PP APPROVAL RECORD

Planning Permission

Survey 39

Kurungudi

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.

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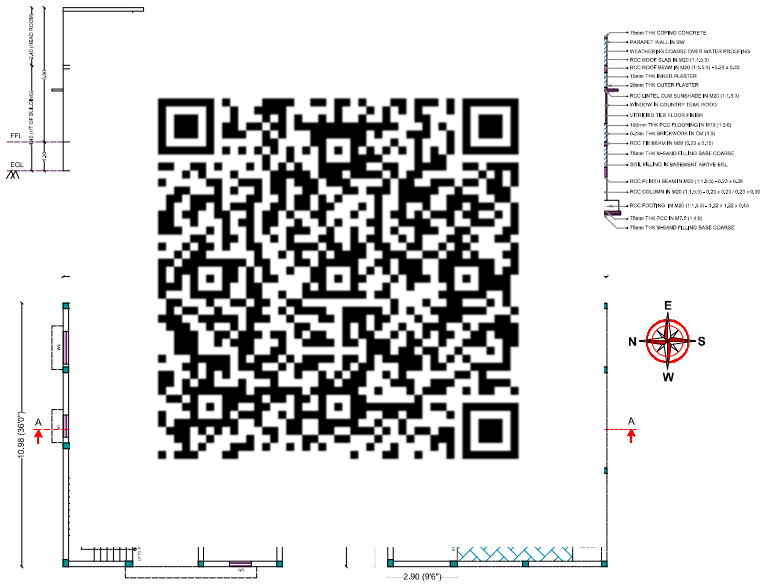
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate

+91 9996 12 9996

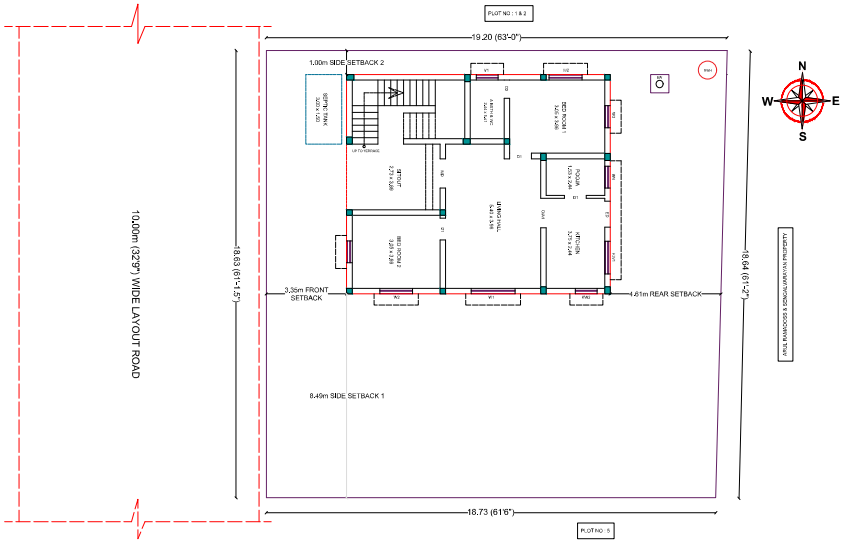
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PLAN SHOWING THE PROPOSED CONSTRUCTION OF RCC ROOF RESIDENTIAL BUILDING (GROUND FLOOR WITH HEAD ROOM) FOR MR PRABU S/O JOTHI MAGALINGAM AT R.S NO : 39/10, 39/12, 39/2A4B & PATTA NO : 1410 IN PLOT NO : 3 & 4 OF GOWTHAM NAGAR APPROVED LAYOUT (DTCP APPROVAL ROC NO : WVB72XZJ / 17705 / 2023 / TCP DATED 24-11-2023, NO : 152 / 2023 & RURAL PANCHAYAT APPROVAL NO : 07 DATED 07-02-2024), KURUNGUDI VILLAGE AND RURAL PANCHAYAT, KATTUMANNAR KOIL TALUK, CUDDALORE DISTRICT - 608 301.

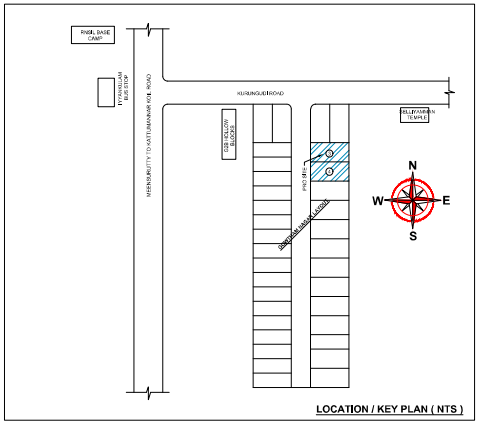


GROUND FLOOR PLAN (SCALE 1:150)

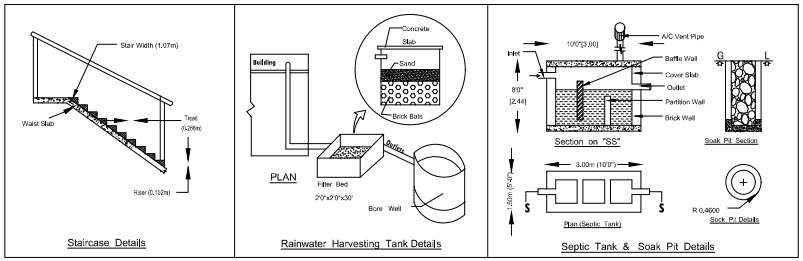
TERRACE FLOOR PLAN (SCALE 1:150)



SITE PLAN (SCALE 1:150)



LOCATION / KEY PLAN (NTS)



PLAN INFO

PLAN INFO
DISTRICT=CUDDALORE
TALUK=KATTUMANNAR KOIL
PATTA_NO=1410
AS_AT_SITE=353.32
FMB_OR_PLR=350.00
AS_PER_DOCUMENT=350.37
JURISDICTION_TYPE=PANCHAYAT
SURVEY_NO=39/10, 39/12, 39/2A4B
PLOT_AREA_M2=350.37
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=18.63
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
ROAD_WIDTH=10.00
ROAD_LENGTH=1000.00
AVG_PLOT_DEPTH=18.73
AVG_PLOT_WIDTH=18.63
LAND_USE_ZONE = MUZ
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=NO
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
NOC_FIRE_DEPT=NO
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=YES
OSR_APPLICABLE=NO
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO

APPLICANT

FOR OFFICE USE

SPACE FOR APPROVAL (QR CODE) & E-SIGNATURE :

JOINERY SCHEDULE

ID	DESCRIPTION	SIZE (METRES)	SIZE (FEET)
MD	MAIN DOOR	1.22 x 2.13	4'0" x 7'0"
ED	EXIT DOOR	1.07 x 2.13	3'6" x 7'0"
D1	DOOR	0.91 x 2.13	3'0" x 7'0"
D2	DOOR	0.76 x 2.13	2'6" x 7'0"
O/A1	OPEN / ARCH	1.22 x 2.13	4'0" x 7'0"
W1	WINDOW	1.83 x 1.37	6'0" x 4'6"
W2	WINDOW	1.37 x 1.37	4'6" x 4'6"
W3	WINDOW	0.91 x 1.37	3'0" x 4'6"
W4	WINDOW	0.91 x 0.61	3'0" x 2'0"
KW1	WINDOW	1.37 x 0.91	4'6" x 3'0"
KW2	WINDOW	0.91 x 0.91	3'0" x 3'0"
V1	VENTILATOR	0.91 x 0.61	3'0" x 2'0"

STAIRCASE DETAILS

DESCRIPTION	SIZE
RISER	152mm (6")
TREAD	266mm (10.5")
FLIGHT WIDTH	1.07m (3'6")
MID LANDING	2.44m x 1.22m (8'0" x 4'0")
NO OF RISERS	23 NOS PER FLOOR

PROVISIONS
RAIN WATER HARVESTING - 01 NOS
SEPTIC TANK - 01 NOS
BORE WELL - 01 NOS

AREA STATEMENT

DESCRIPTION	AREA (SQM)	AREA (SQFT)
PLOT AREA (AS PER DOCUMENT)	350.37	3771.38
PLOT AREA (AS PER PATTA)	350.00	3767.40
PLOT AREA (AS AT SITE)	353.32	3803.12
PROPOSED GROUND FLOOR AREA (FSI AREA)	100.36	1080.27
PROPOSED HEAD ROOM AREA (NON FSI AREA)	14.94	160.81
TOTAL BUILD UP AREA (GF + HEAD ROOM)	115.30	1241.08
FLOOR SPACE INDEX (FSI)	0.286	

REGISTERED ENGINEER

Er.G.PREMKUMAR B.E.,
Registered Engineer Grade - II,
Reg No : RE/GR-II/001/2025 (Cuddalore DTCP),
385, Veerananthapuram, Kattumannarkoil (Tk),
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Er G.PREMKUMAR B.E.,
Registered Engineer Grade - II,
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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.