

PP

APPROVAL RECORD

Planning Permission

Cuddalore district, Tamil Nadu

APPROVAL TYPE

Building Plan

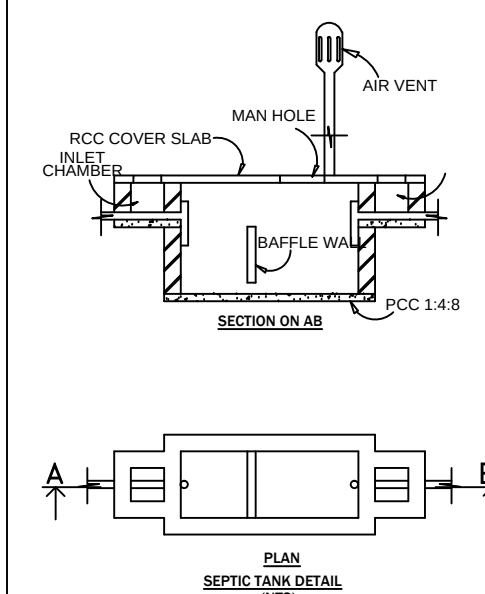
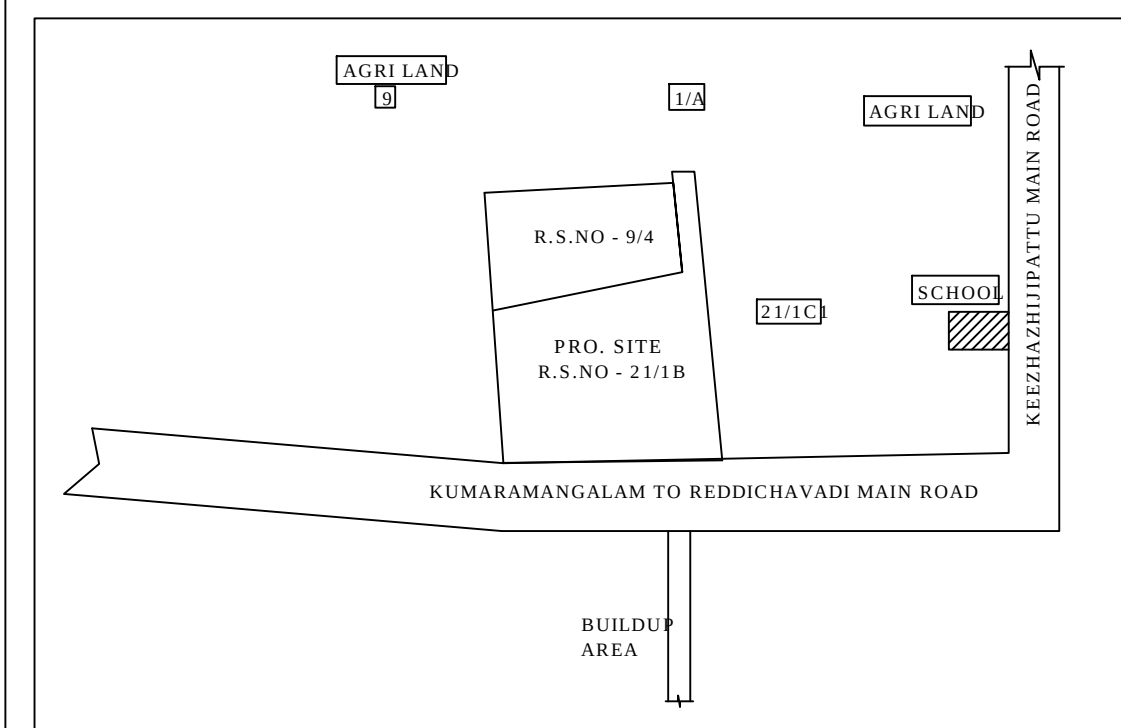
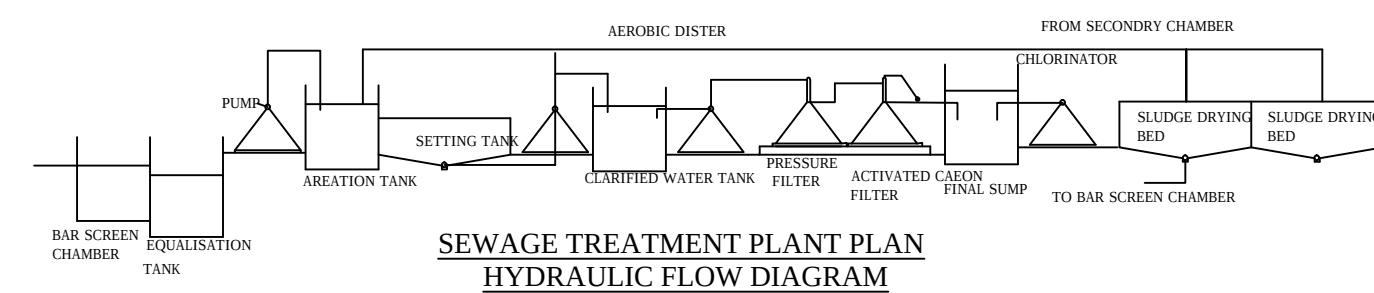
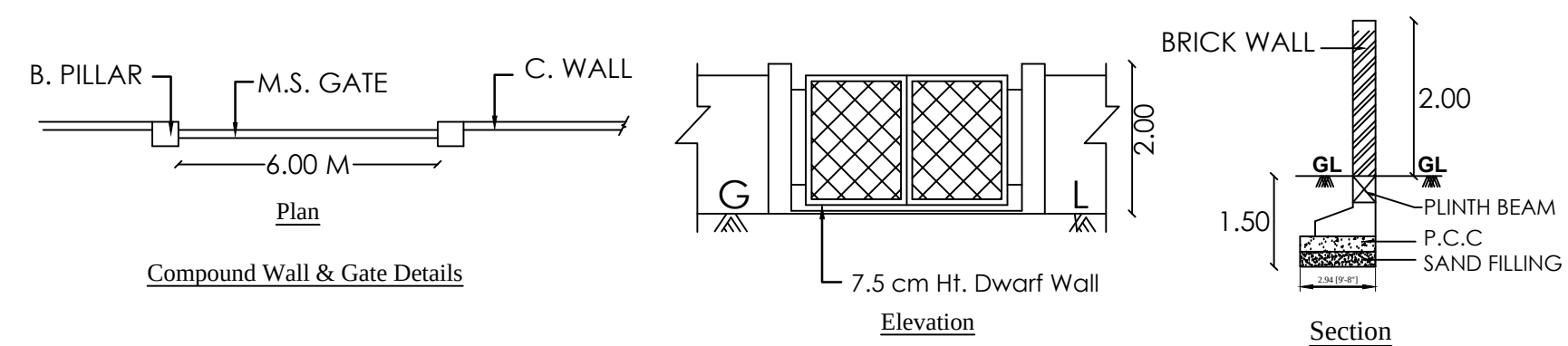
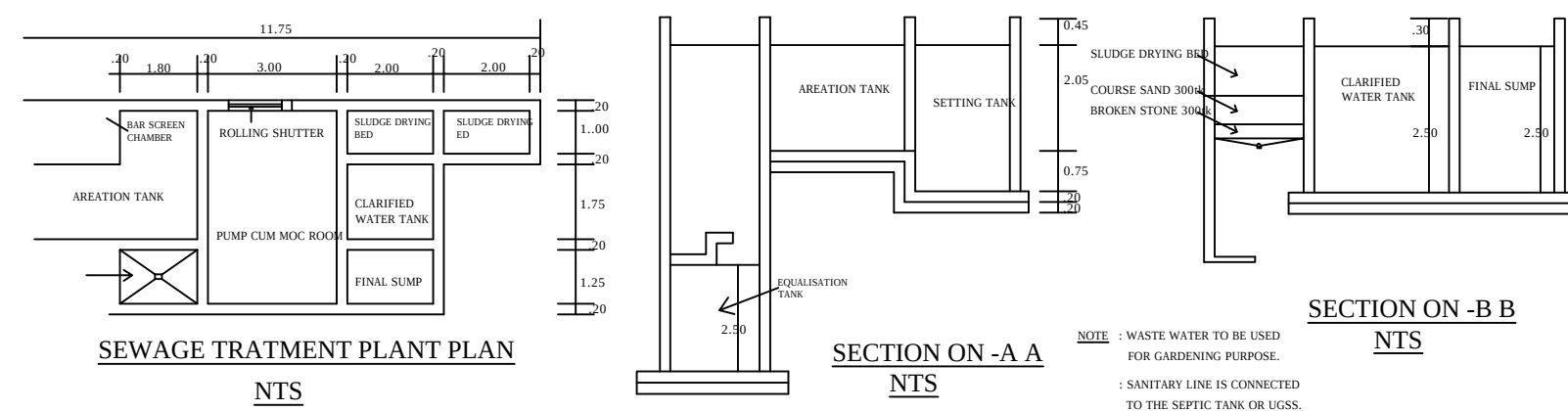
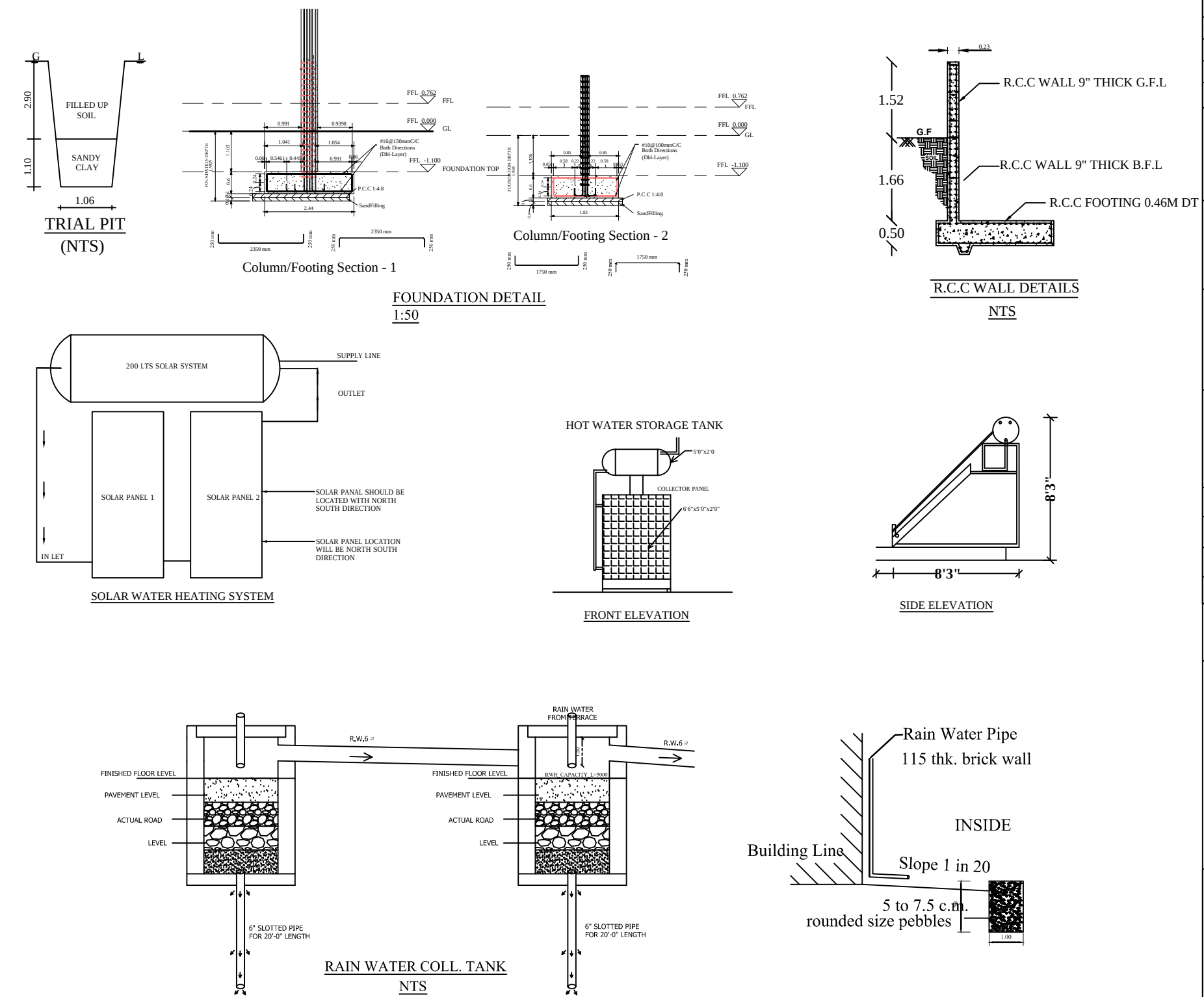
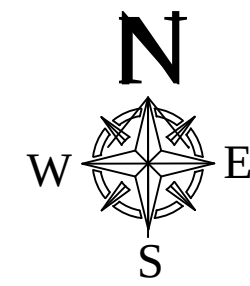
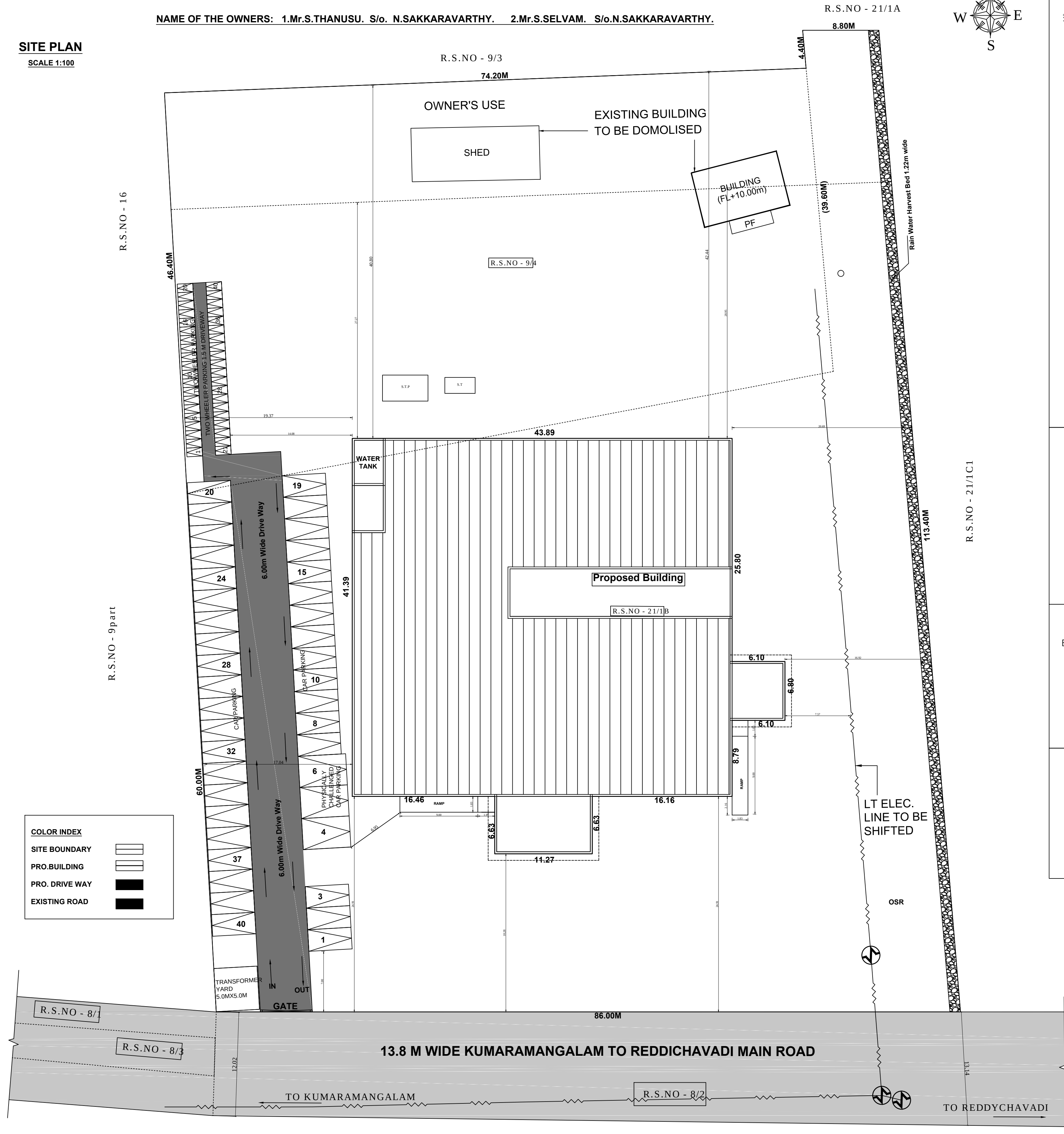
ISSUING AUTHORITY

Rural Panchayat

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.

SITE PLAN
SCALE 1:100



<u>AREA DETAILS</u>			
AREA OF THE SITE(AS PER DOCUMENT)			9050.00 Sq.M
AREA OF THE SITE(AS PER PATTI)			9050.00 Sq.M
AREA OF THE SITE(AS PER FMB/SUPER IMPOSED AREA)			9154.68 Sq.M
FLOOR AREA	FSI	NON FSI	TOTAL
GROUND FLOOR AREA (R.C.C ROOF - 313.30 GALVALUME SHEET ROOF - 1619.82)	1933.12	---	1933.12
$F.S.I = \frac{\text{TOTAL COVERED AREA IN ALL FLOORS}}{\text{LEAST SITE EXTENT}} = \frac{1933.12 \text{ SQ.M}}{9050.00 \text{ SQ.M}} = 0.21 < 2$			
$\text{PLOT COVERAGE} = \frac{\text{MAX. G.F. FLOOR AREA}}{\text{SITE EXTENT}} \times 100$ $= \frac{1933.12 \text{ SQ.M}}{9050.00 \text{ SQ.M}} \times 100 = 0.21 \%$			
$\text{OSR COST} = \left[\frac{\text{LEAST SITE AREA}}{100} \times 10 \right] \times (\text{GLR VALUE}) \rightarrow \text{TO BE REMITTED TO GOVT.HEAD OF ACCOUNT}$			
CAR PARKING (REQUIRED)			39 NOS
CAR PARKING (PROVIDED)			40 NOS
TWO WHEELER PARKING (REQUIRED)			39 NOS
TWO WHEELER PARKING (PROVIDED)			40 NOS
<u>SOLAR ENERGY CAPTURE PROVIDED ABOVE THE ROOF FOR AN AREA OF 650.00 SQ.M</u>			

<u>COLOUR INDEX</u>	
PROPOSED SITE	
PROPOSED BUILDING	
PROPOSED DRIVE WAY	
EXISTING ROAD	
RAIN WATER HARVEST BED	

OWNERS

(S.THANUSU)

S.Selvam
(S.SELVAM)

REGISTERED ENGINEER / ARCHITECT

Amun
A. AMUN, B.Arch.,
REGISTERED ARCHITECT
CA/2000/41624

REGISTERED STRUCTURAL ENGINEER

Ngairida Lay
E. **E. K. GOVINDRASAMY, M.E. Structural, M.E.**
CHARTERED ENGINEER,
Retd. Town Planning Officer,
Registered Structural Engineer Grade-I (RSE),
Regn. No: RSE/GR-1/03 - M (Renewed)
Cuddalore District Town and Country Planning Office,
Registered Engineer Gr-I,
License No: 093/ES/2019/00001,
Cuddalore City Municipal Corporation,
Cell: 94434941184.

REGISTERED CONSTRUCTION ENGINEER

**Dr. K. BHARATHIDASAN, B.E.,
REG. CONSTRUCTION ENGINEER
Reg. No: RCE/VIDOCEMBER-0804/08
No: 1, Vaidyanath Street,
Thiruvananthapuram, Pin-695 007 INDIA.
Tel: 9447071152, e-mail: kmbhara@gmail.com**

SPACE FOR APPROVAL

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

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

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

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.

