

PP

APPROVAL RECORD

Planning Permission

Chengalpattu district, Tamil Nadu

APPROVAL TYPE

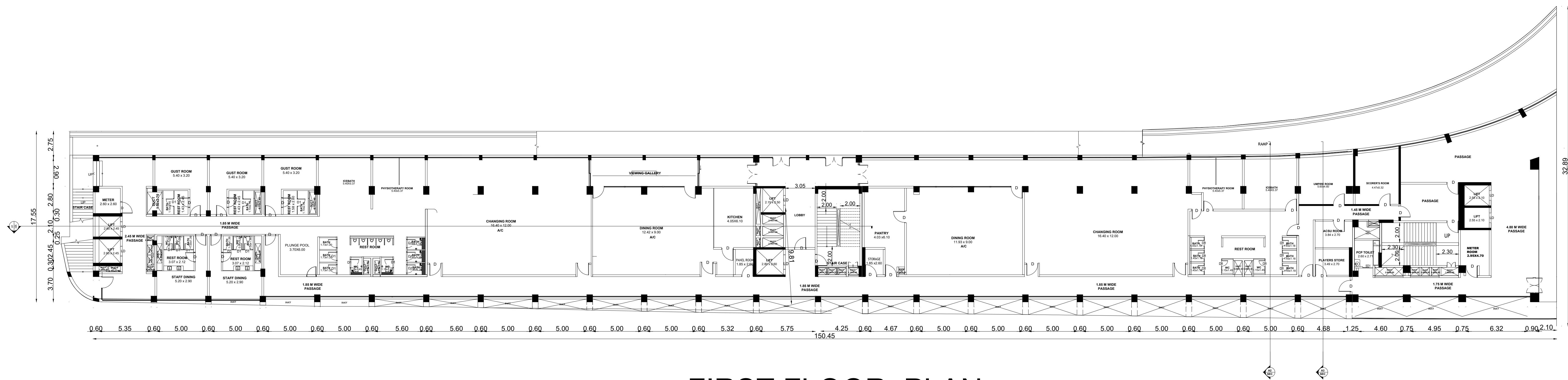
Building Plan

ISSUING AUTHORITY

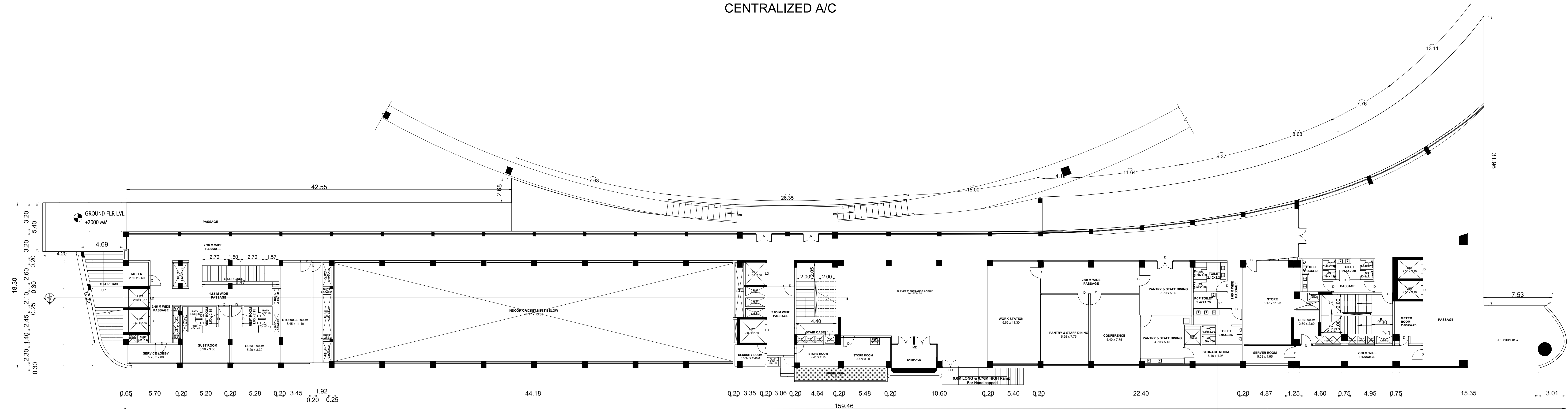
DTCP

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

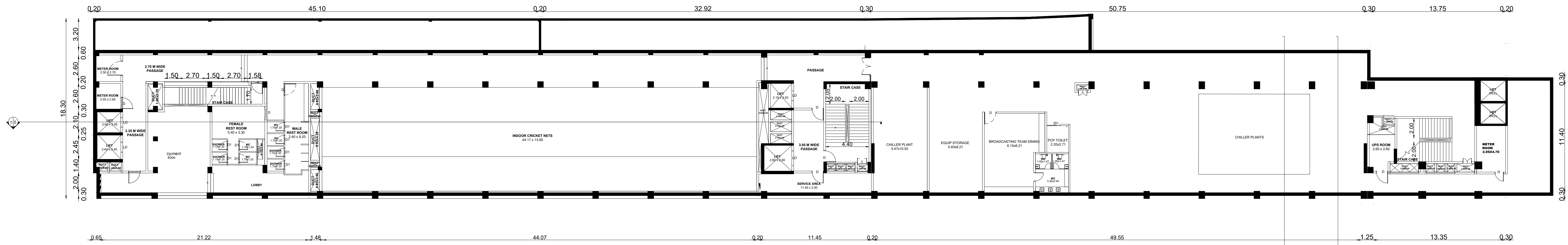
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



FIRST FLOOR PLAN
CENTRALIZED A/C



GROUND FLOOR PLAN
CENTRALIZED A/C



BASEMENT FLOOR PLAN
MECHANICAL VENTILATION

PLAN SHOWING THE REVISED & PROPOSED ADDITIONAL CONSTRUCTION OF COMMERCIAL (RECREATIONAL CLUB) BUILDING, IN SURVEY NOS: 191/1, 191/2, 192, 193/1, 193/2, 193/3, 194/1A, 194/1B, 194/1C, 194/2, 195/1, 195/2A, 195/2B, 196/1A, 196/1B, 196/2A, 196/2B, 197/1, 197/2A, 2B, 198/1B1A, 198/1B2A, 204/1A, 204/2A1, 204/2B1, 207/1A, 207/1B& 207/2, OSR GIFTED IN VILLAGE PANCHAYAT UNION SURVEY NOS:198/1A1, 203/1, 203/2, 203/3, 203/4, 204/1B, 204/2A2, 204/2B2 -DOC NO-29961/2023, (DATED:15/12/2023) AT NAVALUR VILLAGE And PANCHAYAT, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

REVISED & PROPOSED BUILDING AREA DETAILS :				
S.NO	DESCRIPTION	FSI (SQ.M)	NON-FSI (SQ.M)	BUILD-UP AREA (SQ.M)
BLOCK -01				
	BASEMENT FLOOR	2434.35	42.17	2476.52
	GROUND FLOOR	2026.99	550.82	2577.81
1	FIRST FLOOR	2474.48	90.85	2565.33

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

FOUNDATION : RCC 1:1/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8.

RCC WORK : All Column, Beams, Roof Slab, Lintel & Sunshade are in CC 1:1/2:3(M-25)

BRICKWORK : B.W in Basement & Superstructure are in CM 1:5.

JOINERY : Joineries are made with Steel (or) first class teak wood.

WEATHERING : 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortar and sloped with water proofing compound.

PLASTERING : Ceiling plastering with CM 1:3 Inside & Outside walls are plastering with CM 1:4.

PAINTING : White washing with two coats over the one coat of primer for Ceiling Colour washing with two coats over one coat of primer for all Walls.

JOINERY SCHEDULE	
DD	1.80 x 2.40 DOUBLE DOOR
D	1.00 x 2.40 DOOR
D1	0.80 x 2.40 DOOR
D2	0.70 x 2.40 DOOR
SD1	0.90 x 2.40 DOOR
W	2.00 x 1.50 WINDOW
V	5.40 x 0.91 VENTILATOR
V1	0.60 x 0.91 VENTILATOR
V2	0.55 x 0.91 VENTILATOR
GW	5.00 x 3.20 GLASS WINDOW
GW1	3.79 x 3.20 GLASS WINDOW
GW2	2.70 x 3.20 GLASS WINDOW
GW3	1.00 x 3.20 GLASS WINDOW
GW4	4.00 x 3.20 GLASS WINDOW
COLOUR INDEX :	
PROPOSED	SCALE : 1:100
BOUNDARY	DATE : 27 FEB 2025
ROAD	
DRIVEWAY	

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

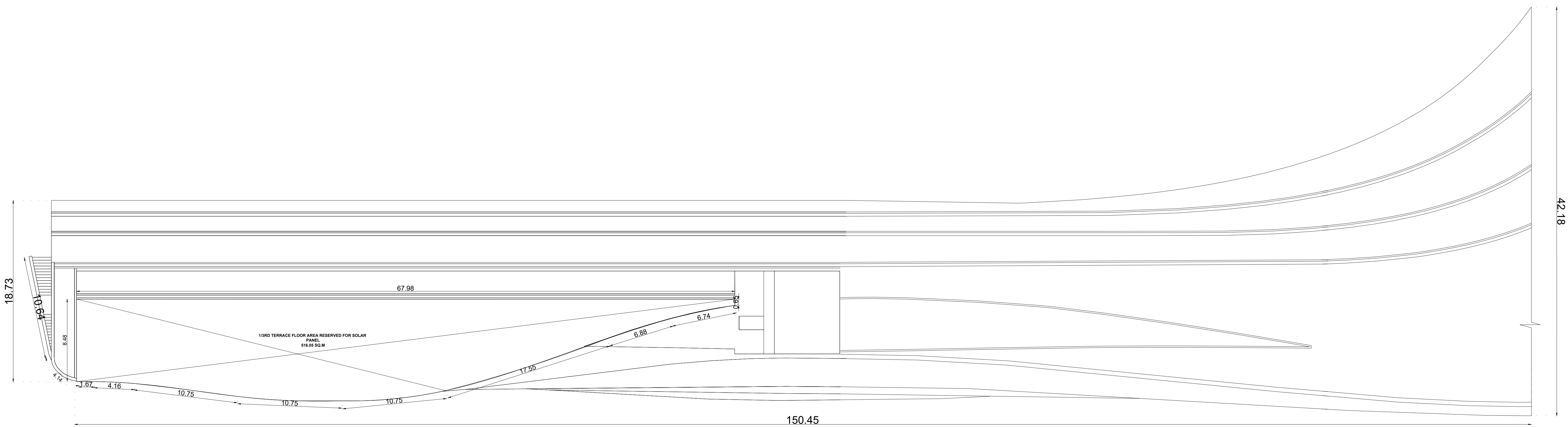
For CHENNAI SUPER KINGS CRICKET LIMITED
K. S. Vigneshwaran
Authorised Signatory

ARCHITECT / REGISTERED ENGINEER :

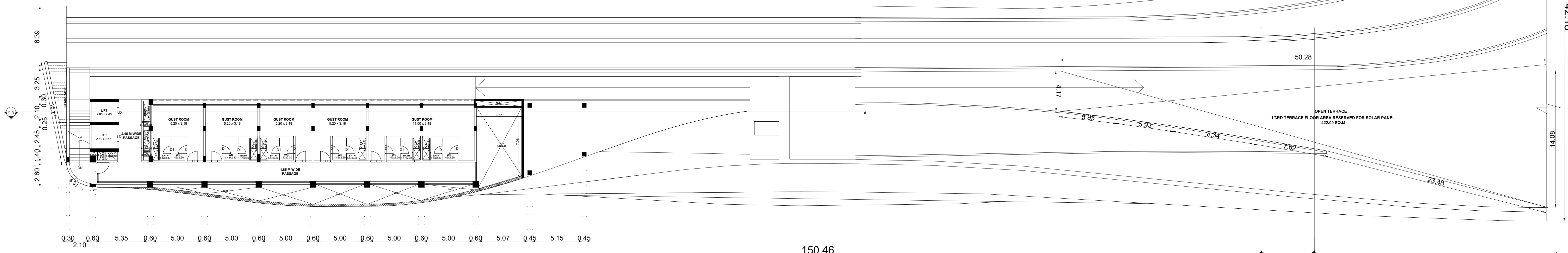
SIDDHAARTH A LULLA, B. Arch
Registered Architect, Grade-I (RA)
COA No.: CA/2017/94713
5B, New Anna Road, Kilpauk, Chennai-600 010.
Email: siddhaarth@vrtspac.in
Phone No. +9144 28450144/45

REGISTERED STRUCTURAL ENGINEER :

N. N. Nagendra Kumar
N.N.NAGENDRA KUMAR
Structural Engineer Grade-I (RSE)
TVLR/RSE/G-1/2022/89/016 dated 02-09-2022
1307 Brigade Towers, 135 Brigade Road,
Bangalore-560025
Mobile:9845038100 Email: nagendra@sterlingbtr.com



THIRD FLOOR PLAN
CENTRALIZED A/C



SECOND FLOOR PLAN
CENTRALIZED A/C

PLAN SHOWING THE REVISED & PROPOSED ADDITIONAL CONSTRUCTION OF COMMERCIAL (RECREATIONAL CLUB) BUILDING, IN SURVEY NOS: 191/1, 191/2, 192, 193/1, 193/2, 193/3, 194/1A, 194/1B, 194/1C, 194/2, 195/1, 195/2A, 195/2B, 196/1A, 196/1B, 196/2A, 196/2B, 197/1, 197/2A, 2B, 198/1B1A, 198/1B2A, 204/1A, 204/2A1, 204/2B1, 207/1A, 207/1B& 207/2, OSR GIFTED IN VILLAGE PANCHAYAT UNION SURVEY NOS:198/1A1, 203/1, 203/2, 203/3, 203/4, 204/1B, 204/2A2, 204/2B2 -DOC NO-29961/2023, (DATED:15/12/2023) AT NAVALUR VILLAGE And PANCHAYAT, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

REVISED & PROPOSED BUILDING AREA DETAILS :				
S.NO	DESCRIPTION	FSI (SQ.M)	NON-FSI (SQ.M)	BUILD-UP AREA (SQ.M)
BLOCK -01				
1	SECOND FLOOR	1969.08	33.85	2002.93
	THIRD FLOOR	369.50	53.01	422.51

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

FOUNDATION : RCC 1:11/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8.

RCC WORK : All Column, Beams, Roof Slab, Lintel, & Sunshade are in CC 1:11/2:3(M-25)

BRICKWORK : B.W in Basement & Superstructure are in CM 1:5.

JOINERY : Joineries are made with Steel (or) first class teak wood.

WEATHERING : 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortar and sloped with water proofing compound.

PLASTERING : Ceiling plastering with CM 1:3 Inside & Outside walls are plastering with CM 1:4.

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JOINERY SCHEDULE	
DD	1.80 x 2.40 DOUBLE DOOR
D	1.00 x 2.40 DOOR
D1	0.80 x 2.40 DOOR
D2	0.70 x 2.40 DOOR
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GW1	3.79 x 3.20 GLASS WINDOW
GW2	2.70 x 3.20 GLASS WINDOW
GW3	1.00 x 3.20 GLASS WINDOW
GW4	4.00 x 3.20 GLASS WINDOW
COLOUR INDEX :	
REFERENCE :	
PROPOSED	SCALE : 1:100
BOUNDARY	DATE : 27 FEB 2025
ROAD	
DRIVEWAY	

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

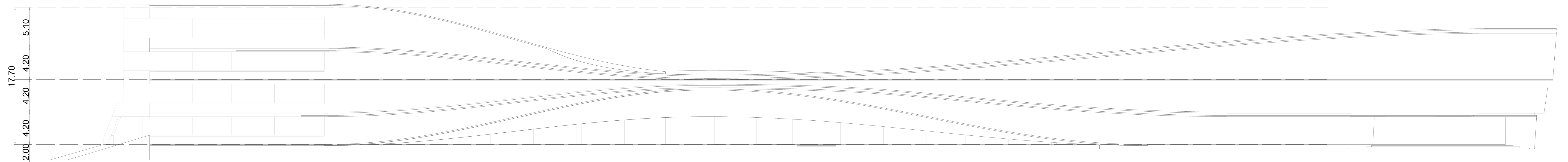
For CHENNAI SUPER KINGS CRICKET LIMITED
K.S. Vigneshwaran
Authorised Signatory

ARCHITECT / REGISTERED ENGINEER :

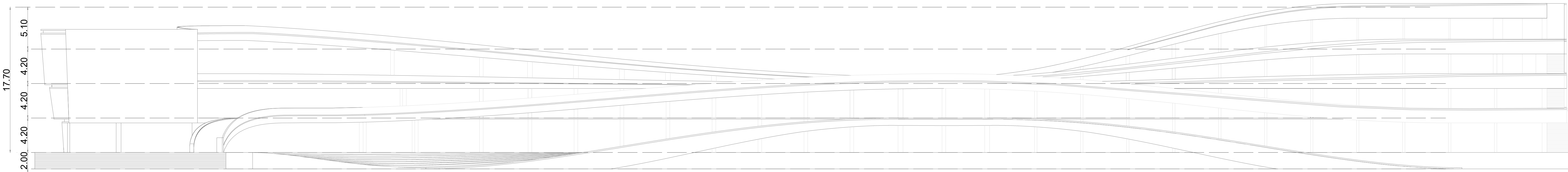
SIDDHARTH A LULLA, B. Arch
Registered Architect, Grade-I (RA)
CDA No.: CA/2017/84713
58, New Avudai Road, Kilpauk, Chennai-600 010.
Email: siddharth@trispaces.in
Phone No. +9144 28450144/45

REGISTERED STRUCTURAL ENGINEER :

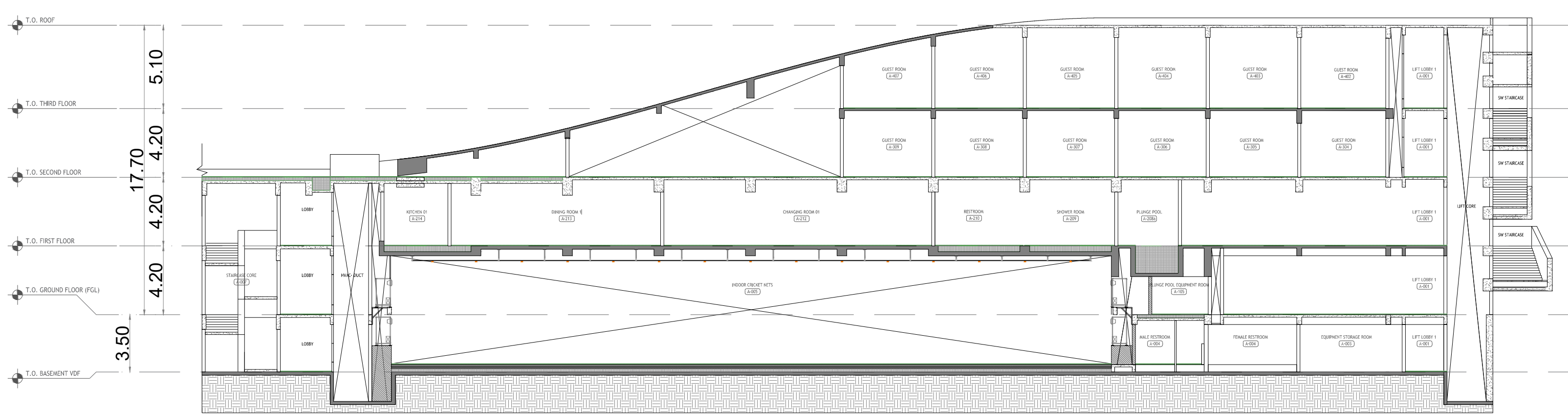
N. N. Nagendra Kumar
N.N.NAGENDRA KUMAR
Structural Engineer Grade-I (RSE)
TVLR/RSE/Gr-1/2822/09/010 Dated 02-09-2022
1307 Brigade Towers, 135 Brigade Road,
Bangalore-560025
Mobile:9845038100 Email: nagendra@sterlingblr.com



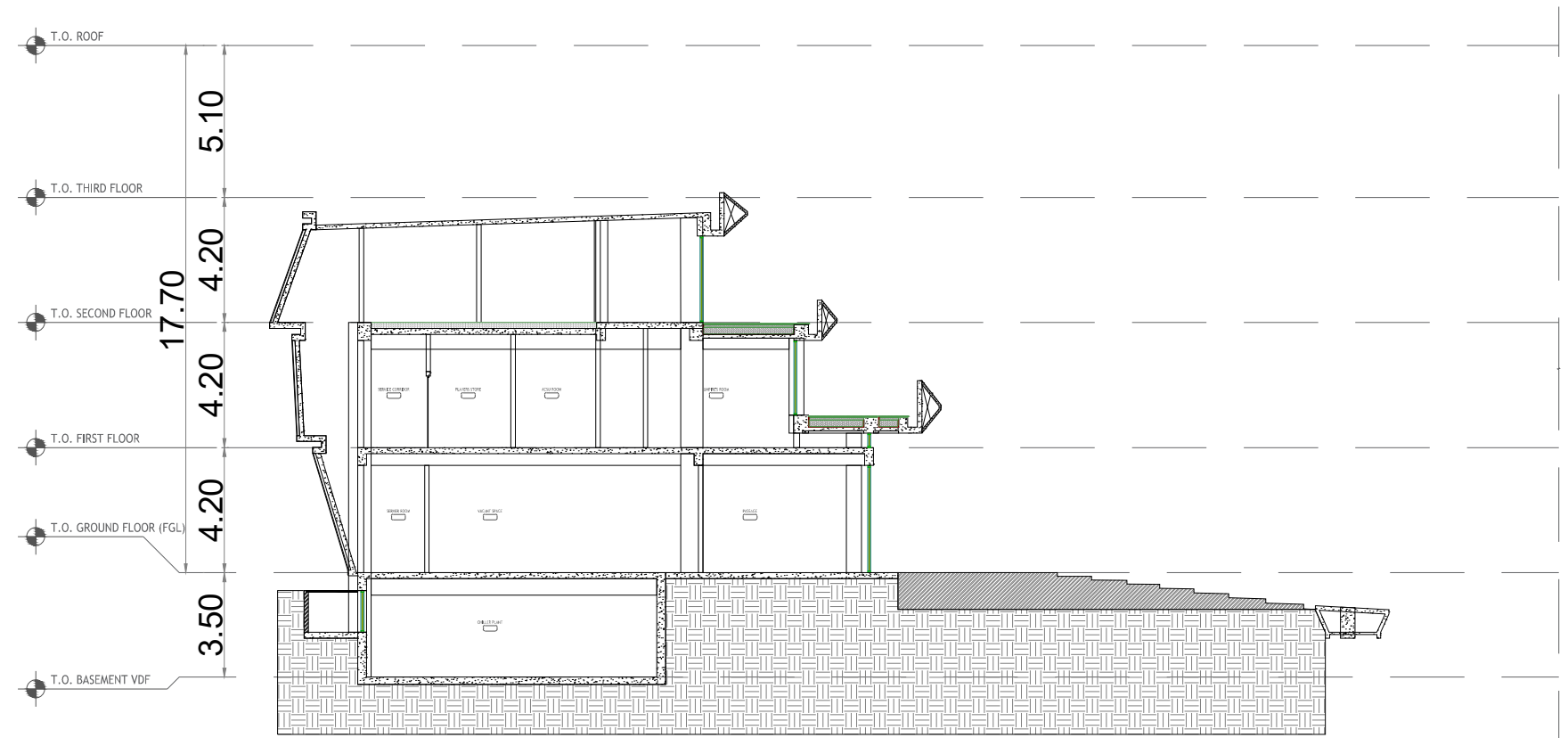
SOUTH ELEVATION
BLOCK-1



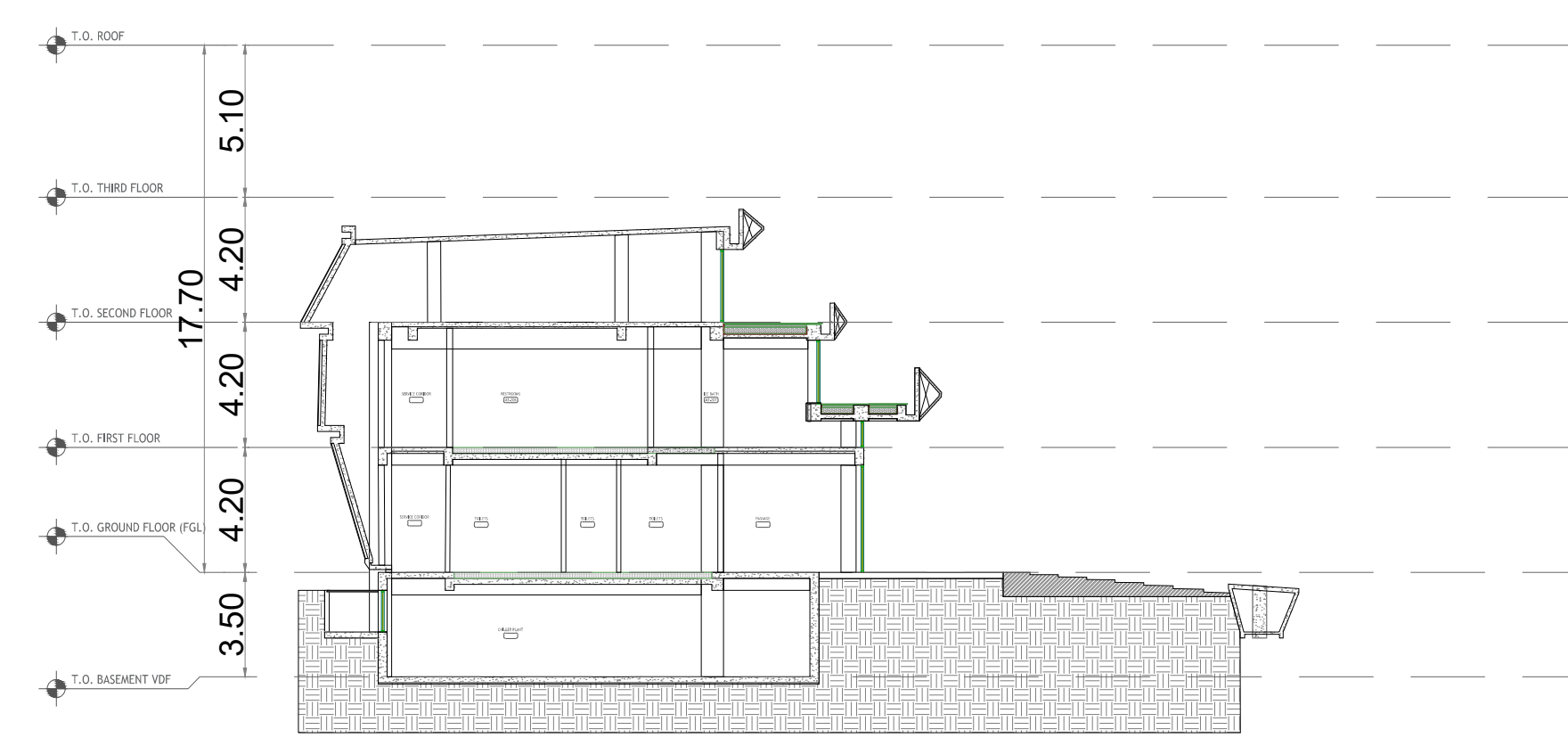
NORTH ELEVATION
BLOCK-1



SECTION A1
BLOCK-1



SECTION A2
BLOCK-1



SECTION A3
BLOCK-1

PLAN SHOWING THE REVISED & PROPOSED ADDITIONAL CONSTRUCTION OF COMMERCIAL (RECREATIONAL CLUB) BUILDING, IN SURVEY NOS: 191/1, 191/2,192, 193/1,193/2, 193/3,194/1A,194/1B,194/1C, 194/2, 195/1, 195/2A, 195/2B, 196/1A, 196/1B, 196/2A, 196/2B, 197/1, 197/2A, 2B, 198/1B1A, 198/1B2A, 204/1A, 204/2A1, 204/2B1, 207/1A, 207/1B& 207/2, OSR GIFTED IN VILLAGE PANCHAYAT UNION SURVEY NOS:198/1A1, 203/1, 203/2, 203/3, 203/4, 204/1B, 204/2A2, 204/2B2 -DOC NO-29961/2023, (DATED:15/12/2023) AT NAVALUR VILLAGE And PANCHAYAT, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

NOTE : ALL DIMENSIONS AREA IN METER

COLOUR INDEX :

PROPOSED
BOUNDARY
ROAD
DRIVEWAY

REFERENCE :

SCALE : 1:100
DATE : 27 FEB 2025



MECHANICAL VENTILATION AND
FIRE PROTECTION SYSTEM
PROVIDED FOR ENTIRE BUILDING

APPLICANT :

For CHENNAI SUPER KINGS CRICKET LIMITED

K.S.VigneshDra
Authorised Signatory

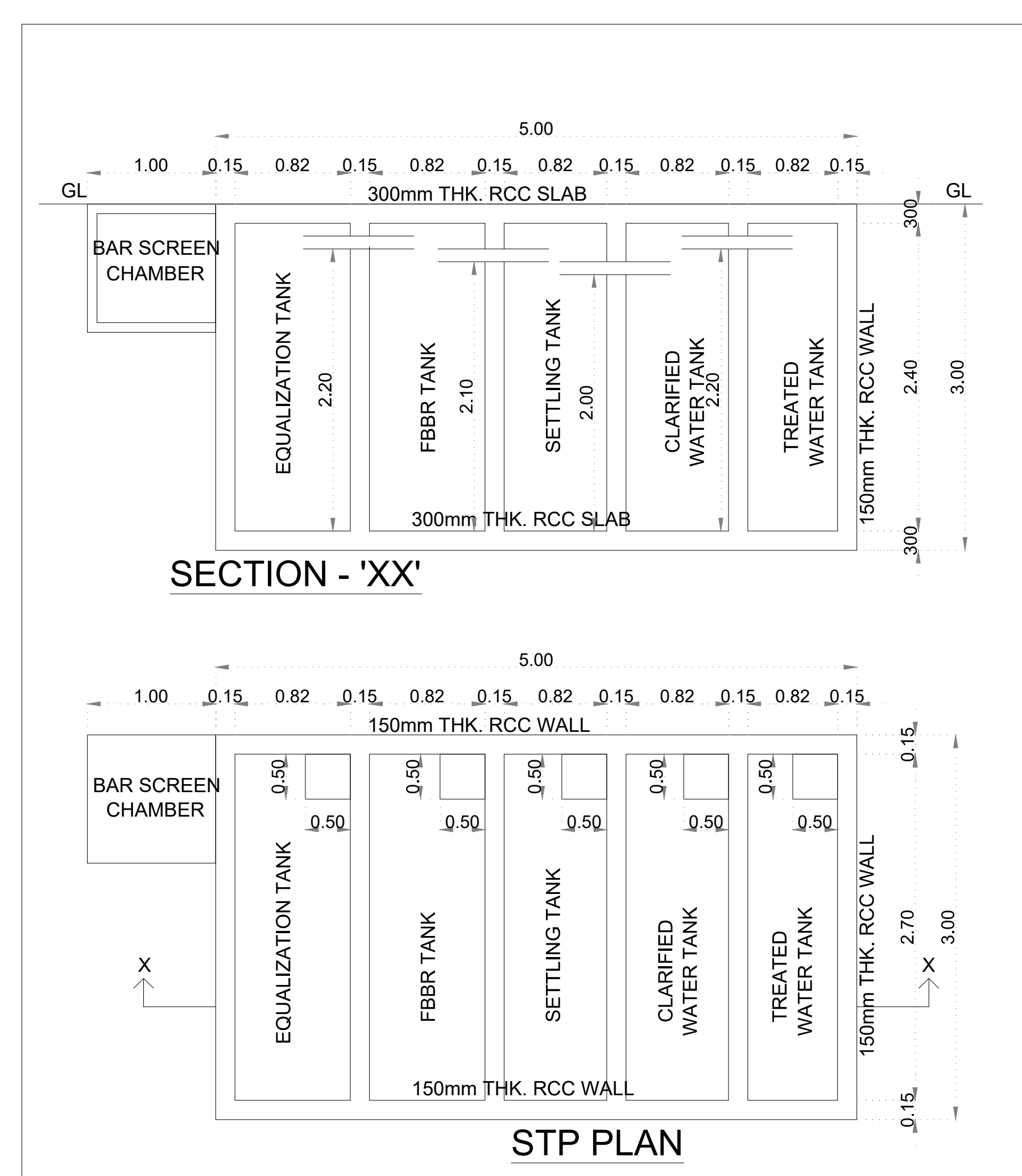
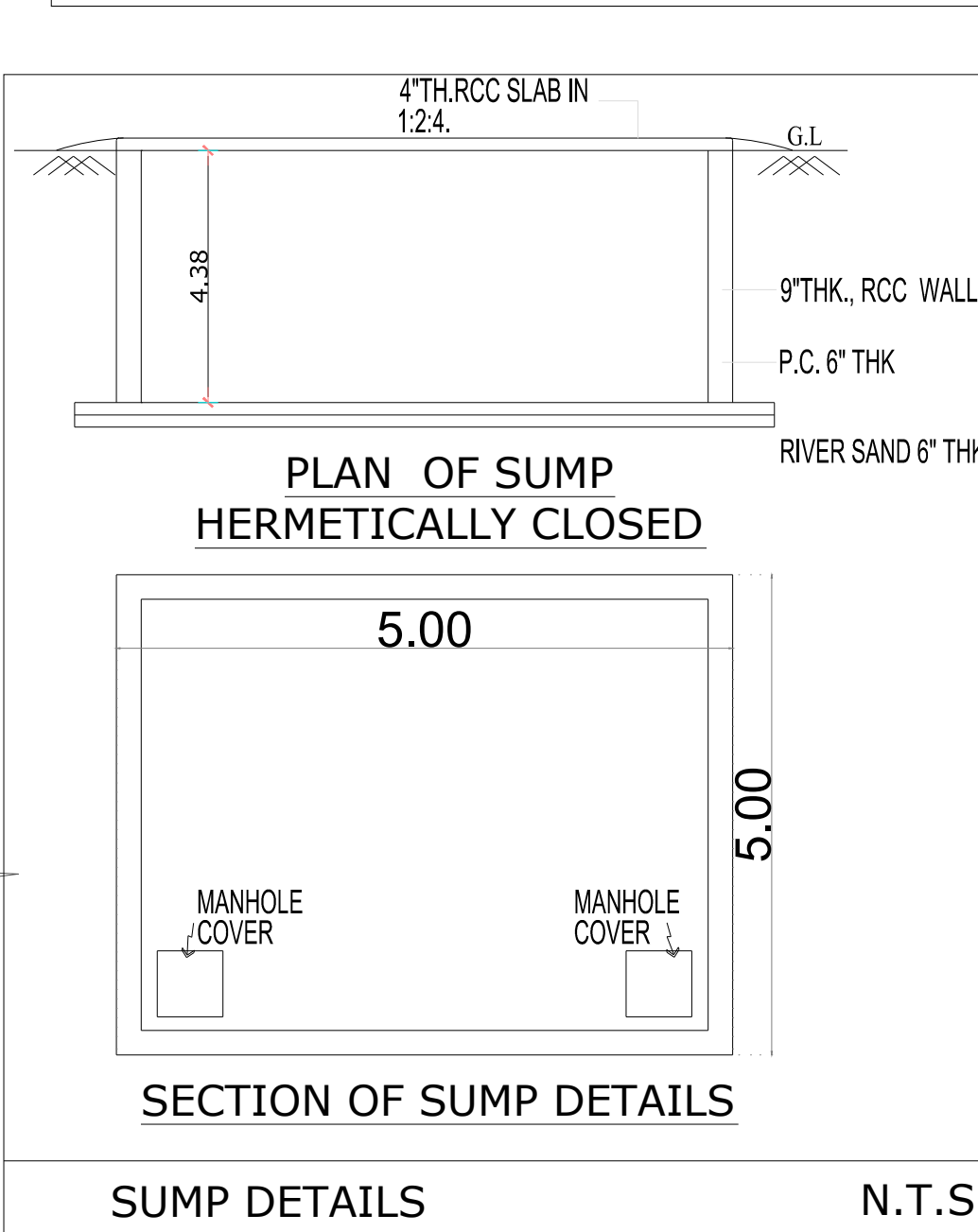
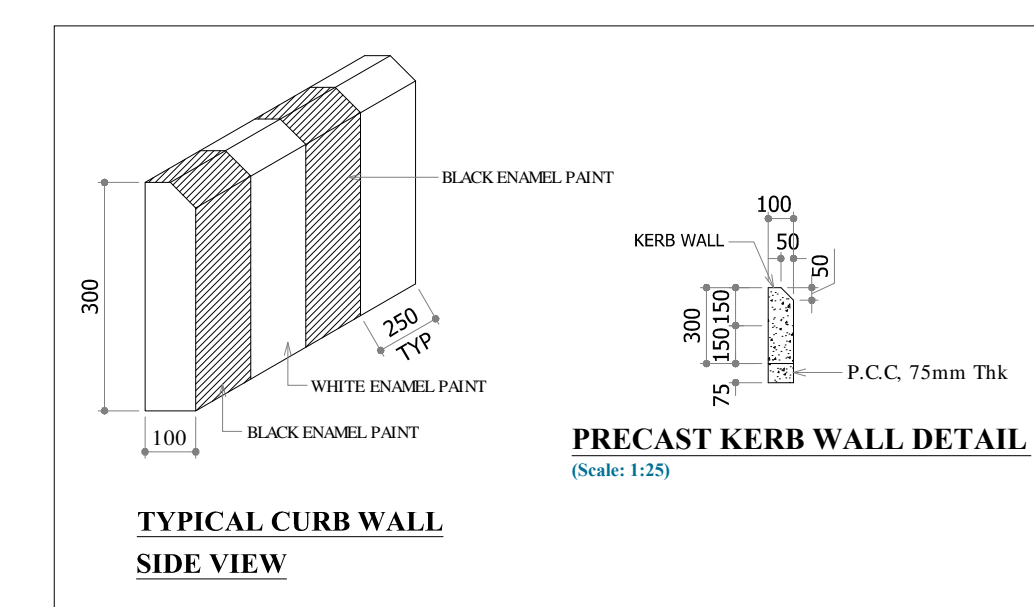
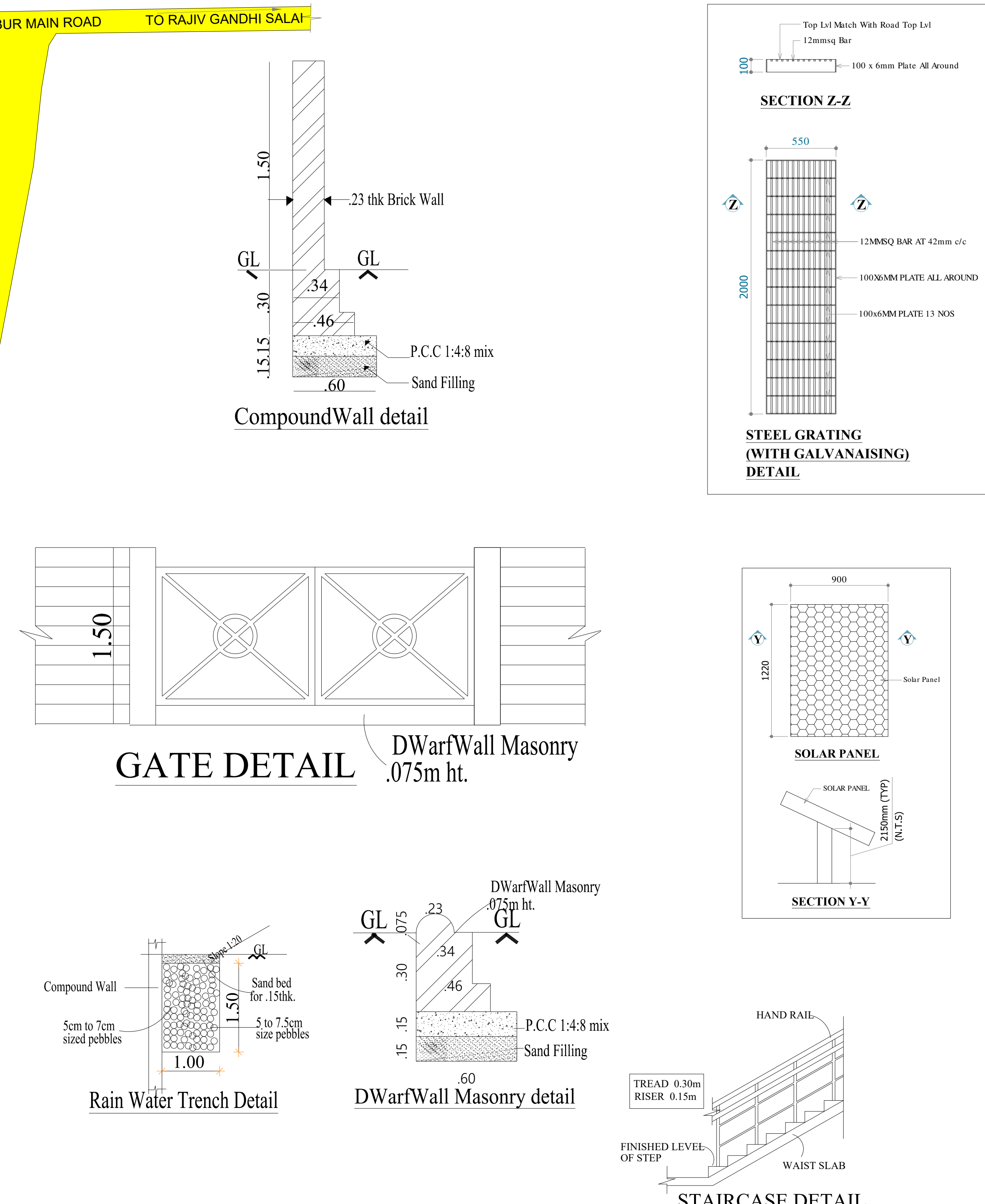
ARCHITECT / REGISTERED ENGINEER :

SIDDHAARTH A LULLA, B. Arch
Registered Architect, Grade-I (RA)
COA No.: CA/2017/84713
58, New Avadi Road, Kilpauk, Chennai-600 010.
Email: siddhsarth@trispace.in
Phone No. +9144 28450144/45

REGISTERED STRUCTURAL ENGINEER :

N.N. Nagendra
N.N.NAGENDRA KUMAR
Structural Engineer Grade-I (RSE)
TVLR/RSE/Gr-I/2022/09/010 dated 02-09-2022
1307 Brigade Towers, 135 Brigade Road,
Bangalore-560025
Mobile:9845038100 Email: nagendra@sterlingblr.com

SHEET NO :03/04



SITE PLAN SHOWING THE REVISED & PROPOSED ADDITIONAL				
CONSTRUCTION OF COMMERCIAL (RECREATIONAL CLUB) BUILDING, IN				
SURVEY NOS: 191/1, 191/2, 192, 193/1, 193/2, 193/3, 194/1A, 194/1B, 194/1C, 194/2,				
195/1, 195/2A, 195/2B, 196/1A, 196/1B, 196/2A, 196/2B, 197/1, 197/2A, 2B,				
198/1B1A, 198/1B2A, 204/1A, 204/2A1, 204/2B1, 207/1A, 207/1B& 207/2, OSR				
GIFTED IN VILLAGE PANCHAYAT UNION SURVEY NOS:198/1A1, 203/1, 203/2,				
203/3, 203/4, 204/1B, 204/2A2, 204/2B2 -DOC NO-29961/2023,				
(DATED:15/12/2023) AT NAVALUR VILLAGE And PANCHAYAT, THIRUPORUR				
TALUK, CHENGALPATTU DISTRICT.				
ONLINE APPLICATION NUMBER:- SWP/BPA/472896/2025				
EARLIER APPROVED DETAILS				
PLANNING PERMISSION : SWP/B.P/M.I.L.P (A-CD-5) NO.82/2023 DATE:18/12/2023				
MEMBER SECRETARY / ASSISTANT DIRECTOR MANALLAPURAM LOCAL PLANNING PERMISSION				
BUILDING PERMISSION : NA_KA_NO.55/2023 DATE:02/05/2024				
THIRUPORUR PANCHAYAT UNION NAVALUR PANCHAYAT AND VILLAGE				
AREA STATEMENT DETAILS				
SITE AREA AS PER DOCUMENT : 57510.00 SQ.M				
SITE AREA AS PER PATTA : 57510.00 SQ.M				
EXISTING APPROVED BUILDING AREA DETAILS :				
S.NO	DESCRIPTION	FSI (SQ.M)	NON-FSI (SQ.M)	BUILD-UP AREA (SQ.M)
1	BLOCK -01			
	BASEMENT FLOOR	1014.08	-	1014.08
	GROUND FLOOR	342.31	-	342.31
	FIRST FLOOR	973.34	-	973.34
	SECOND FLOOR	804.61	-	804.61
	THIRD FLOOR	442.95	-	442.95
	TOTAL	3577.29	-	3577.29
REVISED & PROPOSED BUILDING AREA DETAILS :				
S.NO	DESCRIPTION	FSI (SQ.M)	NON-FSI (SQ.M)	BUILD-UP AREA (SQ.M)
1	BLOCK -01			
	BASEMENT FLOOR	2434.35	42.17	2476.52
	GROUND FLOOR	2026.99	550.82	2577.81
	FIRST FLOOR	2474.48	90.85	2565.33
	SECOND FLOOR	1969.08	33.85	2002.93
	THIRD FLOOR	369.50	53.01	422.51
	TOTAL	9274.40	770.70	10045.10
TOTAL FSI AREA = 9274.40 SQ.M				
FLOOR SPACE INDEX = 9274.40 / 57510.00 = 0.161				
PARKING DETAILS :				
DESCRIPTION	REQUIRED	PROVIDED		
CAR PARKING	72 NOS	80 + 4PCP = 84 NOS		
T.W PARKING	-	130 NOS		
OSR DETAILS				
OSR GIFTED IN VILLAGE PANCHAYAT UNION SURVEY NOS:198/1A1,203/1, 203/2, 203/3, 203/4, 204/1B, 204/2A2, 204/2B2, DOC NO-29961/2023, (DATED:15/12/2023) AT NAVALUR VILLAGE And PANCHAYAT, THIRUPORUR TALUK, CHENGALPATTU DISTRICT. (OSR AREA= 7517 SQM)				
COLOUR INDEX :		REFERENCE :		
PROPOSED		SCALE	: 1 : 800	
BOUNDARY		DATE	: 27 FEB 2025	
ROAD				
DRIVEWAY				
NOTE : ALL DIMENSIONS AREA IN METER				
APPLICANT :				
For CHENNAI SUPER KINGS CRICKET LIMITED				
 K.S. Vigneshwaran Authorised Signatory				
ARCHITECT / REGISTERED ENGINEER :				
 SIDDHARTH A LULLA, B. Arch Registered Architect, Grade-I (RA) COA No.: CA/2017/84713 5B, New Ameer Road, Kilpauk, Chennai-600 010. Email: siddharth@tripspac.in Phone No. +9144 28450144/45				
REGISTERED STRUCTURAL ENGINEER :				
 N.N.NAGENDRA KUMAR Structural Engineer Grade-I (RSE) TVLBR/REVC/CO-12362/09/01/01 dated 02.09.2022 1387 Brigade Towers, 135 Brigade Road, Bangalore-560025 Mobile:9845038100 Email: nagendra@sterlingngb.com				
SHEET NO :04/04				

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.

