PP APPROVAL RECORD

Planning Permission

Survey 303

Ezhuthur

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.

Verified RealEstate™

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate

+91 9996 12 9996

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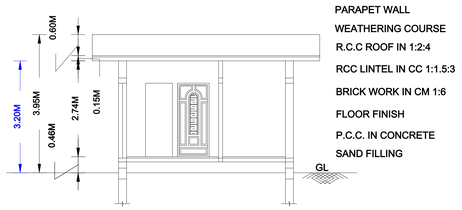
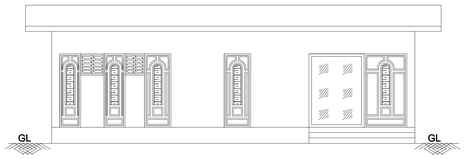
PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF GROUND FLOOR PETROL SALES BUILDING IN S.F.No.303/7A1A1A & 7A3A,

PATTA No.2158, PLOT No.10,11,12,13,14,50,51,52,53,54,70,71,72,73, AT MUTHU NAGAR, EZHUTHUR VILLAGE PANCHAYAT,

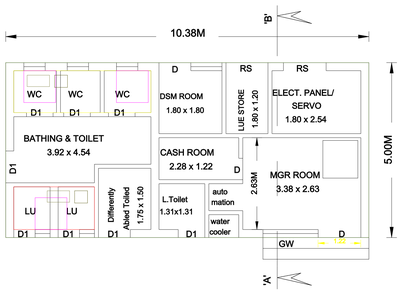
TITTAKUDI TALUK AND CUDDALORE DISTRICT. SCALE IN 1:100



SECTION ON AB

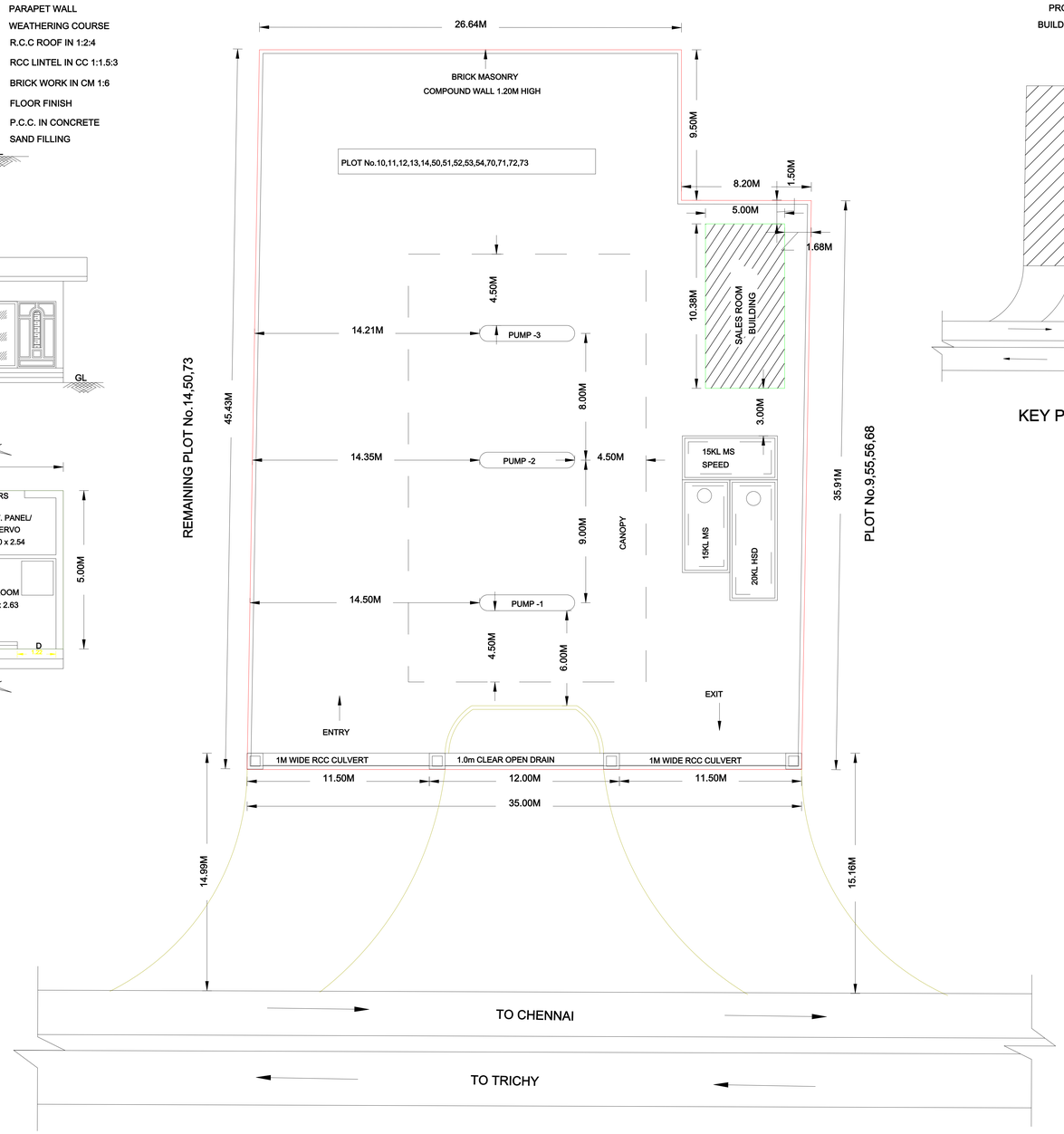


ELEVATION



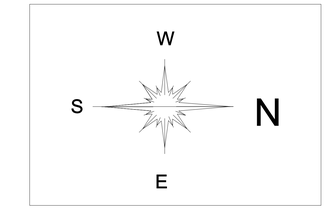
GROUND FLOOR PLAN

REMAINING PLOT No.70,71,72,73

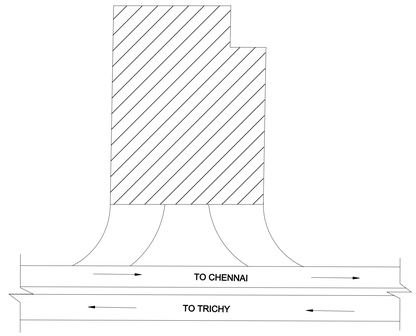


SITE PLAN

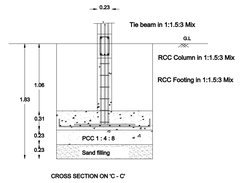
SCALE IN -1:200



PROPOSED
BUILDING SITE



KEY PLAN (N.T.S)



CROSS SECTION ON 'C - C'

COLOUMN FOUNDATION DETAILS

AREA DETAILS		
DESCRIPTION	SQ.FT	SQ.M
PLOT AREA AS PER PATTA	23379.21	2172.00
SUPER IMPOSED PLOT AREA	16265.12	1511.08
LAND AREA AS PER DOCUMENT	18917.46	1757.49

PROPOSED BUILDUP AREA			
SL NO.	DESCRIPTION	TOTAL AREA (SQFT)	TOTAL AREA (SQM)
1)	BUILT UP SITE AREA	18917.46	1757.49
2)	PRO.GROUND FLOOR AREA	558.64	51.90
3)	OPEN AREA	18358.82	1705.59

F.S.I = 558.64/18917.46 =0.02

SCHEDULE OF JOINERIES:

REFERENCE		METRE
RS	- ROLLING SHUTTER	1.65 x 2.10
D	- DOOR	0.91 x 2.10
D1	- DOOR 1	0.76 x 2.10
GW	- GLASS WINDOW	2.78 x 2.10
V	- VENTILATION	0.46 x 0.61

APPLICANT

TERRITORY MANAGER (Retail)
Bharat Petroleum Corp. Ltd
Trichy Retail Territory.

ENGINEER

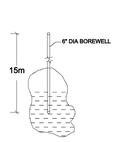
Er.K.R.MUTHAIYA,DCE,BE.,
Licensed DTCP-RE/PBLR/JAN-20/094
K.R.M. BUILDERS
78/C-3-Thuraiyur Main Road,
Kurumbalur, Perambalur Tk&Dt.
Cell No : 8190029678, k.r.muthu304@gmail.com

NOTE

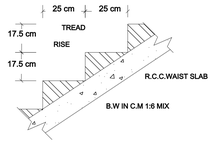
1. ALL DIMENSIONS AREIN FEET & METER
2. SCALE FACTOR IN 1:100 (for building plan, elevation, section) 1:200 (for site plan) and Not to scale (for keyplan and other plans)
3. WASTE WATER USED FOR GARDENING PURPOSE
4. RAIN WATER HARVESTING PIT TO BE PROVIDED
5. U- SEPTIC TANK TO BE PROVIDED

COLOR INDEX

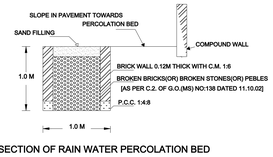
SITE BOUNDARY
EXISTING ROAD
PROPOSED BUILDING



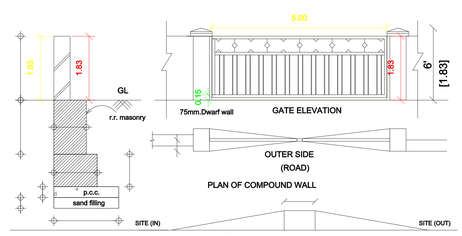
BORE WELL DETAIL

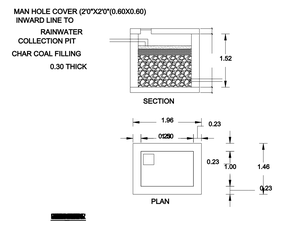


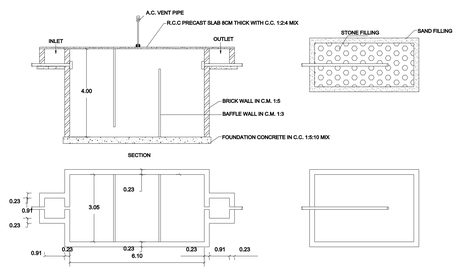
SECTION OF STAIRCASE



SECTION OF RAIN WATER PERCOLATION BED







PLAN & SECTION OF SEPTIC TANK & DISPERSION TRENCH

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

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.