

PP

APPROVAL RECORD

Planning Permission

Cuddalore

Cuddalore district, Tamil Nadu

APPROVAL TYPE

Building Plan

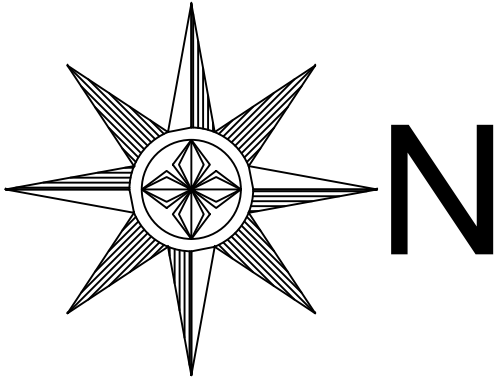
ISSUING AUTHORITY

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.

Scale 1:100



PLAN SHOWING THE PROPOSED
CONSTRUCTION OF R.C.C ROOF STILT,
FIRST, SECOND & THIRD FLOOR OF
PROFESSIONAL CONSULTING OFFICE
AND SERVICE APARTMENT BUILDING IN
WARD : A, BLOCK : 68,
T.S NO. 121/1, 121/2 & 121/4,119/4,
KUMBAKONAM ROAD,PANRUTI CITY
MUNICIPAL CORPORATION LIMIT,
CUDDALORE DISTRICT.

NAME OF THE OWNER:

Mrs.KAVITHA

W/o KARTHIK

ALL DIMENSIONS ARE IN metre

SCHEDULE OF JOINERIES:	
REFERENCE	METER
LD - LIFT DOOR	2.00 x 2.13
D - DOOR	1.53 x 2.13
D1 - DOOR	0.91 x 2.13
D2 - DOOR	1.00 x 2.13
D3 - DOOR	2.00 x 2.13
W - WINDOW	1.83 x 1.83
V - VENTILATOR	0.61 x 0.91

AREA DETAILS			
DESCRIPTION	SQ.M		
PLOT AREA (AS PER DOCUMENT & TSLR)	420.00		
SUPER IMPOSED AREA	433.77		
DESCRIPTION	TOTAL AREA (SQM)	F.S.I AREA (SQM)	NON F.S.I AREA (SQM)
STILT FLOOR AREA PARKING	214.04	-	214.04
FIRST FLOOR AREA COMMERCIAL	214.04	214.04	-
SECOND FLOOR AREA RESIDENTIAL	214.04	214.04	-
THIRD FLOOR AREA RESIDENTIAL	214.04	214.04	-
HEAD ROOM AREA	32.40	-	32.40
TOTAL AREA	888.56	642.12	246.44
VACANT AREA	205.96		

PLOT COVERAGE = 214.04 / 420.00 X 100 = 50.96 %
F.S.I = 642.12/420.00 = 1.52

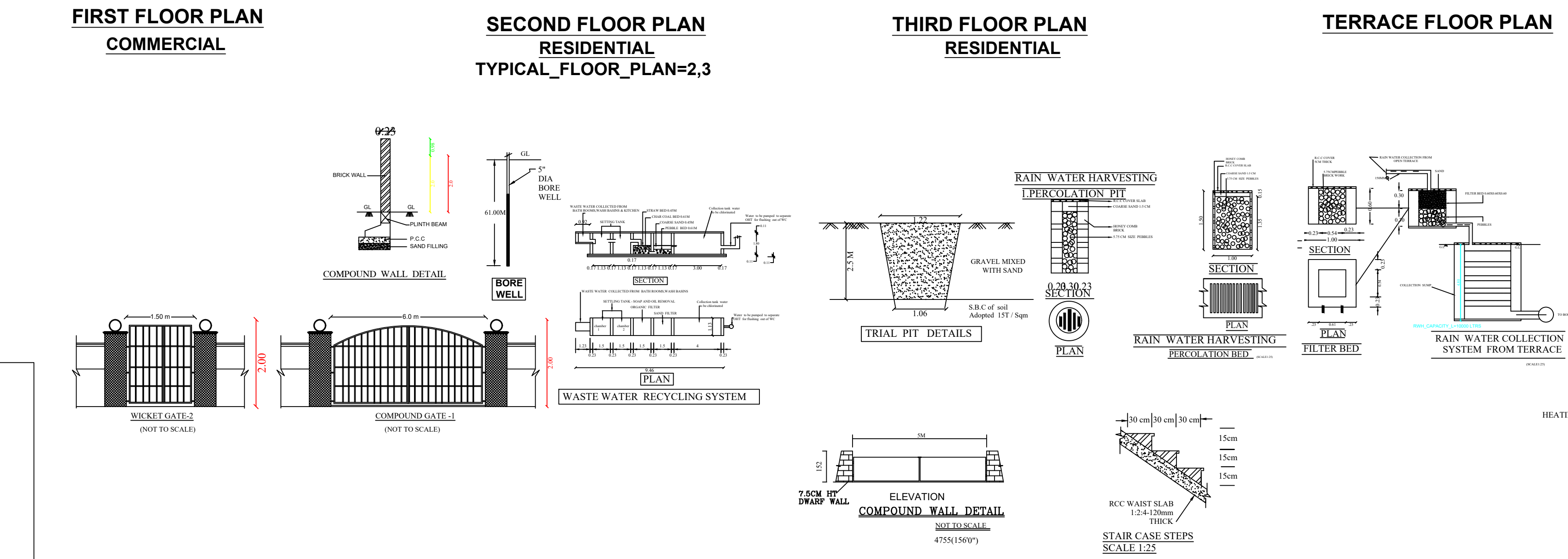
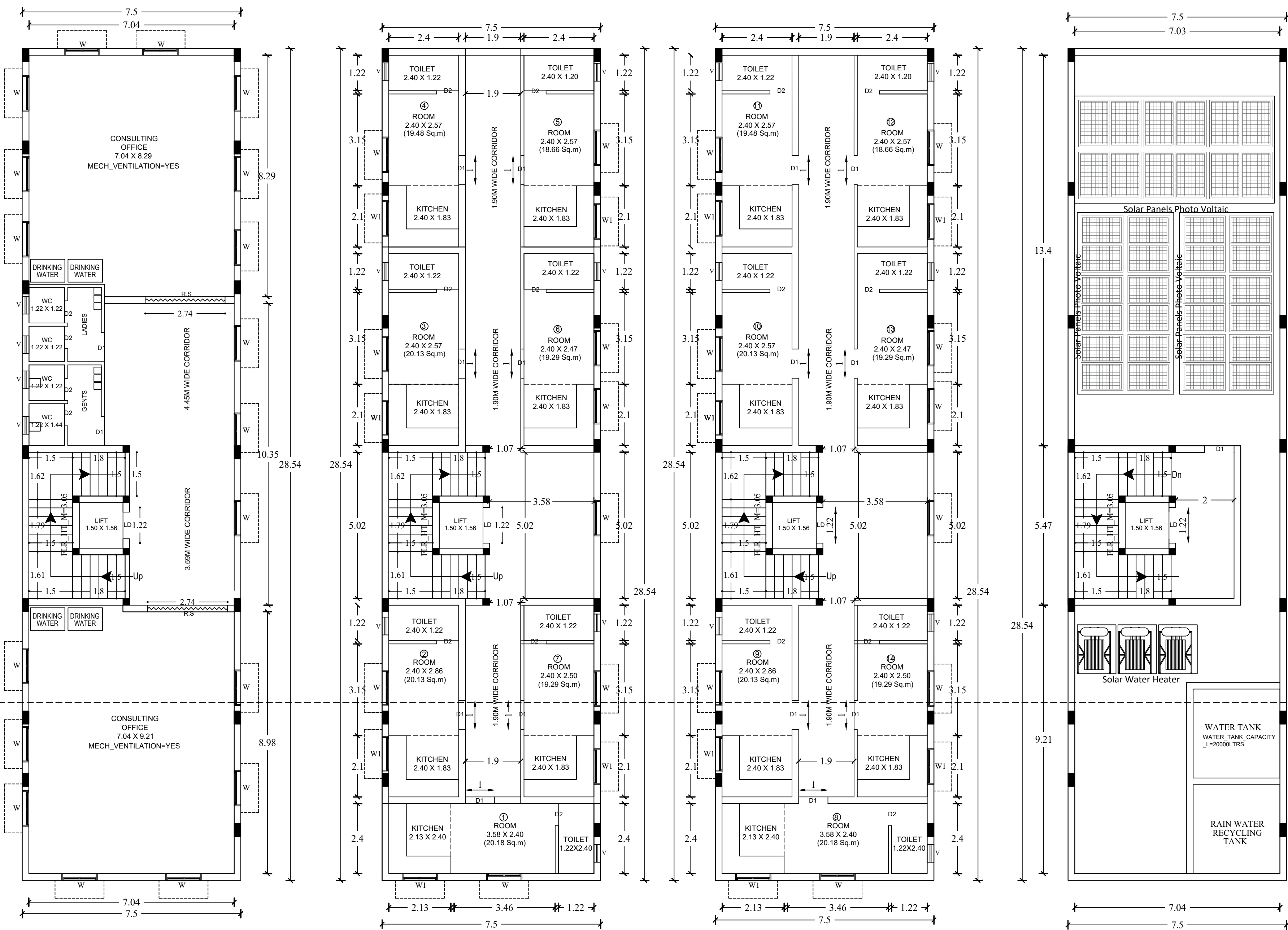
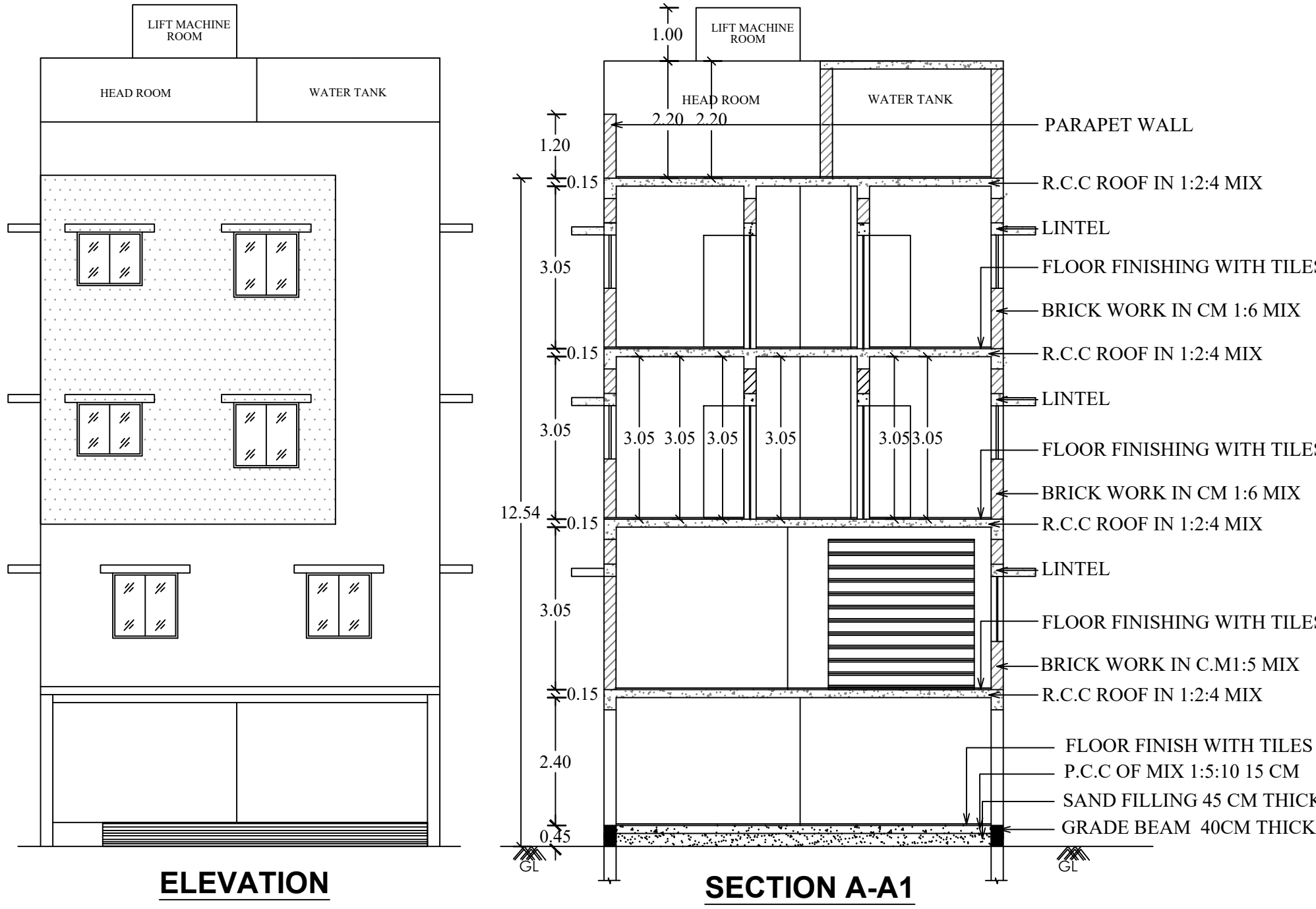
PARKING REQUIREMENTS:			
PARKING DETAILS	AREA	REQUIRED	PROVIDED
1 Car Space for every 100 Sq.m of FSI Area - Commercial	160.53	2	2
Residential - Car Parking	428.08	Floor Area upto 25 Sq.m Nil	0
Unit 1,8	20.18		
Unit 2,9	20.13		
Unit 3,10	20.13		
Unit 4,11	19.48		
Unit 5,12	18.66		
Unit 6,13	19.29		
Unit 7,14	19.29		
10% DA Car Space for required no. of car space	-	0	1
In addition to parking spaces 10% of visitors Car Space for Required no. of car space	-	0	0
1 Two wheeler Space for every 25 Sq.m of FSI Area -Commercial	160.53	7	19
Residential - Two wheeler	428.08	Floor Area upto 25 Sq.m Nil	0
Unit 1,8	20.18		
Unit 2,9	20.13		
Unit 3,10	20.13		
Unit 4,11	19.48		
Unit 5,12	18.66		
Unit 6,13	19.29		
Unit 7,14	19.29		
10% DA Two wheeler Space for required no. of Two wheeler space	-	1	3
In addition to parking spaces 10% of visitors Two wheeler Space for Required no. of Two wheeler space	-	1	2
Total no. car spaces	-	2	3
Total no. two wheeler spaces	-	10	24

Total No. of Dwelling Units:

Second Floor = 7 Units	Third Floor = 7 Units
Unit 1 - 20.18 Sq.m	Unit 8 - 26.00 Sq.m
Unit 2 - 20.13 Sq.m	Unit 9 - 23.72 Sq.m
Unit 3 - 20.13 Sq.m	Unit 10 - 24.08 Sq.m
Unit 4 - 19.48 Sq.m	Unit 11 - 26.96 Sq.m
Unit 5 - 18.66 Sq.m	Unit 12 - 25.93 Sq.m
Unit 6 - 19.29 Sq.m	Unit 13 - 24.93 Sq.m
Unit 7 - 19.29 Sq.m	Unit 14 - 29.44 Sq.m
Total = 14 Units	

LEGEND:	
SITE BOUNDARY	-
PROPOSED AREA	-
DRIVEWAY	-
EXISTING ROAD	-

NOTE
1. ALL DIMENSIONS ARE IN METRE
2. EMERGENCY ALARMS WILL BE PROVIDED
3. F.E - FIRE EXTINGUISHER PROVIDED.
4. SCALE 1:100



APPLICANT	ARCHITECT	STRUCTURAL ENGINEER	GEO-TECH ENGINEER	SITE SUPERVISION ENGINEER	REGISTERED PROFESSIONAL
Kan. H. Kan. H.	Ar. J. Jovitha Margret, D. Arch., Reg. Architect Grade - II (Reg.No.003/RA/GR-II/2023) Agaram Architects 105/2, Vairam Nagar, Pudukkottai Road, Thanjavur - 613 005. Cell: 9361594077	Dr. P. Senthil Kumar, B.E., Reg. Structural Engineer Grade - II (Reg.No. 007/RSF/GR-II/2023) Agaram Architects 105/2, Vairam Nagar, Pudukkottai Road, Thanjavur - 613 005. Cell: 9994845728	Dr. S. Senthil Kumar, B.E., Reg. Geotechnical Engineer, (TJR/RGE/2019/086), Chartered Engineer, 703, Plot No. 29, OM Rajoo Nagar, Near New Bus Stand, THANJAVUR - 613 005. Mobile : 9443976090	Er. R. Shamili, B.E., Reg. Construction Engineer (Reg.No.009/RCE/2023) Agaram Architects 105/2, Vairam Nagar, Pudukkottai Road, Thanjavur - 613 005. Cell: 9361594077	Er. A. Ashik Ahmed Reg. Engineer Grade II (R.E.) (Reg.No.019/RE/GR-II/2023) Agaram Architects 105/2, Vairam Nagar, Pudukkottai Road, Thanjavur - 613 005. Cell: 9944582206



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.

