

PP

APPROVAL RECORD

Planning Permission

Chengalpattu district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

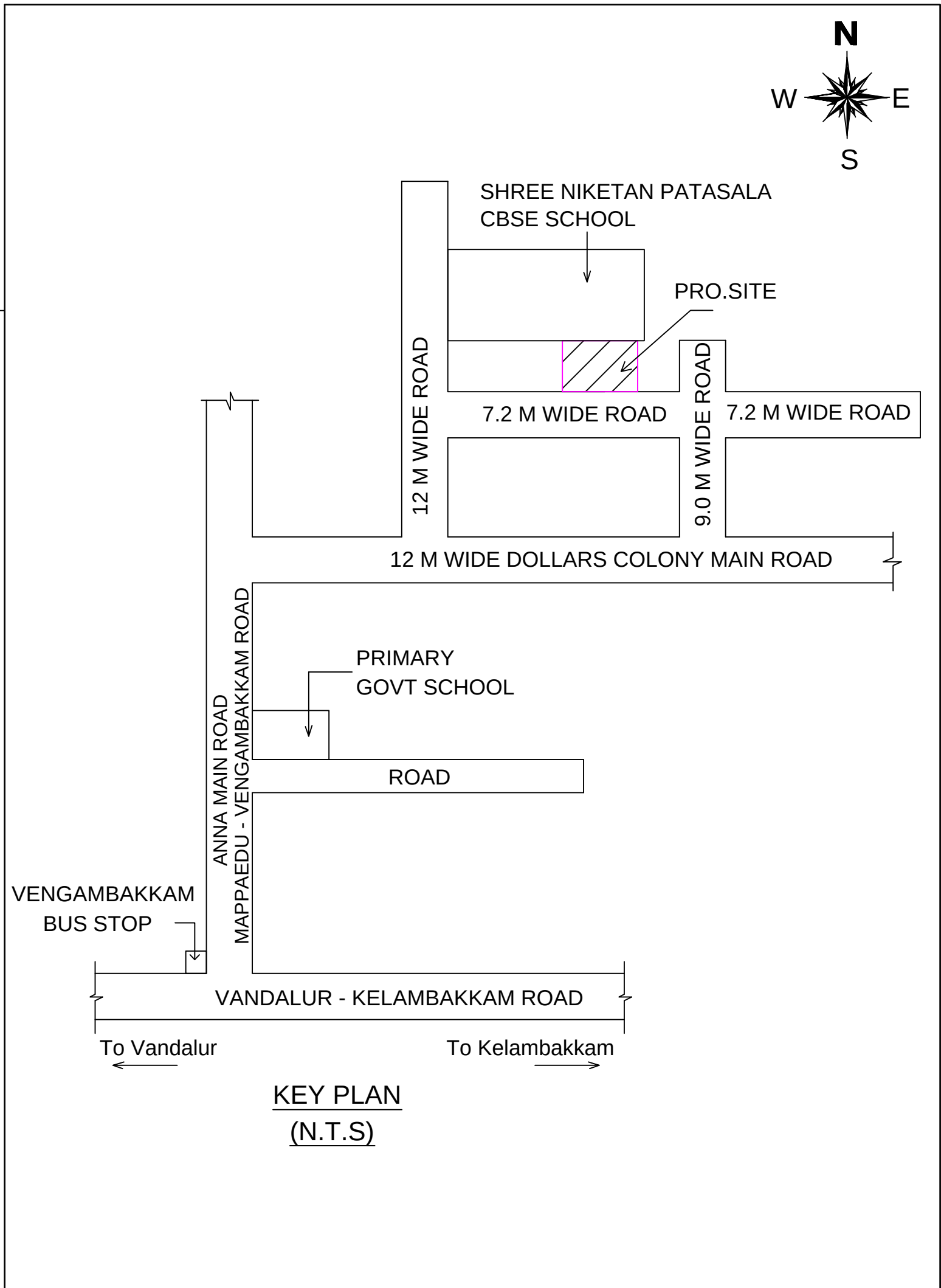
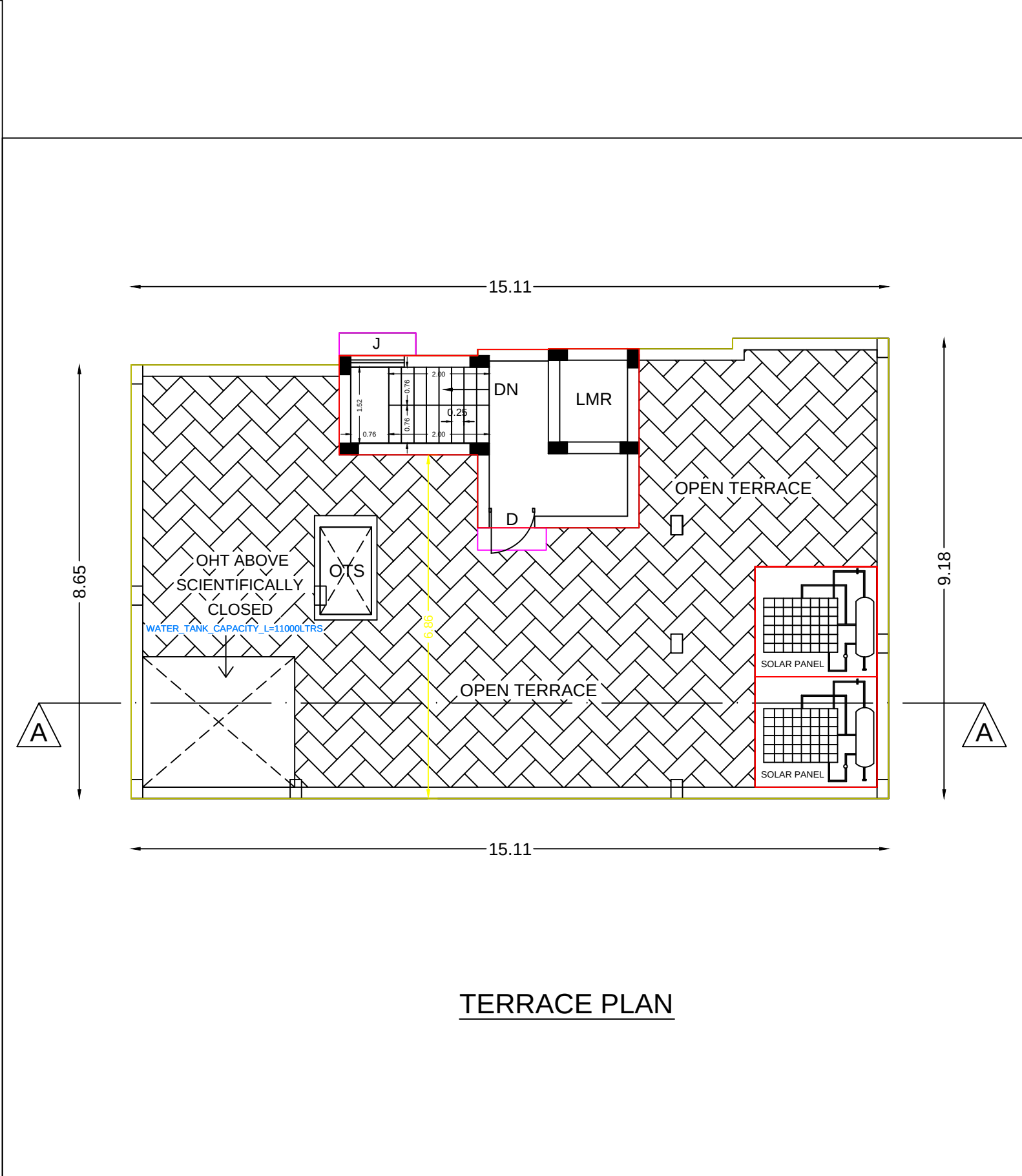
Rural Panchayat

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 STILT FLOOR, FIRST FLOOR, SECOND FLOOR AND THIRD FLOOR CONSTRUCTION WITH EIGHT DWELLING UNITS OF THE RESIDENTIAL BUILDING AT PLOT NOS: 9 & 10, DOLLARS COLONY PHASE - I, COMPRISED IN SURVEY NO: 248/3C Part, IN NEW SURVEY NO: 248/3C1A (AS PER PATTa NO: 619) , AGARAMTHEN VILLAGE & PANCHAYAT, TAMBARAM TALUK, CHENGALPATTU DISTRICT. WITHIN ST.THOMAS MOUNT PANCHAYAT UNION LIMITS.SCALE :- 1:100(1"=8'0").

Layout Plan Approved vide C.M.D.A P.P.D/L.O No: 231/2024, Planning Permit No: 15949, Letter No: LAYOUT-1 / 0381 / 2023, dt: 23.10.2024. and Agaramthen village Panchayat approved the layout in Letter No: 26/2024-2025, dt: 10.12.2024.



PLAN INFO
PLOT_AREA_M2=217.35
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO
WHETHER_GOV'T_OR_AIDED_SCHOOL=NO
PLOT_NO=9 & 10, DOLLARS COLONY PHASE - I
SURVEY_NO=248/3C part , 248/3C1A
AVG_PLOT_DEPTH=12.40
AVG_PLOT_WIDTH=18.14
AREA_TYPE=OTHERS
ROAD_WIDTH=7.20
ROAD_LENGTH=18.14
LAND_USE_ZONE=RESIDENTIAL
RW_H_DECLARED=YES
OSR_APPLICABLE=NO
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=YES
IS_SWIMMING_POOL_EXISTS=NO
BUILDING_NEAR_TO_RIVER=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOV'T_BLDG=NO
JURISDICTION_TYPE=PANCHAYAT
LEASEHOLD_LAND=NO
PATTa_NO=619
VILLAGE=AGARAMTHEN
TALUK=TAMBARAM
DISTRICT=CHENGALPATTU
AS_PER_DOCUMENT=217.35
AS_AT_SITE=217.35
FMB_OR_PLR=217.35
SINGLE_FAMILY_BLDG=NO
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=7.20

SCHEDULE OF JOINERY		
MD	DOOR	1.00x2.13
D	DOOR	0.91x2.13
D1	DOOR	0.76x2.13
O	OPENING	0.91x2.13
W	WINDOW	1.52x1.52
W1	WINDOW	1.22x1.22
KW	WINDOW	1.22x0.91
J	JALI	1.22x1.22
V	VENTILATOR	0.76x0.76
V1	VENTILATOR	0.63x0.85

AREA STATEMENT		
	SQ.MT	SQ.FT
PLOT EXTENT	217.35	2339.00
FIRST FLOOR	132.72	1428.58
SECOND FLOOR	132.72	1428.58
THIRD FLOOR	132.72	1428.58
TOTAL AREA	398.16	4285.74
FSI	1.832	
PLOT COVERAGE	61.06 %	
OPEN SPACE AREA	84.63	910.95

Non-FSI AREA		
STILT FLOOR	132.72	1428.58
HEADROOM AREA	16.94	182.34

PARKING DETAILS					
DWELLING UNIT NO	DWELLING UNIT AREA(Sq.m)	CAR PARKING		TWO WHEELER	
		REQUIRED	PROVIDED	REQUIRED	PROVIDED
F1	41.05			1	1
F2	31.82	-	-	1	1
F3	38.76			1	1
S1	41.05			1	1
S2	31.82	1	1	1	1
S3	38.76			1	1
T1	61.66	1	1	2	2
T2	54.27			1	1
TOTAL		2	2	9	9

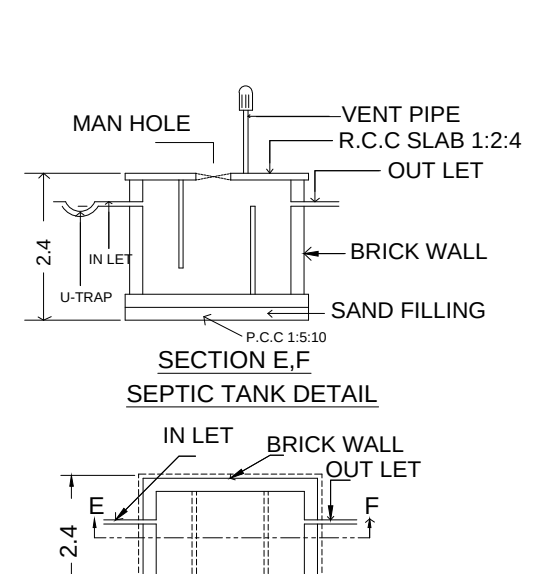
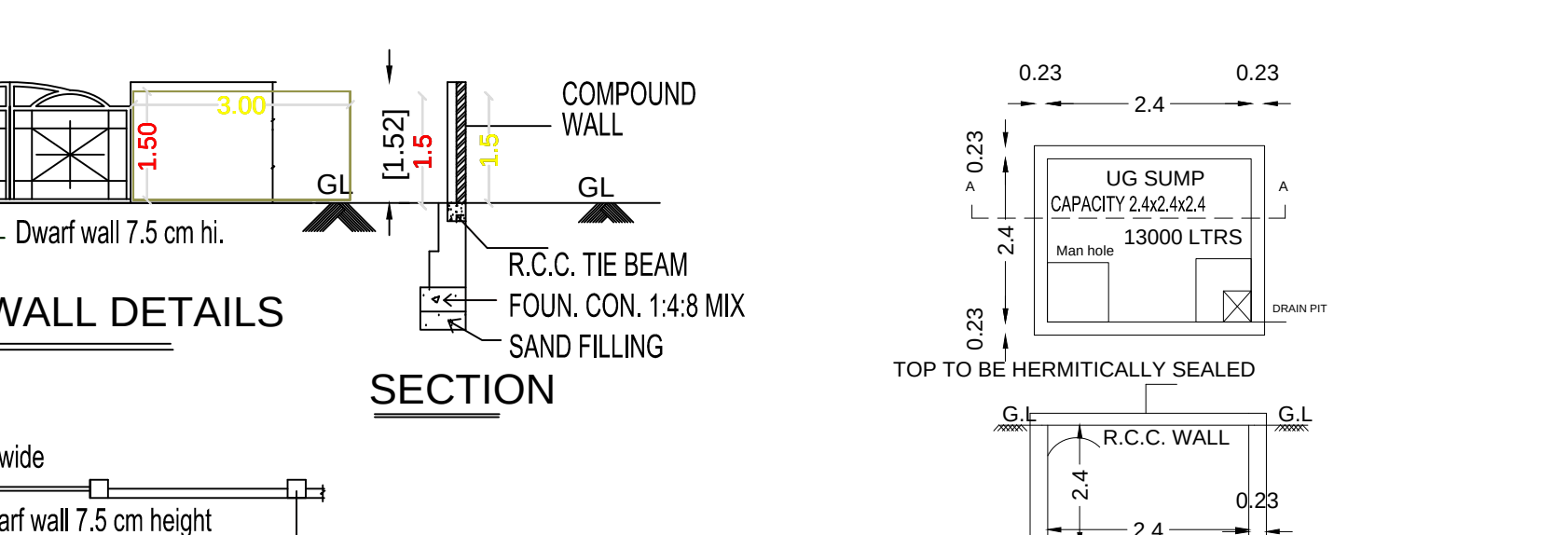
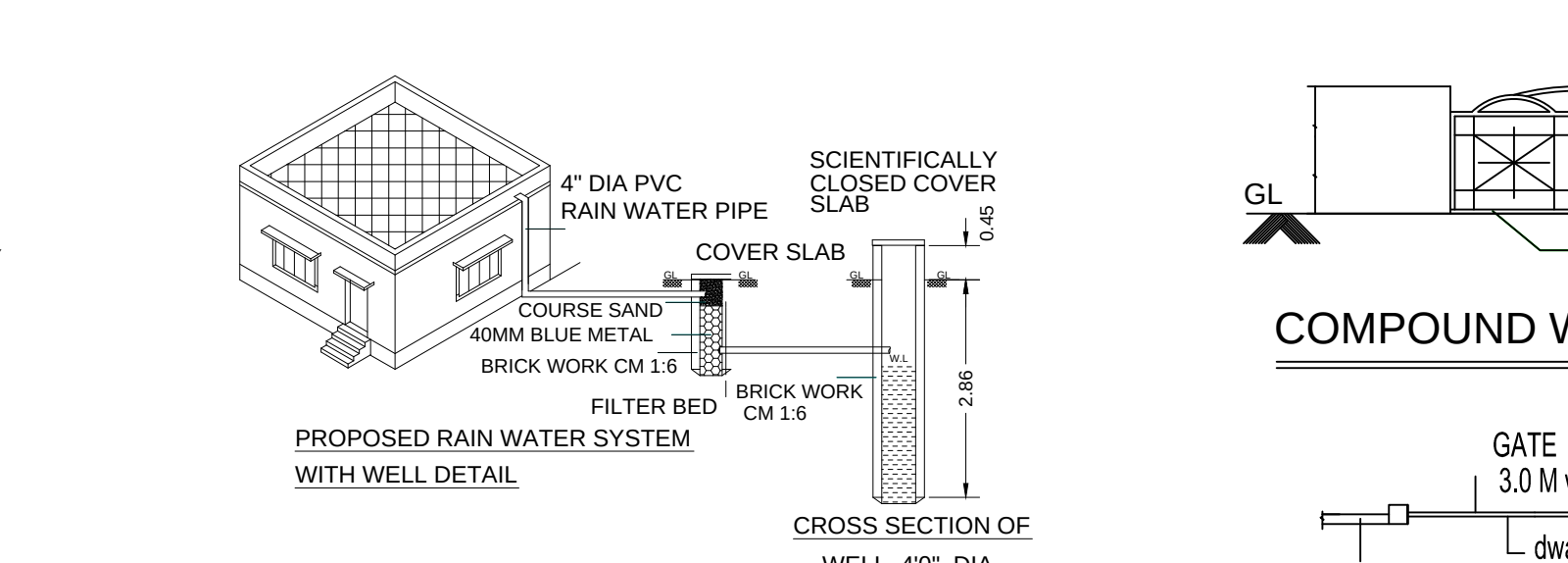
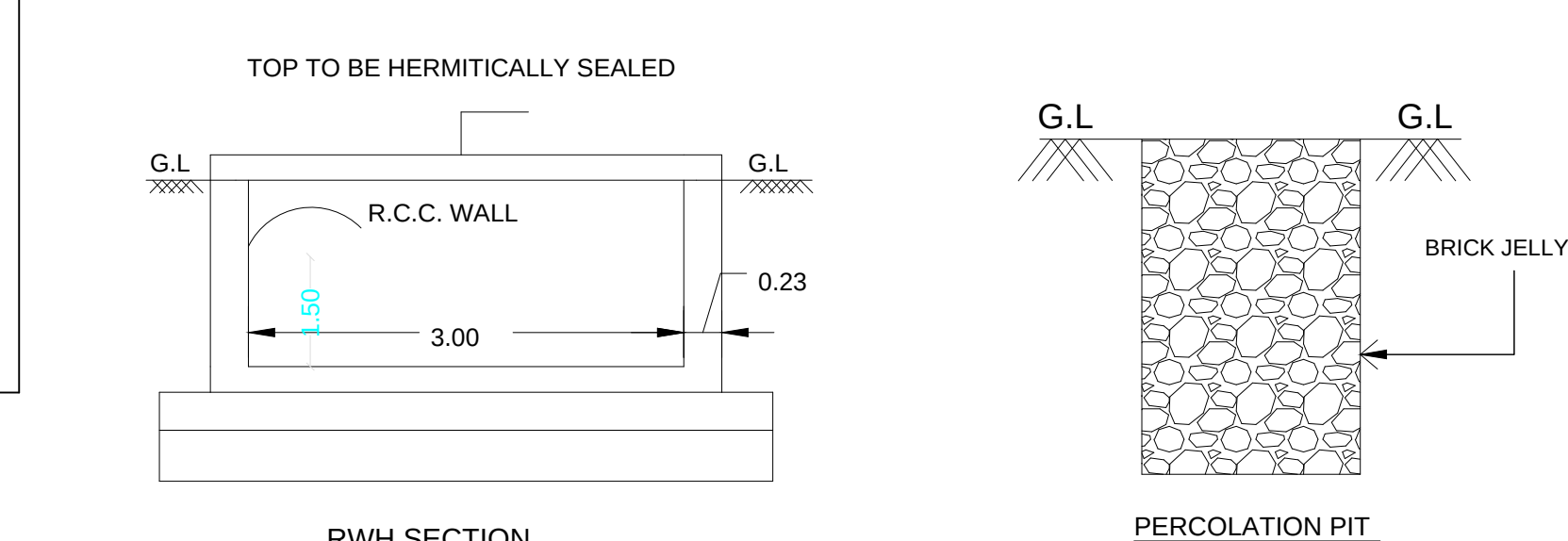
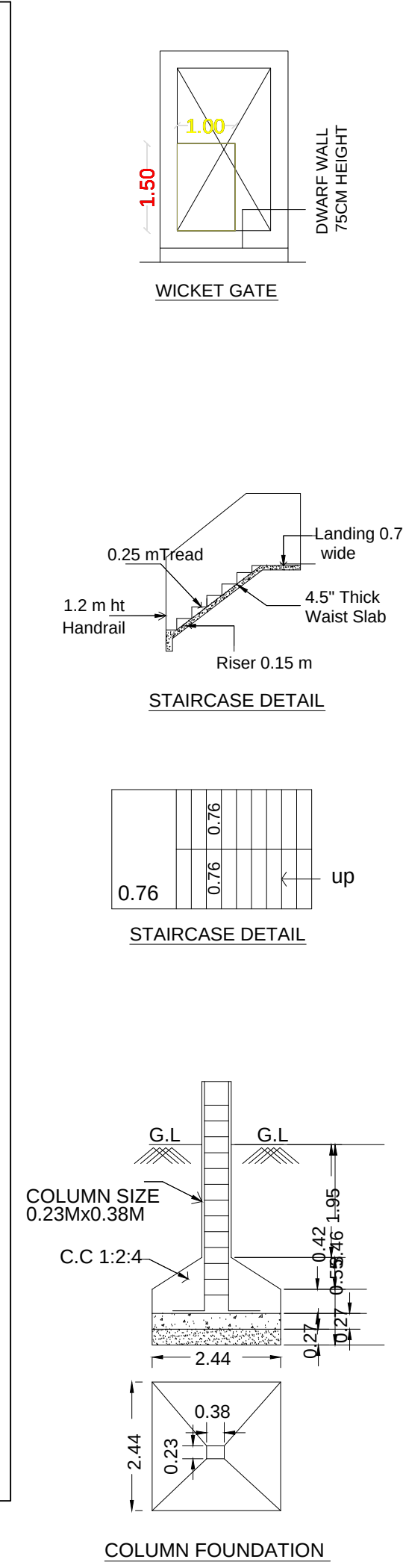
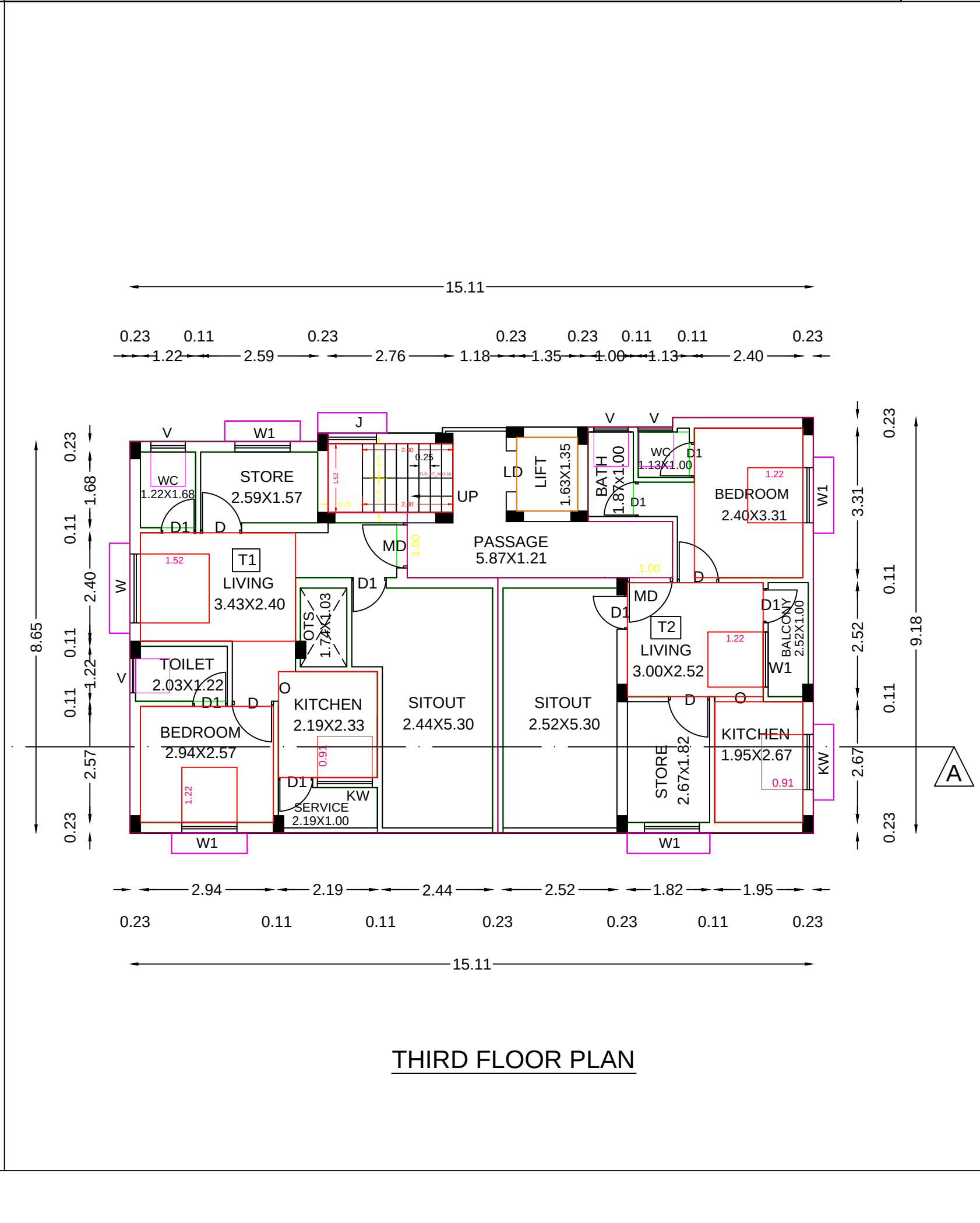
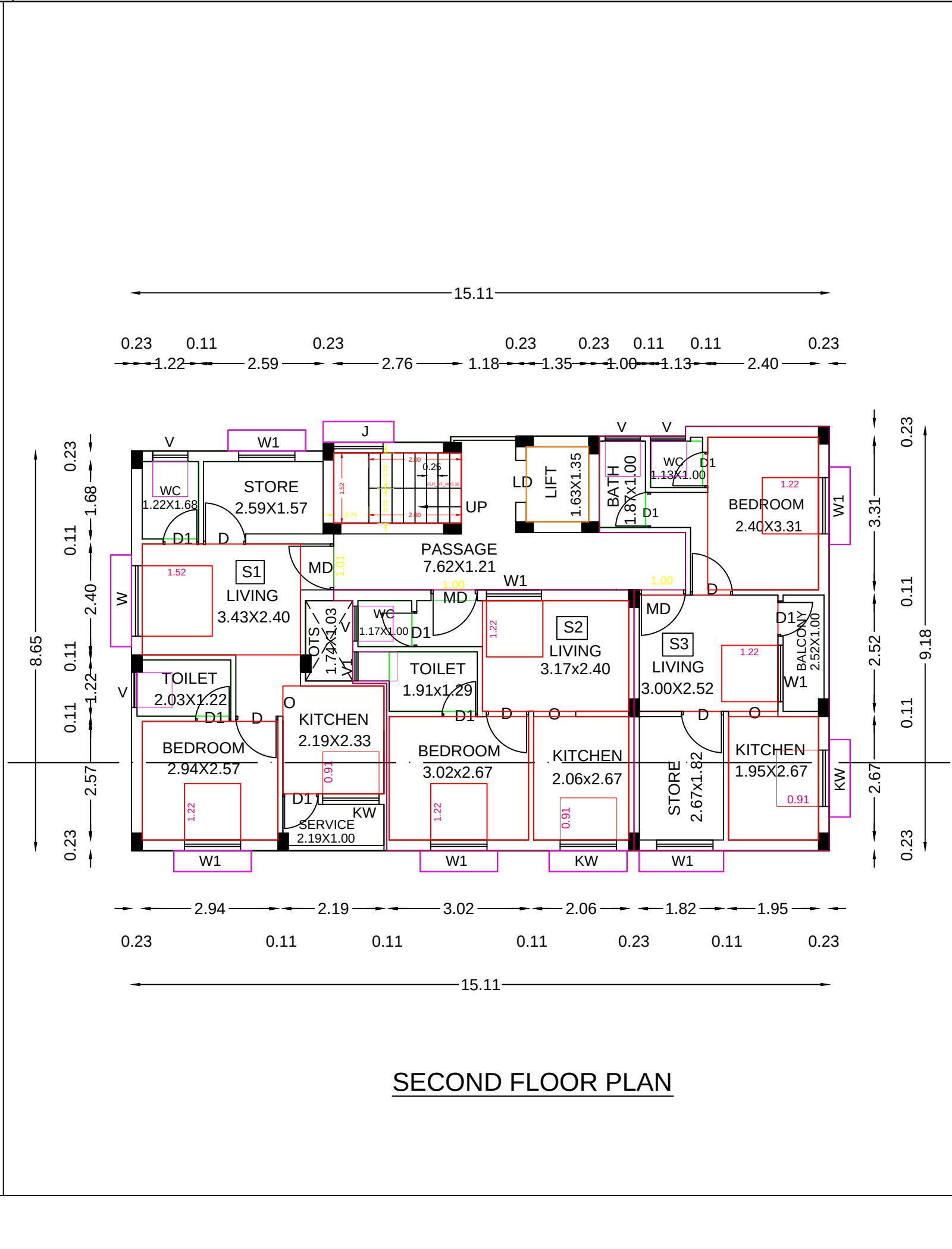
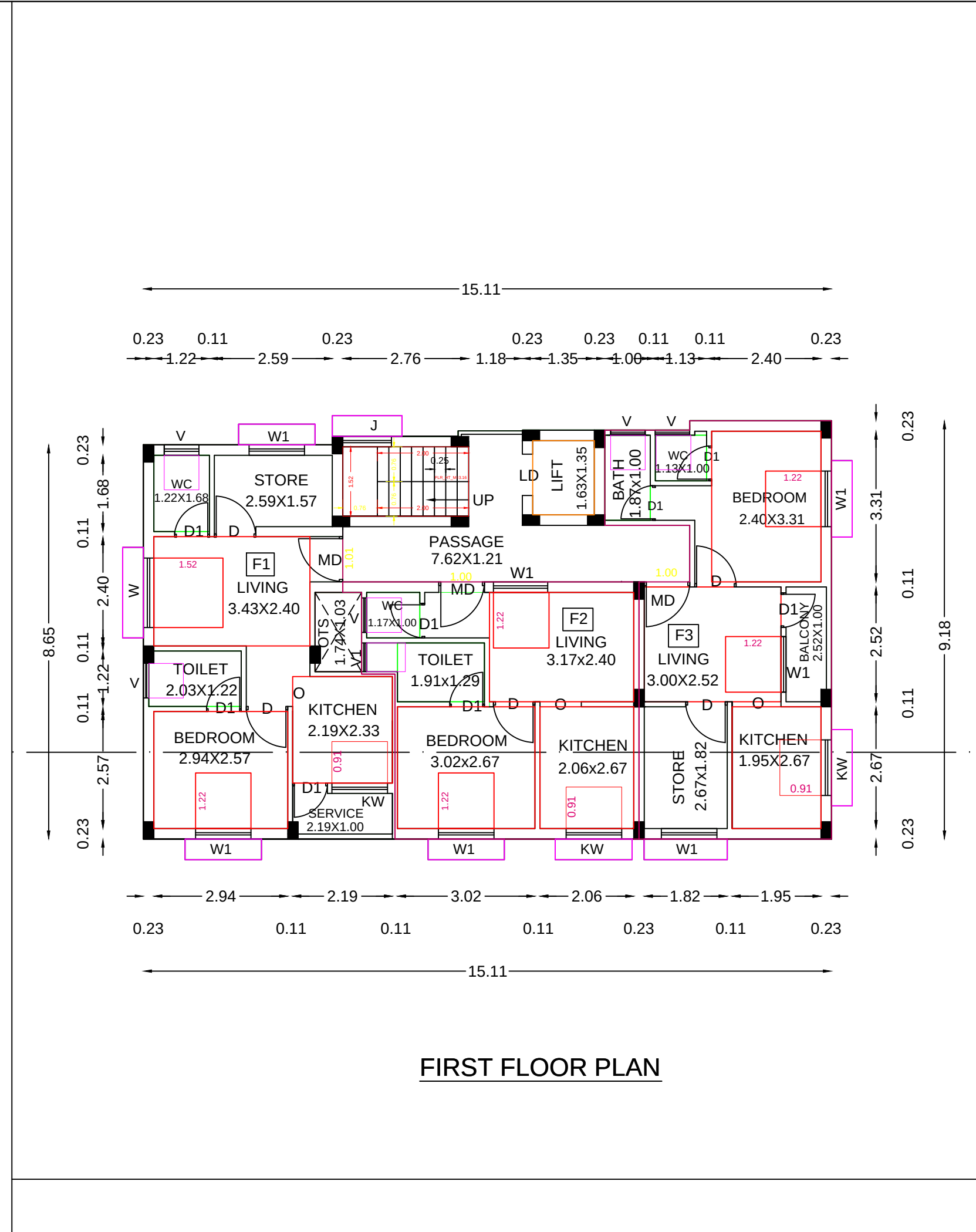
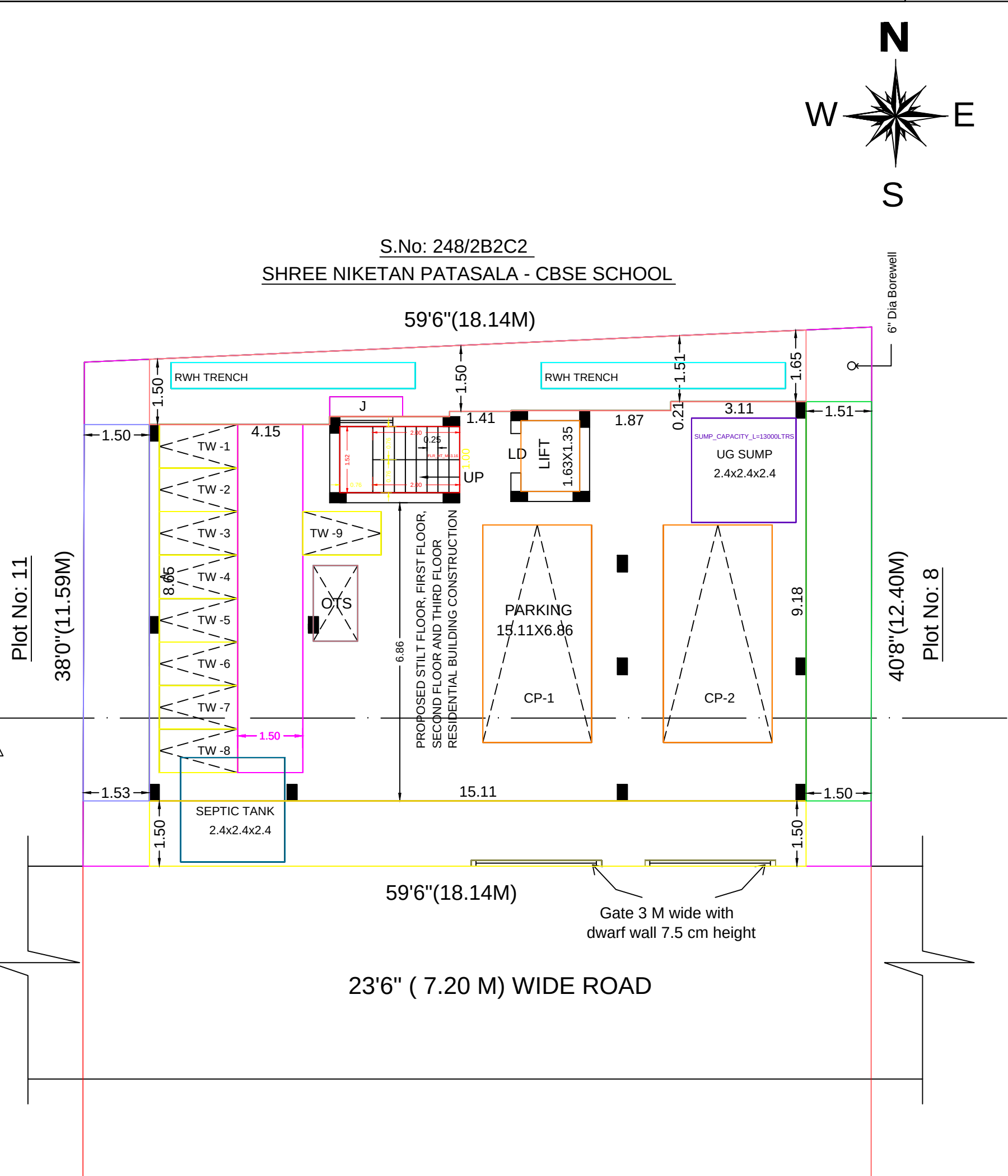
COLOUR INDEX		
	PROPOSED	
	SITE BOUNDARY	
	ROAD	

For L.V. BEACH CITY PROPERTY PROMOTERS
Managing Partner
For L.V. BEACH CITY PROPERTY PROMOTERS
Partner

M/s. L.V.BEACH CITY PROPERTY PROMOTERS
(Rep. by its partners Mr.Talluri Hanumantha Rao & Mr.Chalasani Venkateswara Rao)
OWNER

M.RAMAMURTHY,B.E.F.I.V.,
REGISTERED ENGINEER Gr-I
RE / GR-I / 19/03/075
G1-VIJAY MARA,
14,KARUMARIAMMAN NAGAR,
WEST TAMBARAM, CHENNAI-600 045
Cell:9884336669.

REGISTERED ENGINEER



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.

