

PP

APPROVAL RECORD

Planning Permission

Ayyampettai
Kancheepuram district, Tamil Nadu

APPROVAL TYPE
Building Plan

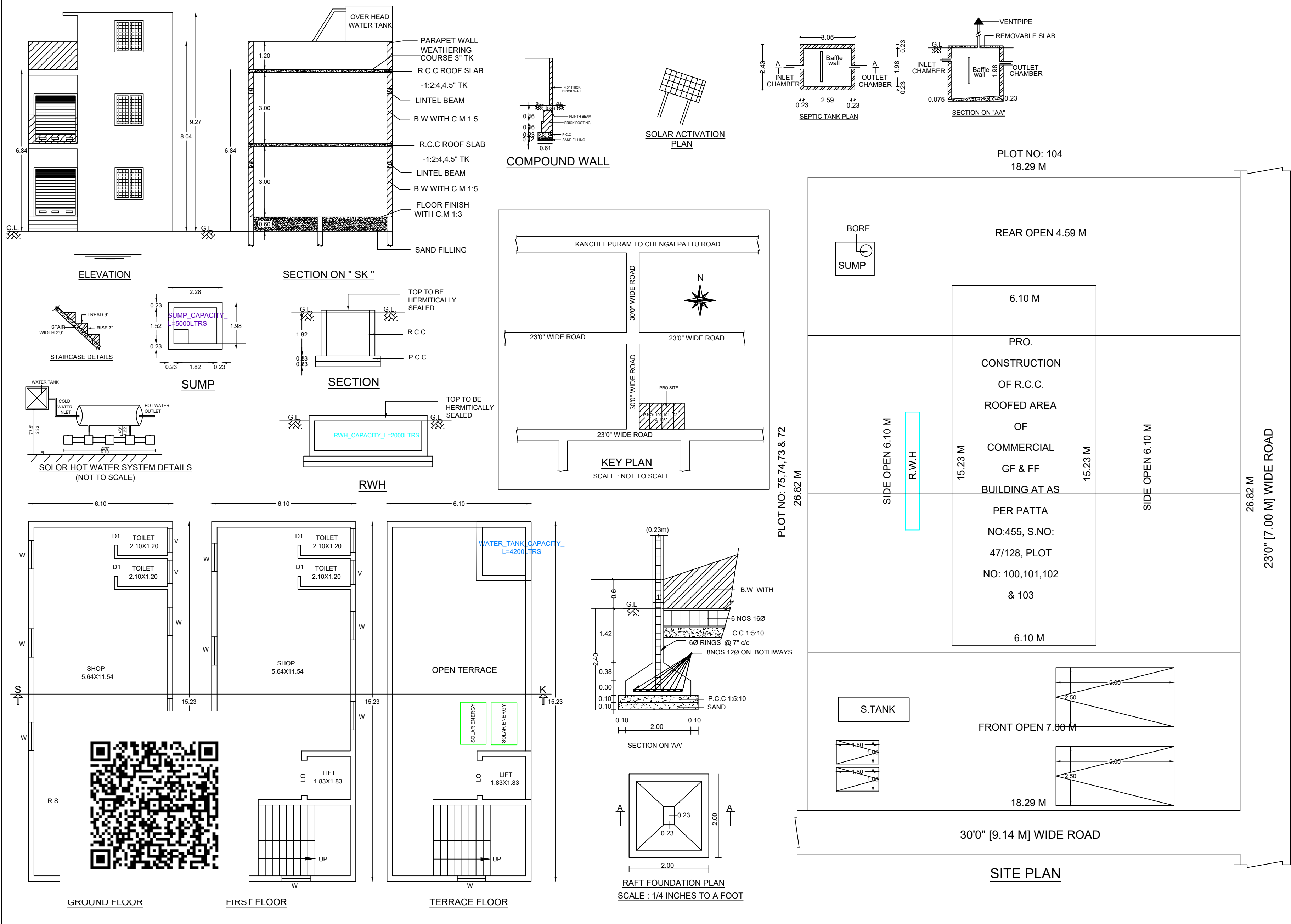
ISSUING AUTHORITY
Rural Panchayat

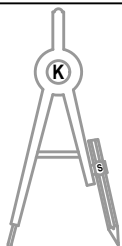
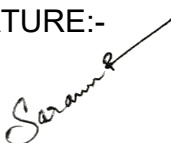
PURPOSE
Commercial

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.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF COMMERCIAL GROUND FLOOR & FIRST FLOOR BUILDING AT AS PER PATTA NO: 455, S.NO: 47/128 ,PLOT NO: 100,101,102 & 103, ANNAI KAMATCHI NAGAR,V.NO: 100, IYYAMPETTAI VILLAGE AND PANCHAYAT, WALAJABAD TALUK & KANCHEEPURAM DISTRICT



RURAL PANCHAYAT				
LAYOUT APPROVAL NO: 40(R)/2018				
PLOT APPROVAL. NA.KA.NO: 3520/2020				
AREA STATEMENT DETAIL :-				
AS PER DOCUMENT		490.68 Sq.mt	5280.00 Sq.ft	
AS PER PATTA		490.68 Sq.mt	5280.00 Sq.ft	
SUPER IMPOSED PLOT AREA		490.68 Sq.mt	5280.00 Sq.ft	
AREA STATEMENT OF THE PROPOSED BUILDING DETAIL :-				
SL.NO	DESCRIPTION	COMMERCIAL NET FSI AREA. SQ.M	NON FSI DEDUCTION AREA. SQ.M	TOTAL BUILD-UP AREA.SQ.M
1.	GROUND FLOOR (Pro	92.90	-	92.90 (999.97 SFT)
2.	FIRST FLOOR (Pro)	92.90	-	92.90 (999.97 SFT)
3.	TOTAL AREA	185.80	-	185.80 (1999.95 SFT)
GROUND FLOOR AREA - 92.90 Sq.mt / 999.97 Sq.ft				
FIRST FLOOR AREA - 92.90 Sq.mt / 999.97 Sq.ft				
TOTAL BUILT UP/FSI AREA -185.80 Sq.mt /1999.95 Sq.ft				
COMPOUND WALL - [18.29+26.82+18.29+26.82] = 90.22 R.M				
FSI DETAILS		PARKING DETAILS		
F S I (Floor Space Index) :-		PARKING CATEGORY (COMMERCIAL):-		
F S I :- 185.80		FSI AREA : 185.48 Sqm		
490.68		Parking Description	Required	Provided
- FSI Area = 0.38		Car Parking Stalls	02 Nos	02 Nos
		Two Wheeler Parking Stalls Provided	02 Nos	02 Nos
SCHEDULE OF JOINERY				
TYPE	DESCRIPTION		SIZE	
R.S	ROLLING SHUTTER		1.83 x 2.10	
D	DOOR		0.90 x 2.10	
D1	DOOR - 1		0.75 x 2.10	
W	WINDOW		1.20 x 1.35	
V	VENTILATOR		1.00 x 0.60	
COLOUR REFERENCE :				
* EXISTING ROAD				
* SITE BOUNDARY				
* PROPOSED BUILDING				
FOUNDATION : COLUMN FOOTING OVER PCC AND SAND RC FOOTING OVER 150 THK PCC OVER 150 THK SAND				
SUPER STRUCTURE : BRICK WORKS IN CM 1:5 LINTELS, BEAMS AND SLABS IN RCC 1:2:4 PCC FLOORING FINISHED WITH MOSAIC TILES				
PLASTERING : INTERIOR WITH CM 1:4 EXTERIOR WITH CM1:5 CEILING WITH CM 1:3 3 COATS OF DISTEMPER FOR INNER WALLS BEST INDIAN TEAKWOOD				
ALL DIMENSIONS ARE IN METER				
APPLICANT SIGNATURE:-				
				
REGISTER ENGINEER SIGNATURE:-				
				
				

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.

