

PP

APPROVAL RECORD

Planning Permission

Kolathur

Chengalpattu district, Tamil Nadu

APPROVAL TYPE
Building PlanISSUING AUTHORITY
Rural PanchayatPURPOSE
Residential

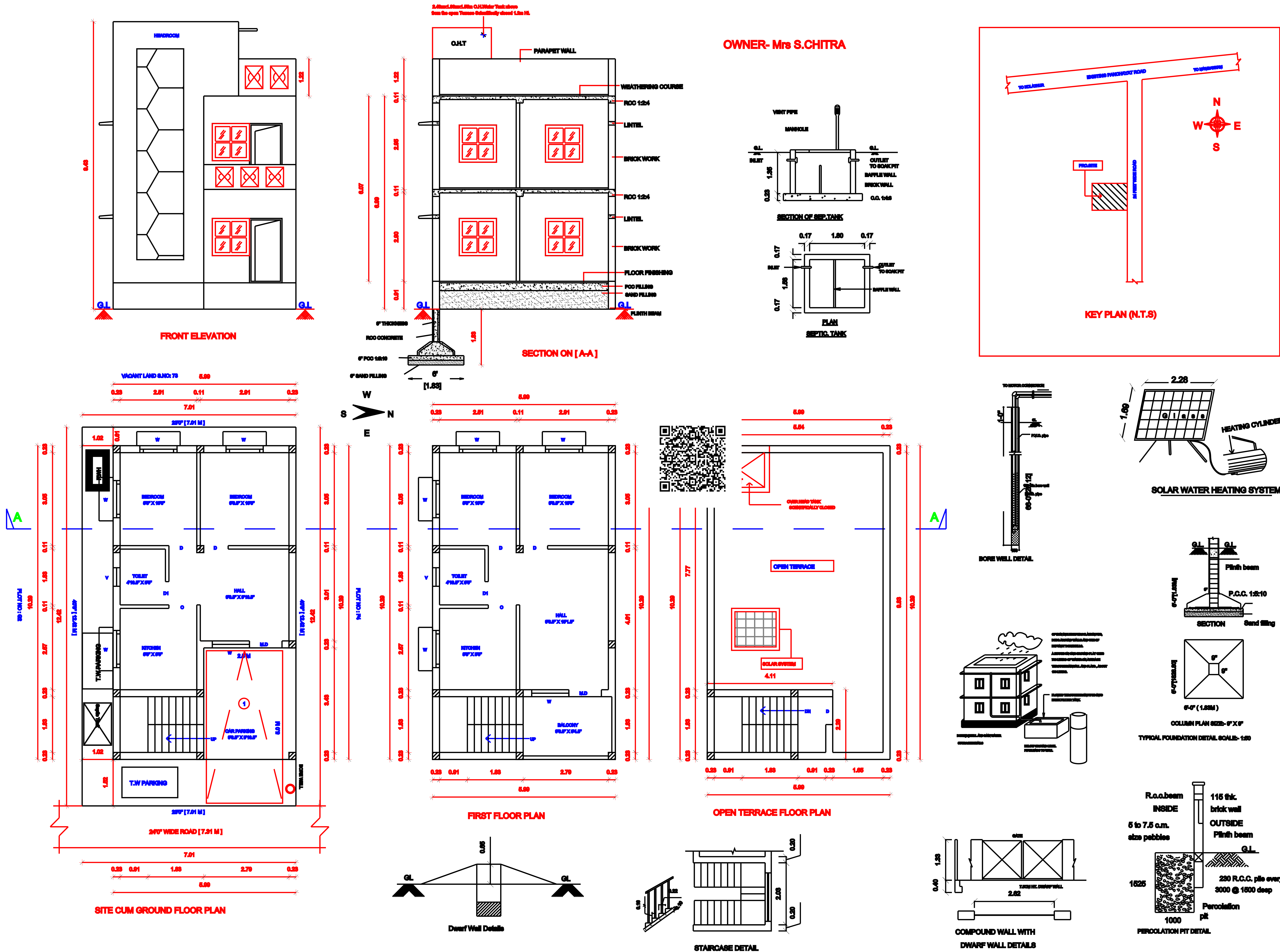
The approval as the planning authority issued it, reproduced in full behind this page.

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

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUND FLOOR AND FIRST FLOOR RESIDENTIAL BUILDING AT PLOT NO. G1 , " BLOSSOM'S GREEN EMERALD " IN SURVEY No.74/1 , [AS PER PATTa S.NO: 74/1B , PATTa NO: 2088] OF KOLATHUR VILLAGE , VANDALUR TALUK , CHENGALPET DISTRICT , KOLATHUR VILLAGE PANCHAYAT , THIRUPORUR BDO LIMIT.

SCALE - 1:100

SUB- DIVISION APPROVED BY THIRUPORUR BDO
No.Ka.NO: 632-10/2022/A1 , DATED : 08/04/2022



AREA STATEMENT	SQ.FT	SQ.M
PLOT EXTENT AS PER DOCUMENT	937.00	87.04
PLOT EXTENT AS PER PATTa	936.46	87.00
GROUND FLOOR	663.70	61.66
FIRST FLOOR	663.70	61.66
TOTAL FLOOR AREA	1327.40	123.31
PLOT COVERAGE	70.63 %	
F.S.I	1.41	
HEAD ROOM AREA	101.28	9.41

SCHEDULE OF JOINERY		
TYPE	DESCRIPTION	SIZE
D1	DOOR	2'-6" X 7'-0"
D2	DOOR	3'-0" X 7'-0"
W1	WINDOW	4'-0" X 4'-0"
W2	WINDOW	2'-0" X 4'-0"
V1	VENTILATOR	2'-0" X 2'-0"

Dwarf Wall Details

FOUNDATION
FOUNDATION AND BASEMENT IN R.O.C. COLUMN AND PLINTH BEAM OVER A BED OF R.O.C. 1:4:8, 6"THICK AS PER STRUCTURAL DETAILS.

SUPER STRUCTURE:-
SUPER STRUCTURE R.O.C. TH, 11.11TH COUNTRY BUILT BRICK WALLS WITH CEMENT MORTAR 1:5

R.O.C. MASONRY
FOOTING, COLUMN, PLINTH BEAMS, LINTEL, SUNSHADE, FLOOR, ROOF BEAMS, GLASS & STAIR WITH R.O.C. 1:4:8 USING 20MM NOMINAL SIZE BROOKEN STONES.

PLASTERING
WALLS INSIDE & OUTSIDE IN CM 1:5, 12mm TH. CEILING IN CM 1:5 12mm TH.

PAINTING
PAINTING THE WALL, CEILING WITH CEMENT PAINT OVER A PRIMER COAT

FLOORING
FINISHING THE FLOOR WITH 20 TH GRIND FLOORING OVER A BED OF R.O.C. 1:4:8 6"TH. AND RIVER SAND

DOORS & WINDOWS
DOORS WITH COUNTRY WOODEN FRAMES, 22 TH PLINTH DOOR SHUTTERS, 66 PARTITIONS, PAINT FINISH

WINDOWS WITH MEDIUM ANKORED ALUMINIUM OPERABLE SHUTTERS WITH 4 mm GLASS & STANDARD PARTITIONS

COLOUR INDEX	
PROPOSED	
BOUNDARY	
EXISTING ROAD	
ROAD	
EXISTING BUILDING	

SCALE 1: 100 ALL DIMENSIONS ARE IN METRES

SIGN OF OWNER: - Mrs S.CHITRA

T. SATHISH KUMAR, D.C.E. (CIVIL)
REGISTERED ENGINEER GRADE - III
Chennai Metropolitan Development Authority
CMAA Reg. No: RE/M/2024/R/0065
No: 243, N.M. Road, Avadi, Chennai-600054
Contact No : 7397434828

SIGN OF REGISTER ENGINEER:-

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

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

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

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.

