

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.

SHEET NO : 02/02

PLAN SHOWING THE PROPOSED COMMERCIAL BUILDING - STILT(PARKING), FIRST & SECOND (SHOP) & THIRD FLOOR (STORAGE) COMPRISED IN OLD S.NO.603/B2, 603/2C OLD PATTU NO. 4037, NEW PATTU NO.4617, AS PER PATTU NEW S.NO.603B/2C2, SITUATED AT KELAMBAKKAM TO VANDALUR MAIN ROAD, PADUR VILLAGE, THIRUPORUR PANCHAYATH UNION, THIRUPORUR TALUK, CHENGALPATTU DISTRICT
ALL DIMENSIONS ARE IN METER

SCHEDULE OF JOINERY		File No:SWP/BPA/0395069/2024
D1	DOOR 1.5M X 2.10M	
W1	WINDOW 1.80M X 1.50M	
V	VENTILATOR 0.20M X 0.20M	

- SPECIFICATION:**
1. P.C.C 1:5:10 FOR FOUNDATION.
 2. P.C.C 1:4:8 FOR FLOOR CONCRETE.
 3. 0.23M THICK BRICK WALL IN CEMENT MORTAR 1:6
 4. ALL R.C.C WORKS IN 1:2:4 MIX
 5. WALL PLASTERING IN C.M 1:4
 6. CEILING PLASTERING IN C.M 1:3
 7. MOSAIC TILE FLOORING SET IN C.M 1:3
 8. ALL WOOD WORKS ARE IN TEAK COUNTRY WOOD.



COLOUR INDEX	SEPTIC TANK	- *1 Nos.
PROPOSED	O.H.T	- 1 No.
BOUNDARY ROAD	COMPOUND WALL	- 64.00 RML

SCALE : 1:100 F.S.I = 1.48

PARKING CALCULATION:

1 CAR	REQUIRED	PROVIDED
1 CAR	75 Sq.m	3 NO'S (1 PH + 2 General)
1 T/WHEELER	1 NO'S	12 NO'S (2 PH + 10 General)

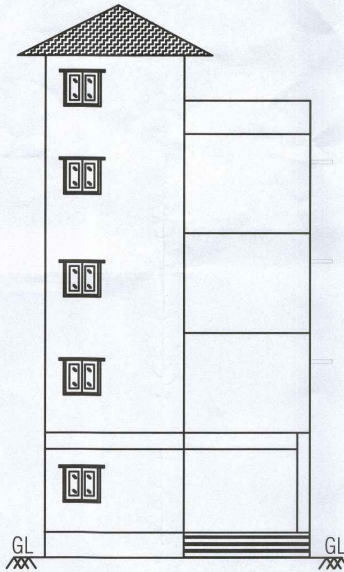
SANITARY REQUIREMENTS:

- MALE TOILET = 2 Nos
FEMALE TOILET = 2 Nos
PH TOILET = 4 Nos (Female - 2 & Male - 2)

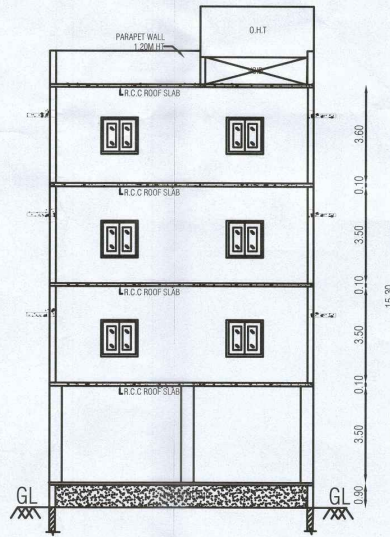
SIGNATURE OF OWNER

S. Prakash Kumar
S. PRAMODHARAN, D.E. CIVIL
DTP Regd. Engr. RE/GR-67203/01/001
No. 14A, Sridam Plaza, 17th Street,
Tiruvallur, Velachery, Chennai-42.
Mail: saramodhan22@gmail.com
Mobile: 9781925937

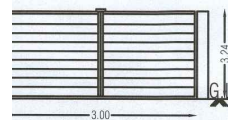
REGISTERED ENGINEER



ELEVATION

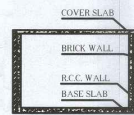


SECTION

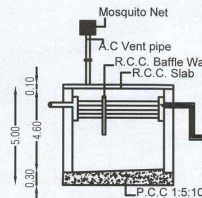


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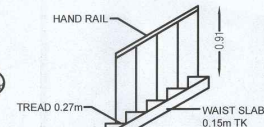
E & COMPOUND WALL DETAIL



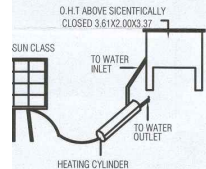
SECTION



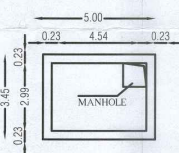
SECTION



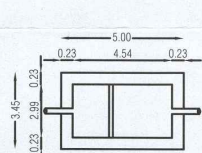
STAIRCASE DETAIL



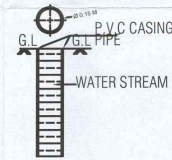
SOLAR WATERHEATER DETAIL



UG SUMP DETAIL

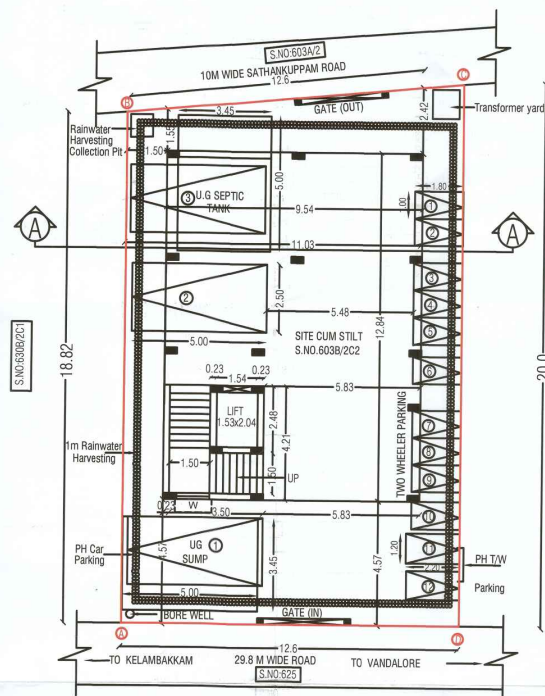


SEPTIC TANK DETAILS

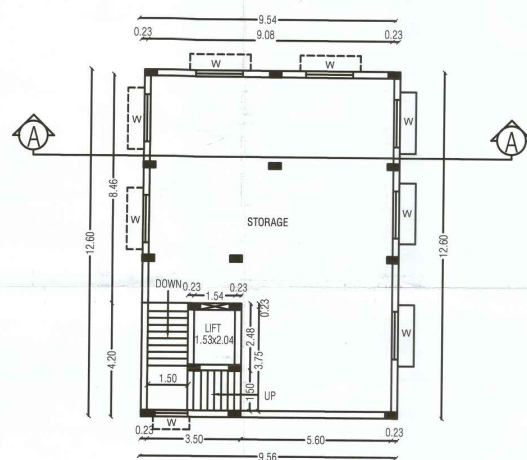
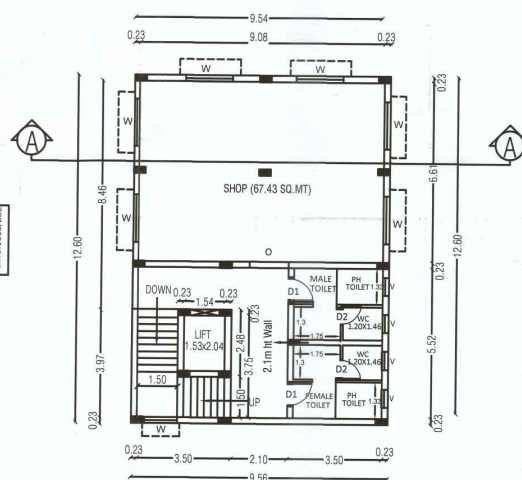
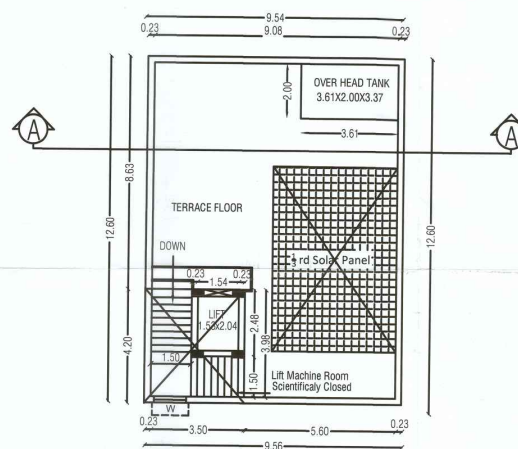


BOREWELL DETAIL

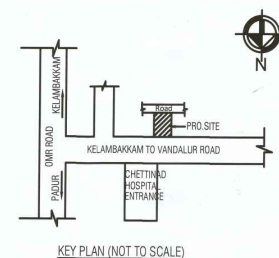
NOTE: ALL BELOW - UP DETAILS ARE NOT TO SCALE



SITE CUM PROPOSED STILT FLOOR PLAN

PROPOSED FLOOR PLAN
(THIRD FLOOR)PROPOSED TYPICAL FLOOR PLAN
(FIRST, SECOND FLOOR)

TERRACE FLOOR PLAN



KEY PLAN (NOT TO SCALE)

PLAN SHOWING THE PROPOSED COMMERCIAL BUILDING - STILT(PARKING), FIRST & SECOND (SHOP) & THIRD FLOOR (STORAGE) COMPRISED IN OLD S.NO.603/B2, 603/2C OLD PATTA NO. 4037, NEW PATTA NO.4617, AS PER PATTA NEW S.NO.603B/2C2, SITUATED AT KELAMBAKKAM TO VANDALUR MAIN ROAD, PADUR VILLAGE, THIRUPURUR PANCHAYATH UNION, THIRUPURUR TALUK, CHENGALPATTU DISTRICT

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AREA STATEMENT:

TOTAL PLOT AREA (As Per Patta) 0.02.44 Hectar (244 sq.m.)

DESCRIPTION	FSI (SQ.M)	NON - FSI (SQ.M)	TOTAL (SQ.M)
PRO.STILT FLOOR	-	120.33	120.33
PRO.1ST FLOOR(SHOP)	120.33	-	120.33
PRO.2ND FLOOR(SHOP)	120.33	-	120.33
PRO.3RD FLOOR(STORE)	120.33	-	120.33
HEAD ROOM	-	15.56	15.56
TOTAL	360.99	135.89	496.88

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SIGNATURE OF OWNER

S. Thangizhavan
S. THANGIZHAVAN, B.E. CIVIL
OTSP Regd. Engr. Reg. No. 072023/1001
No. 44A, Sirim Patti, 17th Street,
Tamil Nagar, Velachery, Chennai-42
Mail: sareham202@gmail.com
Mobile: 9791956837

REGISTERED ENGINEER

BUILDING PLANNING PERMISSION
ROC NO : SWP/BPA/395069/2024
SITE BOUNDARY SHOWN AS " A - D "
BUILDING PLANNING PERMISSION
NO:SWP/B.P/M.L.A.P(C.D -5)NO:12/2025

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.

