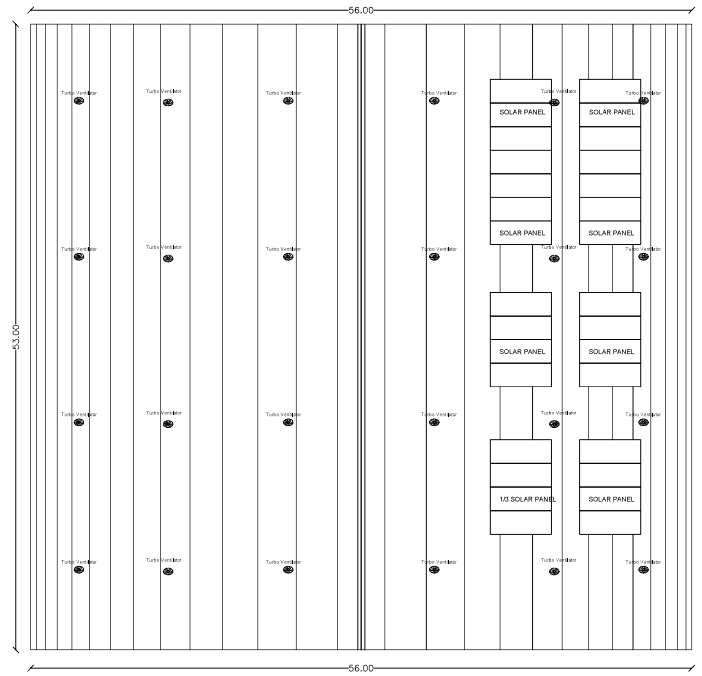
The approval as the planning authority issued it, reproduced in full behind this page.

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

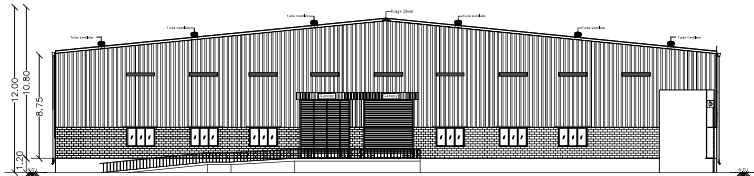
**BLOCK II
PROPOSED BUILDING**



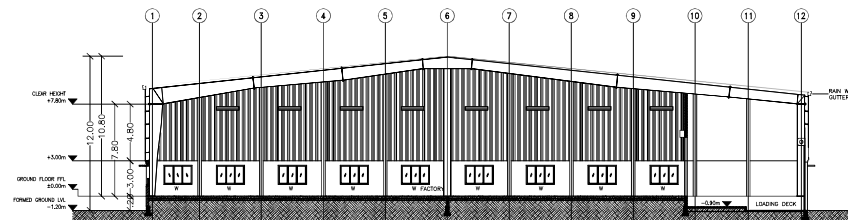
Block - II GROUND FLOOR PLAN
SCALE 1:100



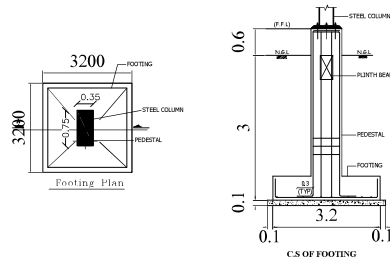
ROOF FLOOR PLAN
SCALE 1:100



ELEVATION
SCALE 1:100



SECTION-A
SCALE 1:100



AREA STATEMENT DETAILS (APPROVED)				
S.NO	DESCRIPTION	FSI AREA (NON-FS) (Sq.m)	TOTAL BUILT-UP AREA (Sq.m)	TOTAL BUILT-UP AREA (Sq.m)
01	FACTORY BUILDING (BLOCK - I)	2483.74	—	2483.74
02	SECURITY ROOM	—	6.25	6.25
03	TOTAL AREA	2483.74	6.25	2489.99
AREA STATEMENT DETAILS (REVISED AND PROPOSED)				
S.NO	DESCRIPTION	FSI AREA (NON-FS) (Sq.m)	TOTAL BUILT-UP AREA (Sq.m)	TOTAL BUILT-UP AREA (Sq.m)
01	FACTORY BUILDING (BLOCK I) APPROVED & REVISED WITH CANOPY	2537.95	—	2537.95
02	FACTORY BUILDING - BLOCK II	2968.00	—	2968.00
03	CANOPY - BLOCK II	24.72	—	24.72
04	Security room	—	6.25	6.25
TOTAL		5530.62	6.25	5536.87

PLAN SHOWING THE REVISION & ADDITION OF INDUSTRIAL BUILDING IN SURVEY NOS. 2/1A, 2/2A, 2/3, 2/4 & 2/5A OF THIRUPANDIYUR VILLAGE, THIRUVALLUR TALUK, THIRUVALLUR DISTRICT.

INDUSTRIAL CATEGORY : ORANGE
AS PER ANNEXURE -VI
(10 - LIGHT ENGINEERING INDUSTRY EXCLUDING FABRICATION & FORGING)

ப.க.எண்: 3361/2021 நாள்: 24.01.2022
தேதி: 10/01/2022 - இ.எண்: 24.01/2022

NOTE: ALL DIMENSIONS AREA IN METRE

MACHINERY DETAILS (Proposed)

S.No.	Description	Qty	HP
01	LATHE	01 Nos.	25
02	DILLING	01 Nos.	08
03	TURNING	01 Nos.	24
04	COMPRESSOR	01 Nos.	20
05	WELDING	01 Nos.	15
06	PUMP	01 Nos.	08
07	SPRING POSITIONING CENTRE	01 Nos.	100
08	TORQUE TIGHT & MOVEMENT CHECK	01 Nos.	80
09	PRESSURE PLATE & SPRING INSERT	01 Nos.	20
TOTAL HP			300

JOINERY SCHEDULE

RS	4.00x5.00m	Steel Rolling Shutter
W	2.40x1.62m	Aluminum Steel Window
V	0.60x0.90m	Aluminum Steel Ventilator
MD	1.80 x2.13m	Aluminum Steel Door
D	1.00 x2.13m	Aluminum Steel Door
D1	0.75 x2.13m	Aluminum Steel Door
SD	1.00 x2.13m	Sliding Door
W1	0.90x0.90m	Aluminum Steel Window
V1	0.45x 0.06m	Aluminum Steel Window

Number of workers Existing 50 + Proposed 50 - 100

DESCRIPTION	MALE	FEMALE	TOTAL
FACTORY WORKERS	70	30	100

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

DRAWING TITLE -

FLOOR PLANS, SECTION & ELEVATION

COLOUR INDEX:	REFERENCE:
PROPOSED BUILDING	SCALE 1:100
SITE BOUNDARY	
APPROACH ROAD	
PROPOSED DRIVEWAY	

APPLICANT:

S. J. Selphie

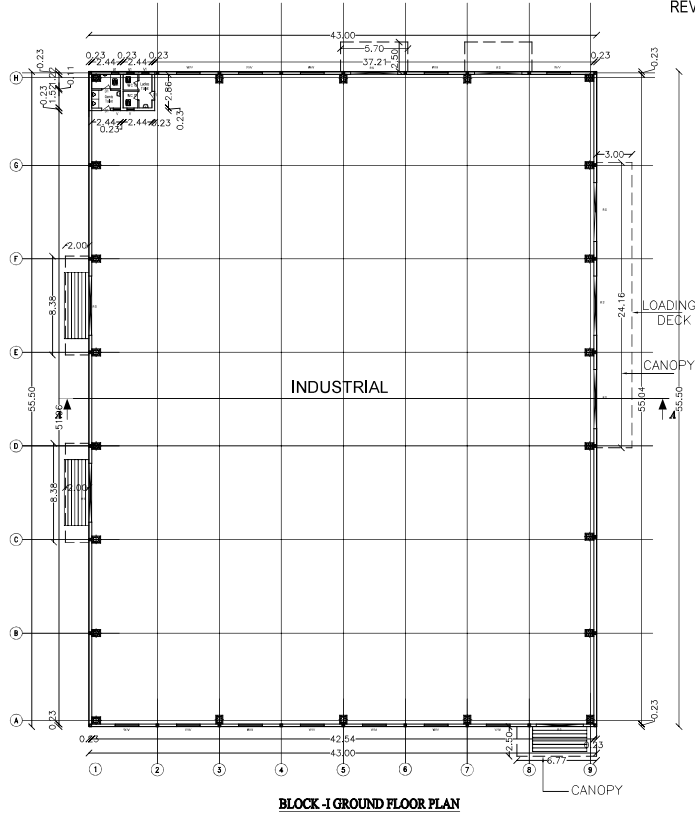
REGISTERED STRUCTURAL ENGINEER:

M. Sekar
Dr. M. SEKAR, M.E., Ph.D.,
[MISTE, ISET]
REG. STRUCTURAL ENGINEER GRADE - I
DPCP, Reg. No. SE/G-1/003/2021
106, Small Street, VELIYANALLORE,
PANAPAKKAM - 631052
Cell : 9543144287

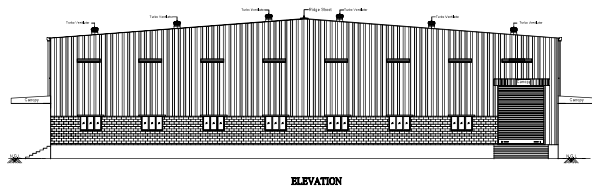
REGISTERED ARCHITECT:

Ar. V. PRAKASH
Regd. LPA-RA/G-1/002/2019.
40-AB, 1st Floor, S.V.N. Pillai Street
KANCHIPURAM - 2.

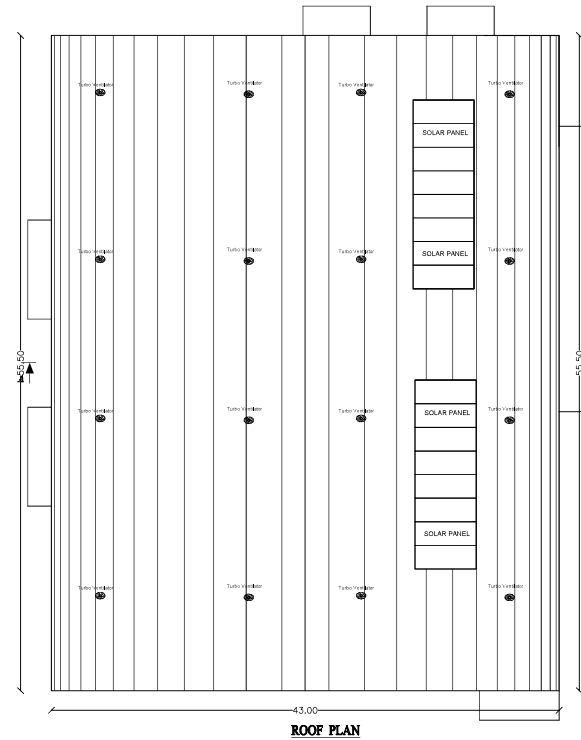
BLOCK 1
REVISED EXISTING BUILDING



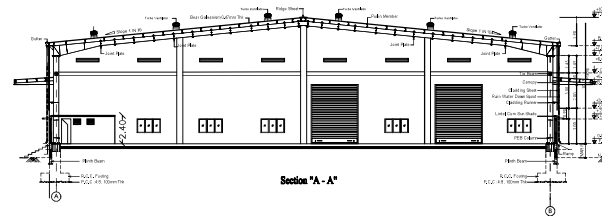
BLOCK-1 GROUND FLOOR PLAN



ELEVATION



ROOF PLAN



Section 'A-A'

AREA STATEMENT DETAILS (APPROVED)				
S.NO	DESCRIPTION	FSI AREA (Sq.mt)	NON-FSI BUILT-UP AREA (Sq.mt)	TOTAL (Sq.mt)
01	FACTORY BUILDING (BLOCK - I)	2483.74	—	2483.74
02	SECURITY ROOM	—	6.25	6.25
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02	FACTORY BUILDING - BLOCK II	2968.00	—	2968.00
03	CANOPY - BLOCK II	24.72	—	24.72
04	Security room	—	6.25	6.25
	TOTAL	5530.62	6.25	5536.87

SHEET NO. 02 / 03

PLAN SHOWING THE REVISION & ADDITION OF INDUSTRIAL BUILDING IN SURVEY NOS. 2/1A, 2/2A, 2/3, 2/4 & 2/5A OF THIRUPANDIYUR VILLAGE, THIRUVALLUR TALUK, THIRUVALLUR DISTRICT.

INDUSTRIAL CATEGORY : ORANGE
AS PER ANNEXURE - VI
(10 - LIGHT ENGINEERING INDUSTRY EXCLUDING FABRICATION & FORGING)

ந.க.எண்: 3381/2021 நாள்: 24.01.2022
தொ.வ/மாநக.உ.இ.எண்: 4/2022

NOTE: ALL DIMENSIONS AREA IN METRE

MACHINERY DETAILS (Existing)

S.No.	Description	Qty	HP
01	LATHE	01 Nos.	25
02	DRILLING	01 Nos.	08
03	TURNING	01 Nos.	25
04	COMPRESSOR	01 Nos.	20
05	WELDING	01 Nos.	15
06	PUMP	01 Nos.	08
07	OTHERS		09
TOTAL HP			110

JOINERY SCHEDULE

RS	4,00x5,00m	Steel Rolling Shutter
W	2,00x1,20m	Aluminum Steel Window
V	0,60x0,90m	Aluminum Steel Ventilator
D	0,90 x2,13m	Aluminum Steel Door
W1	0,90x0,90m	Aluminum Steel Window
V1	0,46x 0,06m	Aluminum Steel Window

Number of workers Existing 50 + Proposed 50 = 100

DESCRIPTION	MALE	FEMALE	TOTAL
FACTORY WORKERS	70	30	100

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

STRUCTURE DETAILS
Foundation: Using R.C.C in M30/footing Upto 3.5m deep
Super Structure: R.C.C framed structure in M25 concrete, Brick work in C.M 1:5 per engg. building.
Roof: R.C.C in M25 grade / Gavalame roof.
Flooring: Vacuum dewatered marble/granite/kota flooring.
Paints: Interior and exterior in emulsion paint over cement plastering.
Weathering coats: Using brick jelly lime concrete and a layers of weathering tiles.

DRAWING TITLE

FLOOR PLANS , SECTION & ELEVATION

COLOUR INDEX:	REFERENCE:
PROPOSED BUILDING	SCALE -1:100
SITE BOUNDARY	
APPROACH ROAD	
PROPOSED DRIVEWAY	

APPLICANT:

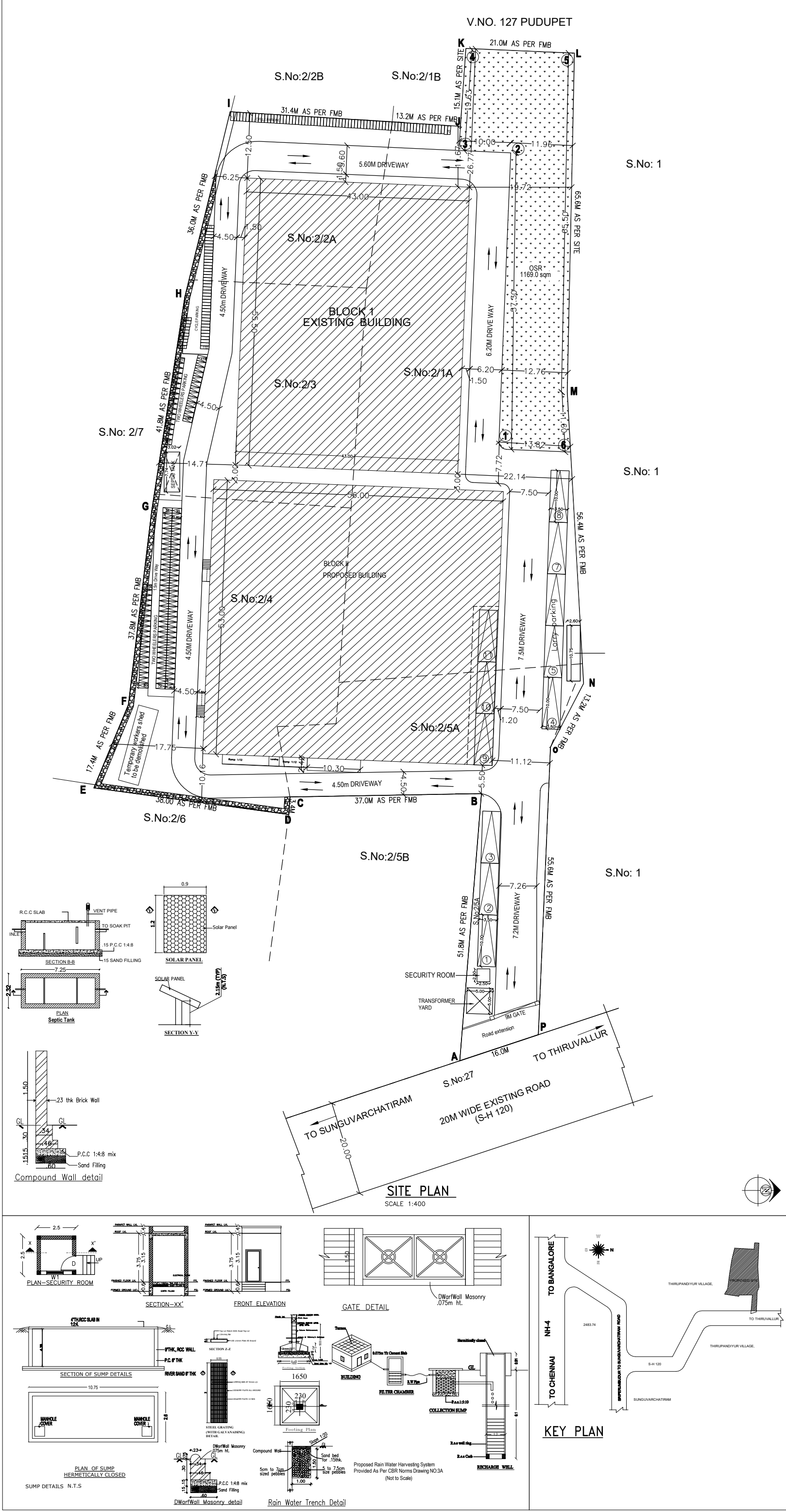
S. J. Delphin

REGISTERED STRUCTURAL ENGINEER:

M. Sekar
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[MISTE, ISET]
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DTCP, Reg. No. SE/Gr.1/003/2021
106, Small Street, VELIYANALLORE,
PANAPAKKAM - 631052
Cell : 9543144287

REGISTERED ARCHITECT:

V. P. Prakash
Ar. V. P. PRAKASH, B.Arch.,
Regd. LPA: RA/Gr-1/002/2019.
40-AB, 1st Floor, S.V.N. Pillai Street
KANCHIPURAM - 2.



SHEET NO : 01 / 03

PLAN SHOWING THE REVISION & ADDITION OF INDUSTRIAL BUILDING IN SURVEY NOS. 2/1A,2/2A,2/3,2/4 & 2/5A OF THIRUPANDIYUR VILLAGE,THIRUVALLUR TALUK, THIRUVALLUR DISTRICT.

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AS PER ANNEXURE -VI
(10 - LIGHT ENGINEERING INDUSTRY EXCLUDING FABRICATION & FORGING)

ந.க.எண்: 3381/2021 நாள் :24.01.2022
தொ.வ/மா.ந.உ.உ.இ.எண்:04 அ/2022

NOTE : ALL DIMENSIONS AREA IN METRE

SITE AREA

AREA AS PER PATTA - 11285.00 SQ.M.
AREA AS ON SITE - 11226.45 SQ.M.

AREA STATEMENT DETAILS (APPROVED)

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02	FACTORY BUILDING- BLOCK II	2968.00	-	2968.00
03	CANOPY -BLOCK II	24.72	-	24.72
04	Security room	-	6.25	6.25
TOTAL		5530.62	6.25	5536.87

FSI CALCULATION

01	EXISTING FSI AREA	2537.90 sq.mts
02	PROPOSED FSI AREA	2992.72 sq.mts
TOTAL FSI AREA		5530.62 sq.mts

F.S.I = $\frac{5530.62 \text{ sqmts}}{11226.45 \text{ sqmts}} = 0.488$

PARKING DETAILS :

DESCRIPTION	REQUIRED	PROVIDED
LORRY PARKING	11 NOS	11 NOS
TWO WHEELER PARKING	103 NOS	120 NOS
CYCLE PARKING	103 NOS	120 NOS

JOINERY SCHEDULE

RS	4.00x5.00m	Steel Rolling Shutter
W	2.00x1.20m	Aluminum Steel Window
V	0.60x0.90m	Aluminum Steel Ventilator
D	0.90 x2.13m	Aluminum Steel Door
W1	0.90x0.90m	Aluminum Steel Window
V1	0.46x 0.06m	Aluminum Steel Window

HORSE POWER DETAILS : Existing - 110 H.P & Proposed- 300.00 HP = 440 HP
Number of workers Existing 50 + Proposed 50 - 100

DESCRIPTION	MALE	FEMALE	TOTAL
FACTORY WORKERS	70	30	100

DRAWING TITLE :-

SITE PLAN

COLOUR INDEX :

REFERENCE :

PROPOSED BUILDING ☐

SITE BOUNDARY ☐

APPROACH ROAD ☐

PROPOSED DRIVEWAY ☐

SCALE -1:400

APPLICANT :

S. J. Delphin

REGISTERED STRUCTURAL ENGINEER :

M. Sekar

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[MISTE, ISET]
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KANCHIPURAM - 2.

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.

