

PP

APPROVAL RECORD

Planning Permission

Chengalpattu district, Tamil Nadu

APPROVAL TYPE

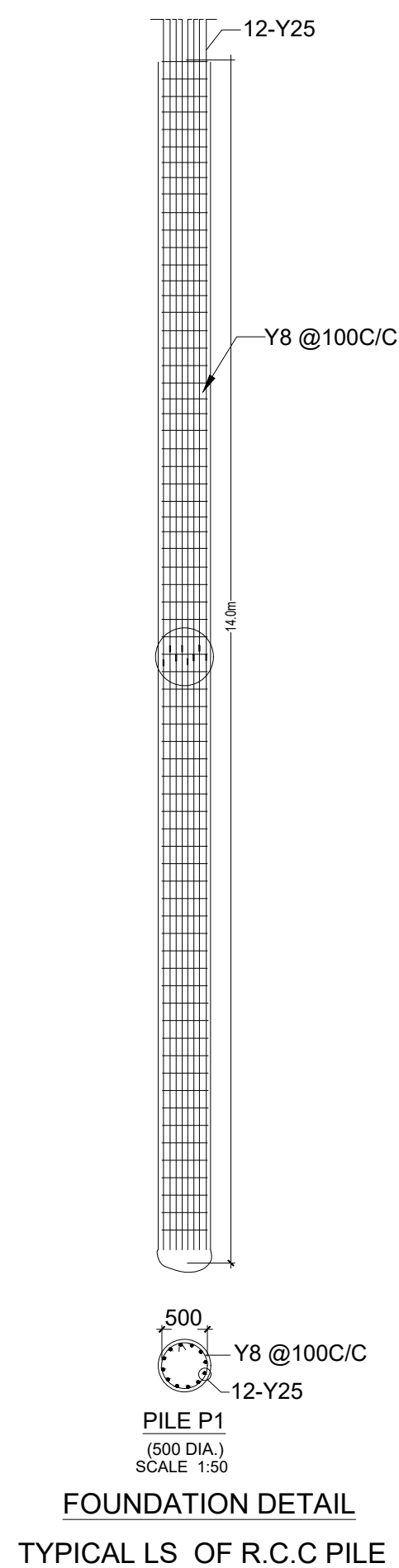
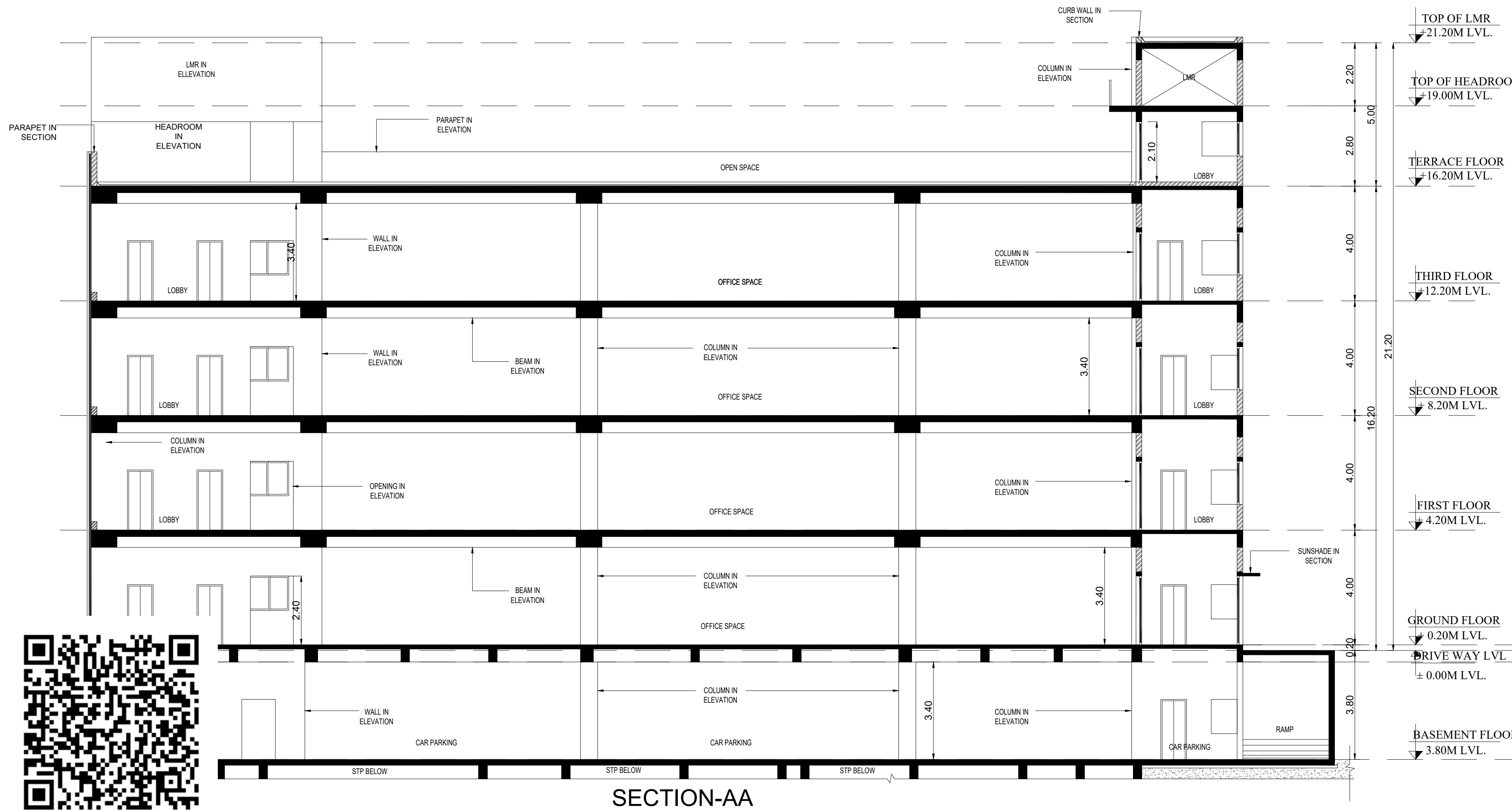
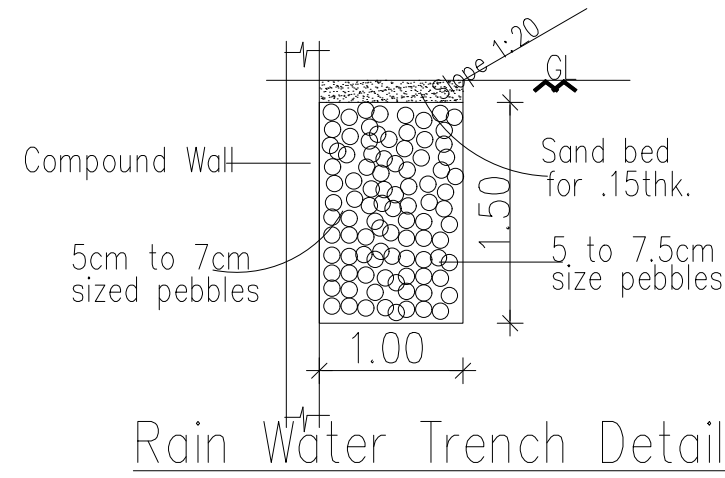
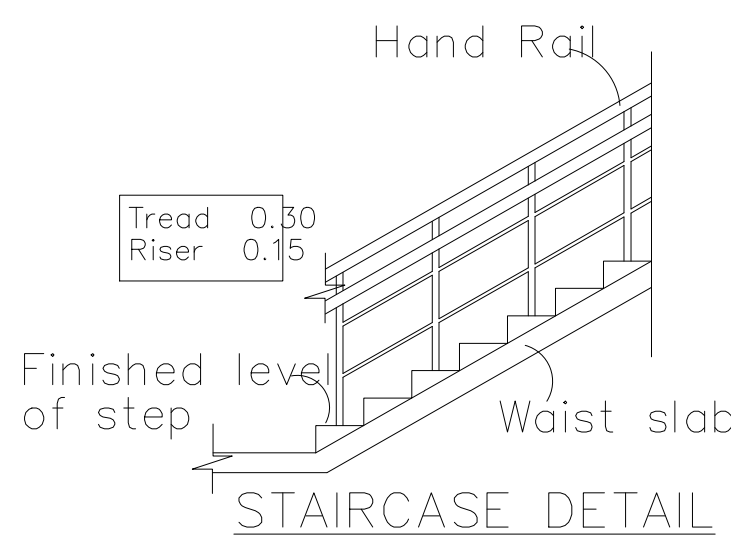
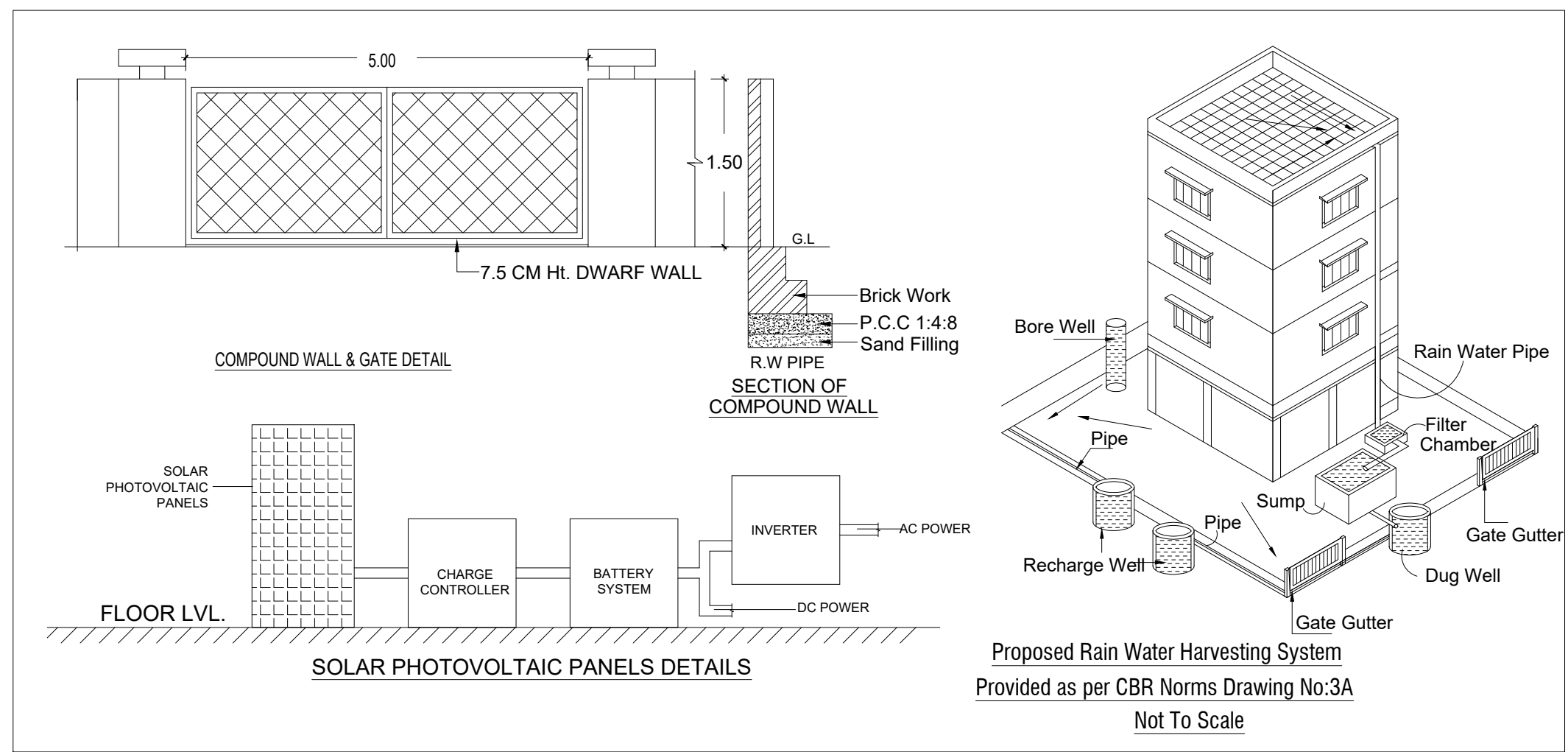
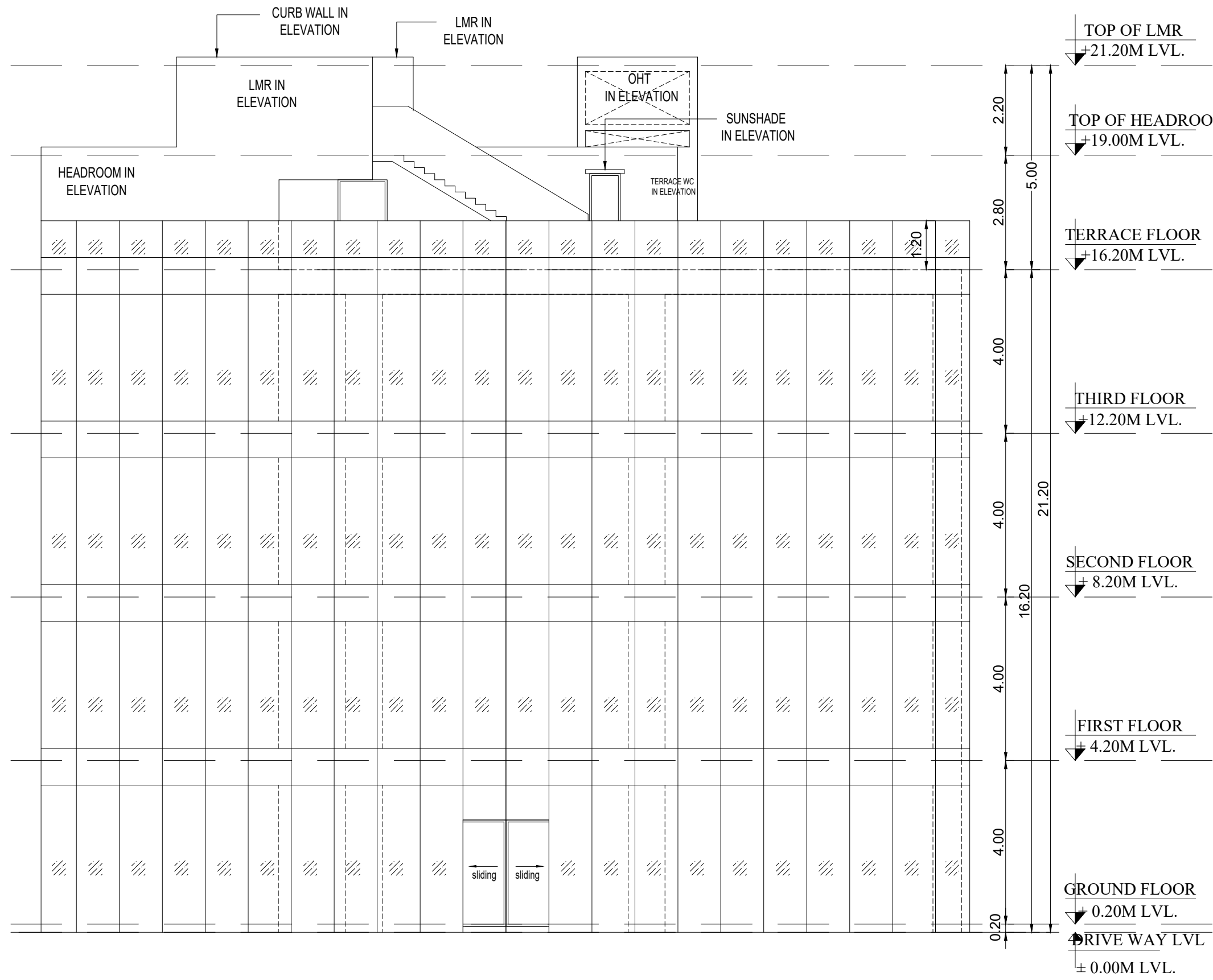
Building Plan

ISSUING AUTHORITY

Rural Panchayat

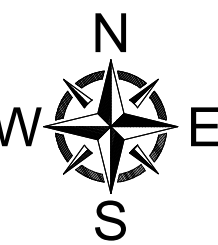
The approval as the planning authority issued it, reproduced in full behind this page.

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



PLAN SHOWING THE PROPOSED CONSTRUCTION OF COMMERCIAL OFFICE BUILDING ALREADY APPROVED LAYOUT NO : 243/2024 IN PLOT NO.1, S.F.NO: 14/2C1B2 AT EGATTUR VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

COLOUR INDEX :	REFERENCE :
PROPOSED ☐	SCALE : 1:100
BOUNDARY ☐	DATE : 12 FEB 2025
ROAD ☐	
DRIVEWAY ☐	



MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

For DRA SMART CITY LLP
Authorised Signatory

ARCHITECT / REGISTERED ENGINEER :

PRASHANTH S KHARCHE
B.ARCH., DIP. BUSINESS MANAGEMENT, A.I.I.A., A.I.I.D.,
REGISTERED COUNCIL OF ARCHITECTURE No: CA/2004/13670
APPROVED VALUER No: F18319
LICENSED SURVEYOR - GREATER CHENNAI CORPORATION 18/01/2019 & 22.10.2019
Reg. No. RA/GA/G-1/19/03/091 Dt: 18.03.2019
Reg. No. CDRGN/RA/G-1/2019/04/005 Dt: 02.05.2019
No. 2/20, SHAFEE MOHAMMED ROAD, CHENNAI - 600 006.
V. + 91 044 2829 1291, 3874 3261

REGISTERED STRUCTURAL ENGINEER :

S. Soundrapandian, M.E. Structural
SE Grade-I DTP (R.No: CDRGN/SE/G-1/2019/06/15)
36, Suppa Colony, Guindy, Ch-32. 9952045424

FOR OFFICE USE ONLY
TAMILNADU STATE WIDE SINGLE WINDOW PORTAL
Online Application : SWP/BPA/0441955/2025
Scrutiny Reference : LVCENSRR

PLANNING PERMISSION NO - B.P/MLPA(CD-5) No:16/2025

AREA STATEMENT DETAILS

PROPOSED BUILDING AREA DETAILS :

PARKING DETAILS :

1 TWO WHEELER SPACE FOR EVERY 25.00 SQ.M
VISITOR'S PARKING SPACE FOR 10%

PARKING DETAILS :

JOINERY SCHEDULE

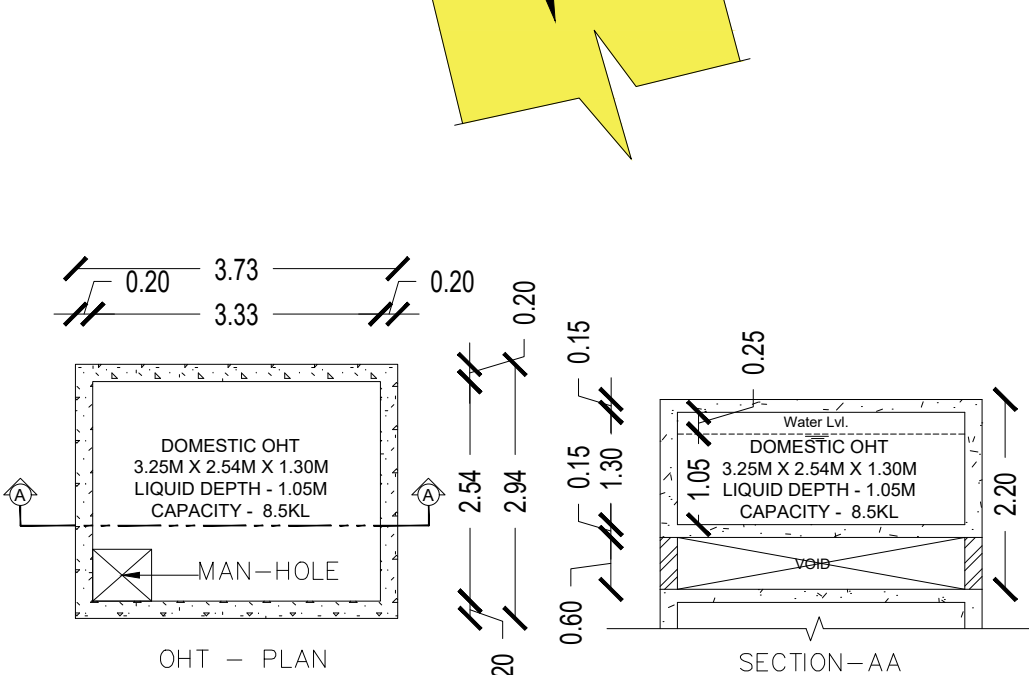
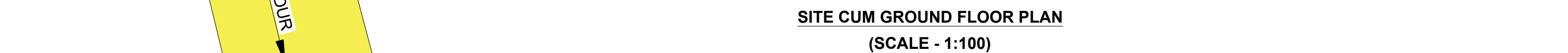
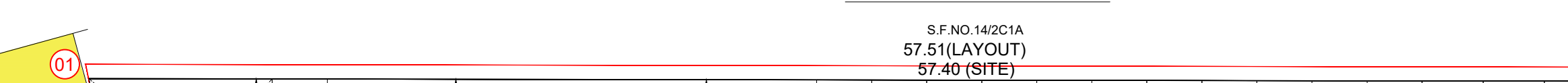
COLOUR INDEX :		REFERENCE :	
PROPOSED		SCALE : 1:100	
BOUNDARY		DATE : 12 FEB 2025	
ROAD			
DRIVEWAY			

PROVIDED FOR ENTIRE BUILDING

ARCHITECT / REGISTERED ENGINEER :

REGISTERED STRUCTURAL ENGINEER

Scrutiny Reference : JVCENSRB



SANITATION REQUIREMENTS FOR COMMERCIAL OFFICE							
MEMBER COUNT IN ALL FLOORS - 80 NOS							
TOTAL NUMBER OF FLOORS = 04 NOS							
TOTAL NUMBER OF MALE = 40 NOS							
TOTAL NUMBER OF FEMALE = 40 NOS							
S.NO	SANITARY UNIT	FOR MALE	REQUIRED FOR MALE	PROVIDED FOR MALE	FOR FEMALE	REQUIRED FOR FEMALE	PROVIDED FOR FEMALE
1	WATER CLOSET(W.C)	ONE FOR 25nos	02	04	ONE FOR 25nos	02	08
3	URINALS	2 FOR 21- 45 PERSONS	02	08	-	-	-
4	WASH BASINS	ONE FOR EVERY 25 PERSONS	02	04	ONE FOR EVERY 25 PERSON	02	04
6	DRINKING WATER FOUNTAINS	ONE FOR EVERY 100 PERSONS (COMMON)	01	04			
7	CLEANER'S SINK	ONE PER FLOOR MINIMUM (COMMON)	01	01 TOTAL -04nos			

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.

