Verified RealEstate™

REFERENCE
A3/20/2026

ISSUED
18 September 2026

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.

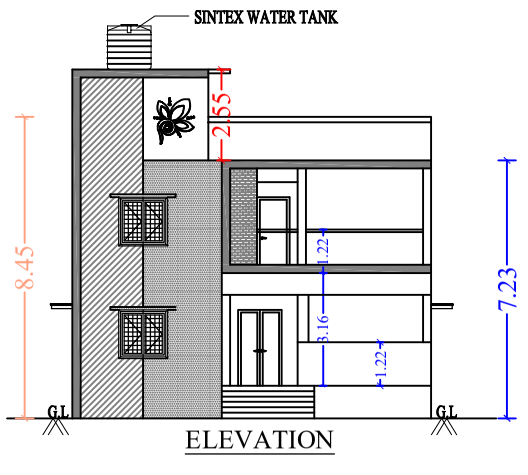
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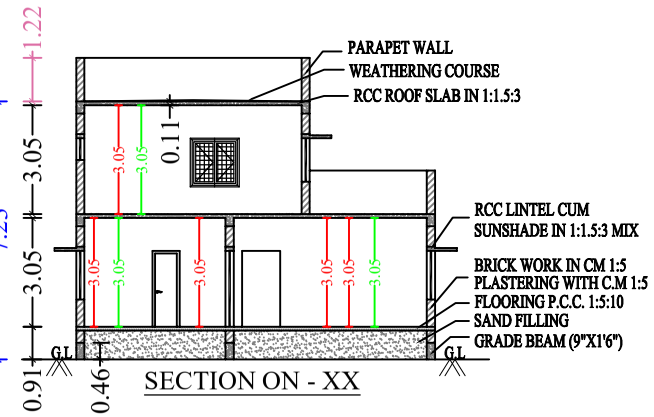
DIGITALLY VERIFIED RECORD

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A " R.C.C ROOF GROUND & FIRST FLOOR RESIDENTIAL BUILDING " AT OLD R.S.NO:- 307/2A, NEW R.S.NO:- 307/2A2, PATTA NO:- 1889, POTHIRAMANGALAM (WEST)VILLAGE PANCHAYAT, MANGALUR PANCHAYAT UNION LIMIT, TITTAKUDI TALUK, CUDDALORE DISTRICT.

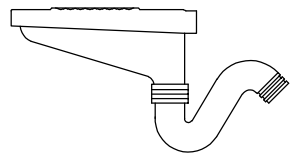
APPLICANT: Mr. M. SENTHILKUMAR S/O. V. MAHARAJAN



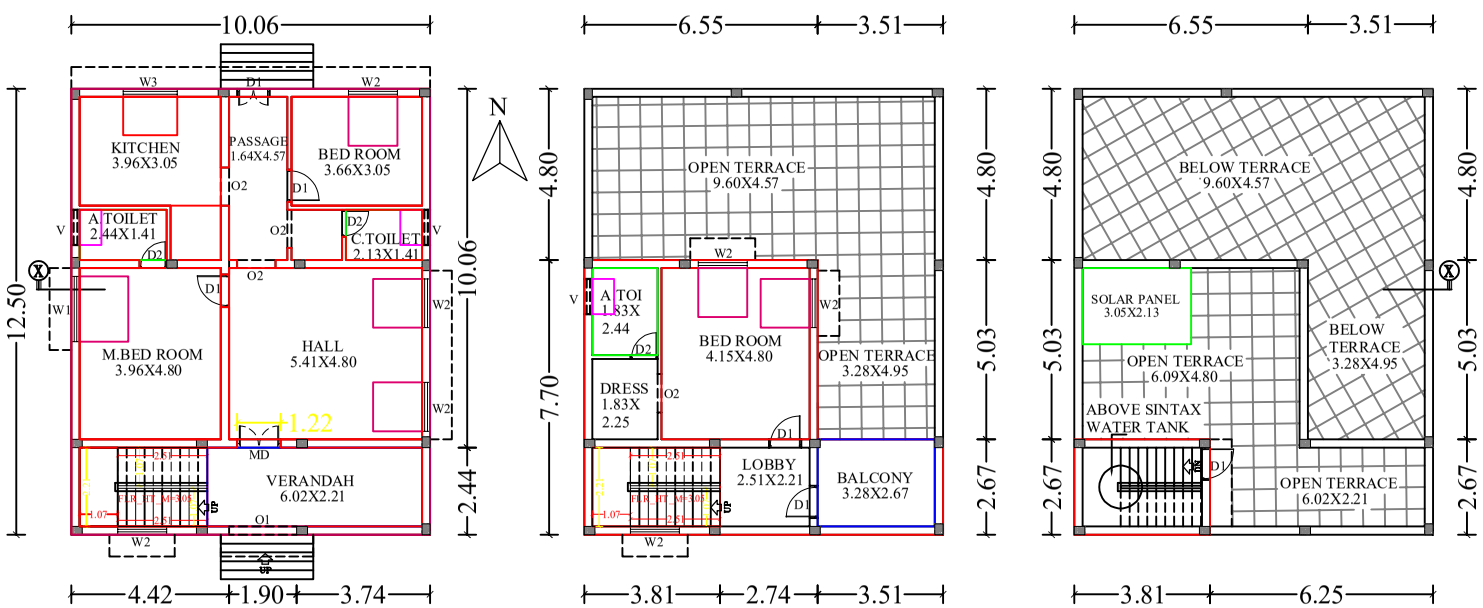
ELEVATION



SECTION ON - XX

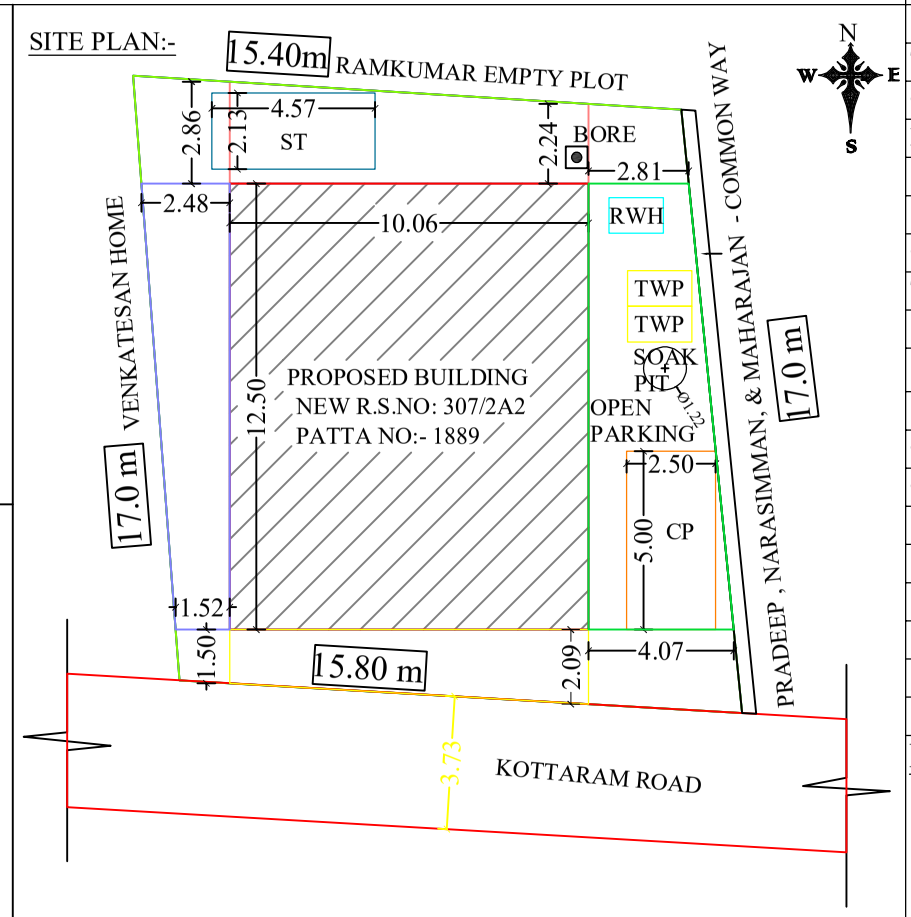


"S" TRAP DETAILS - IWC



PRO. GROUND FLOOR PLAN | PRO. FIRST FLOOR PLAN | PRO. STAIR ROOM PLAN

SITE PLAN:-



- AREA DETAILS -

DESCRIPTION	SQ.FT	SQ.M
AREA OF PATTA & FMB	2830.91	263.00
DEED AREA	2834.00	263.29
PRO. GROUND FLOOR AREA	1353.00	125.69
PRO. FIRST FLOOR AREA	643.50	59.78
PRO. STAIR ROOM AREA	109.00	10.13
TOTAL PROPOSED AREA	2105.50	195.60
OPEN SPACE AREA	1477.91	137.31
LENGTH OF COMPOUND WALL	213.91 R.FT	65.20 R.M
FLOOR SPACE INDEX	0.71 < 2	
PLOT COVERAGE	47.79%	
CAR PARKING	1	
TWO WHEELER PARKING	2	

- JOINERY DETAILS -

DESCRIPTION	FEET	METRE
MD - MAIN DOOR	4'-0" X 7'-0"	1.22 X 2.13
O1 - OPENING	6'-3" X 7'-0"	1.90 X 2.13
O2 - OPENING	3'-6" X 7'-0"	1.07 X 2.13
D1 - ROOM DOOR	3'-0" X 7'-0"	0.91 X 2.13
D2 - BATH ROOM DOOR	2'-6" X 7'-0"	0.76 X 2.13
W1 - WINDOW	6'-0" X 4'-6"	1.83 X 1.37
W2 - WINDOW	4'-6" X 4'-6"	1.37 X 1.37
W3 - WINDOW	5'-0" X 3'-6"	1.52 X 1.07
V - VENTILATOR	3'-3" X 2'-0"	0.99 X 0.61

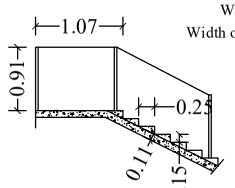
LEGENDS:-

SCALE:- 1:100

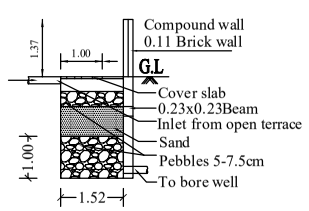
1. SITE BOUNDARY
2. PROPOSED BUILDING

ST - SEPTIC TANK
CP - CAR PARKING
TWP - TWO WHEELER PARKING
RWH - RAIN WATER HARVESTING

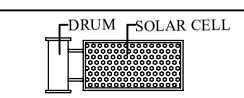
Tread - 0.25
Rise - 0.15
Width of stair - 1.07
Width of slab thick - 0.11



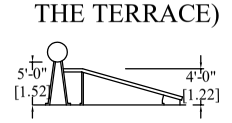
STAIRCASE DEATAIL



RAIN WATER HARVEST DETAILS



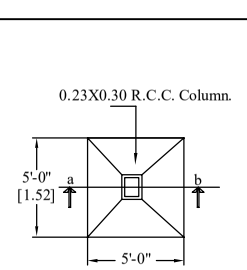
SOLAR WATER HEATER DETAIL (PROVIDED ON THE TERRACE)



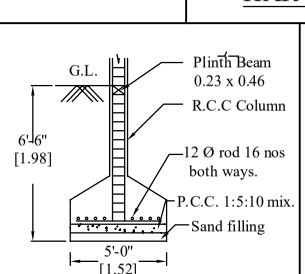
SIDE ELEVATION

ENGINEER:-

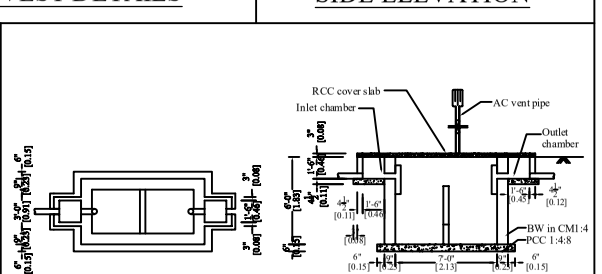
Er. S. CHANDRA BOSE, B.Tech (Civil).
M.E(Struct.), M.Sc (R&V), AIV, MIE, C.Eng.
Consulting Civil & Structural Engineer, Chartered Engineer,
Govt. Regd Valuer (Income Tax & Wealth Tax) & Professional Engineer,
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97863 21001, 98656 51007, 04143-356494
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FOUNDATION DETAILS

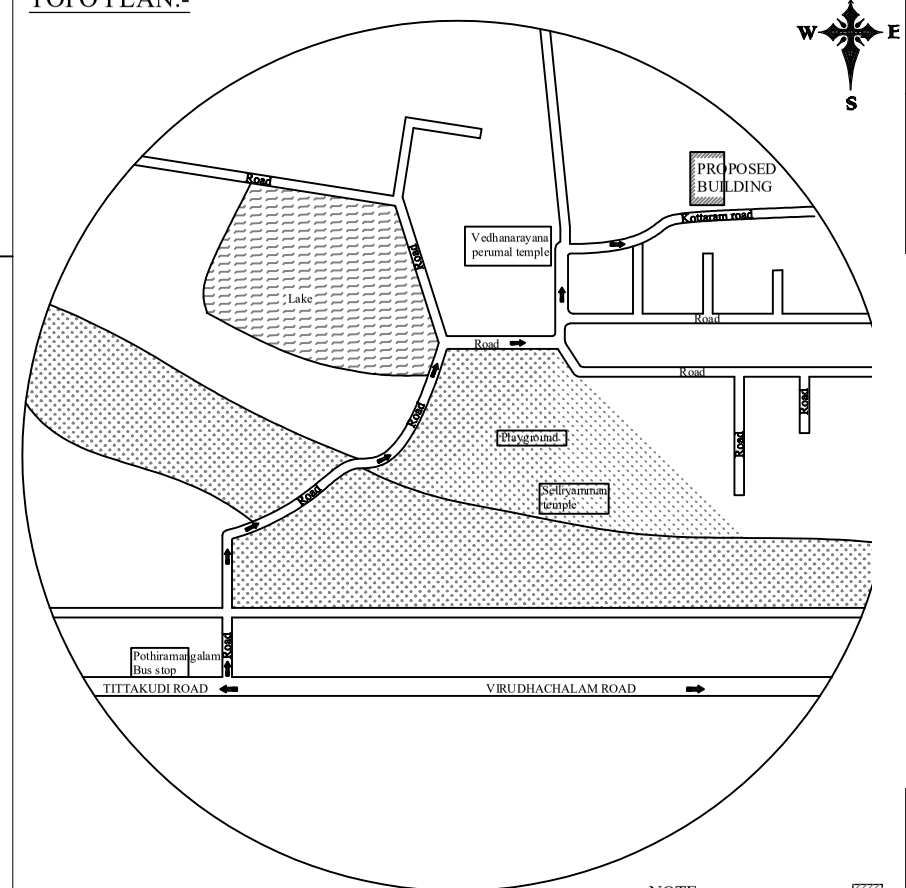


SECTION ON "ab"



SEPTIC TANK DETAILS | SECTION

TOPO PLAN:-



NOTE:-
PROPOSED BUILDING

APPLICANT:-

MAR
JAN

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.