

PP

APPROVAL RECORD

Planning Permission

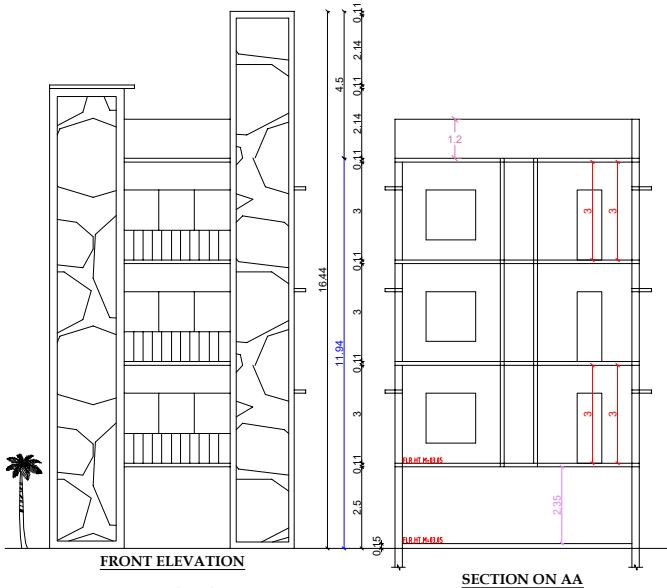
Chengalpattu district, Tamil Nadu

APPROVAL TYPE
Building Plan

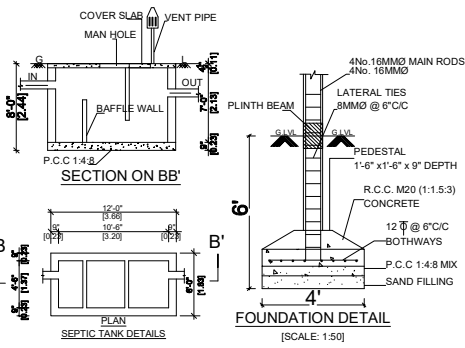
ISSUING AUTHORITY
Rural Panchayat

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.

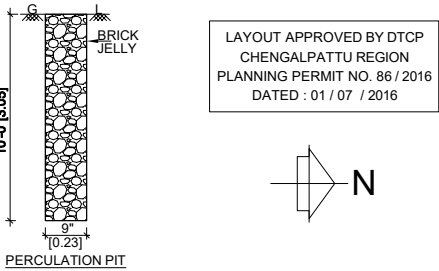


- SPECIFICATIONS:**
- * R.C.C FOUNDATION IN C.M 1:5 OVER 6" TK P.C.C 1:5:10 OVER 6"TK SAND FILLING.
 - * BASEMENT WITH BRICK WORK IN C.M 1:5 OVER 6"TK R.C.C TIE BEAM 1:2:4.
 - * TILES FLOORING OVER 4"TK P.C.C 1:5:10 6"TK SAND FILLING.
 - * 9" TK BRICK WALL IN C.M 1:3.
 - * R.C.C ROOF SLAB 1:2:4 MIX 41/2"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



PLAN SHOWING THE PROPOSED CONSTRUCTION OF THREE DWELLING UNIT (STILT + THREE FLOORS 11.94 M HEIGHT) BUILDING AT PLOT NO. 15, IN OLD S. NO. 195/10B1A1A (AS PER PATTA NO. 9132) NEW S. NO. 195/55 (AS PER PATTA NO. 10192) "GITA GARDEN" NALLAMBAKKAM VILLAGE, VANDALUR TALUK, CHENGALPATTU DISTRICT. SCALE : 1"=8'0" (1:100) KATTANKULATHUR PANCHAYAT UNION LIMIT.

PLAN INFO		
PLOT NO=15	ACCESS WIDTH=9.00	CRZ-NO
PATTA NO=10192	ROAD WIDTH=9.00	SECURITY_ZONE=NO
SURVEY NO=195/55	ROAD LENGTH=500.00	IS SWIMMING POOL EXISTS=NO
TALUK=VANDALUR	SINGLE FAMILY BLDG=NO	BUILDING NEAR GOVT BLDG=NO
DISTRICT=Chengalpattu	AREA TYPE=Others	IF HERITAGE TOWN LESS THAN 3KM RADIUS=NO
AS PER DOCUMENT=167.28	IS APPROVED LAYOUT=YES	NOT FOR CONSTRUCTION NEAR MONUMENT=NO
AS A1 SITE=164.70	RWH DECLARED=YES	WHETHER GOVT OR AIDED SCHOOL=NO
PHB OR PLB=167.00	PREMIUM FSI REQUIRED=NO	BUILDING NEAR TO RIVER=NO
PLOT AREA M2=167.28	OSR APPLICABLE=NO	BUILDING NEAR MONUMENT=NO
AVG PLOT WIDTH=9.00M	LAND USE_ZONE=RESIDENTIAL	JURISDICTION TYPE=PANCHAYAT
AVG PLOT DEPTH=18.30M		



AREA DETAILS:		SQ.FT	SQ.M
PLOT AREA (AS PER PATTA) :	1797.00	167.00	
PLOT AREA (AS PER DOC) :	1800.00	167.28	
PRO. FIRST FLOOR AREA :	1198.00	111.38	
PRO. SECOND FLOOR AREA :	1198.00	111.38	
PRO. THIRD FLOOR AREA :	1198.00	111.38	
TOTAL F.S.I AREA :	3594.00	334.01	
F.S.I. :	1.996		
NON-F.S.I AREA			
PRO.STILT FLOOR AREA :	1198.00	111.38	
HEADROOM AREA :	225.00	20.91	
LIFT MACHINE ROOM AREA :	49.00	4.55	
TOTAL NON F.S.I. AREA :	1472.00	136.80	

SCHEDULE OF JOINERY:	
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)

COLOUR INDEX:	STAIRCASE DETAILS:
PROPOSED BUILDING ☐	TREAD 10"(0.25)
EXISTING ROAD ☐	RISER 6"(0.15)
SITE BOUNDARY LINE ☐	WIDTH 3'0"(0.91)

S. Suryanarayanan
V. Bhuvaneshwari
OWNERS : Mr. S. SURYANARAYANAN & Mrs. V. BHUVANESWARI

A. SELVARAJ, D.C.E.,
Registered Engineer (Grade-III)
Corporation of Chennai
Regn. No: RE 303832025
No.5, Vaishnavi Nagar, Medavakkam,
Chennai-600 100.
Mobile No: 9994547550
Email: raniplanners@gmail.com

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

QR CODE :



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.

