

PP

APPROVAL RECORD

Planning Permission

Nallambakkam
Chengalpattu district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

Rural Panchayat

PURPOSE

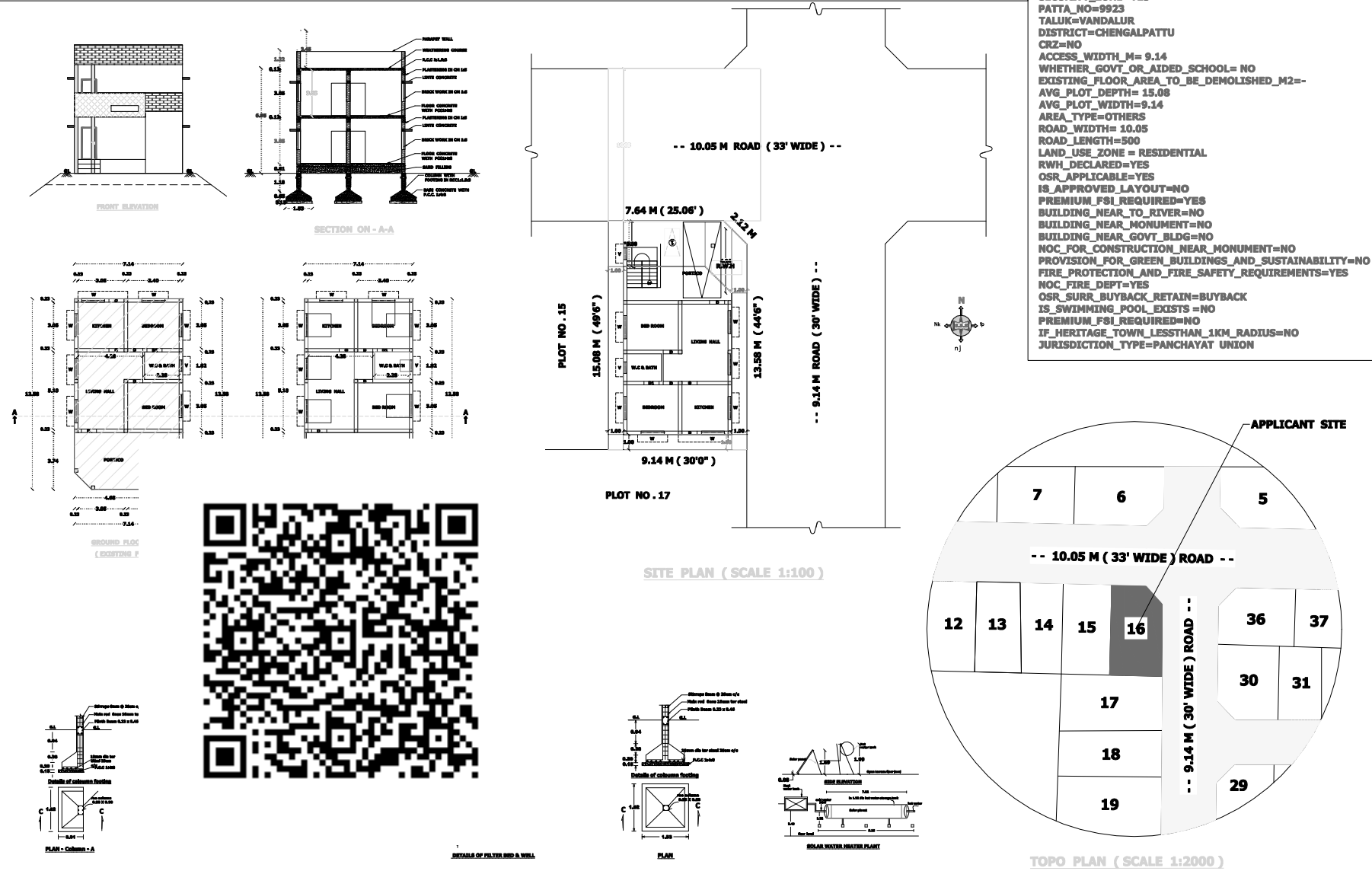
Residential

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 ROPOSED ADDITIONAL CONSTRUCTION OF A DWELLING HOUSE WITH FIRST FLOOR BUILDING IN PLOT NO. 16, SURVEY NO. 22/28 VIDE PATTa NO. 9923, APPROVED LAYOUT NO. T.P/D.T.C.P NO. 47/2020 AT GRS VILLA GARDAN PHASE III, NALLAMPakkAM VILLAGE, KAATANKULATHOOR PANCHAYAT UNION, VANDALUR TALUK, CHENGALPATTU DISTRICT.

APPLICANT NAME :- Mr. S. Senthil Arumugam .



PLAN INFO
PLOT_AREA_M2=136.77
PLOT_NO= 16
SURVEY_NO=22/28
AS_PER_DOCUMENT=137.21
AS_AT_SITE=136.77
FMB_OR_PLR=136.77
SINGLE_FAMILY_BLDG=NO
SECURITY_ZONE=YES
PATTa_NO=9923
TALUK=VANDALUR
DISTRICT=CHENGALPATTU
CRZ=NO
ACCESS_WIDTH_M= 9.14
WHETHER_GOVt_OR_AIDED_SCHOOL= NO
EXISTING_FLOOR_AREA_TO_BE_DEMOLISHED_M2=-
AVG_PLOT_DEPTH= 15.08
AVG_PLOT_WIDTH=9.14
AREA_TYPE=OTHERS
ROAD_WIDTH= 10.05
ROAD_LENGTH=500
LAND_USE_ZONE = RESIDENTIAL
RWH_DECLARED=YES
OSR_APPLICABLE=YES
IS_APPROVED_LAYOUT=NO
PREMIUM_FSI_REQUIRED=YES
BUILDING_NEAR_TO_RIVER=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVt_BLDG=NO
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=NO
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
NOC_FIRE_DEPT=YES
OSR_SURR_BUYBACK_RETAIN=BUYBACK
IS_SWIMMING_POOL_EXISTS =NO
PREMIUM_FSI_REQUIRED=NO
IF_HERITAGE_TOWN_LESS THAN_1KM_RADIUS=NO
JURISDICTION_TYPE=PANCHAYAT UNION

OFFICE USES				
AREA DETAILS :-				
PARTICULARS		SQ.M	SQ.FT	
SITE AREA AS PER DOCUMENT		137.21	1477.00	
SITE AREA AS PER SITE		136.77	1472.30	
SITE AREA AS SUPER IMPOSED		136.77	1472.30	
EXISTING BUILDING AREA IN GROUND FLOOR		82.16	884.37	
PROPOSED BUILDING AREA IN IN GROUND FLOOR (STAIR CASE)		7.08	76.31	
PROPOSED BUILDING AREA IN FIRST FLOOR		88.34	950.88	
TOTAL PROPOSED AREA		96.32	1036.80	
OPEN SPACE AREA		47.83	513.62	
EXIST.BUILDING REMOVED AREA				
DESCRIPTIONS	TOTAL BUILT UP AREA	NON PER AREA COVERED PARKING	OPENING	PER AREA
PROPOSED AREA 1/FLOOR	7.08	-	-	7.08
PROPOSED AREA 2/FLOOR	88.34	-	-	88.34
TOTAL AREA	96.32	-	-	96.32
FLOOR SPACE INDEX (FSI) = 0.70 < 2				
PARKING CALCULATION:-				
DESCRIPTIONS	CARS	TWO WHEELER		
REQUIRED PARKING	1	1		
AVAILABLE PARKING	1	1		
JOINERY DETAILS				
D - DOOR	-	1.00 X 2.13		
DI - DOOR	-	0.76 X 1.13		
W - WINDOW	-	1.82 X 1.82		
W 1 - WINDOW	-	1.82 X 1.82		
V - VENTILATOR	-	0.91 X 0.91		
SET BACK DETAILS				
SETBACK	REQUIRED	AVAILABLE		
FRONT	3.00 M	3.00 M		
REAR	N/A	1.00 M		
SIDE - 1	1.00 M	1.00 M		
SIDE - 2	1.00 M	1.00 M		
HEIGHT OF BUILDING BLOCK - 2 = 6.05 M				
ALL DIMENSIONS ARE IN METRE (SCALE - 1:100)				
APPLICANT SITE				
PROPOSAL				
EXISTING BUILDING				
EXISTING ROAD				
DEMOLISHED AREA				
LAND & BUILDING OWNER				
REGISTERED 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.

