

PP

APPROVAL RECORD

Planning Permission

Chengalpattu district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

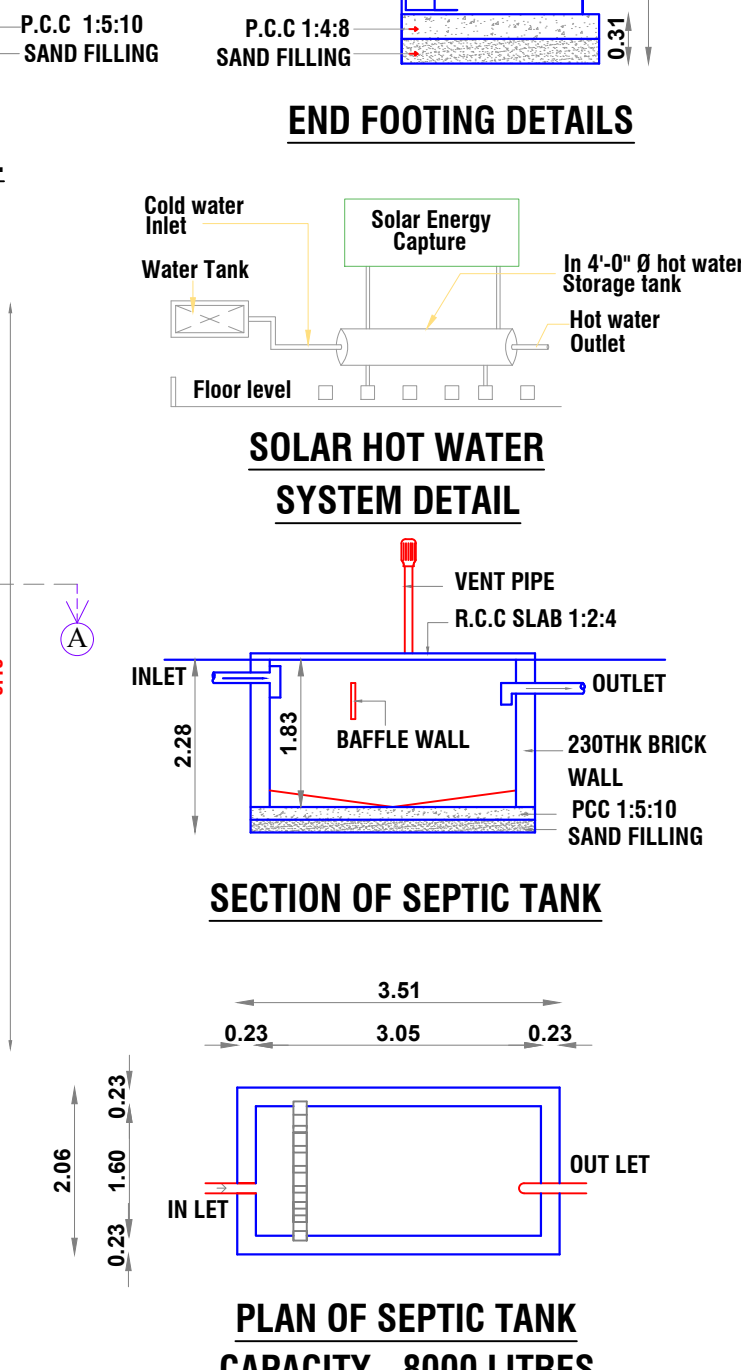
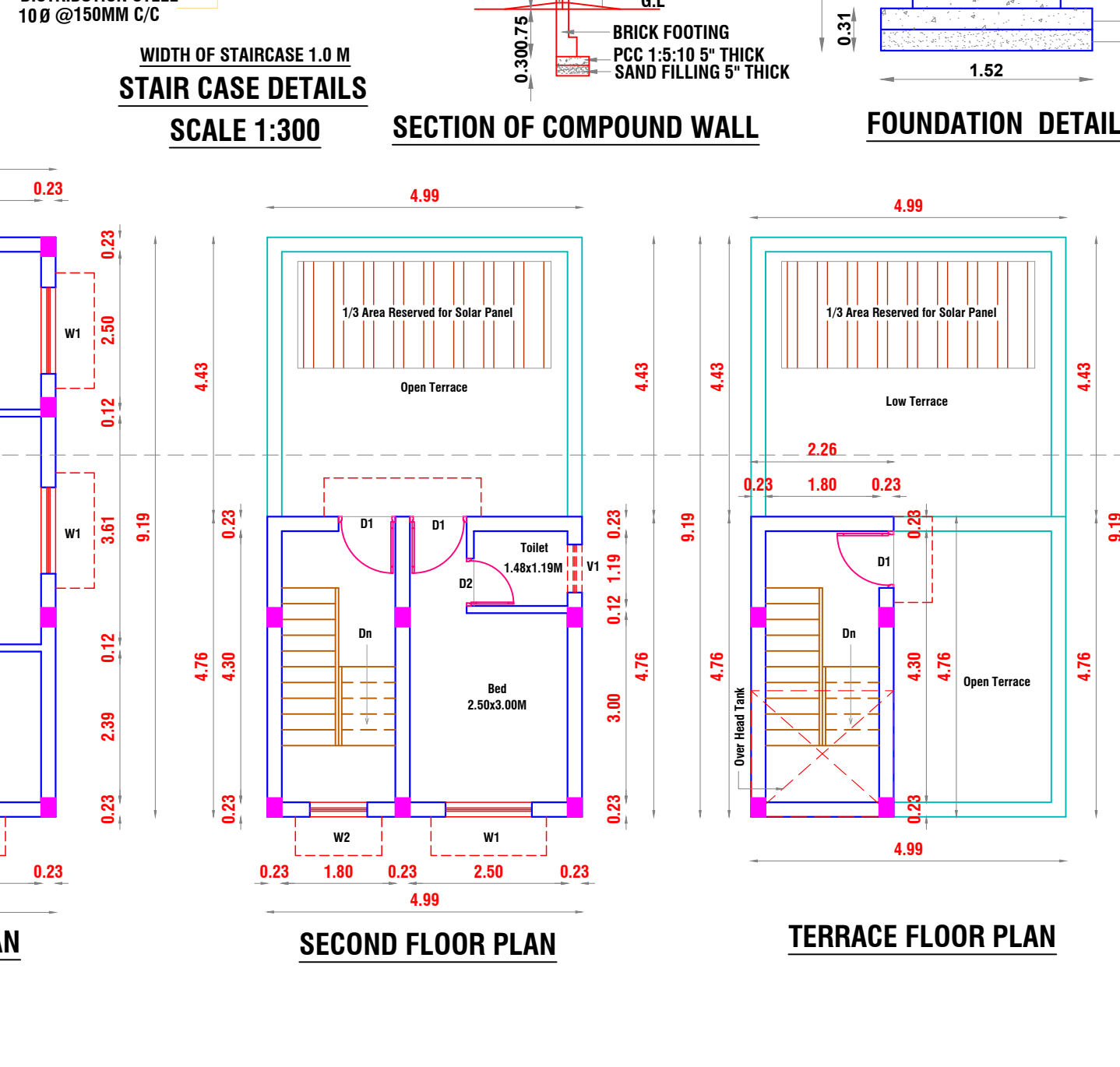
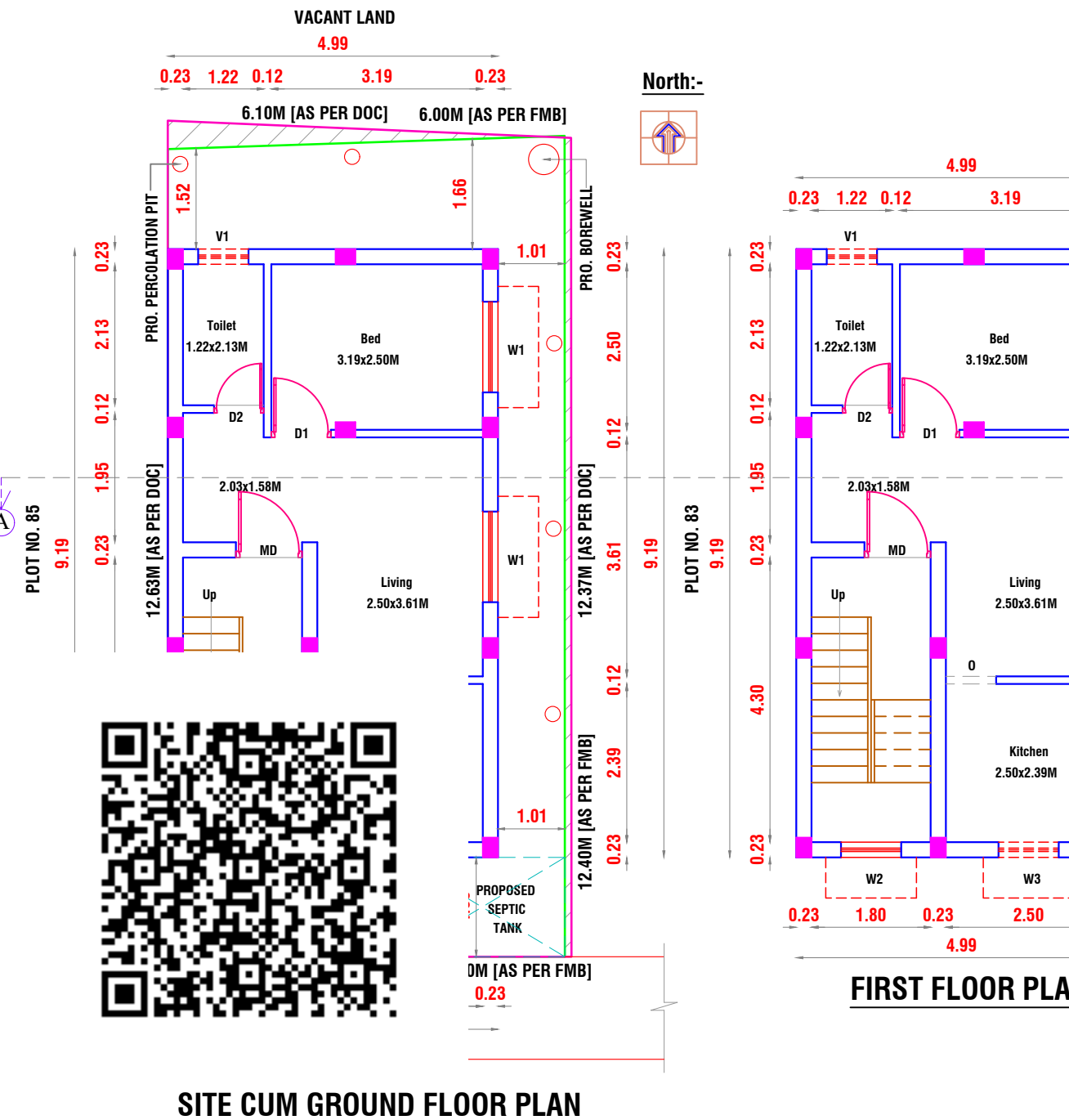
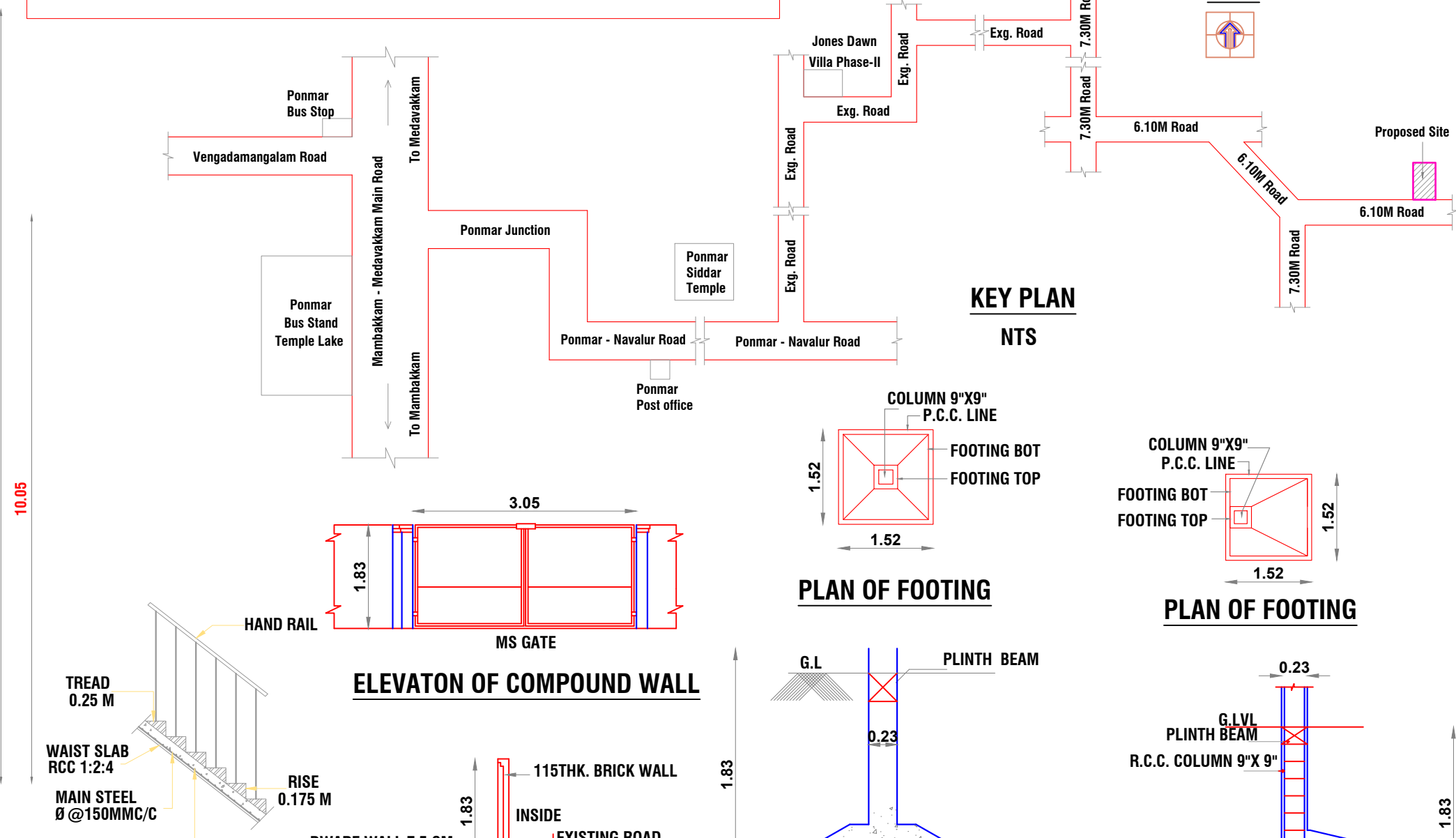
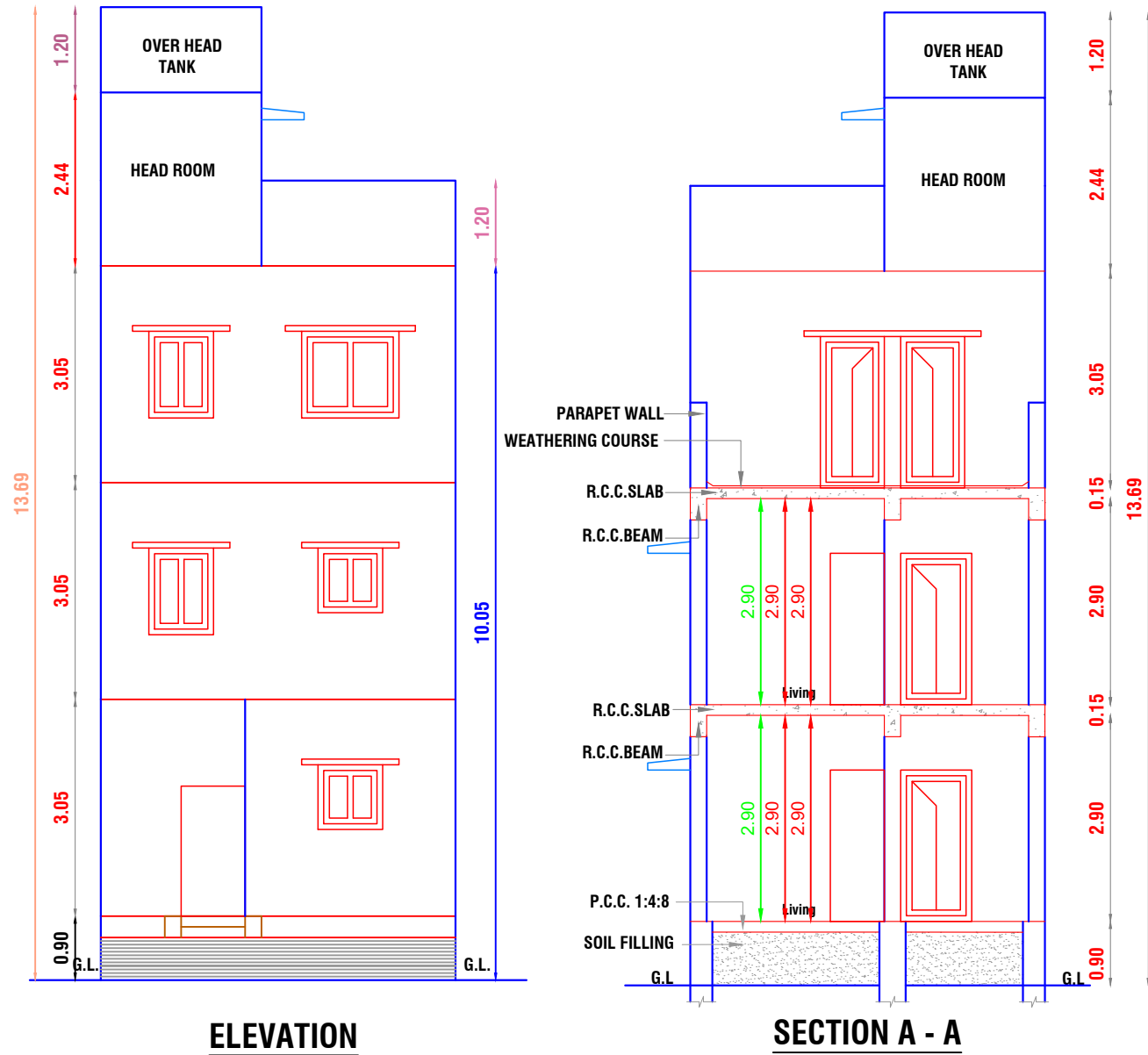
Rural Panchayat

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 GROUND, FIRST & SECOND FLOOR RESIDENTIAL BUILDING [2 - DWELLING UNIT] IN OLD S.NO. 261/1A1A1 & 262/2A1A1, AS PER PATTA NEW S.NO. 262/14 [PATTA NO. 3788] @ PLOT NO. 84, DHANALAKSHMI NAGAR OF PONMAR VILLAGE, VANDALUR TALUK, CHENGALPATTU DISTRICT. THIRUPORUR PANCHAYAT UNION LIMIT.

NOTE:- LAYOUT APPROVED BY DTCP NO. 273(R) /2017, DATED ON 22.12.2017.



SCHEDULE OF JOINERY			
TYPE	DESCRIPTION	WIDTH FEET (METER)	HEIGHT FEET (METER)
MD	MAIN DOOR	3'-6" (1.07 M)	7'-0" (2.14 M)
D1	DOOR	3'-0" (0.91 M)	7'-0" (2.14 M)
D2	DOOR	2'-6" (0.76 M)	7'-0" (2.14 M)
W1	WINDOW	4'-6" (1.37 M)	4'-0" (1.21 M)
W2	WINDOW	3'-0" (0.91 M)	4'-0" (1.21 M)
W3	WINDOW	3'-0" (0.91 M)	3'-0" (0.91 M)
V1	VENTILATOR	2'-6" (0.75 M)	2'-6" (0.75 M)
SPECIFICATIONS			
FOUNDATION	:	R.C.C FRAMED STRUCTURE	
SUPERSTRUCTURE	:	9" & 4 1/2" THICK B.W IN C.M 1:5 (1 OF CEMENT AND 5 OF SAND).	
R.C.C. WORK	:	R.C.C. 1:2:4 (1 CEMENT : 2 SAND : 4 AGGREGATE).	
DOORS & WINDOWS:	:	WOOD FRAME & SHUTTER FOR DOORS WOOD FRAME & GLAZED FOR WINDOWS.	
PLASTERING	:	CEILING AND BEAMS IN C.M. 1:3 INTERIOR AND EXTERIOR IN C.M. 1:4.	
FLOORING	:	VITRIFIED TILES FLOORING & CERAMIC TILE FLOORING FOR TOILETS.	
WEATHERING COURSE	:	12MM THICK PRESSED LAY OVER LIME CONCRETE 1:3 LAID TO SLOPE NECESSARY C.M. 1:3	
PAINTING	:	2 COATS EMULSION FOR INTERIOR & WEATHERSHIELD FOR EXTERIOR WALLS.	
WATER TANK	:	WATER TANK SCIENTIFICALLY CLOSED.	
SEPTIC TANK	:	SEPTIC TANK HERMITICALLY CLOSED.	
AREA STATEMENT [FSI]			
DESCRIPTION		SQM	
PLOT EXTENT [AS PER DOC]		76.18	
PLOT EXTENT [AS PER PATTA]		76.00	
GROUND FLOOR		45.86	
FIRST FLOOR		45.86	
SECOND FLOOR		23.75	
TOTAL FLOOR AREA		115.47	
F.S.I.		: 1.519	
NO. OF DWELLING UNITS		: 2	
AREA STATEMENT [NON FSI]			
DESCRIPTION		SQM	
HEAD ROOM		10.76	
D. Ram Kumar			
SIGNATURE OF OWNER			
P. Ram Kumar P.RAMKUMAR B.E., REG.NO. CGLRGN/ RE/ Gr-II/ 2019/ 09/ 013 CHENGALPATTU DISTRICT View Points No.7/4, Munavar Avenue, 4th Street, Essa Pallavaram, Chennai- 600 043. Mob: 99529 72184 Email : vpoints@rediffmail.com			
SIGNATURE OF REGISTERED ENGINEER			
VIEW POINTS Consulting Engineers & Licensed Surveyors No.10, Ponniyammam Kovil 1st Street, Pallavaram, Chennai - 600 043. Ph: 044-2264 2184, Telefax: 044-2264 4252 Mob: 98842 11274. Email: vpoints@rediffmail.com			

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.

