PP APPROVAL RECORD

Planning Permission

Survey 184

Padur

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.

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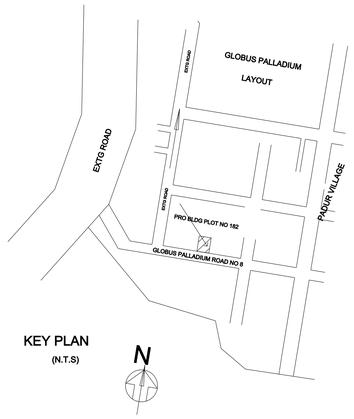
PLAN SHOWING THE PROPOSED NEW CONSTRUCTION OF GROUND , FIRST & SECOND FLOOR OF A RESIDENTIAL BUILDING AT PLOT NO 183, ROAD NO 8, GLOBUS PALLADIUM LAYOUT, IN NEW SURVEY NO 184/11 (AS PER PATTA NO 6180) OF PADUR VILLAGE PANCHAYAT, THIRUPORUR BLOCK / TALUK, CHENGALPATTU DISTRICT.

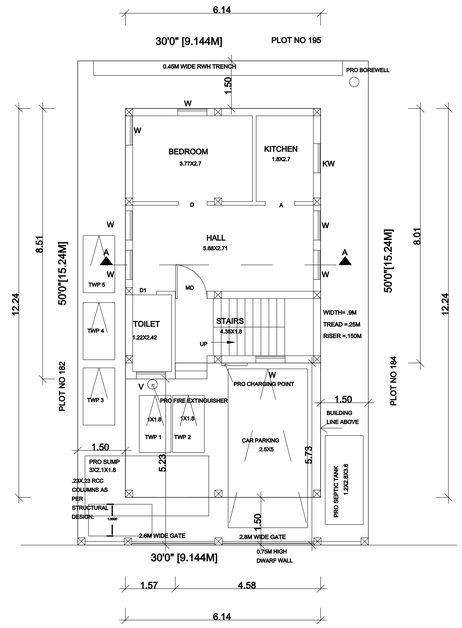
DTCP APPROVAL NO: L.P /MLPA (C .D) NO:90/2023 Dtd 03.05.2023



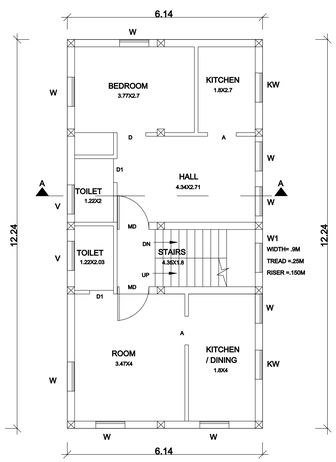
FRONT ELEVATION

SECTION "X-X"

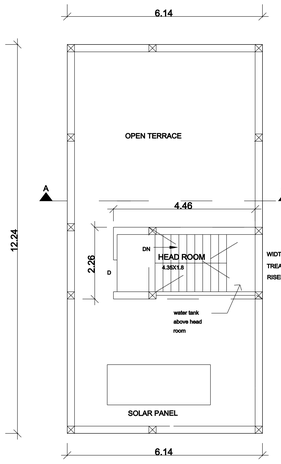




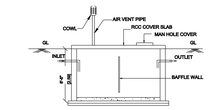
PRO GROUND FLOOR / SITE PLAN



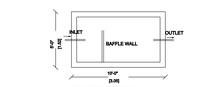
PRO 1st&2nd FLOOR PLAN



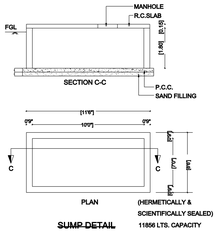
TERRACE FLOOR PLAN



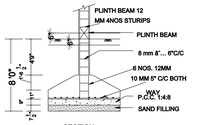
SEC. OF SEPTIC TANK

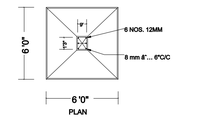


PLAN OF SEPTIC TANK
NOT TO SCALE
CAPACITY =12,000 ltrs

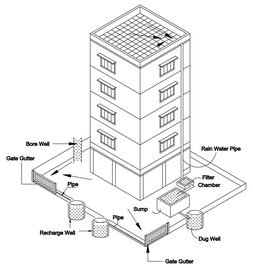


SUMP DETAIL

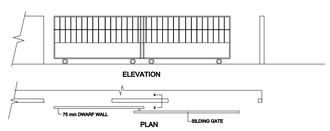




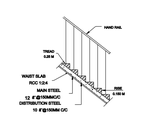
DETAIL OF 1'X1'6" COLUMN



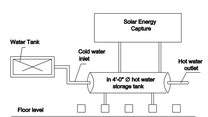
Proposed Rain Water Harvesting System
Provided as per CDBR Norms Drawing No:3A
Not To Scale



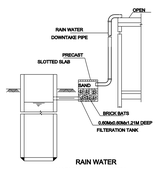
COMPOUND WALL & GATE DETAIL
NOT TO SCALE



STAIR CASE DETAILS
SCALE 1:100



SOLAR HOT WATER SYSTEM DETAIL



RAIN WATER HARVESTING SYSTEM

SCHEDULE OF JOINERY

TYPE	DESCRIPTION	WIDTH	HEIGHT
MD	DOOR	3'6"(1.06)	7'0"(2.14)
D	DOOR	3'0"(0.91)	7'0"(2.14)
D1	DOOR	2'6"(0.76)	7'0"(2.14)
W	WINDOW	6'0"(1.82)	4'6"(1.35)
KW	WINDOW	6'0"(1.82)	3'6"(1.06)
V	VENTILATOR	3'0"(0.91)	2'0"(0.61)
A	ARCH OPEN	3'0"(0.91)	7'0"(2.14)

AREA STATEMENT

		SQ.MT.	SQ.FT.
PLOT AREA	(AS PER DOCUMENT)	139.35	1500.00
PLOT AREA	(AS PER PATTA)	139.00	1496.18
PLOT AREA	(AS AT SITE)	139.35	1500.00
PLOT AREA	(SUPER IMPOSED)	139.00	1496.18
PRO GROUND FLOOR		49.99	538.10
PRO FIRST FLOOR		75.20	809.44
PRO SECOND FLOOR		75.20	809.44
TOTAL FSI AREA		200.39	2156.98
TOTAL BUILT UP AREA		211.00	2271.19
NON FSI AREA DETAIL			
PRO HEAD ROOM AREA		10.60	114.21

F.S.I : 1.441 PLOT COVERAGE : 36%

NO.OF DWELLING UNITS : 5

NO.OF FLOORS : G +2

NON FSI PARKING AREA DETAIL

PARKING AREA = BUILT UP AREA DEDUCT: 25.20 sqm
PARKING REQUIRED : 5 nos TWO WHEELER PARKING
PARKING PROVIDED : 5 nos TWO WHEELER PARKING
1 no CAR PARKING

OTHER PROVISIONS : 1.CHARGING POINT FOR ELECTRICAL VEHICLES.
2.FIRE EXTINGUISHER.

COLOUR INDEX		SCALE
PROPOSED		1"=8'0"
ROAD		1:100
BOUNDARY LINE		

SPECIFICATIONS

FOUNDATION	RCC FRAMED STRUCTURE
SUPER STRUCTURE	9"&4.5" TK BRICK WORK IN CM 1:5 (1 PART OF CEMENT TO 5 PART OF SAND)
RCC WORK	RCC 1:2:4 (1 CEMENT 2 SAND 4 AGGREGATE)
JOINERY WORK	WOOD FRAME & SHUTTERS GLAZED WINDOWS
PLASTERING	CEILING AND BEAMS IN CM 1:3 INTERIOR AND EXTERIOR IN CM 1:4
FLOORING	VITRFIED TILES & CERAMIC TILES FOR TOILETS
WEATHERING COURSE	12 MM TK PRESSED TILES LAID OVER LIME CONCRETE LAID TO SLOPE 1:2 NECESSARY C.M 1:3
PAINTING	2 COATS EMULSION FOR INTERIORS WEATHER SHIELD FOR EXTERIOR WALLS

SIGNATURE OF OWNER(S) / POA

SUGUMARAN.R

V. MALA SUBRAMANIAN, DAA,DID.MA.
10/4, MIG, NH-2, AMBIKAPATHY STREET
MARAIMALAI NAGAR - 603 209.
KANCHIPURAM DIST. Ph : 90928 26834

V.MALA SUBRAMANIAN. DAA, DID.MA.
LICENSED SURVEYOR
REGN NO:020/LS/2019/00002-47619
MARAIMALAINAGAR MUNICIPALITY

DTCP REGD ARCHITECT, Gr -II
REGN NO:COLR/ONR/AGR-II/2020/001/001
CHENGALPAYYU DISTRICT

10/4,MIG, NH-2, AMBIKAPATHY STREET
MARAIMALAINAGAR, CHENGALPATTU TALUK &DISTRICT
CELL: 9092826834

THE LANDLENS SUITE

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

FREE TOOLS · NO ACCOUNT NEEDED

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

Verified RealEstate™

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
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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.