

PP

APPROVAL RECORD

Planning Permission

Somangalam
Kancheepuram district, Tamil Nadu

APPROVAL TYPE
Building Plan

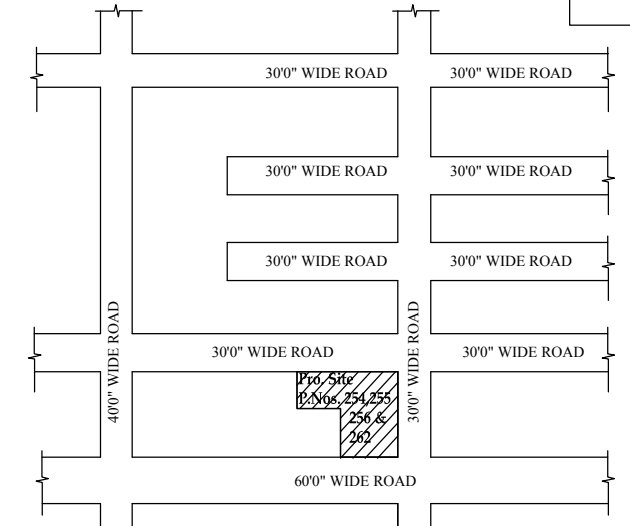
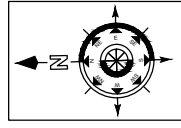
ISSUING AUTHORITY
Rural Panchayat

PURPOSE
Residential

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 A RESIDENTIAL BUILDING AT PLOT NOS: 254,255,256 & 262, REAL VALUE NAGAR PHASE-III, COMPRISED IN OLD SURVEY NO.73A/ 5A, AS PER PATTA NEW SUB -DIVISION SURVEY NO:73A/1A1B OF PATTA. NO:5634, SOMANGALAM VILLAGE , KUNDRATHUR TALUK, KANCHEEPURAM DISTRICT.



KEP PLAN (NTS)

NOTE :
LAY OUT PLAN APPROVED VIDE PERMIT NO:48A/ 2000 BY DTCP, CHENNAI

AREA DETAILS

Total Plot Area (As Per Patta)	9687.60 Sq.ft	900.00 Sq.m
Total Plot Area (As Per Document)	9600.00 Sq.ft	891.84 Sq.m
PLOT.NO:254	2400.00 Sq.ft	222.96 Sq.m
PLOT.NO:255	2400.00 Sq.ft	222.96 Sq.m
PLOT.NO:256	2400.00 Sq.ft	222.96 Sq.m
PLOT.NO:262	2400.00 Sq.ft	222.96 Sq.m
TOTAL	9600.00 Sq.ft	891.84 Sq.m

AREA STATEMENT

Pro. Ground Floor Area	2727.92 Sq.ft	253.43 Sq.m
Pro. First Floor Area	2888.62 Sq.ft	268.36 Sq.m
Total Floor Area	5616.54 Sq.ft	521.79 Sq.m
Floor Space Index (F.S.I)	0.58	

SCHEDULE OF JOINERY

MD	Main Door	1.00 x 2.14
D1	Door	0.91 x 2.14
D2	Door	0.75 x 2.14
W	Window	2.32 x 1.37
W1	Window	1.22 x 1.37
W2	Window	0.91 x 1.37
V	Ventilator	0.91 x 0.91

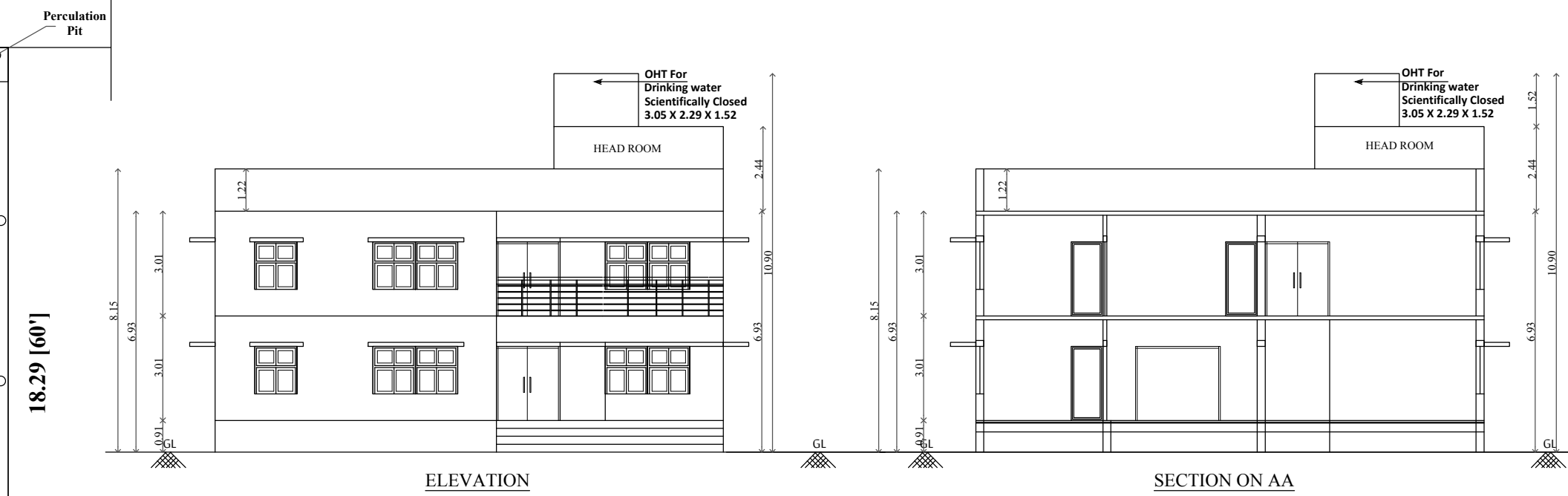
COLOUR INDEX

PROPOSED -	ROAD -
SITE BOUNDARY -	SCALE (1"= 80') : (1 : 100)

OWNER: HARIHARAN NARAYANAN

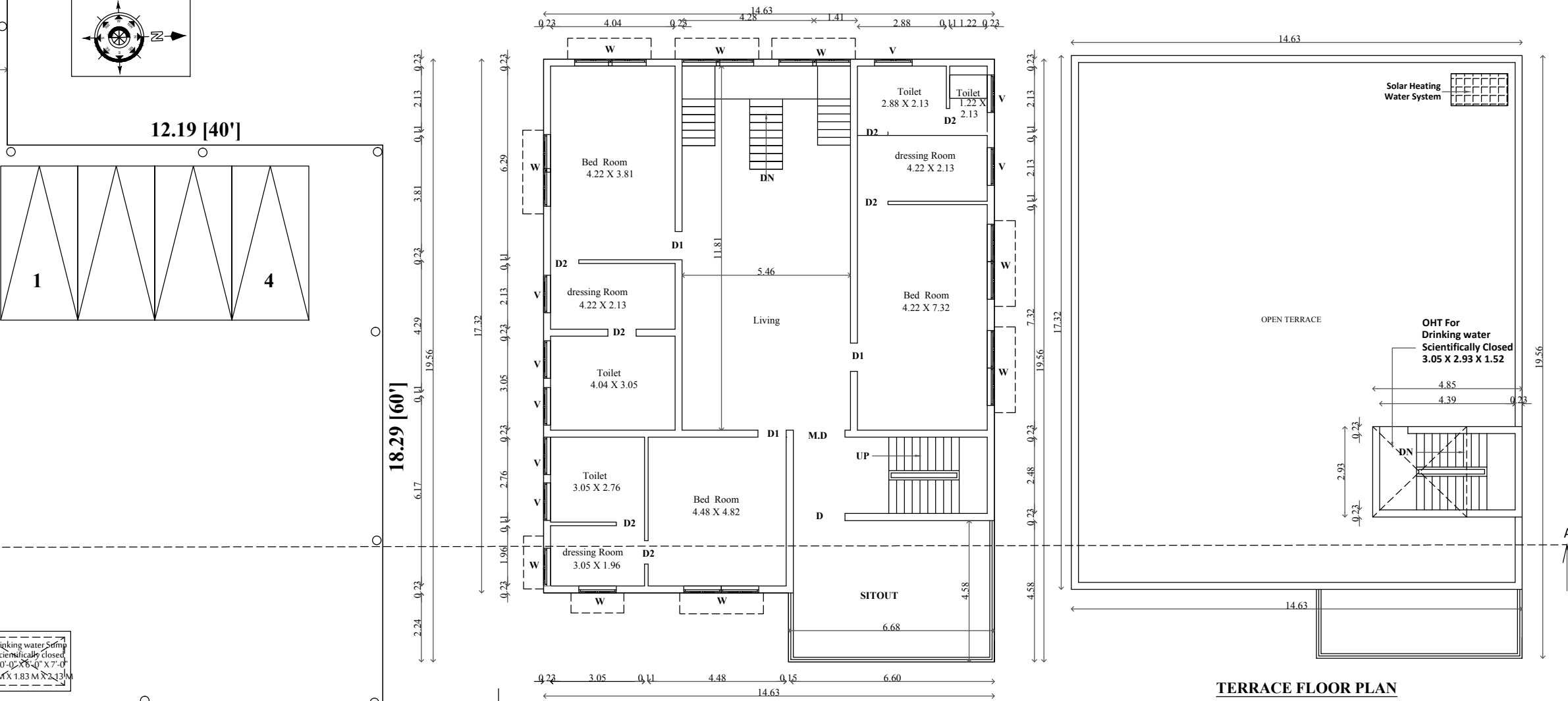
Jaiharan.w
E.R. JAGABESH B.E., M.Tech., M.Sc.
Licensed Building Surveyor
Reg. No. CGLDIST/RE/IG-I/2024/09/008
#51/30A, Hospital Road
Madurantakam - 603 306
Email: Jagadeeshcivil209@gmail.com
Cell: 9159373719, 9150095800

SIGNATURE OF LICENSED SURVEYOR



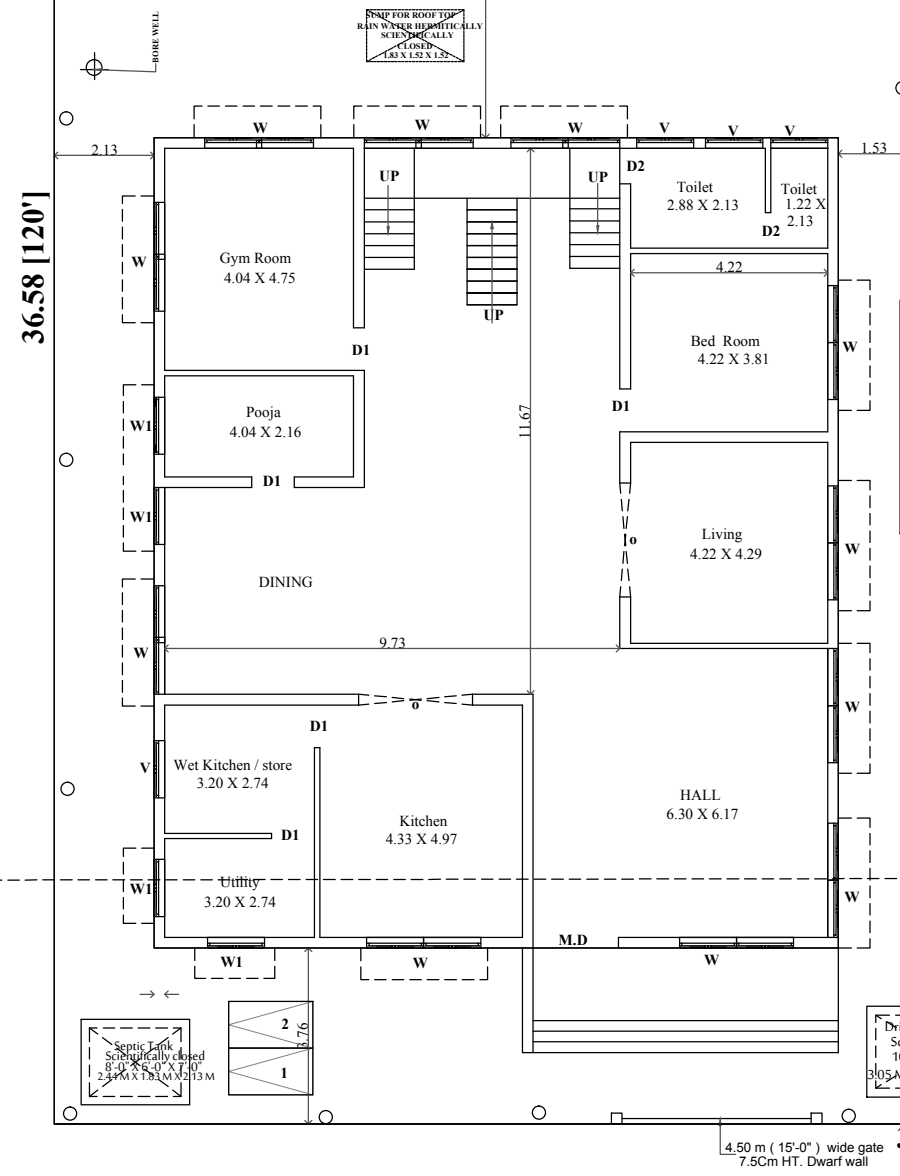
ELEVATION

SECTION ON AA

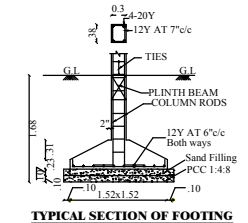


FIRST FLOOR PLAN

TERRACE FLOOR PLAN



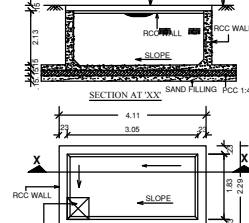
SITE CUM GROUND FLOOR PLAN



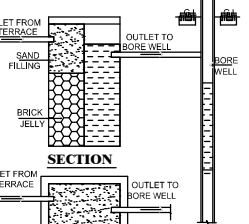
TYPICAL SECTION OF FOOTING

PLAN OF FOUNDATION

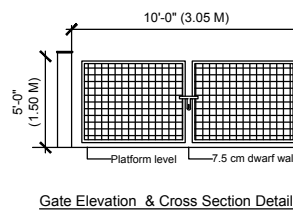
FOUNDATION DETAILS



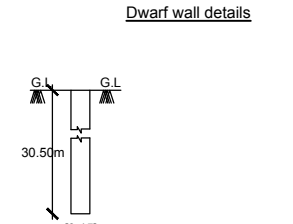
SUMP DETAIL



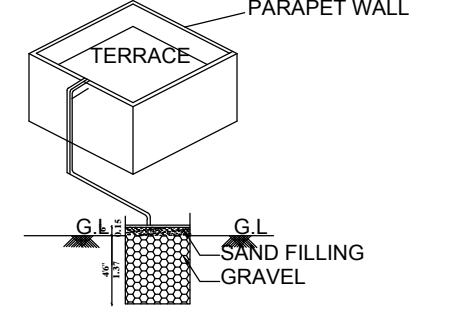
RAINWATER HARVESTING DETAIL



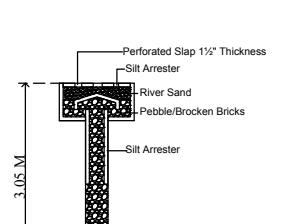
GATE ELEVATION & CROSS SECTION DETAIL OF COMPOUND WALL



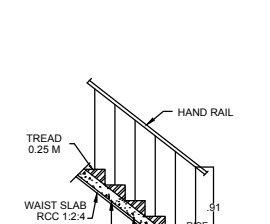
Dwarf wall details



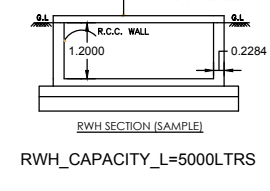
COLLECTION SUMP FOR HARVESTING FOR TERRACE



PERCOLATION PIT



STAIR CASE DETAILS



RW SECTION (SAMPLE)

PLAN SEPTIC TANK DETAIL

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.

