

PP

APPROVAL RECORD

Planning Permission

Chengalpattu
Chengalpattu 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 OF THE PROPOSED CONSTRUCTION OF COMMERCIAL (CONSULTING OFFICE BUILDING) AT PLOT NO:23,SRI MAHALAKSHMI NAGAR SURVEY NO:56/1 PART, AS PER PATTa SURVEY NO:534/21, NANDIVARAM VILLAGE, VANDALUR TALUK AND DISTRICT.

SPECIFICATION

FOUNDATION
FOUNDATION AND BASEMENT IN RCC COLUMN AND PLINTH BEAM OVER A BED OF RCC 1:4:8, 6"THICK AS PER STRUCTURAL DETAILS.
SUPER STRUCTURE:-
SUPER STRUCTURE IN 23 TH, 11.5TH. COUNTRY BURNT BRICK WALLS WITH CEMENT MORTAR 1:5
RCC MEMBERS
FOOTING, COLUMNS, PLINTH BEAMS, LINTEL, SUNSHADE, FLOOR, ROOF BEAMS, SLABS & STAIR WITH RCC 1:1.5:3 USING 20MM NOMINAL SIZE BROCKEN STONES.
PLASTERING
WALLS INSIDE & OUTSIDE IN CM 1:5, 12mm TH. CEILING IN CM 1:3 9mm TH.
PAINTING
FINISHING THE WALL, CEILING WITH CEMENT PAINT OVER & PRIMING COAT
FLOORING
FINISHING THE FLOOR WITH 20 TH GRANO FLOORING OVER A BED OF PCC 1:4:8 6"TH. AND RIVER SAND
DOORS & WINDOWS
DOORS WITH COUNTRY WOODEN FRAMES, 32 TH. FLUSH DOOR SHUTTERS, SS FASTENINGS, PAINT FINISH
WINDOWS WITH MEDIUM ANODISED ALUMINIUM OPENABLE SHUTTERS WITH 4 mm GLASS & STANDARD FASTENINGS

AREA DETAIL:

	SQ.MT.
TOTAL PLOT AREA AS DOCUMENT	292.64
TOTAL PLOT AREA AS PATTa	293.00
TOTAL PLOT AREA AS PER FMB	291.20

F.S.I AREA	
FIRST FLOOR AREA	164.70
SECOND FLOOR AREA	164.70
THIRD FLOOR AREA	164.70
TOTAL F.S.I AREA	494.10

NON.F.S.I AREA	
STILT FLOOR AREA	164.70
HEAD ROOM AREA	24.67
TOTAL NON F.S.I AREA	189.37
TOTAL BUILTUP AREA (F.S.I + NON F.S.I)	(494.10 + 189.37)
	683.47

REFERENCE

DESCRIPTION	CALCULATION	PROPOSED
PLOT COVERAGE	164.70 / 291.20 X 100	56.55%
FLOOR SPACE INDEX	494.10 / 291.20	1.69
PARKING AREA	03 CARS WITH DIMENSION 2.5m x 5.0m 02 PHC WITH DIMENSION 3.60m x 5.0m 20 BIKES WITH DIMENSION 1.0m x 1.8m	

COLOUR INDEX	
BOUNDARY	
PROPOSED	
EXISTING ROAD	
ROAD	
EXISTING BUILDING	
SCALE 1: 100	ALL DIMENSIONS ARE IN METRES

SCHEDULE OF JOINERIES:		
NO.	DESCRIPTION	SIZE
R.S	ROLLING SHUTTER	3.80 x 3.80
D	DOOR	1.00 x 2.10
D1	DOOR	0.75 x 2.10
SLD	SLIDING DOOR	1.23 x 2.10
W	WINDOW	1.50 x 1.33
V	VENTILATOR	1.50 x 0.90
V1	VENTILATOR	0.60 x 0.90
V2	VENTILATOR	5.33 x 0.90

NO.OF PERSON'S - (25 MALE,15 FEMALE) = 40 PERSON'S

VR Senthil Kumar, Property Owner

M. HARIPRASATH B.E.,
Structural Engineer Gr-II
DTC Reg.No.:CGLRGN/SE/GR-II/2019/06/006
HARIPRASATH ASSOCIATES
Plot No.2/PC-3, First Floor, Mogappair West,
Chennai - 600037. Mob: 9791843772

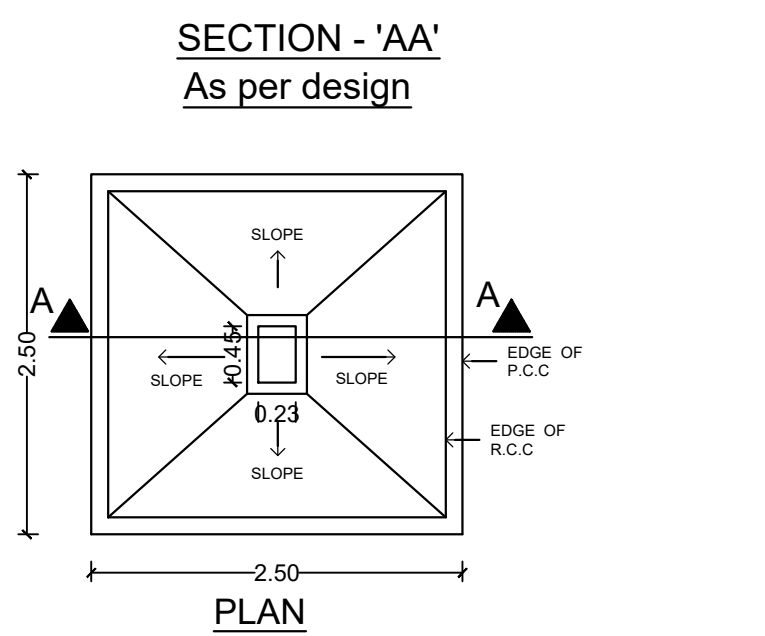
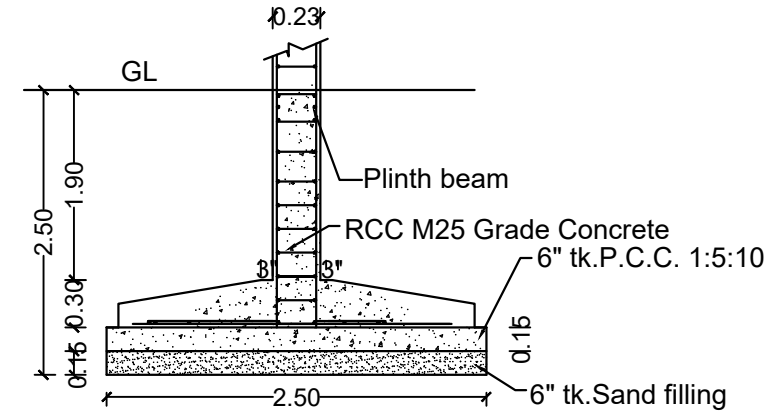
M. HARIPRASATH B.E.,
Registered Engineer Gr-II
DTC Reg.No.:CGLRGN/SE/GR-II/2022/10/010
HARIPRASATH ASSOCIATES
Plot No.2/PC-3, First Floor, Mogappair West,
Chennai - 600 037. Mob: 9791843772

BUILDING TECHNICAL APPROVAL

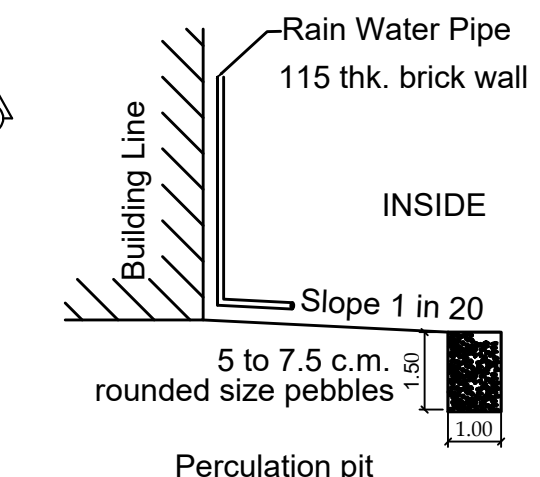
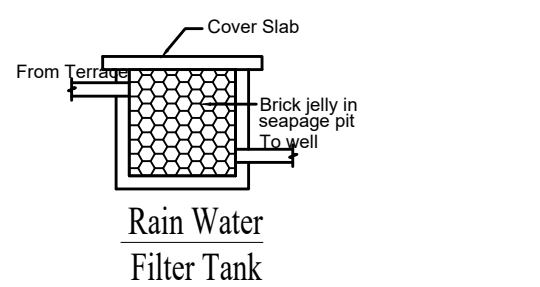
ONLINE APPLICATION NO.:SWP/BPA/0010811/2023

BUILDING PLANNING PERMISSION

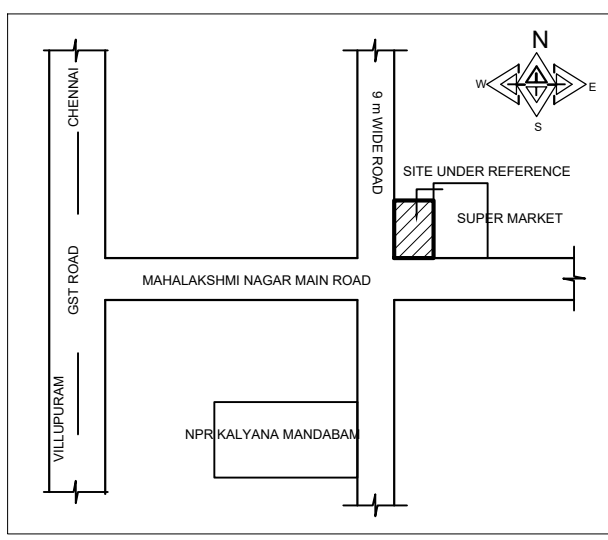
SWP / INDUSTRIAL BUILDING /
A.D / D.T.C.P (CD-3) NO. 53/2023



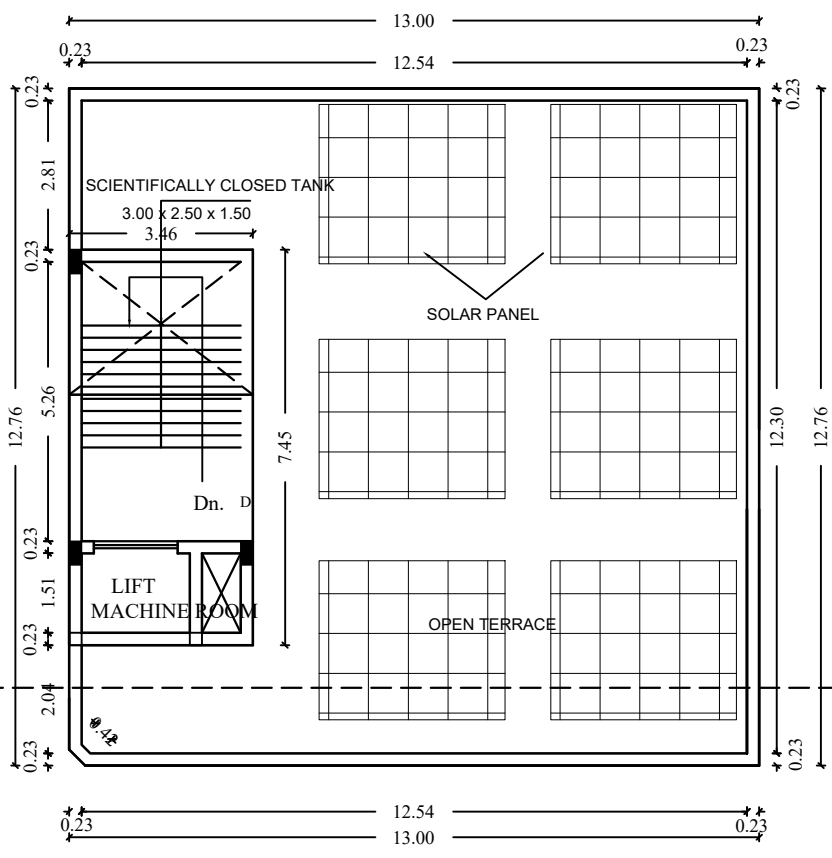
As per design
Typical Column Foundation Detail
As per design



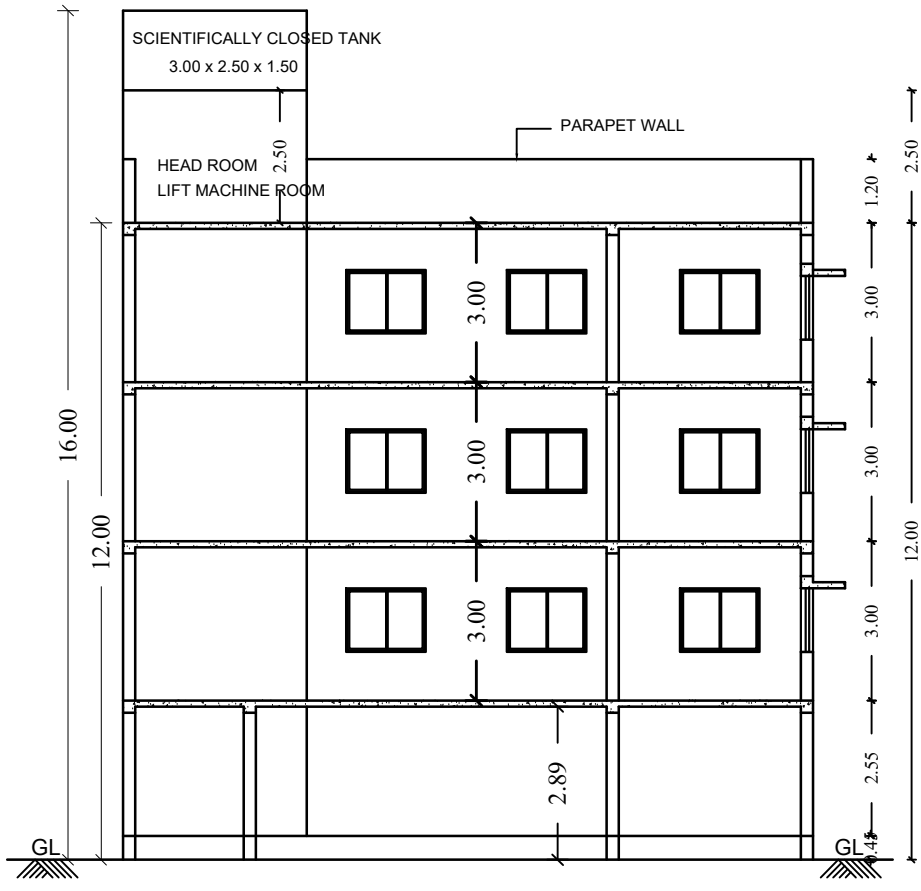
Perculation pit



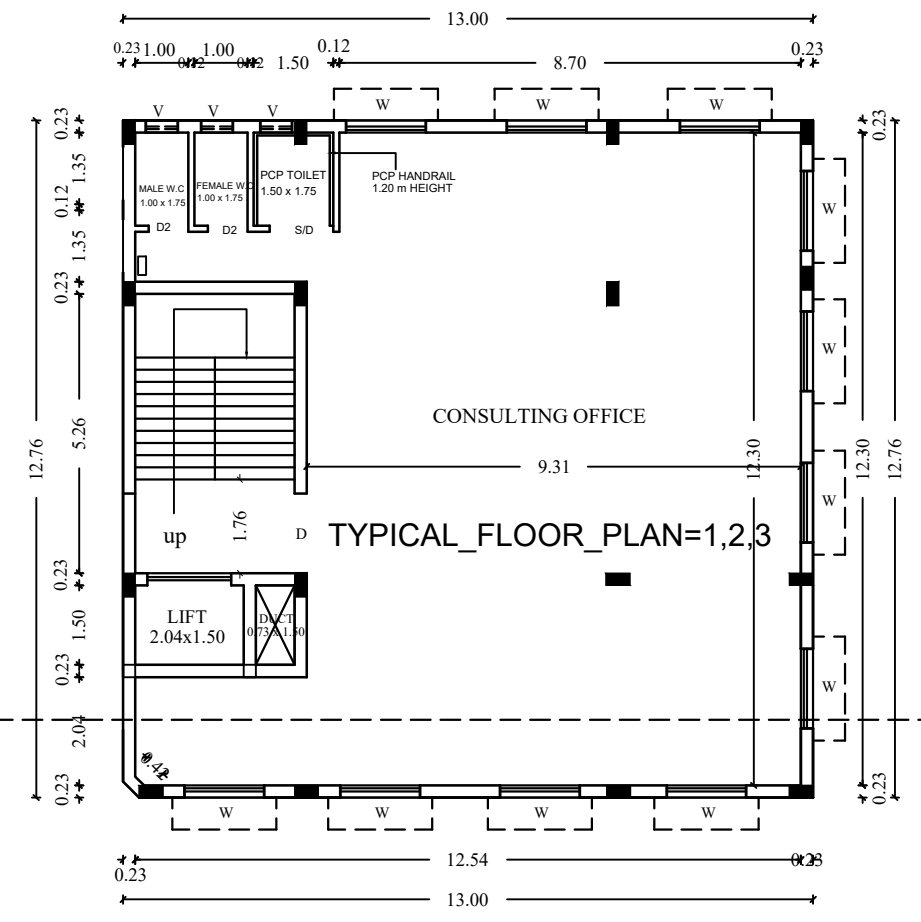
KEY PLAN



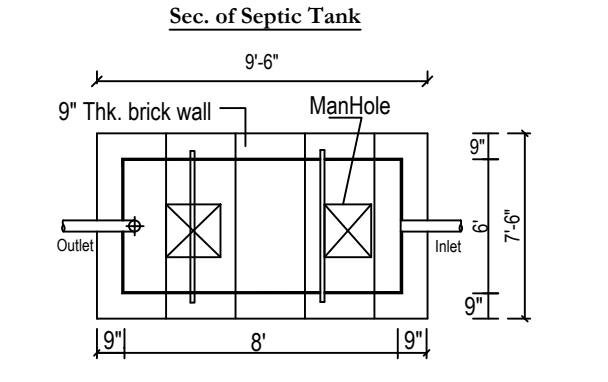
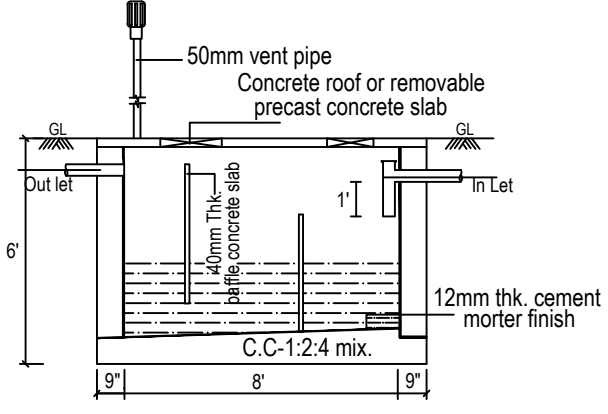
PROPOSED TERRACE FLOOR PLAN



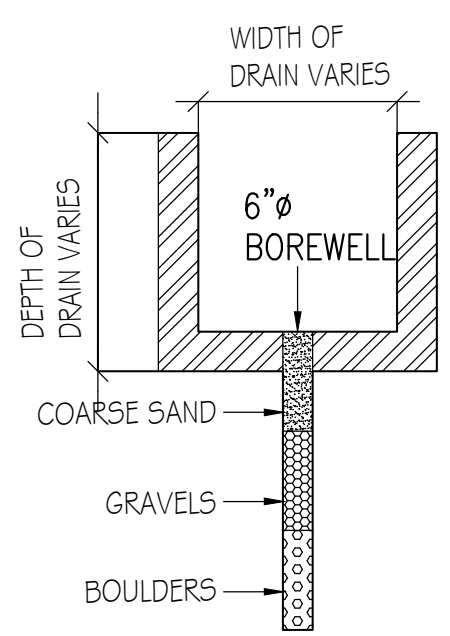
SECTION ON A-A



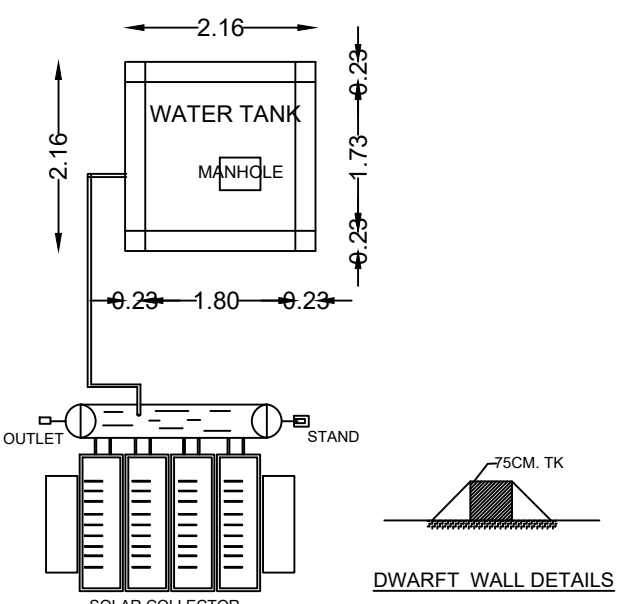
PROPOSED TYPICAL FLOOR PLAN (1st, 2nd and 3rd FLOOR)



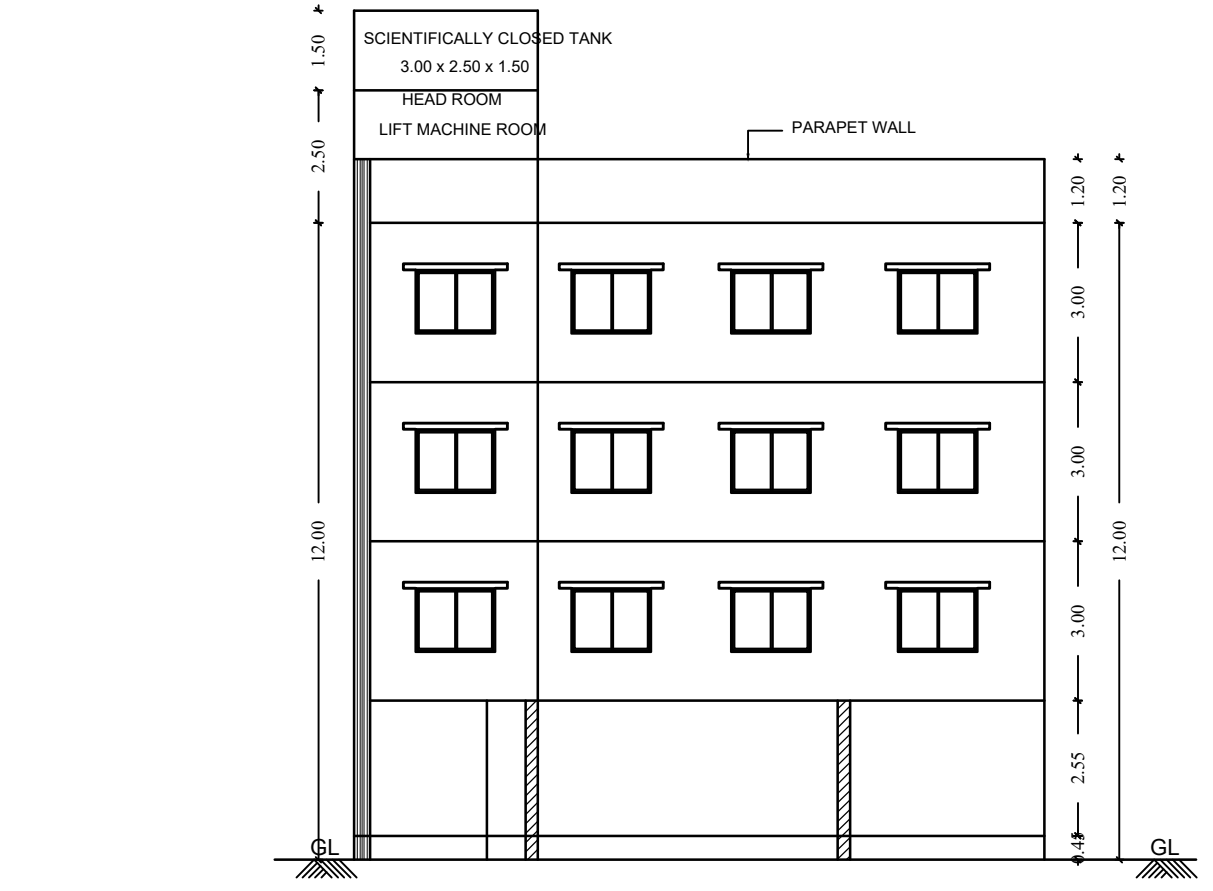
Plan of Septic tank



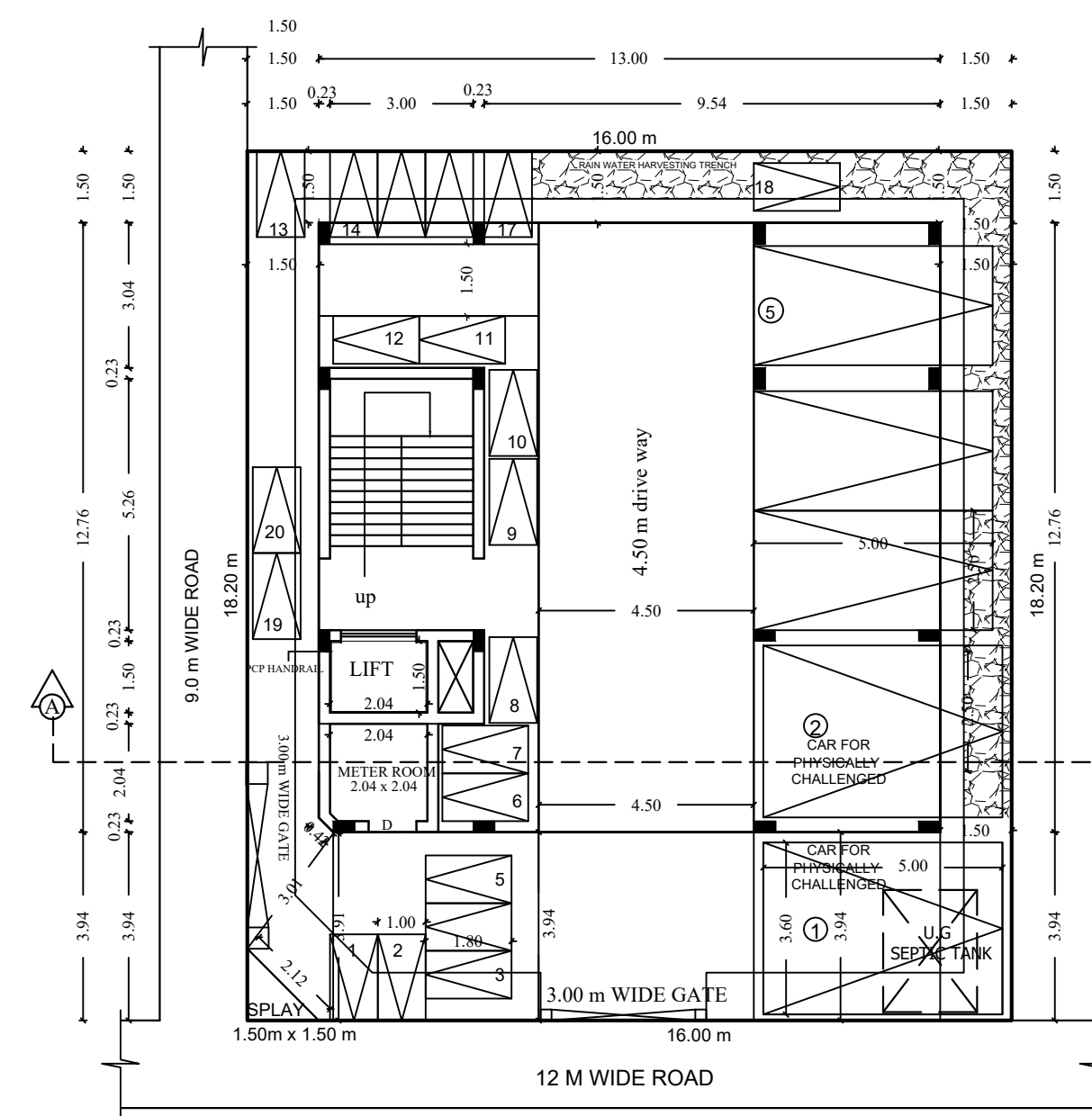
BOREWELL DETAIL
(SCALE= 1:50)



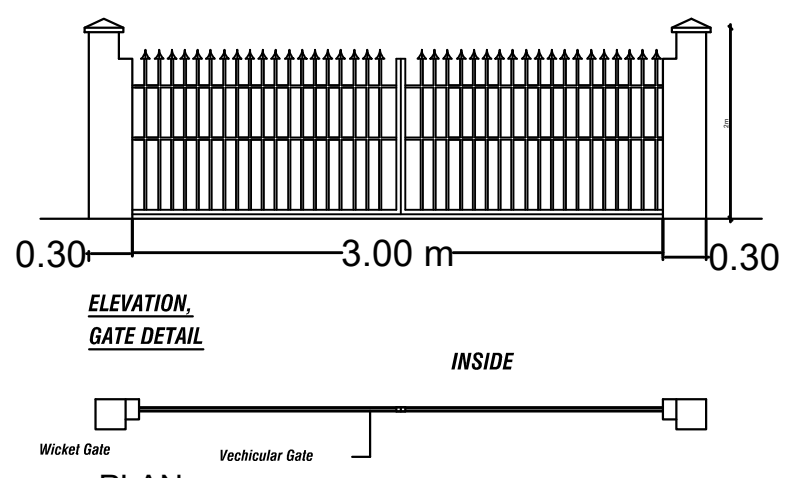
PLAN OF OHT
SOLAR WATER HEATING SYSTEM



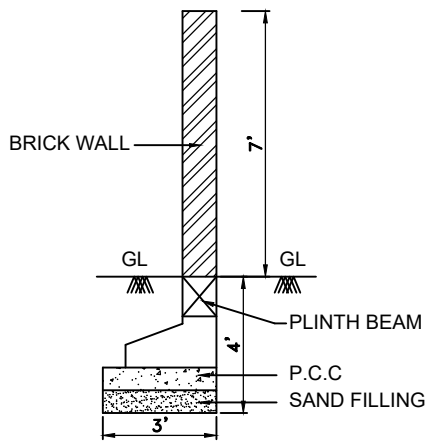
ELEVATION



SITECUM PROPOSED STILT FLOOR PLAN



ELEVATION,
GATE DETAIL



COMPOUND WALL DETAIL

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.

