

PP

APPROVAL RECORD

Planning Permission

Tiruvallur

Tiruvallur district, Tamil Nadu

APPROVAL TYPE

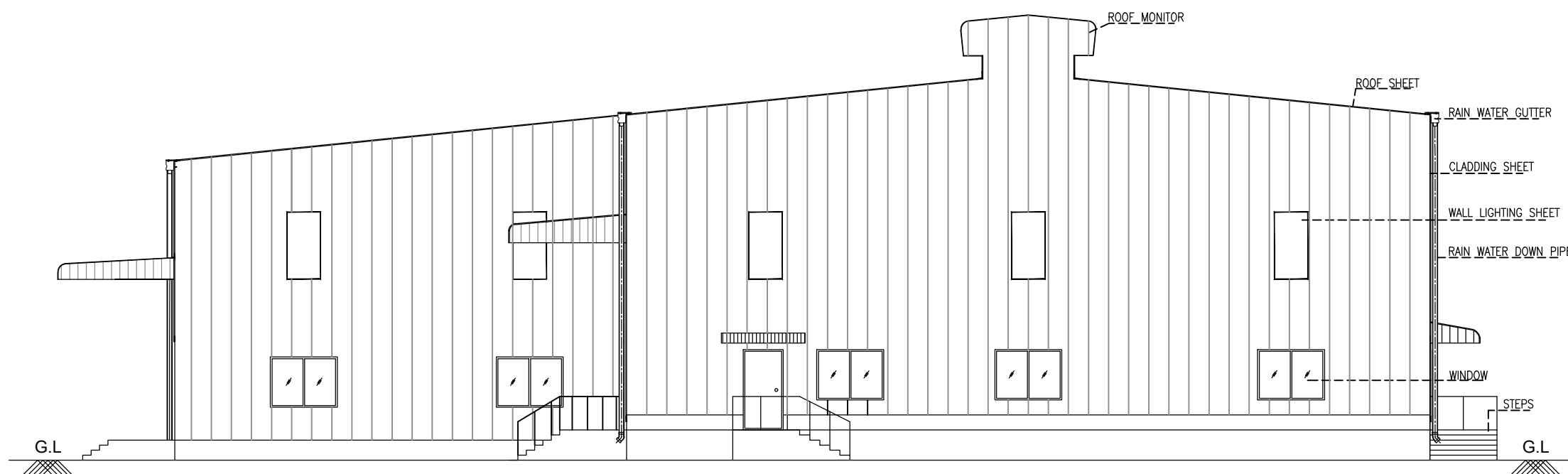
Building Plan

ISSUING AUTHORITY

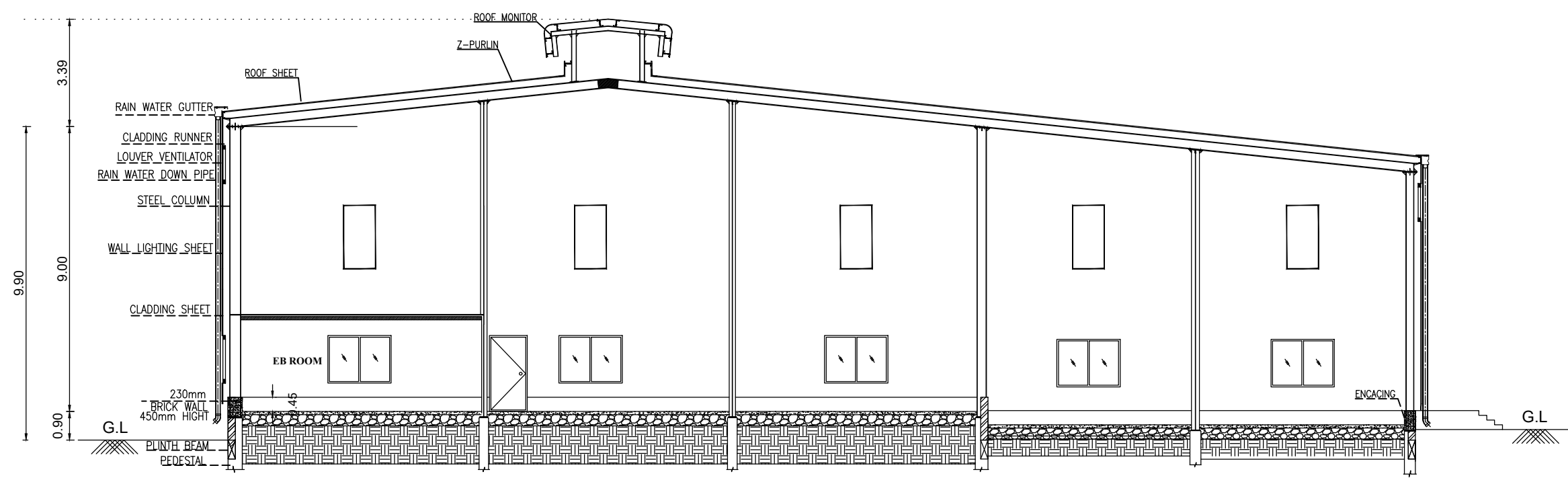
DTCP

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

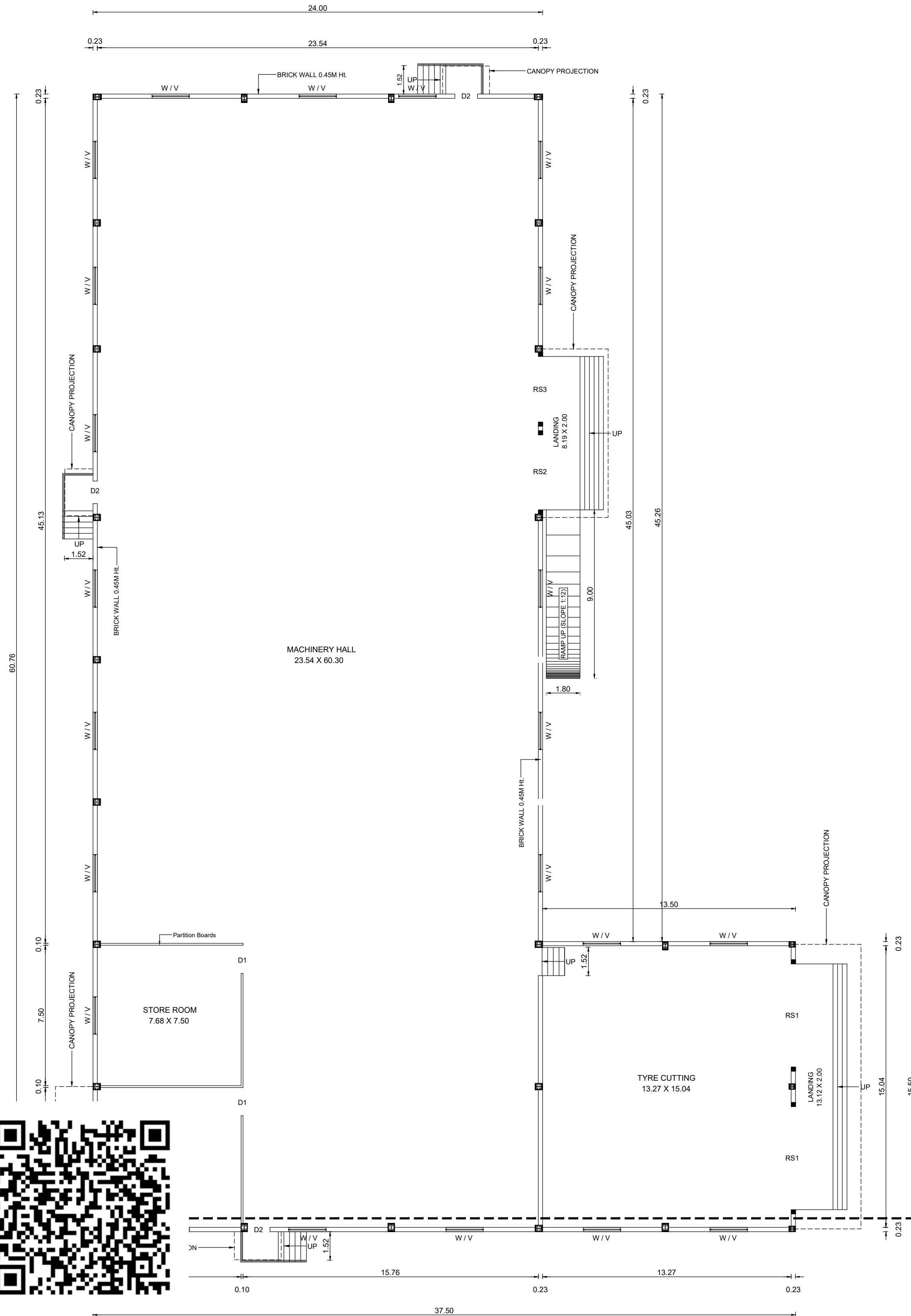
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



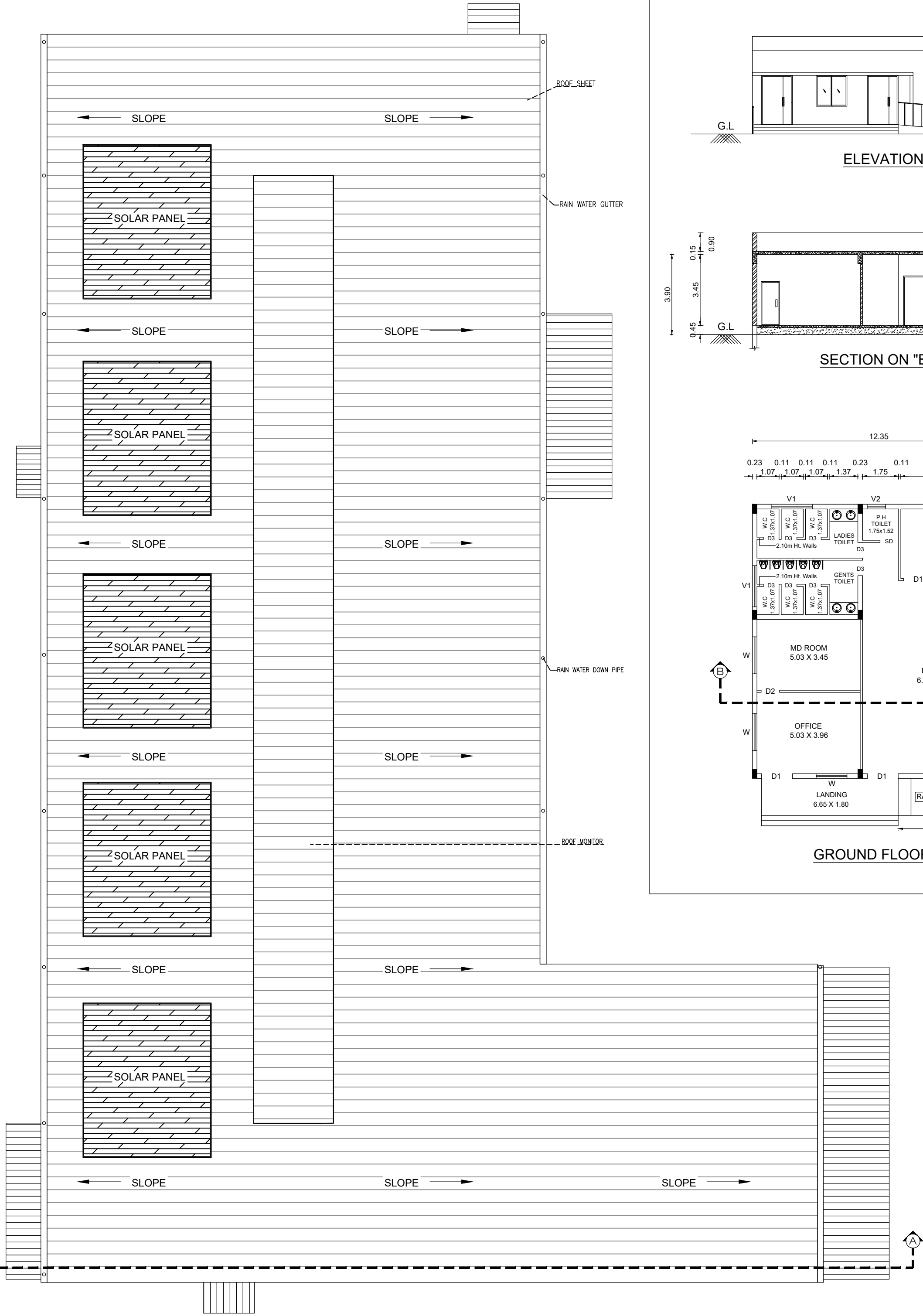
NORTHERN SIDE ELEVATION



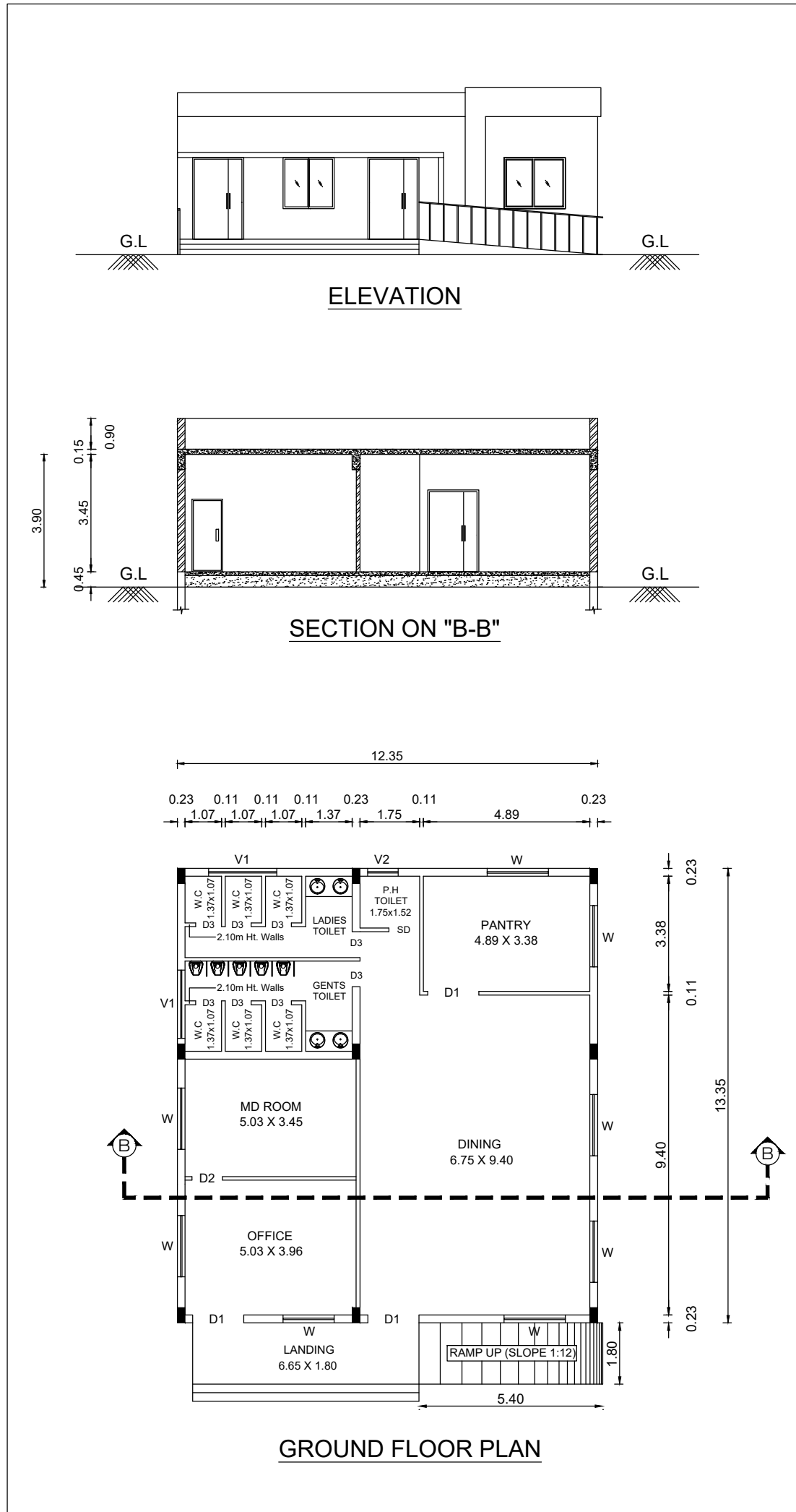
SECTION ON "A-A"



GROUND FLOOR PLAN



TERRACE FLOOR PLAN



ELEVATION

SECTION ON "B-B"

GROUND FLOOR PLAN



SHEET No. : 1 / 2

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF FACTORY BUILDING, COMPRISED IN PLOT No. : A-6/3C, SIPCOT INDUSTRIAL PARK - THERVOYKANDIGAI, S.F.No. - 32/2 (Pt), OF THERVOYKANDIGAI VILLAGE, GUMMIDIPOONDI TALUK, THIRUVALLUR DISTRICT.

APPLICANT : M/s. SUMATHI RUBBER CRAFTS

INDUSTRIAL CATEGORY : ORANGE

CONSENT ORDER No. : 2401160168091

PLOT AREA DETAILS :

PLOT AREA AS PER DOCUMENT (2.50 Acres)	10117.28 Sq.m
SUPERIMPOSED PLOT AREA	10117.28 Sq.m

BUILDING AREA DETAILS :

FLOOR DETAILS	FSI AREA (In Sq.m)	NON - FSI AREA (In Sq.m)	TOTAL BUILT-UP AREA (In Sq.m)
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BLOCK - 1 (FACTORY BUILDING) - G.I SHEET ROOF :

GROUND FLOOR AREA	1667.50	-----	1667.50
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BLOCK - 2 (ADMIN & CANTEN BLOCK) - R.C.C ROOF :

GROUND FLOOR AREA	164.87	-----	164.87
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SECURITY ROOM - R.C.C ROOF :

GROUND FLOOR AREA	11.97	-----	11.97
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GRAND TOTAL	1844.34	-----	1844.34
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SCHEDULE OF JOINERIES METER

RS1	ROLLING SHUTTER	5.50 X 4.80
RS2	ROLLING SHUTTER	4.00 X 4.80
RS3	ROLLING SHUTTER	3.50 X 4.80
RS4	ROLLING SHUTTER	3.00 X 3.00
D1	DOOR	1.50 X 2.40
D2	DOOR	1.20 X 2.40
D3	TOILET DOOR	0.76 X 2.13
SD	SWING DOOR	0.90 X 2.13
W	WINDOW	1.80 X 1.50
V	VENTILATOR	1.00 X 2.00
V1	VENTILATOR	2.00 X 0.75

SCALE 1 : 100

ALL DIMENSIONS ARE IN "METER"

APPLICANT :

For Sumathi Rubbercrafts
S. Sumathi
Proprietor.

STRUCTURAL ENGINEER :

S. PADMANABHAN
Registered Structural Engineer
Grade - 1 (SE)
Regn. No. SE/GR-I/19/05/123

REGISTERED ENGINEER / ARCHITECT :

C.R. Praveena
C.R. Praveena & B. Arch.,
Registered Architect
CA / 2007 / 40644
G-2, Seshadri Manor,
Alwarpet, Chennai - 600 018
Ph No: 044 24990477, 24994734
Fax: 044 - 24995657

PLOT No. : A-6/3D
100.83m

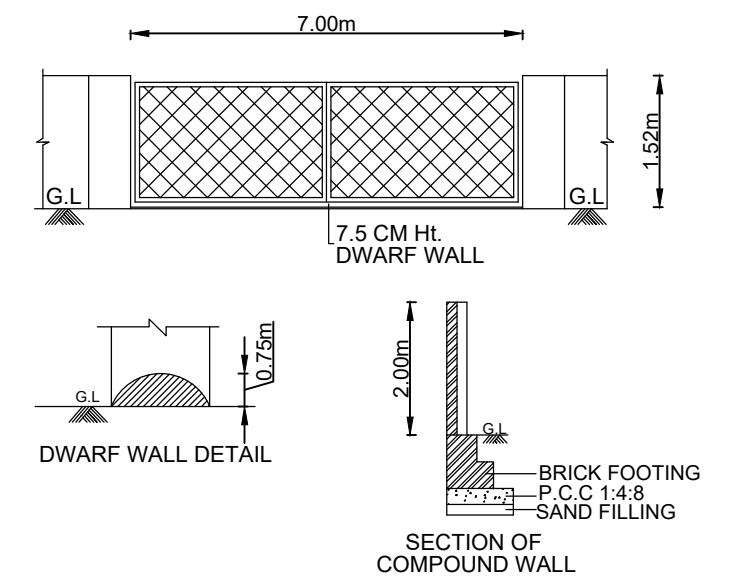
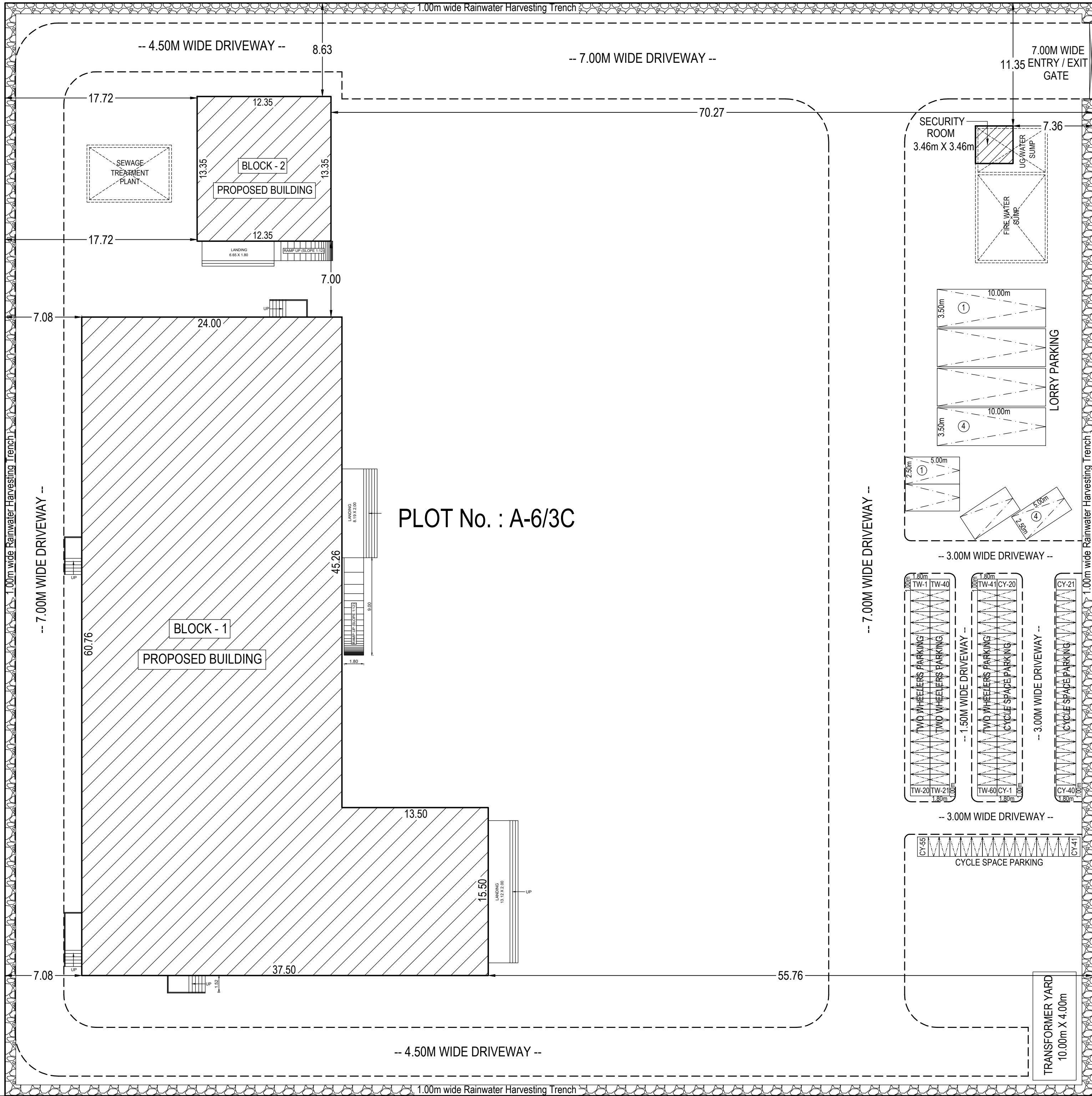
PLOT No. : A-6/1

100.34m

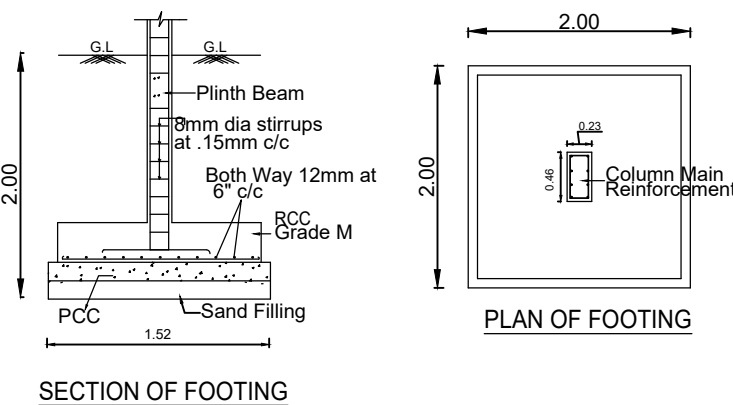
PLOT No. : A-6/3C

-- 18.00m WIDE SIPCOT CROSS ROAD --

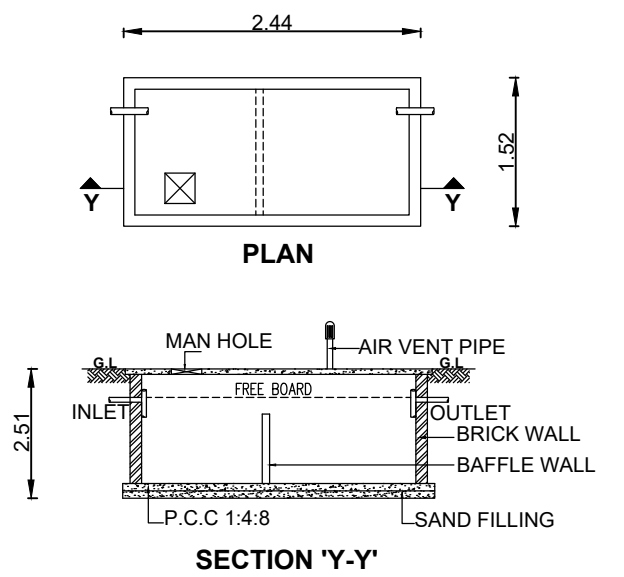
-- 30.00m WIDE SIPCOT MAIN ROAD --



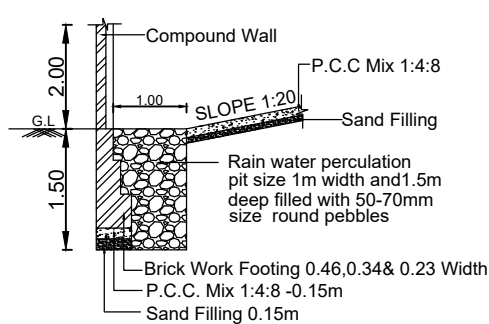
COMPOUND WALL & GATE DETAILS



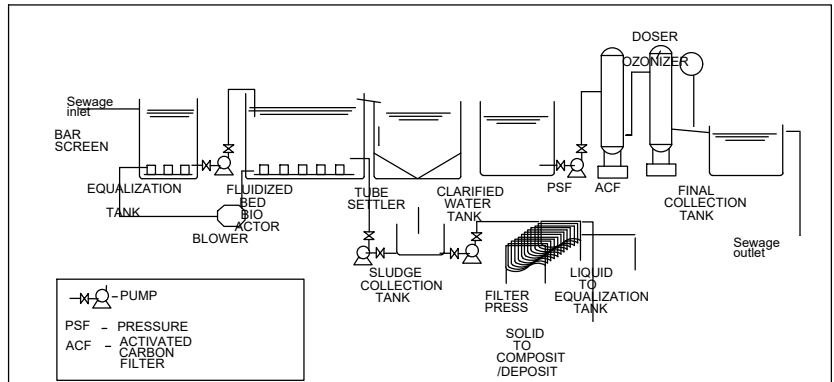
FOUNDATION DETAILS



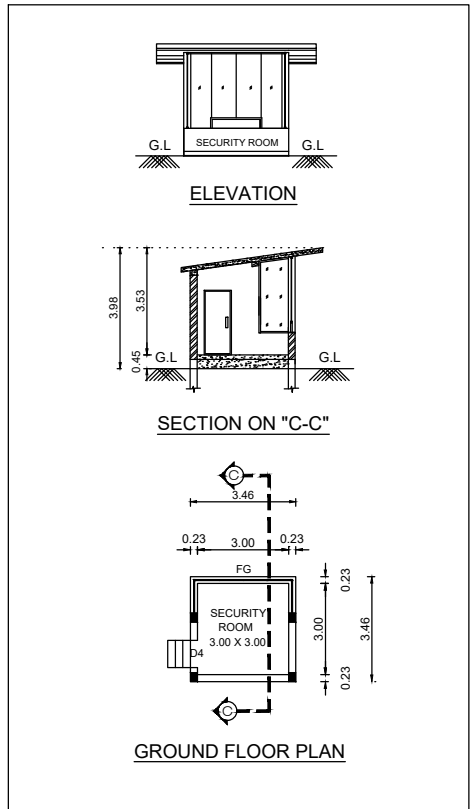
SEPTIC TANK DETAILS

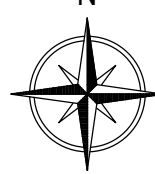
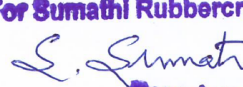


RAINWATER HARVESTING TRENCH



SEWAGE TREATMENT PLANT



SHEET No. : 2 / 2			
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INDUSTRIAL CATEGORY : ORANGE			
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FLOOR DETAILS	FSI AREA (In Sq.m)	NON - FSI AREA (In Sq.m)	TOTAL BUILT-UP AREA (In Sq.m)
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GROUND FLOOR AREA	164.87	-----	164.87
SECURITY ROOM - R.C.C ROOF :			
GROUND FLOOR AREA	11.97	-----	11.97
GRAND TOTAL	1844.34	-----	1844.34
FLOOR SPACE INDEX (FSI) = $\frac{1844.34}{10117.28}$ = 0.18 < 1.50			
PLOT COVERAGE (P.C) = $\frac{1844.34}{10117.28}$ X 100 = 18.22 %			
PARKING DETAILS	REQUIRED	PROVIDED	
LORRY PARKING	04 Nos.	04 Nos.	
CAR PARKING	01 Nos.	04 Nos.	
TWO WHEELERS	37 Nos.	40 Nos.	
CYCLE SPACE	37 Nos.	40 Nos.	
SCALE 1 : 100			
ALL DIMENSIONS ARE IN "METER"			
COLOR LEGEND		N	
PLOT BOUNDARY SHOWN IN	☐		
PROPOSED BUILDINGS SHOWN IN	☐		
EXISTING ROAD SHOWN IN	☐		
APPLICANT :			
For Sumathi Rubbercrafts  Proprietor.			
STRUCTURAL ENGINEER :			
S. PADMANABHAN Registered Structural Engineer Grade - 1 (SE) Regn. No. SE/GR-I/19/05/123			
REGISTERED ENGINEER / ARCHITECT :			
C.R. Padmanabhan Registered Architect CA / 2007 / 40644 G-2, Seshadri Manor, Alwarpet, Chennai - 600 018 Ph No: 044 24990477, 24994734 Fax: 044 - 24995657			

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.

