

PP

APPROVAL RECORD

Planning Permission

Tiruvallur district, Tamil Nadu

APPROVAL TYPE

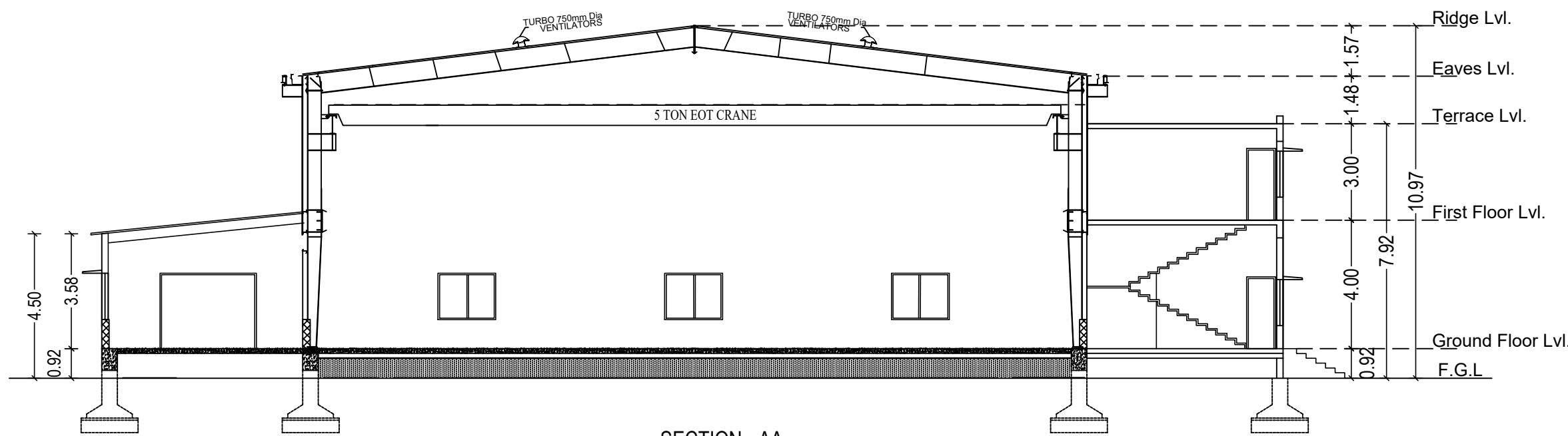
Building Plan

ISSUING AUTHORITY

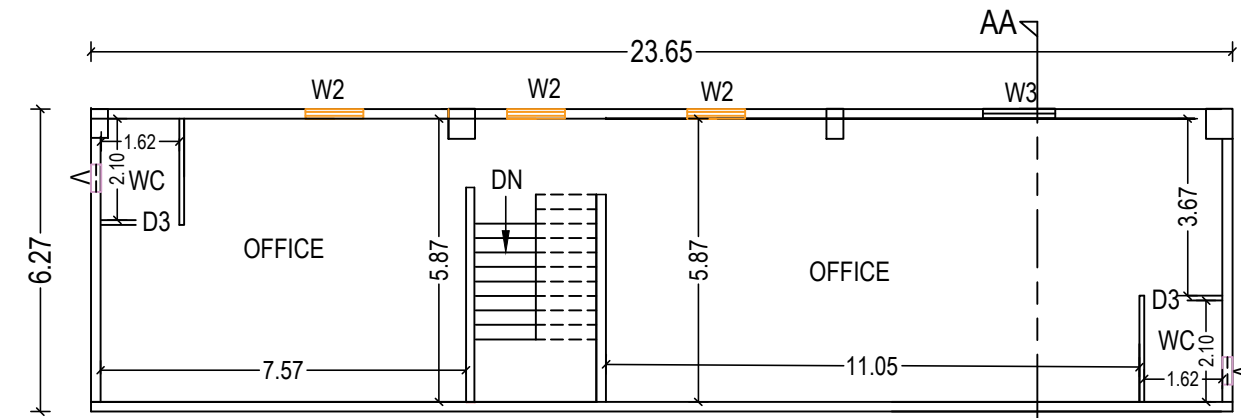
Rural Panchayat

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

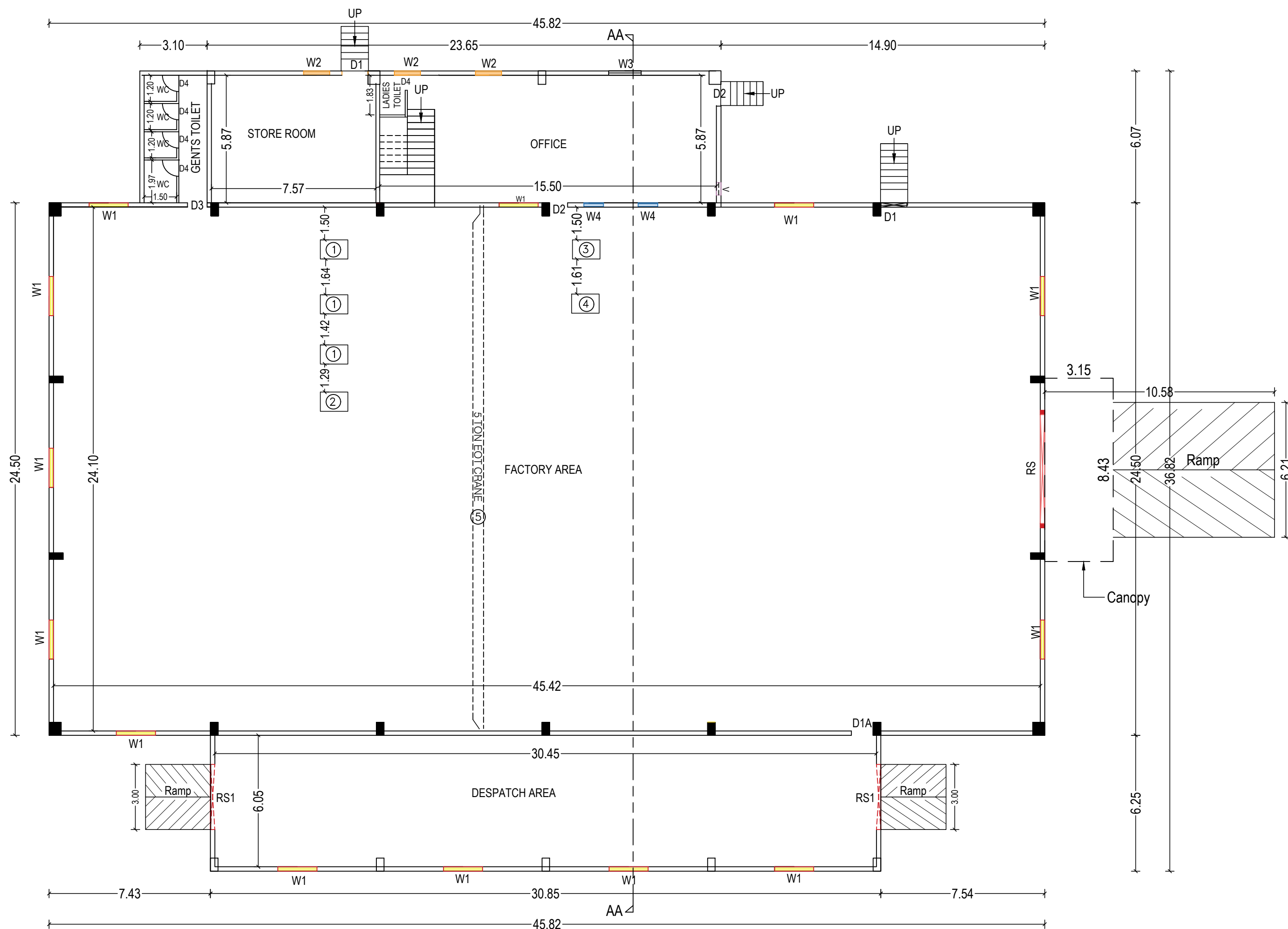
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



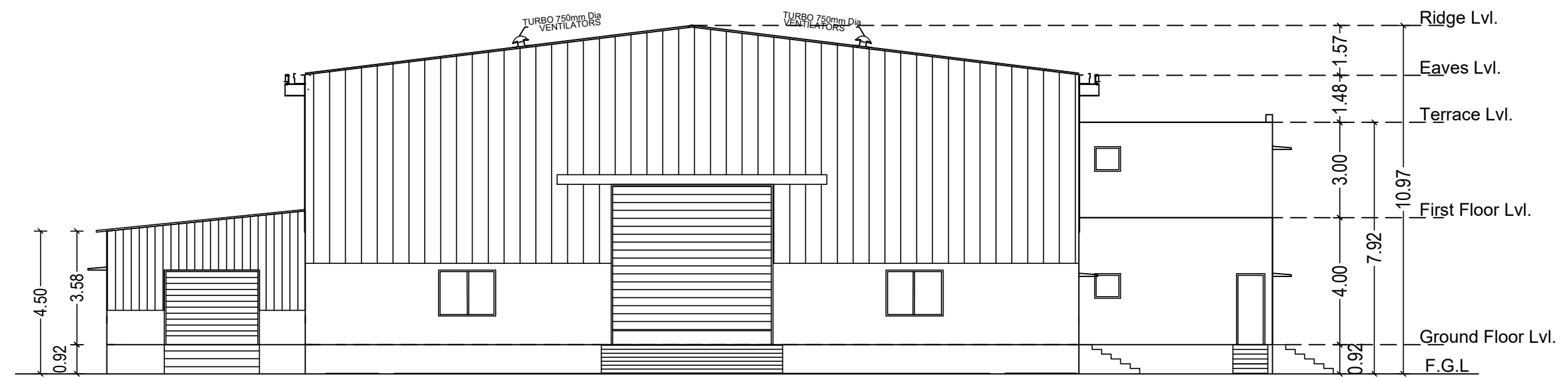
SECTION - AA
FACTORY BUILDING



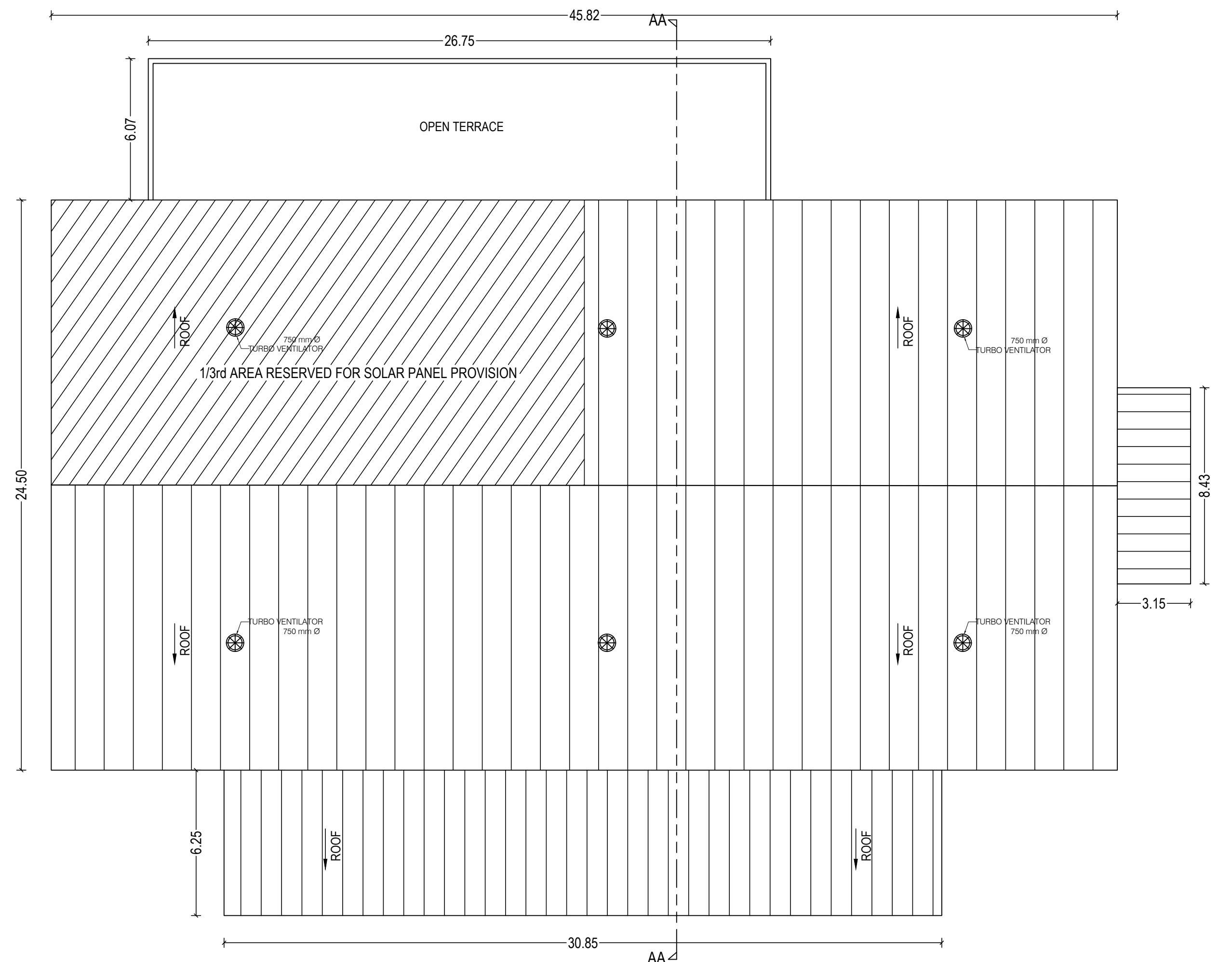
FIRST FLOOR PLAN
FACTORY BUILDING



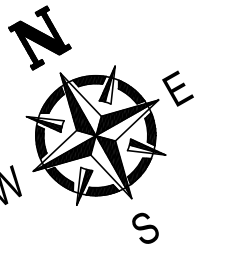
GROUND FLOOR PLAN
FACTORY BUILDING



EAST SIDE ELEVATION
FACTORY BUILDING



ROOF PLAN
FACTORY BUILDING



AD
B
C



PROPOSED
INDUSTRIAL
PRIVATE
ROAD,
VILLAGE
TALUK,
202

LIST OF MACHINERIES				
S.No.	NAME OF MACHINERY	QTY. Nos	EACH HP	TOTAL H.P
1	TUBE MILLS 40 TM	3	45.00	135.00
2	TUBE MILLS 50 TM	1	50.00	50.00
3	8 HEAD ROUND PIPE POLISHING MACHINE	1	60.00	60.00
4	32 HEAD ROUND PIPE POLISHING MACHINE	1	220.00	220.00
5	5 TON EOT CRANE	1	10.00	10.00
6	OTHER LIGHTING LOADS	-	-	8.00
7	GENSET STAND BY 82.50 KVA	1	-	-
TOTAL				483.00

SCHEDULE OF JOINERY		
TYPE	DESCRIPTION	SIZE
RS	ROLLING SHUTTER	5000 X 5000
RS1	ROLLING SHUTTER	3000 X 4000
D1	DOOR	1200 X 2100
D1A	DOOR	1000 X 2100
D2	DOOR	1000 X 2100
D3	DOOR	900 X 2100
D4	DOOR	750 X 2100
W1	WINDOW	1800 X 1200
W2	WINDOW	1500 X 1200
W1	WINDOW	1200 X 1200
W2	WINDOW	900 X 1200
V	VENTILATOR	750 X 600

COLOUR INDEX :

PROPOSED



ARCHITECT :

Dhimesh Architect
Reg No: TYLR/RA/GR-472019/05/001
10/1, 2nd Street, Kasthurbaai Nagar,
Avadi, Chennai-600 054.
dhimesh.architect@gmail.com
+91 73730 83060 / 69003 66666

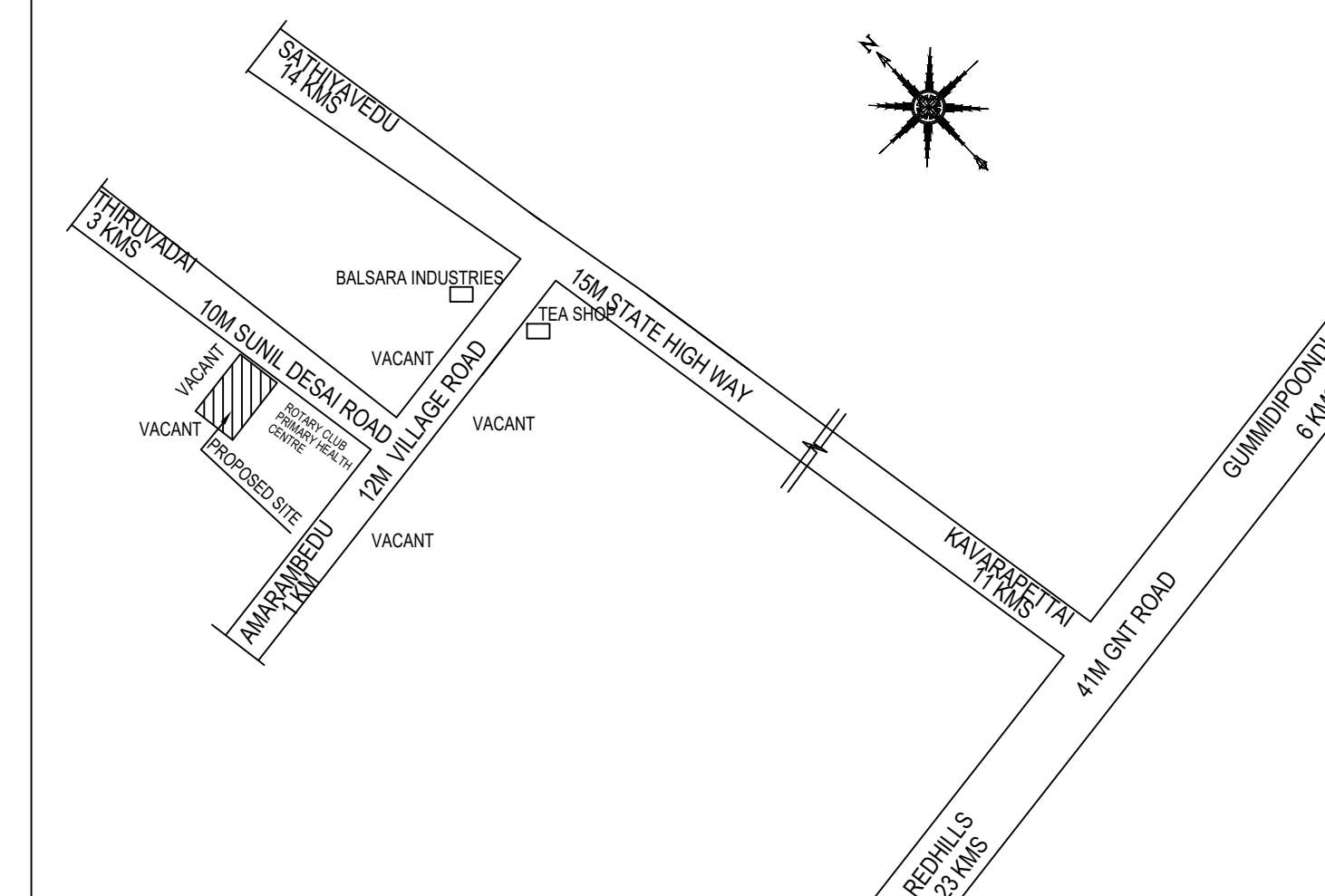
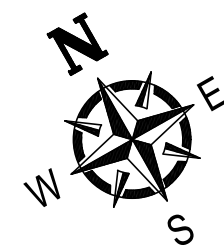
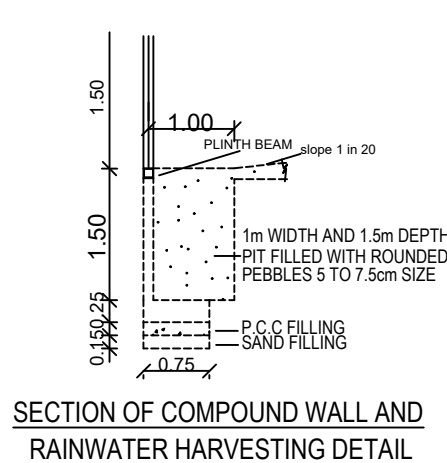
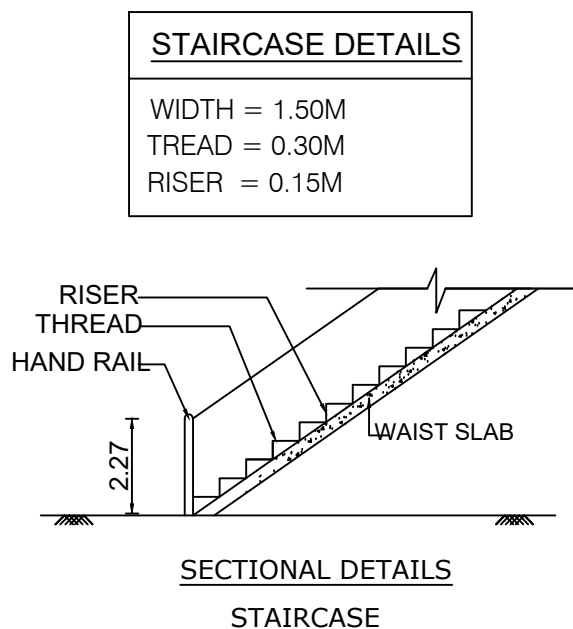
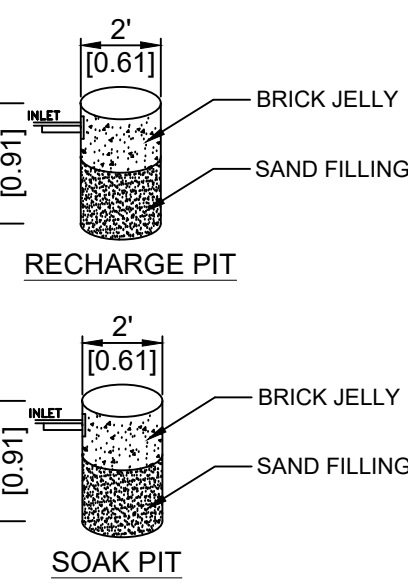
STRUCTURAL ENGINEER :

Er.S.MOSES ARANGANATHAN
B.E, M.E(Struct.) FIE, F.A(Struct.), FIV.,
DTCF Registered Structural Engineer-Grade I (SE)
DTCF Reg.No. CGLRGN/SE/G-42019/08/033
Madhavoyal, Chennai-600095
Email Id: mosessomu@gmail.com

OWNER :

For KANOI STAINLESS PRIVATE LIMITED

Director.



KEY PLAN
SCALE : NTS

<u>AREA STATEMENT AS PER PATTA</u> PANCHALAI VILLAGE GUMMIDIPOONDI TALUK, THIRUVALLUR DISTRICT		
Survey No.	Area in sq.m	PATTA No.
1/1B11A	7110.00	2496

REVISED PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION
OF THE INDUSTRIAL BUILDING OF M/s. KANOI STAINLESS PRIVATE
LIMITED AT NO. 15, SUNITA DESAI ROAD, SURVEY NOS. 1/1B11A,
PANCHALAI VILLAGE PANCHAYAT, GUMMIDIPODI TALUK,
THIRUVALLUR DISTRICT - 601 202

INDUSTRY CATEGORY : ORANGE
MANUFACTURING OF : STAINLESS STEEL PIPES
TOTAL NO. OF WORKERS : 20 (Male - 18, Female - 2)
HORSE POWER : 483

NOTE :

1. The Plans were Approved by DTCP, Tiruvallur vide Proceeding No.48A/2021, Letter No.2894/2021, Dated : 03.11.2021

AREA STATEMENT :-

PLOT EXTENT (as per PATTa) - 7110.00 Sq.m (1.76 Acres)

OSR REQUIRED 10% - 711.00 Sq.m

OSR PROVIDED 10% - 711.73 Sq.m

S.NO.	BUILDING NAME	FSI AREA in sq.m	NON FSI AREA in sq.m	BUILT-UP AREA in sq.m
1	FACTORY BUILDING Ground Floor - 1504.31 First Floor - 148.29	1652.60	-	1652.60
2	WATCHMAN ROOM Ground Floor	-	6.25	6.25
TOTAL		1652.60	6.25	1658.85

TOTAL FSI AREA : 1652.60 sq.m
FSI : 0.23

1. As per Earlier Approved Plan, Plot Extent	-	20150.00 sq.m
As per Revised Plan, Plot Extent	-	7110.00 sq.m
2. As per Earlier Approved Plan, FSI Area	-	1207.62 sq.m
As per Revised Plan, FSI Area	-	1652.60 sq.m

PARKING STATEMENT :-

S.No	VEHICLE TYPE	SIZE	REQUIRED	PROVIDED
1.	LORRY	3.50 x 10.00 m	3 Nos	3 Nos
2.	TWO WHEELER	1.00 x 1.80 m	31 Nos	32 Nos
3.	CYCLE	0.58 x 1.80 m	31 Nos	32 Nos
4.	CAR	2.50 x 5.00 m	3 Nos	3 Nos

SPECIFICATIONS

FOUNDATION	: COLUMN FOOTING
BRICK WORK	: C.M 1:5 FOR SUPER STRUCTURE
PLASTERING	: C.M 1:5 FOR WALLS & 1:3 FOR CEILING
CEMENT PAINT	: C.M 1:5 FOR SUPER STRUCTURE
PLASTERING	: 2 COATS FOR WALLS & 1 EXTRA COAT FOR CEILING
R.C.C. WORK	: M25 GRADE
WOOD WORK	: TEAK WOOD FRAMED
WEATHERING COARSE	: BRICK JELLY LIME MORTAR OVER ROOF SLAB ONE LAYER OF WEATHERING TILES

COLOUR INDEX :

PROPOSED OSR

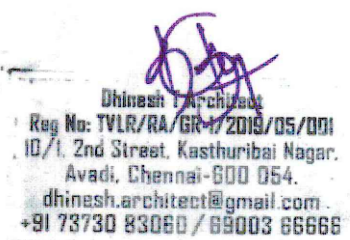
ROAD

BOUNDARY



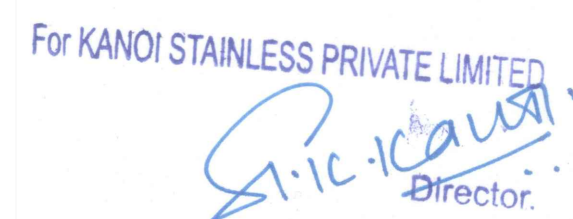
ARCHITECT :

STRUCTURAL ENGINEER :



Er.S.MOSES ARANGANATHAN
B.E, M.E(Struct.) FIE, FIA(Struct.), FIV,
DTCP Registered Structural Engineer-Grade-I (SE)
DTCP Reg.No. CGLRGN/SE/Gr-I/2019/08/033
Madurevoiyal, Chennai-600095
Email Id: mosesomu@gmail.com

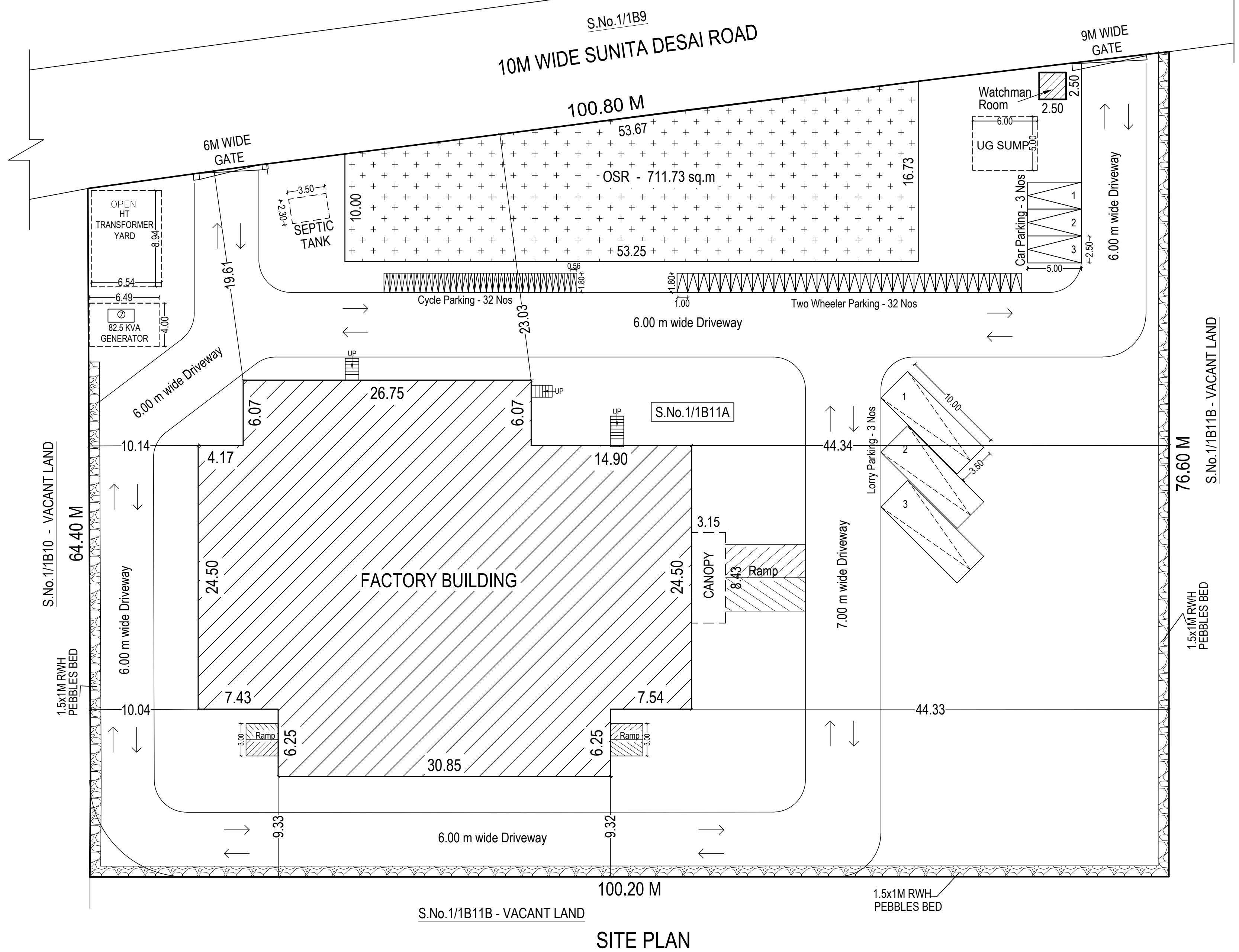
OWNER :



SITE PLAN

SCALE - 1:250

SHEET NO. 1/2



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.

