

PP

APPROVAL RECORD

Planning Permission

Cuddalore

Cuddalore district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

Town Panchayat

PURPOSE

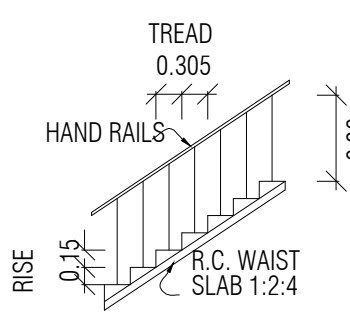
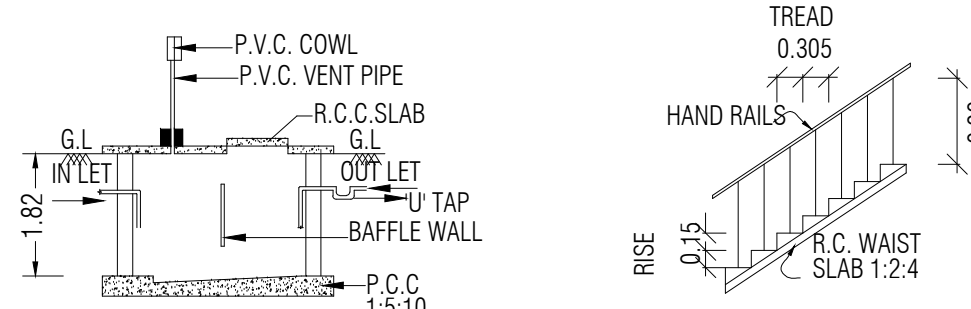
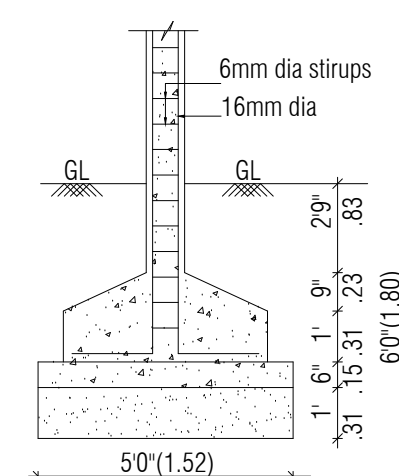
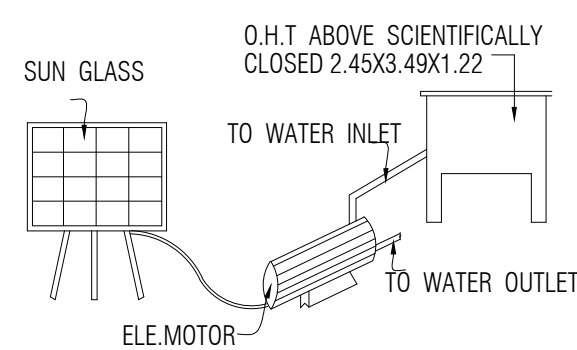
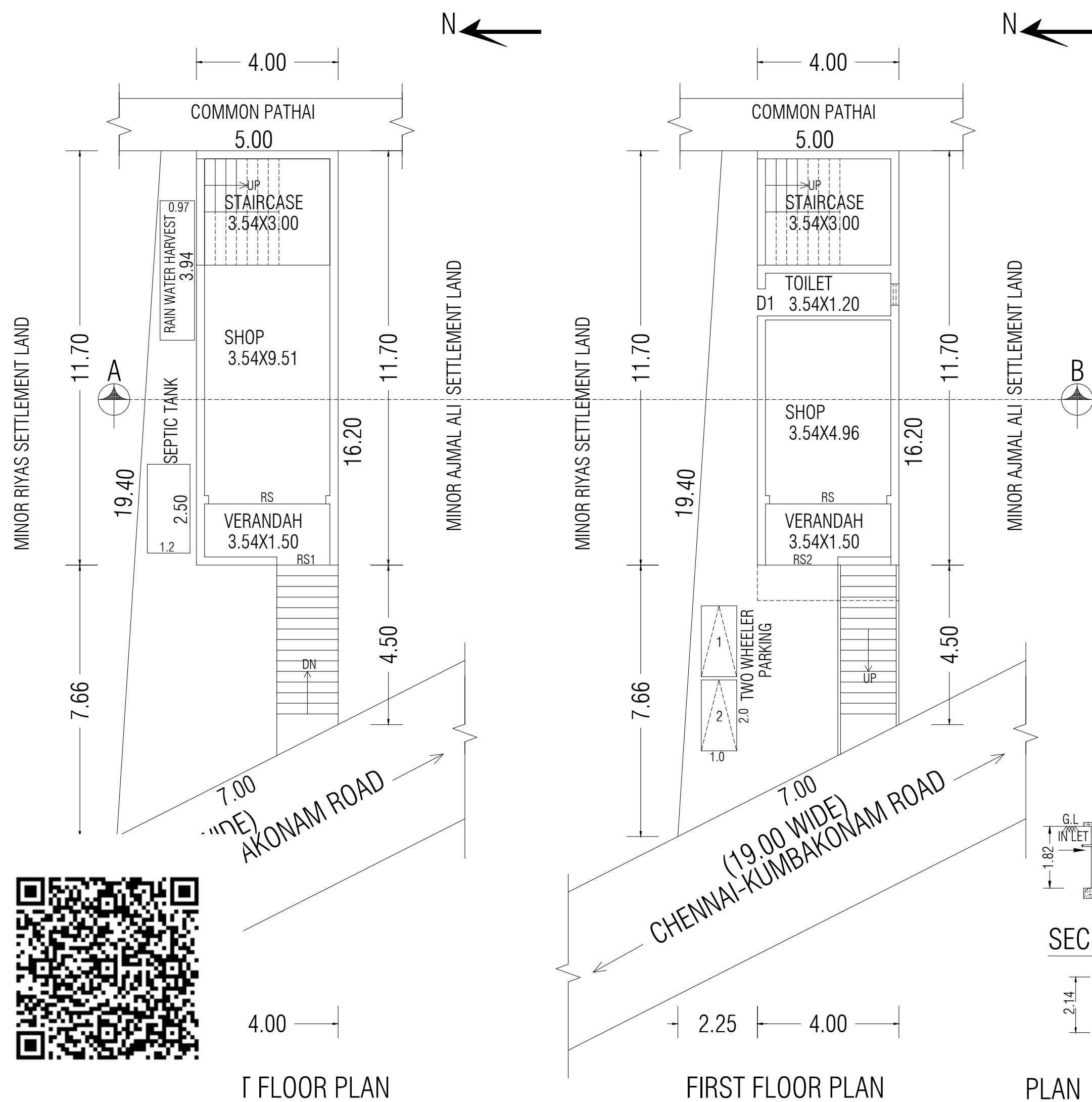
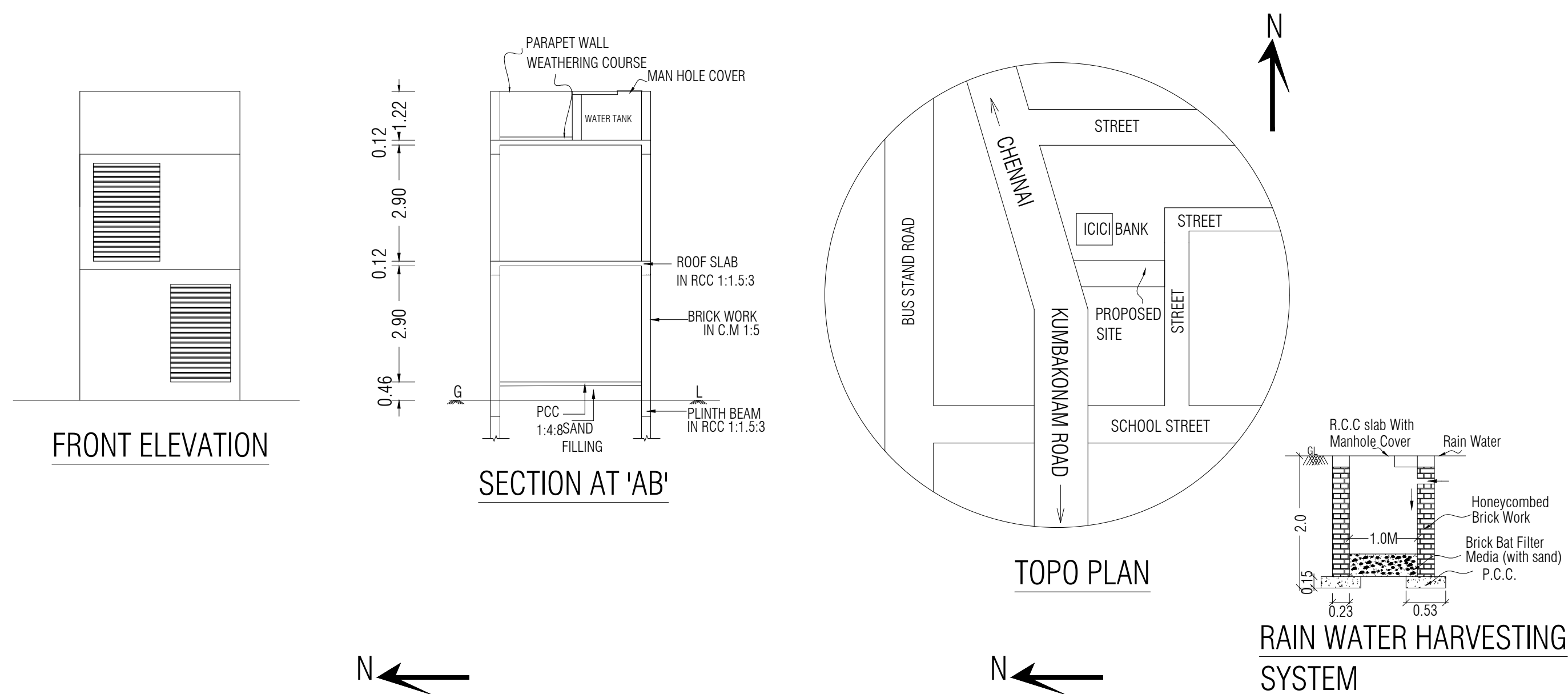
Commercial

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.

PLAN OF PROPOSED CONSTRUCTION OF RCC ROOF STILT FLOOR & FIRST FLOOR COMMERCIAL BUILDING IN R.S NO. 215/4C,UDR R.S NO.215/4C,NEW R.S NO.215/4C3A,PATTA NO.6466 AT MAIN ROAD ,SETHIATHOPPU & TOWN PANCHAYAT LIMIT, BHUVANAGIRI TALUK, CUDDALORE DISTRICT.608702.

OWNER:Mr.MOHAMED ARIF. S/O NIJAM MAIDEEN.



PLAN_INFO
WATER_BODIES_BEYOND_15M=NO
RESERVE_FOREST_WOODDED_LAND_BEYOND_150M=NO
BLDG_LENGTH_MORETHAN_10M=YES
BURIAL_PLACE_BEYOND_90M=YES
IS_SWIMMING_POOL_EXISTS=NO
PLOT_AREA_M2=98.99
SINGLE_FAMILY_BLDG=NO
RWH_DECLARED=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=19.00
ROAD_WIDTH=19.00
ROAD_LENGTH=500
AREA_TYPE=OTHERS
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO
AVG_PLOT_DEPTH=17.14
AVG_PLOT_WIDTH=6.00
PATTNA_NO=6466
SURVEY_NO=R.S NO. 215/4C,UDR R.S NO.215/4C,NEW R.S NO.215/4C3A
AS_AT_SITE=98.99
FMB_OR_PLR=98.99
AS_PER_DOCUMENT=80.94
VILLAGE=SETHIATHOPPU VILLAGE
TALUK=BHUVANAGIRI TALUK
DISTRICT=CUDDALORE DISTRICT
LAND_USE_ZONE=RESIDENTIAL
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=NO
JURISDICTION_TYPE=PANCHAYAT
OSR_APPLICABLE=NO
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=NO
BLOCK_1_B-SHOP_MEMBER_COUNT=1

SCALE - 1:100
ALL DIMENSIONS AREA IN METER

AREA STATEMENT	AREA IN Sq.ft	AREA IN Sq.m
SITE EXTENT AS PER DOCUMENT	871.20	80.94
SITE EXTENT AS PER FMB	1065.53	98.99
SITE EXTENT AS AT SITE	1065.53	98.99
SITE EXTENT AS PER PATTÀ	861.12	80.00
PLINTH AREA:PROPOSED STILT FLOOR	503.76	46.80
PLINTH AREA:PROPOSED FIRST FLOOR	503.76	46.80
TOTAL BUILT UP AREA	1007.52	93.60
OPEN AREA	367.44	34.14
FSI:0.367	P.C: 58.50%	

SCHEDULE OF JOINERIES

TYPE	DESCRIPTION	SIZE IN M
RS	ROLLING SHUTTER	3.31 x 2.44
RS1	ROLLING SHUTTER	1.50 x 2.44
RS2	ROLLING SHUTTER	2.04 x 2.44
D1	DOOR	0.76 x 2.13
V	VENTILATOR	0.62 x 0.90

COLOUR CODE :

PROPOSED BUILDING

ROAD

BOUNDARY

STAIR DETAILS

WIDTH -1.52

TREAD -0.305

RISE - 0.15

OWNER / APPLICANT :

N.M.O. Arif
(MOHAMED ARIF)

REGISTERED ENGINEER

Er.A.GANAPATHY, B.TECH,F.I.I.V.C.Engg.,
Govt. Registered Engineer (RE/Gr.III/005/2022),
Chartered Engineer (M - 110749/15),
Approved Valuer (CAT - I - F - 6977),
4,Muthu Vinayagar Street, Periyar Nagar,
Kattumannarkoil, Cuddalore District - 608 301.
Mobile : 9443576912, 9976964704
Mail : ganapathy.a9@gmail.com.

Er.A.GANAPATHY,B.TECH,FIIV,C.Engg.
GOVT.REGISTERED ENGINEER(RE/Gr.III/005/2022),
APPROVED VALUER(CAT-I-F-6977),
CHARTERED ENGINEER(M-110749/15),
KATTUMANNARKOIL.
9443576912 / 9976964704
Mail:ganapathy.a9@gmail.com

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

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



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.

