PP APPROVAL RECORD

# Planning Permission

## Survey 287/3C and 29 more

Vadanemmeli, Thiruporur taluk

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™

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Chennai 600 097, India

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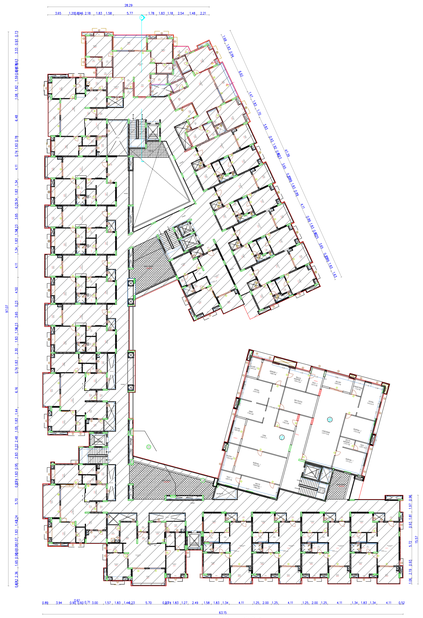
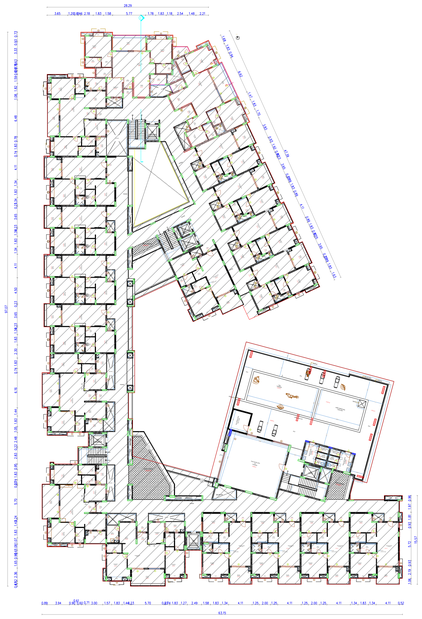
| BLOCK -7<br>PLAN, SECTION & ELEVATION | SHEET.NO. 01-02<br>SCALE : 1 : 200 |
|---|---|

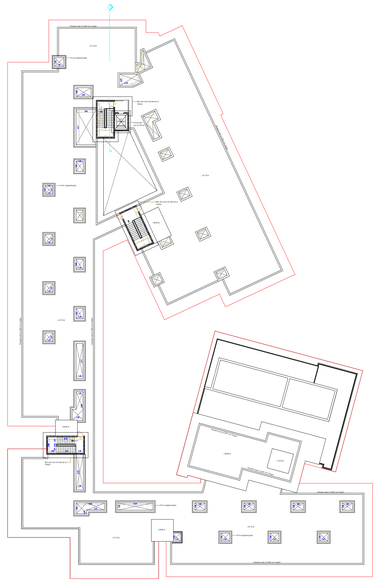
PLAN SHOWING THE REVISION & ADDITIONAL CONSTRUCTION OF RESIDENTIAL & SHOP GROUP DEVELOPEMENT BUILDINGS OF S.NOS: 287/3C, 287/4A, 287/5A1, 287/5B, 287/5C, 287/5D1, 287/6A, 287/6B1 287/7E3, 287/7F3, 287/7G3, 287/7H3, 287/7I3, 287/7J, 287/7K, 287/8, 287/9A3, 287/9B3, 287/9C1, 287/12A, 287/11C, 287/13A, 287/13B, 287/14, 287/15, 287/16A 288/ 7A, 288/8C, 288/9A, 288/9B, 288/9C, 288/9E1, 288/10, 288/11A, 288/11B, 288/12A1, 288/12B1 289/2A, 289/2B, 289/2C, 289/2D, 289/2E, 289/2F, 289/2G, 289/2H, 289/3A, 289/3B, 289/3C, 289/3D, 289/4, 290/15F1, 290/15D3, 290/15G1, 290/15H1, 290/15I1 AT VADANEMMELI (HAMLET OF THIRUVIDANTHAI) VILLAGE, THIRUPORUR PANCHAYAT UNION, THIRUPORUR TALUK, CHENGALPET DISTRICT.



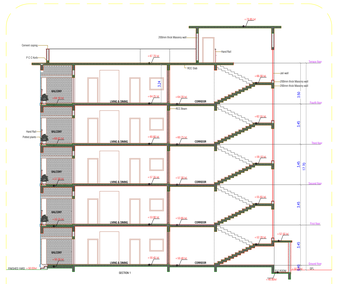
THIRD FLOOR



FOURTH FLOOR



TERRACE FLOOR



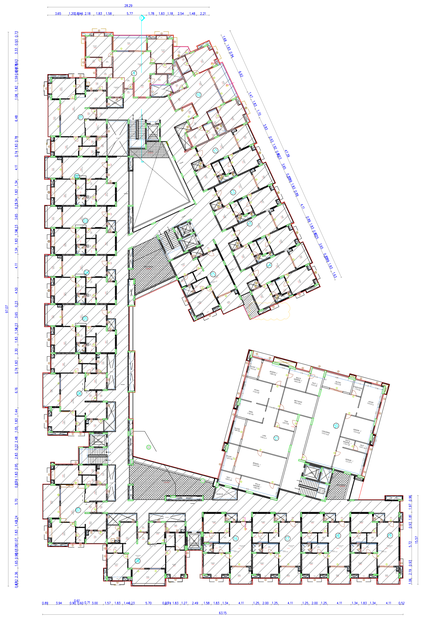
SECTION - 1



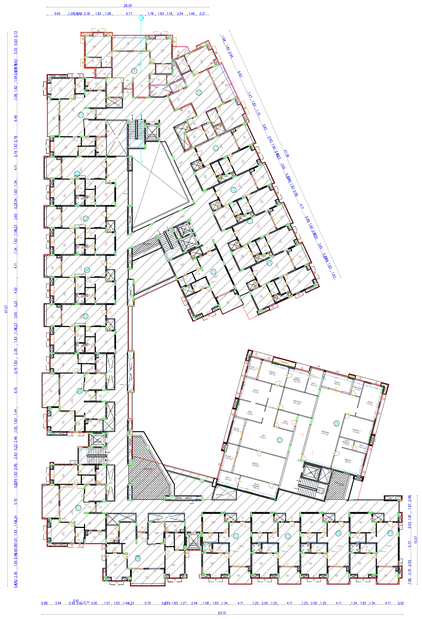
EAST ELEVATION



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

**SPECIFICATION:**

| | |
|---|---|
| FOUNDATION | - RCC PILE WITH PILE CAP |
| R.C.C | - M30GRADE OR ALLCONCRETEWORKS |
| BRICK WORK | - C.M 1:6 FOR SUPER STRUCTURE |
| RCC WALL | - M30 GRADE (150MM THK.) |
| PLASTERING | - C.M 1:5 FOR WALLS&1:3FORCEILING |
| FLOORING | - MOSAIC FLOORING |
| CEMENT PAINT | - TWO COATS FOR WALLS & ONE EXTRA COAT FOR CEILING |
| WOOD WORK | - ALL WOOD WORKS IN BEST QUALITY TIMBER |
| WEATHERING COURSE | - AS PER NATIONAL BUILDING CODE |

1. ALL DIMENSION ARE IN METER
2. FIRE FIGHTING ARRANGEMENTS WILL BE PROVIDED
3. SOLAR WATER HEATING SYSTEM PROVIDED
4. RAIN WATER HARVESTING FACILITIES PROVIDED
5. WATER FACILITES PROVIDED
6. DRANAGE TO BE CONCTED WITH PUBLIC SEWER WITH NECESSARY PERMISION
7. F.E-FIRE SAFTY MESURES PROVIDED
8. CENTRALIZED AC TO BE PROVIDED AT REQUIRED PLACE.

**COLOUR INDEX**

**PROPOSED BUILDING**

**SCHEDULE JONERY**

| TYPE | DESCRIPTION | SIZE |
|---|---|---|
| M.D | DOOR | 2.0 x 2.13 |
| D1 | DOOR | 1.55 x 2.13 |
| D2 | DOOR | 1.0 x 2.13 |
| D3 | DOOR | 0.75 x 2.13 |
| W1 | WINDOW | 1.20 x 1.53 |
| W2 | WINDOW | 1.00 x 1.53 |
| V | VENTILATOR | 0.60 x 0.60 |

For GT Bharathi Urban Developers Pvt. Ltd.
Authorized Signatory

**APPLICANT**

E. VIJAYA BALAJI, B.E.
Construction Engineer
Reg. No : CE/2022/07/1061
No. 5/3, Veeraswamy Street,
Perambut - 635 810, Vellore (Dt)
Mob.: 74185 40633

**REGISTERED CONSTRUCTION ENGINEER**

GOWTHAM M, M.Arch.
Registered Architect / Councillor, Chennai Architecture
CA/2018/104328 Valid Till : 31/12/2024
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Phone: +91 95001 88764
E-mail: gowthamarch1@gmail.com

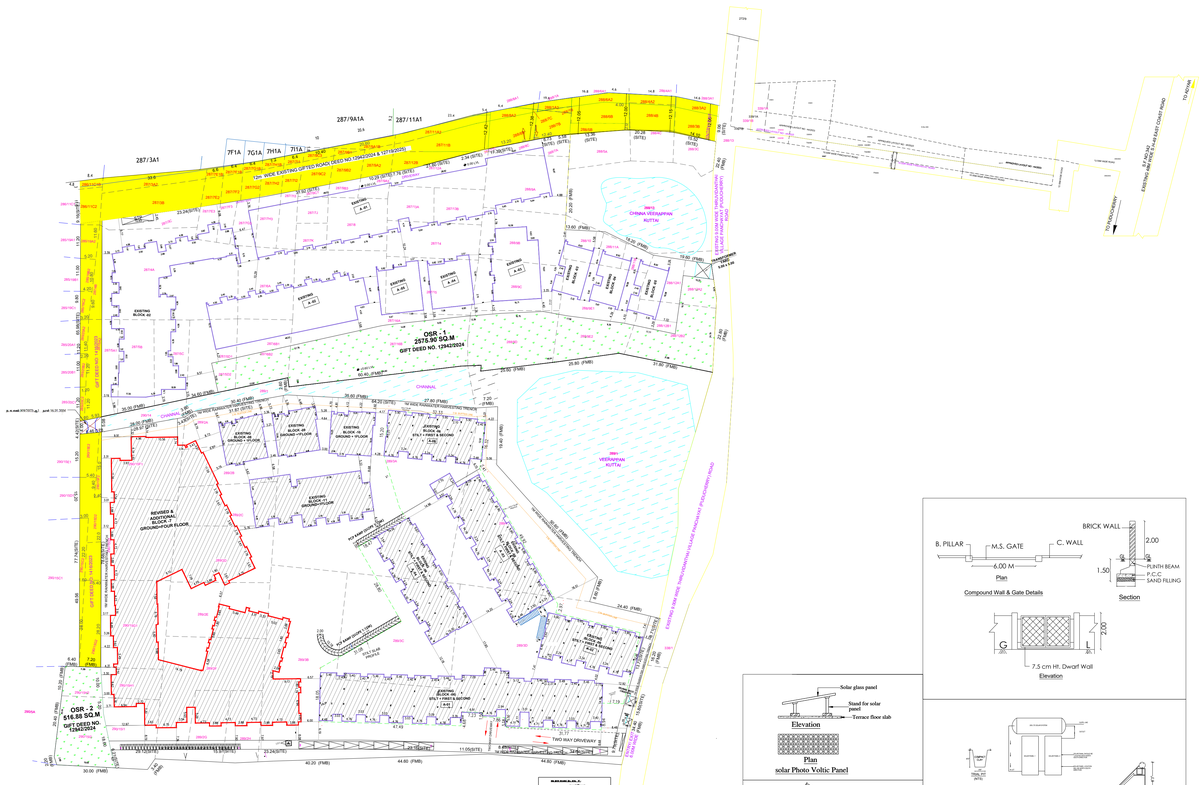
**REGISTERED ARCHITECTS**

Er.M.Ammalappan, B.E., M.E(Geo Tech), (Ph.D)
Registered Geo Technical Engineer
DTCP - Reg. No. TVLR/RGTE/2021/06/002
Thirumullaivoyal, Chennai - 600 062.

**REGISTERED GEOTECHNICIAL ENGINEER**

Er.S.MOSES ARANGANATHAN
B.E., M.E(Struct.), Reg. FIV/Struct.L., FIV.,
DVCP Registered Structural Engineer-Grade-I/2015
DTCP Reg.No. TVL/RGSE/G-I/2021/47/0006
Madhavaram, Chennai - 600060.
Email Id: moseseamc@gmail.com

**REGISTERED STRUCTURAL ENGINEER**


287/9A1A
287/11A1
287/3A1
7F1A
7G1A
7H1A
7I1A
OSR - 1
2575.90 SQ.M
GIFT DEED NO. 12943/2024
OSR - 2
516.88 SQ.M
GIFT DEED NO. 13403/2024
EXISTING BLOCK 40
EXISTING BLOCK 39
EXISTING BLOCK 38
EXISTING BLOCK 37
EXISTING BLOCK 36
EXISTING BLOCK 35
EXISTING BLOCK 34
EXISTING BLOCK 33
EXISTING BLOCK 32
EXISTING BLOCK 31
EXISTING BLOCK 30
EXISTING BLOCK 29
EXISTING BLOCK 28
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EXISTING BLOCK 26
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EXISTING BLOCK 10
EXISTING BLOCK 9
EXISTING BLOCK 8
EXISTING BLOCK 7
EXISTING BLOCK 6
EXISTING BLOCK 5
EXISTING BLOCK 4
EXISTING BLOCK 3
EXISTING BLOCK 2
EXISTING BLOCK 1
REVISED & ADDITIONAL CONSTRUCTION APPROVAL GROUND+FOUR FLOOR
EXISTING GROUND + FOUR FLOOR
EXISTING GROUND + FIVE FLOOR
EXISTING GROUND + SIX FLOOR
EXISTING GROUND + FIVE FLOOR
EXISTING GROUND + FOUR FLOOR
EXISTING GROUND + THREE FLOOR
EXISTING GROUND + TWO FLOOR
EXISTING GROUND FLOOR
EXISTING GROUND + ONE FLOOR
EXISTING GROUND + TWO FLOOR
EXISTING GROUND + THREE

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

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# 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

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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.