PP APPROVAL RECORD

Planning Permission

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.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
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PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C. ROOF COMMERCIAL SHOP BUILDING IN R.S.NO - 558/18A, 18B, 18C (NEW S.NO - 15/4A1A,OLD S.NO-508/2, 509),

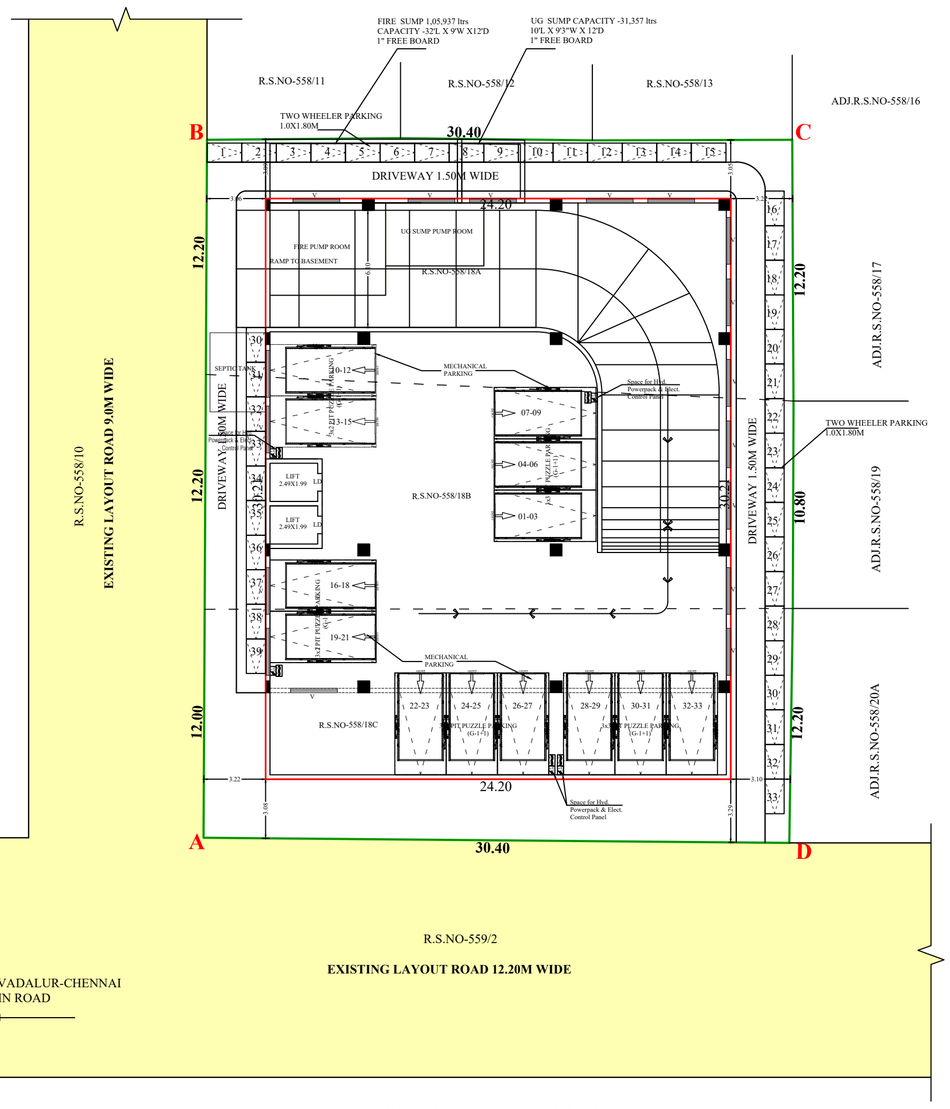
GANDHI GRAMAM, LAYOUT APPROVED VIDE ம.வ.ந.அ.உ .இ.எண்.45/2001, VADAKUTHU VILLAGE, KURINJIPADI PANCHAYAT UNION AND TALUK, CUDDALORE DISTRICT.

Name of the Owner:- 1. Thiru.B.Sekar S/o. K.Balakrishnan
2.Thiru.B.Murugesan, S/o.K.Balakrishnan
3.Thiru.B.Raja S/o.K.Balakrishnan

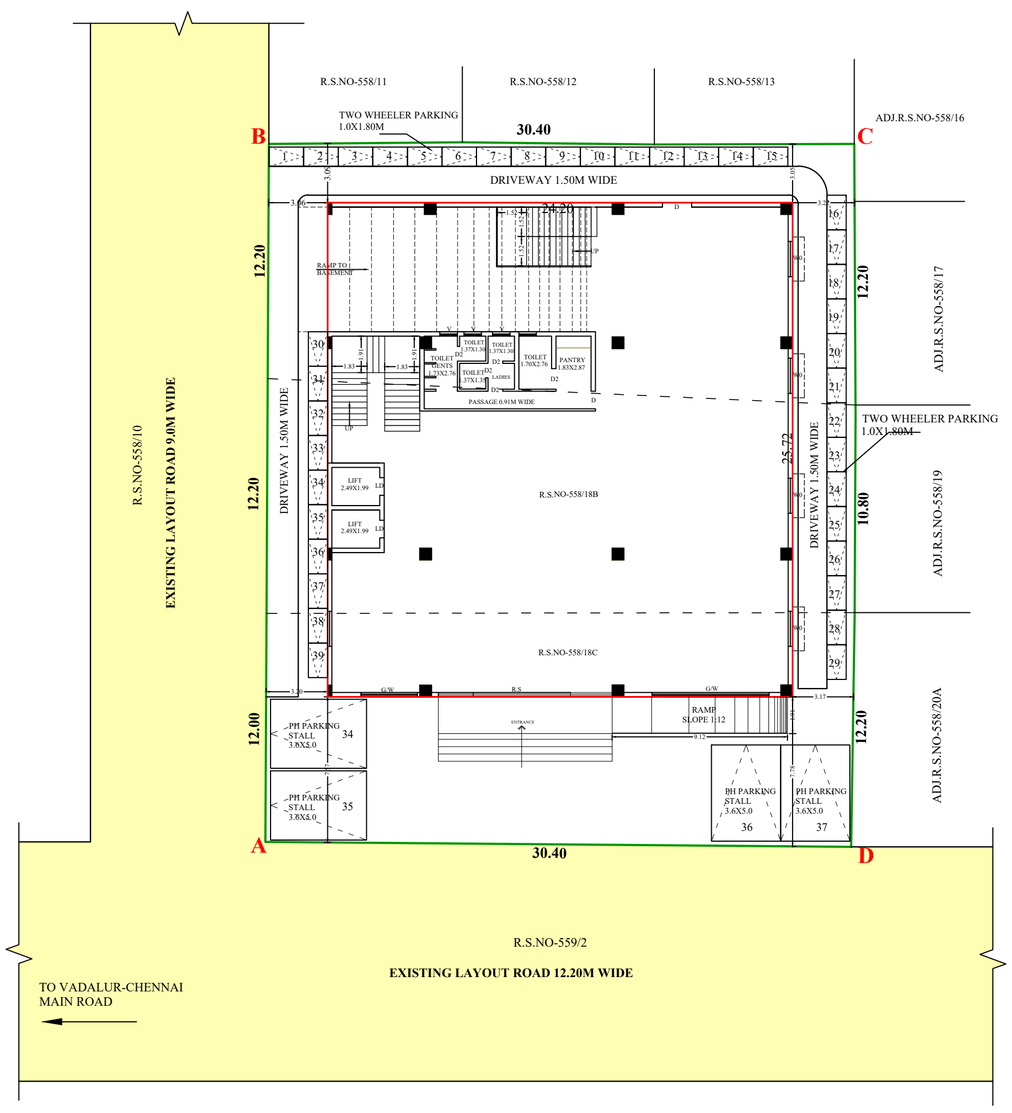
N

SITE PLAN
Scale - 1:100

SITE BOUNDARY
PRO. BUILDING
EXIS. ROAD



SITE CUM BASEMENT FLOOR PLAN



SITE CUM GROUND FLOOR PLAN

AREA STATEMENT DETAIL

R.S.NO	AREA (SQMT) (as per Patta)
558/18A	370.00
558/18B	370.00
558/18C	360.00
TOTAL	1100.00

AREA DETAILS **SQM**

Area of the Site (As per Doc.) **1114.83**

Area of the Site (As per Patta) **1100.00**

FLOOR NAME	TOTAL BUILT UP AREA(SQM)	NON F.S.I AREA	F.S.I. AREA
Basement Floor	731.28	731.28	-
Ground Floor	622.47	-	622.47
First Floor	659.35	-	659.35
Second Floor	659.35	-	659.35
Third Floor	659.35	-	659.35
Head Room	57.81	57.81	-
Total	3389.61	789.09	2600.52

Area of the Open space **477.53**

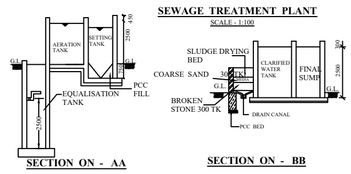
Plot coverage (622.47/ 1100.0) (Ground Floor area / site area) **56.59** **< 60%**

F.S.I. (2600.52/ 1100.00) (Total Floor area / site area) **2.36** **> 2**

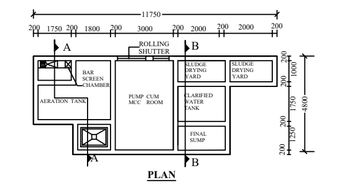
Parking Details	Required	Provided
Car Parking (2600.52/75 = 35Nos)	**35Nos**	**37Nos**
Two wheeler Parking (2600.52/75 = 35Nos)	**35 Nos**	**39 Nos**
Physically challenged Persons Car parking	**4 Nos**	**4 Nos**

FE △ FIRE EXTINGUISHER
FA ▽ FIRE ALARM

SEWAGE TREATMENT PLANT
SCALE - 1:100

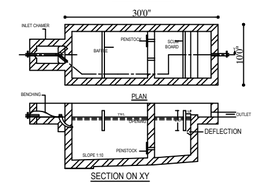


SECTION ON - AA **SECTION ON - BB**

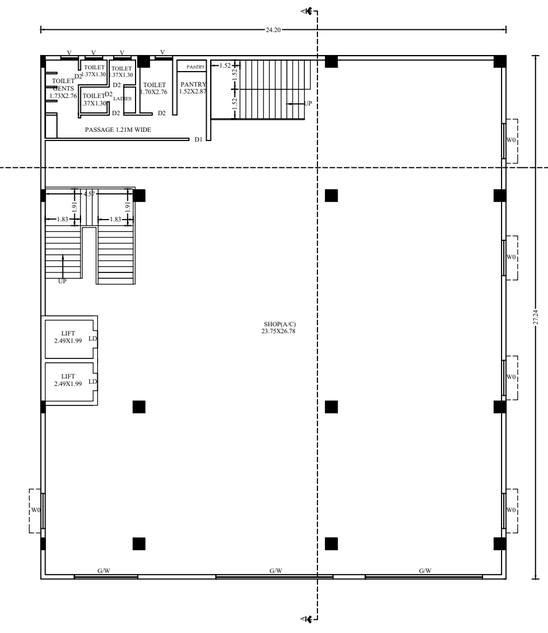


PLAN

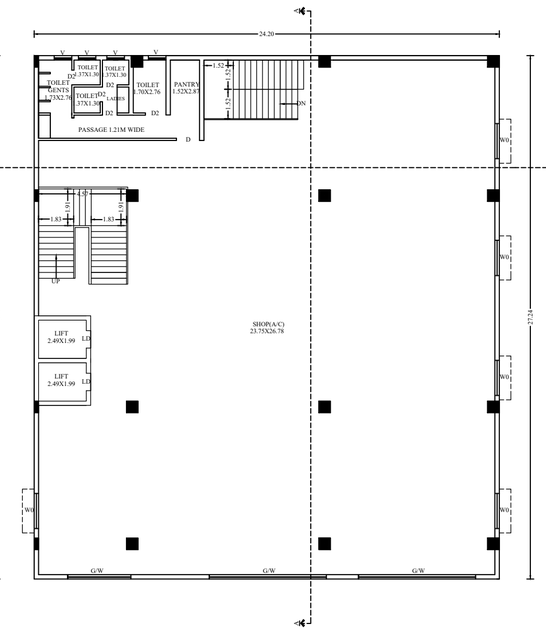
SEPTIC TANK DETAIL
SCALE 1:100



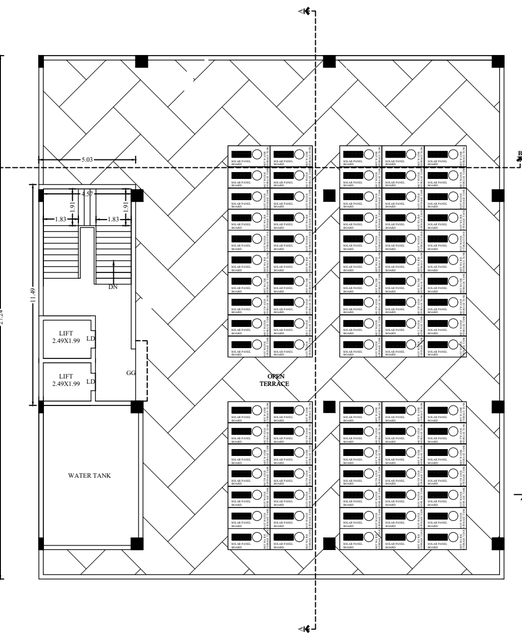
PLAN
SECTION ON XY



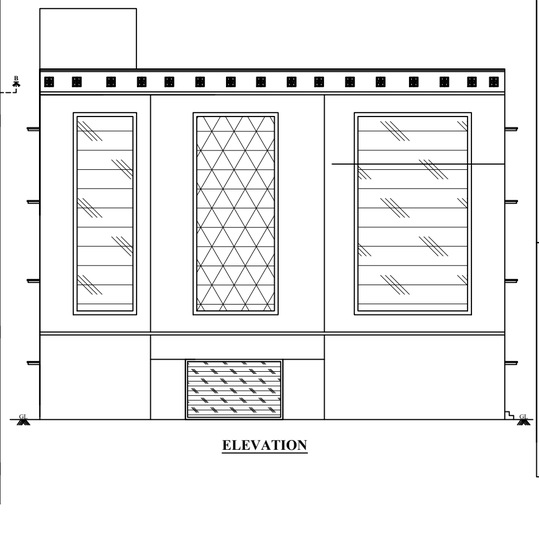
SECOND FLOOR



THIRD FLOOR



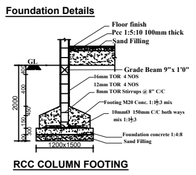
TERRACE FLOOR



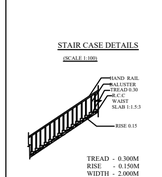
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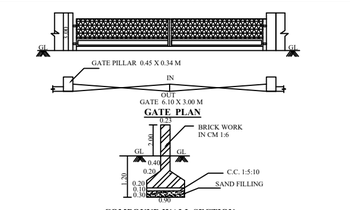
Scale - 1:100

Foundation Details



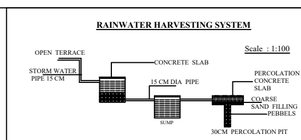
STAIR CASE DETAILS
(SCALE:1:100)



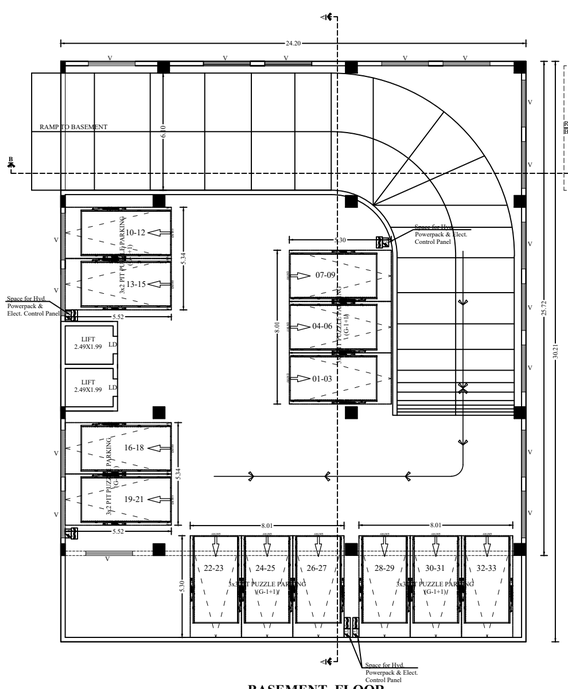


RAINWATER HARVESTING SYSTEM

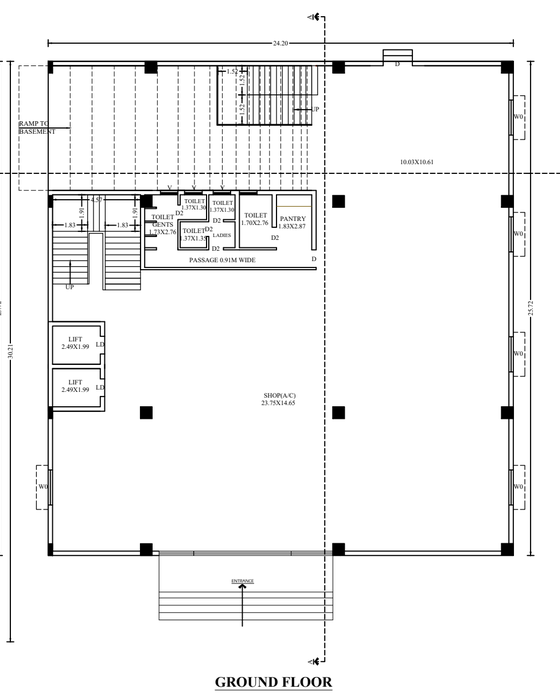
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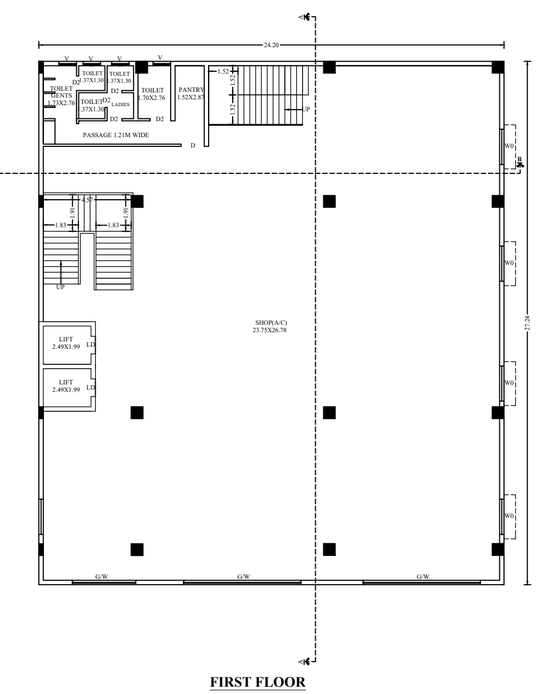
REFERENCE		MTS
M.D	MAIN DOOR	6.10 X 2.13
R.S1	ROLLING SHUTTER	3.05 X 2.13
D	DOOR	1.22 X 2.13
D1	DOOR	0.91 X 2.13
D2	DOOR	0.76 X 1.80
W0	WINDOW	2.44 X 1.83
W	WINDOW	1.83 X 1.83
W1	WINDOW	0.91 X 1.37
V	VENTILATOR	0.89 X 0.61



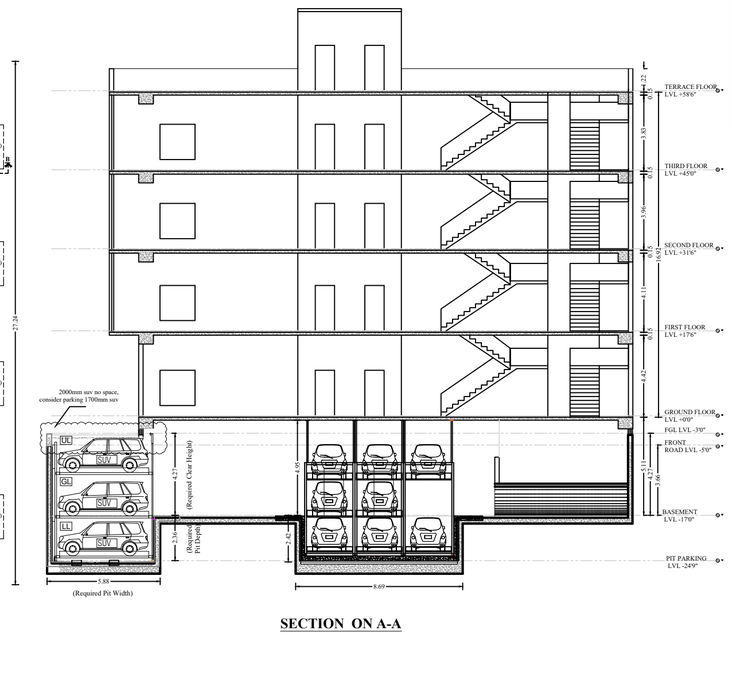
BASEMENT FLOOR



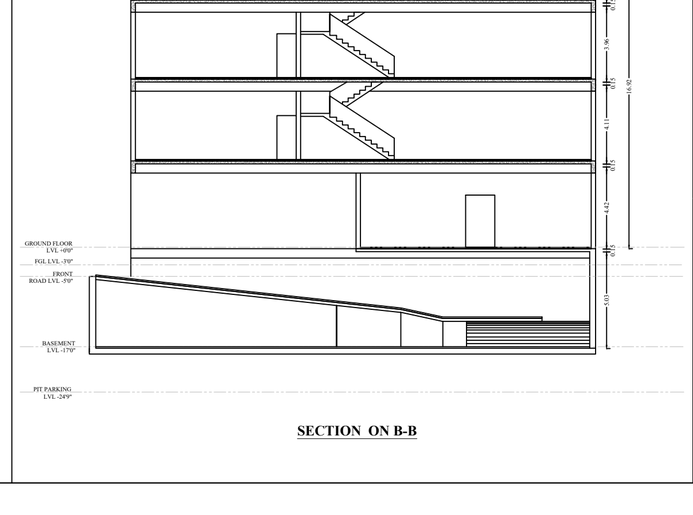
GROUND FLOOR



FIRST FLOOR



SECTION ON A-A



SECTION ON B-B

APPLICANT SIGNATURE

(1.B.Sekar)

(2.B.Murugesan)

(3.B.Raja)

ARCHITECT / REGISTERED ENGINEER

A. NARKAVI, B.Arch.,
COUNCIL OF ARCHITECTURE
Reg. No: CA / 2018 / 100115
Cell: 99440 20004.

REGISTERED STRUCTURAL ENGINEER

C. KANNAN, B.E.,M.E., (Structure)
Structural Engineer,
DTCP Reg. No. CGLRGNSE/Gr.I/19/06/002
Door No: 21, 4th Main Road,
Indira Nagar, Chennai - 600 020.

REGISTERED CONSTRUCTION ENGINEER

Er.S.GOPALAKRISHNAN, D.C.E.,
REGISTERED CONSTRUCTION ENGINEER
Reg.No: RCE/ 001/ 2022 /DTCP /CUDDALORE
No.67, Alamelu Ammal Nagar,
Kurinjipadi & Taluk,
Cuddalore Dist - 607 302.Cell : 98656 22532.

SPACE FOR APPROVAL

ONLINE APPLICATION NO - SWP/BPA/773505/2026

SWP/DTCP/CUD/BP NO - 16/2026

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

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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.