

PP

APPROVAL RECORD

Planning Permission

Kancheepuram

Kancheepuram district, Tamil Nadu

APPROVAL TYPE

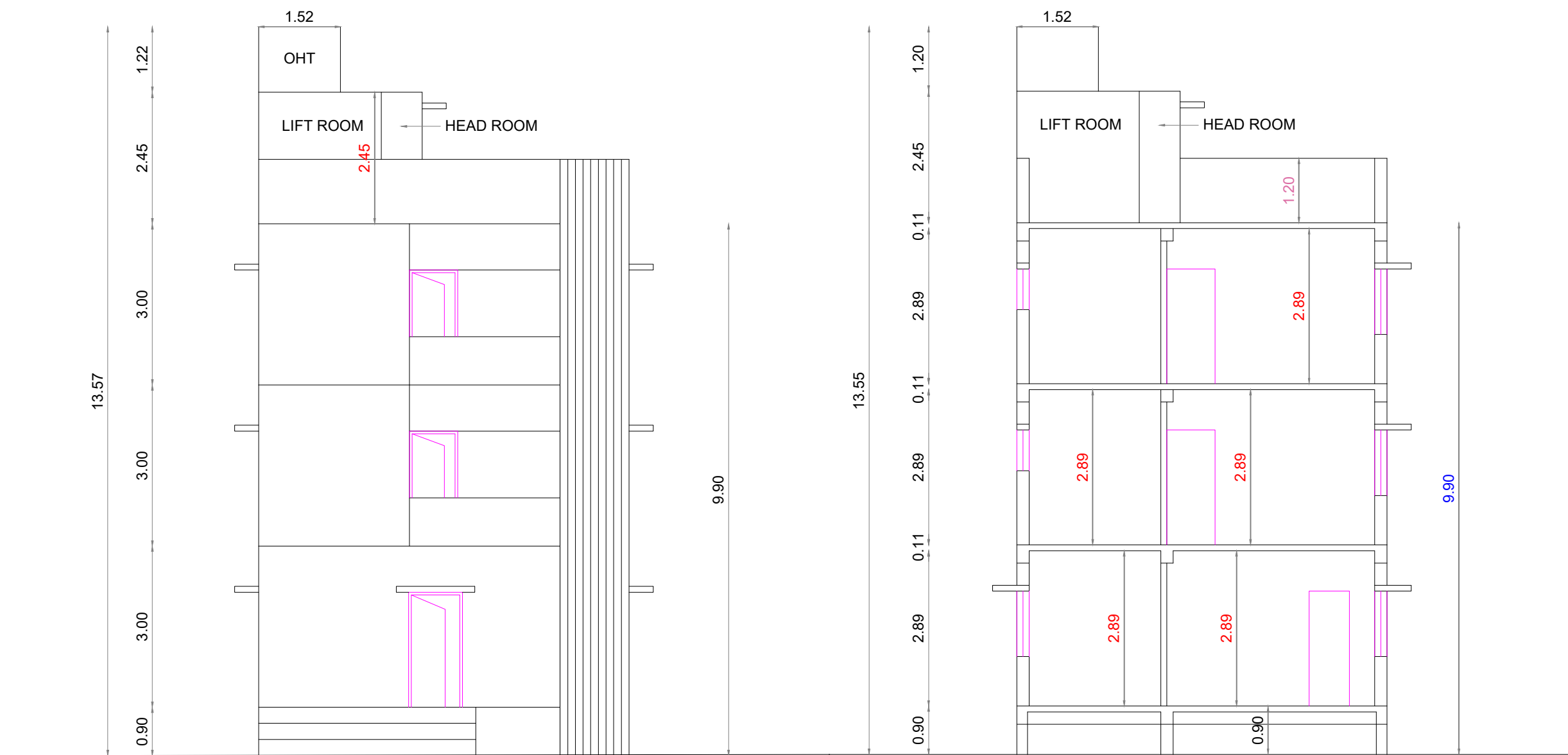
Building Plan

ISSUING AUTHORITY

Rural Panchayat

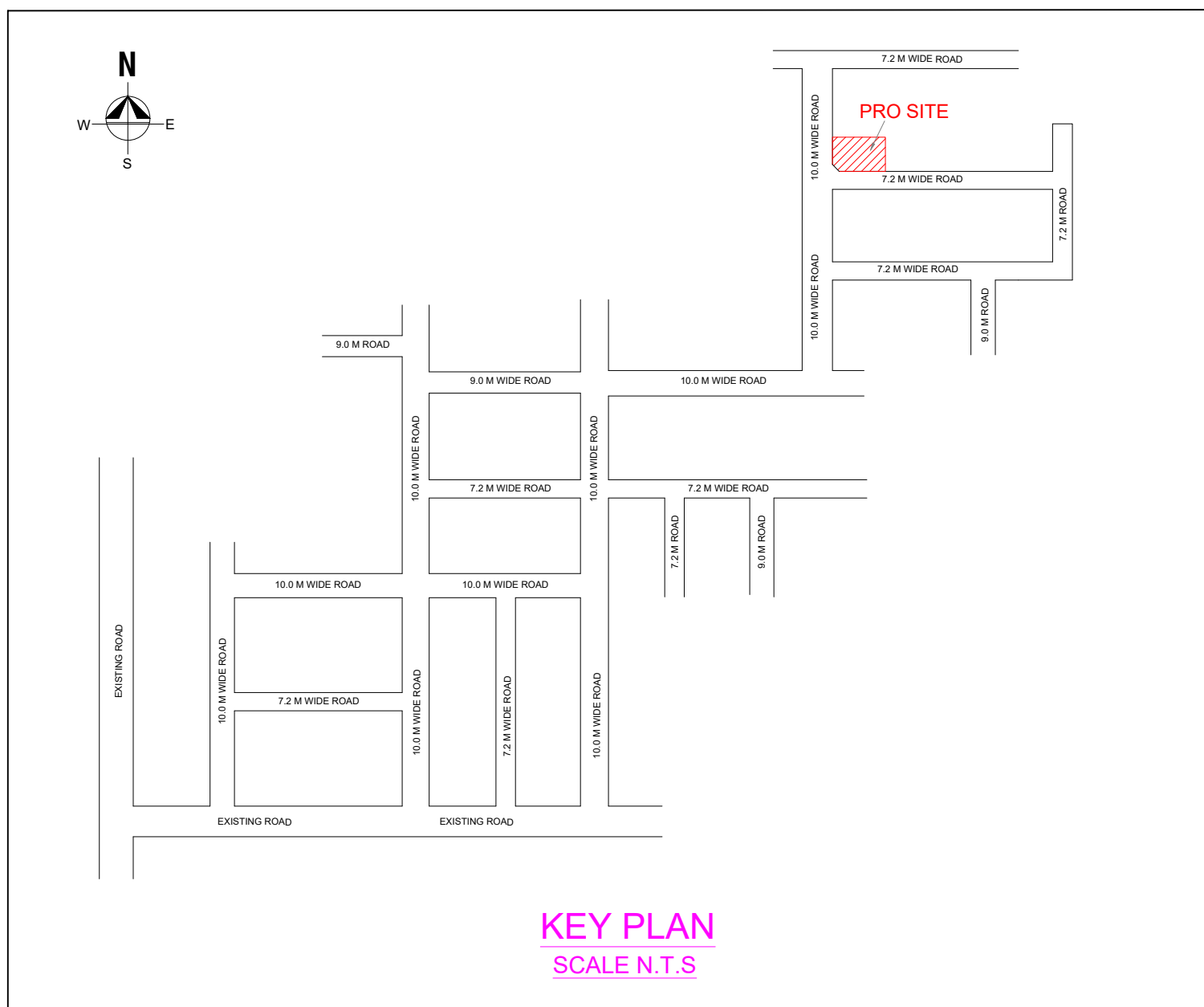
The approval as the planning authority issued it, reproduced in full behind this page.

An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

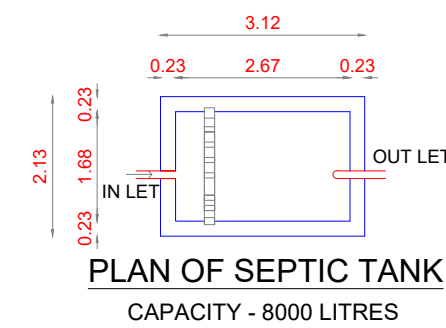


ELEVATION

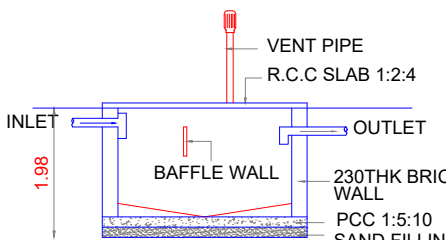
SECTION ON A-A



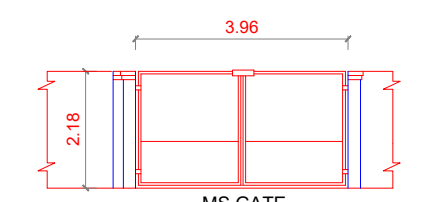
KEY PLAN
SCALE N.T.S



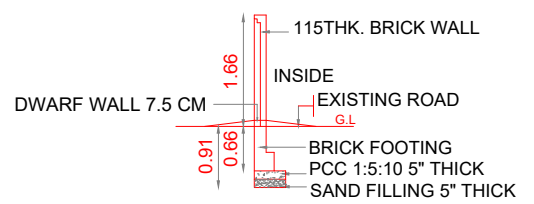
PLAN OF SEPTIC TANK
CAPACITY - 8000 LITRES



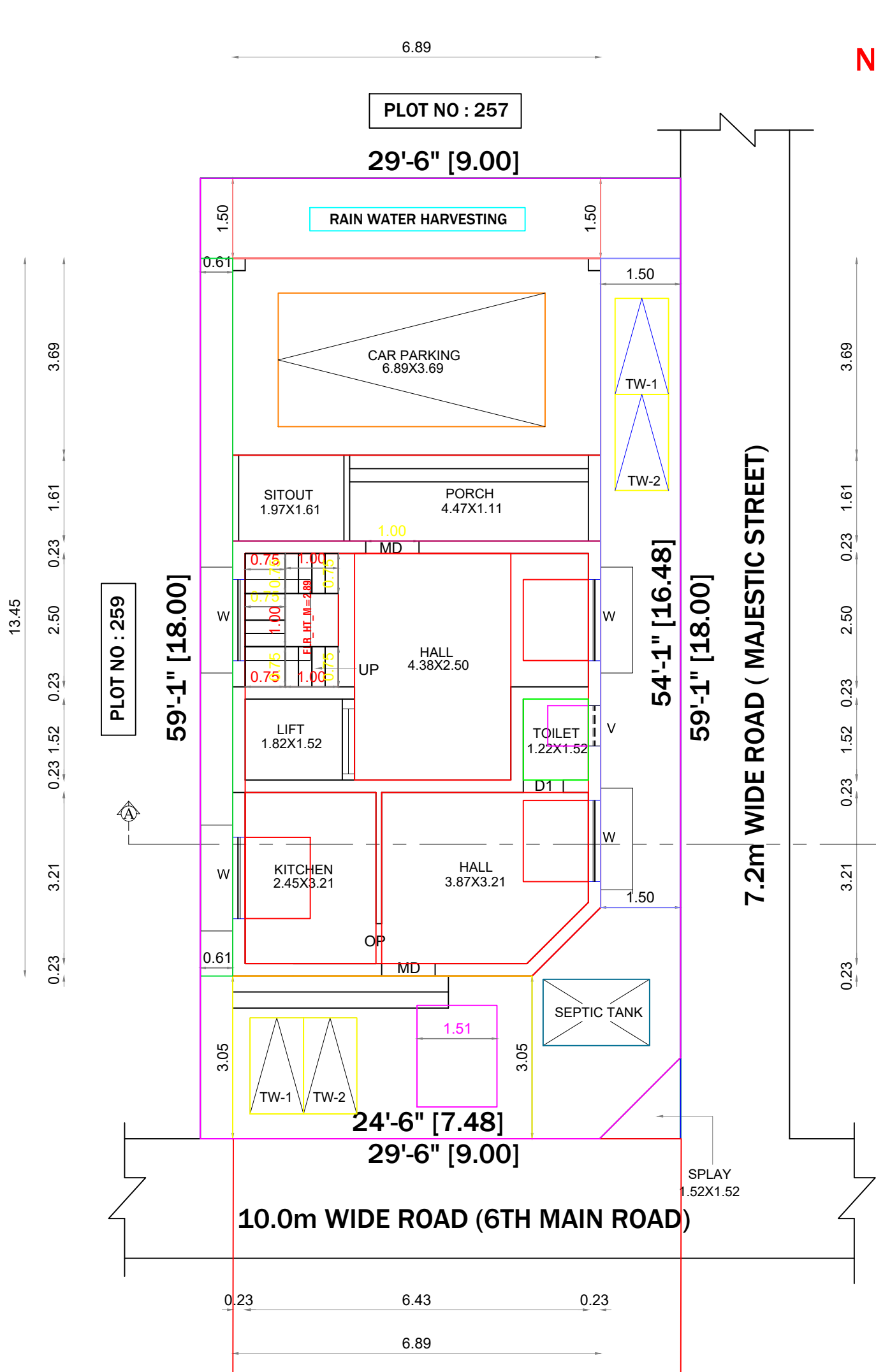
SECTION OF SEPTIC TANK



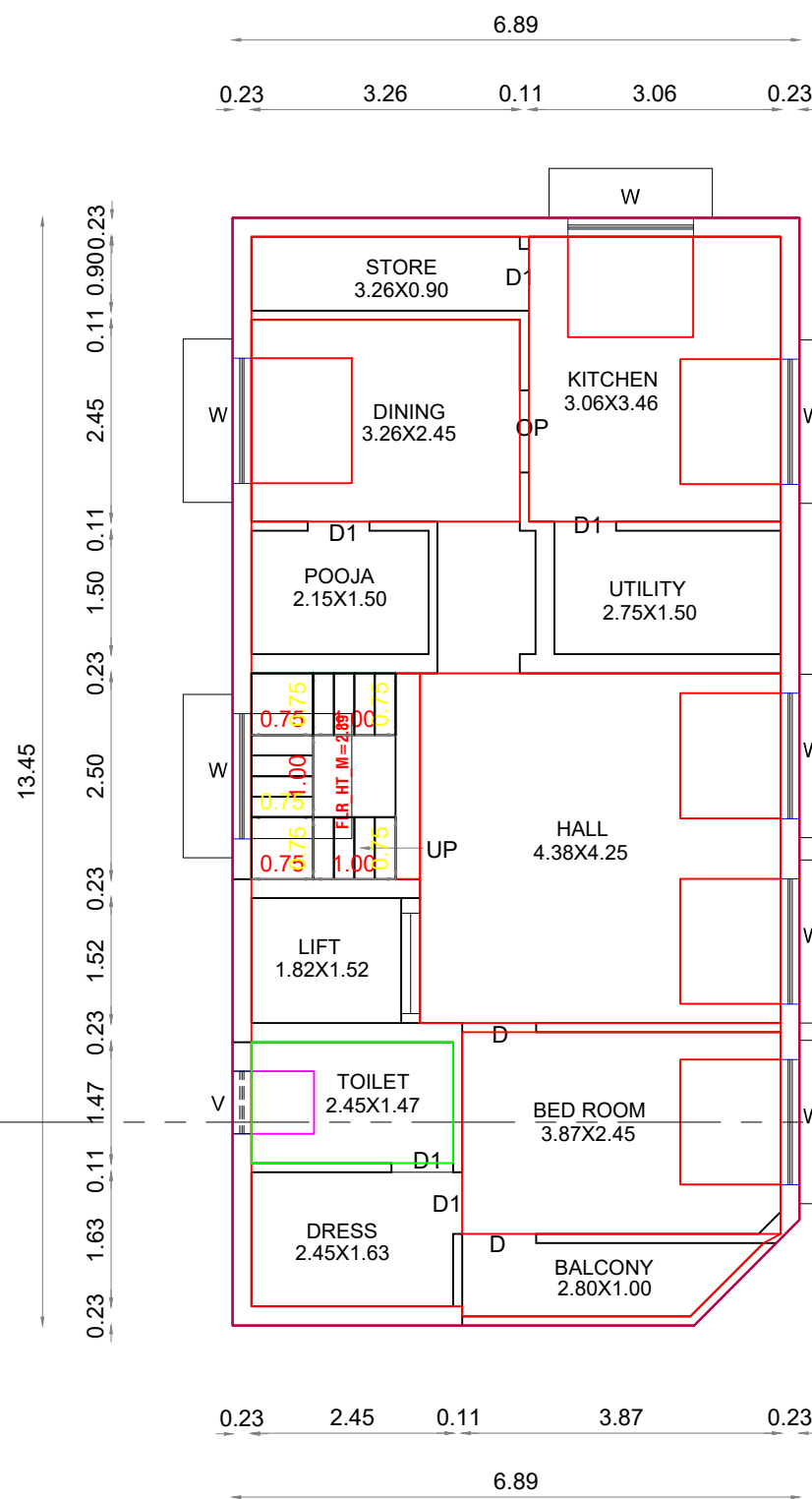
ELEVATION OF COMPOUND WALL



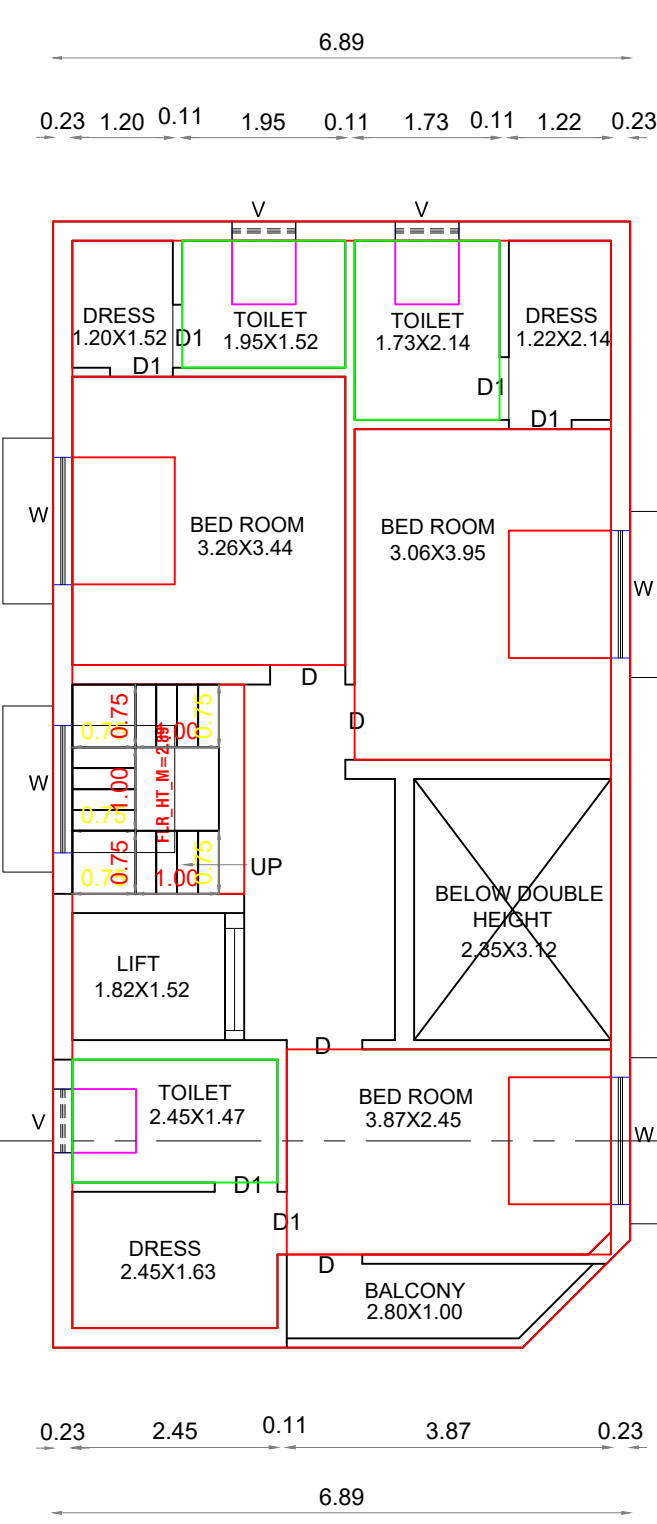
SECTION OF COMPOUND WALL



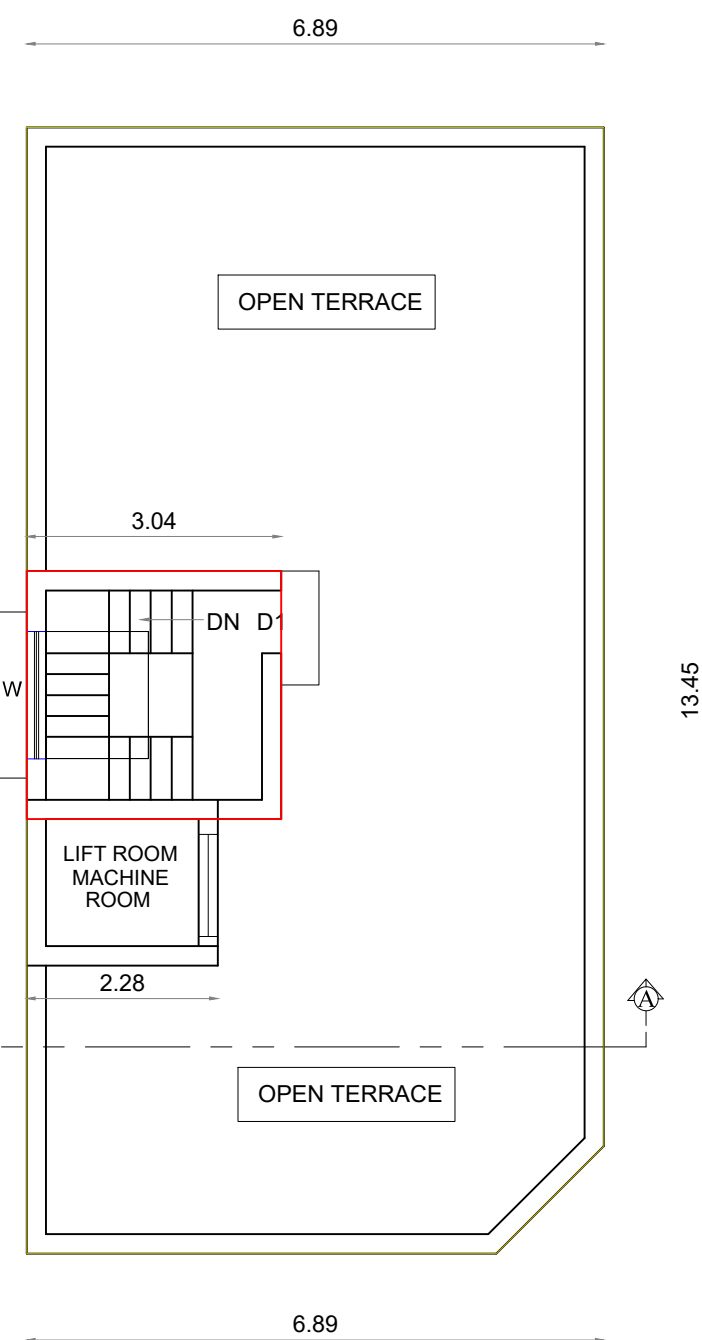
GROUND FLOOR PLAN



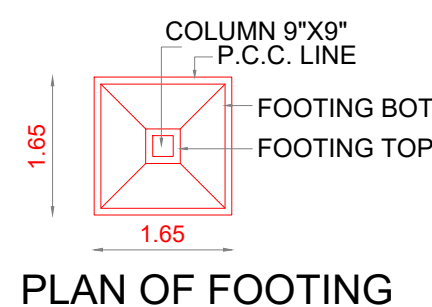
FIRST FLOOR PLAN



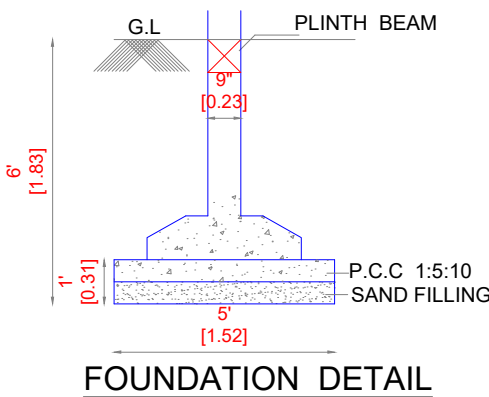
SECOND FLOOR PLAN



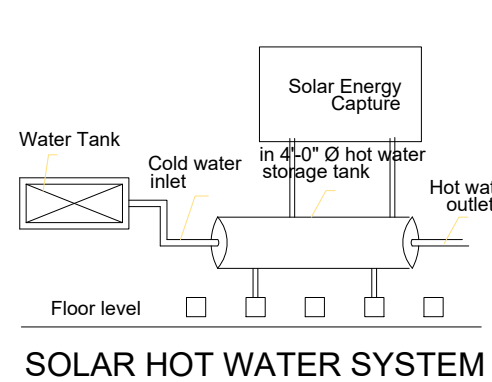
TERRACE FLOOR PLAN



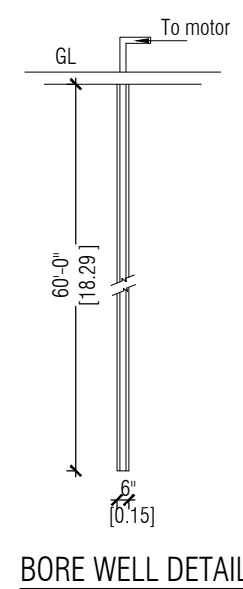
PLAN OF FOOTING



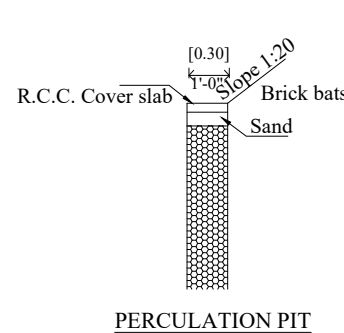
FOUNDATION DETAIL



SOLAR HOT WATER SYSTEM



BORE WELL DETAIL



PERCOLATION PIT

NOTE :-
LAYOUT APPROVED BY CMDA VIDE
PPD/LO NO: 70/2024 , Lr NO: L1/0240/2023
Dated: 05/04/2024.

PLAN SHOWING THE PROPOSED
CONSTRUCTION GROUND, FIRST & SECOND
FLOOR RESIDENTIAL BUILDING WITH
TWO DWELLING UNITS AT
PLOT NO: 258, VGN GRANDEUR ,
IN OLD S.NO: 39/1 & 39/1A1A1 ,
IN PATTA S.NO: 39/1A1A2,
PATTA NO: 4192 OF
KOLUTHUVANCHERRY VILLAGE ,
KUNDRATHUR TALUK ,
KANCHEEPURAM DISTRICT ,
KUNDRATHUR PANCHAYAT UNION.

SPECIFICATIONS:

- * R.C.C FOUNDATION IN C.M 1:5 OVER 6" THICK P.C.C 1:5:10 OVER 6" THICK SAND FILLING.
- * BASEMENT WITH BRICK WORK IN C.M 1:5 OVER 6" THICK R.C.C TIE BEAM 1:2:4.
- * TILES FLOORING OVER 4" THICK P.C.C 1:5:10 6" THICK SAND FILLING.
- * 9" THICK BRICK WALL IN C.M 1:3.
- * R.C.C ROOF SLAB 1:2:4 MIX 41/2" THICK.

JOINERIES

MAIN DOOR	MD	3'.3" x 7'.0" (1.00 x 2.13)
DOOR	D	3'.0" x 7'.0" (0.91 x 2.13)
DOOR	D1	2'.6" x 7'.0" (0.76 x 2.13)
WINDOW	W	4'.0" x 4'.0" (1.22 x 1.22)
KITCHEN WINDOW	KW	4'.0" x 3'.0" (1.22 x 0.90)
WINDOW	W2	3'.0" x 4'.0" (0.90 x 1.22)
VENTILATOR	V	2'.6" x 2'.6" (0.76 x 0.76)

AREA STATEMENT	SQ.FT	SQ.M
PLOT AREA DOCUMENT	1731.00	160.87
PLOT AREA AS PER PATTA	1721.60	160.00
PLOT AREA AS PER SITE	1730.63	160.84
GROUND FLOOR	714.67	66.42
FIRST FLOOR	988.19	91.84
SECOND FLOOR	988.19	91.84
TOTAL FSI AREA	2691.05	250.10
PARKING AREA (NON FSI)	273.51	25.42
HEAD ROOM (NON FSI)	96.73	8.99
LIFT ROOM (NON FSI)	48.52	4.51
PLOT COVERAGE - 57.39 %	SCALE 1" = 8'0" / 1:100	
F.S.I - 1.56		

COLOUR INDEX

PROPOSED		ROAD	
SITE BOUNDARY			

[Signature]
S. Balman
OWNER SIGNATURE

[Signature]
Er.P.BALAMURUGAN B.Tech
REGISTERED ENGINEER GRADE-III
REG NO: 0616 2020
GREATER CHENNAI CORPORATION
DHAKSHAN PLANNERS
No.40, PILLAIYAR KOIL STREET, MANANCHERRI
KUNDRATHUR, CHENNAI-600 069.
Cell. 98843 55069, 72000 68482
Email : dhakshanplanners2022@gmail.com

REGISTERED ENGINEER

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.

