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.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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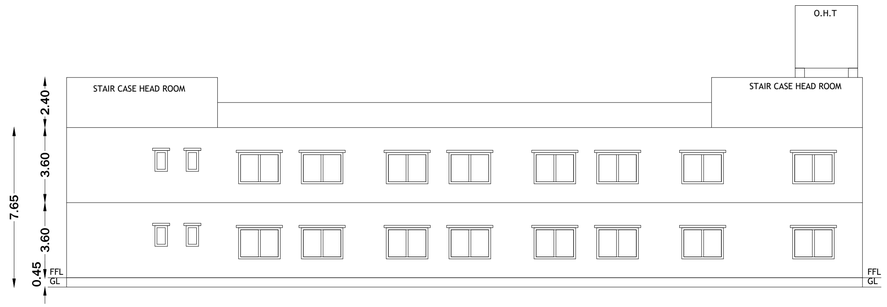
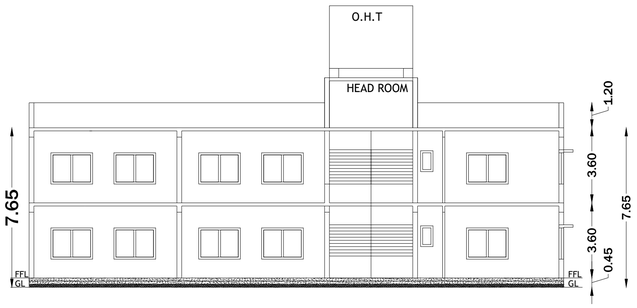
BUILDING TECHNICAL APPROVAL

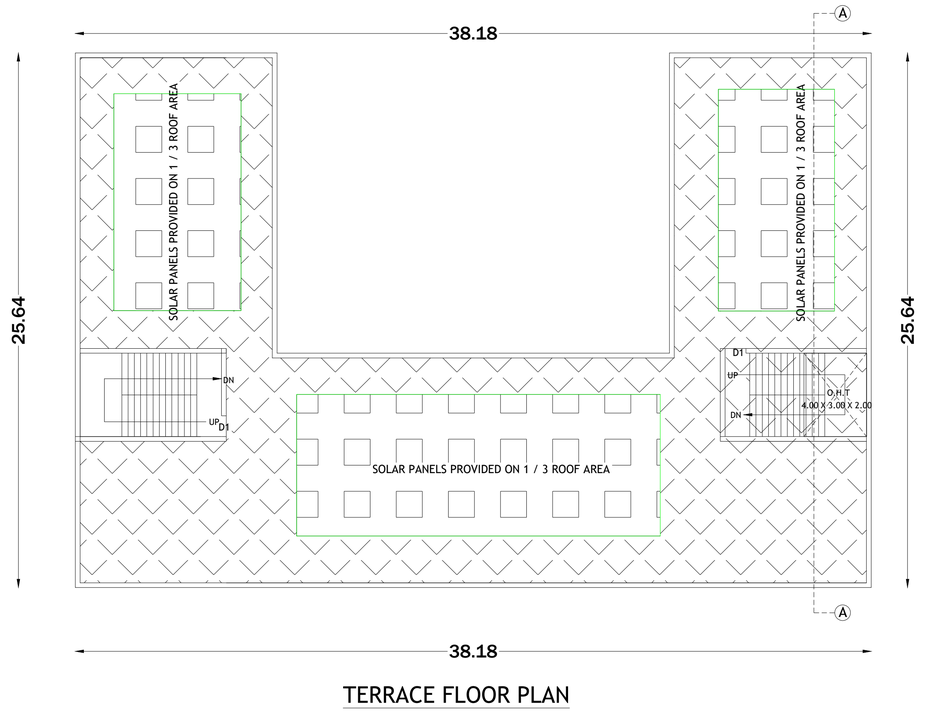
ONLINE APPLICATION NO : SWP/BPA/876448/2026
ONLINE SCRUTINY REF.NO : 9OGF7BSX
SWP/INSTITUTIONAL BUILDING/A.D/D.T.C.P(CD3)NO.69/2026
SITE BOUNDARY SHOWN AS " A TO F "



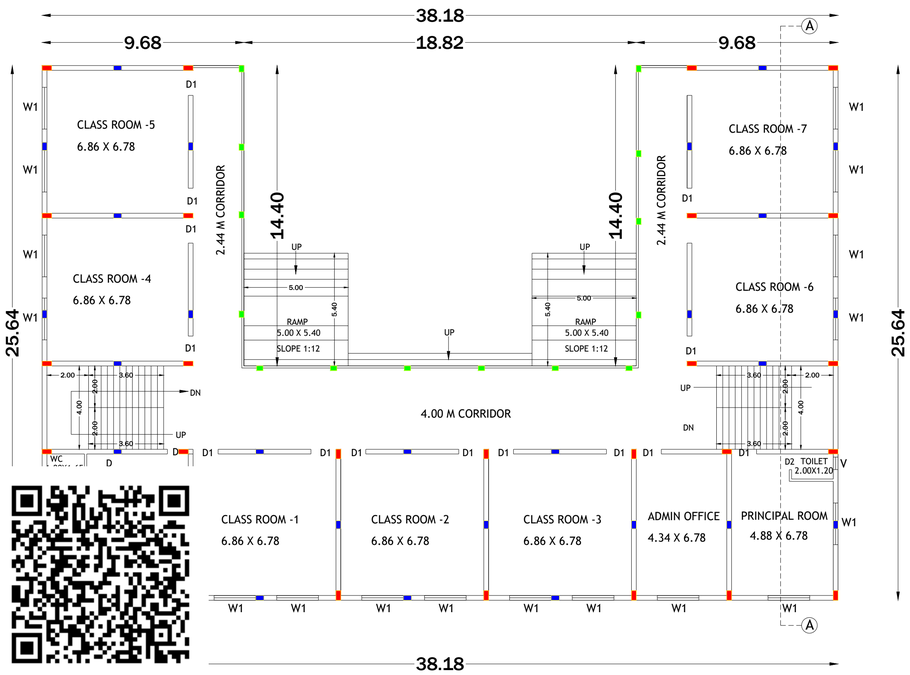
FRONT ELEVATION



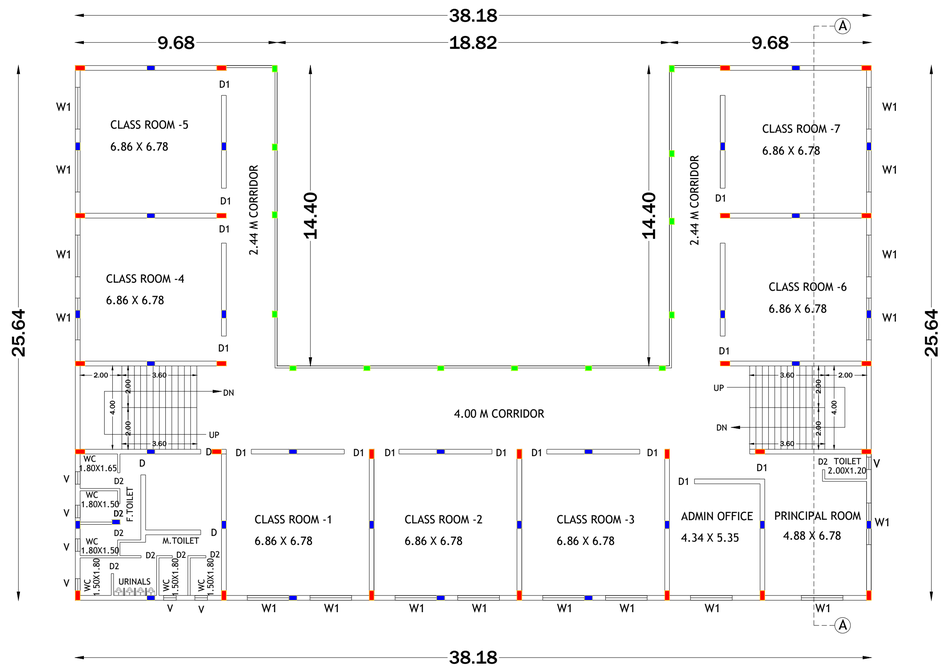
SECTION ON A-A



TERRACE FLOOR PLAN



GROUND FLOOR PLAN



FIRST FLOOR PLAN

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RCC ROOF PRIMARY SCHOOL BUILDING IN O.S.NO:413 / 2B, PATTA NO:7788,AS PER PATTA S.NO:413 / 2B2, THIRUKATCHUR VILLAGE, CHENGALPET TALUK &DISTRICT.

OWNER : MRS.RADHA RAVISHANKAR

DRAWING TITLE :- PLAN , SECTION , ELEVATION

PROPOSED BUILDING DETAIL :-

S.NO	DESCRIPTION	FSI AREA. SQ.M	NON FSI	TOTAL BUILD-UP AREA.SQ.M
1.	GROUND FLOOR	707.81	-----	707.81
	FIRST FLOOR	707.81	-----	707.81

SCHEDULE OF JOINERY:-

S.NO	TYPE	DESCRIPTION	SIZE
1	D1	DOOR	1.20 X 2.10
2	D	DOOR	1.00 X 2.10
3	D2	DOOR	0.75 X 2.10
4	W1	WINDOW	1.50 x 1.50
5	V	VENTILATOR	0.60 x 0.60

COLOUR REFERENCE :

* EXISTING ROAD
* SITE BOUNDARY
* PROPOSED BUILDING

N W

SCALE 1:100

ALL DIMENSIONS ARE IN METER

OWNER :

Er. K. RAFIQUE ADAM SHERIFF,
B.E.(Civil).,M.I.E.,F.I.V.,M.Sc.,F.I.C.A.,C.Eng.(I).,
CHARTERED ENGINEER, Govt. Regd. Valuer,
PROFESSIONAL ENGINEER & APPROVED VALUER,
No:89, SAMPOORNA LAKSHMI STREET,
MARUTHI NAGAR, ARAPPANANCHERI,
KANCHEEPURAM - 631 502.
Ph: 044-27221727 Mobile: 9884057864.

REGISTER ENGINEER:

A.J.AKON, M.E.,
Reg. Structural Engineer, Grade-I,
DTCP. Reg. No. SE/Gr.I/2021/12/011.
93-B/300, Sengazhuneer Odai Street,
KANCHIPURAM - 631502.
Cell: 9092553343.

STRUCTURAL ENGINEER:-

SIVAM SAKTHI CONSTRUCTION & DESIGNS
Er. P. SAKTHI KUMAR. D.C.E. Cell: 7373723213.
Computerised Plans, Layout, Estimation, Valuations, Housing Loans, EDCR Online Drawing Approval Plans
Registered Engineer - Grade-III,- RE.No: 008/LS/2022/00002.
Registered Engineer - Grade-III-RE/Gr.-III/2023/08/008.
Registered Construction Engineer - RCE/2023/08/006.
Off.:1-D,Sheikpettai South Street, KANCHEEPURAM-631502.
Email ID: svmsconstruction@gmail.com

CONSTRUCTION ENGINEER:-

Ln. Prof. Dr. G. KESAVAN, M.E., Ph.D.,
(MISTE, IGS, DFI, ISET, ME, C.Engg., LBS, IAENG)
Geotechnical Engineer,
Reg. No. RGTE/001/2019,
No. 6/3B, CHINNAKULANTHAI STREET,
ARUNACHALAM NAGAR, SEVELIMEDU,
KANCHEEPURAM - 631 502. Cell: 9791975310.
Email: soilk7g66@gmail.com

GEO -TECH ENGINEER

BUILDING TECHNICAL APPROVAL

ONLINE APPLICATION NO : SWP/BPA/876448/2026
ONLINE SCRUTINY REF.NO : 9OGF7BSX
SWP/INSTITUTIONAL BUILDING/A.D/D.T.C.P(CD3)NO.69/2026
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OWNER : MRS.RADHA RAVISHANKAR

AREA STATEMENT DETAIL :-

PLOT AREA AS PER DOCUMENT=1.00 ACRE (or) 4046.86 sq.m
PLOT AREA AS PER PATTA = 4050.00 Sq.m
SUPER IMPOSED PLOT AREA= 4248.36 Sq.m

PROPOSED BUILDING DETAIL :-

S.NO	DESCRIPTION	FSI AREA. SQ.M	NON FSI	TOTAL BUILD-UP AREA.SQ.M
1.	GROUND FLOOR	707.81	-----	707.81
	FIRST FLOOR	707.81	-----	707.81
	OPEN TRANSFORMER YARD	-----	25.00	25.00
2.	UG SUMP	-----	12.85	12.85
3.	FIRE SUMP	-----	12.85	12.85
	TOTAL AREA	1415.62	50.70	1466.32

PLOT COVERAGE = PLINTH AREA / PLOT AREA = 707.81 / 4046.86 =17.49 %

FSI = TOTAL FSI AREA / PLOT AREA = 1415.62 / 4046.86 =0.349

COLOUR REFERENCE :
* EXISTING ROAD
* SITE BOUNDARY
* PROPOSED BUILDING
* INTERNAL ROAD

SCALE 1:100

PARKING DETAILS:- PARKING CATEGORY (PANCHAYAT SCHOOL)

CAR PARKING : = CLASS ROOM AREA /300 =651.14/300= 02 Nos
TWO WHEELER : =CLASS ROOM AREA /50 =651.14 / 50=13 Nos
CYCLE : = CLASS ROOM AREA /5 = 651.14 /5 = 130 Nos

S.NO	DESCRIPTION	REQUIRED	PROVIDED
1	CAR PARKING	02 Nos	03 Nos
2	TWO WHEELER	13 Nos	15 Nos
3	CYCLE	130 Nos	150 Nos

STUDENT DETAILS:-
MALE = 90 NOS
FEMALE = 90 NOS
TOTAL = 180 NOS

SANITARY REQUIREMENTS

S.NO	DESCRIPTION	REQUIRED	PROVIDED
01	MALE -WC	03	06
02	FEMALE -WC	04	06
03	URINAL	05	08

OSR DETAIL:-
REQUIRED OSR AREA = 10% OF THE PLOT AREA =404.69 SQ.M
PROVIDED = 500.23 SQ.M

OWNER SIGN :

SIVAM SAKTHI CONSTRUCTION & DESIGNS
Er. P. SAKTHI KUMAR, D.C.E., Cell: 7373723213.
Computerised Plans, Layout, Estimation, Valuations, Housing Loans, EDCR Online Drawing Approval Plans
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Registered Construction Engineer - RCE/2023/08/006.
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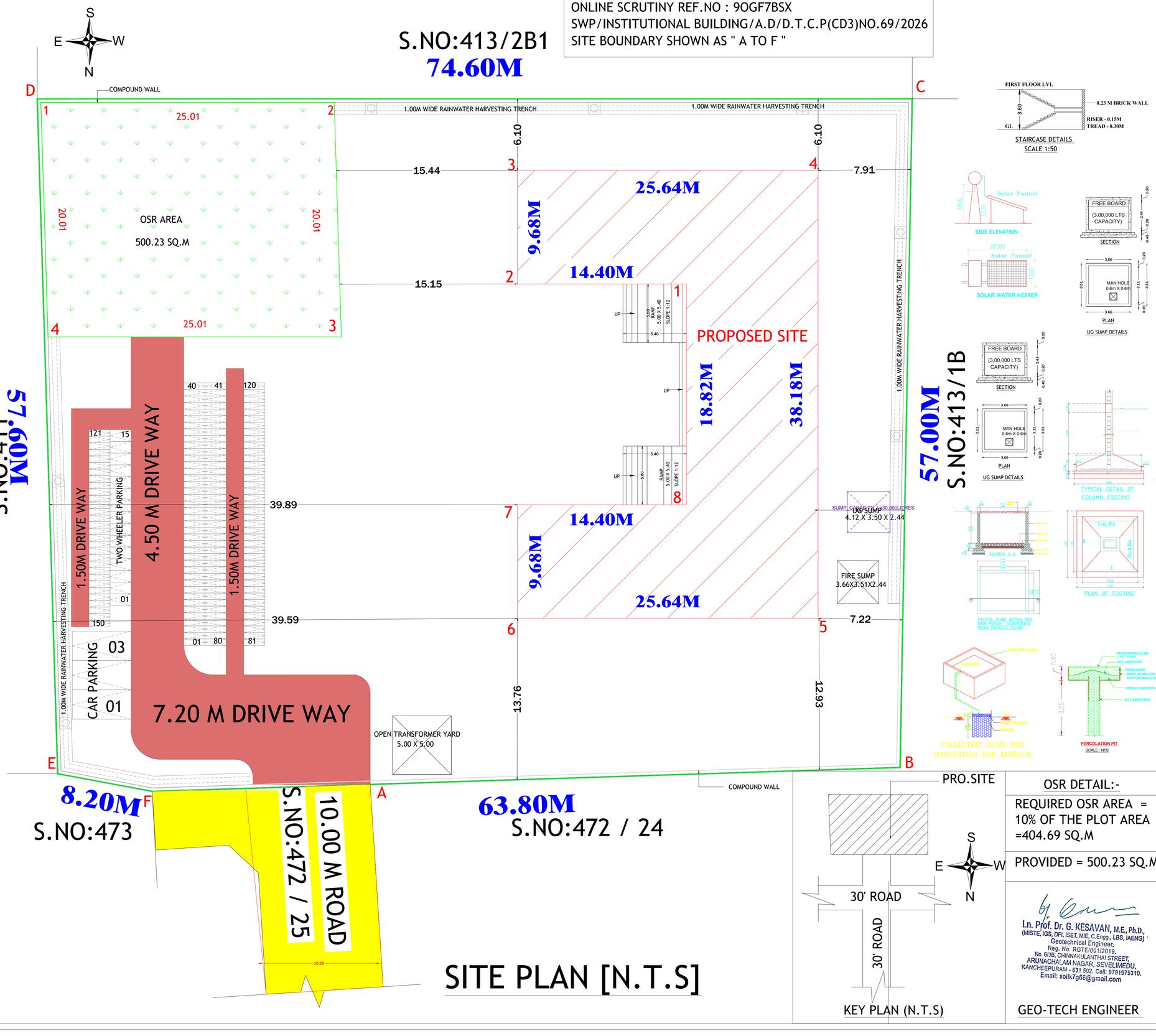
REGISTER ENGINEER:-



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.