

PP

APPROVAL RECORD

Planning Permission

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.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF FACTORY BUILDING AFTER EXISTING BUILDING DEMOLISHED, PLOT NO:852/S, SIPCOT ROAD, SIPCOT INDUSTRIAL PARK, GUMMIDIPOONDI - COMPRISED IN S.NO: 7PART & 8 PART SINTHALAKUPPAM VILLAGE, GUMMIDIPOONDI PANCHAYAT UNION, GUMMIDIPOONDI TALUK, THIRUVALLUR DISTRICT.

ZONE - INDUSTRIAL USE
ORANGE CATEGORY NO.94 AS PER GO.154
RECOMMENDATION - CHEMICAL MIXING CUM STORAGE UNIT 20 KILO LITRES PER DAY PAINT THINNER CAPACITY

ALL DIMENSIONS ARE GIVEN IN METERS

SPECIFICATIONS:

1. R.C.C ISOLATED FOOTINGS FOR FOUNDATIONS IN M25 MIX.
2. R.C.C COLUMNS IN M25 MIX
3. R.C.C ROOF SLAB AND BEAMS IN M25 MIX.
4. 9" BRICK WORK IN C.M 1:5 IN SUPER STRUCTURE.
5. COUNTRY WOOD DOORS WITH FLUSH SHUTTERS.
6. COUNTRY WOOD GLAZED WINDOWS.
7. INTERNAL PLASTERING IN C.M 1:4.
8. EXTERNAL PLASTERING IN C.M 1:5.
9. WEATHERING COURSE IN BRICK JELLY LIME CONCRETE 1:3 MIX.
10. WEATHERING TILES IN 9"x9" BURNT CLAY TILES

SCHEDULE OF JOINERY

D1	ALUMINIUM DOOR	1.00 X 2.10
D2	PVC DOOR	0.75 X 2.10
W	ALUMINIUM LOUVERED WINDOW	1.50 X 1.50
W1	ALUMINIUM LOUVERED WINDOW	0.90 X 1.50
V	ALUMINIUM LOUVERED VENTILATOR	1.50 X 0.75
V1	ALUMINIUM LOUVERED VENTILATOR	0.60 X 0.60
RS	ROLLING SHUTTER	5.64 X 3.05
RS1	ROLLING SHUTTER	2.76 X 3.05

AREA STATEMENT:

SITE EXTENT (AS PER DOCU)

AREA STATEMENT

S.NO	FLOOR	F.S.I Area in SQM	Non.F.S.I Area in SQM.	Total Built Up Area in SQM.
1.	BLOCK-1 Process Shed Building Ground floor	280.42	—	280.42
2.	BLOCK-2 Finished Product Store Building Ground floor	28.20	—	28.20
3.	BLOCK-3 Office Building Security Cabin Ground floor	33.86	—	33.86
	Toilet Building Ground floor	26.59	—	26.59
	GRAND TOTAL	369.07	—	369.07
	Existing Building Area Ground Floor only		45.0 sqm	

HOURS POWER DETAILS

Mixing Unit-5 H.P , Blending Unit 5 H.P = 10 H.P

F.S.I. = $\frac{369.07}{3,399.36} = 0.10857$

NO.OF.HORSE POWER : 10HP

NO.OF.PERSON : Male -40, Female - 20

TOILET BLOCK -4 DETAILS:

Gents toilet - WC-2nos, Ph toilet - 1 no.

Ladies toilet - WC-1nos, Bath -1no, Ph toilet - 1 no.

PARKING REQUIREMENTS:

LORRY PARKING

CAR PARKING

TWO WHEELER PARKING

CYCLE PARKING

COLOUR CODE:

PROPOSED BUILDING

SITE BOUNDARY

EXISTING ROAD

DRIVE WAY

DEMOLISHED

OWNER:

LICENSED SURVEYOR:

Proprietor

S. RANJITH BABU, S.Arch

Registered Architect Grade - 1

CMQA Reg No. RA/GR - 1 / 1903 / 105

Corp Reg No. RA / 10012 / 2019

COA No. CA / 2009 / 44506

No.774, Anderson Road, Ayanavaram,

Chennai-600 023. Mobile : 9840753985

E-mail: ar.ranjithrahul@gmail.com

Proprietor

Proprietor

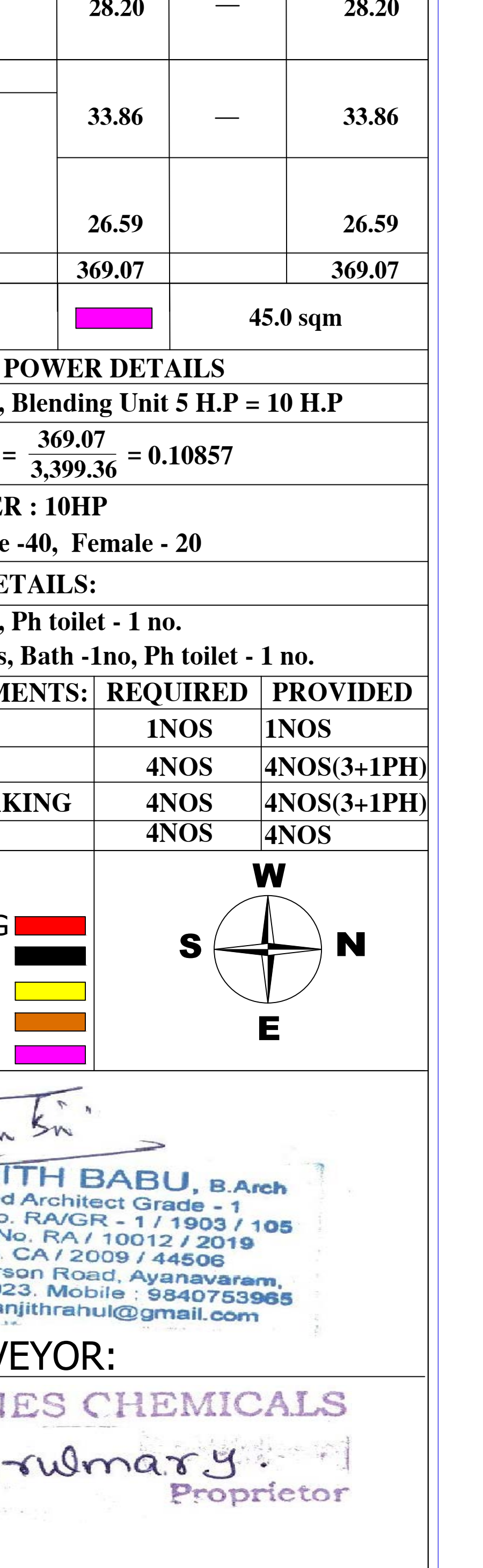
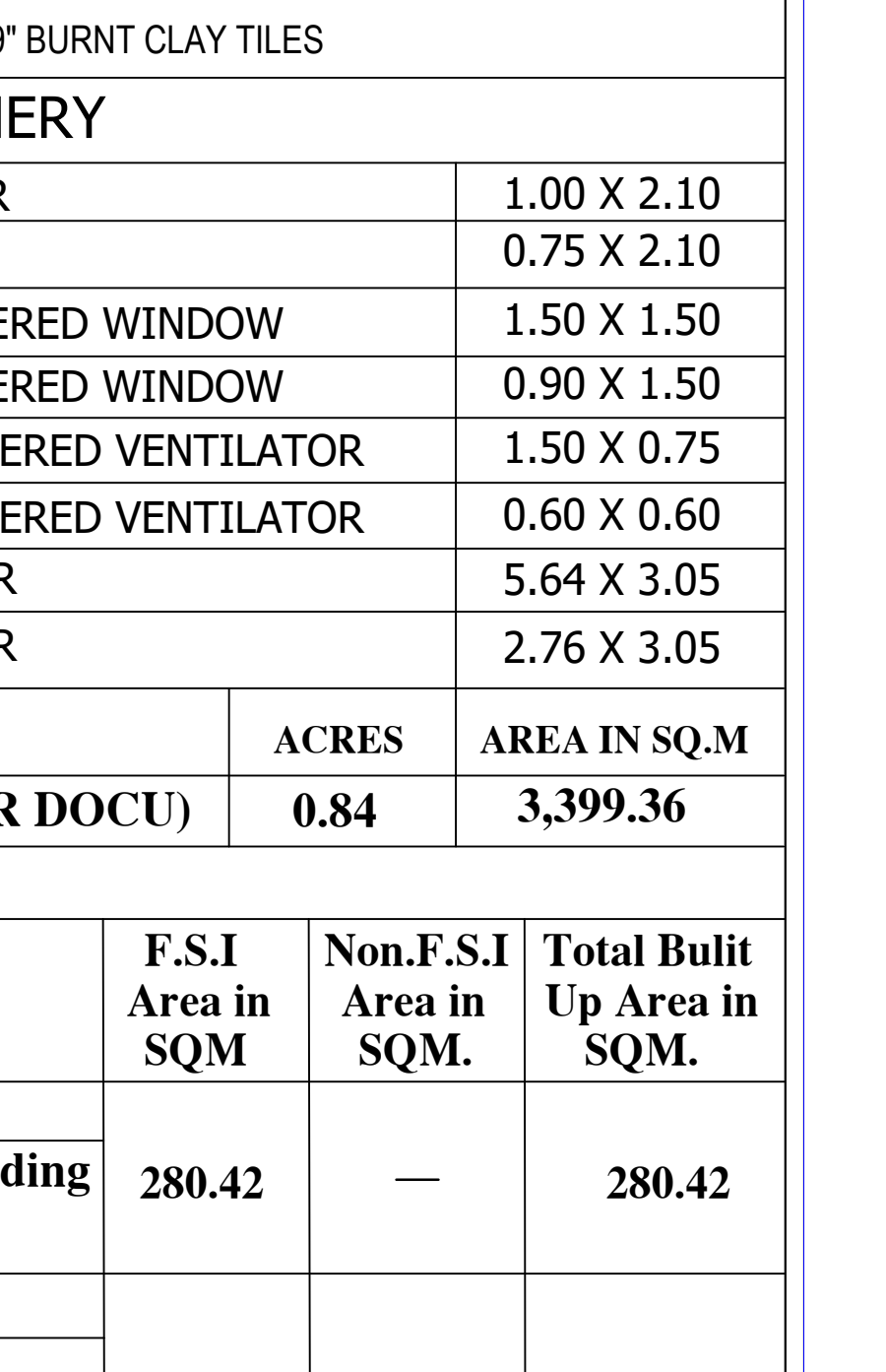
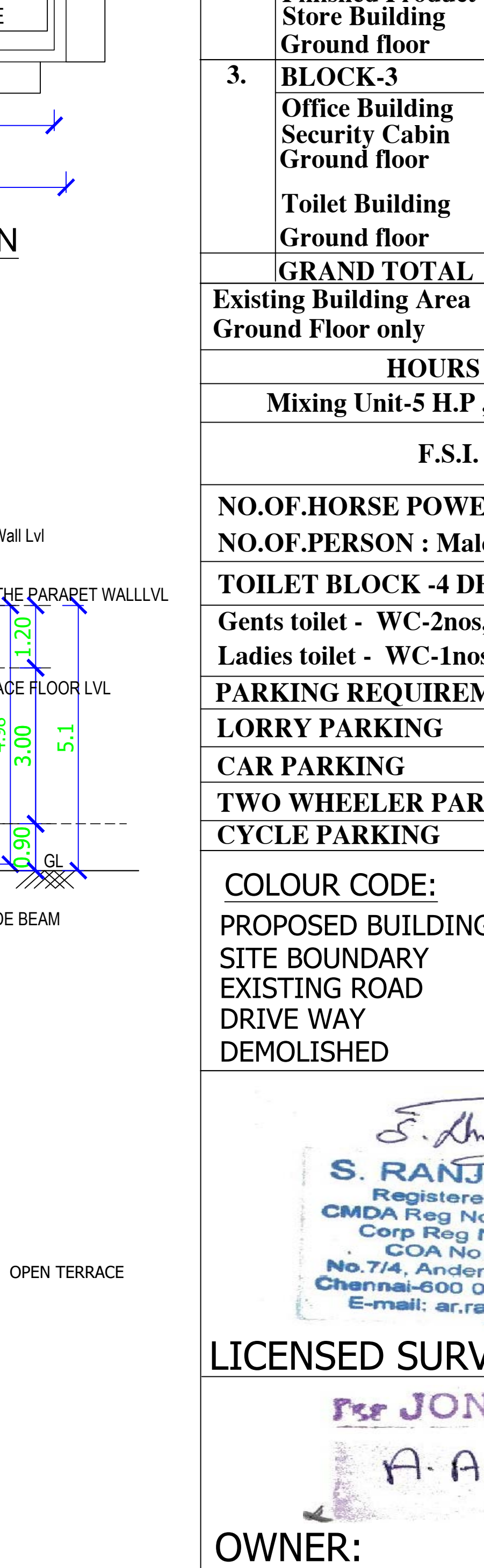
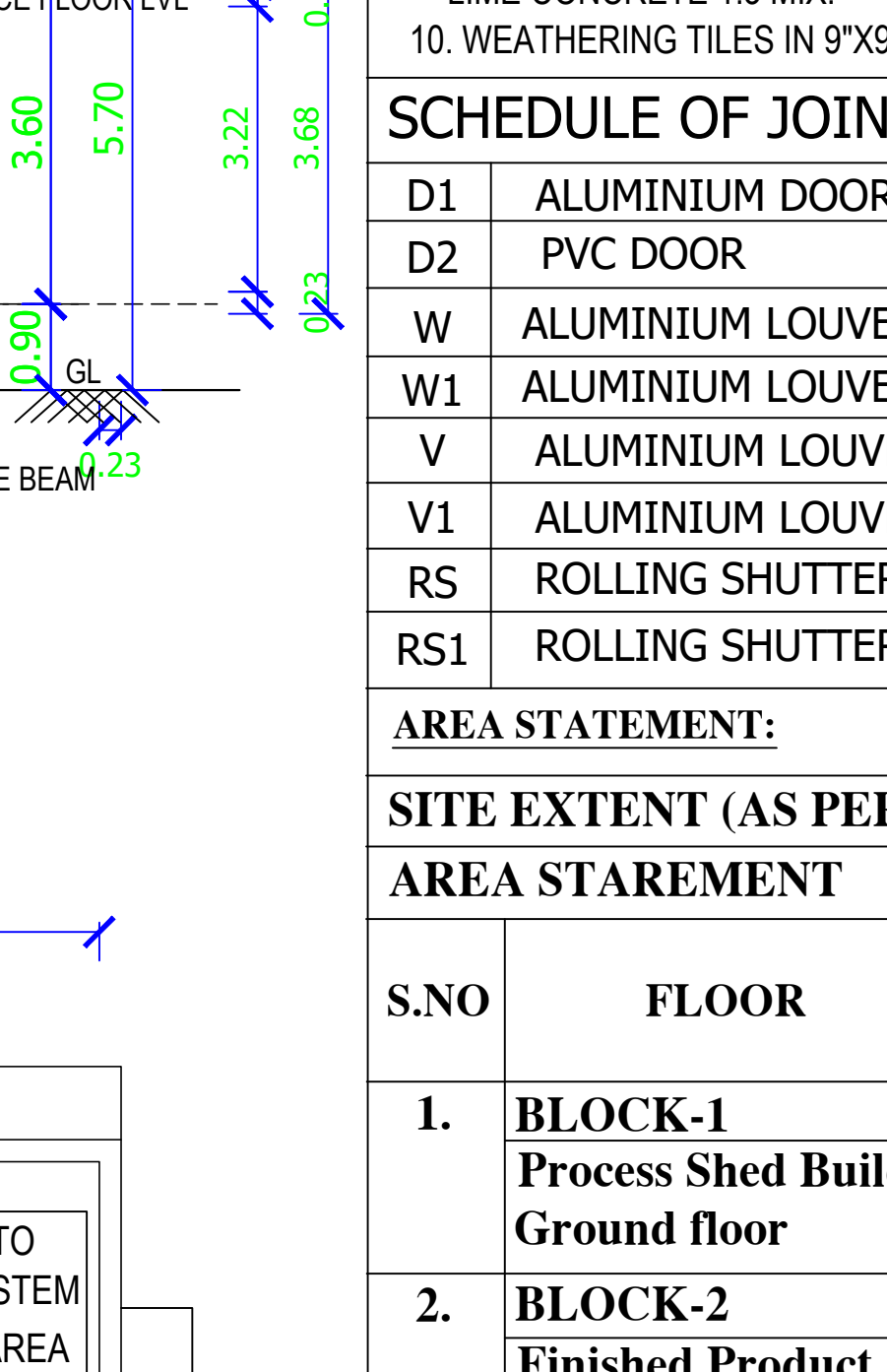
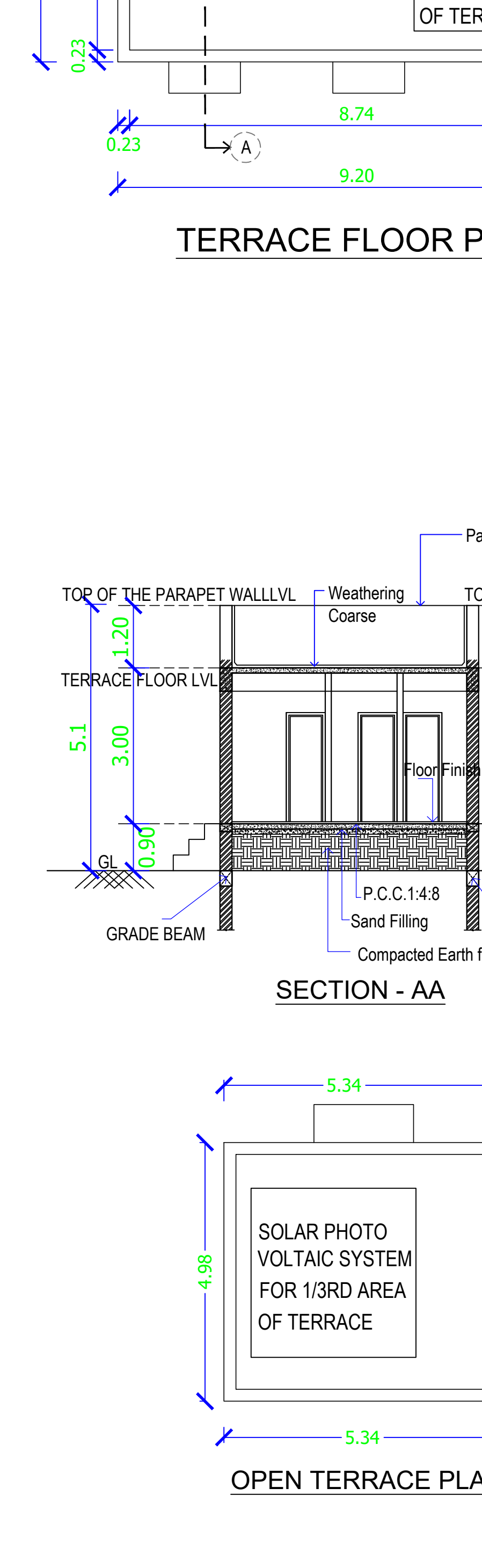
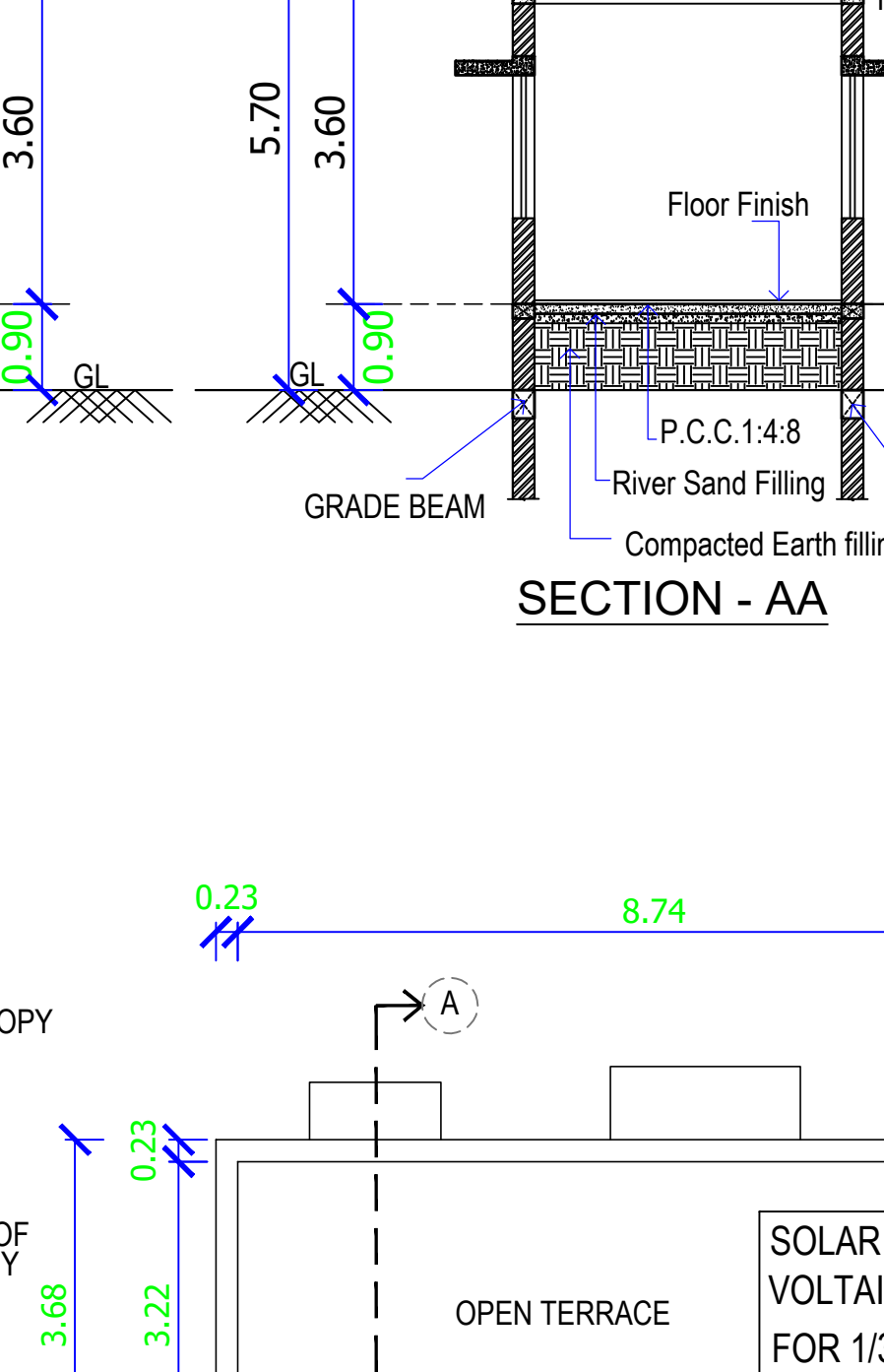
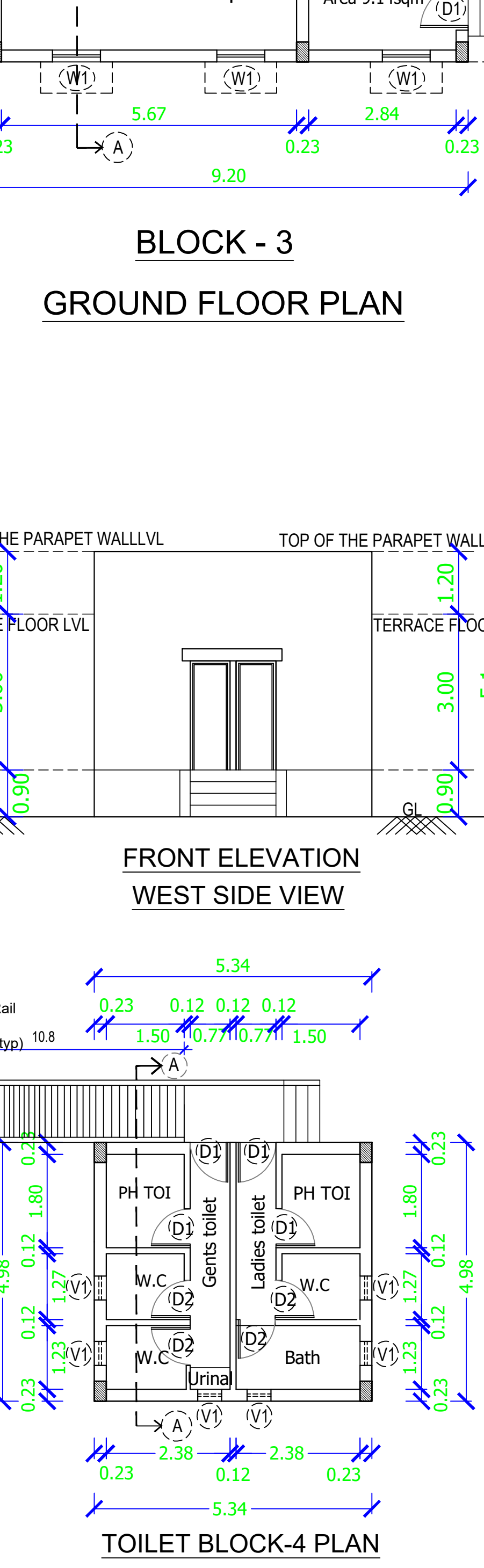
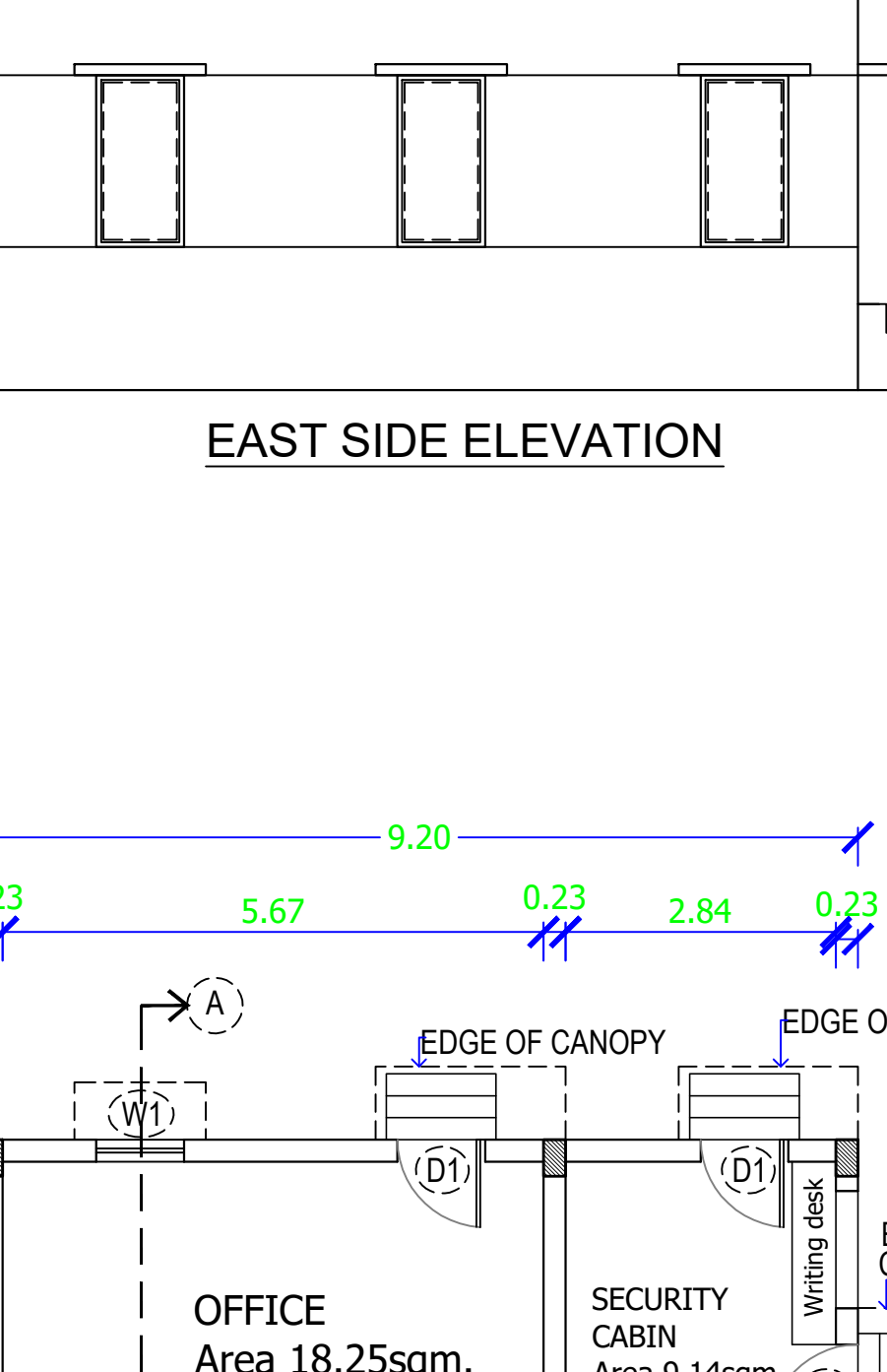
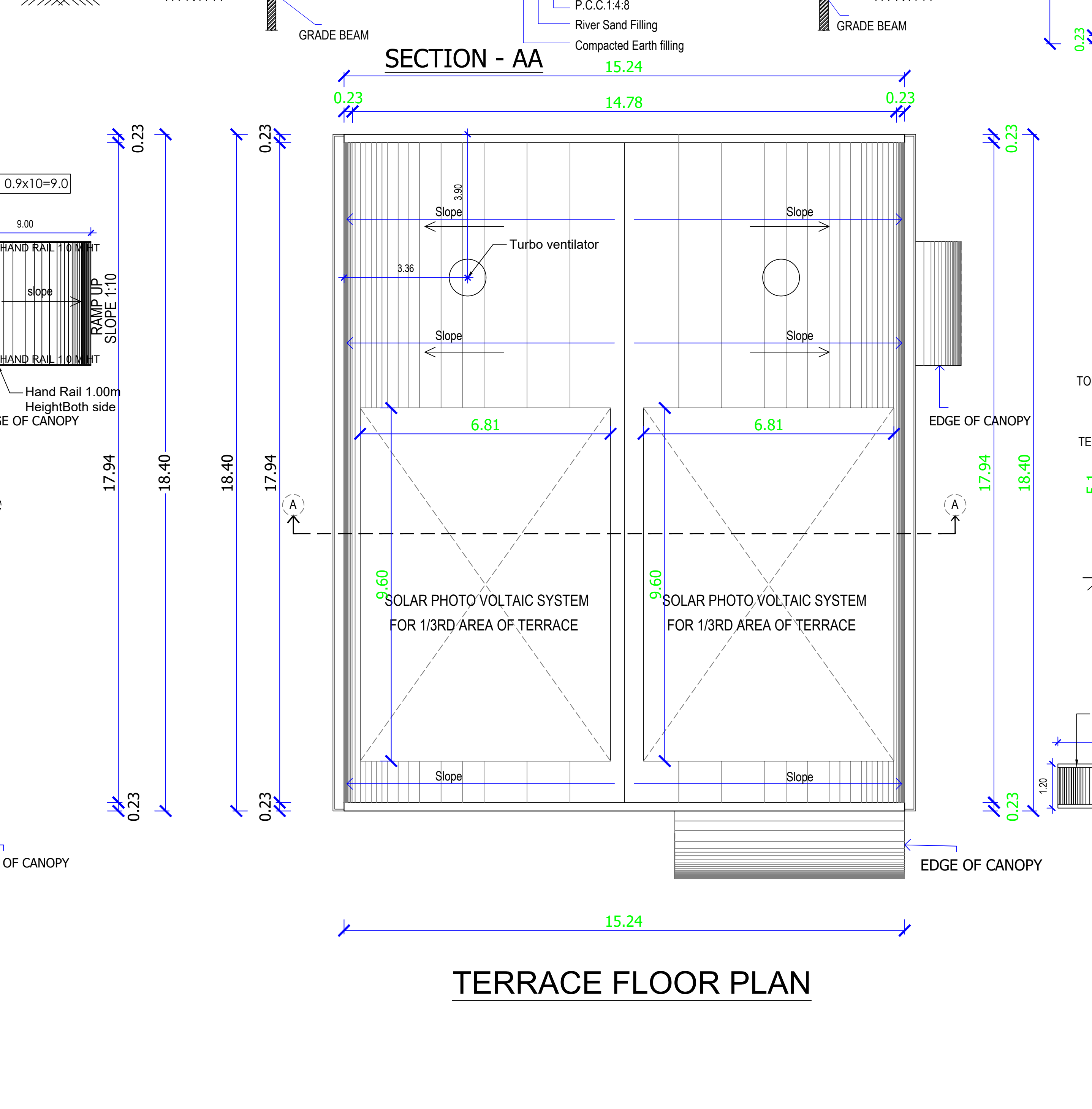
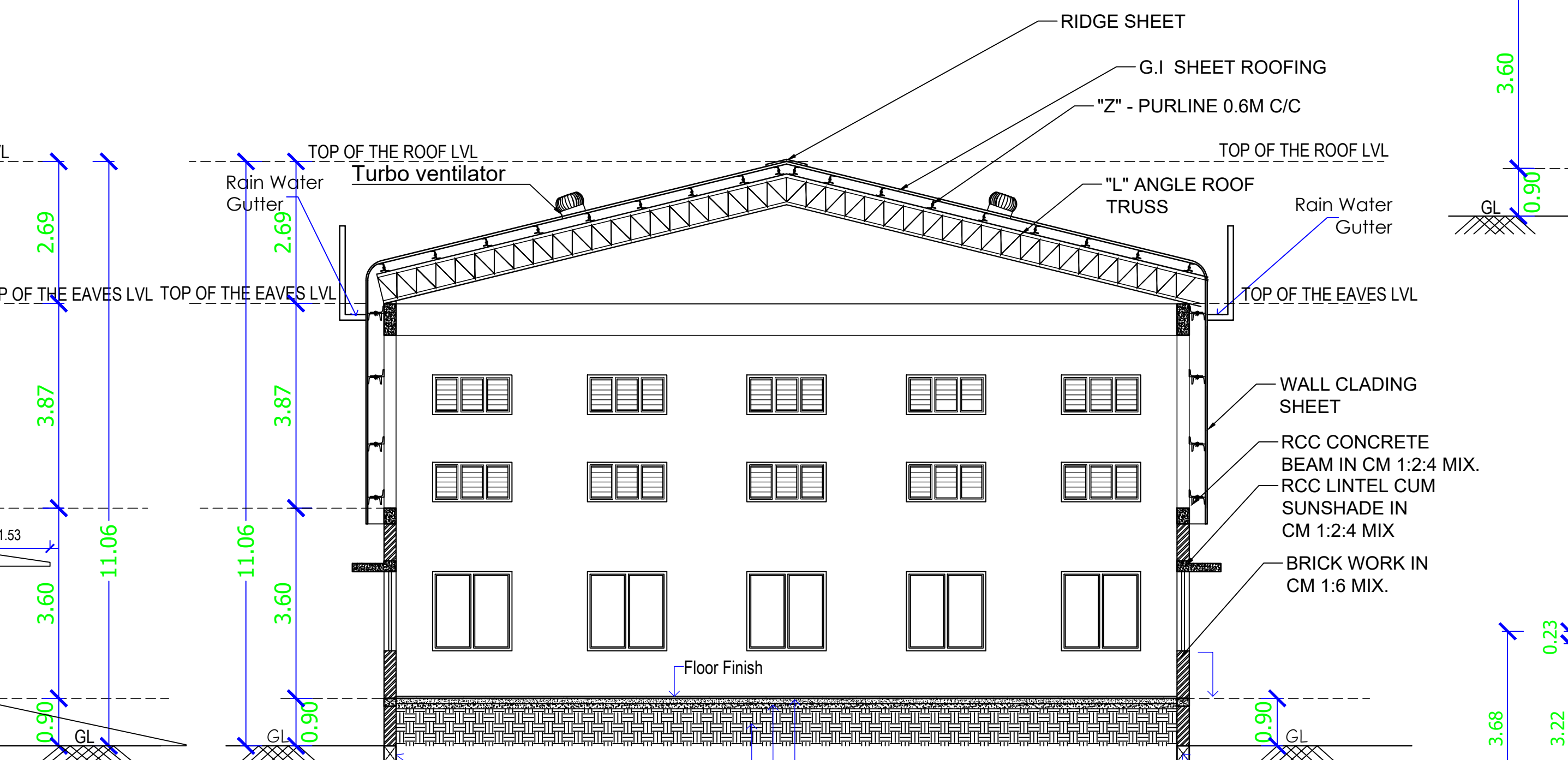
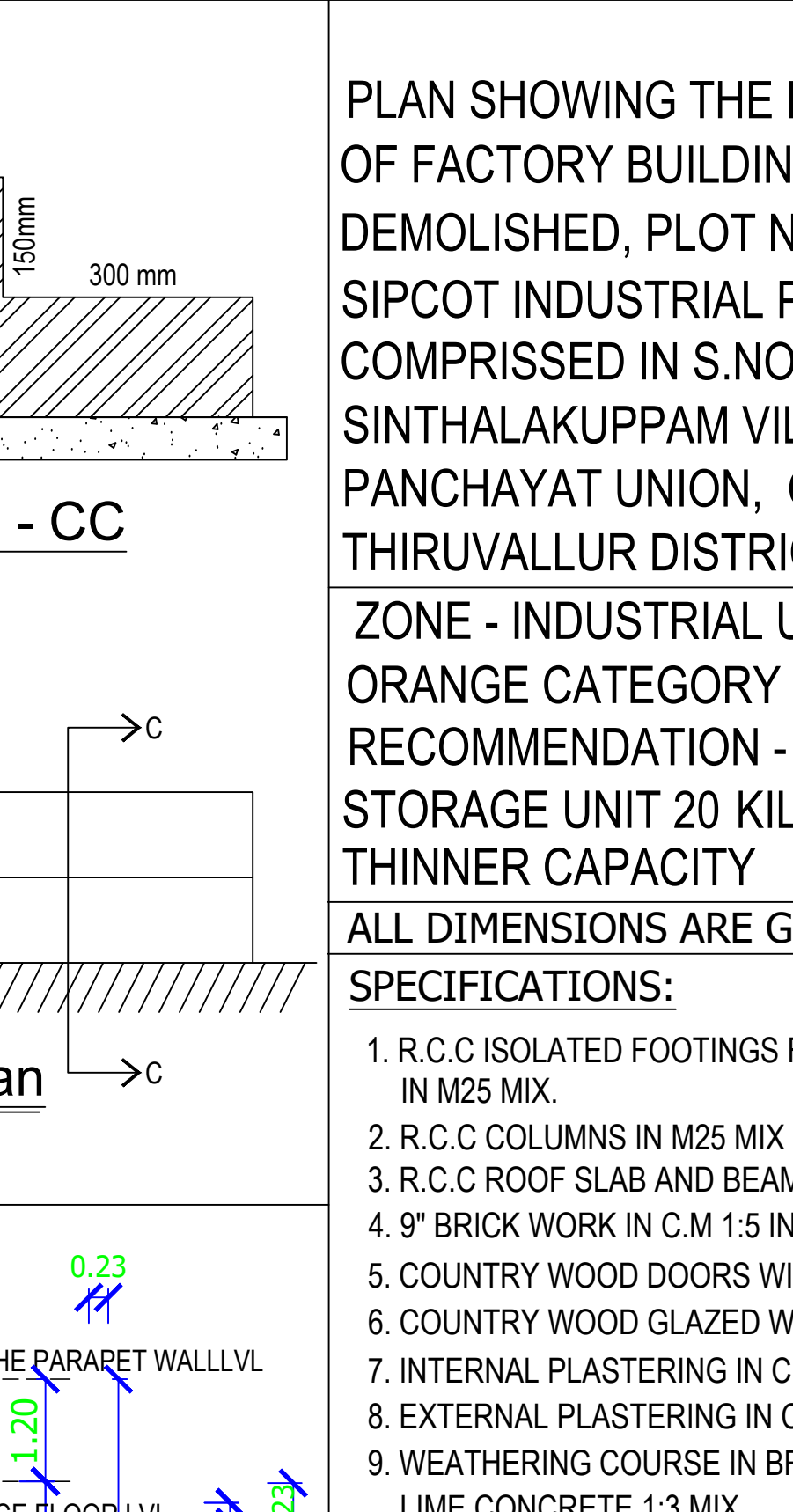
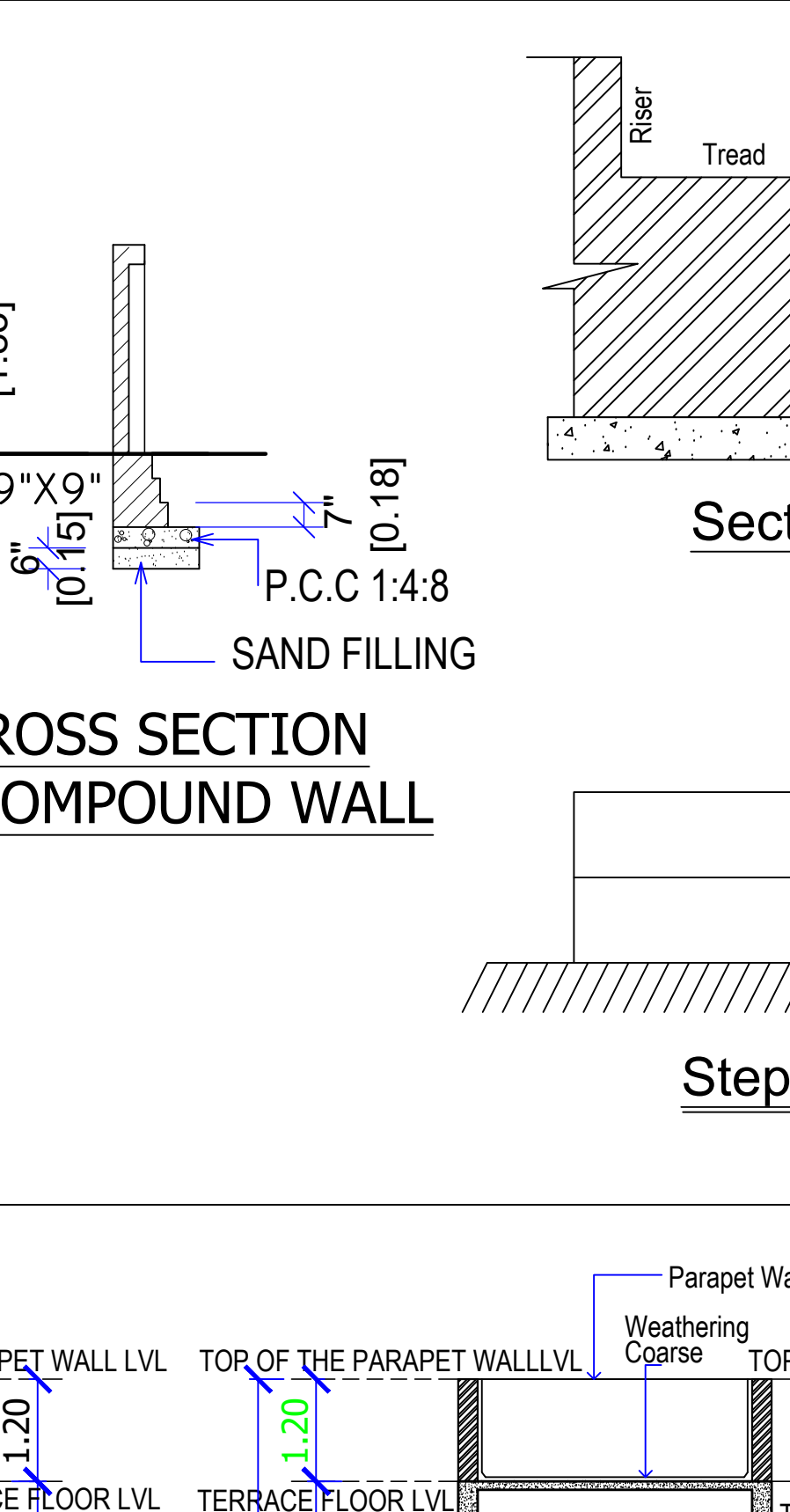
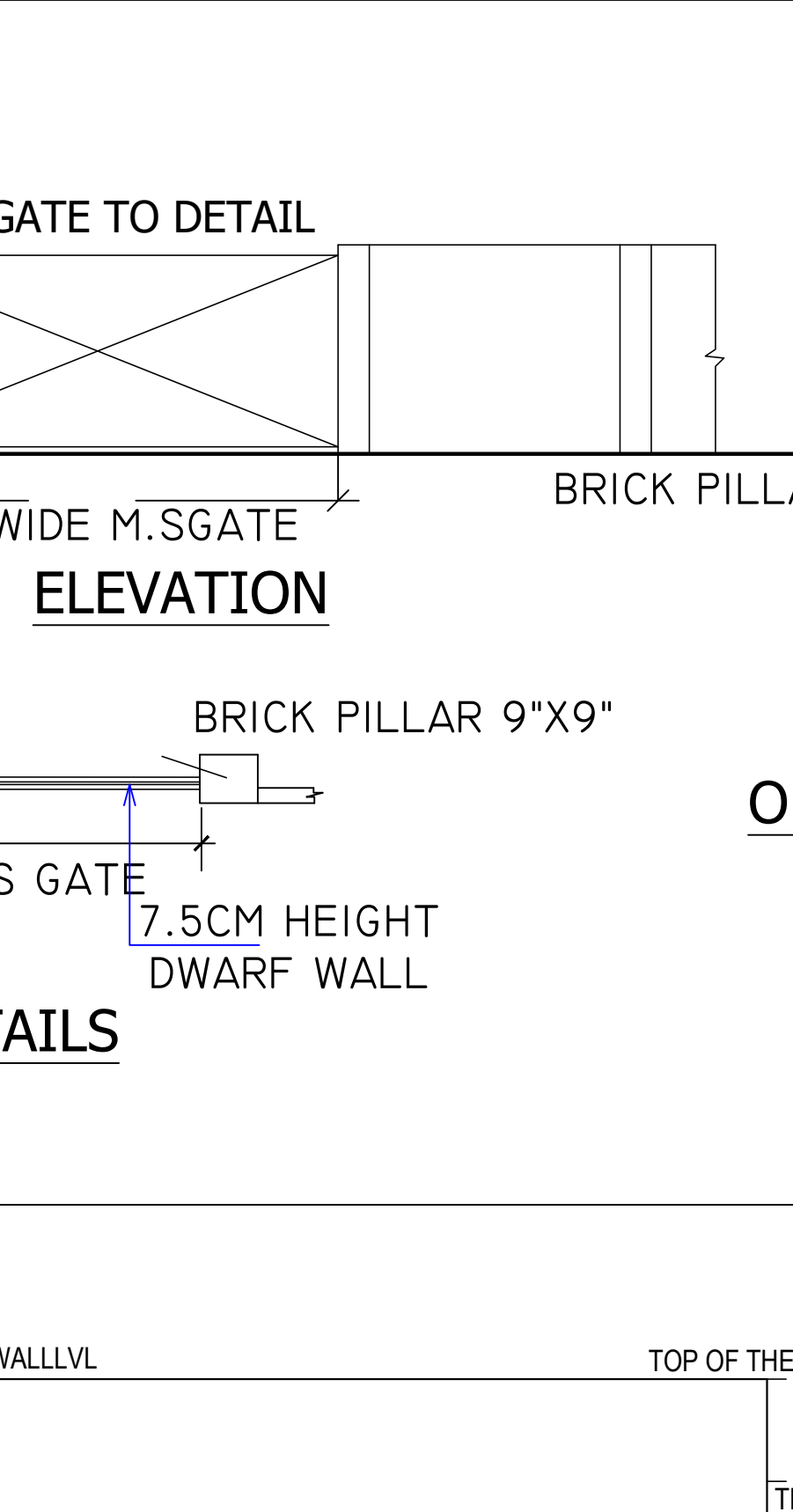
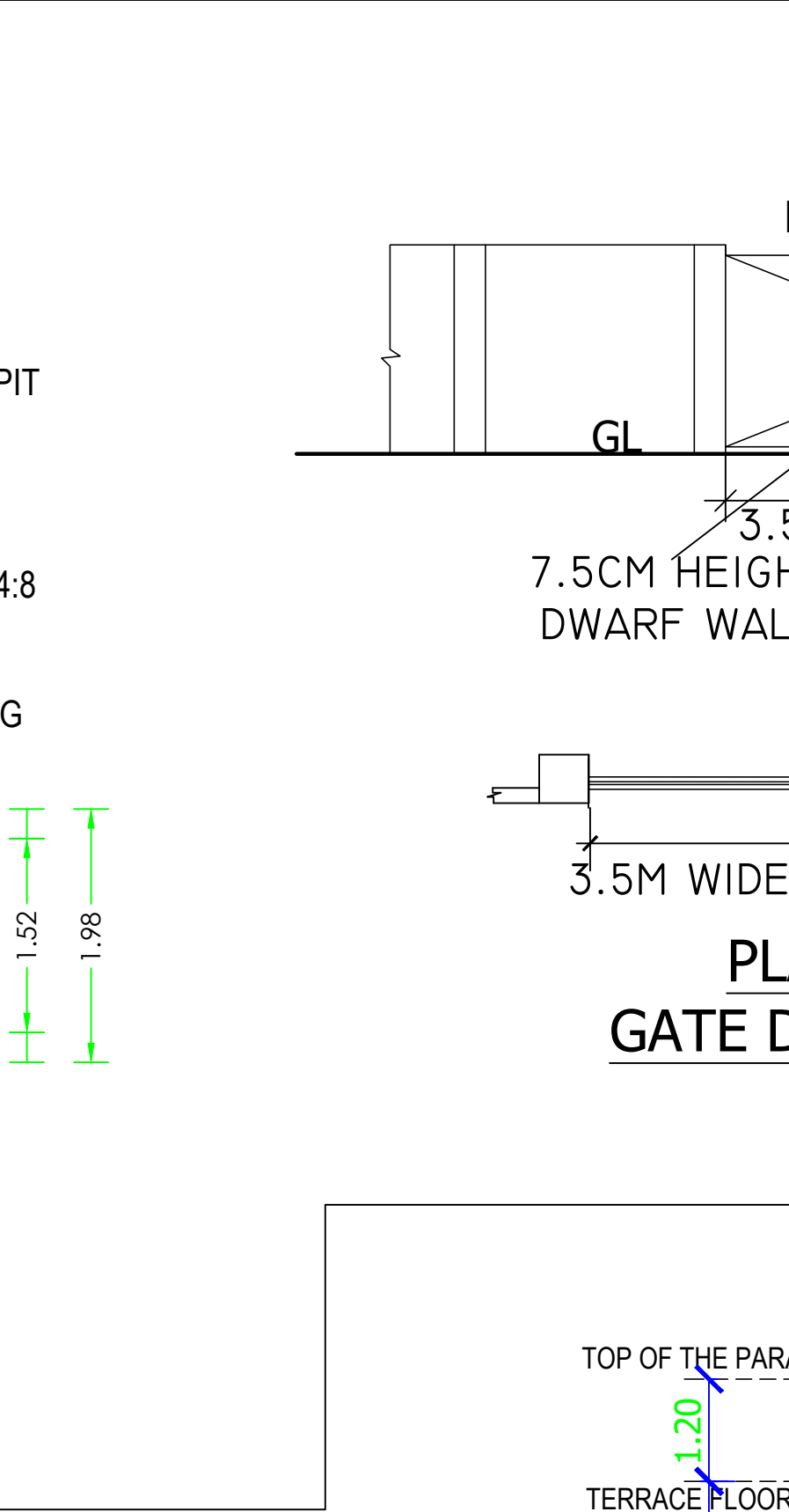
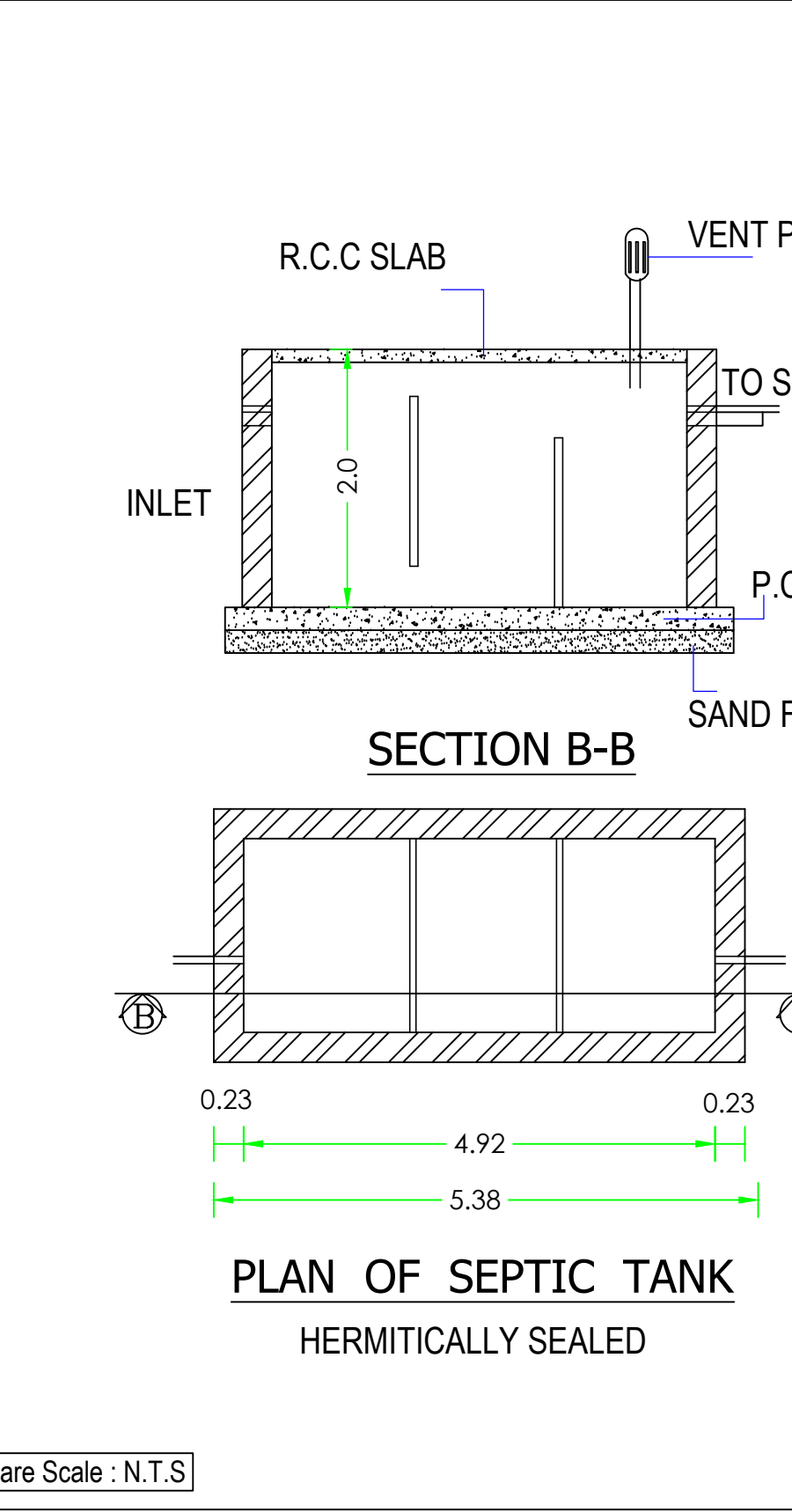
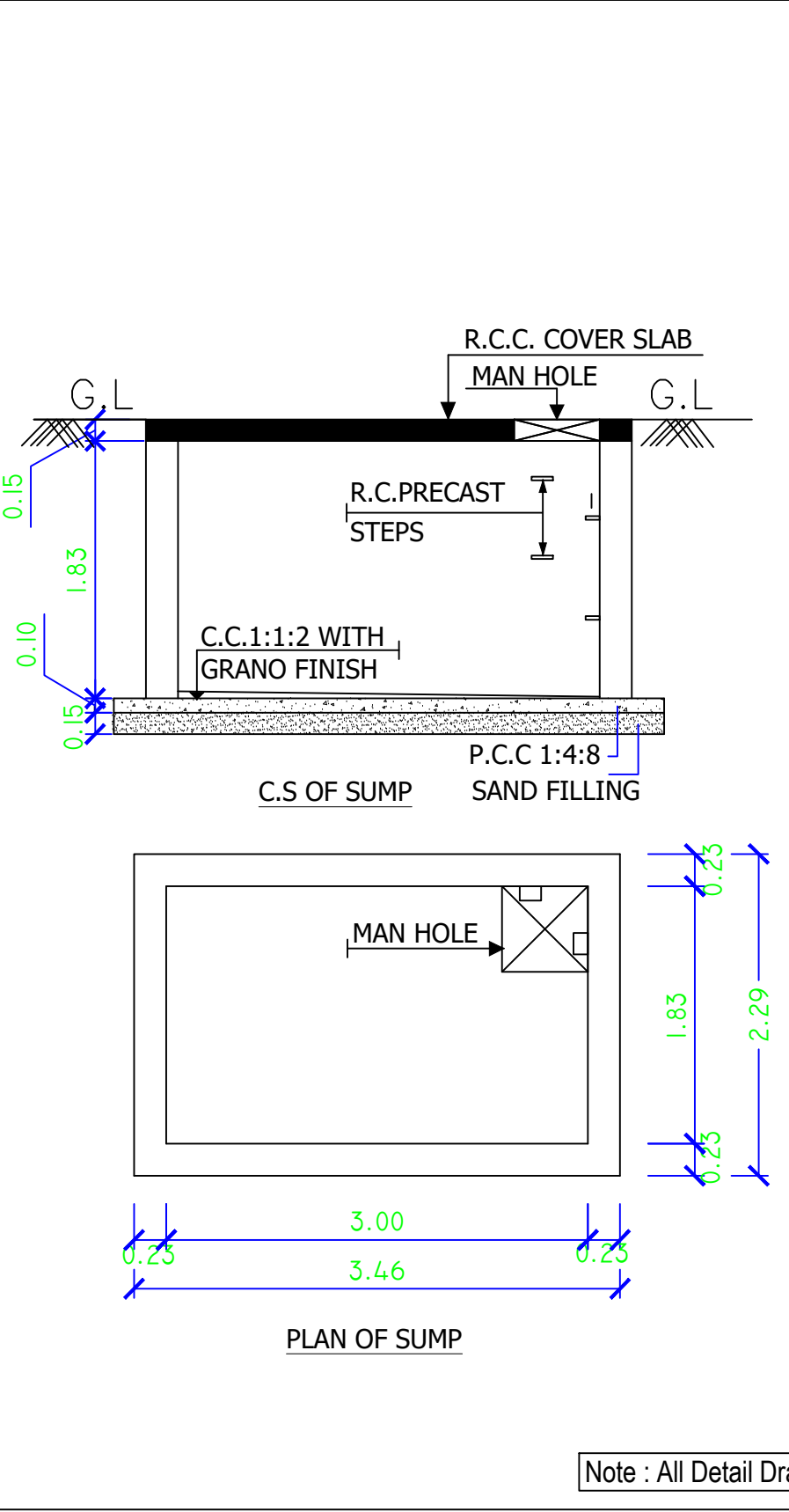
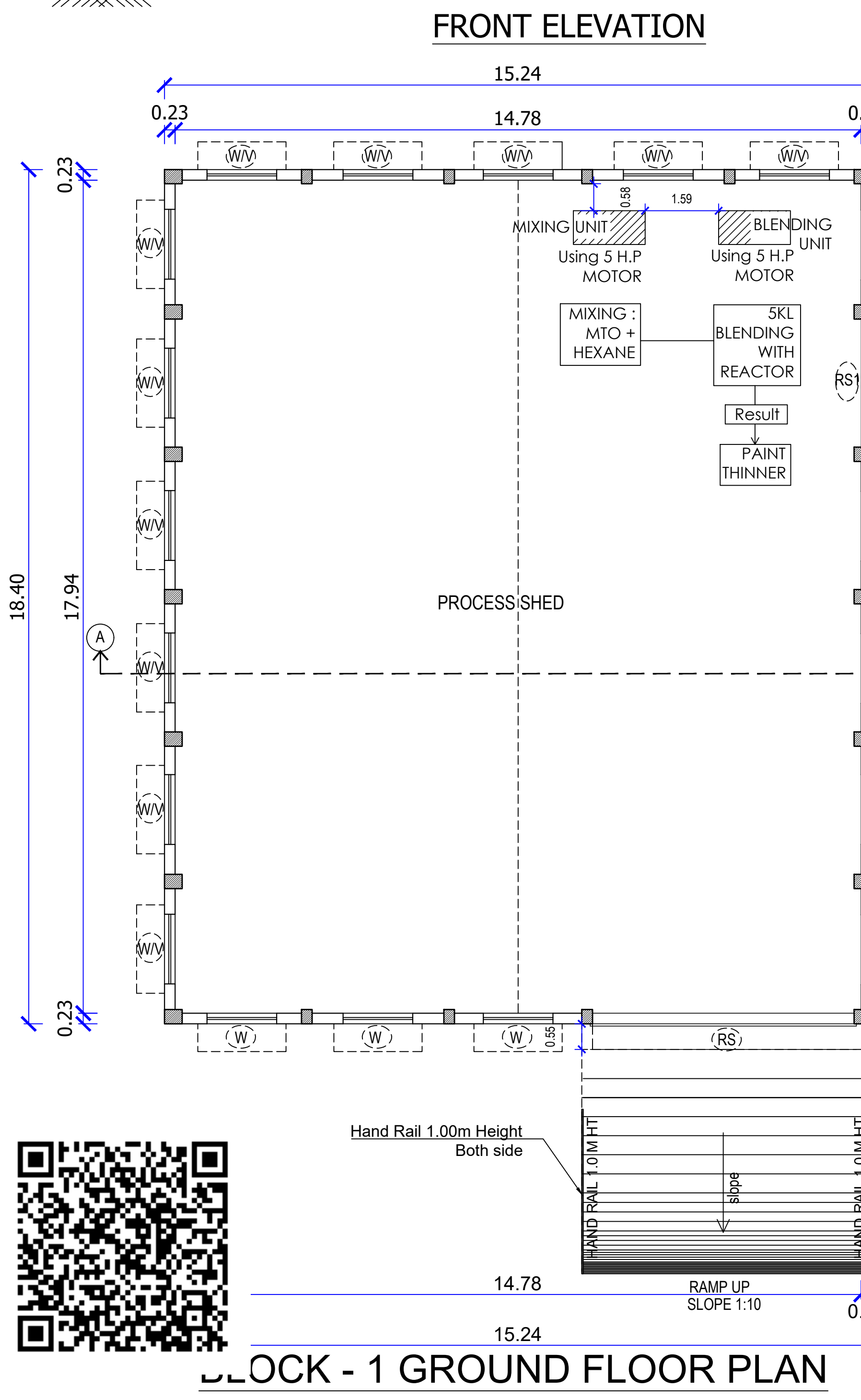
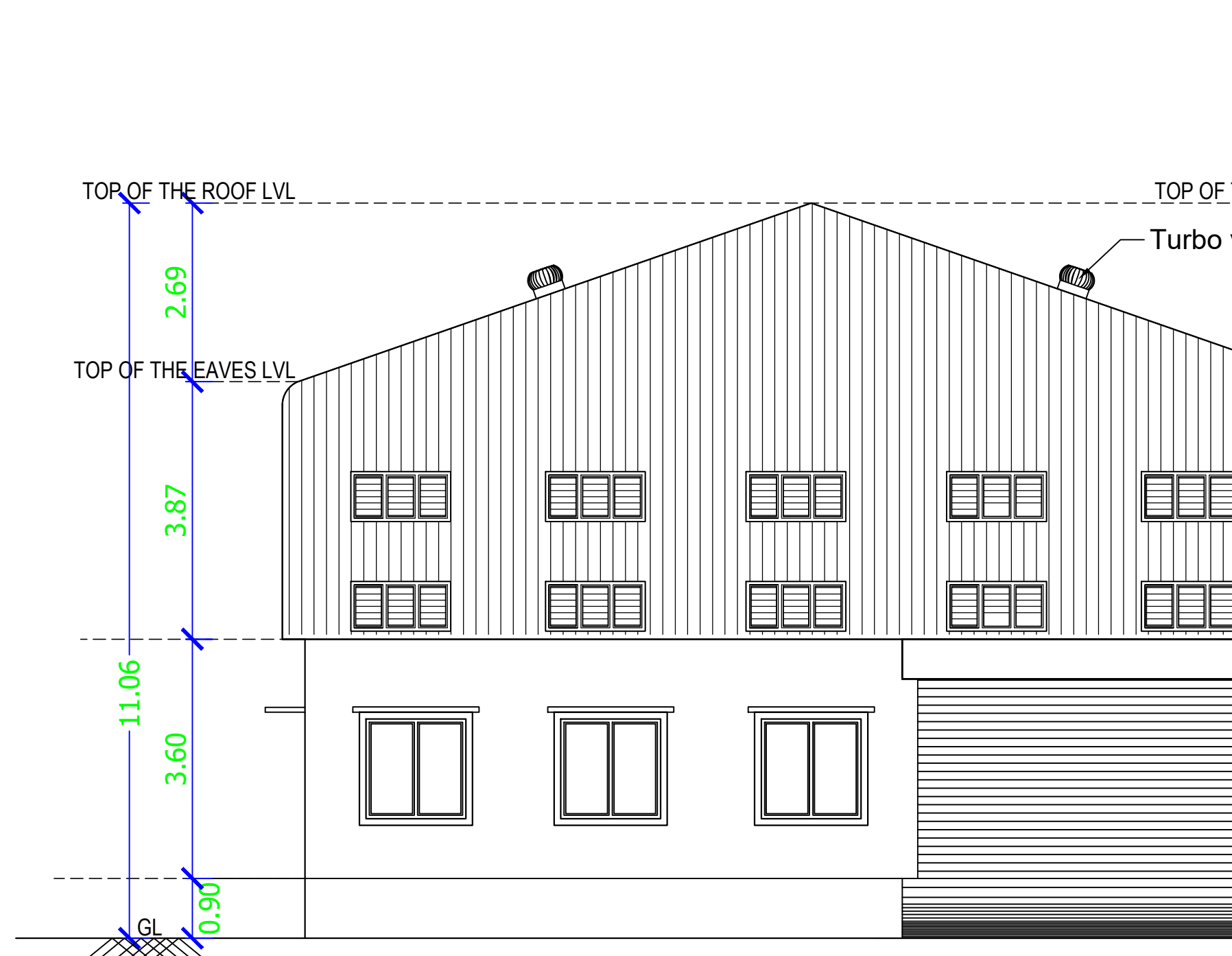
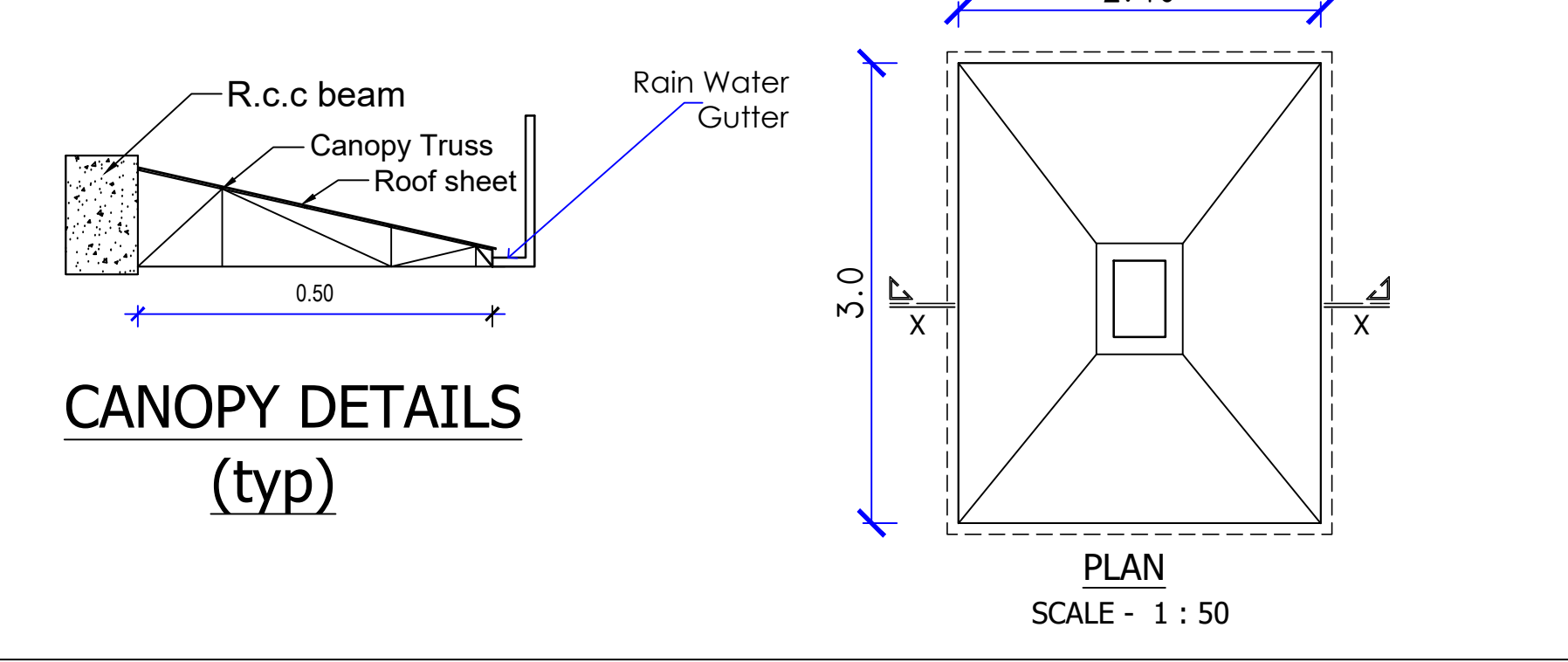
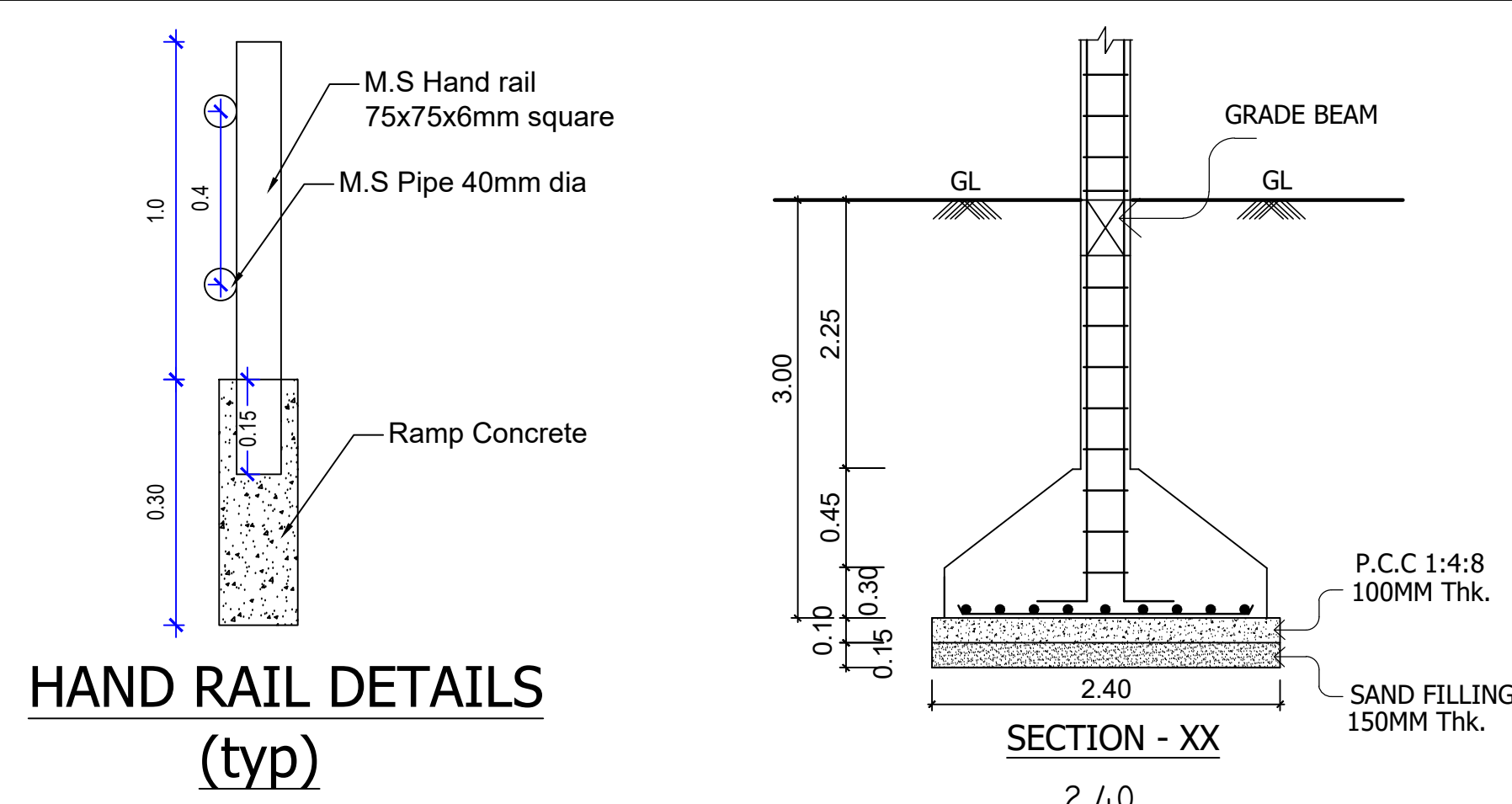
Proprietor

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AREA STATEMENT:

ACRES	AREA IN SQ.M
0.84	3,399.36

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Existing Building Area

Ground Floor only	45.0 sqm
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NO.OF.PERSON : Male -40, Female - 20

PARKING REQUIREMENTS:	REQUIRED	PROVIDED
LORRY PARKING	1NOS	1NOS
CAR PARKING	4NOS	4NOS(3+1PH)
TWO WHEELER PARKING	4NOS	4NOS(3+1PH)
CYCLE PARKING	4NOS	4NOS

COLOUR CODE:

PROPOSED BUILDING █
SITE BOUNDARY █
EXISTING ROAD █
DRIVE WAY █
DEMOLISHED █

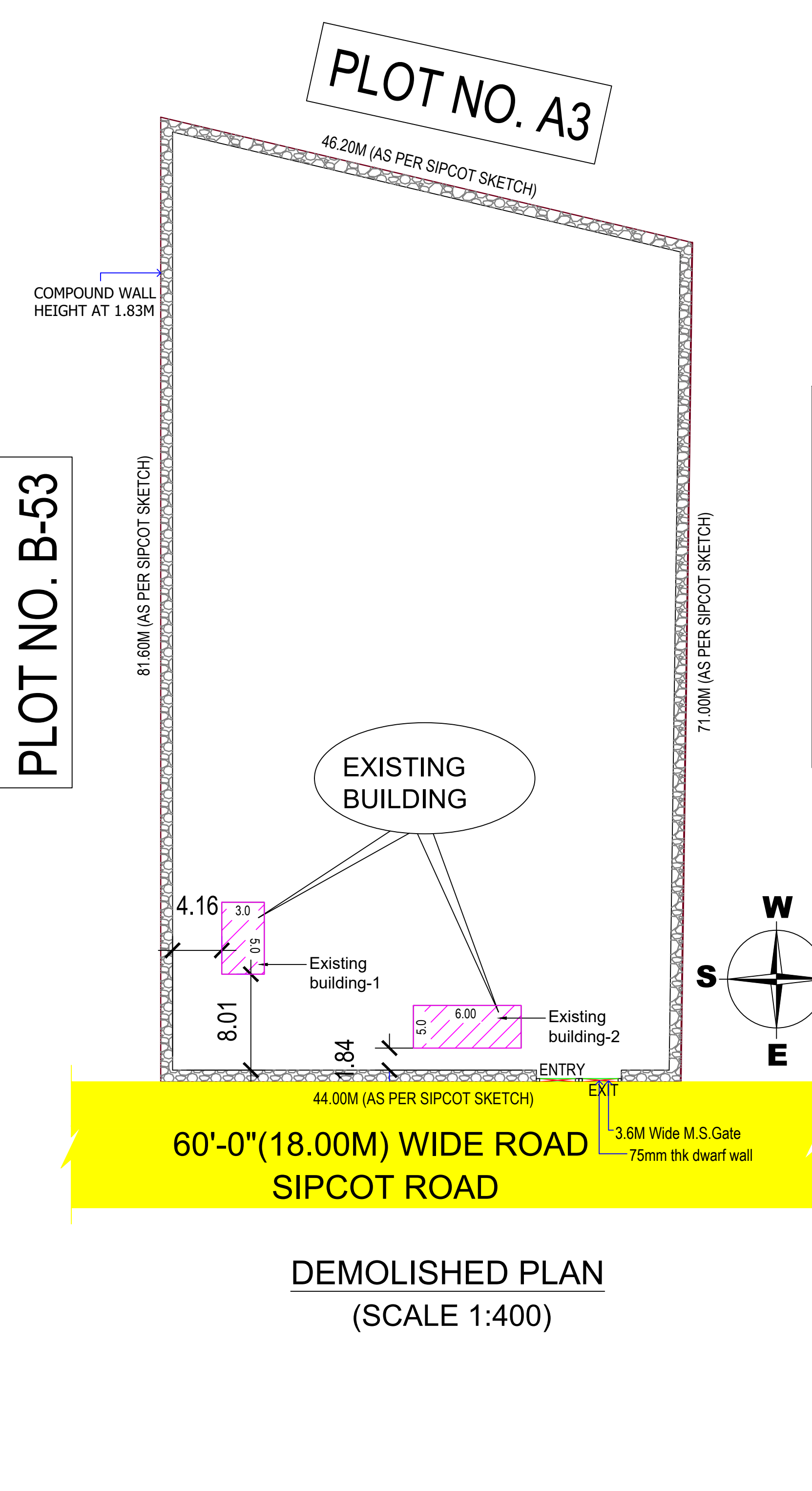
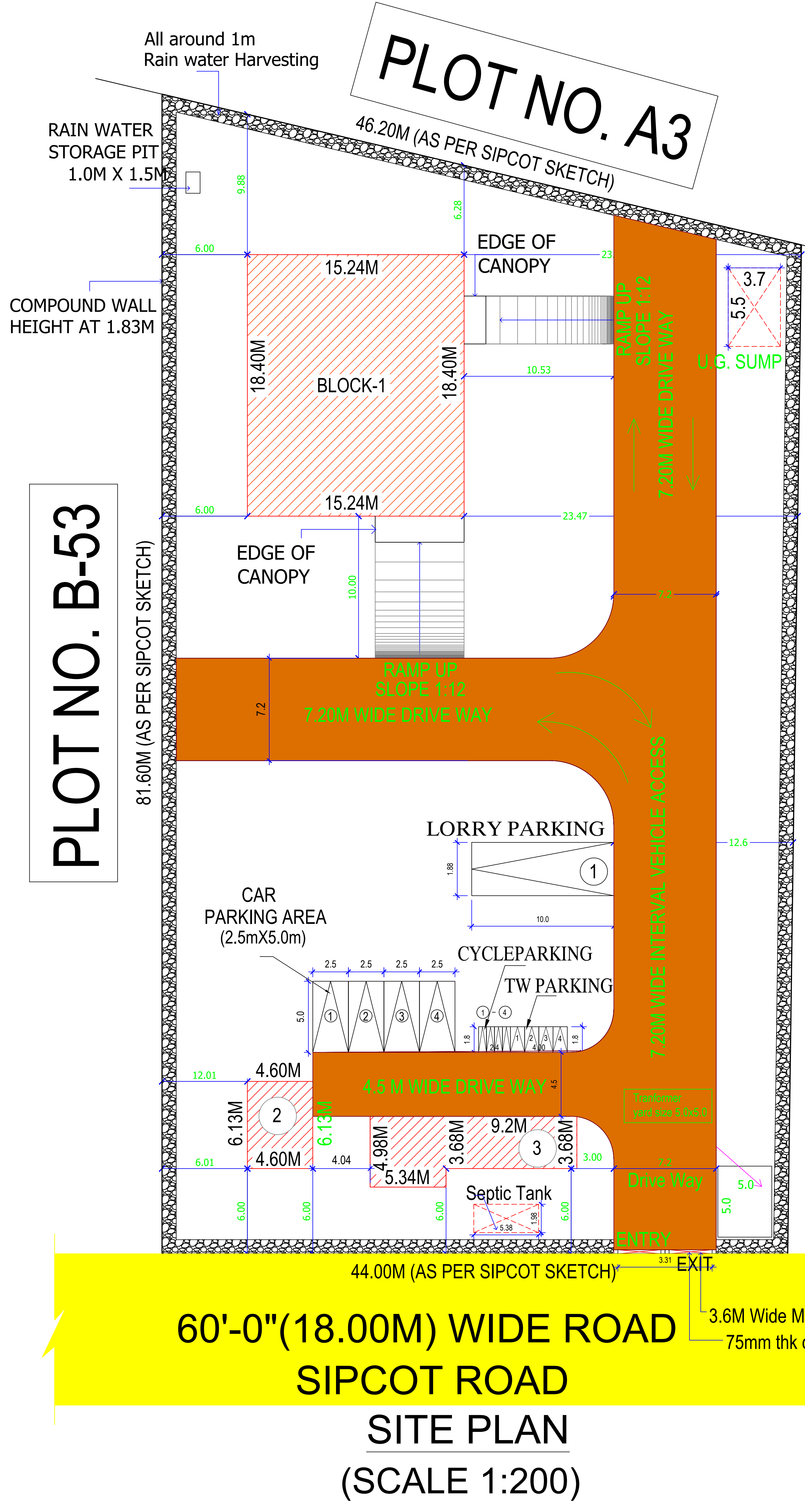
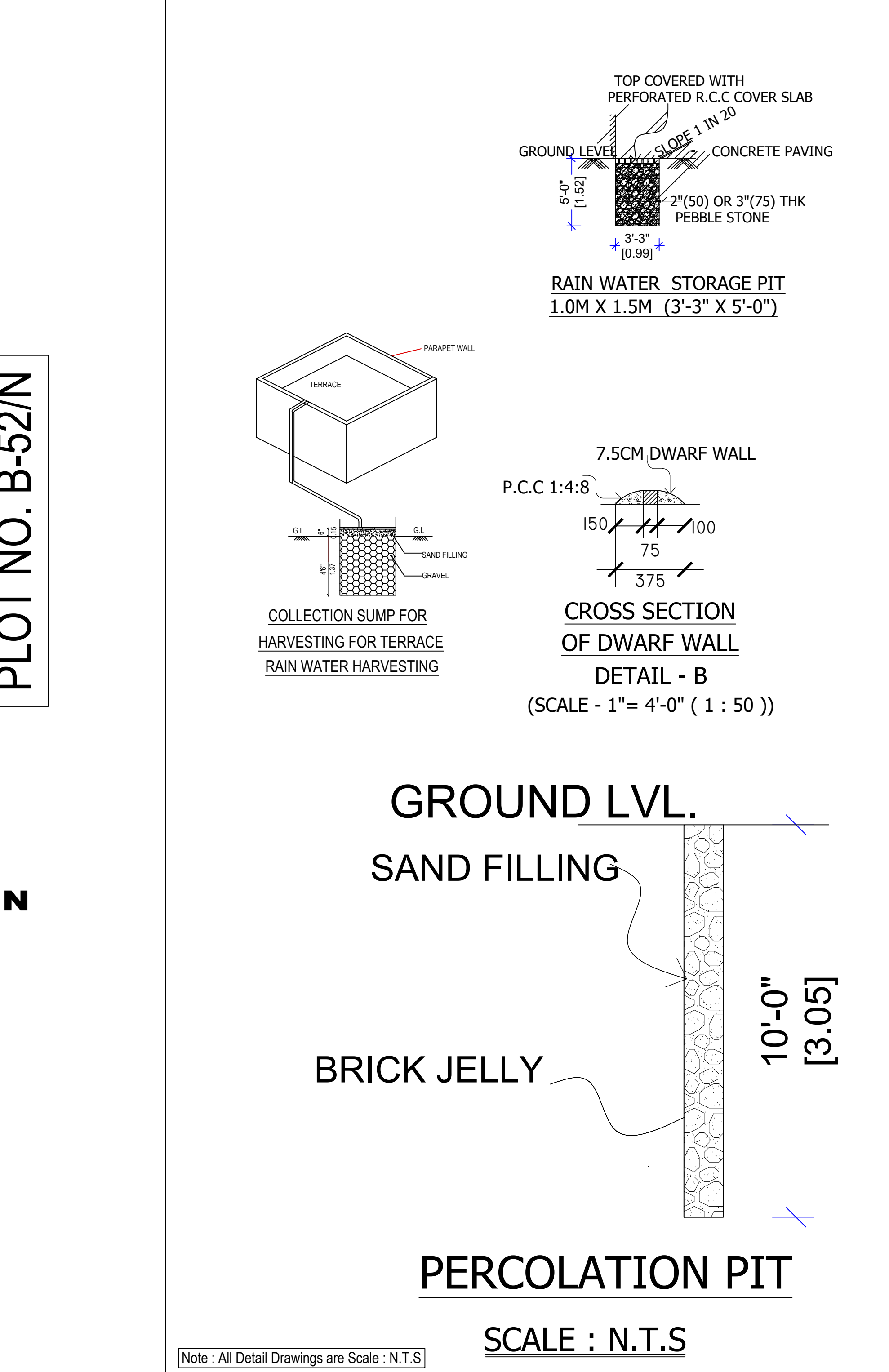
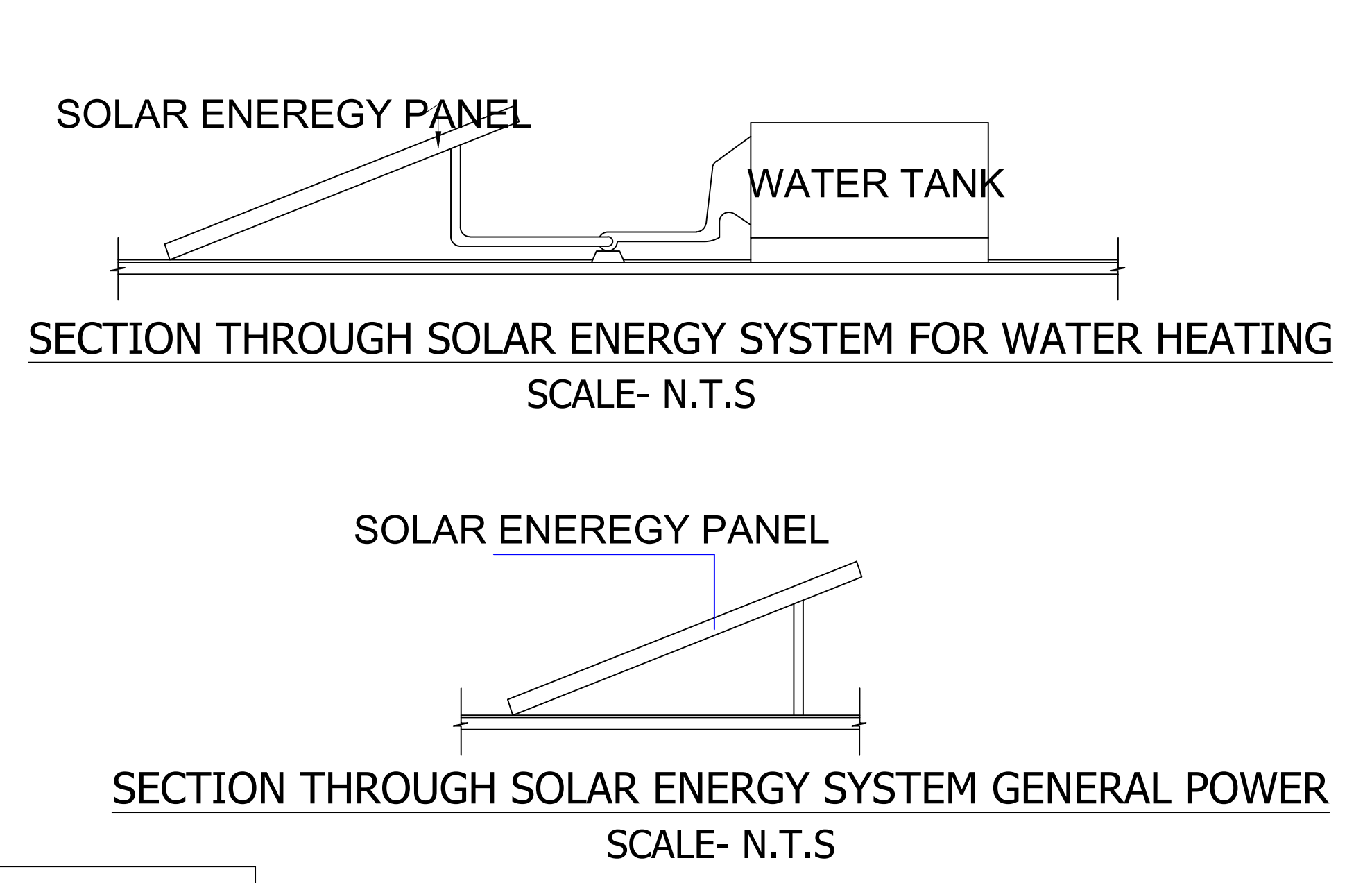
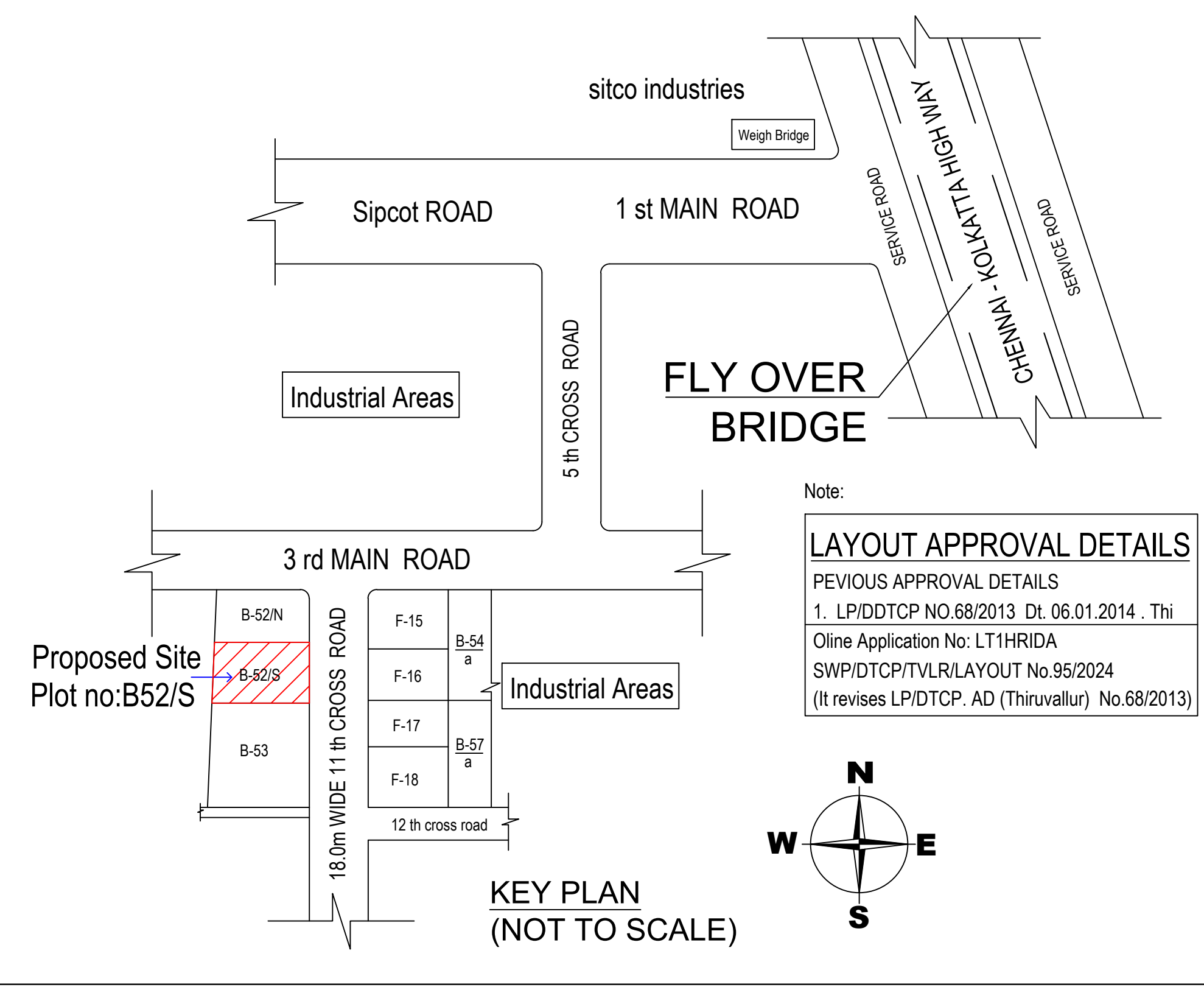
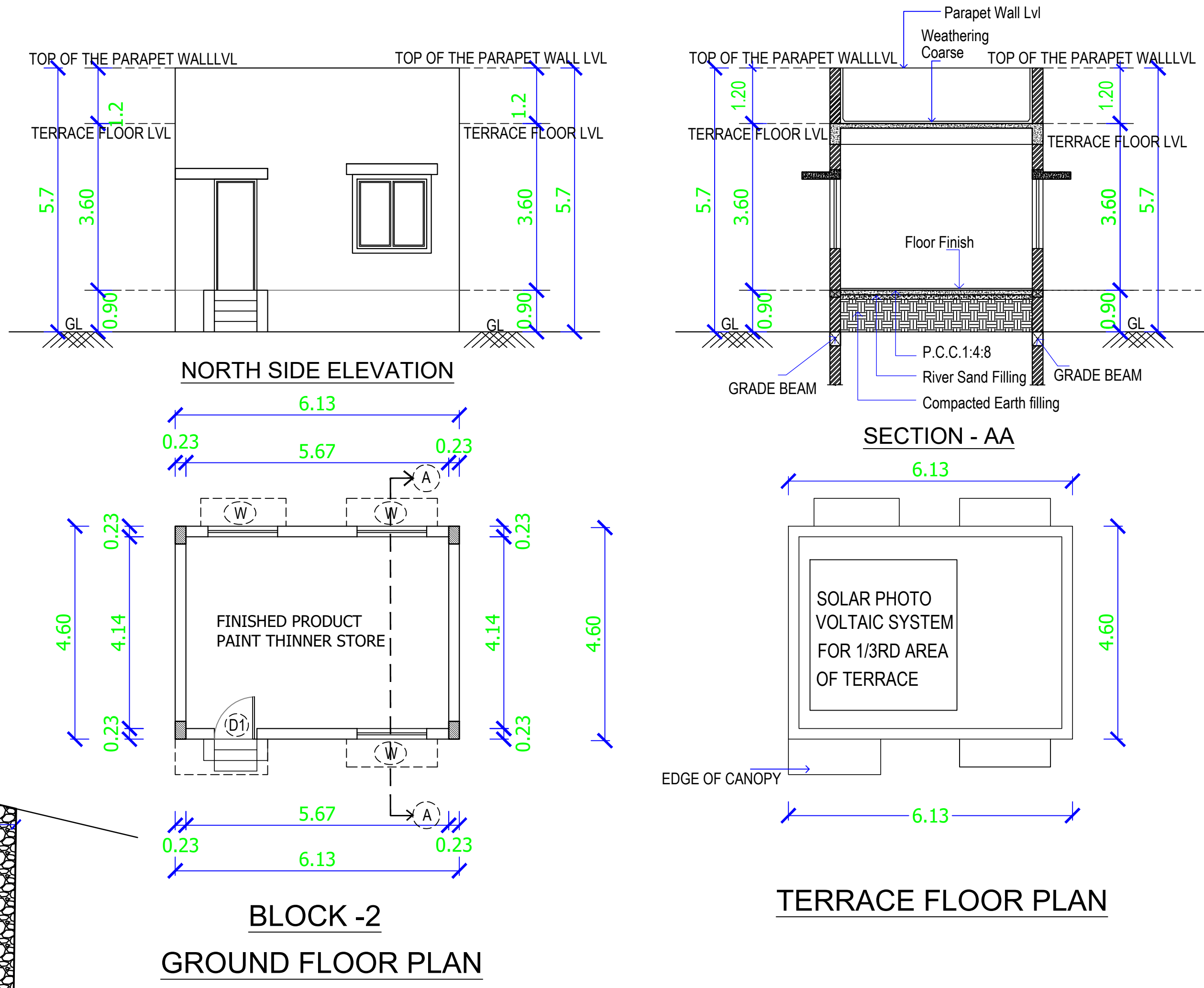
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S. Ranjith Babu
S. RANJITH BABU, S. Arch
Registered Architect Grade - 1
CMDA Reg No. RA/CJR - 1 / 1903 / 105
Corp Reg No. RA / 10012 / 2019
COA No. CA / 22009 / 44605
No.7/4, Anderson Road, Ayanevaram,
Chennai-600 053. Mobile : 9940753965
E-mail: ar.ranjithranul@gmail.com

LICENSED SURVEYOR:

For JONES CHEMICALS
A. Arulmary
Proprietor

OWNER:



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.

