

PP

APPROVAL RECORD

Planning Permission

Chengalpattu district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

Rural Panchayat

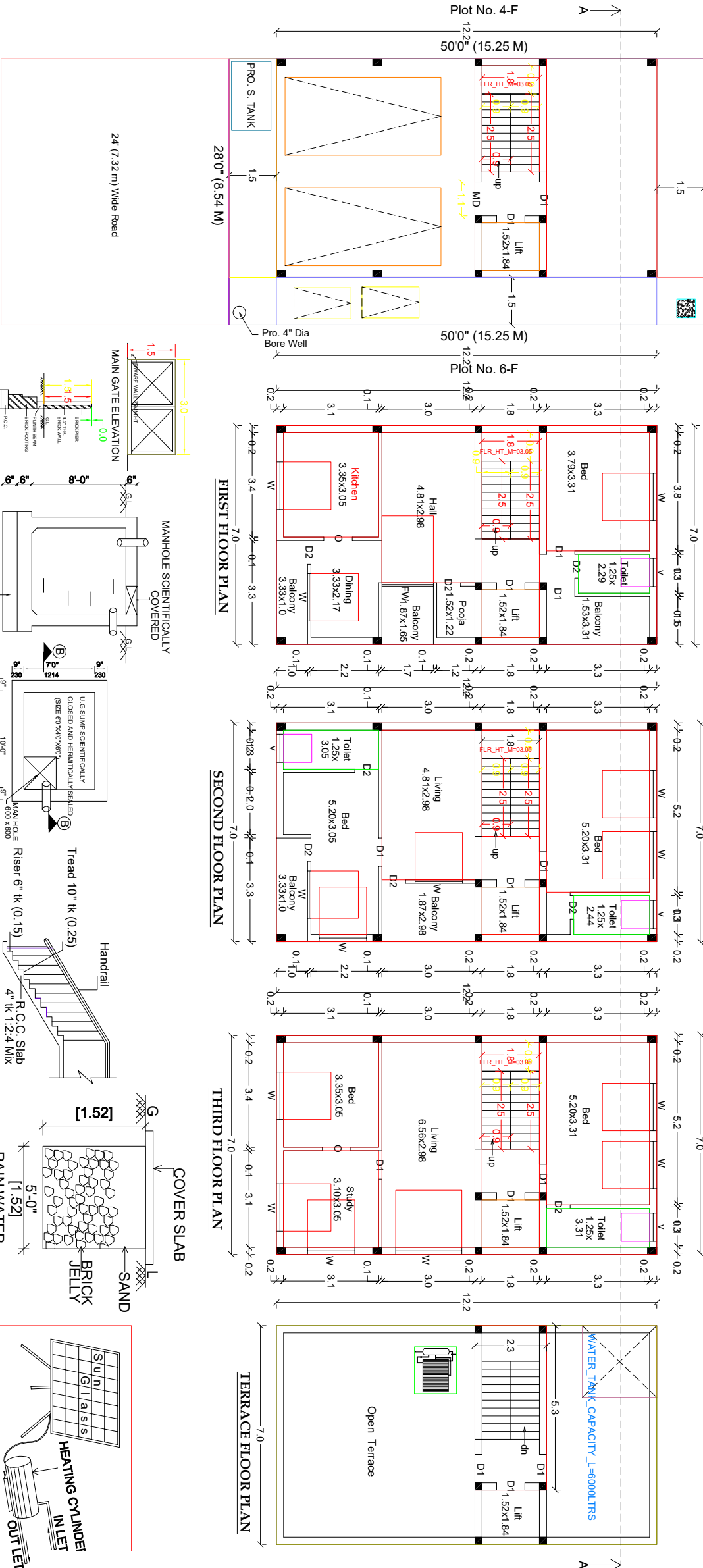
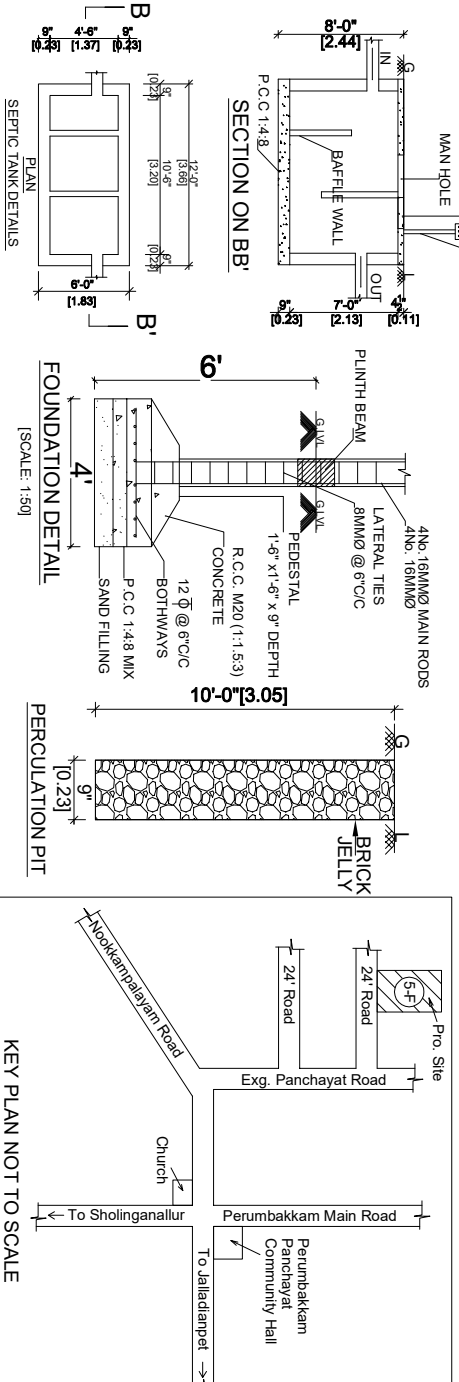
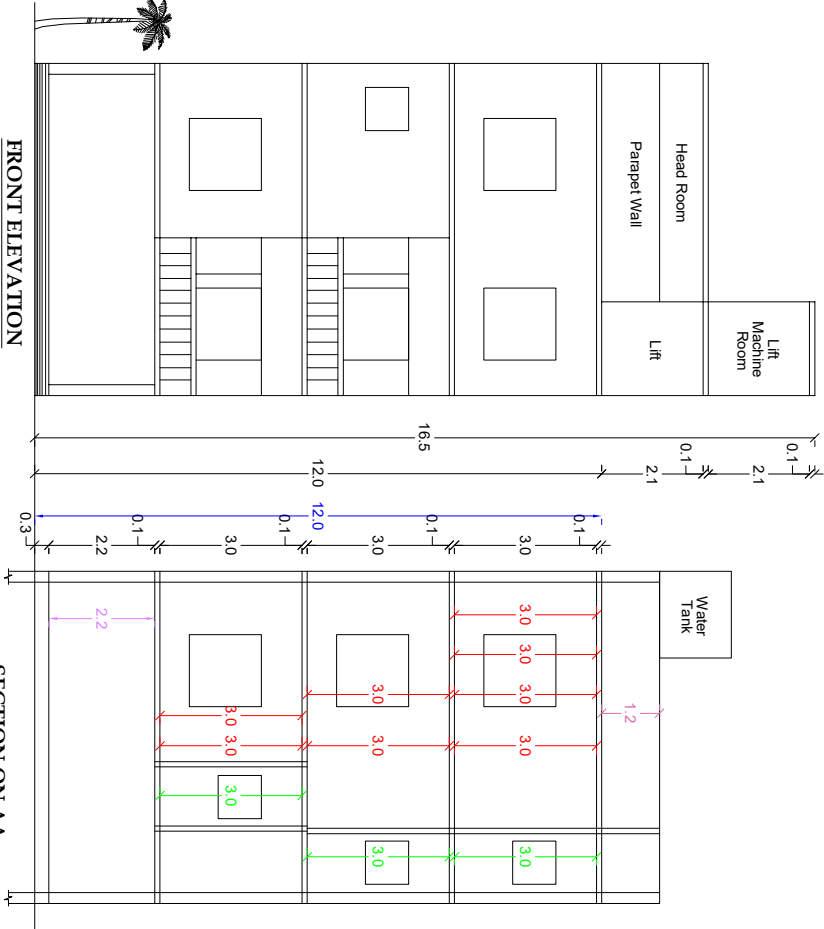
The approval as the planning authority issued it, reproduced in full behind this page.

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

PLAN SHOWING THE PROPOSED CONSTRUCTION OF ONE DWELLING UNIT THREE FLOORS
(11.98 M) HEIGHT BUILDING AT PLOT NO. 5-F, IN OLD S. NO. 178/1 PART, NEW S. NO. 178/1A1B
(AS PER PATTA NO. 20970) OF "SRI VARATHAPURAM" 2nd MAIN ROAD, PERUMBAKKAM VILLAGE,
TAMBARAM TALUK, CHENGALPATU DISTRICT. ST. THOMAS MOUNT PANCHAYAT UNION LIMIT.

SUB DIVISION PLAN APPROVED
PP. NO. 1209/2005
LT. NO. 7402 / 2005
DATED : 19 / 09 / 2005
PERUMBAKKAM PANCHAYAT
APPROVAL NO. 82/2005-2006
DATED : 14 / 10 / 2005

PLAN INFO		ACCESS WIDTH=M=7.32		CRZ-NO
PLOT NO=5-F	PATTA NO=20970	ROAD WIDTH=32	SECURITY ZONE=NO	
SURVEY NO=178/1A/1B	TALUK= Tambaram	ROAD LENGTH=290.00	IS SWIMMING POOL EXIST=NO	
DISTRICT=Chengalpattu	AS PER DOCUMENT=130.11	SINGLE FAMILY BLDG=YES	BUILDING NEAR GOVT. BLDG=NO	
AS AT SITE=130.25	AS PER DOCUMENT=130.11	AREA TYPE=Others	IF HERITAGE TOWN LESS THAN 1KM RADIUS=NO	
PHB OR PH=130.23	AS AT SITE=130.25	IS APPROVED LAYOUT=YES	NOC FOR CONSTRUCTION NEAR MONUMENT=NO	
PLOT AREA M2=130.23	PHB OR PH=130.23	RW DECLARED=YES	WHETHER GOVT. OR ADOPTED SCHOOL=NO	
AVG PLOT WIDTH=8.54M	PLOT AREA M2=130.23	PREMIUM FSI REQUIRED=NO	BUILDING NEAR TO RIVER=NO	
AVG PLOT DEPTH=5.25M	OSR APPLICABLE=NO	BUILDING NEAR MONUMENT=NO	JURISDICTION TYPE=PANCHAYAT	



- SPECIFICATIONS:
- * R.C.C FOUNDATION IN C.M 1:5 OVER 6" TK
 - * P.C.C 1:5:10 OVER 6"TK SAND FILLING.
 - * BASEMENT WITH BRICK WORK IN C.M 1:5 OVER 6"TK R.C.C TIE BEAM 1:2:4
 - * TILES FLOORING OVER 4"TK P.C.C 1:5:10 6"TK SAND FILLING.
 - * 9" TK BRICK WALL IN C.M 1:3.
 - * R.C.C ROOF SLAB 1:2:4 MIX 41/2" TK.

AREA DETAILS:		SQ.FT		SQ.M	
PLOT AREA (AS PER PATTA)		1400.00	130.11		
PLOT AREA (AS PER DOC)		1400.00	130.11		
PRO. FIRST FLOOR AREA		922.00	85.68		
PRO. SECOND FLOOR AREA		922.00	85.68		
PRO. THIRD FLOOR AREA		922.00	85.68		
TOTAL F.S.I AREA		2766.00	257.04		
F.S.I.		1.98			

NON-F.S.I AREA		SQ.FT		SQ.M	
PRO. STILT FLOOR AREA		922.00	85.68		
HEADROOM AREA		130.00	12.12		
LIFT MACHINE ROOM AREA		49.00	4.55		
TOTAL NON F.S.I. AREA		1101.00	102.32		

SCHEDULE OF JOINERY:		SQ.FT		SQ.M	
MD MAIN DOOR		3-6" x 7-0" (1.08 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)			
OP OPENING		3-6" x 7-0" (1.08 x 2.13)			
W WINDOW		5-0" x 5-0" (1.52 x 1.52)			
KW KITCHEN WINDOW		3-6" x 3-0" (1.07 x 0.91)			
V VENTILATOR		2-6" x 2-6" (0.76 x 0.76)			

SCALE : 1"=8.0" (1: 100)

ENGINEERS & REGISTERED ENGINEER
PLOT NO. 5, VAISHNAVI NAGAR,
MEDAVAKKAM, CHENNAI - 600 100
PHONE : .9994547550
Email : iranplanners@gmail.com



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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.

