

PP

APPROVAL RECORD

Planning Permission

Chengalpattu district, Tamil Nadu

APPROVAL TYPE

Building Plan

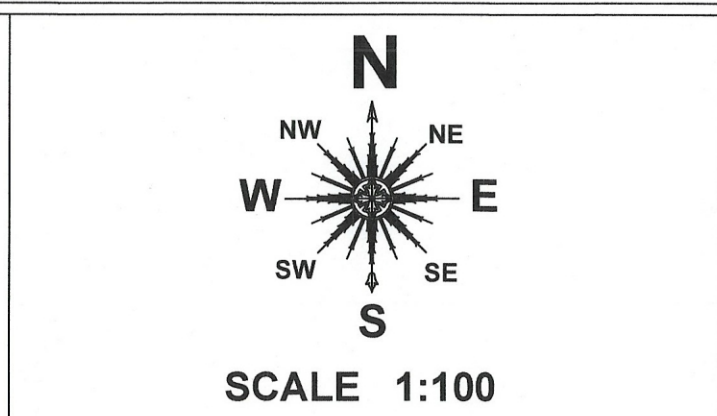
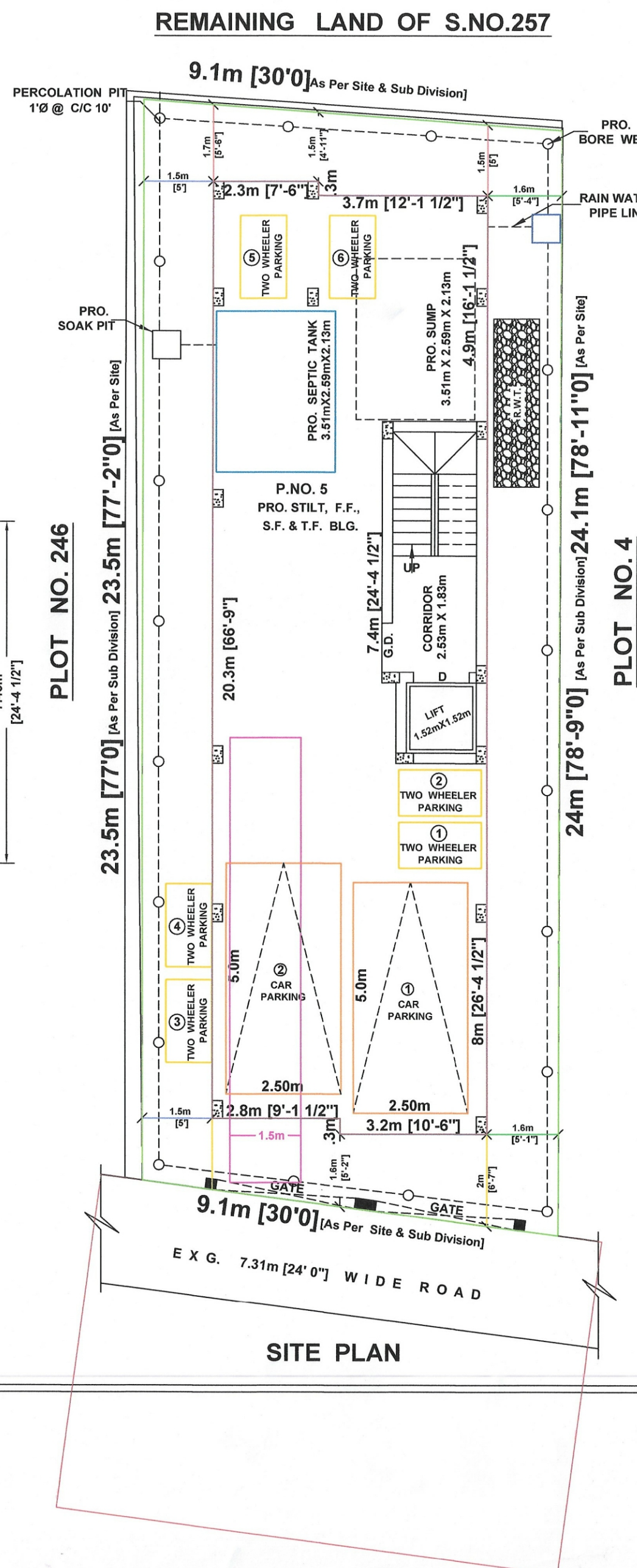
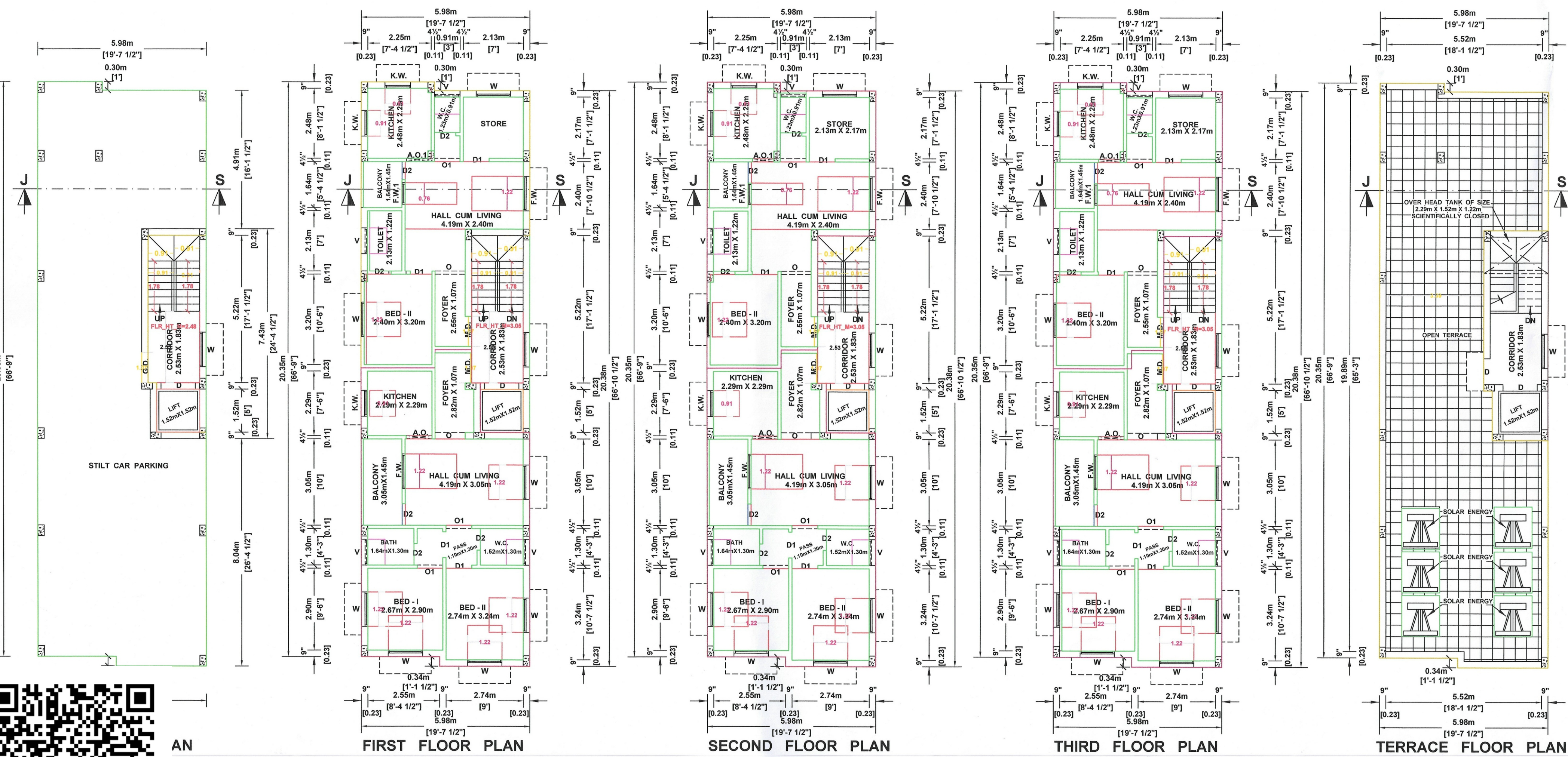
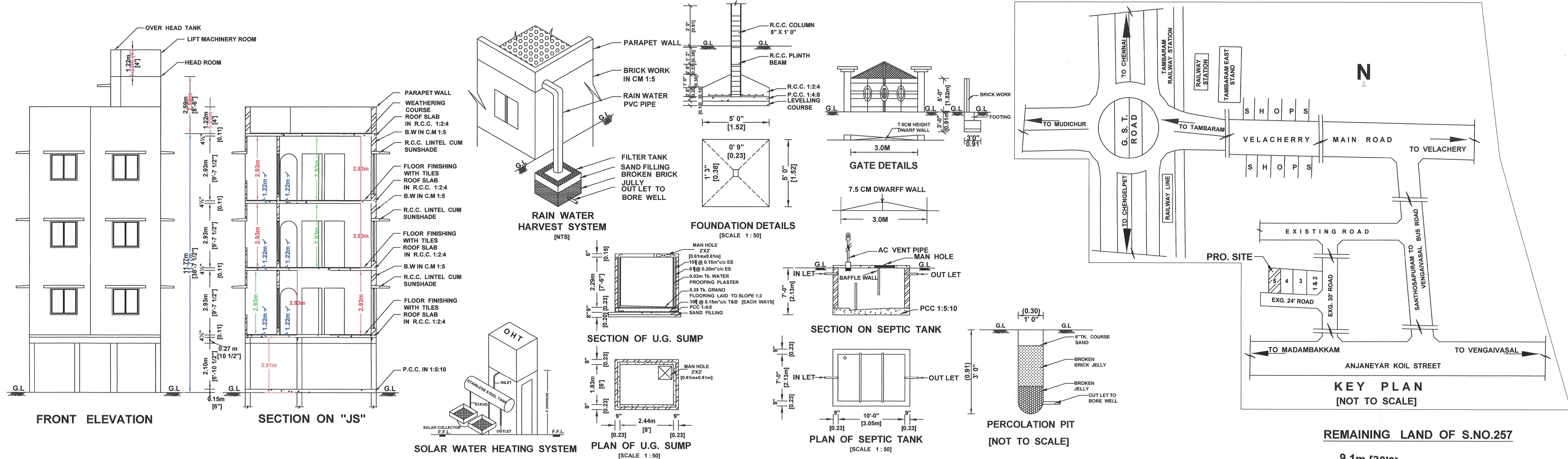
ISSUING AUTHORITY

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 A STILT FLOOR, FIRST FLOOR, SECOND FLOOR AND THIRD FLOOR [STILT+3] RESIDENTIAL BUILDING WITH SIX DWELLING UNIT AT PLOT NO.5
IN OLD S.NO.257 PATT A NO.1902 AS PER PATT A NEW S.NO.257/4 PART OF VENGAIVASAL VILLAGE AND PANCHAYAT, TAMBARAM TALUK, CHENGALPET DISTRICT, ST. THOMAS MOUNT PANCHAYAT UNION LIMIT.
[LAND REGULARISATION AND SUB DIVISION APPD. GIVEN BY THE COMMISSIONER, ST. THOMAS MOUNT PANCHAYAT UNION VIDE D.DIS. NO.REG 7637/2006/A4, DATED 31.05.2006]



JOINERY DETAILS		IN FT.	IN M.
G.D.	- GRILL DOOR	3'6" X 7'0"	1.07 X 2.13
A.O.	- ARCH OPENING	3'0" X 7'0"	0.91 X 2.13
A.O.1	- ARCH OPENING	2'6" X 7'0"	0.76 X 2.13
O	- OPENING	4'0" X 7'0"	1.22 X 2.13
O1	- OPENING	3'0" X 7'0"	0.91 X 2.13
M.D.	- MAIN DOOR	3'6" X 7'0"	1.07 X 2.13
D	- DOOR	4'0" X 7'0"	1.22 X 2.13
D1	- DOOR	3'0" X 7'0"	0.91 X 2.13
D2	- DOOR	2'6" X 7'0"	0.76 X 2.13
F.W.	- FRENCH WINDOW	4'0" X 6'0"	1.22 X 1.83
F.W.1	- FRENCH WINDOW	2'6" X 6'0"	0.76 X 1.83
W	- WINDOW	4'0" X 4'0"	1.22 X 1.22
K.W.	- KITCHEN WINDOW	3'0" X 3'0"	0.91 X 0.91
V	- VENTILATOR	3'0" X 2'0"	0.91 X 0.61

AREA DETAILS		SQ. FT.	SQ. M.
PLOT EXTENT			
AS PER SUB DIVISION		2346.00	217.95
PRO. F.F. PLINTH AREA		1309.60	121.66
PRO. S.F. PLINTH AREA		1309.60	121.66
PRO. T.F. PLINTH AREA		1309.60	121.66
TOTAL AREA		3928.80	364.98
PRO. STILT FLOOR AREA		1309.60	121.66
PRO. HEAD ROOM AREA		177.00	16.40
PLOT COVERAGE		55.8%	
F.S.I.		1.67	

COLOUR INDEX		
PLOT BOUNDARY		
PRO. BLG.		
ROAD		
STAIRCASE DETAILS		IN FT.
WIDTH		3' 00"
TREAD		0' 10"
RISE		0' 07"

POWER AGENT NAME:
T. NATARAJAN

OWNER / POWER AGENT SIGNATURE

S. JEYALAKSHMI, D.C.E.,
Registered Engineer
Registration No:REG-RI/19/05/188
CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
Registration No:GOLDIST/REG-RI/20/19/07/015
Valid upto: 28/09/2029
DEPUTY DIRECTOR OF TOWN AND COUNTRY PLANNING,
CHENGALPET DISTRICT
NANDIVARAM - GUDIVANCHERY MUNICIPALITY
MARAIMALANAGAR MUNICIPALITY
GREATER CHENNAI CORPORATION
TAMBARAM CITY MUNICIPAL CORPORATION
JEYSUN ENGINEERS
NO.89 & 90, G.S.T. ROAD, [PLOT FLOOR]
URAPAKKAM, CHENNAI 602 210.
MOB:9444 219 776, 99824 69660, PH: 044 - 4743 1074
jeyusun3010@gmail.com, www.jeyusunengineers.com

REGISTERED ENGINEER
DWG. NO. : 119 / 24 - 25

PLAN INFO
PLOT_AREA_M2=215.82
AS_AT_SITE=218.92
FMB_OR_PLR=226.44
AS_PER_DOCUMENT=217.95
DISTRICT=CHENGALPET
TALUK=TAMBARAM
SURVEY_NO=257/4 PART
PATT A NO=1902
IS_SWIMMING_POOL_EXISTS=NO
IS_APPROVED_LAYOUT=NO
SINGLE_FAMILY_BLDG=NO
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=9.1
ROAD_WIDTH=7.31
ROAD_LENGTH=41.73
AVG_PLOT_DEPTH= 23.50
AVG_PLOT_WIDTH= 9.14
LAND_USE_ZONE = RESIDENTIAL
PLOT_NO= 5
RWH_DECLARED=YES
OSR_APPLICABLE=NO
OSR_SURR_BUYBACK_RETAIN=NO
PREMIUM_FSI_REQUIRED=NO
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOV'T_BLDG=NO
IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
JURISDICTION_TYPE=PANCHAYAT

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.

