

PP

APPROVAL RECORD

Planning Permission

Chengalpattu district, Tamil Nadu

APPROVAL TYPE

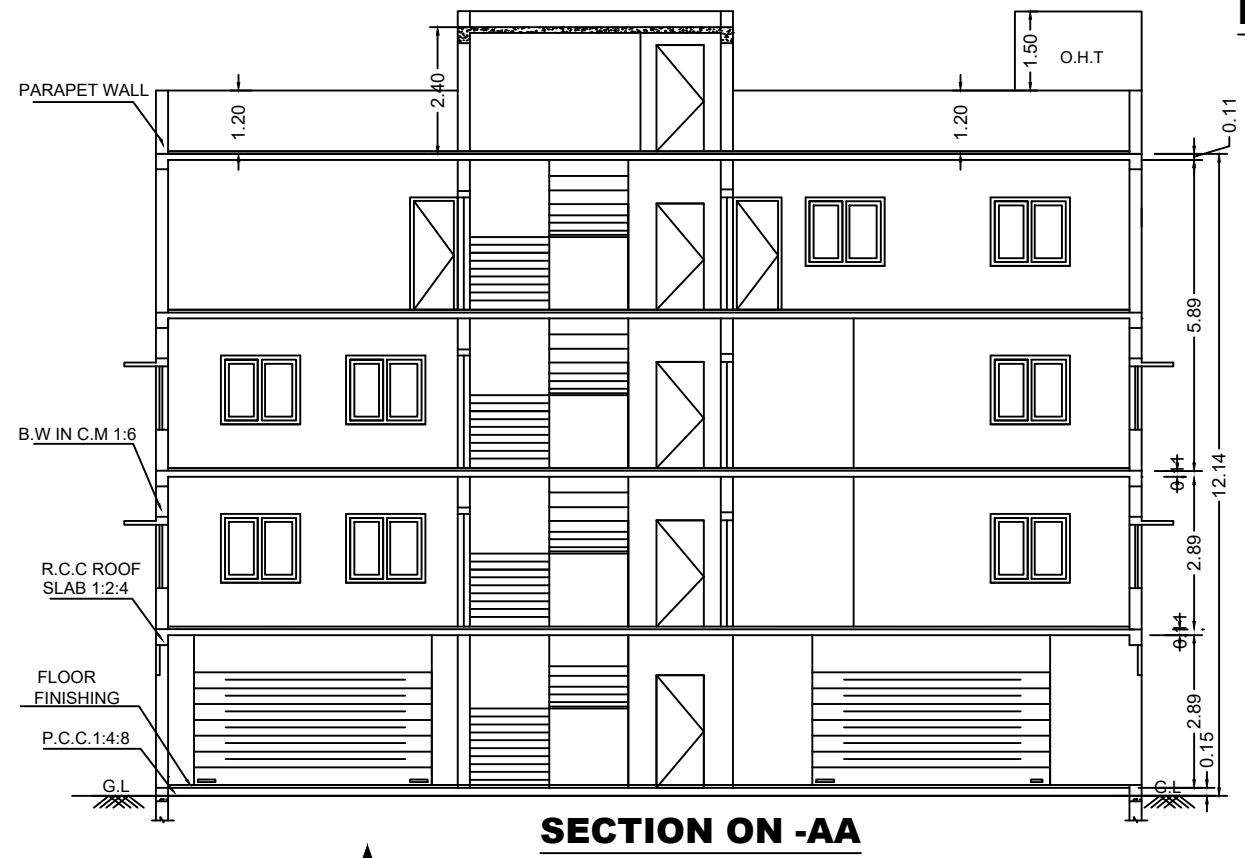
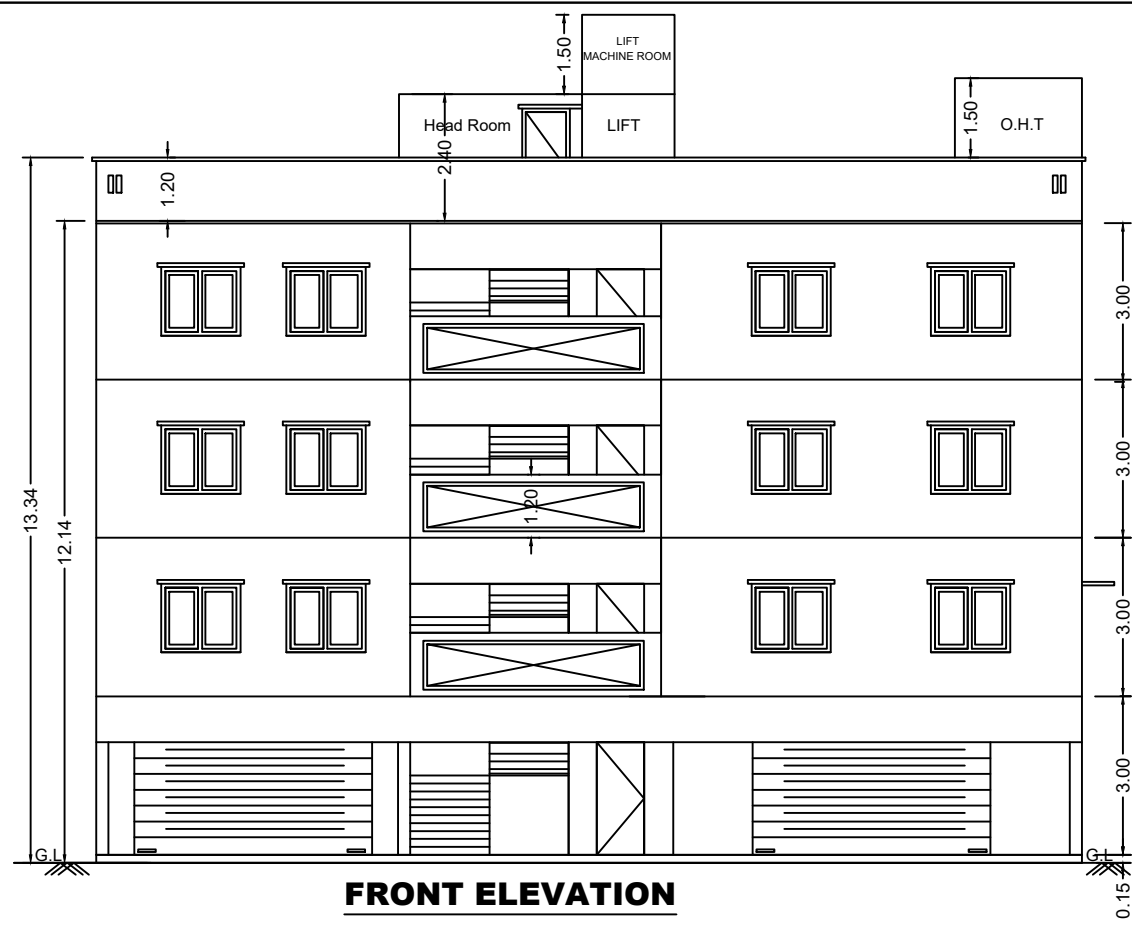
Building Plan

ISSUING AUTHORITY

Rural Panchayat

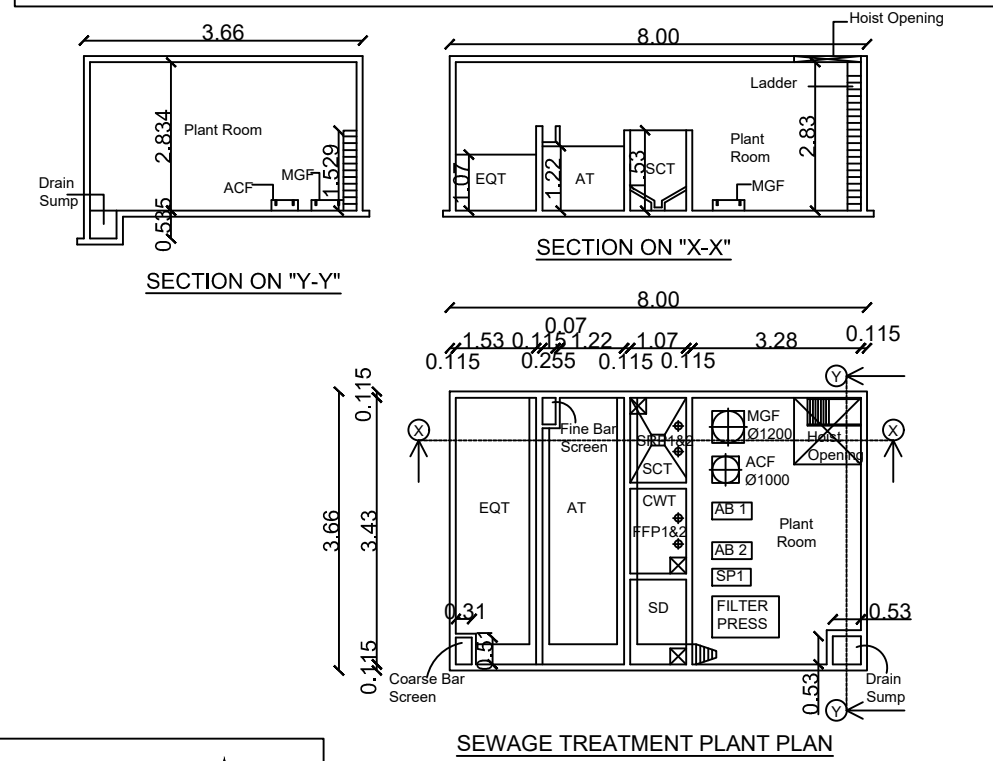
The approval as the planning authority issued it, reproduced in full behind this page.

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



LAND OWNER: R.HARIRAMAN & H.VANITHA KUMARI

LAYOUT APPROVED BY CR/DTCP-M80-62/L-NO.62/80

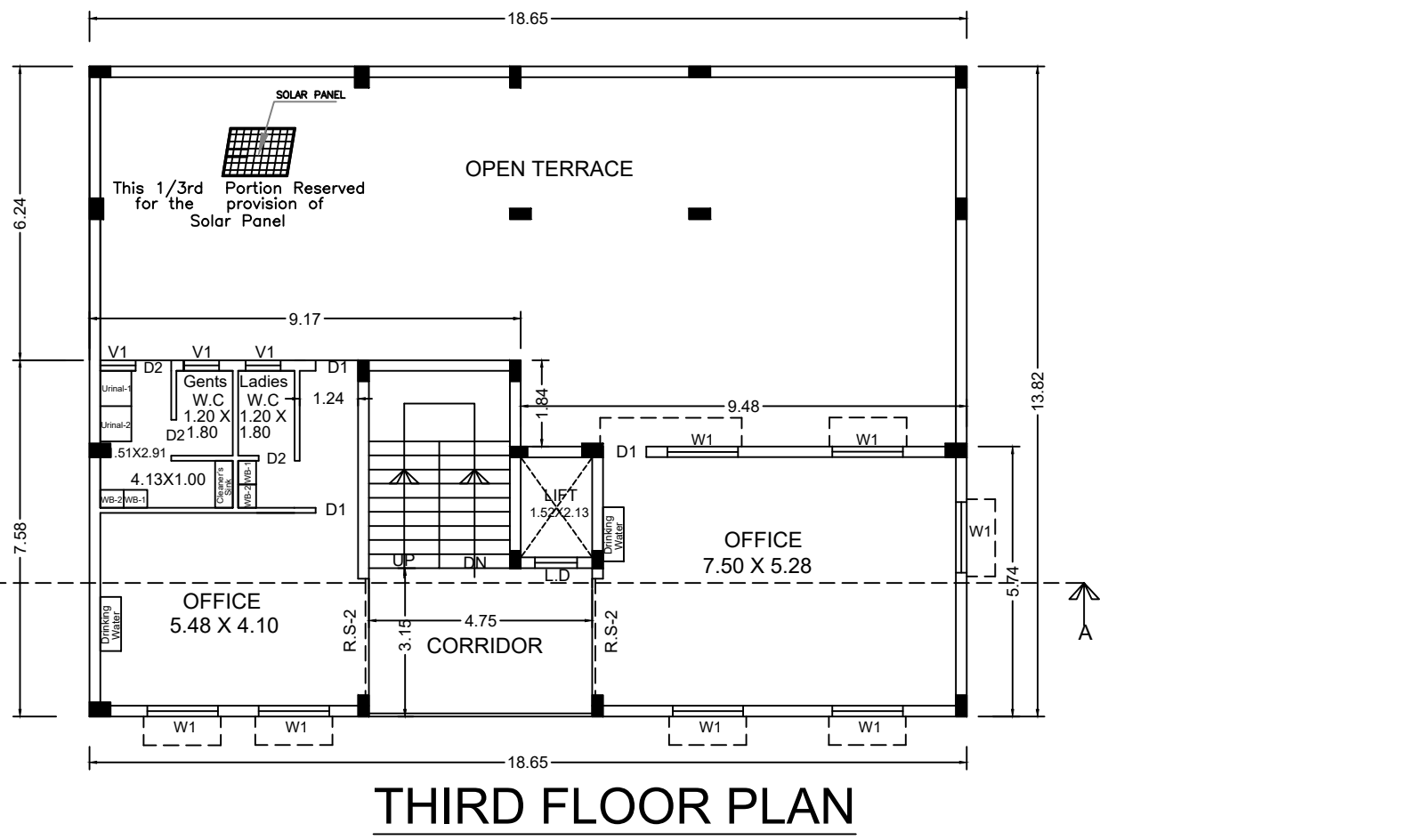
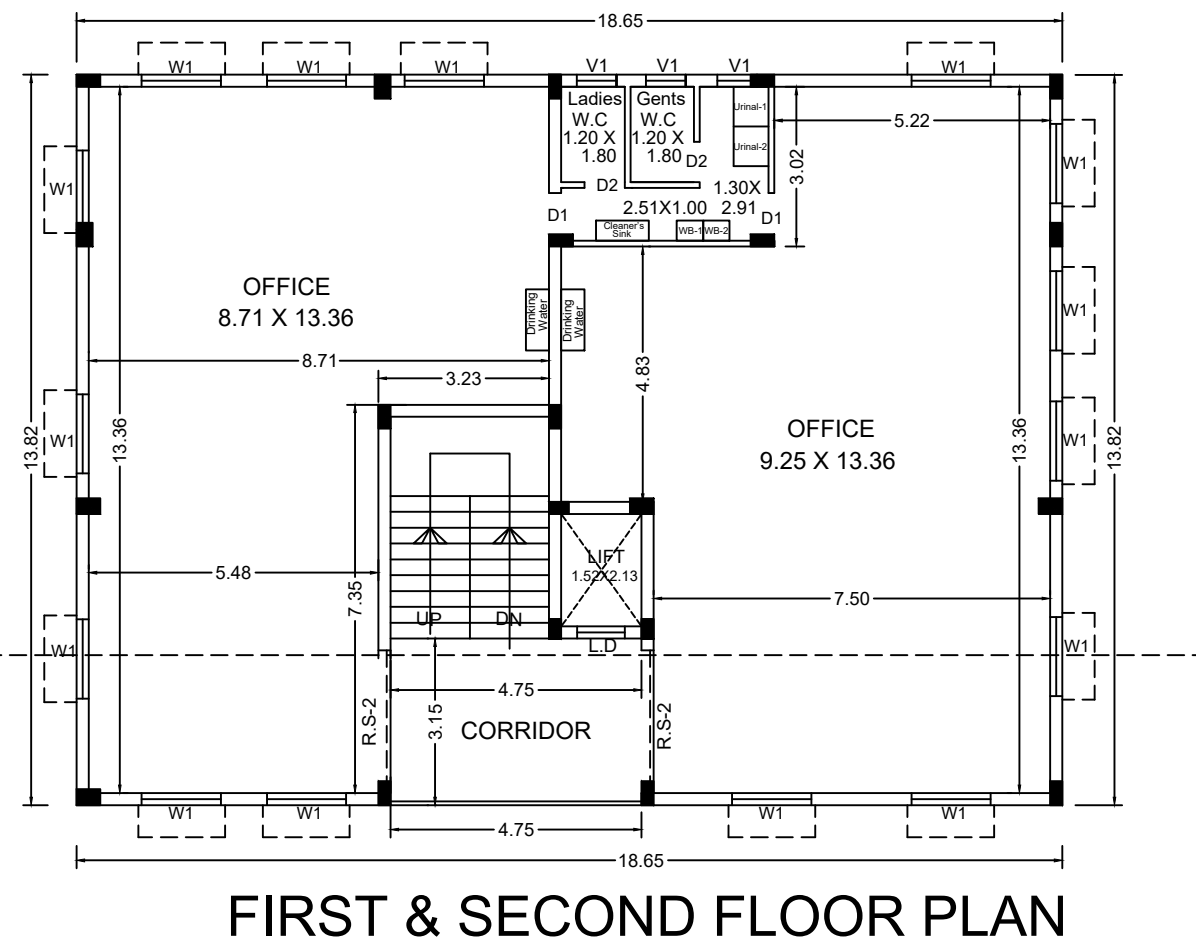
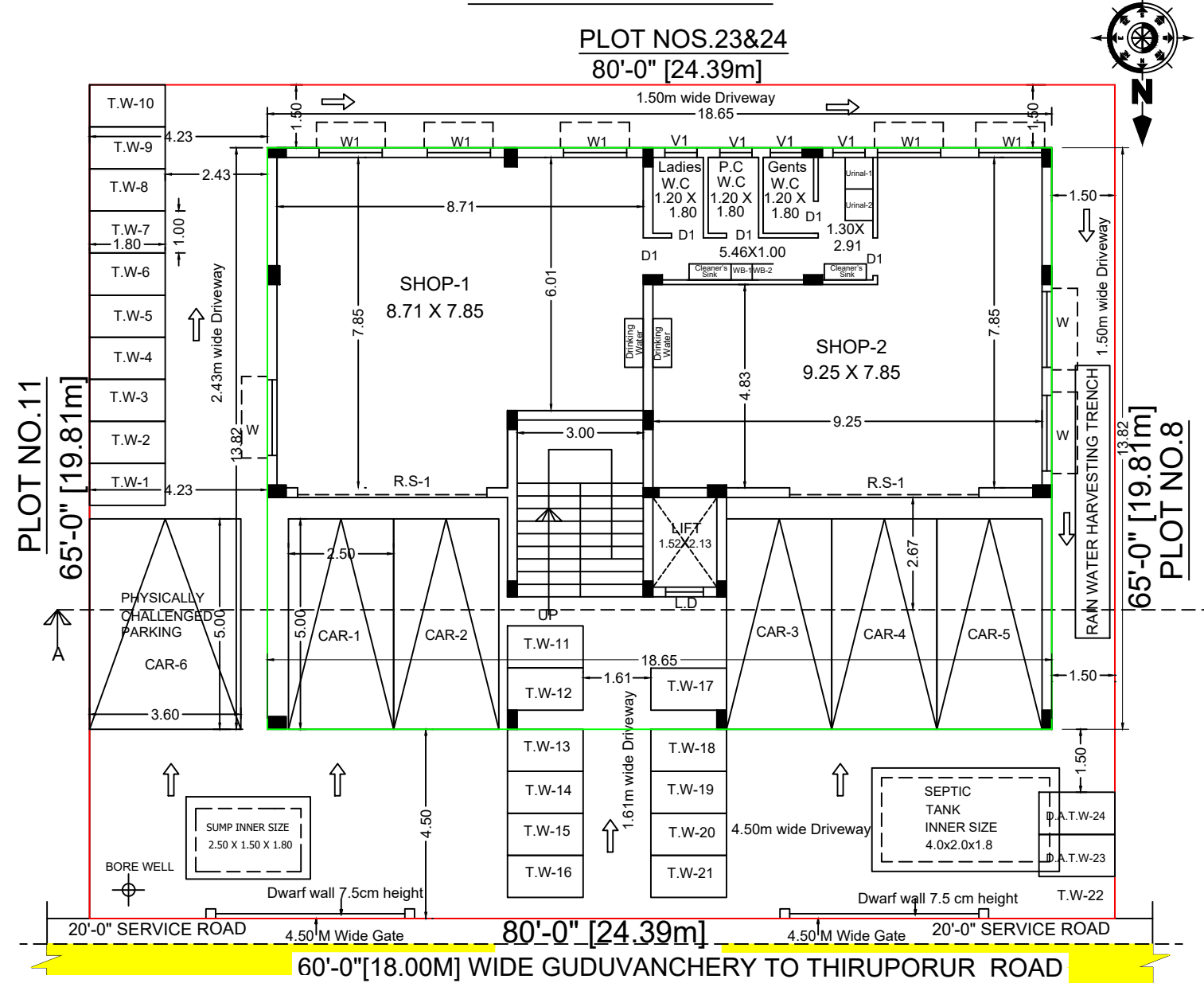
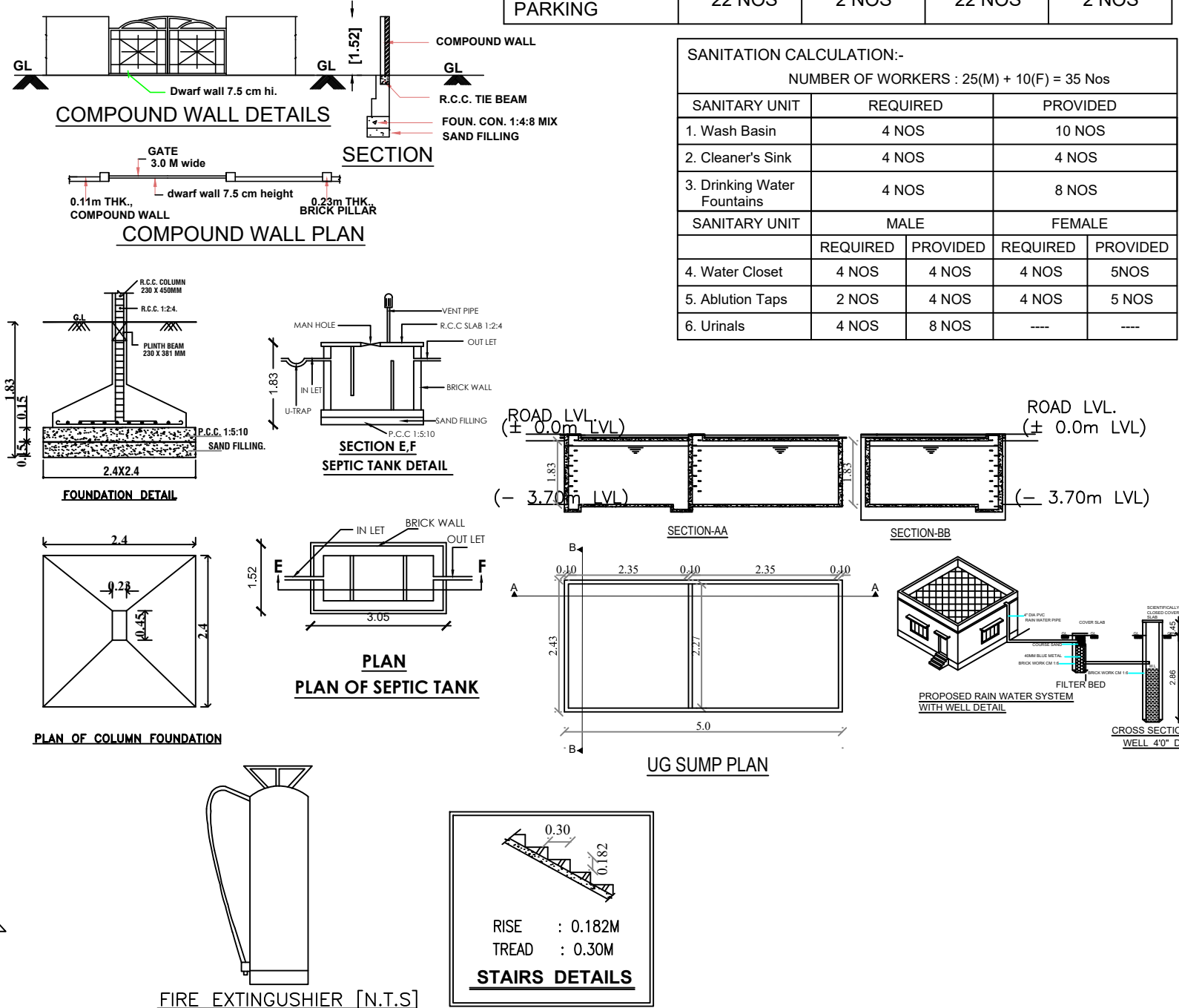
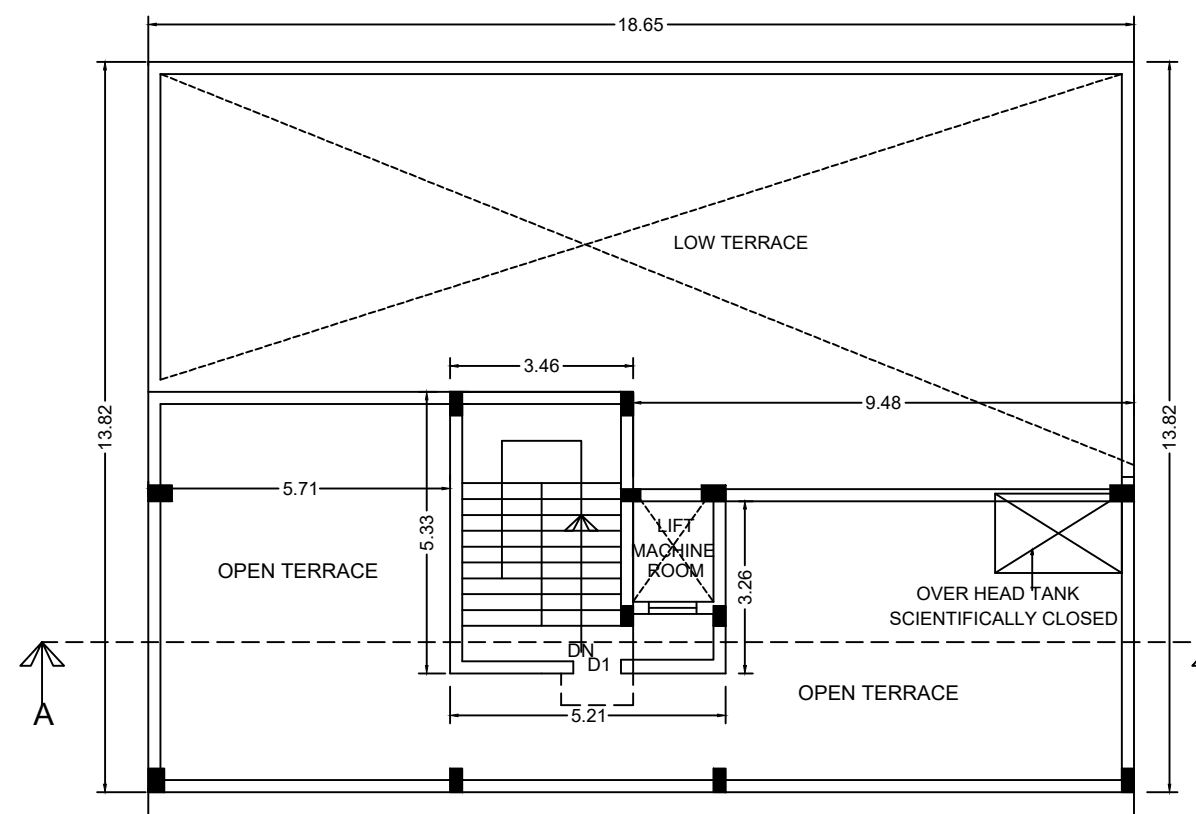
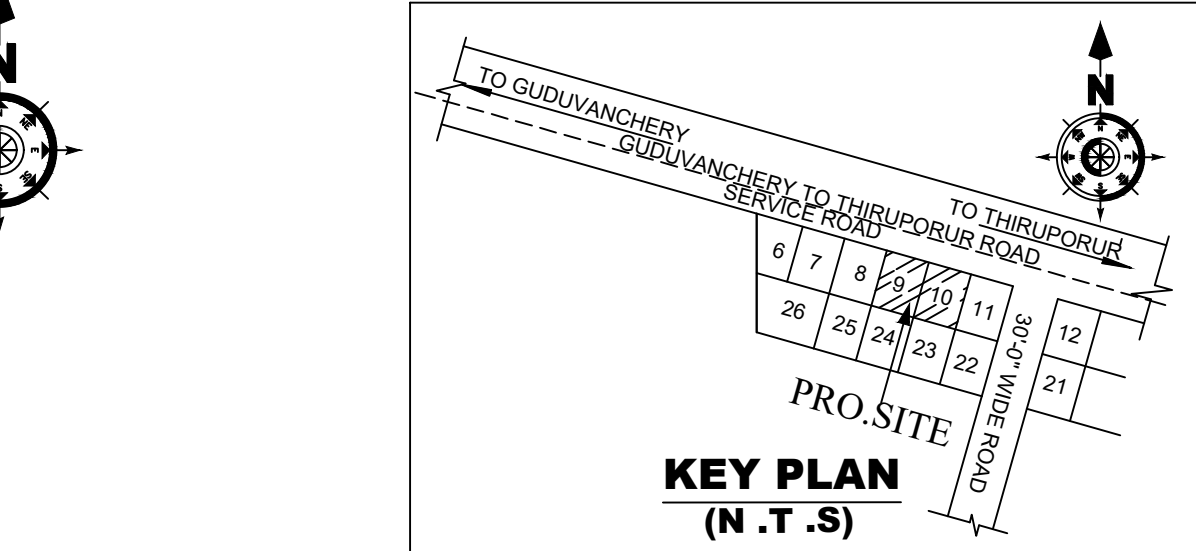
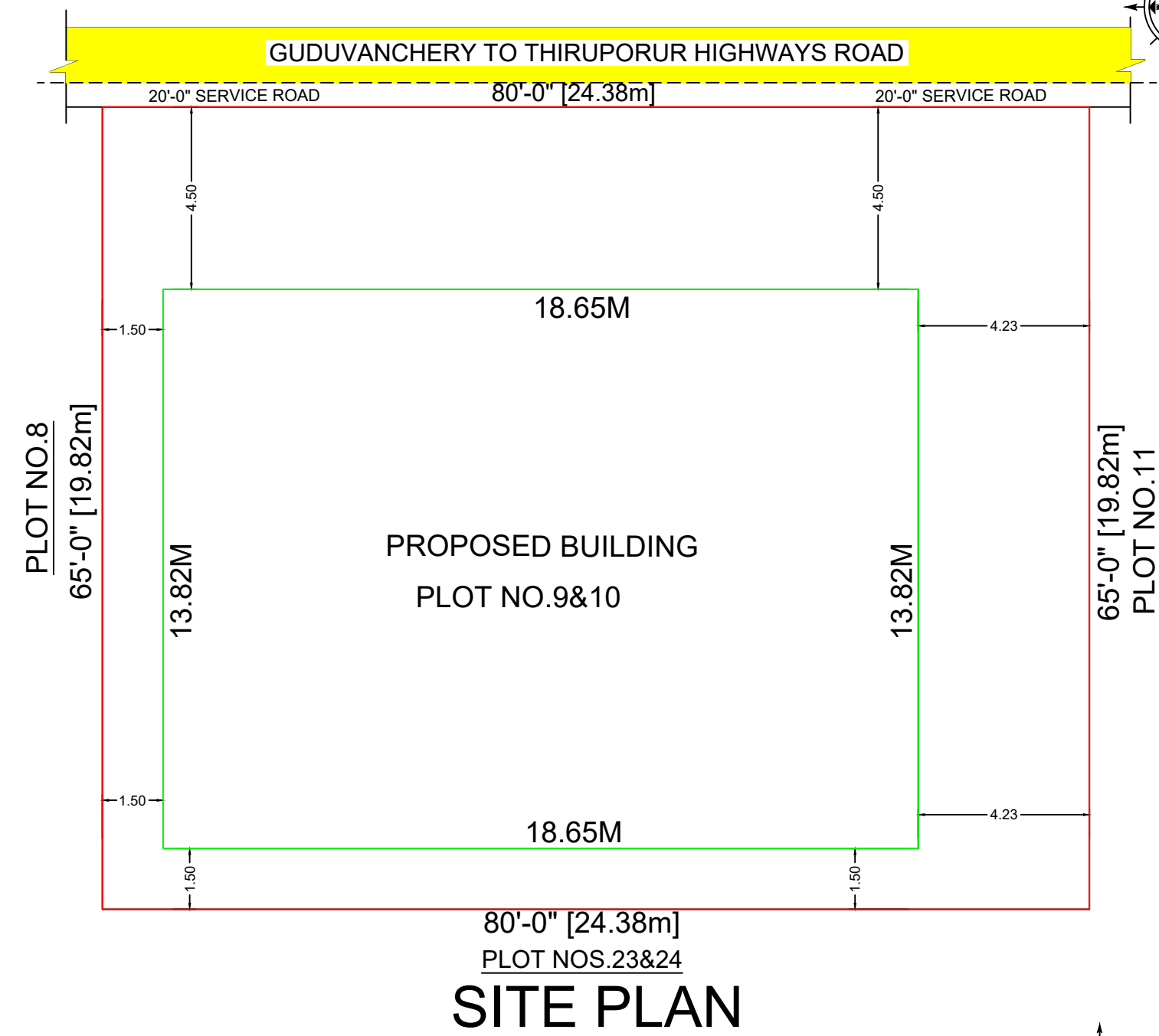


PARKING SLOT SIZE :
05 -- CAR PARKING WITH DIMENSION 2.50 x 5.0M
01 -- PHYSICALLY CHALLENGED CAR PARKING WITH DIMENSION 3.60 x 5.0M
24 -- TWO WHEELER PARKING WITH DIMENSION 1.00 x 1.80M

PROPOSED PARKING CALCULATION :
TOTAL FLOOR AREA : 786.86 SQ.M
1 CAR PARKING SPACE FOR EVERY 100.00 SQ.M OF FLOOR AREA
CAR PARKING = $\frac{\text{TOTAL FLOOR AREA} \times 0.75}{100} = \frac{786.86 \times 0.75}{100} = 590.14 = 6 \text{ NOS}$
1 TWO WHEELER PARKING FOR EVERY 25.00 SQ.M OF FLOOR AREA
TWO WHEELER PARKING = $\frac{\text{TOTAL FLOOR AREA} \times 0.75}{25} = \frac{786.86 \times 0.75}{25} = 590.14 = 24 \text{ NOS}$

PROPOSED PARKING DETAILS :			
DESCRIPTION	REQUIRED	PROVIDED	
	Total Parking	Physically Challenged Parking	Total Parking
CAR PARKING	5 NOS	1 NOS	6 NOS
TWO WHEELER PARKING	22 NOS	2 NOS	22 NOS

SANITATION CALCULATION:-			
NUMBER OF WORKERS : 25(M) + 10(F) = 35 Nos			
SANITARY UNIT	REQUIRED	PROVIDED	
1. Wash Basin	4 NOS	10 NOS	
2. Cleaner's Sink	4 NOS	4 NOS	
3. Drinking Water Fountains	4 NOS	8 NOS	
SANITARY UNIT		MALE	FEMALE
4. Water Closet	4 NOS	4 NOS	4 NOS
5. Ablution Taps	2 NOS	4 NOS	4 NOS
6. Urinals	4 NOS	8 NOS	4 NOS



E CUM PRO.GROUND FLOOR PLAN

BUILDING TECHNICAL APPROVAL
Online Application No: SWP/BPA/641810/2025
COMMERCIAL BUILDING PLANNING PERMISSION
A.D / D.T.C.P/(C-D-3) NO:118/2025

PLAN SHOWING THE PROPOSED CONSTRUCTION OF COMMERCIAL BUILDING IN OLD S.NOS.19/4E1&19/4E2,OLD PATTANOS.2692 & 8386, NEW PATTANOS.10048 & 10047 AS PER PATTANOS.19/4E1 & 19/4E2, PLOT Nos.9 & 10 OF "VIJAYAPURAM" AT KANNIVAKKAM VILLAGE & PERUMATUNALLUR PANCHAYAT, KATTANKULATHUR PANCHAYAT UNION, VANDALUR TALUK & CHENGALPET DISTRICT.

FILE NO: SWP / BPA / 641810 / 2025

- SPECIFICATIONS:
1. R.C.C FOOTINGS FOR FOUNDATION IN M20 MIX
 2. R.C.C. COLUMNS IN M20 MIX
 3. R.C.C. ROOF SLAB AND BEAMS IN M20 MIX
 4. 9" BRICK WORK IN C.M 1:5 IN SUPER STRUCTURE
 5. COUNTRY WOOD DOORS WITH FLUSH SHUTTERS
 6. COUNTRY WOOD GLAZED WINDOWS
 7. INTERNAL PLASTERING IN C.M 1:4
 8. EXTERNAL PLASTERING IN CM 1:5
 9. WEATHERING COURSE IN BRICK JELLY LIME CONCRETE 1:3 MIX
 - 10.WEATHERING TILES IN 9"x9" BURNTCLAY TILES IN LAID IN1:3 MIX

ALL DIMENSIONS ARE IN METRES			SCALE 1:100
SCHEDULE OF JOINERY			
R.S1	ROLLING SHUTTER	[4.50 X 2.13]	
R.S2	ROLLING SHUTTER	[2.70 X 2.13]	
D1	DOOR	[0.90 X 2.13]	
D2	DOOR	[0.76 X 2.13]	
V1	VENTILATOR	[0.76 X 0.60]	
L.D.	LIFT DOOR	[0.90 X 2.13]	
W	WINDOW	[1.80 X 1.30]	
W1	WINDOW	[1.50 X 1.30]	

AREA STATEMENT			SQ.FT	SQ.M
PLOT AREA (As per Document)			5200.00	483.16
PLOT AREA (As Per Patta)			5382.00	500.00
SL.NO	DESCRIPTION	NON FSI AREA IN Sq.m	FSI AREA IN Sq.m	TOTAL BUILT UP AREA IN Sq.m
01	GROUND FLOOR	110.25	147.49	257.74
	FIRST FLOOR	-	257.74	257.74
	SECOND FLOOR	-	257.74	257.74
	THIRD FLOOR	-	123.89	123.89
	LIFT AREA	3.24	-	3.24
	HEAD ROOM	18.43	-	18.43
	TOTAL AREA	131.92	786.86	918.78

DESCRIPTION	CALCULATION	PROPOSED	PERMISSIBLE MAX FSI
FLOOR SPACE INDEX	$\frac{786.86}{500.00}$	1.57	2.00
PLOT COVERAGE	51.55%	SITE BOUNDARY PROPOSED BUILDING ROAD	

H-Vanitha Kumari

OWNER'S SIGNATURE

S.SATISH, M.Tech., (Structures)
Registered Structural Engineer Grade - II
CMAA Reg No.SE/GR-II/2022/01/275
No.3/A, 9th Street, T.V.S Nagar,
Padi, Chennai - 600050.

STRUCTURAL SIGNATURE

Ar. S. LALITHA, D.Arch., M.B.A.,
Registered Architect
D.T.C.P. Reg. No.CGLDIST/RAA/2021/10/001
Nandhivaram Guduvanchery Municipality
Reg. No. 178/007
SRI MAHALAKSHMI PLANNERS
Plot No 9, Sarathy Street, Jesubatham Nagar,
Guduvanchery-603202, Chengalpattu District
9884381193, lalivels@gmail.com

ARCHITECT SIGNATURE

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.

