

PP

APPROVAL RECORD

Planning Permission

Kancheepuram district, Tamil Nadu

APPROVAL TYPE

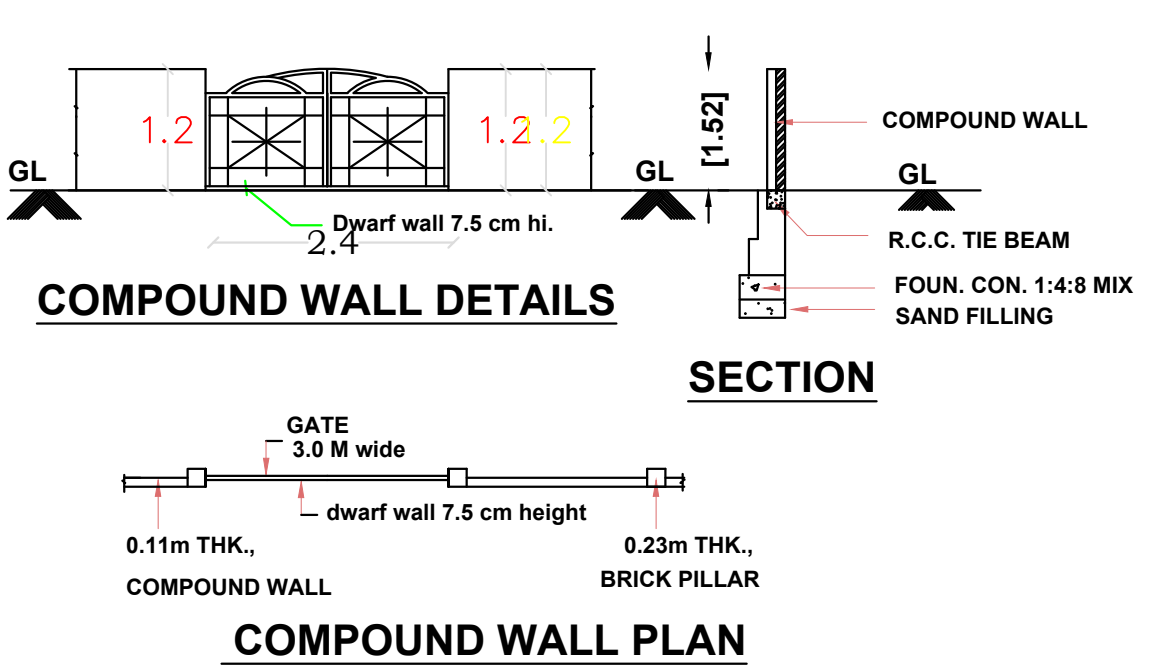
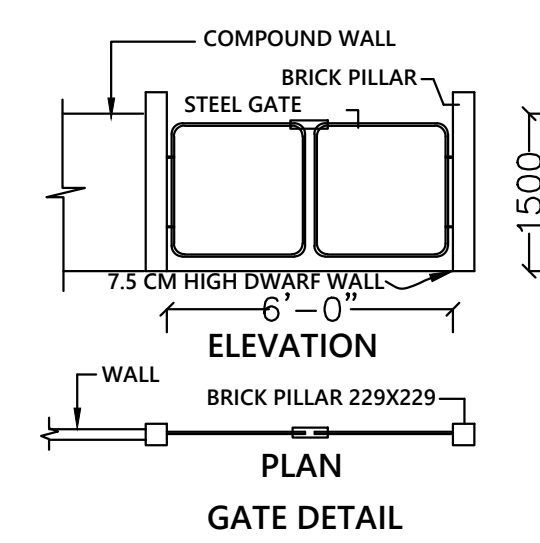
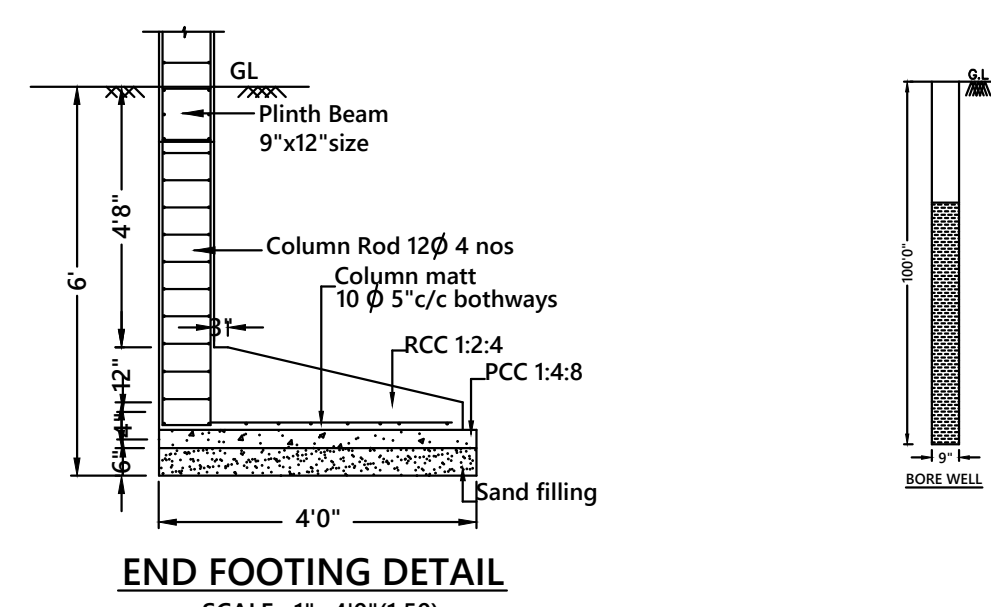
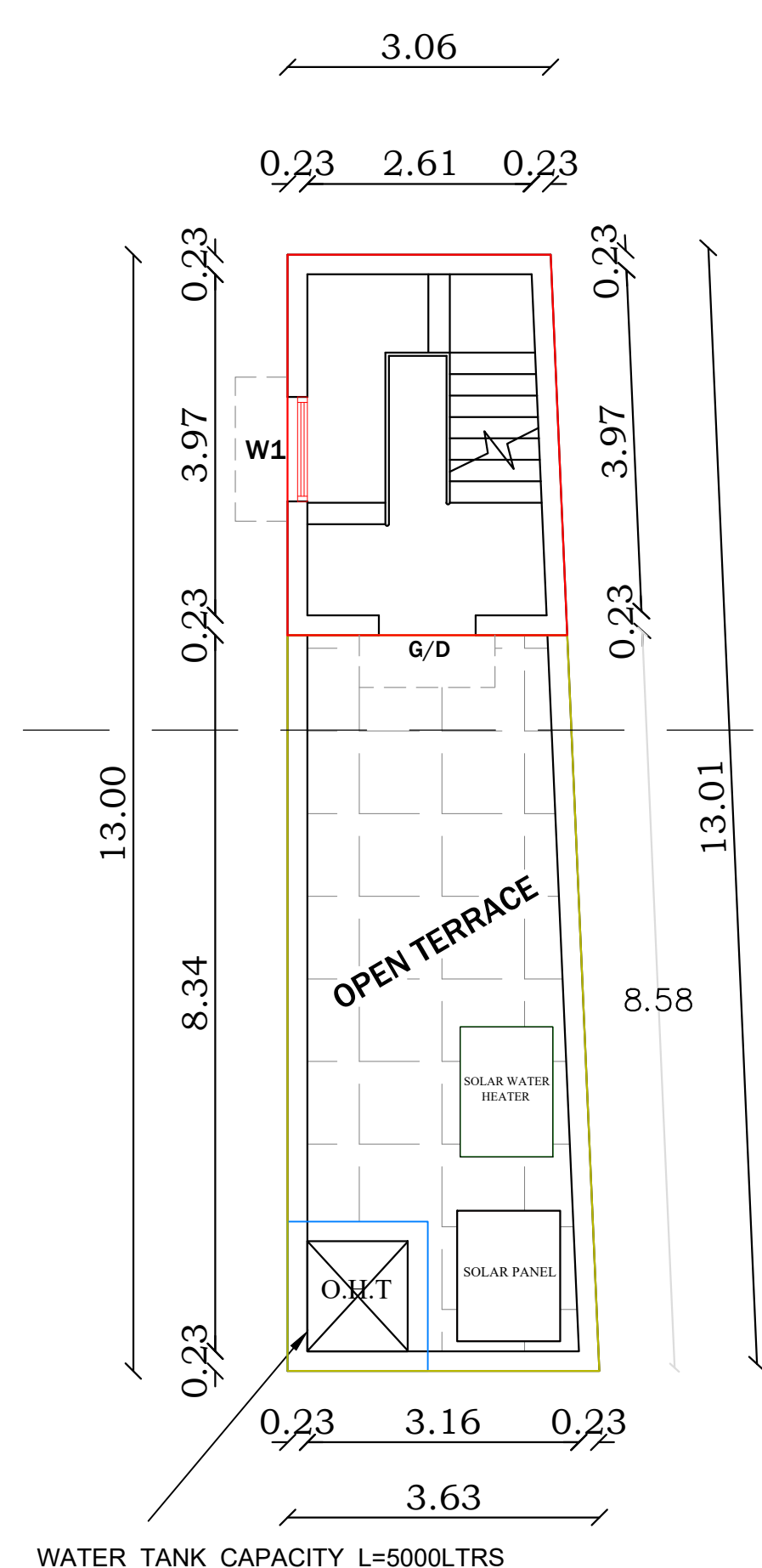
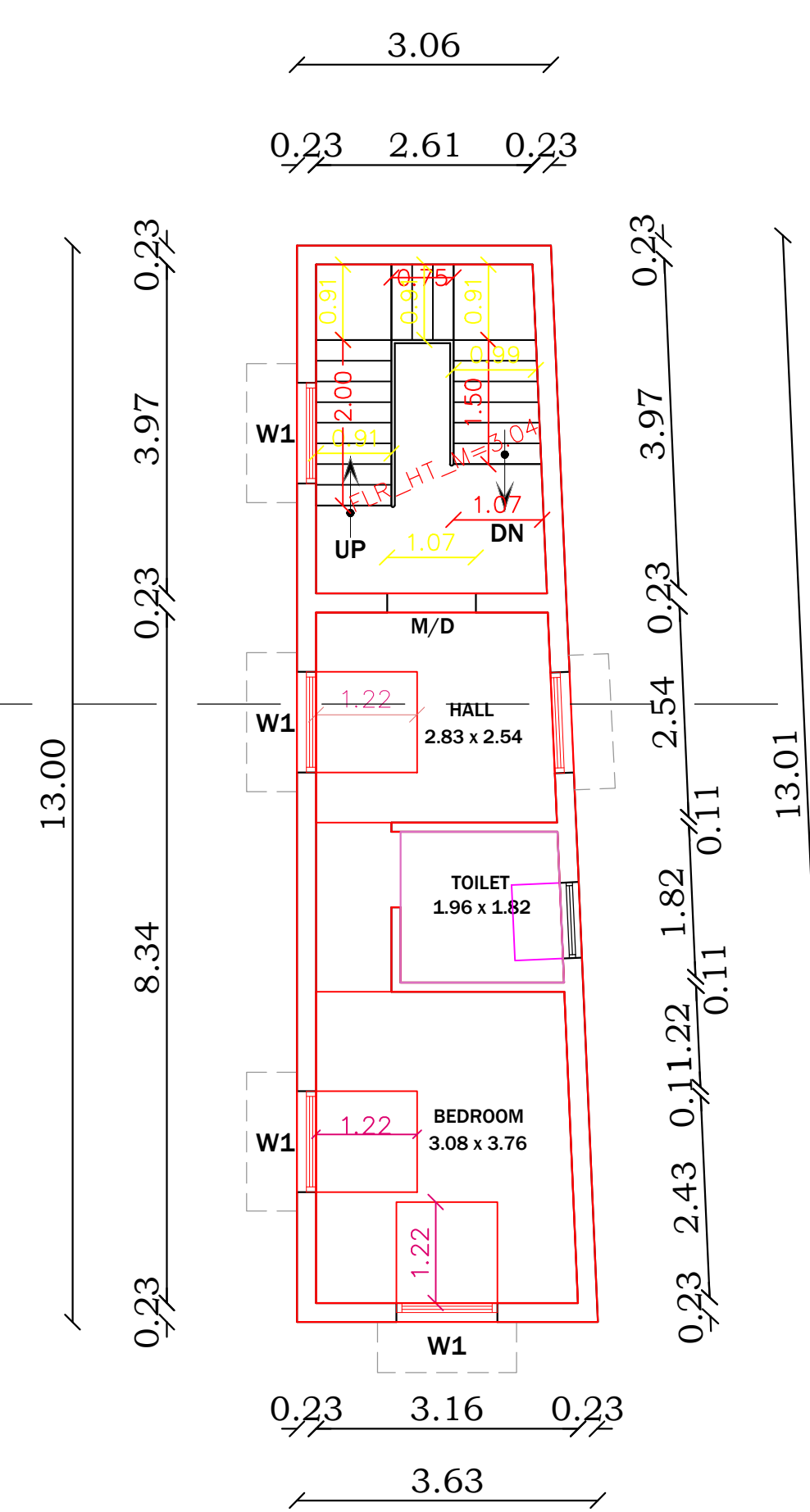
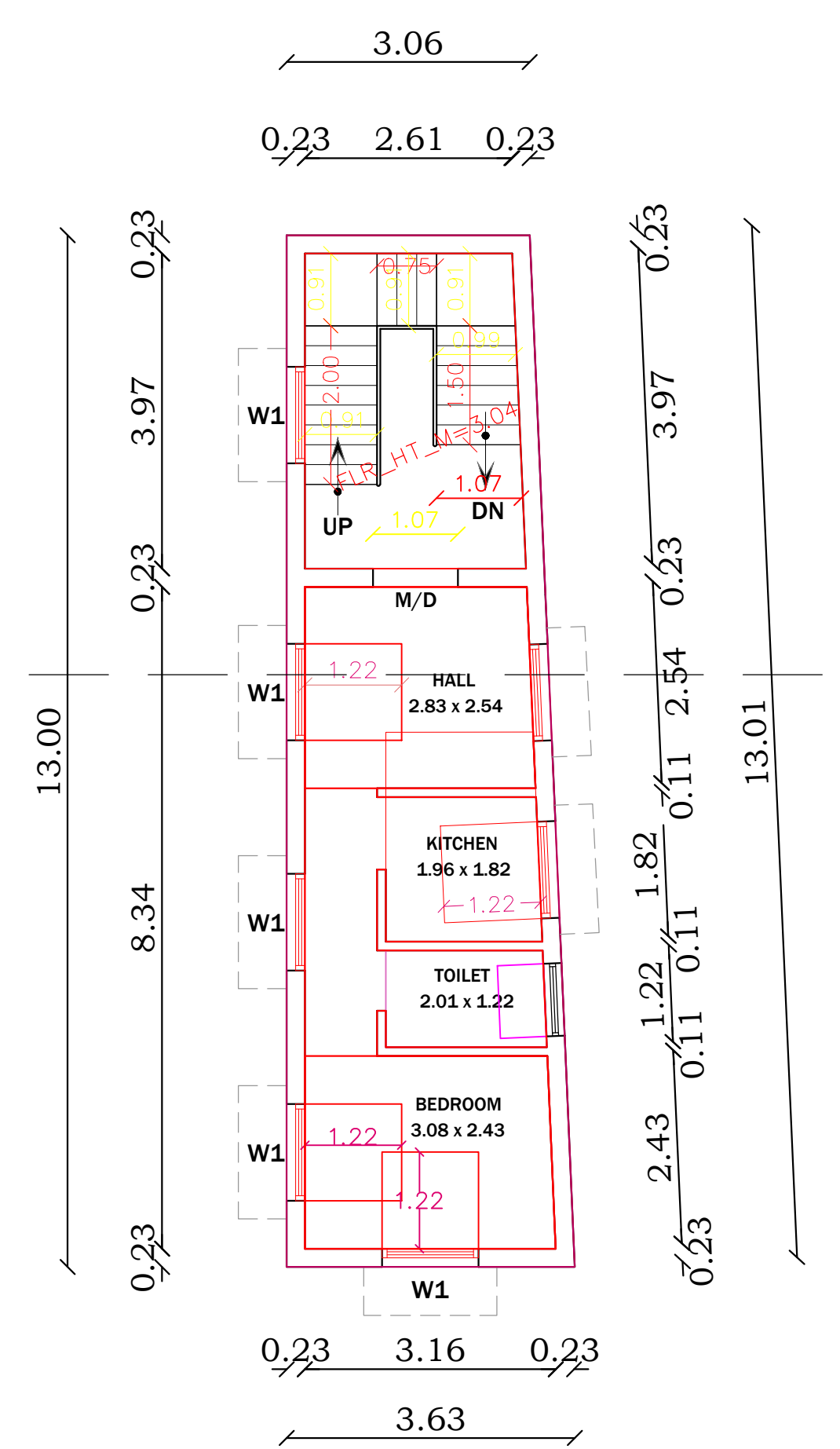
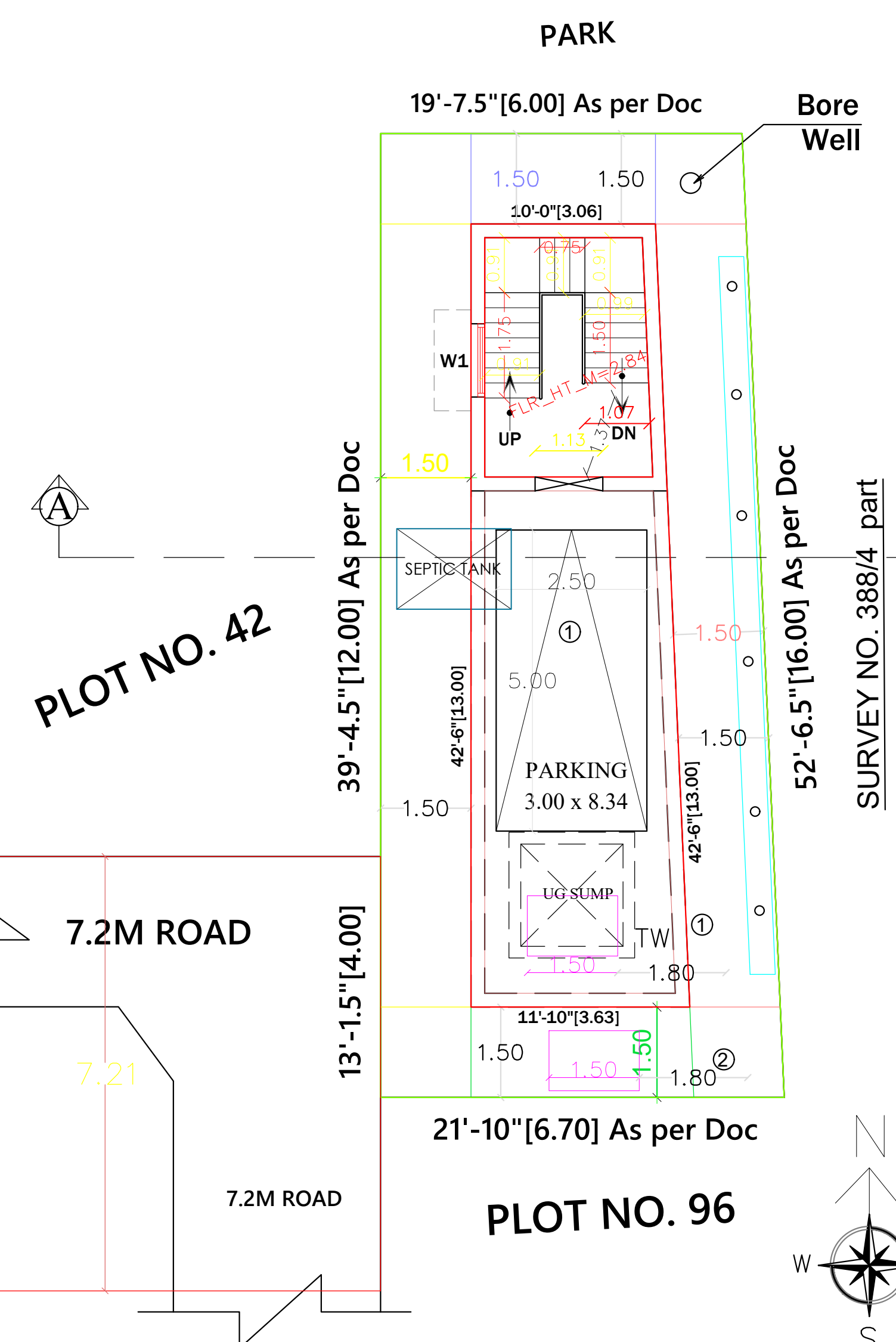
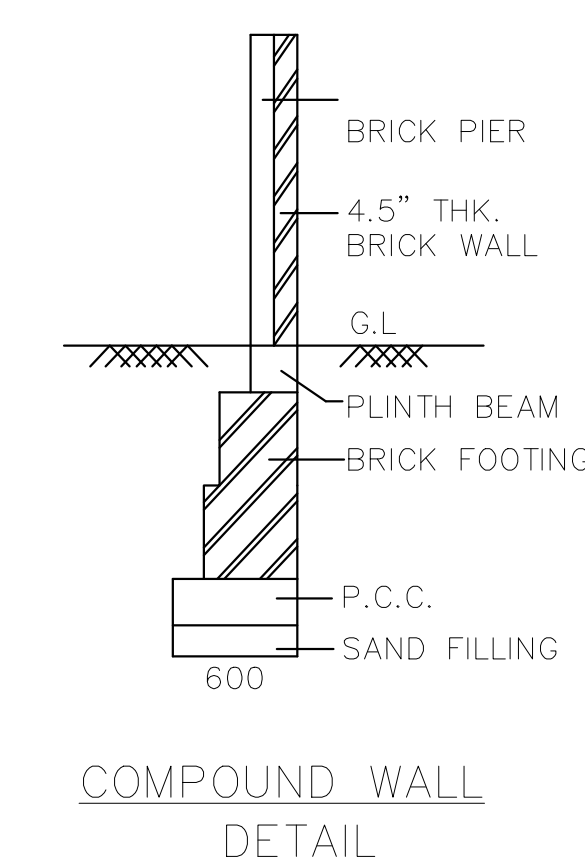
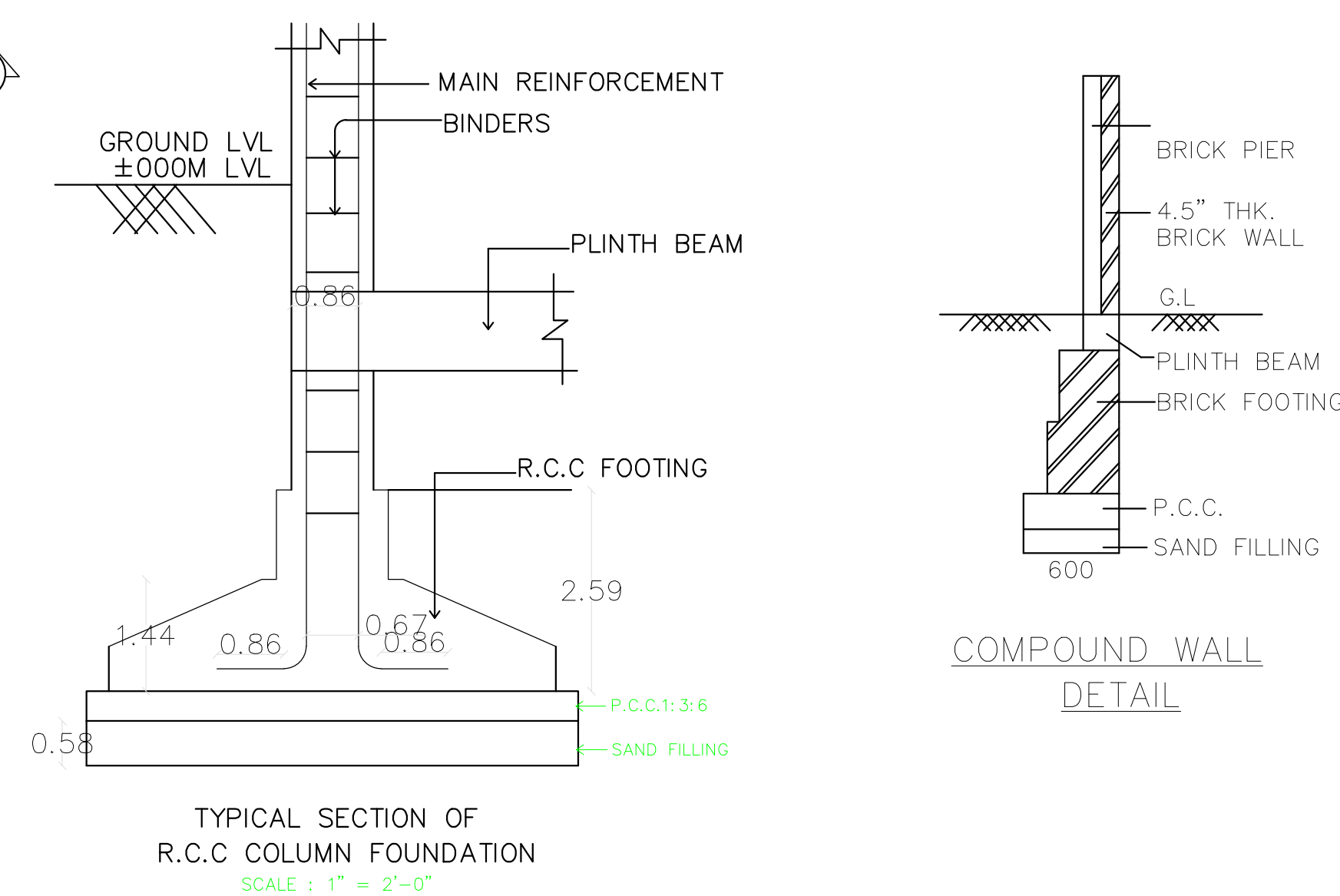
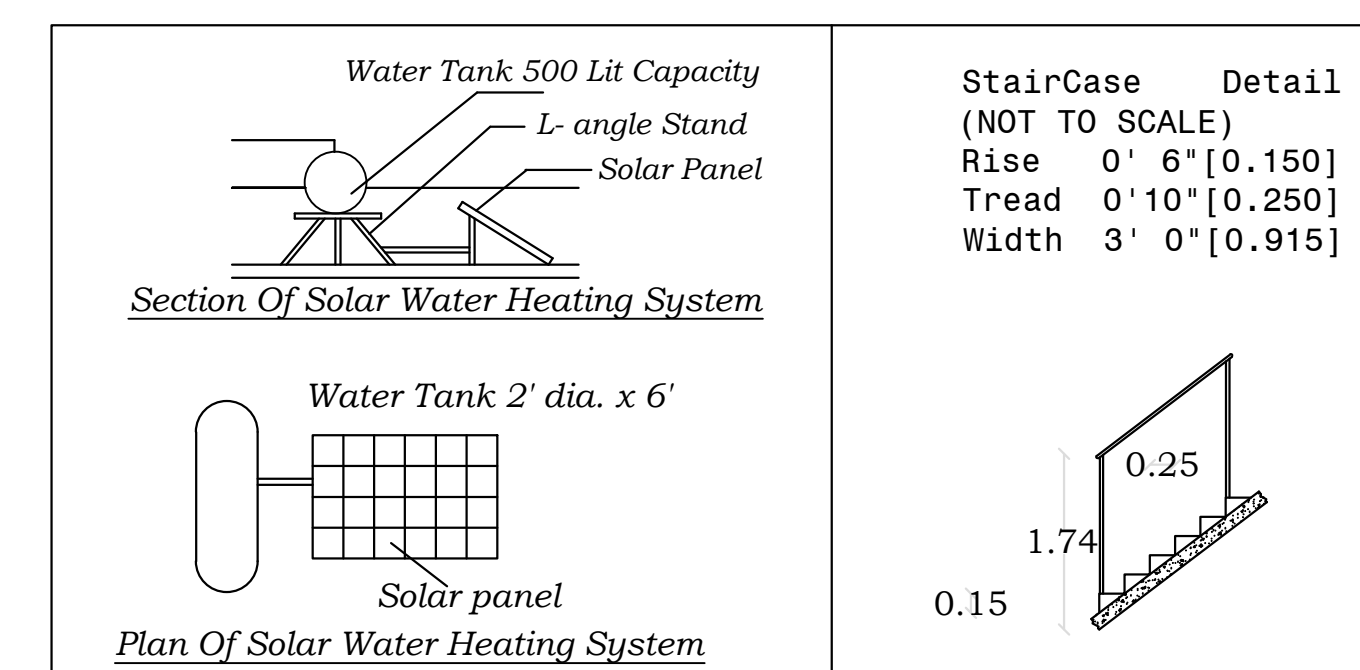
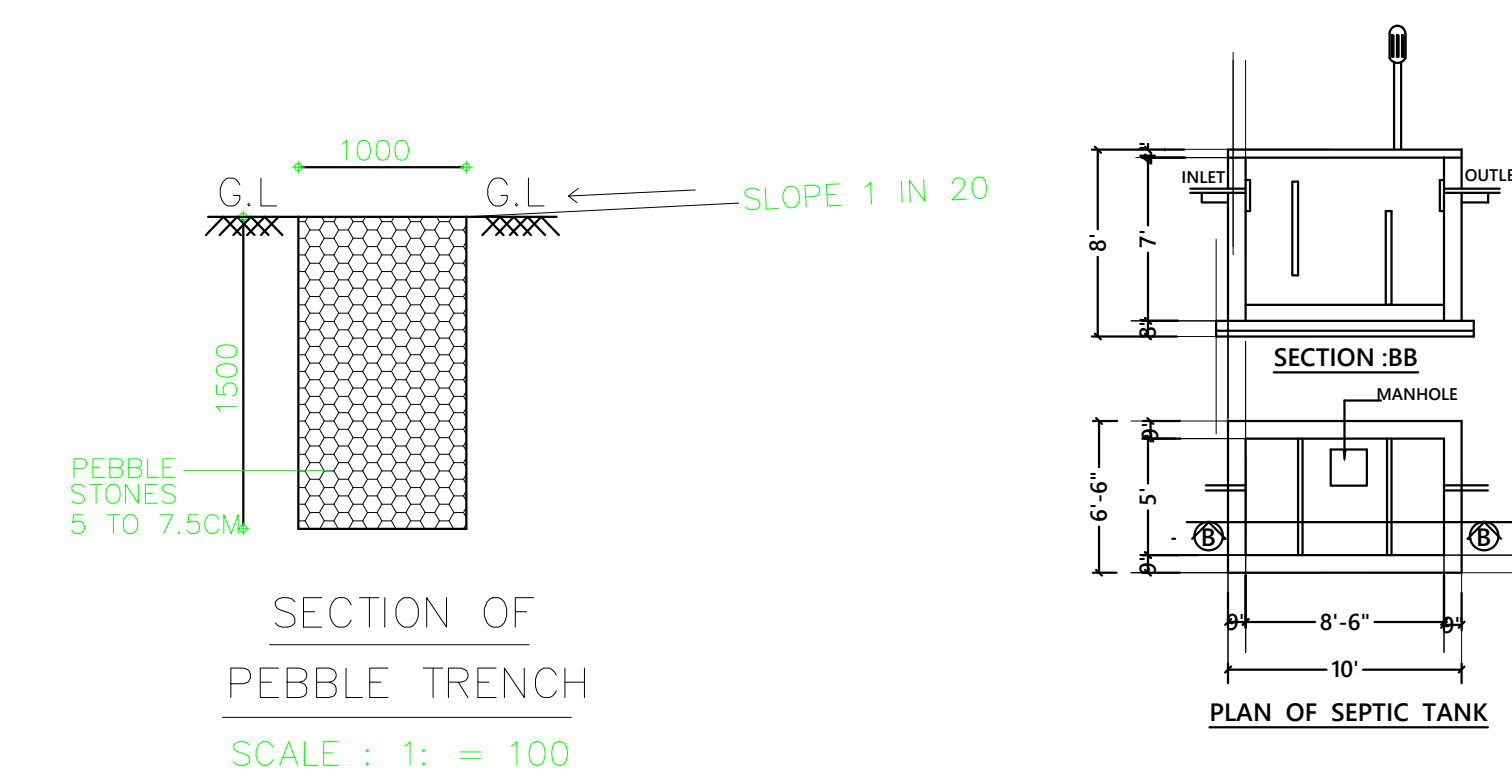
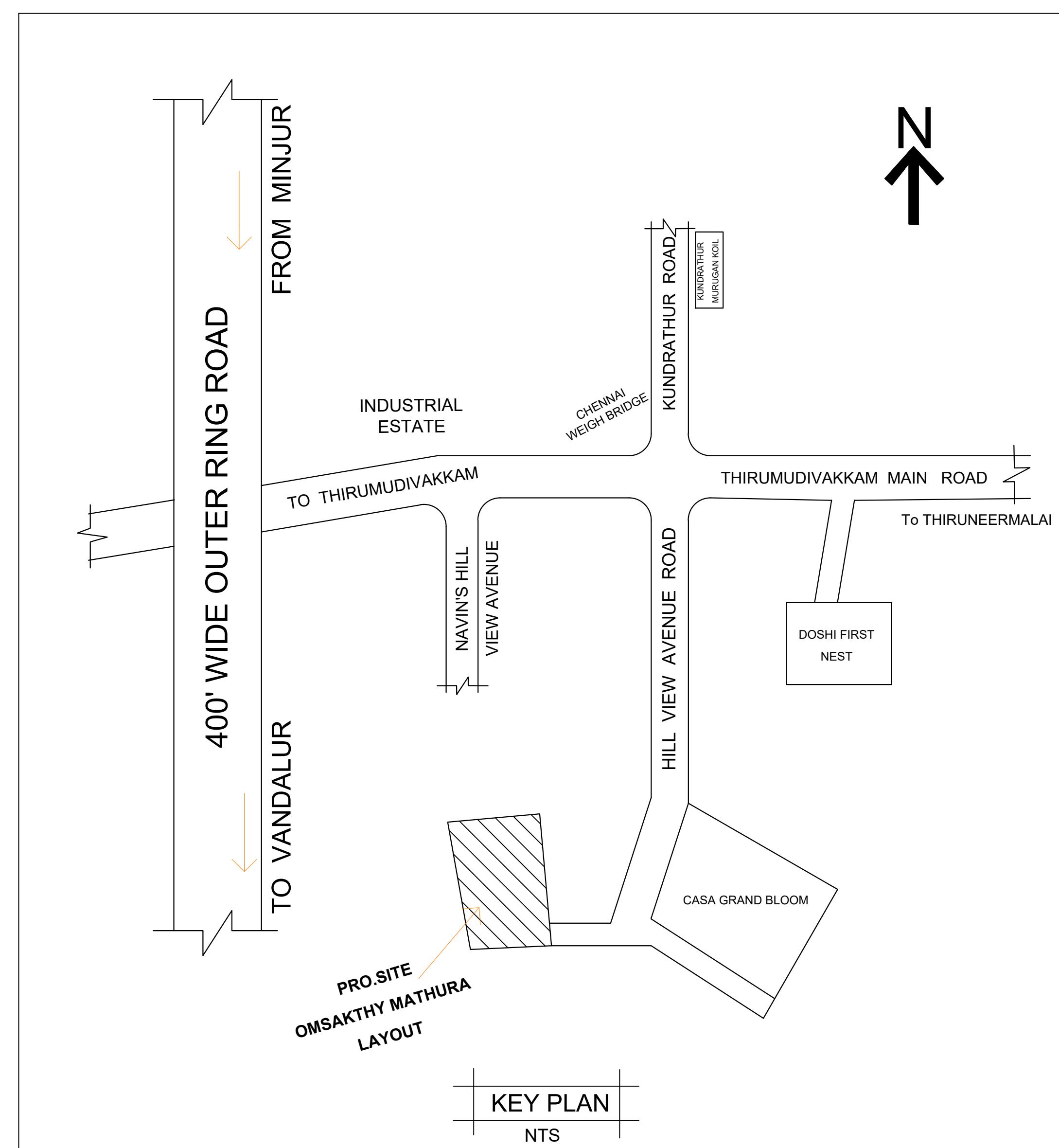
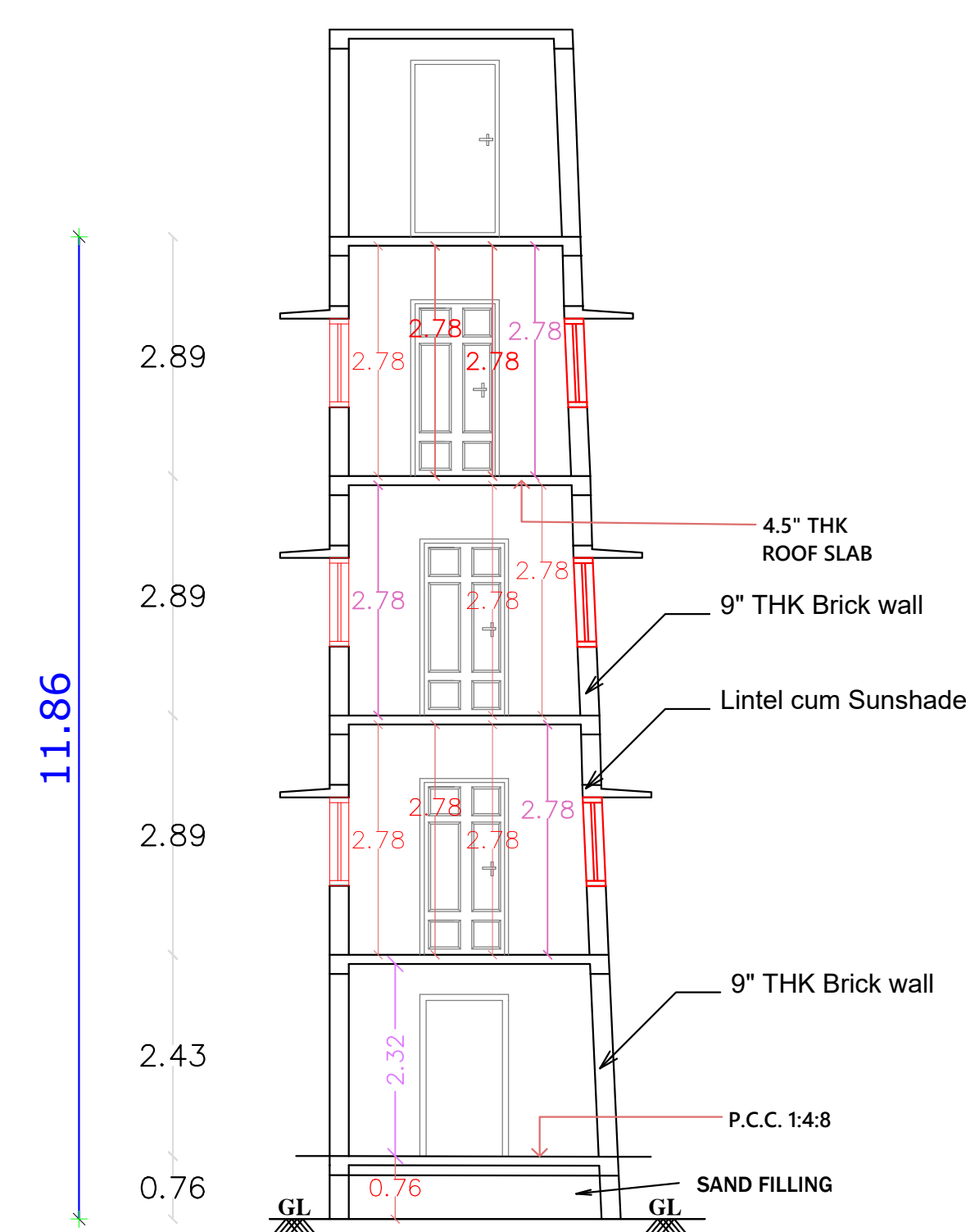
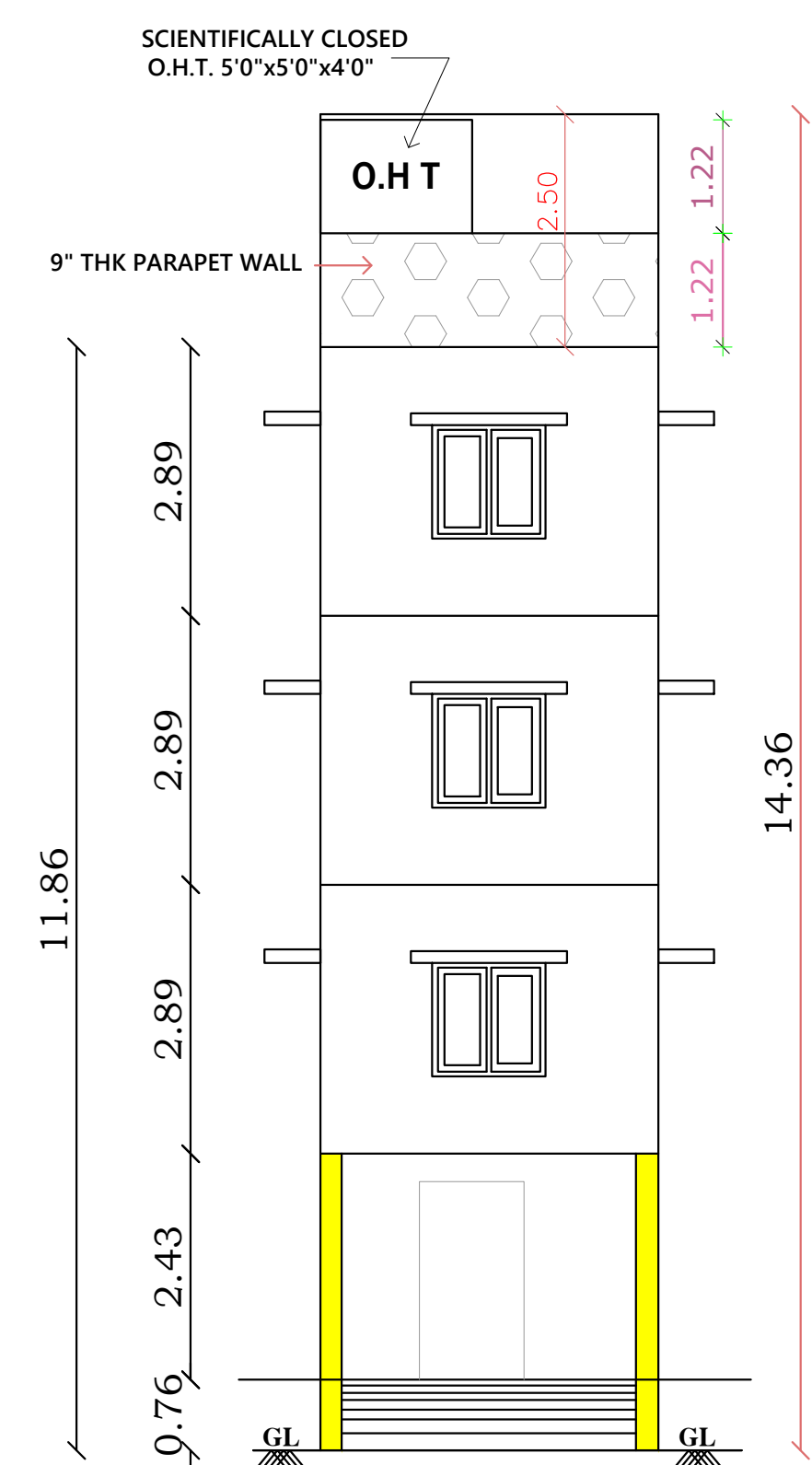
Building Plan

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.



TN RERA LAY-OUT APPROVED:

TN/01/Layout/01817/2023
Dated : 24.05.2023

Local Thirumudivakkam Panchayat.

Vide Na.Ka.No. 01/2023-2024
Dated : 24.05.2023

NOTE: LAY-OUT APPROVED BY

P.P.D NO : 63
L.O 2023

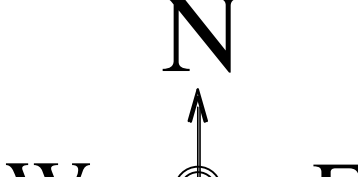
APPROVED
VIDE LETTER NO: Layout - 1 /0108/2022
DATE : 28/02/2023

PLAN SHOWING THE PROPOSED
CONSTRUCTION OF RESIDENTIAL
BUILDING AT PLOT NO. 43 "OMSHAKTHY
MATHURA LAYOUT" COMPRISED IN
S.NO. 388/3 AND OLD PATTA NO. 3620
AS PER PATTA S.NO. 388/3A1A OF
THIRUMUDIVAKKAM VILLAGE,
KUNDRATHUR TALUK, KANCHEEPURAM
DISTRICT.

(Kundrathur panchayat union limit).

AREA STATEMENT		
DESCRIPTION	SQ.FT	SQ.M
PLOT EXTENT (As per Patta)	1088.00	101.07
PLOT EXTENT (As per Document)	1088.00	101.07
AS AT SITE	1088.00	101.07
PRO. FIRST FLOOR (FSI AREA)	468.38	43.53
PRO. SECOND FLOOR (FSI AREA)	468.38	43.53
PRO. THIRD FLOOR (FSI AREA)	468.38	43.53
TOTAL FLOOR (FSI) AREA	1405.14	130.59
NON F S I AREA		
PRO. STILT FLOOR AREA	468.38	43.53
HEAD ROOM AREA	150.64	14.00
PLOT COVERAGE		43%
FSI	1.29	

SCHEDULE OF JOINERY		
TYPE	DESCRIPTION	SIZE
MD	MAIN DOOR	1.07 x 2.13
D	DOOR	0.91 x 2.13
D1	DOOR	0.76 x 2.13
W1	WINDOW	1.22 x 1.22
V	VENTILATOR	0.90 x 0.61

SPECIFICATION	
BRICK WORK : C.M 1:6 FOR SUPER STRUCTURE	
PLASTERING : C.M 1:5 FOR WALLS & 1:3 FOR CEILING	
CEMENT PAINT: 2 COATS FOR WALLS & 1 EXTRA COAT FOR CEILING	
R.C.C. : 1:2:4 FOR SLABS & LINTELS	
WOOD WORK: ALL WOOD WORKS IN BEST QUALITY TIMBER	
WEATHERING : B.JELLY LIME MORTAR OVER ROOF	
COURSE : SLAB ONE LAYER OF COUNTRY TILES	
STEPS : RISER 7" , TREAD 10" & WIDTH 3'	

COLOUR INDEX		SCALE:- 1" = 8'-0" (1:100) ALL DIMENSIONS ARE IN METERS
PROPOSED		
ROAD		
BOUNDARY		

OWNER'S SIGNATURE:-

1. Mr. BALASUBRAMANIAM V

2. Mr. SRINIVASAN T

REGISTERED ENGINEER:-

M. SRINIVASAN, M.E.,
REGISTERED ENGINEER
CMAA - RE/GR- II/19/04/135
S. NIVASA ARCHITECTS
#6 JASTHINAPURAM MAIN ROAD
NEHAGAR, CHROMPET, CHENNAI-44
sriar@gmail.com, Ph : 044-2223 5035
Mob : 98405 56911, 83001 31113

Date: 06-06-2025

SHEET 1

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.

