

PP

APPROVAL RECORD

Planning Permission

Tiruvallur district, Tamil Nadu

APPROVAL TYPE

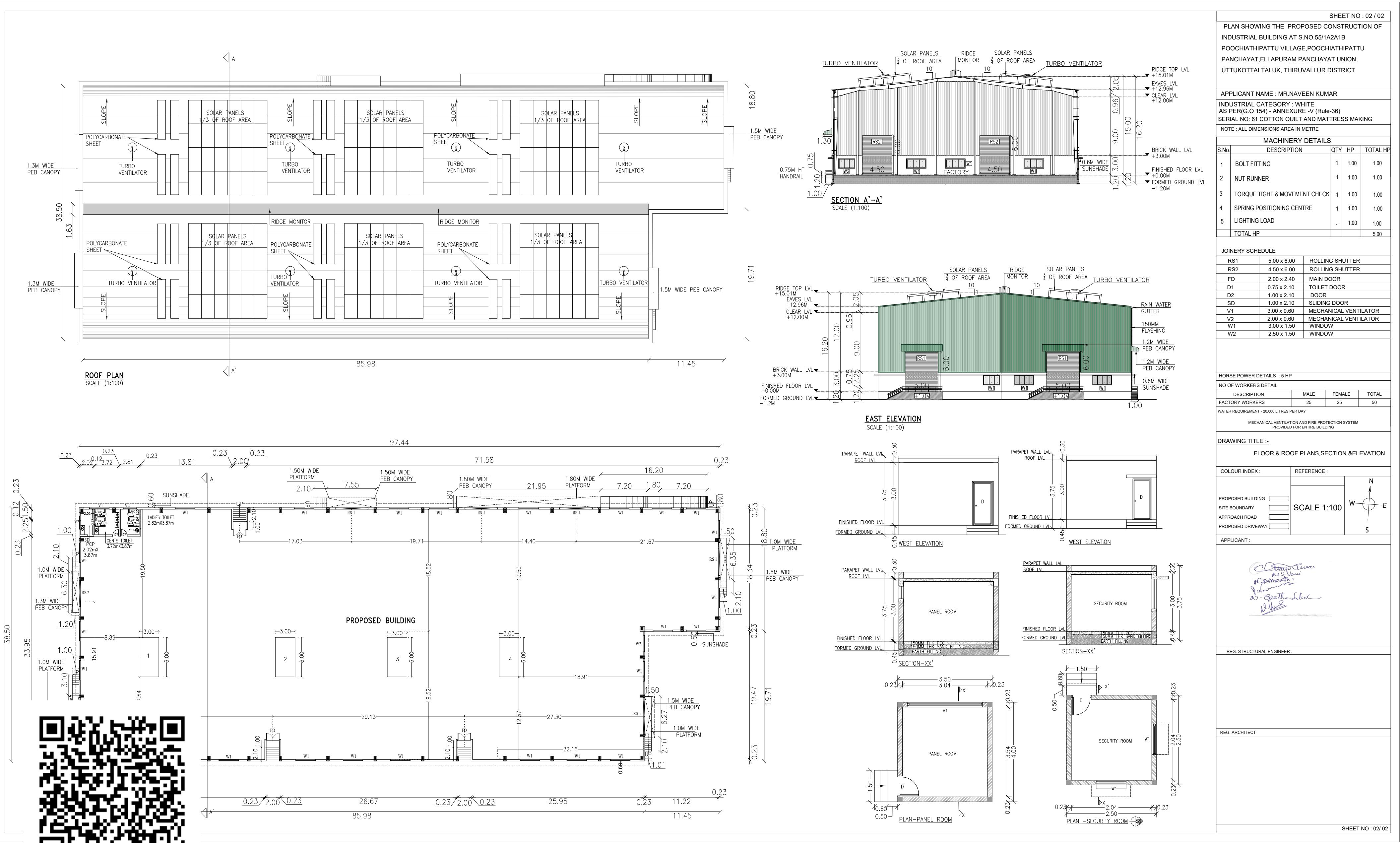
Building Plan

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.



SHEET NO : 02 / 02

PLAN SHOWING THE PROPOSED CONSTRUCTION OF
INDUSTRIAL BUILDING AT S.NO.55/1A2A1B
POOCHIATHIPATTU VILLAGE,POOCHIATHIPATTU
PANCHAYAT,ELLAPURAM PANCHAYAT UNION,
UTTUKOTTAI TALUK, THIRUVALLUR DISTRICT

APPLICANT NAME : MR.NAVEEN KUMAR

INDUSTRIAL CATEGORY : WHITE
AS PER(G.O 154) - ANNEXURE -V (Rule-36)
SERIAL NO: 61 COTTON QUILT AND MATTRESS MAKING

NOTE : ALL DIMENSIONS AREA IN METRE

MACHINERY DETAILS				
S.No.	DESCRIPTION	QTY	HP	TOTAL HP
1	BOLT FITTING	1	1.00	1.00
2	NUT RUNNER	1	1.00	1.00
3	TORQUE TIGHT & MOVEMENT CHECK	1	1.00	1.00
4	SPRING POSITIONING CENTRE	1	1.00	1.00
5	LIGHTING LOAD	-	1.00	1.00
TOTAL HP				5.00

JOINERY SCHEDULE		
RS1	5.00 x 6.00	ROLLING SHUTTER
RS2	4.50 x 6.00	ROLLING SHUTTER
FD	2.00 x 2.40	MAIN DOOR
D1	0.75 x 2.10	TOILET DOOR
D2	1.00 x 2.10	DOOR
SD	1.00 x 2.10	SLIDING DOOR
V1	3.00 x 0.60	MECHANICAL VENTILATOR
V2	2.00 x 0.60	MECHANICAL VENTILATOR
W1	3.00 x 1.50	WINDOW
W2	2.50 x 1.50	WINDOW

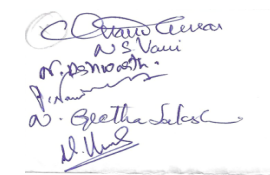
HORSE POWER DETAILS : 5 HP			
NO OF WORKERS DETAIL			
DESCRIPTION	MALE	FEMALE	TOTAL
FACTORY WORKERS	25	25	50

WATER REQUIREMENT - 20,000 LITRES PER DAY

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM
PROVIDED FOR ENTIRE BUILDING

DRAWING TITLE :-
FLOOR & ROOF PLANS,SECTION &ELEVATION

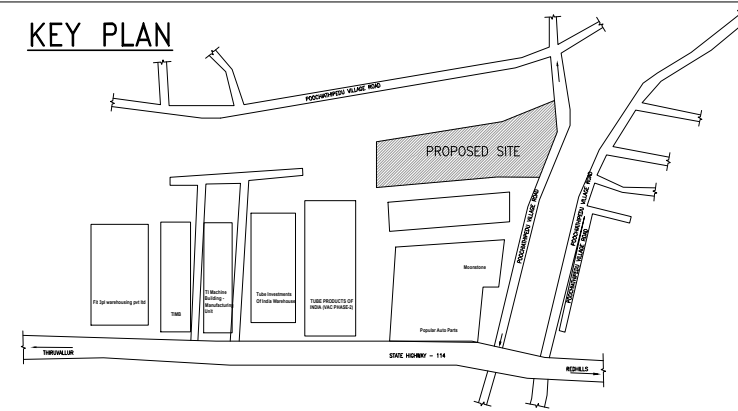
COLOUR INDEX :	REFERENCE :
PROPOSED BUILDING	SCALE 1:100
SITE BOUNDARY	
APPROACH ROAD	
PROPOSED DRIVEWAY	

APPLICANT :


REG. STRUCTURAL ENGINEER :

REG. ARCHITECT

KEY PLAN



SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING AT S.NO.55/1A2A1B POOCHIATHIPATTU VILLAGE, POOCHIATHIPATTU PANCHAYAT, ELLAPURAM PANCHAYAT UNION, UTTUKOTTAI TALUK, THIRUVALLUR DISTRICT

APPLICANT NAME : MR.NAVEEN KUMAR

INDUSTRIAL CATEGORY : WHITE AS PER (G.O 154) - ANNEXURE -V (Rule-36) SERIAL NO: 61 COTTON QUILT AND MATTRESS MAKING

NOTE : ALL DIMENSIONS AREA IN METRE

AREA STATEMENT DETAILS

SITE AREA AS PER DOCUMENT: 2.16 Acres (8741.209 SQM)

SITE AREA AS PATTA: 0.8765 HECTARE (8765 SQ.M)

PROPOSED BUILDING AREA:

S.NO	DESCRIPTION	FSI (SQ.M)	NON-FSI (SQ.M)	TOTAL BUILT-UP (SQ.M)
1	FACTORY (GROUND FLOOR)	3525.00	-	3525.00
2	CANOPY AREA	86.43	-	79.86
3	SECURITY ROOM	-	6.25	6.25
4	PANEL ROOM	14.00	-	14.00
TOTAL AREA		3625.43	6.25	3631.68

FLOOR SPACE INDEX
= $\frac{\text{Proposal FSI area}}{\text{TOTAL PLOT AREA}} = \frac{3625.43}{8741.209} = 0.41 < 2.00$

OSR CALCULATION (10% OF TOTAL SITE AREA)

REQUIRED = $\frac{8741.209 \times 10}{100} = 874.12 \text{ SQM (10.00\%)}$

PROVIDED = 875.00 SQM (10.01%)

PARKING DETAILS :

DESCRIPTION	REQUIRED	PROVIDED
EV TWO WHEELER PARKING	5 NOS (10%)	5NOS
TWO WHEELER PARKING	47 NOS	41NOS + 6NOS PCP
CYCLE PARKING	47 NOS	47 NOS

PARKING CALCULATION DETAILS:

DESCRIPTION	SLOT CALCULATION	REQUIRED	PCP -10% of Req parking
TWO WHEELER PARKING	TOTAL FACTORY AREA = 3519.7 = 46.9 75	47NOS	4.7
CYCLE PARKING	TOTAL FACTORY AREA = 3519.7 = 46.9 75	47 NOS	-

SANITATION REQUIREMENTS :

DESCRIPTION	FOR PCP - COMMON		FOR MALE		FOR FEMALE	
	REQUIRED	PROVIDED	REQUIRED	PROVIDED	REQUIRED	PROVIDED
WATER CLOSETS	01 NO	01 NO	02 NOS	02 NOS	02 NOS	02 NOS
URINALS	-	-	03 NOS	03 NOS	-	-
WASHING TAPS	01 NO	01 NO	01 NO	01 NO	01 NO	01 NO

MACHINERY DETAILS

S.No	DESCRIPTION	QTY	HP	TOTAL HP
1	BOLT FITTING	1	1.00	1.00
2	NUT RUNNER	1	1.00	1.00
3	TORQUE TIGHT & MOVEMENT CHECK	1	1.00	1.00
4	SPRING POSITIONING CENTRE	1	1.00	1.00
5	LIGHTING LOAD	-	1.00	1.00
TOTAL HP				5.00

HORSE POWER DETAILS : SHP

NO OF WORKERS DETAIL :

DESCRIPTION	MALE	FEMALE	TOTAL
FACTORY WORKERS	25	25	50

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

DRAWING TITLE :-

SITE PLAN, KEY PLAN & ANCILLARY STRUCTURES

COLOUR INDEX :	REFERENCE :
PROPOSED BUILDING	SCALE 1:200
OSR	
APPROACH ROAD	
PROPOSED DRIVEWAY	
SITE BOUNDARY	

APPLICANT :

Mr. Naveen Kumar
Mr. S. Vani
Mr. S. Vani
Mr. S. Vani
Mr. S. Vani

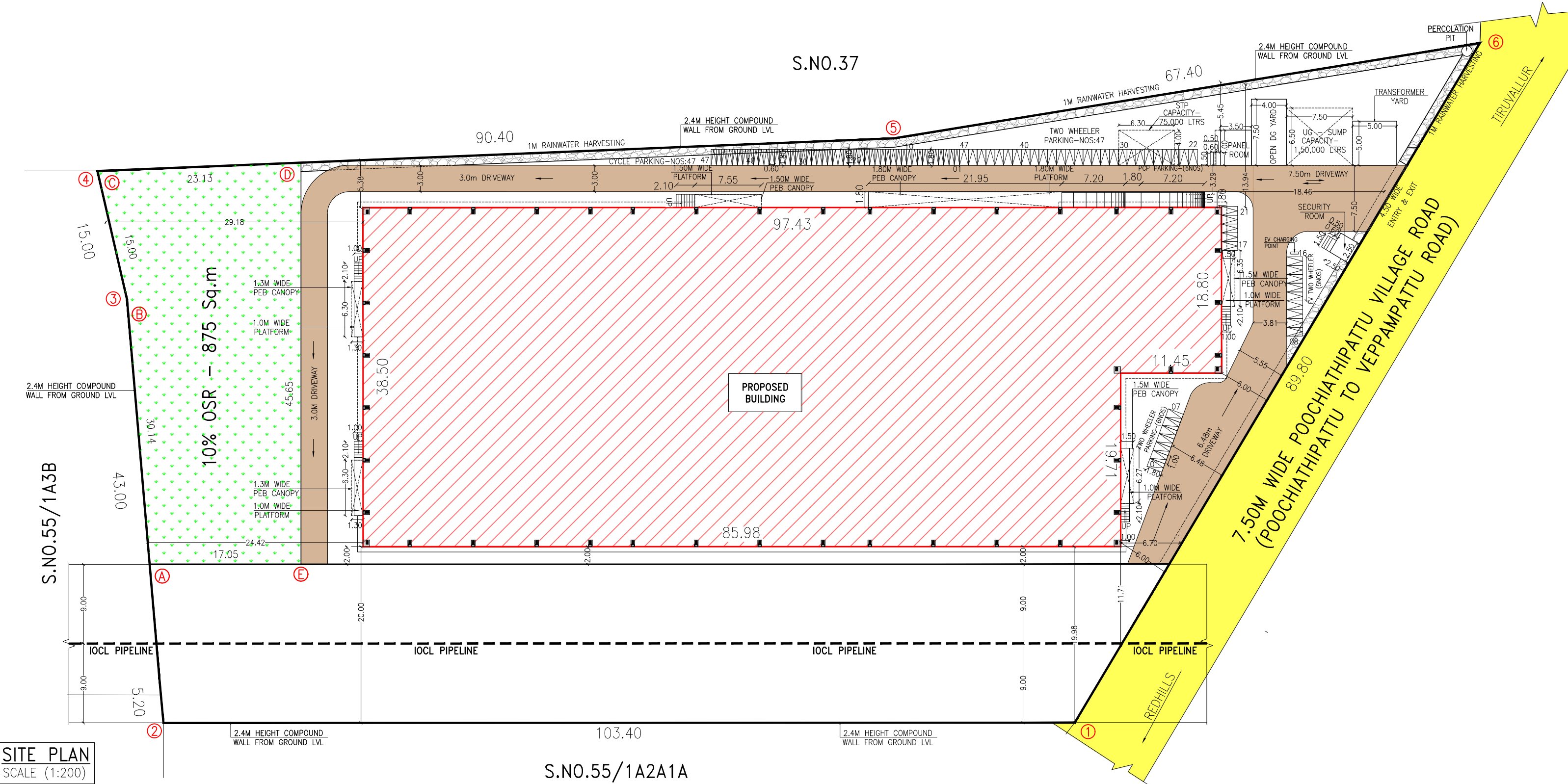
REG. STRUCTURAL ENGINEER :

Mr. S. Vani
 B.E. M.E. (Struct. Engg.), P.A. (Struct. Engg.), P.V.
 DTP Registered Structural Engineer Grade (B3)
 DTP Reg No. COLGNS/SG/2019/08033
 Madurai, Tamil Nadu - 625 005
 Email id: mosesmugil@gmail.com

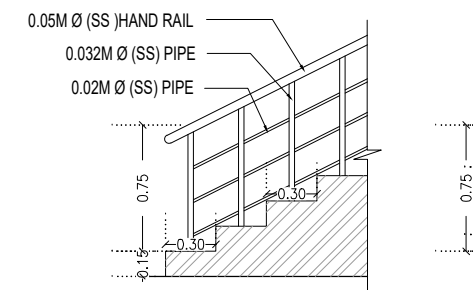
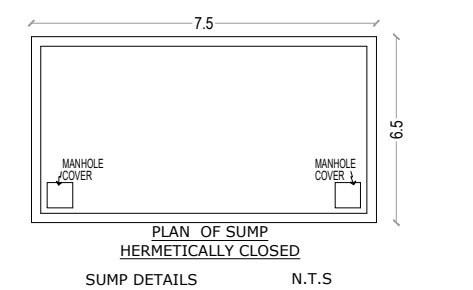
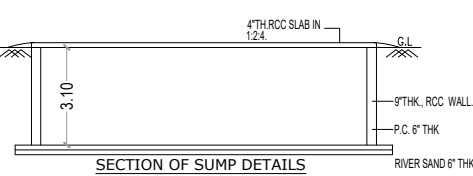
REGISTERED ARCHITECT :

Mr. S. Vani
 J. GOPINATH, B.Arch.
 REGISTERED ARCHITECT
 C.O.A. No. CA/2003/30598
 Kattupakkam, Chennai-600 056.

S.NO.37

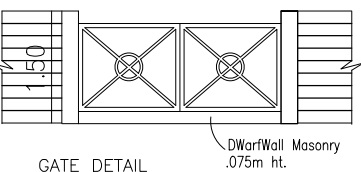
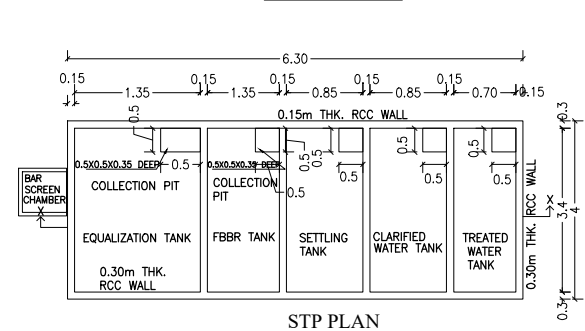
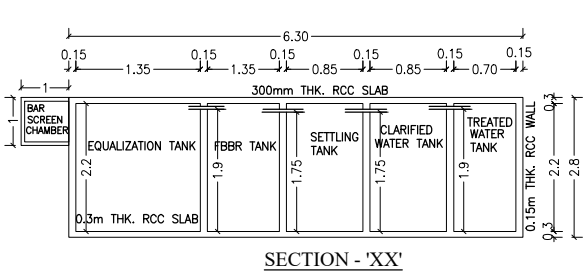


SITE PLAN
SCALE (1:200)

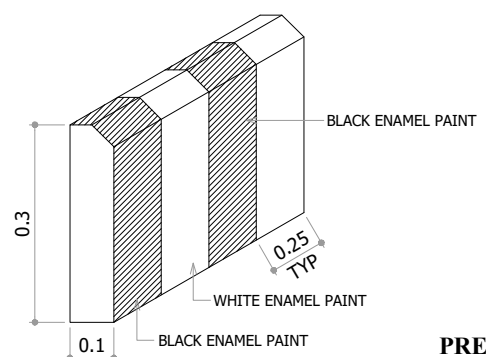


STAIRCASE HAND RAIL DETAIL

STAIRCASE DETAIL - A



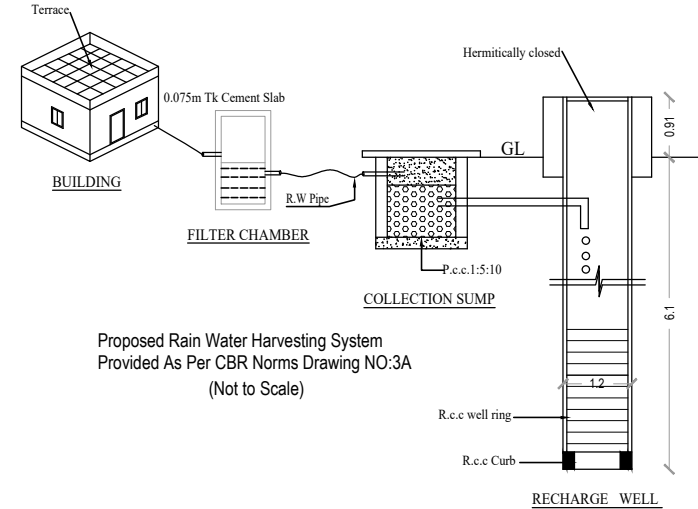
GATE DETAIL



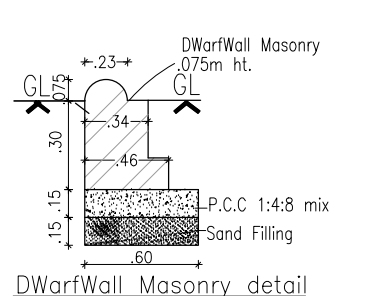
TYPICAL CURB WALL
SIDE VIEW

PRECAST KERB WALL DETAIL

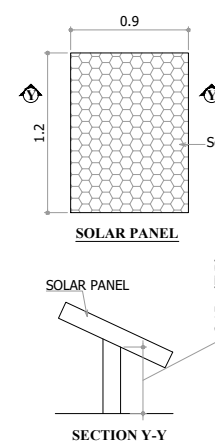
PRECAST KERB WALL DETAIL



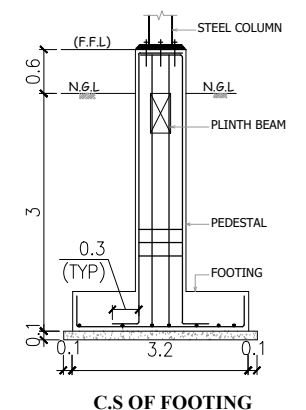
Proposed Rain Water Harvesting System
Provided As Per CBR Norms Drawing NO.3A
(Not to Scale)



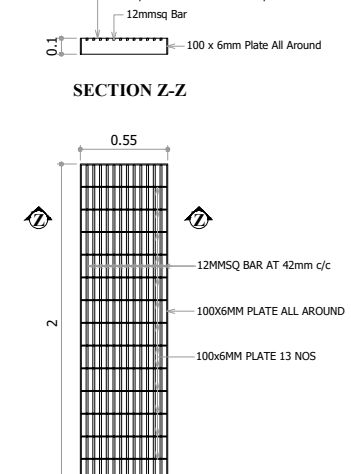
Dwarf Wall Masonry detail



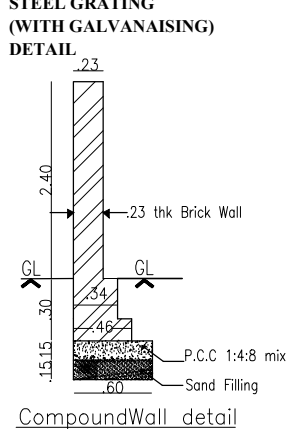
SECTION Y-Y



C.S OF FOOTING



STEEL GRATING
(WITH GALVANISING)
DETAIL



Compound Wall detail

NOTE: ALL DETAIL DRAWINGS ARE NOT TO SCALE

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.

