

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 SHOWING THE PROPOSED
CONSTRUCTION OF KALYANAMANDAPAM
IN S.No:241/2A, 241/2B,
MULLIKOLATHUR VILLAGE,
THIRUKALUKUNDRAM TALUK,
CHENGALPATTU 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 MORTOR 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

SCHEDULE OF JOINERY

TYPE	DESCRIPTION	SIZE
RS	ROLLING SHUTER	3.00 x 3.50
SD	SLIGING DOOR	3.00 x 2.50
SD 1	SLIGING DOOR	2.20 x 2.50
SD 2	SLIGING DOOR	1.00 x 2.10
MD	DOOR	2.44 x 2.13
D	DOOR	1.20 x 2.13
D1	DOOR	0.90 x 2.13
D2	DOOR	0.75 x 2.13
W	WINDOW	2.40 x 1.50
W1	WINDOW	1.20 x 1.50
V	VENTILATOR	2.40 x 0.60
V	VENTILATOR	0.60 x 0.60

NOTES:-

1. ALL USEABLE AREAS WILL BE CENTRALLY
AIRCONDITIONED / MECHANICALLY VENTILATED.
2. ALL TOILETS MECHANICALLY VENTILATED.

COLOUR INDEX

	BOUNDARY	
	PROPOSED	
	EXISTING ROAD	
	DRIVE WAY	
	EXISTING BUILDING	
SCALE 1: 100	ALL DIMENISIONS ARE IN METRES	

S. S. Senthil Kumar
[Signature]

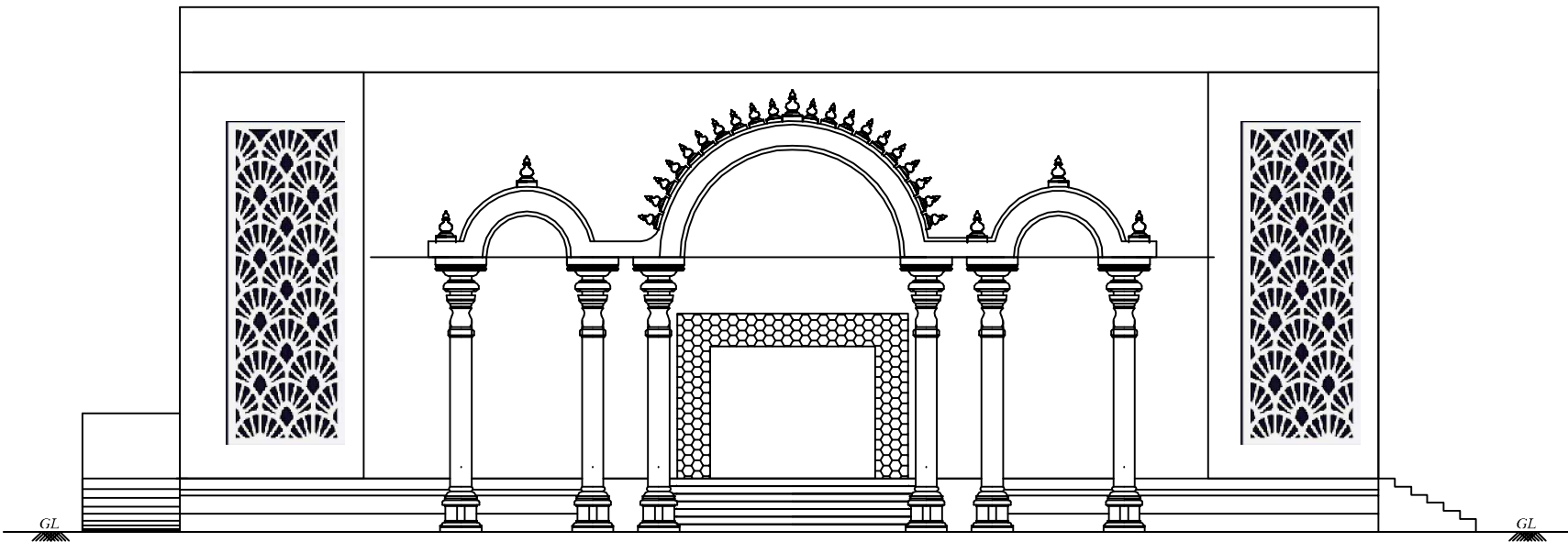
OWNERS SIGNATURE

Er. KRATHIN S. SAMY, M.E. M.I.E, FIV,
Structural Engineer Gr-I
DTCP Reg.No : CGLRGN/SE/GR-I/2019/06/011
Registered Engineer Gr-I
DTCP Reg. No : CGLRGN/RE/Gr-I/2019/06/005
Res : No.W-391/A1 New No.14, Anna Nagar West,
Chennai-600101. Mob: 9444100510

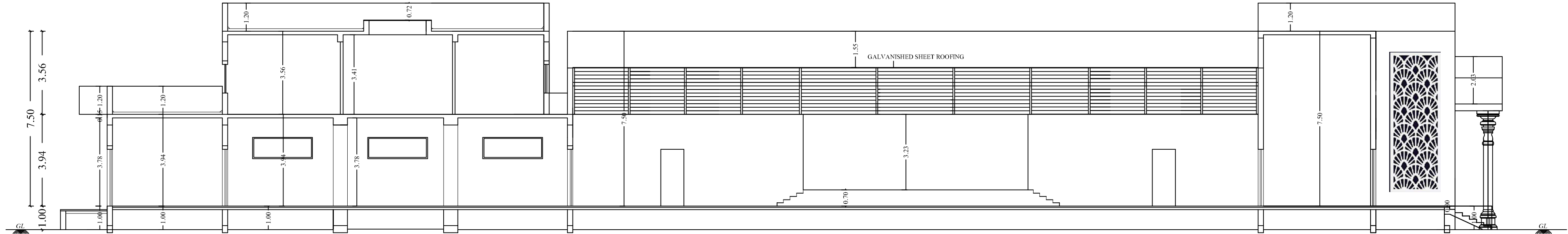
STRUCTURAL ENGINEER

V.P. KRISHNA PRIYAN B.Arch.,
CA/2014/65860
Register Architect Gr-I
DTCP Reg. No:CGLRGN/RA/GR-I/2019/06/006
CMDA RA/Gr-I/19/04/140
222, Ardhant Majestic Towers, Jawaharlal Nehru Road,
Koyambedu, Chennai - 107. Mobile : 9566233942

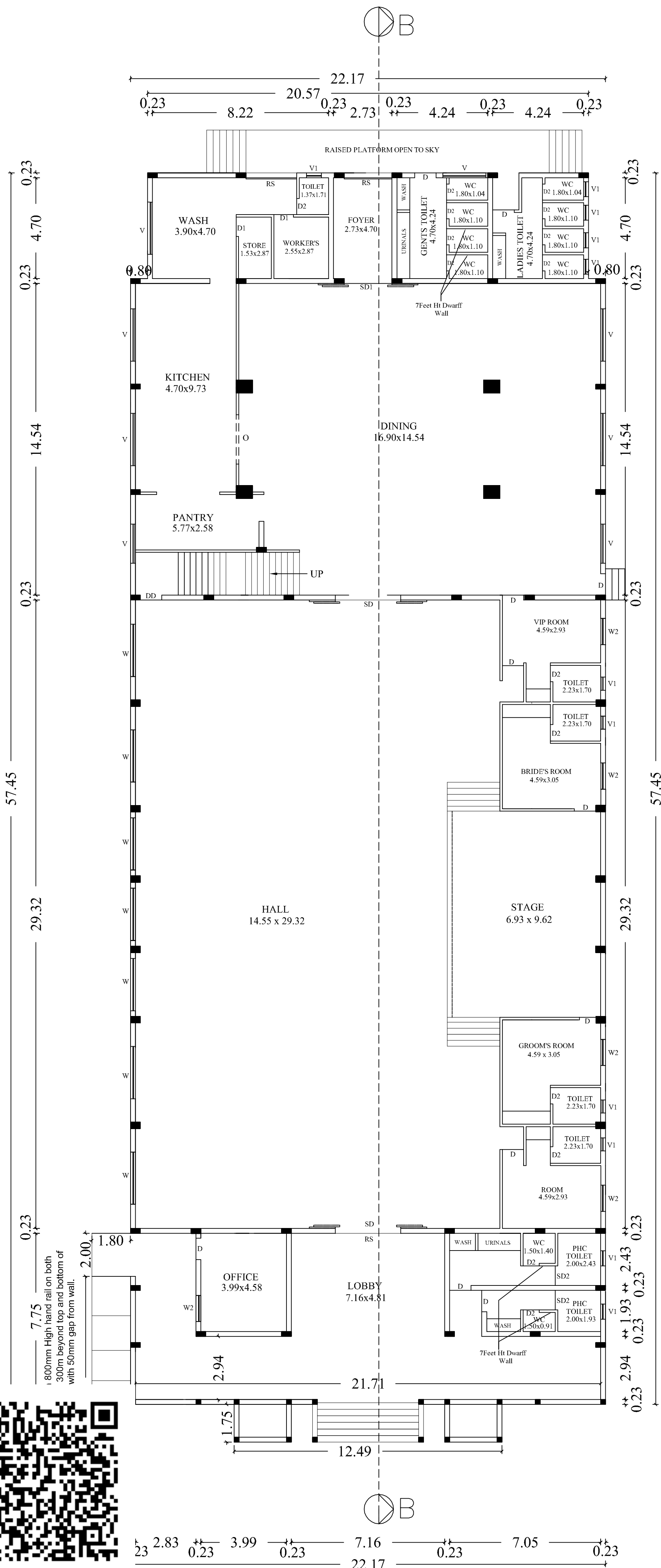
ARCHITECT/ENGINEER



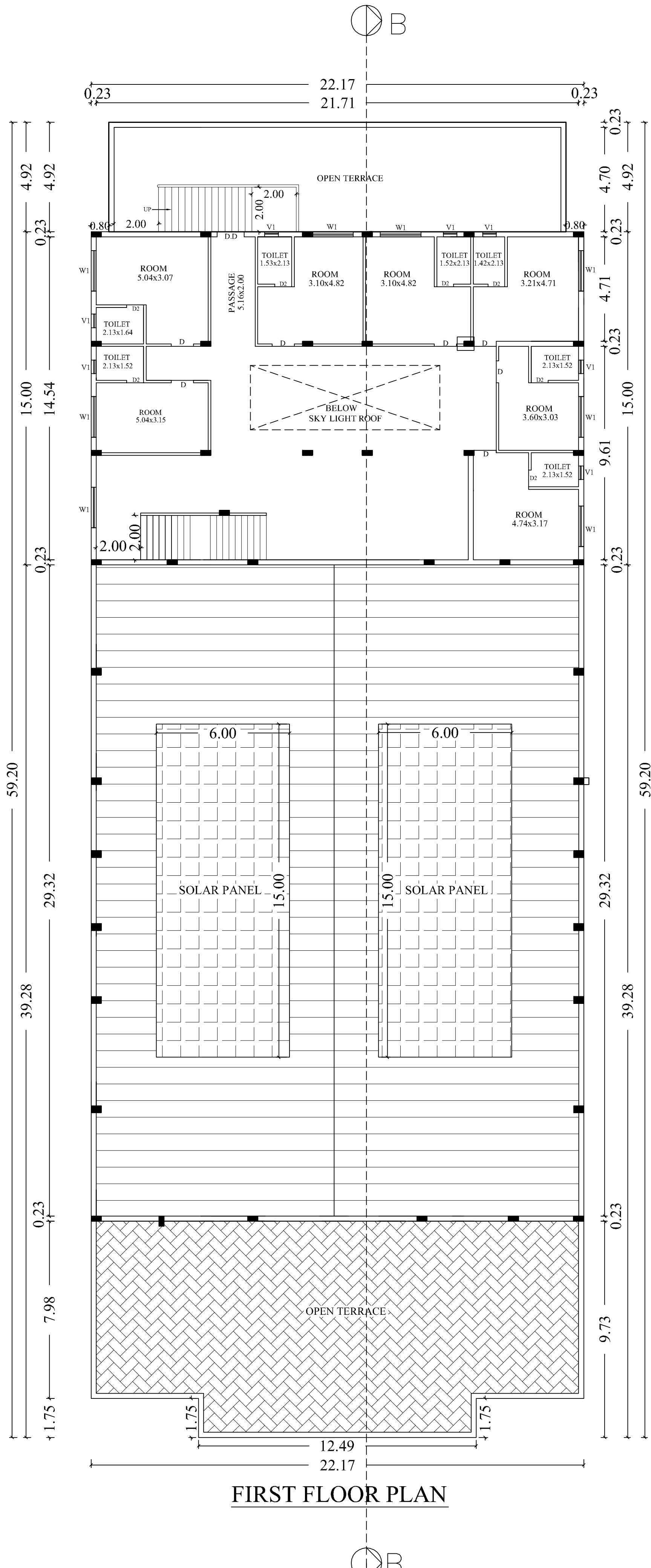
ELEVATION



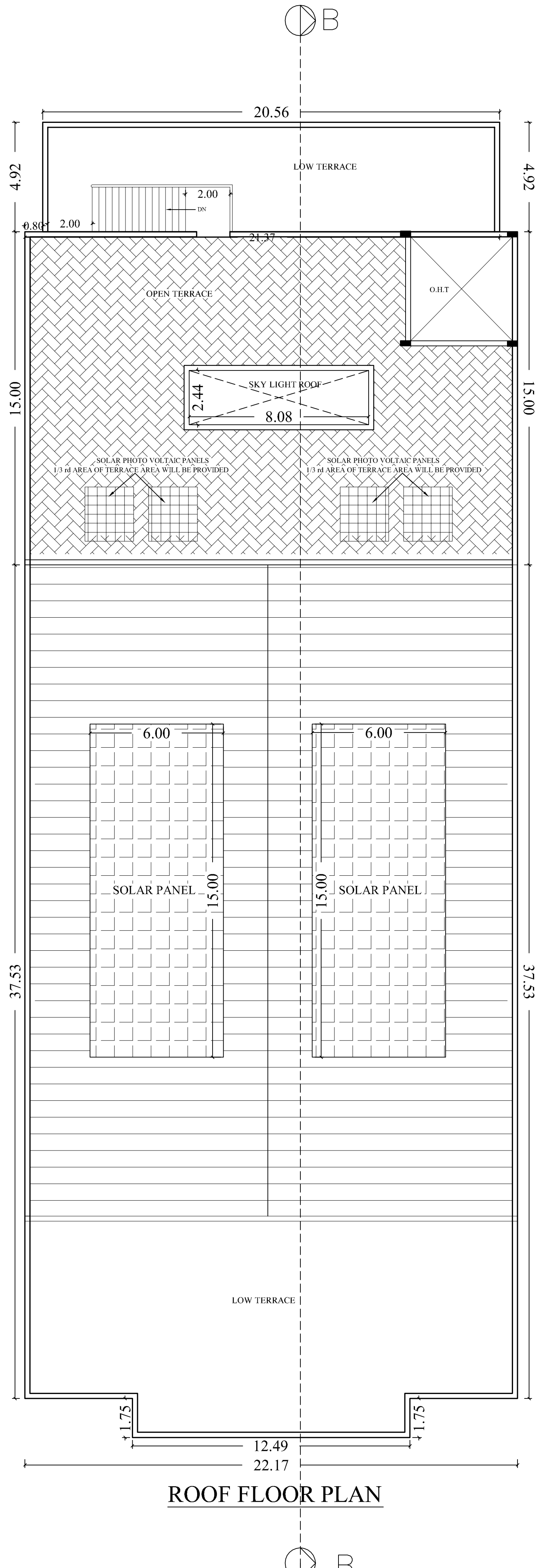
SECTION ON BB



GROUND FLOOR PLAN



FIRST FLOOR PLAN



ROOF FLOOR PLAN



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, 11.5 TH. COUNTRY BURNT
BRICK WALLS WITH CEMENT MORTAR 1:5

RCC MEMBERS
FOOTING , COLUMNS, PLINTH BEAMS, LINTAIL WITH
RCC SHADE, FLOOR, ROOF BEAMS, SLABS & STEEL 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 COUNTRY 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

				Sq m	
TOTAL PLOT AREA AS PER PATTA				4150.00	
SUPERIMPOSED AREA				4180.16	
SL.NO	BUILDING NAME	COVERED PARKING	NON FSI IN Sq m DEDUCTION	FSI IN Sq m	TOTAL AREA IN Sq m
1.	BLOCK-1				
	GROUND FLOOR	-	-	1287.69	1287.69
	FIRST FLOOR	-	-	332.58	332.58
	TOTAL	-	-	1620.27	1620.27

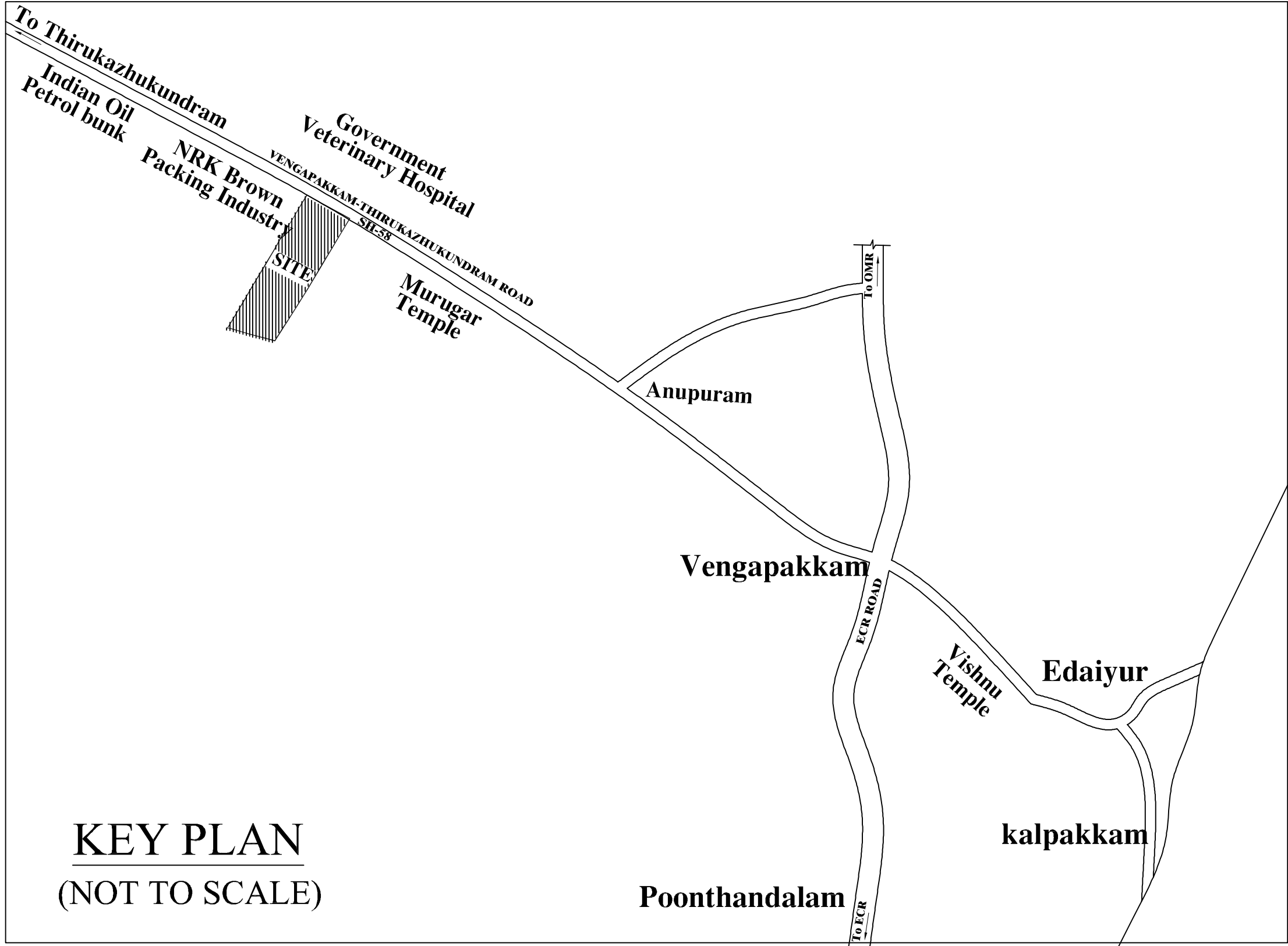
DESCRIPTION	CALCULATION	REQUIRED	PROPOSED
PLOT COVERAGE	$\frac{1287.69}{4150.00} \times 100$	60%	31.02%
FLOOR SPACE INDEX	$\frac{1620.27}{4150.00}$	2.0	0.39

SLOT	REQUIRED	PROVIDED
PHC CAR	02	04
CAR	08	10
TWO WHEELER	10	20

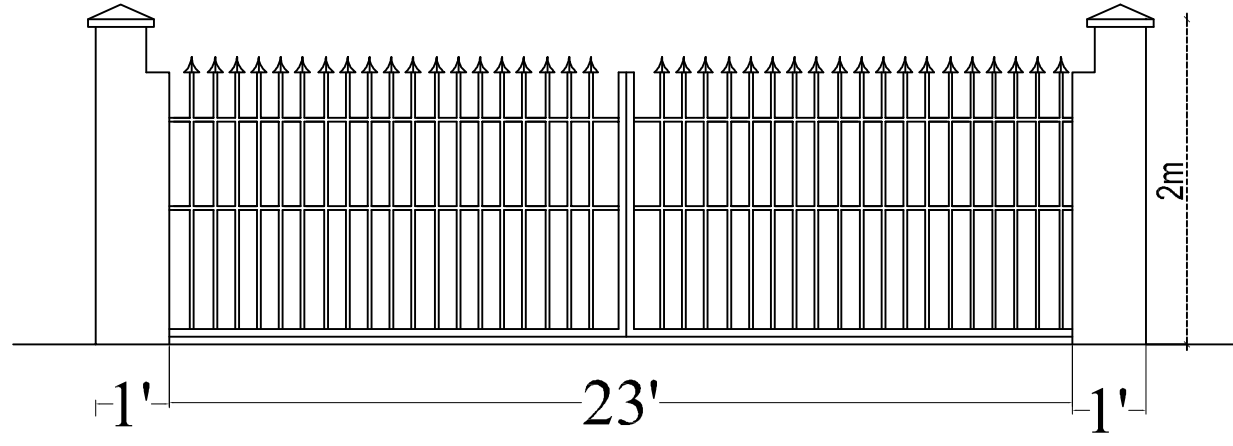
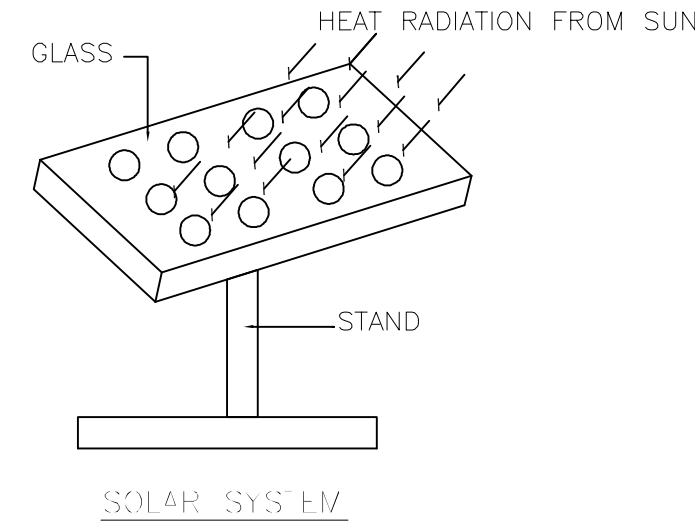
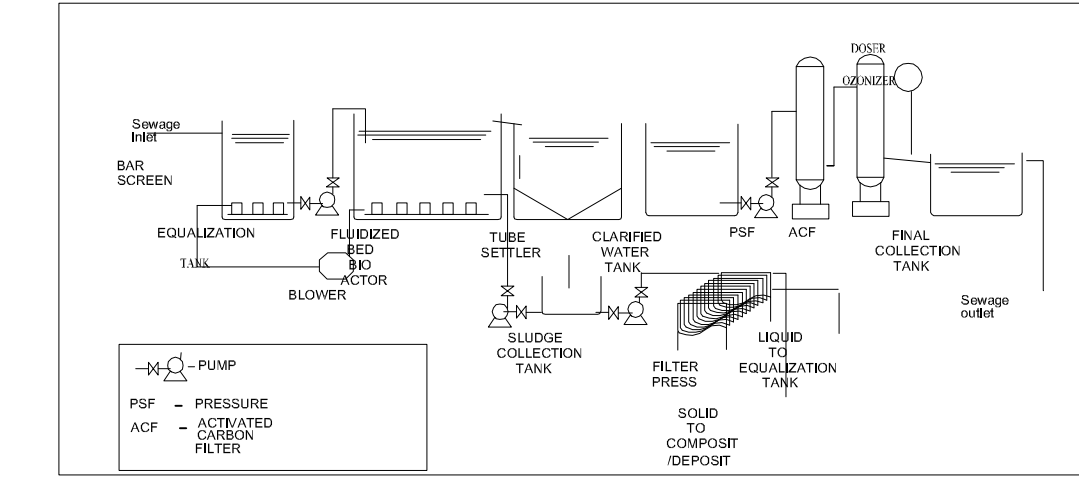
	<i>BOUNDARY</i>	
	<i>PROPOSED</i>	
	<i>EXISTING ROAD</i>	
	<i>DRIVE WAY</i>	
	<i>EXISTING BUILDING</i>	
<i>SCALE 1: 200</i>	<i>ALL DIMENISIONS ARE IN METRES</i>	

STRUCTURAL ENGINEER

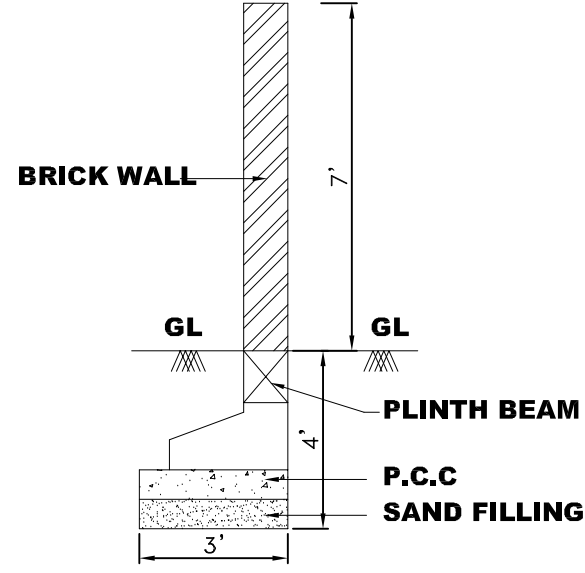
ARCHITECT/ENGINEER



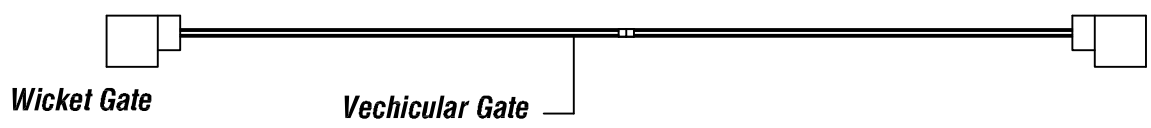
KEY PLAN
(NOT TO SCALE)



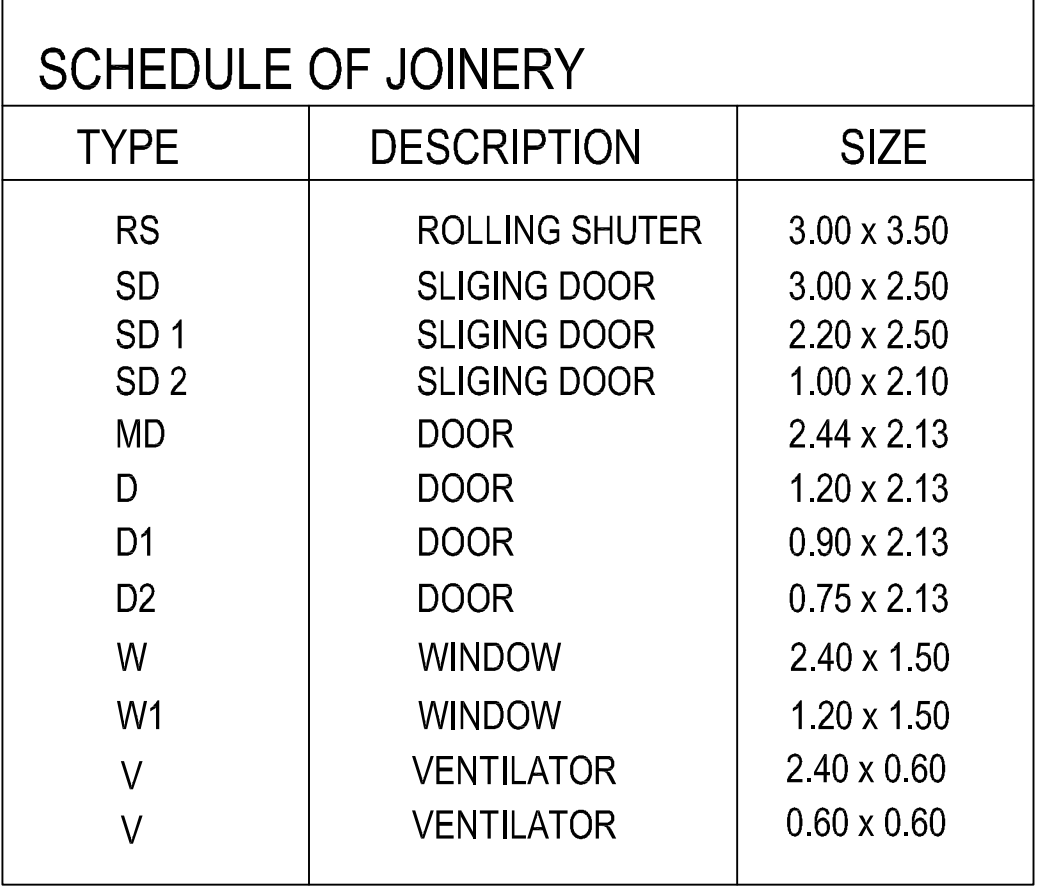
ELEVATION,
GATE DETAIL



COMPOUND WALL DETAIL



PLAN,
GATE DETAIL

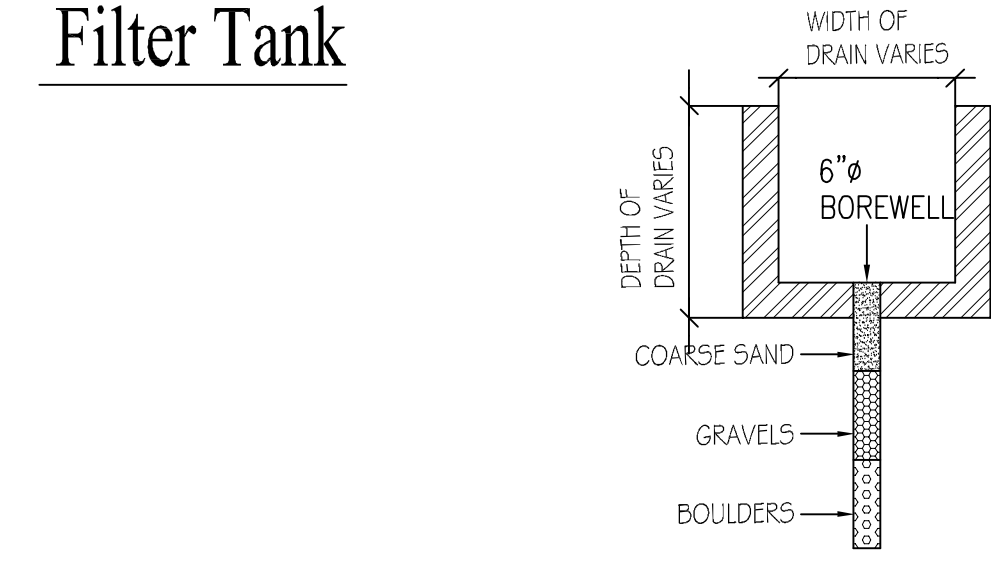


STAFF DETAILS

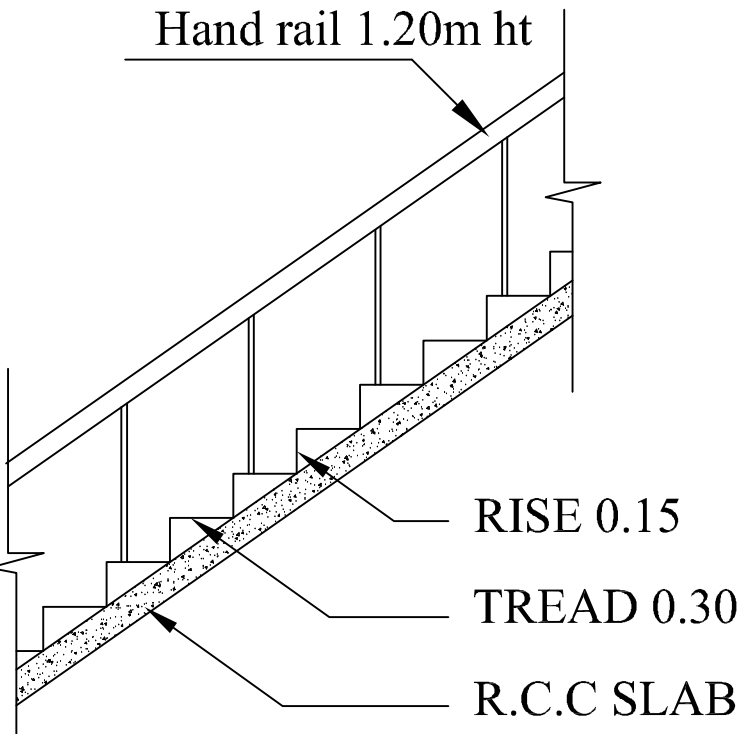
NO OF WORKERS - MALE : 10 Nos
NO OF WORKERS - FEMALE : 05 Nos

SANITATION REQUIREMENTS

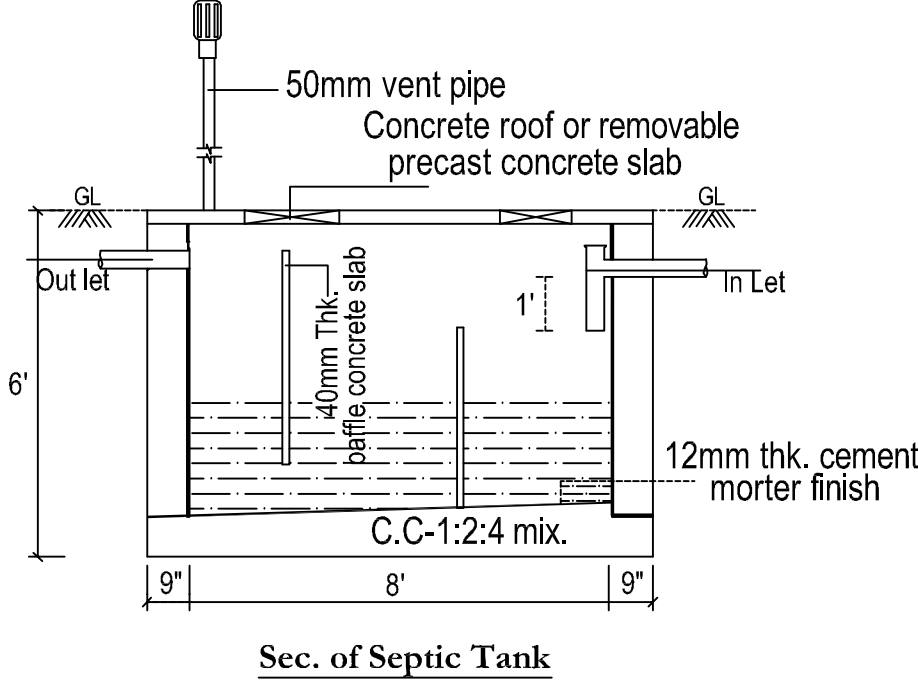
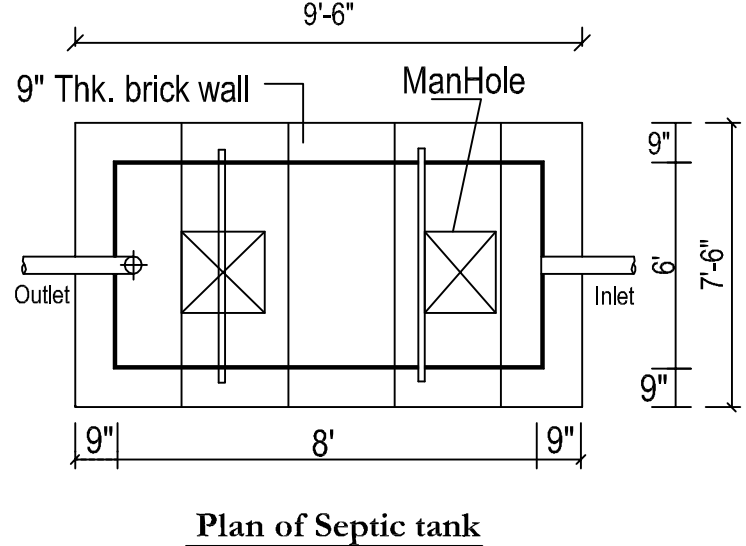
DESCRIPTION	REQUIRED		PROVIDED	
	MALE	FEMALE	MALE	FEMALE
WC	4	4	5	5
URINAL	4	--	6	--
WASH BASIN	10	09	13	10
DRINKER WATER FOUNTAINS	1	1	1	1



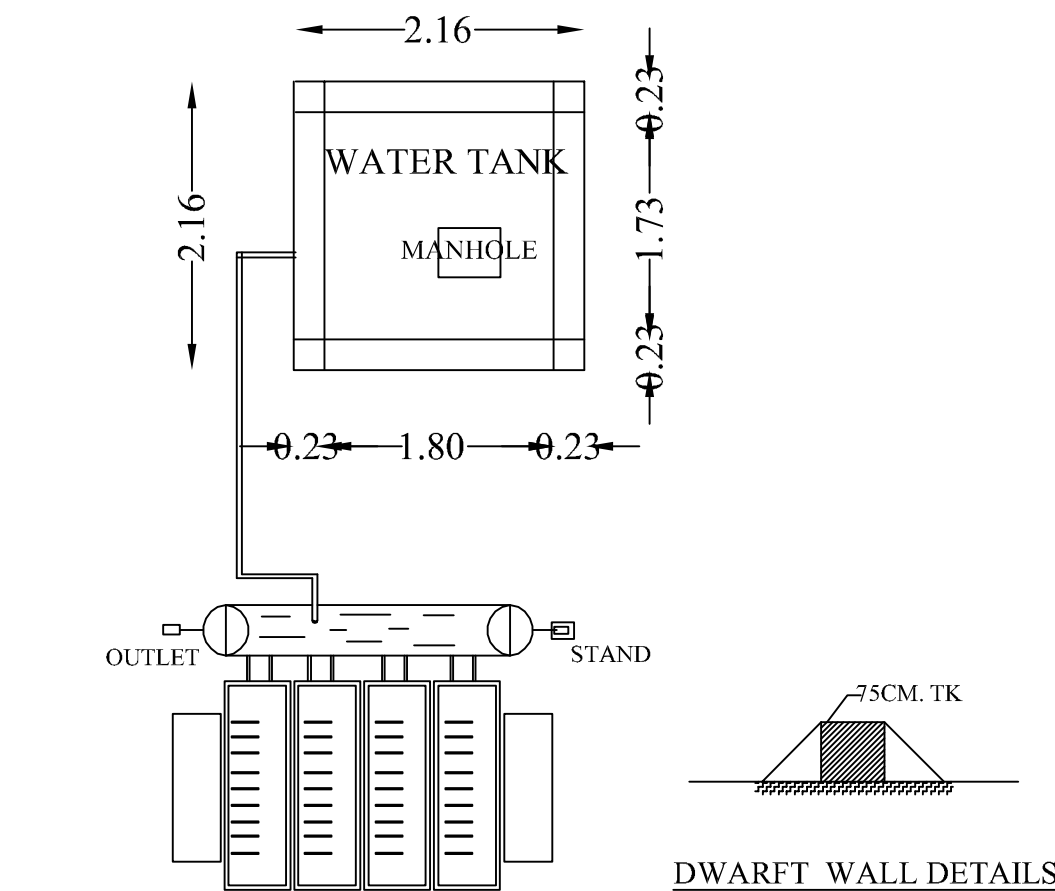
Rain Water Filter Tank



STAIRCASE DETAIL

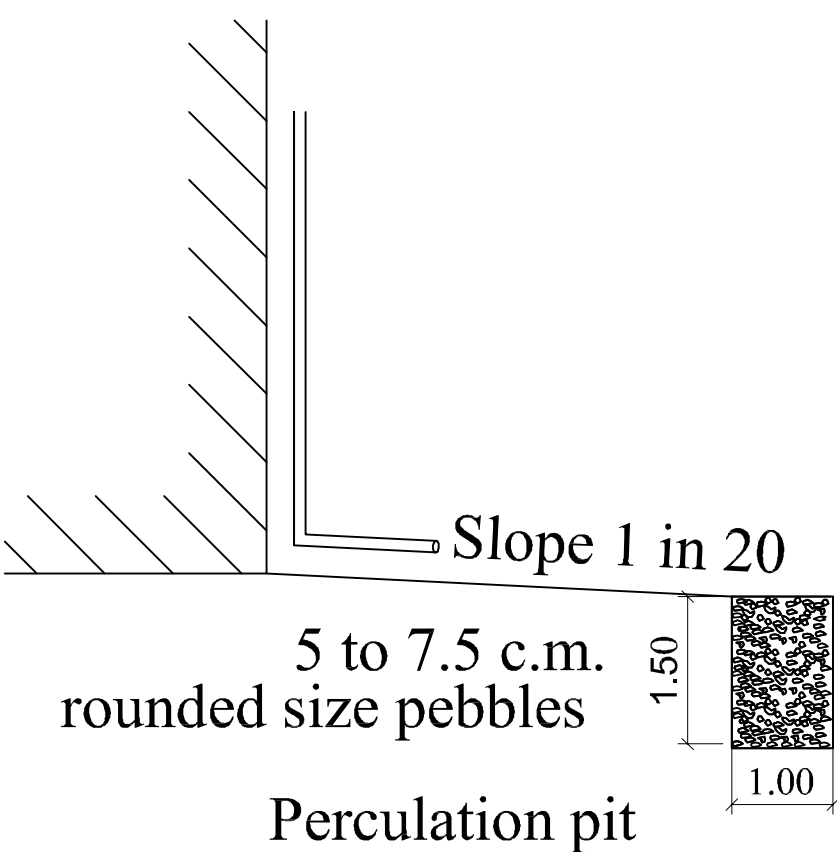
Sec. of Septic Tank

Plan of Septic tank



PLAN OF OHT

SOLAR WATER HEATING SYSTEM



Percolation pit

BUILDING TECHNICAL APPROVAL

ROC NO: SWP/BPA/0245068/2024
SITE BOUNDARY SHOWN AS "A - D"
KALYANA MANDAPAM TECHNICAL APPROVAL
SWP/Commercial Building/A.D.T.C.P(CD3)No:72/2024

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.

