

PP

APPROVAL RECORD

Planning Permission

Chengalpattu district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

DTCP

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.

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING STILT + 3 FLOORS WITH 12 UNITS AT PLOT NO-A IN [DTCP APPROVED LAYOUT - SPFW NO.20/2026] AT SF.No. 148/3A1B,149/2A1, KELAMBAKKAM VILLAGE, THIRUPURUR TALUK, CHENGALPET DISTRICT.

ALL DIMENSIONS ARE IN METRES

COLOUR INDEX

PROPOSED BUILDING
PLOT BOUNDARY
EXISTING ROAD
DRIVEWAY

SCALE 1:150
NORTH POINT
E N W

SPECIFICATIONS

1. P.C.C : CC:1:4:8 IN ALL FOUNDATION
2. FOUNDATION: R.C.C ISOLATE FOUNDATION MIX CC 1:2:4
3. STRUCTURE: R.C.C. FRAMED COLUMNS MIX CC 1:2:4
4. ROOFS: REINFORCE CEMENT CONCRETE MIX CC 1:2:4
5. PLASTERING: WALL OUTER PLASTER MIX CM 1:5, WALL INNER PLASTER MIX CM 1:4, CEILING PLASTER MIX CM 1:3
6. WEATHERING COURSE IN BRICK JELLY LIME CONCRETE MORTAR WITH 2 COURSES OF PRESSED TILE TO SLOPE

AREA DETAILS

PLOT AREA (As per Patta) : 440.00
PLOT AREA (As per Site) : 446.00
SUPERIMPOSED : 440.00

S.NO.	BUILDING NAME	RESIDENTIAL APARTMENT SF AREA (IN Sq.m)	NO. OF FBI (IN Sq.m)	TOTAL BUILDUP AREA IN Sq.m
1	STILT FLOOR	-	297.85	297.85
	FIRST FLOOR	286.35	-	286.35
	SECOND FLOOR	286.35	-	286.35
	THIRD FLOOR	286.35	-	286.35
	TERRACE FLOOR (HEAD ROOM)	20.92	20.92	20.92
		859.05	318.77	1177.82

DESCRIPTION	CALCULATION	ALLOWABLE FBI	PROPOSED FBI
FLOOR SPACE INDEX	859.05 / 440.00	2.00	1.952

PARKING DETAILS

	REQUIRED	PROVIDED
TWO WHEELER PARKING	12 No's	12 No's
TWO WHEELER PARKING FOR PHYSICALLY CHALLENGED - 15 & 16	02 No's	02 No's
VISITORS TWO WHEELER PARKING	02 No's	02 No's
TOTAL TWO WHEELER PARKING	16 No's	16 No's
CAR PARKING	02 No's	02 No's

Parking Details				
Floors	Unit Nos	Unit Area	Parking Required (1 car for 2 Dwelling)	Two Wheeler
Typical Floor	101-301	76.13	2 Nos	1 No x 3 = 3Nos
First, Second & Third Floor	102-302	66.33	-	1 No x 3 = 3Nos
	103-303	65.23	-	1 No x 3 = 3Nos
	104-304	47.34	-	1 No x 3 = 3Nos
Total No of Parking Required			02 Nos	12 Nos
Total No of Dwelling Units			4 Unit x 3 Floors = 12 Units	
Total No of Floors			Stilt + 3 Floors	

SCHEDULE OF JOINERY

TYPE	DESCRIPTION	SIZE
MD	MAIN DOOR	1.00 x 2.10
D1	DOOR	0.89 x 2.10
D2	DOOR	0.75 x 2.10
FD1	FRENCH DOUBLE DOOR	1.20 x 2.10
FD2	FRENCH SINGLE DOOR	0.75 x 2.10
W1	WINDOW	1.80 x 1.50
W2	WINDOW	1.20 x 1.50
FCW1	FRENCH CORNER WINDOW	0.90 x 1.50
FCW2	FRENCH CORNER WINDOW	0.60 x 1.50
OP	KITCHEN OPENING	0.91 x 2.10
LD	LIFT DOOR	1.00 x 2.10
V1	VENTILATOR	0.60 x 0.90

OWNER'S SIGNATURE

B. Senthil Kumar
B. SENTHILKUMAR, M.E (Structural)
Registered Structural Engineer
Coimbatore LPA/REG-0021/2004
17/12, V.C.S. Nagar
G.N. Mills Post, Coimbatore-641029
Cell: 99658 52255

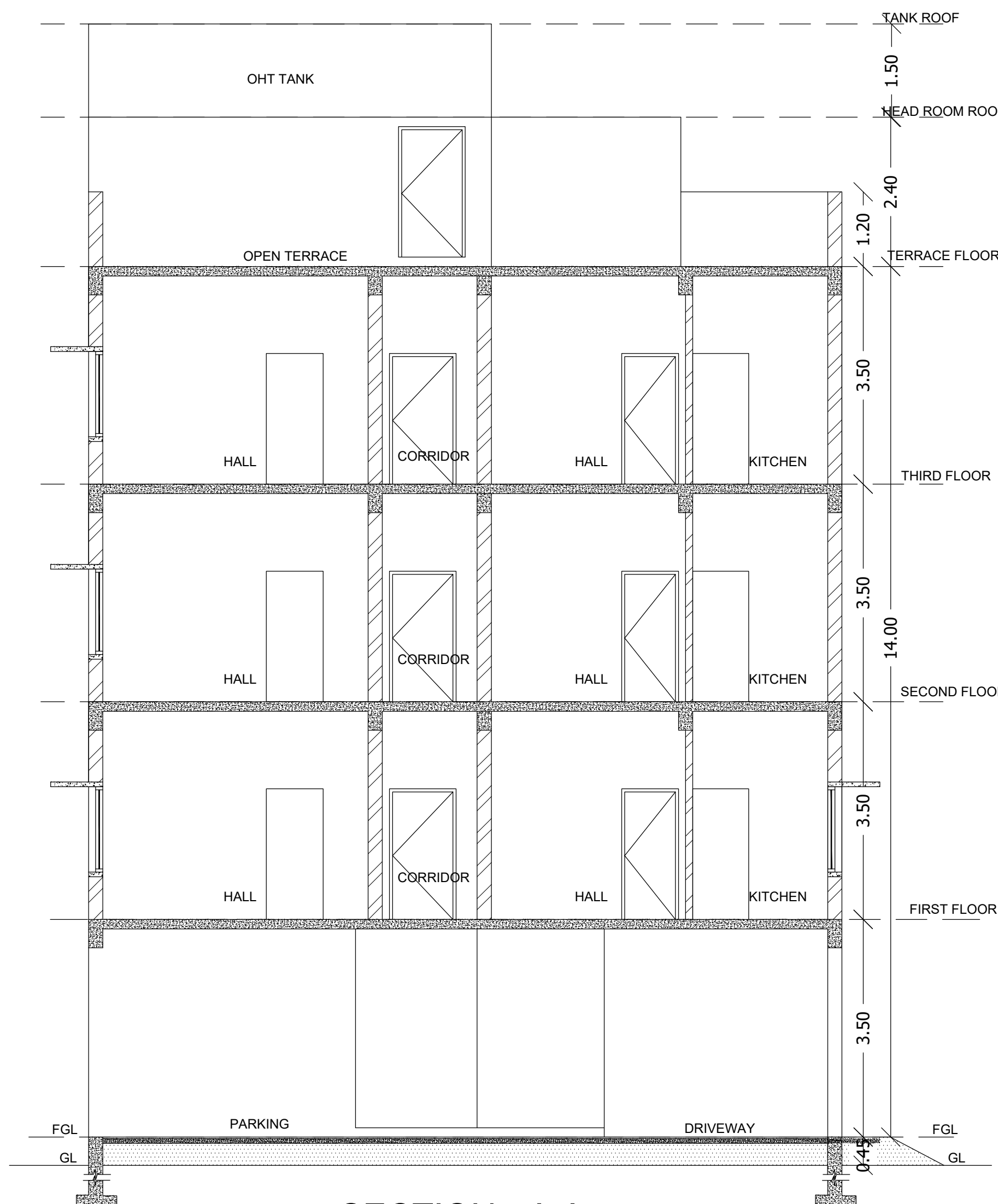
STRUCTURAL ENGINEER

Dhinesh Architect
Dhinesh Architect
CA / 2009 / 43967
10/1, 2nd Street, Kasthurbaal Nagar,
Avadi, Chennai - 600 054.
dhinesh.architect@gmail.com

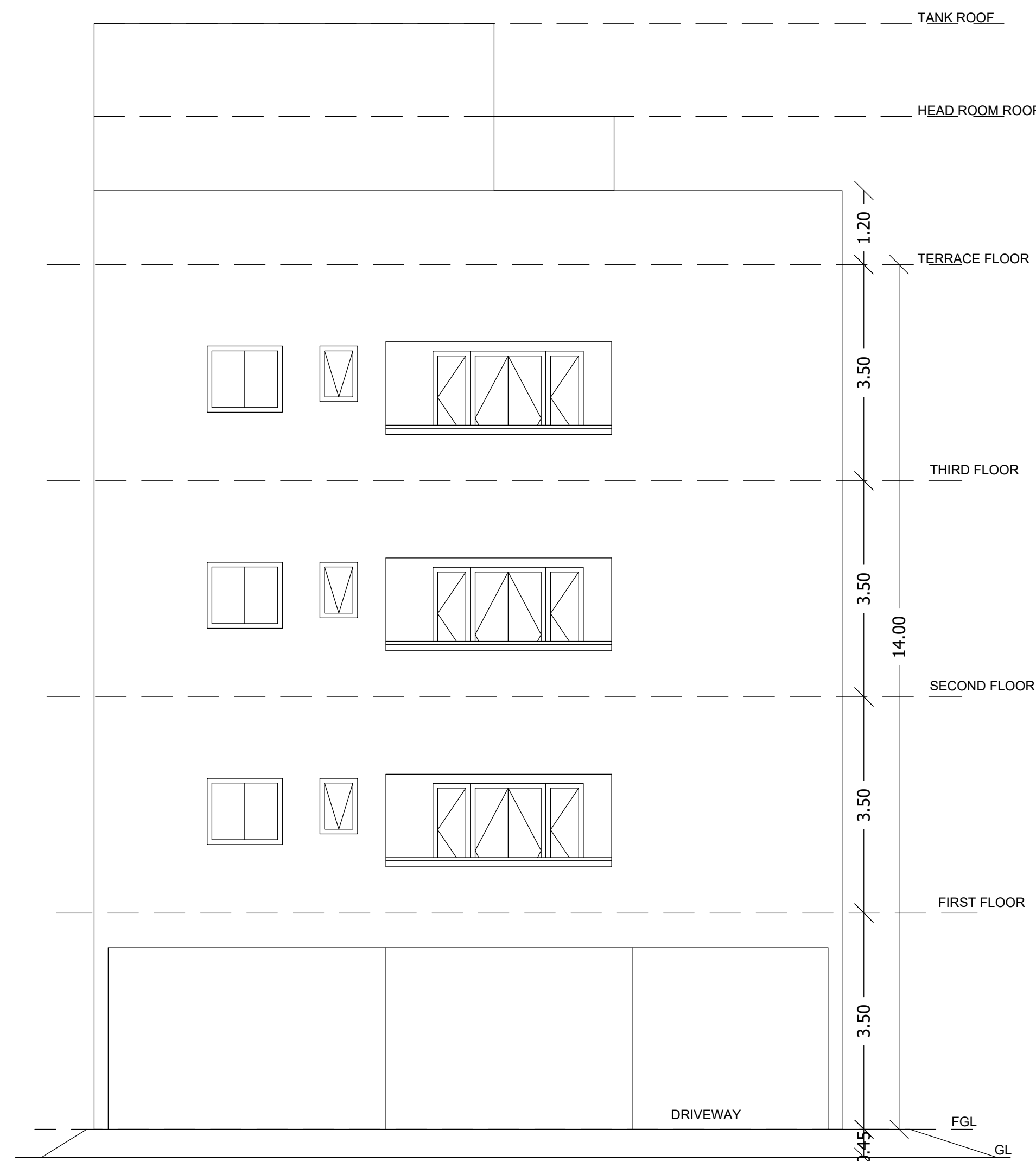
ARCHITECT SIGNATURE

FOR OFFICE USE ONLY
TAMILNADU STATE WIDE SINGLE WINDOW PORTAL
DCR Number : DCR320265RIKY
Online Application : SWP/BPA/0807475/2026
Scrutiny Reference : D5UBWQRF

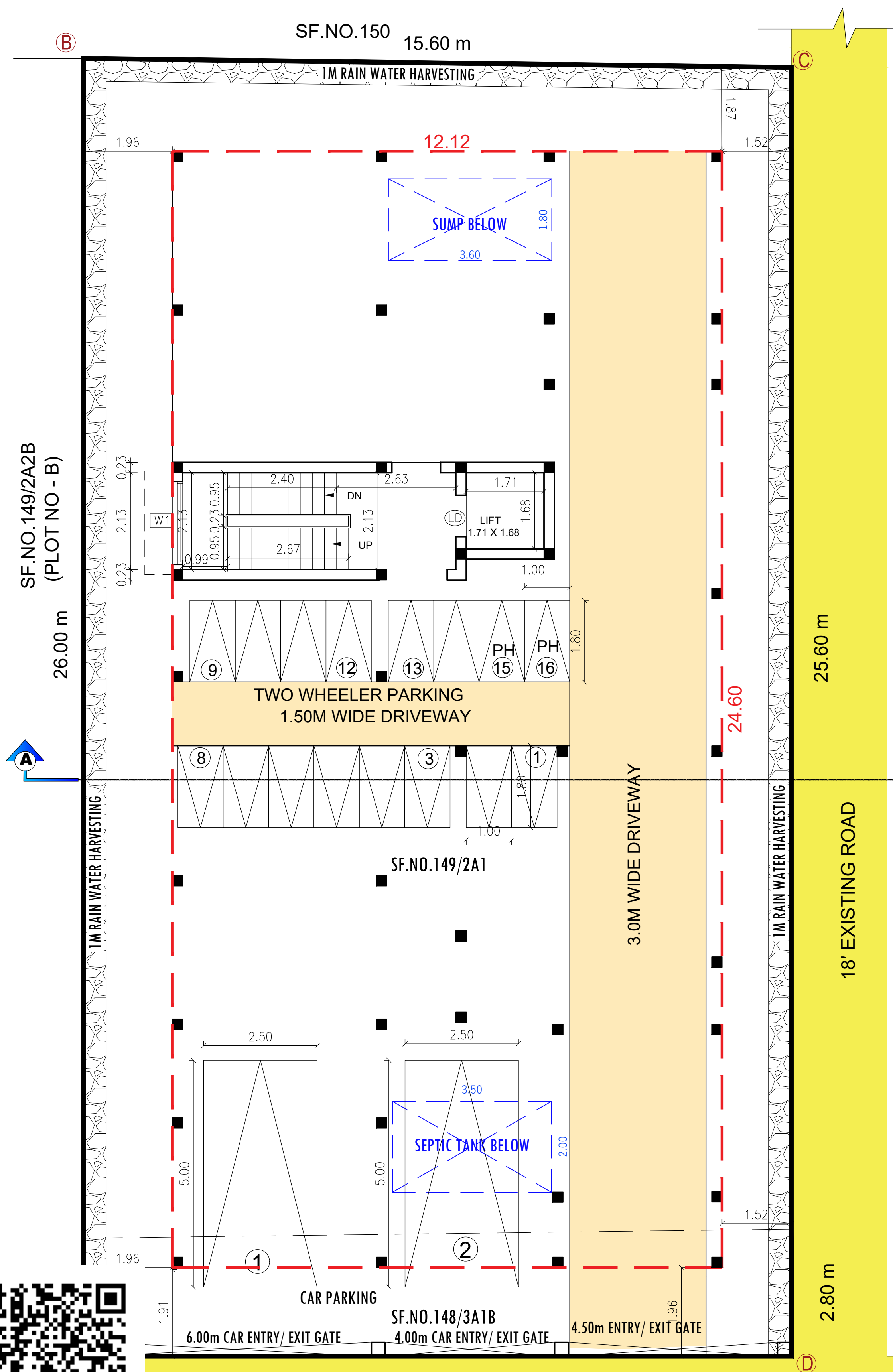
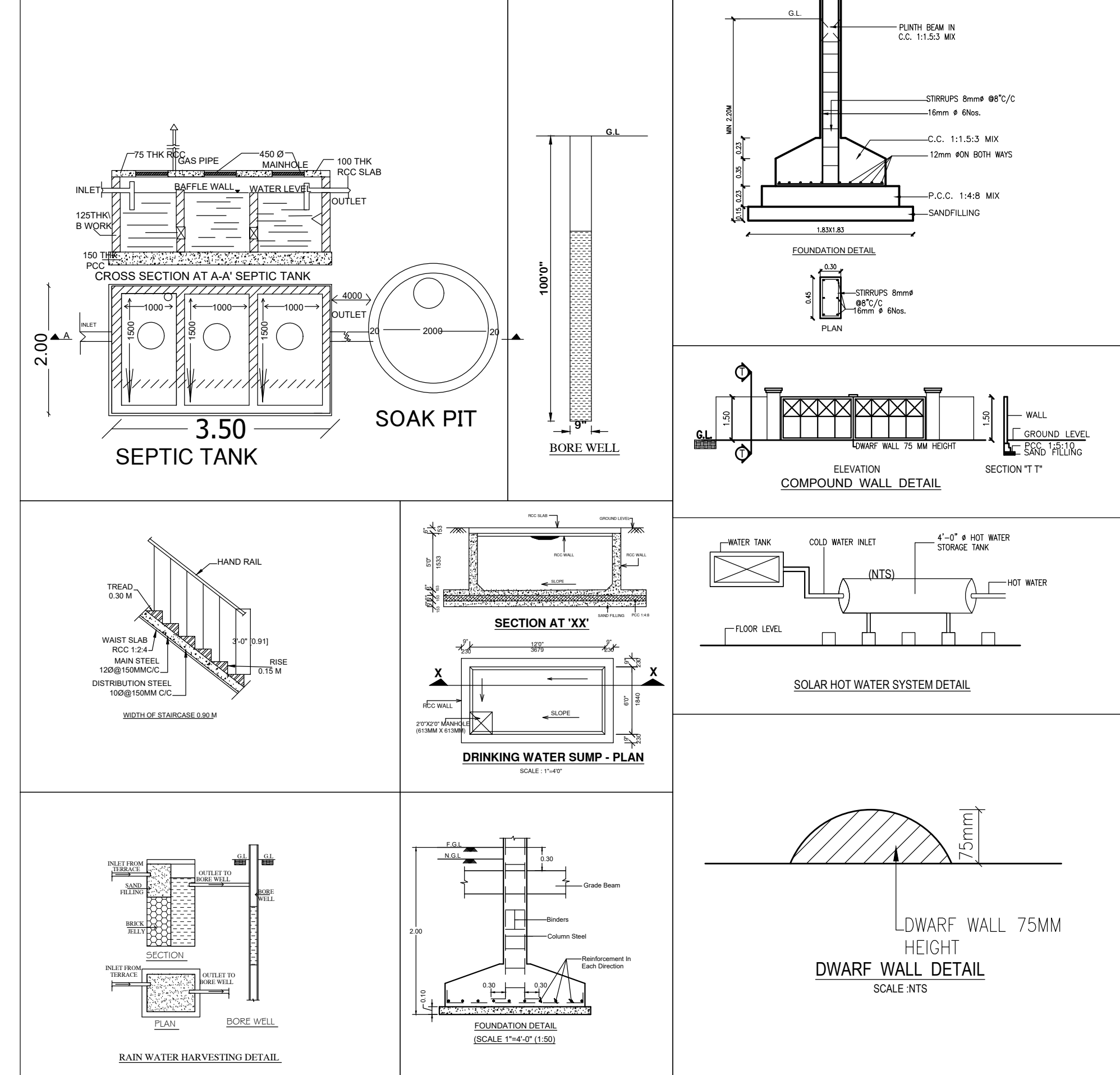
PLANNING PERMISSION NO.:
SWP/B.P/M.L.P.A (CD-5) No.60/2026.



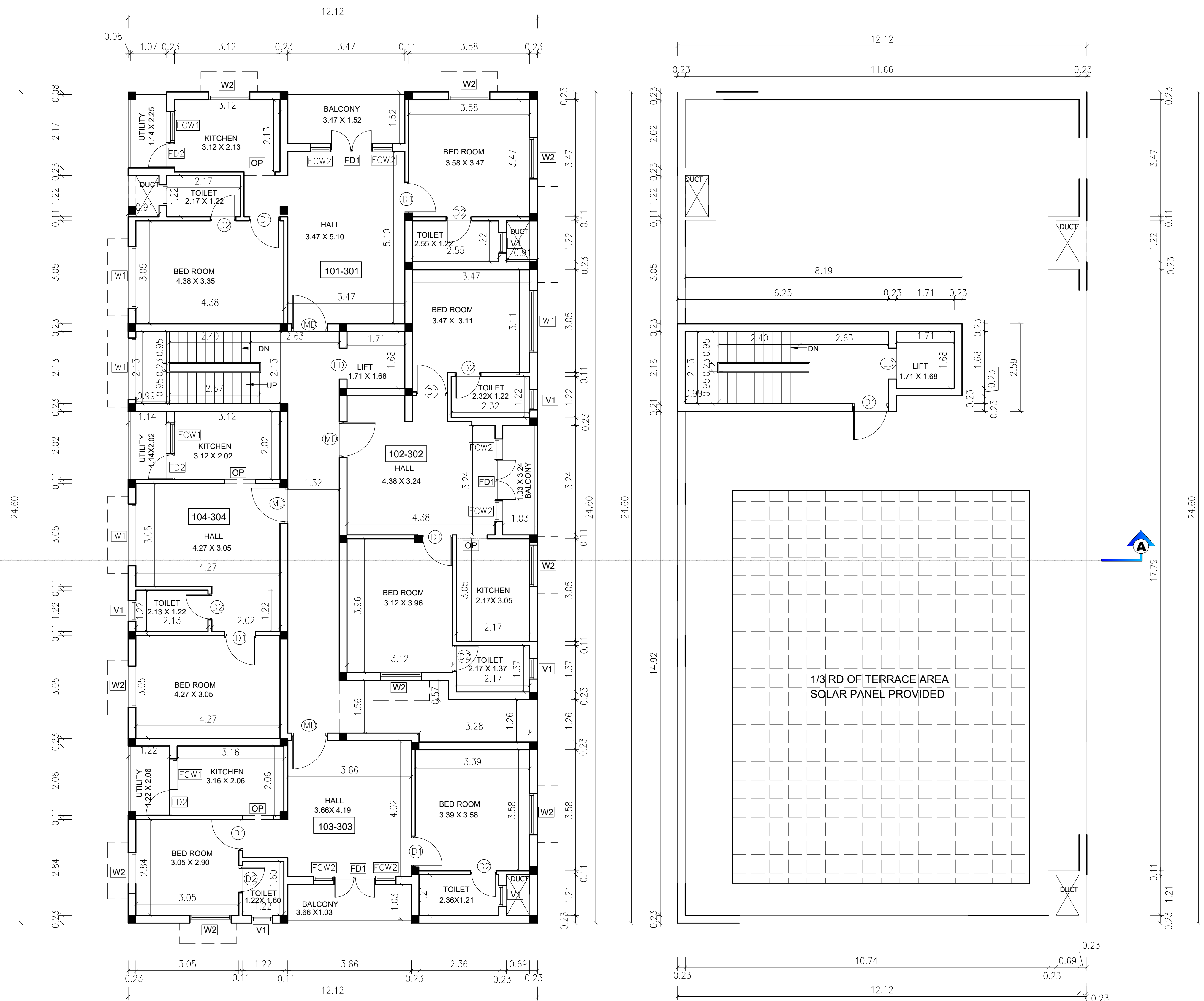
SECTION - A A



FRONT ELEVATION



SITE / STILT FLOOR PLAN



TYPICAL FLOOR PLAN - 1st , 2nd &3rd Floor Plan

TERRACE FLOOR PLAN



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.

