

PP

APPROVAL RECORD

Planning Permission

Mathur

Kancheepuram district, Tamil Nadu

APPROVAL TYPE
Building PlanISSUING AUTHORITY
Rural PanchayatPURPOSE
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 PROPOSED
CONSTRUCTION OF GROUND FLOOR
COMERICIAL (SHOP) BUILDING AT
AS PER PATTA SURVEY NOS. : 358A/1B,
359A/1, MATHUR VILLAGE AND
PANCHAYAT, SRIPERUMBUDUR
PANCHAYAT UNION, SRIPERUMBUDUR
TALUK KANCHIPURAM DISTRICT.

SPECIFICATION :-

1. SAND FILLING IN FOUNDATION AND BASEMENT
2. P.C.C 1:4:8 IN FOUNDATION AND BASEMENT AS LEVELING COURSE
3. R.C.C 1:2:4 COLUMN FOOTING WITH M30 CONCRETE
4. BRICK WORK IN 230 MM OUTER WALL, PARTITION CM 1:5 FOR BASEMENT, SUPER-STRUCTURE AND PARAPET WALL
5. R.C.C LINTELS ,BEAMS AND SLABS IN 1:2:4
6. WEATHERING COURSE IN BRICK JELLY LIME CONCRETE MORTAR WITH 2 COURSES OF PRESSED TILES LAID TO SLOPE
7. PLASTERING IN CM 1:4 : 8.
8. WINDOWS WITH UPVC DOUBLE GLAZING.

JOINERY DETAILS

TYPES	DESCRIPTION	SIZE
D	DOOR	1.00 X 2.10
D1	DOOR-1	0.91 X 2.10
D2	DOOR-2	0.76 X 2.10
W	WINDOW	1.83 X 1.50
V	VENTILATOR	0.75X 0.75
RS	ROLLING SHUTTER	4.90X 2.50

AREA STATEMENT - LAND

DESCRIPTION	AREA IN SQ.M	AREA IN ACRES
SITE AREA AS PER DOCUMENT	6158.00	1 acre 52 cents
SITE AREA AS PER PATTA	6020.00	1 acre 49 cents

AREA STATEMENT - PROPOSED BUILDING

SL.NO	BUILDING NAME	FSI IN Sq m	NON FSI IN Sq m	TOTAL AREA IN Sq m
1.	COMMERCIAL SHOP-A GROUND FLOOR TERRACE FLOOR(HR)	412.54	-	412.54 23.63 23.63
2.	COMMERCIAL SHOP -B GROUND FLOOR TERRACE FLOOR(HR)	282.96	-	282.96 23.63 23.63
3.	COMMERCIAL SHOP-C GROUND FLOOR TERRACE FLOOR(HR)	233.53	-	233.53 23.63 23.63
4.	STP - 1 AREA	-	9.43	9.43
5.	STP - 2 AREA	-	7.59	7.59
6.	STP - 3 AREA	-	6.44	6.44
7.	SUMP AREA	-	21.45	21.45
	TOTAL	929.03	115.54	1044.57

FLOOR SPACE INDEX (F.S.I) = $\frac{929.03}{6020.00} = 0.154$

PLOT COVERAGE = $\frac{929.03}{6020.00} \times 100 = 15.43\%$

PARKING DETAILS

PARKING DESCRIPTION	REQUIRED	PROVIDED
CAR PARKING	14 NOS	15 NOS
TWO WHEELER PARKING	14 NOS	15 NOS

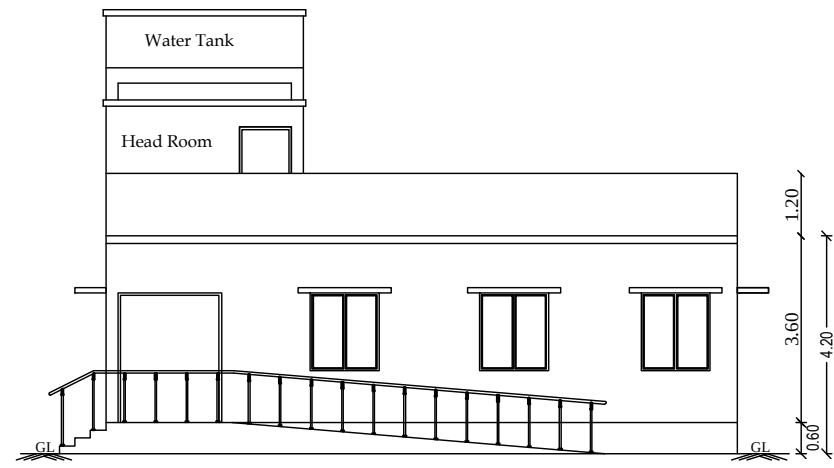
COLOUR REFERENCE

BOUNDARY ☐

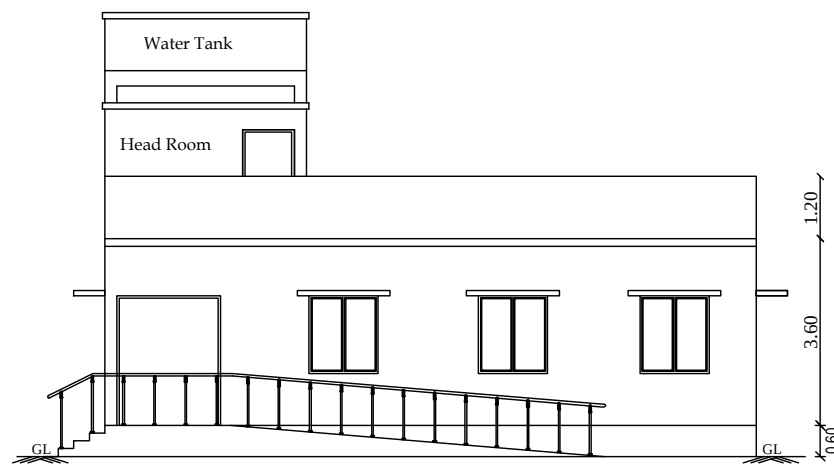
PROPOSED BUILDING ☐

ROAD ☐

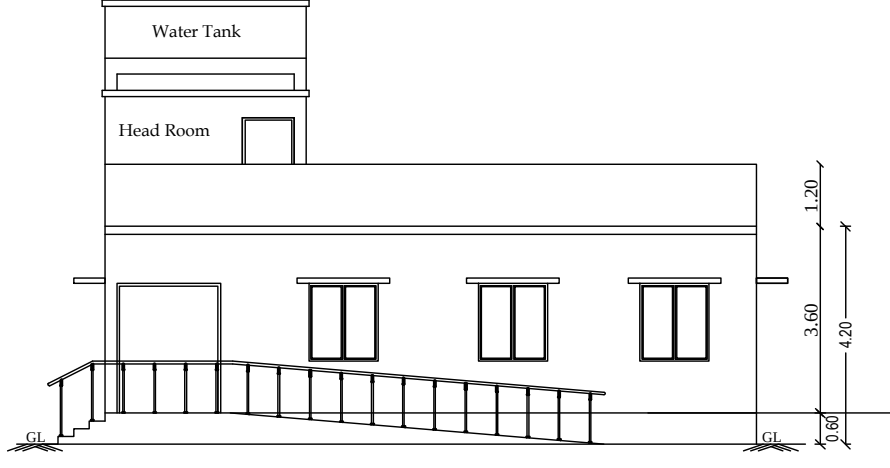
SCALE 1:100 Drawing Draw in Meter



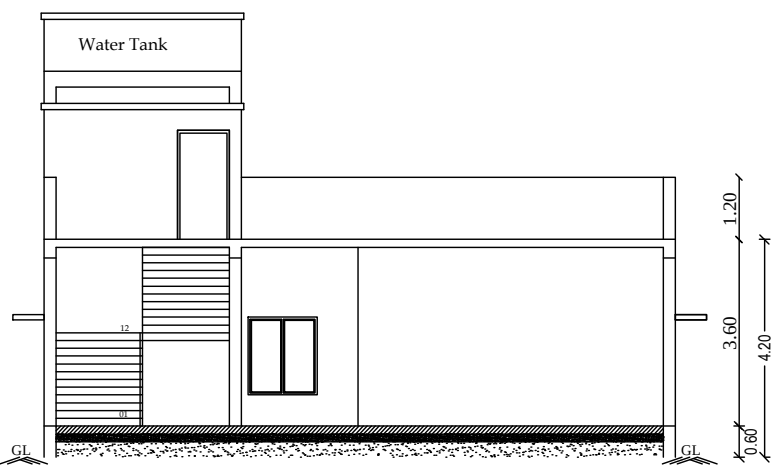
ELEVATION



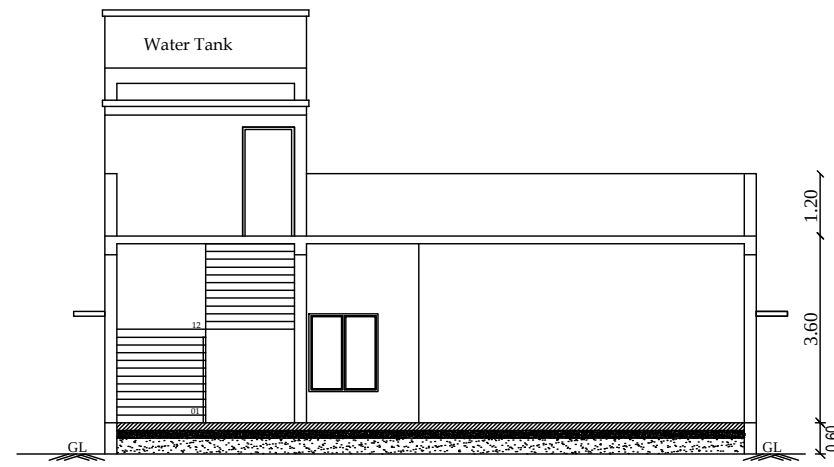
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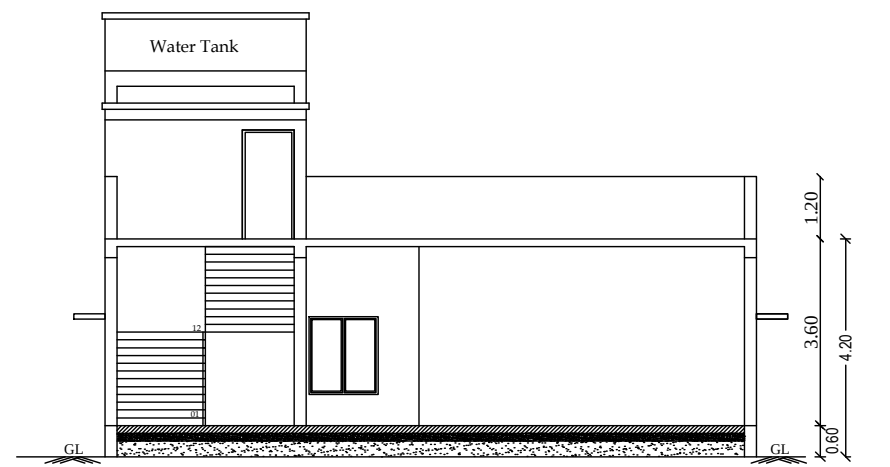
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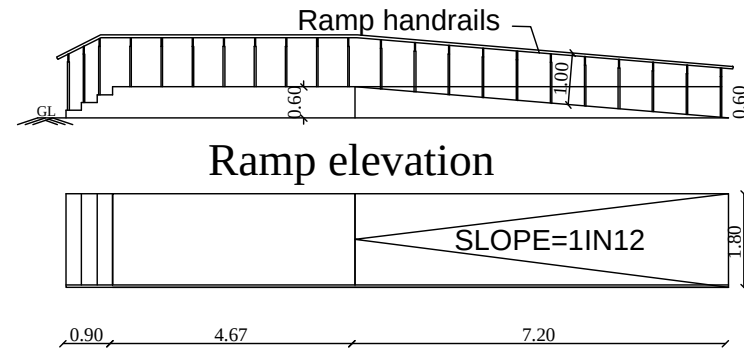
SECTION A-A



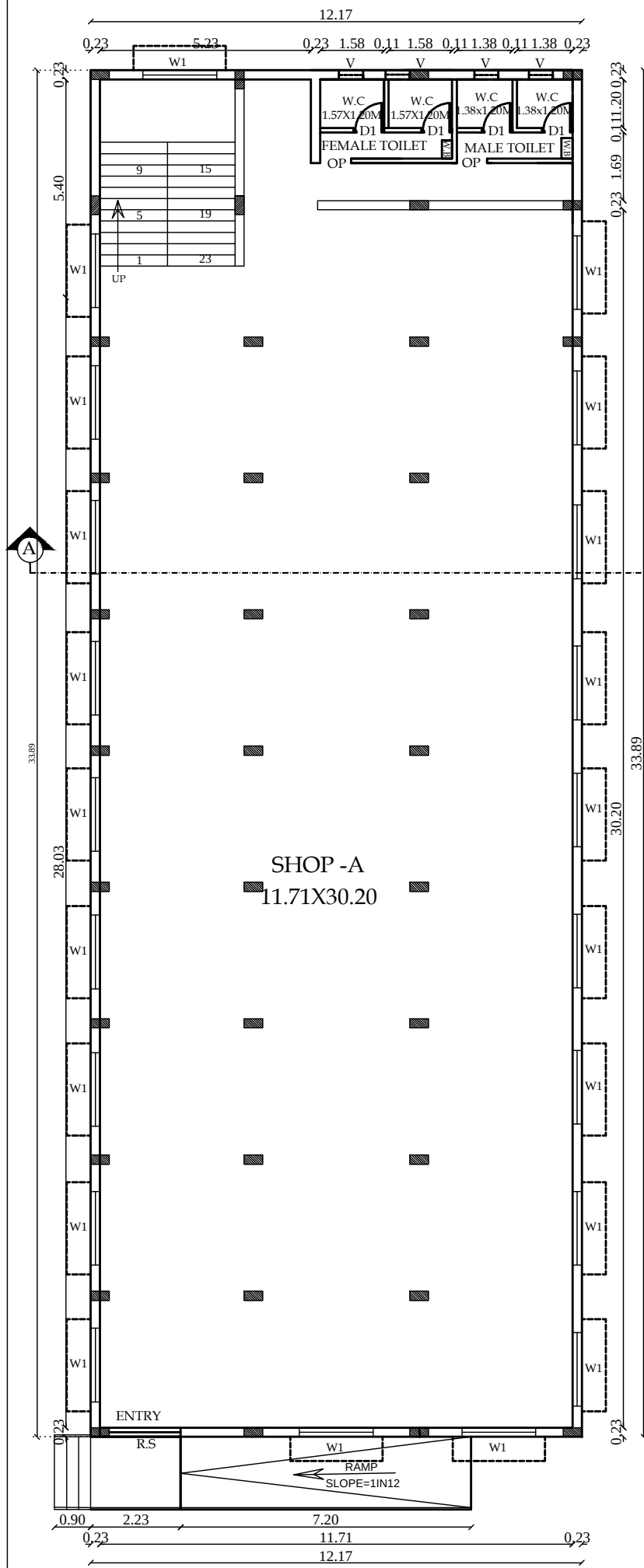
SECTION B-B



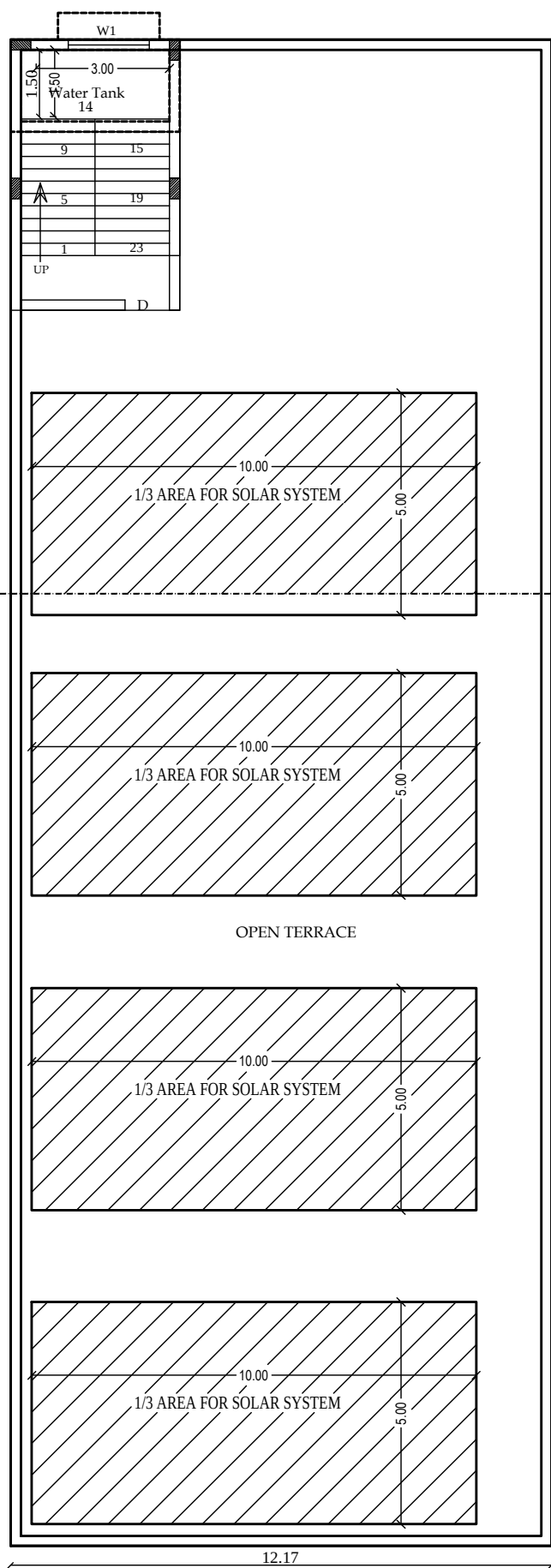
SECTION C-C



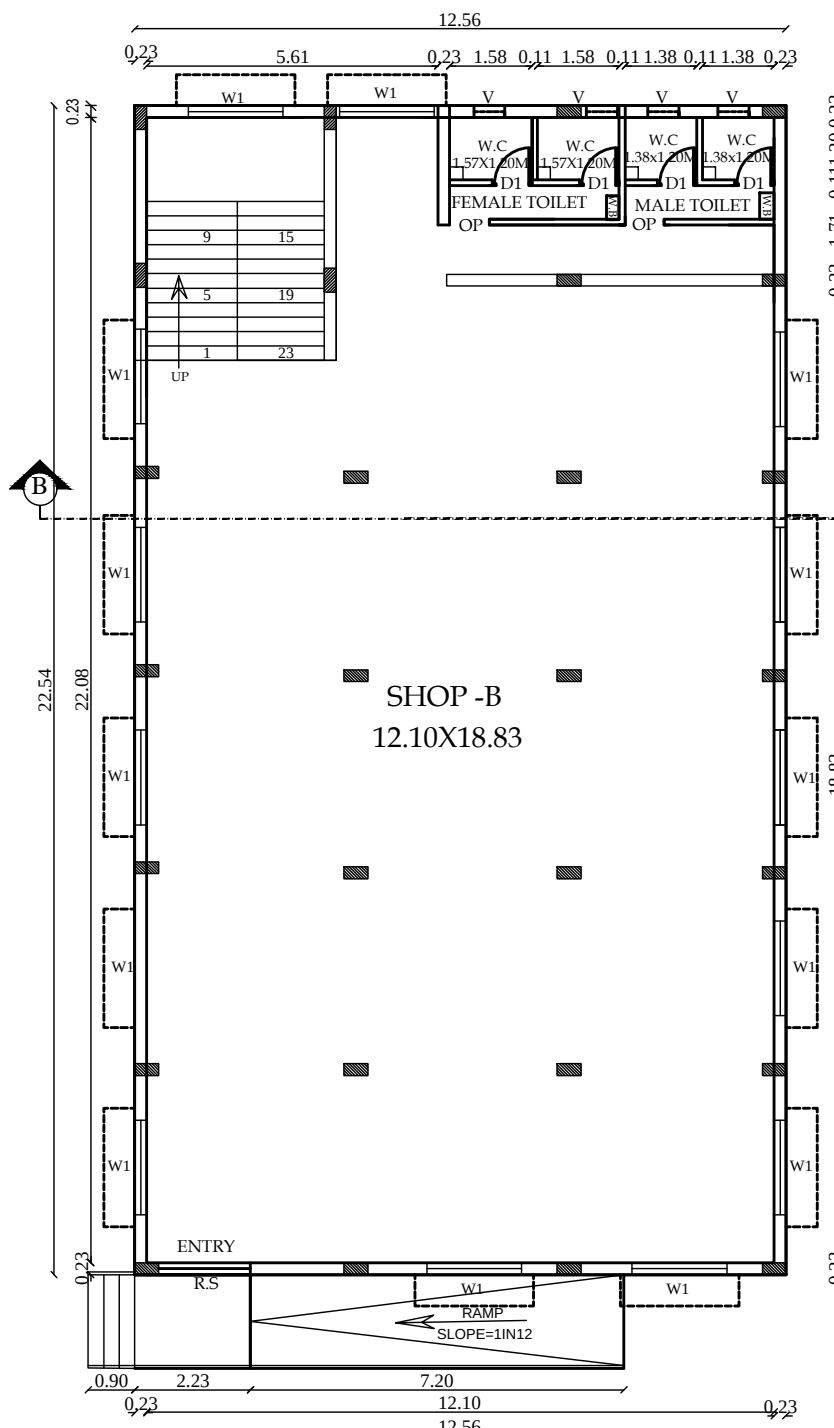
Ramp plan



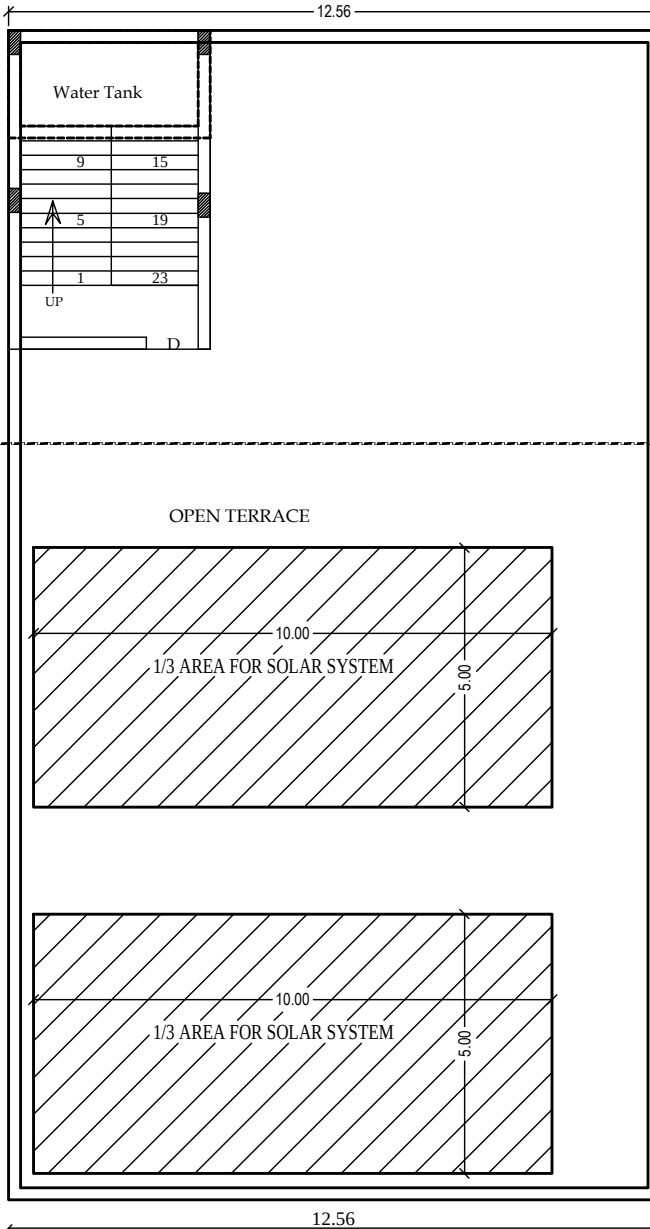
SHOP -A GROUND FLOOR PLAN



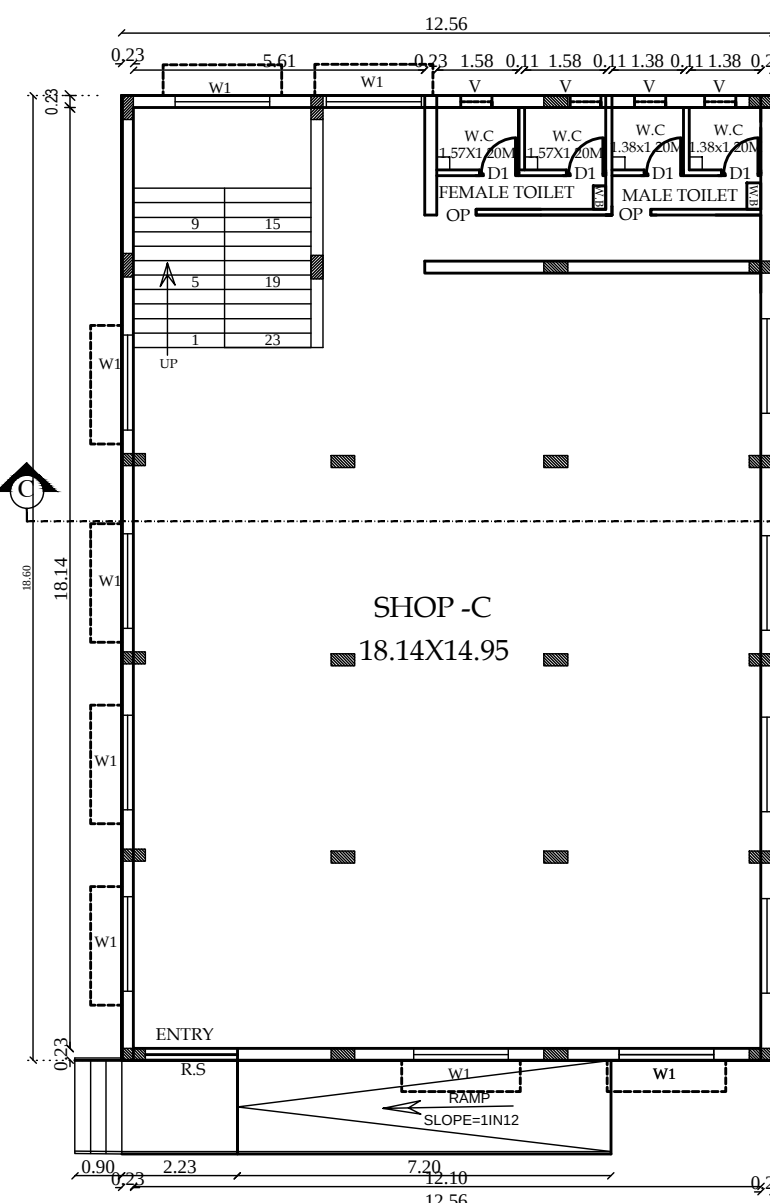
SHOP -A TERRACE FLOOR PLAN



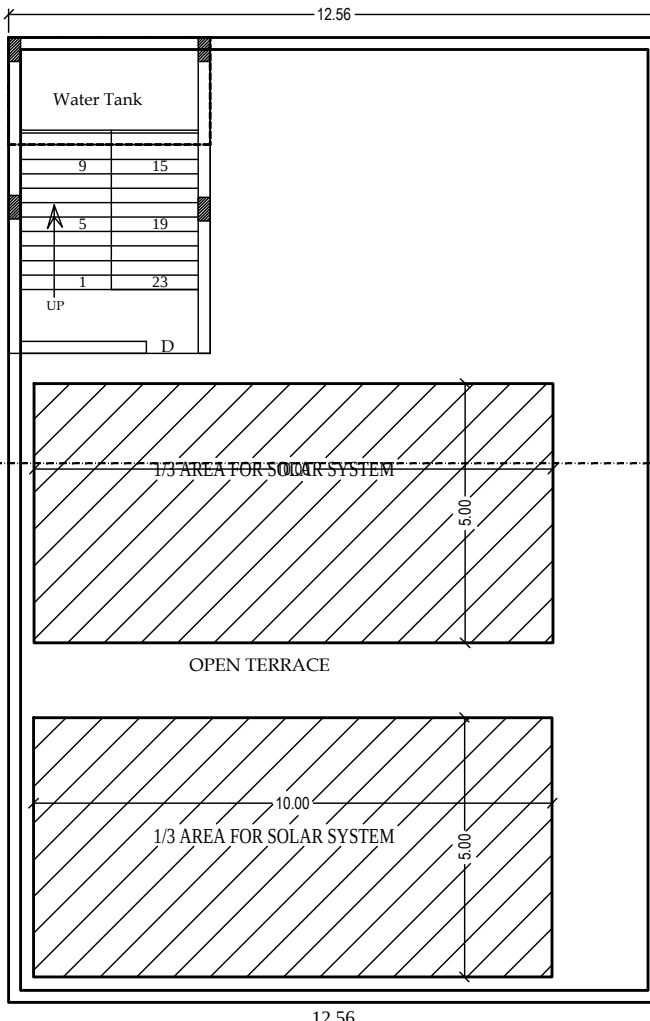
SHOP -B GROUND FLOOR PLAN



SHOP -B TERRACE FLOOR PLAN



SHOP -C GROUND FLOOR PLAN



SHOP -C TERRACE FLOOR PLAN

OWNER SIGNATURE



rs Pvt Ltd

id Signatory

REGISTERED STRUCTURAL ENGINEER

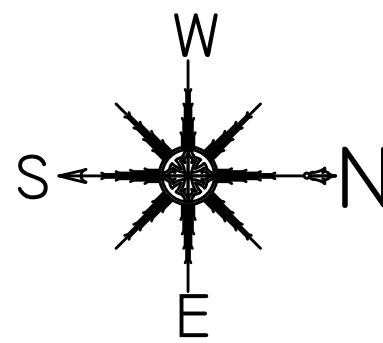
L.CHANDRASEKAR, M.Tech (Stru. Engg.)
Registered Structural Engineer Grade-I
DTCP
Reg.No:VLR/Gr-I/2022/05/005

ARCHITECT / REGISTERED ENGINEER

P. BHARATHI
Architect - COA No.2020/122460
7/42A, Sriram Nagar, Puthagaram,
Kolathur, Chennai - 600099.

REGISTERED CONSTRUCTION ENGINEER

Er. S.RAVIPRASAD, B.E.,
SRI SAKTHI CONSTRUCTION
Registered Construction Engineer (RCE)
Reg.No.RCE/004/2021
No.1, Meenakshi Complex, Muthu Pillaiyar Kovil St
Uthiramerur- 603 406, Mob : 7010896100
Email : raviprasadcvl@gmail.com



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COLOUR REFERENCE

BOUNDARY ☐
ROAD ☐
PROPOSED BUILDING ☐

SCALE 1:100 Drawing Draw in Meter

By Manner Urbanfield Creators Pvt Ltd
Authorized Signatory

OWNER / OCCUPIER

L.CHANDRASEKAR,M.Tech(Stru. Engg.)
Registered Structural Engineer Grade-I
DTCP
Reg.No:VLR/Gr-1/2022/05/005

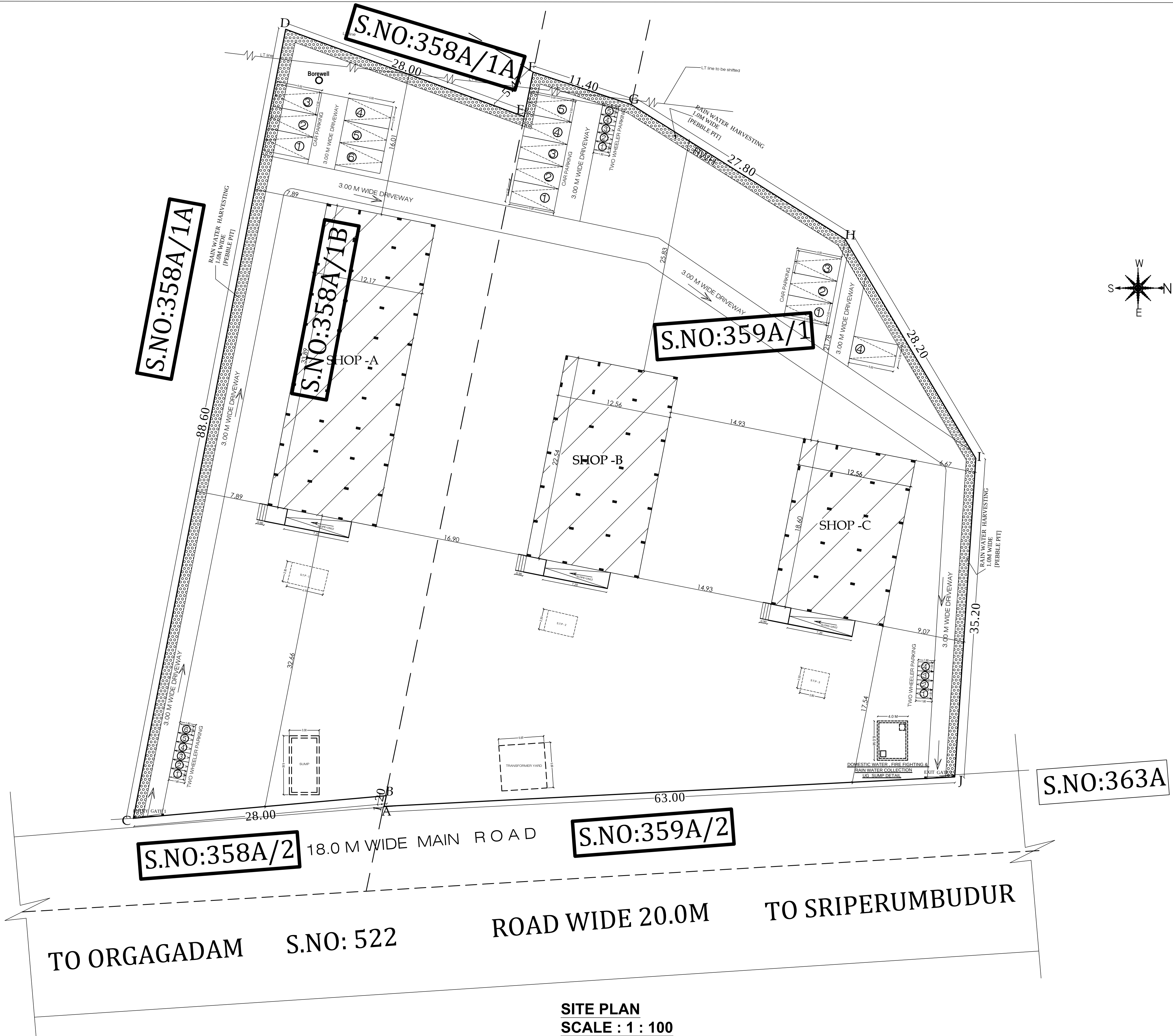
REGISTERED STRUCTURAL ENGINEER

P. BHARATHI
Architect - COA No.2020/122460
7142A, Sriiram Nagar, Puthagaram,
Kolathur, Chennai - 600099.

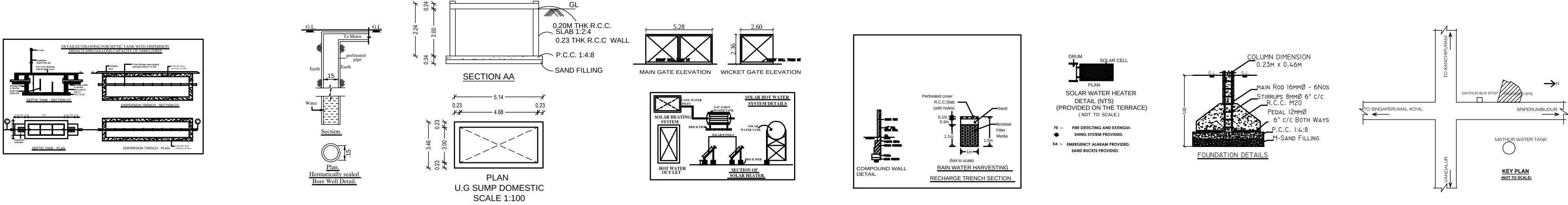
ARCHITECT / REGISTERED ENGINEER

Er. S.RAVIPRASAD, B.E.,
SRI SAKTHI CONSTRUCTION
Registered Construction Engineer (RCE)
Reg.No:RCE/004/2021
No.1, Meenakshi Complex, Muthu Pillayar Kovil St
Uthiramerur - 603 406, Mob : 7010896100
Email : raviprasadcvlg@gmail.com

REGISTERED CONSTRUCTION ENGINEER



SITE PLAN
SCALE : 1 : 100



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

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



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.

