

PP

APPROVAL RECORD

Planning Permission

Chengalpattu district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

Rural Panchayat

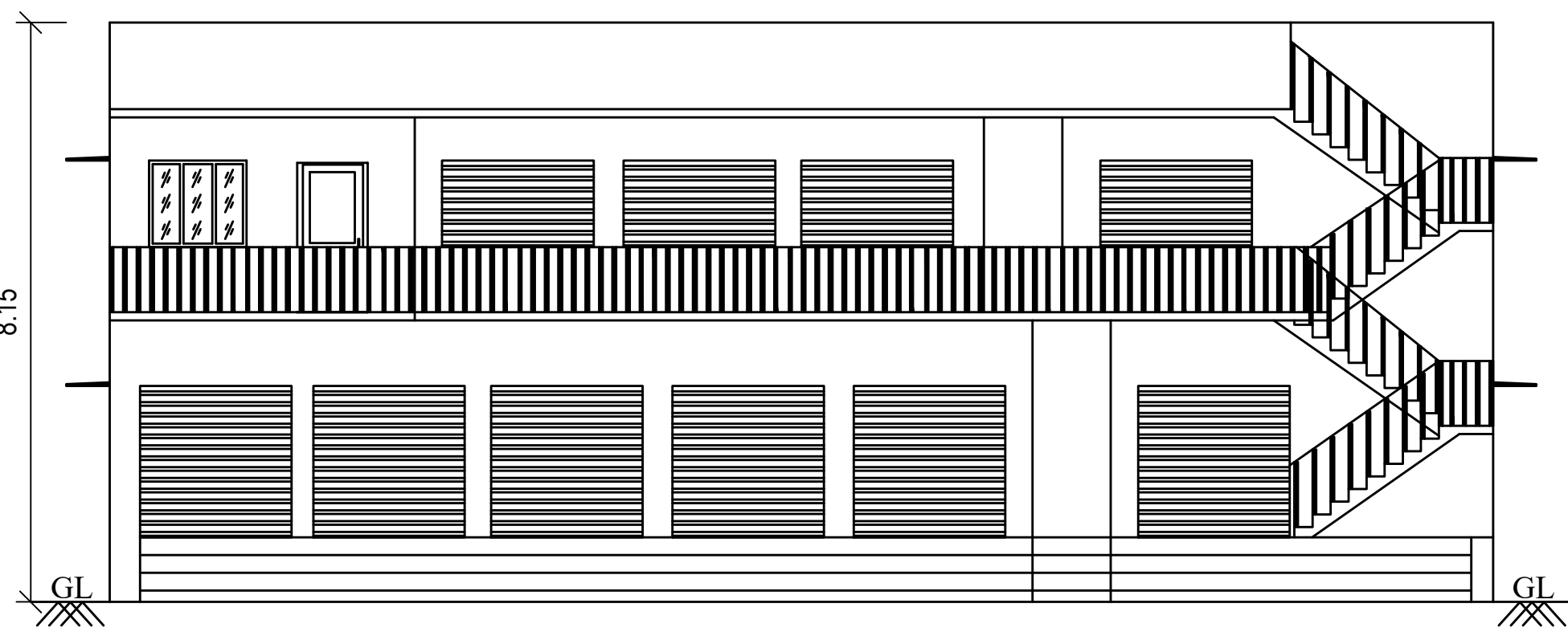
The approval as the planning authority issued it, reproduced in full behind this page.

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

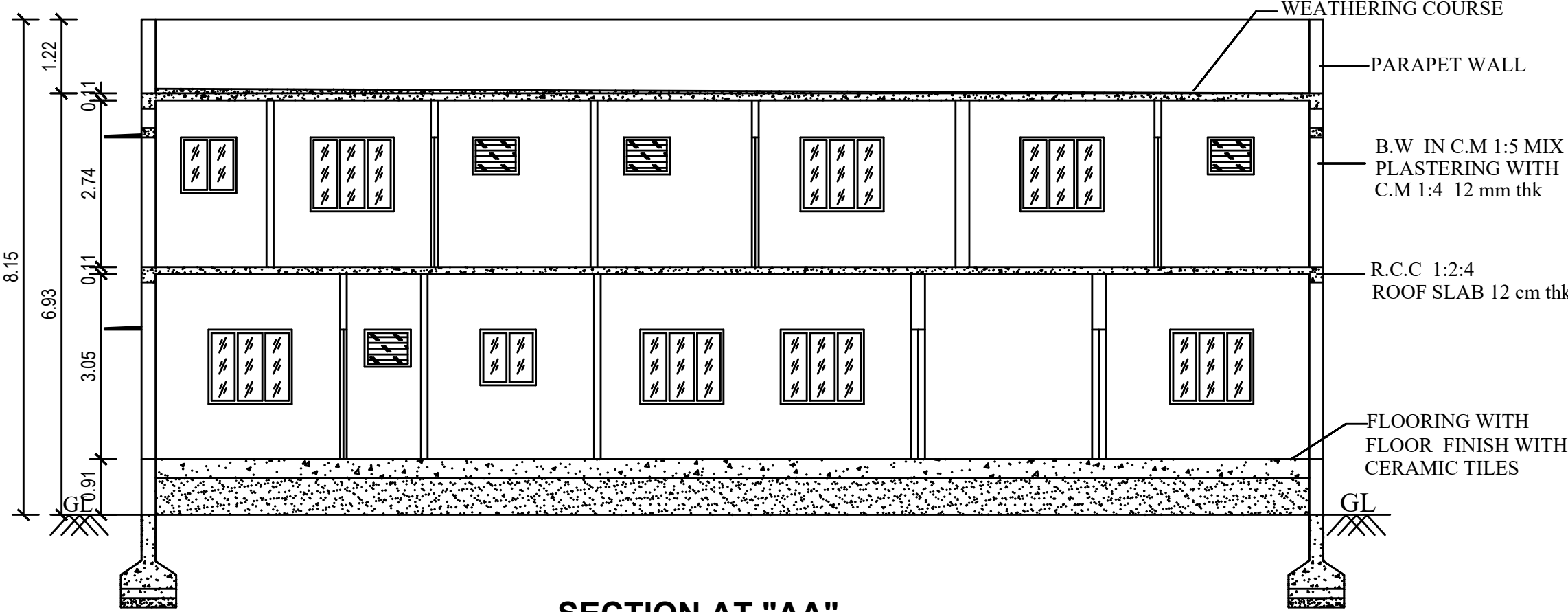
PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF EXISTING GROUND FLOOR COMMERCIAL WITH RESIDENTIAL BUILDING ONE DWELLING & PROPOSED FIRST FLOOR

COMMERCIAL WITH RESIDENTIAL BUILDING THREE DWELLINGS, (HEIGHT 6.93M) IN OLD S.NO : 167/7, AS PER PATTA NEW S.NO: 167/7A1 (PATTA NO : 3134) , OF NO 3 , SOTHUPAKKAM VILLAGE & PANCHAYAT

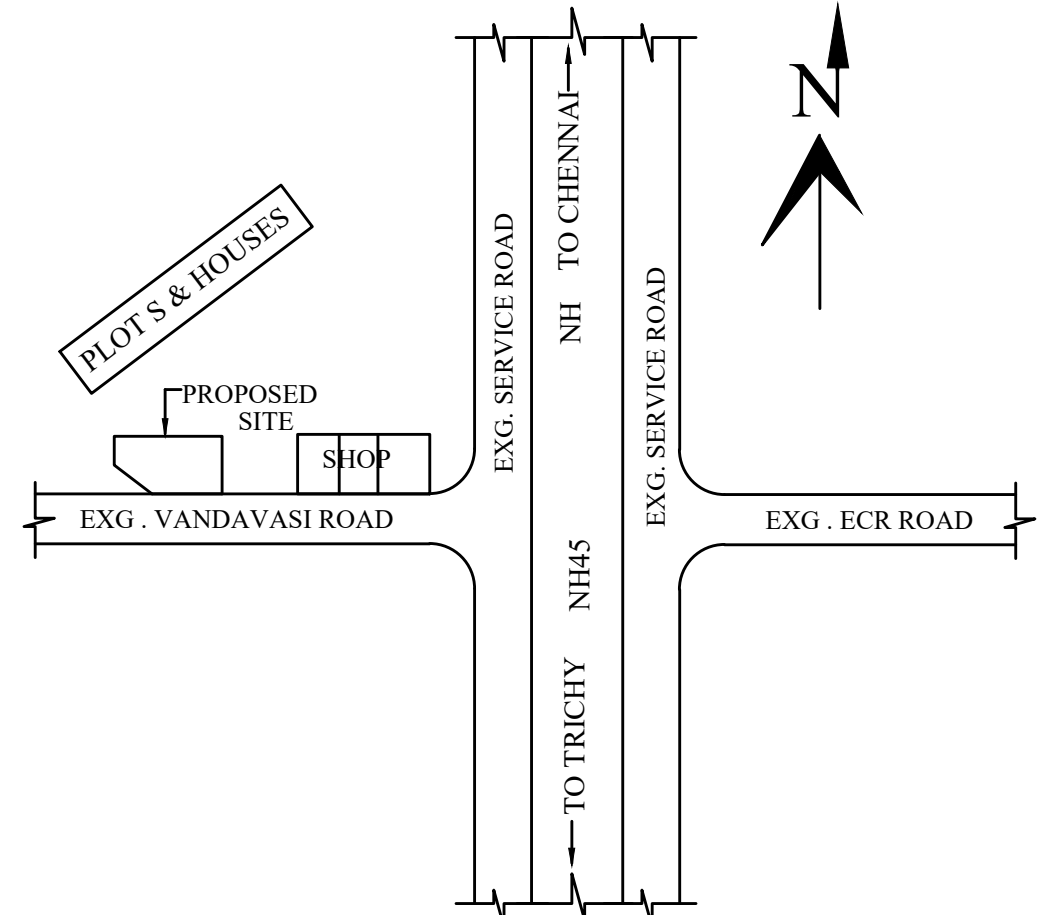
CHITHAMUR PANCHAYAT UNION LIMIT , CHEYYUR TALUK , CHENGALPATTU DISTRICT.



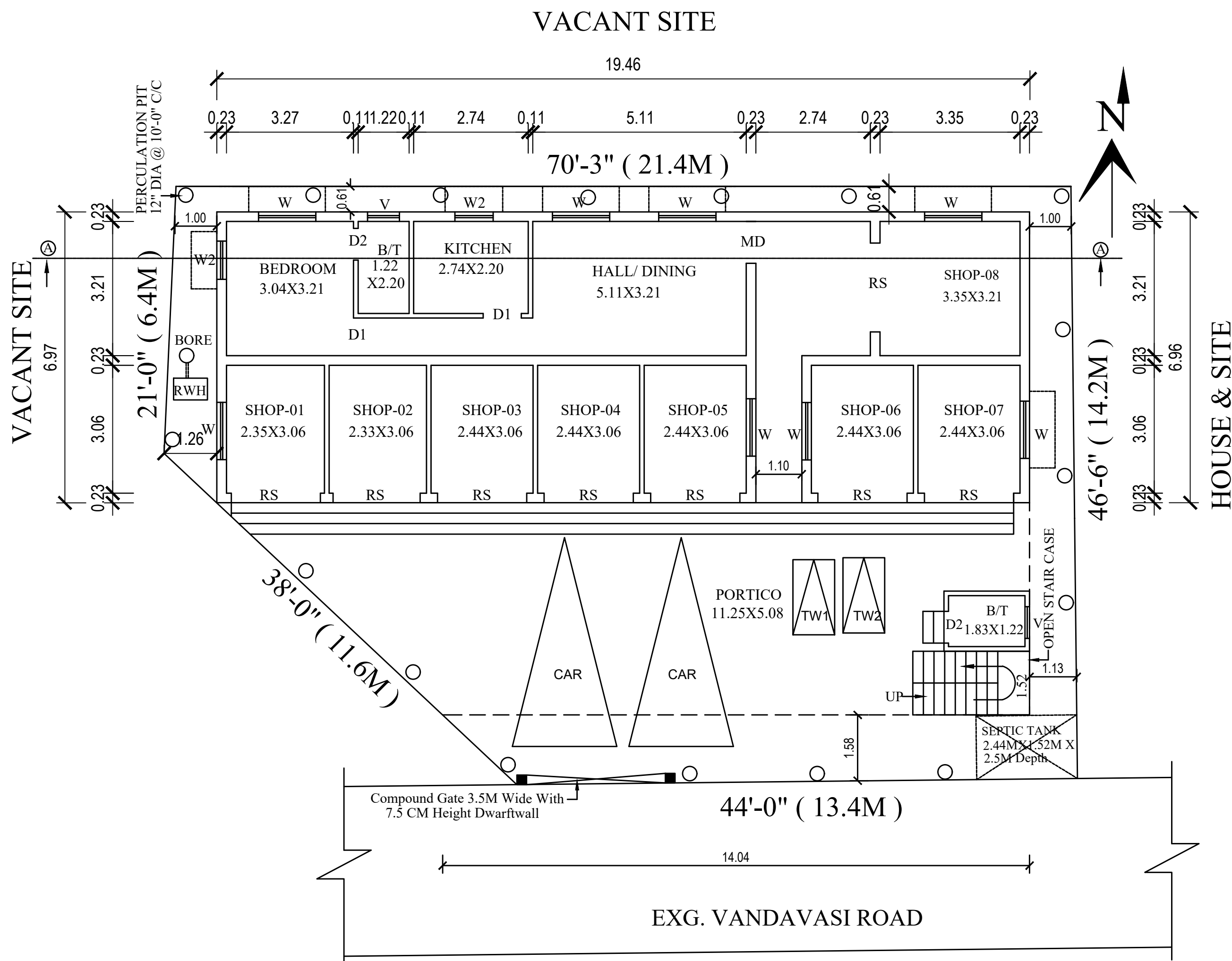
ELEVATION



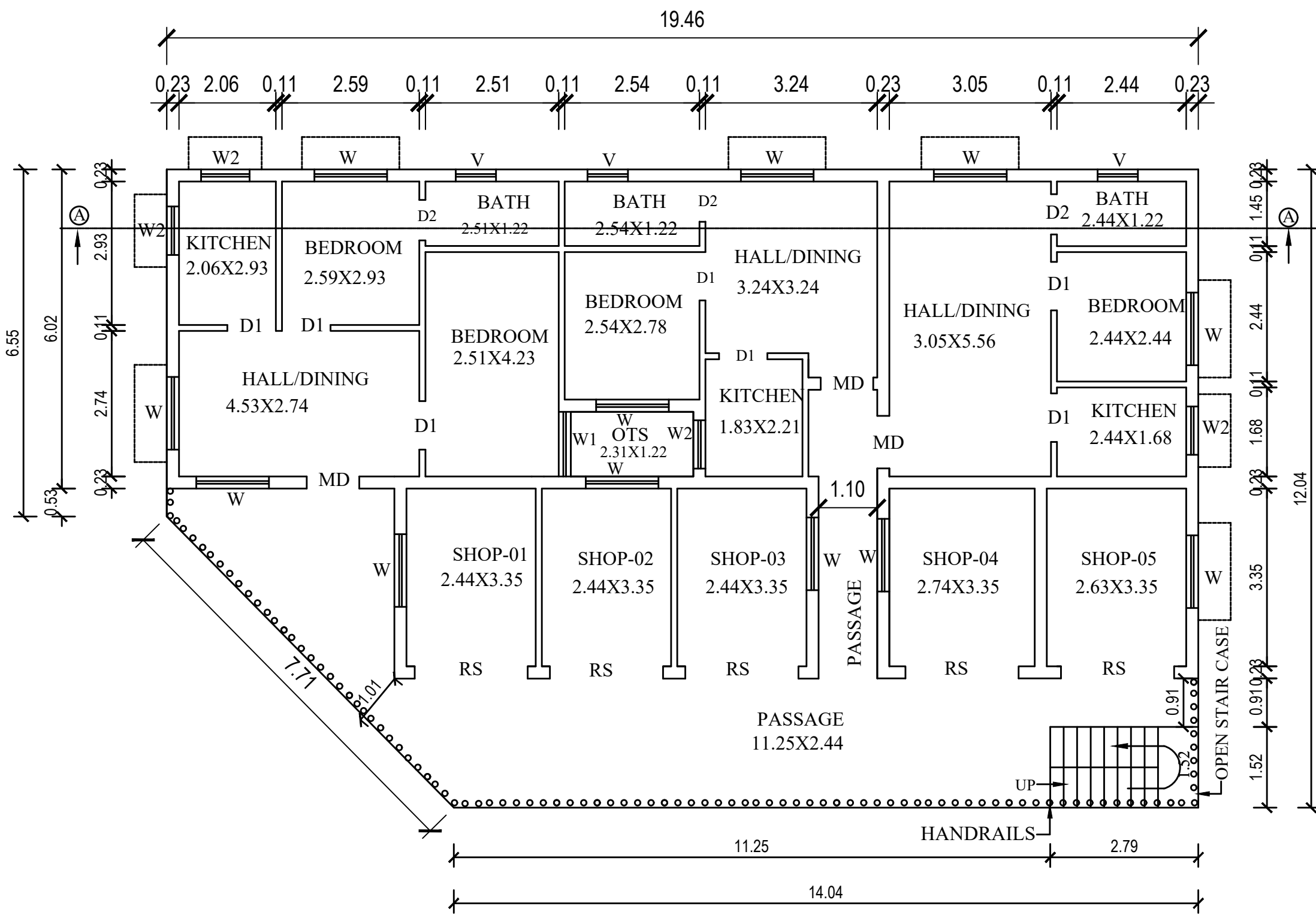
SECTION AT "AA"



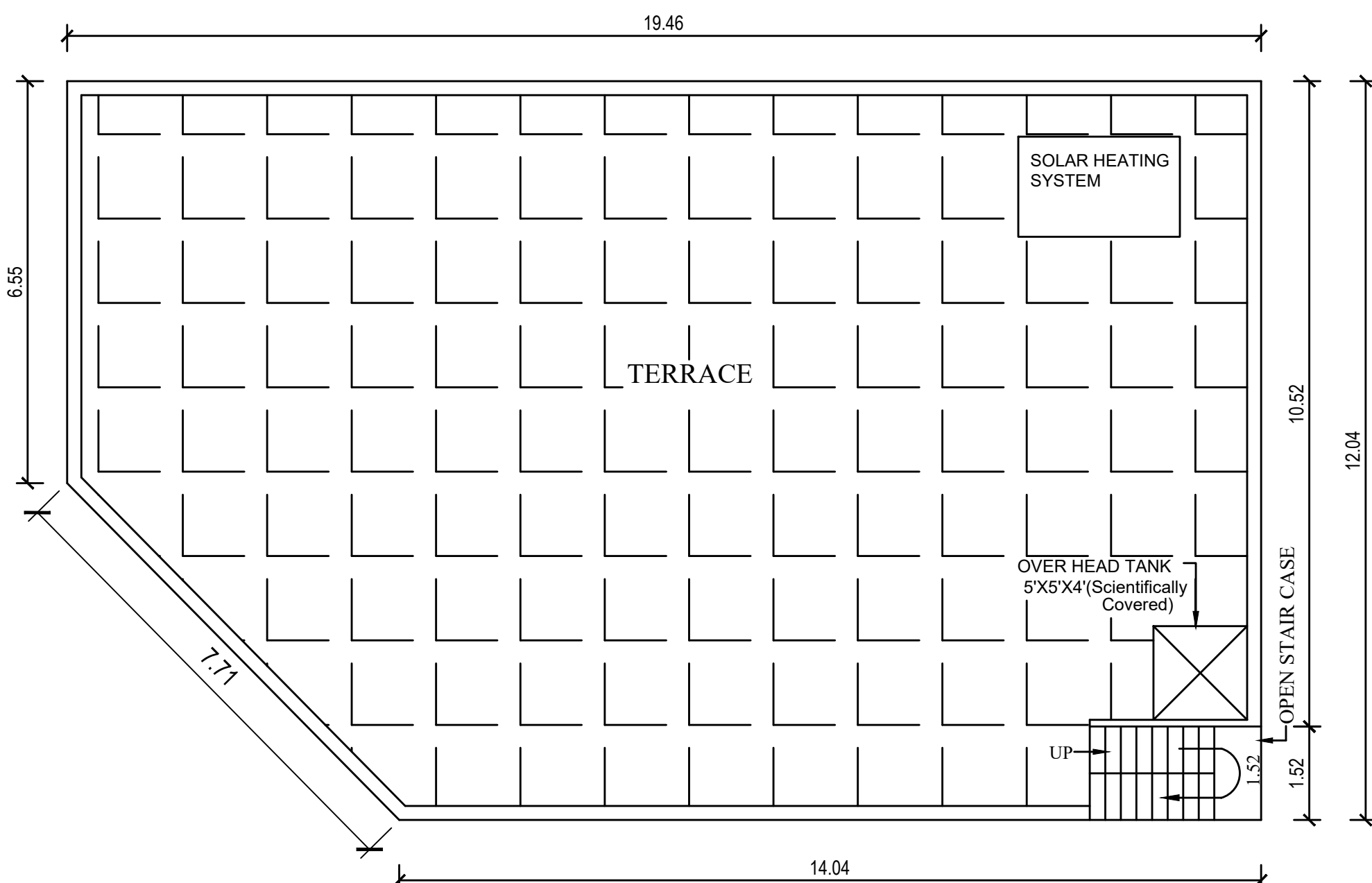
KEY PLAN (N.T.S)



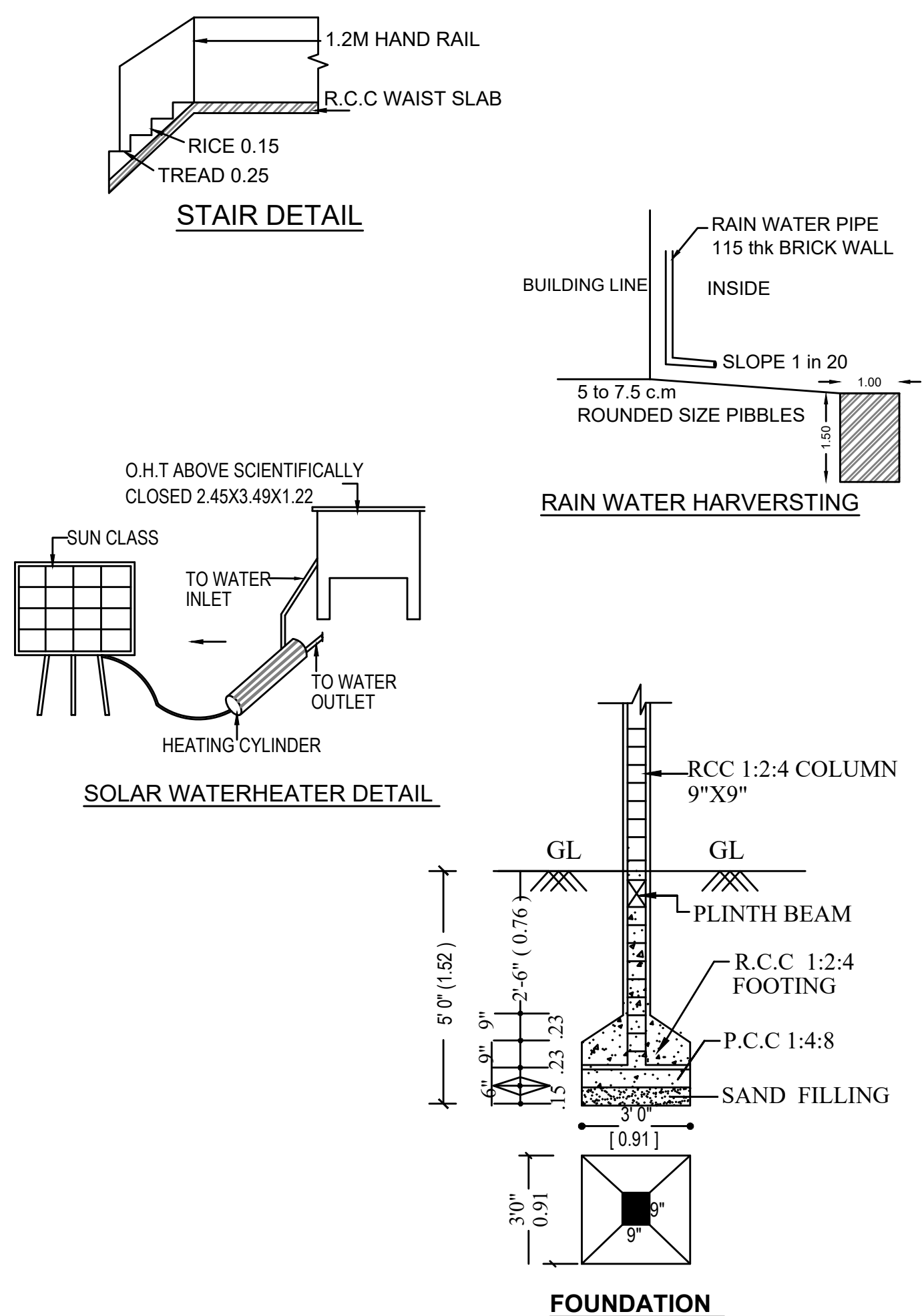
EXISTING GROUND FLOOR PLAN



PROPOSED FIRST FLOOR PLAN



TERRACE PLAN

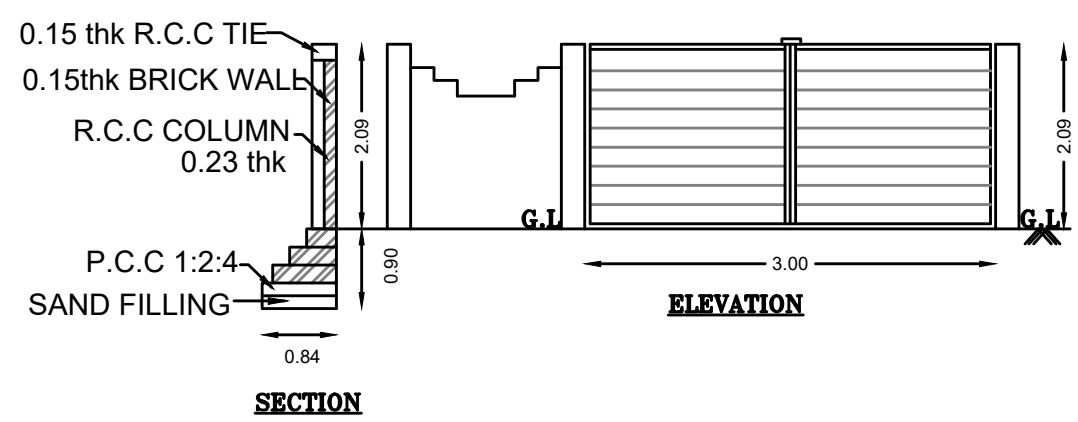


STAIR DETAIL

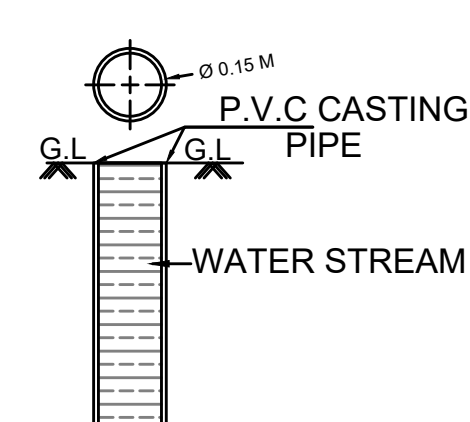
SOLAR WATERHEATER DETAIL

FOUNDATION

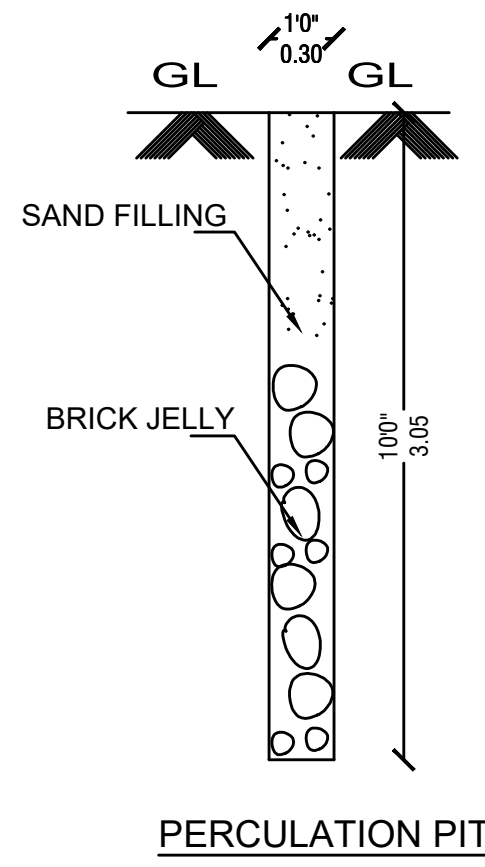
SEPTIC TANK DETAILS



GATE & COMPOUND WALL DETAIL



BOREWELL DETAIL



PERCOLATION PIT

SCHEDULE OF JOINERY

TYPE	DESCRIPTION	SIZE	
		FEET	METER
G.D.M.D	MAIN DOOR	3'3"X7'0"	1.05X2.13
D1	DOOR	3'0"X7'0"	0.91X2.13
D2	DOOR	2'6"X7'0"	0.76X2.13
G.W	GRILL WINDOW	3'0"X4'0"	0.91X1.22
W	WINDOW	4'6"X4'0"	1.37X1.22
W1	WINDOW	3'0"X4'0"	0.91X1.22
W2	WINDOW	3'0"X3'0"	0.91X0.91
V	VENTILATOR	2'0"X1'6"	0.61X0.45
OA	OPEN ARCH	5'0"X7'0"	1.52X2.13

AREA STATEMENTS

DESCRIPTIONS	SQ.FTS.	SQ.MTS.
PLOT EXTENT		
AS PER DOCUMENT	2507.00	232.90
AS PER PATTA	2507.00	232.90

EXISTING GROUND FLOOR AREA

EXISTING COMMERCIAL FLOOR	948.09	88.08
EXISTING RESIDENTIAL FLOOR	509.67	47.35
EXISTING PARKING AREA	903.78	83.96
TOTAL EXISTING FLOORS AREA	2361.54	219.39

PROPOSED FIRST FLOOR AREA

PROPOSED COMMERCIAL FLOOR	1100.83	102.27
PROPOSED RESIDENTIAL FLOOR	1260.68	117.12
TOTAL PROPOSED FLOORS AREA	2361.54	219.39

PLOT COVERAGE : 94.20 %

F.S.I : 1.883

COLOUR INDEX

EXISTING SHOWN	
PROPOSALS SHOWN	
EXISTING ROAD	
BOUNDARY OF SITE	

ALL DIMENSION ARE IN " METER "

MRS. K. POONGOTHAI
MR. K. SURESH
MR. K. BABU
MR. K. PRABU
OWNERS

N RAMKUMAR, B.Tech., M.
Registered Engineer CMDA
Reg.No.RE/GK-11/19/05/205
Reg.No.RE/CH-11/19/05/205
REGISTERED ENGINEER
GREATER CHENNAI CORPORATION
REG NO. RE301082019
K.R.Guna Planners & Engineers
own Panchayat Road, Anthony
unilavur, Chennai - 602 024.
LICENSED SURVEYOR



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.

