

PP

APPROVAL RECORD

Planning Permission

Kancheepuram

Kancheepuram district, Tamil Nadu

APPROVAL TYPE

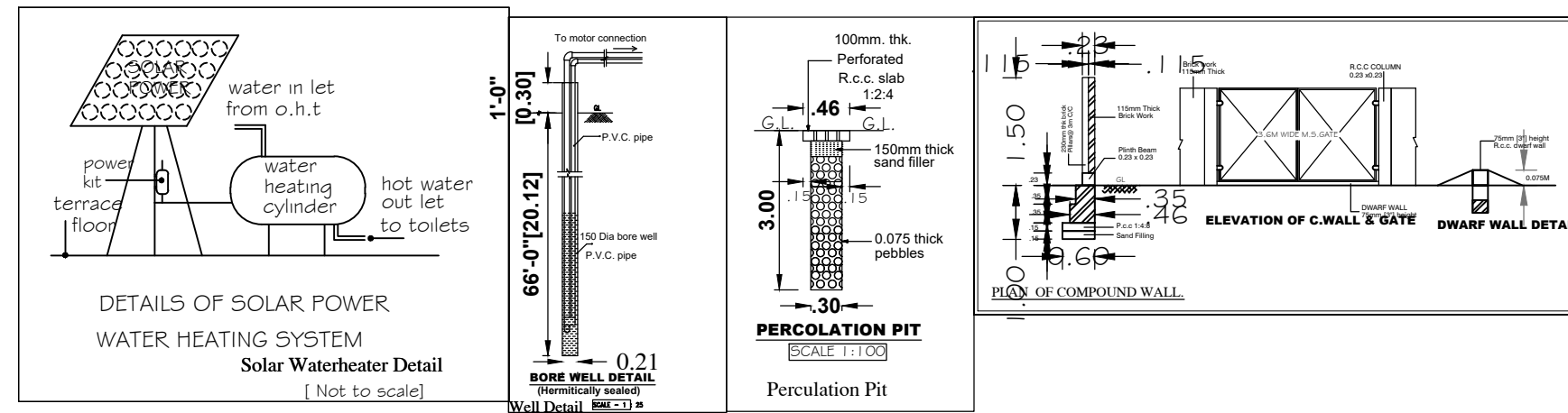
Building Plan

ISSUING AUTHORITY

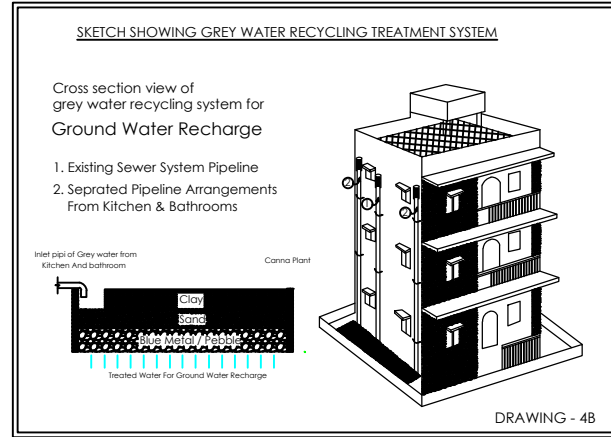
Rural Panchayat

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.



- General Specification
1. R.C.C. Column Footing And Plinth in Foundation.
 2. Columns And Piles Are Connected By Plinth Beams.
 3. Mosaic Flooring / Spartax Flooring.
 4. Brick Work In Basement And Super Structure in cm 1:5
 5. Walls Are Plastered By Cement Plaster.
 6. Joinery Work In Teak And Country Wood.
 7. Lintel Over Opening.
 8. Roof Covered By R.C.C. Slab.
 9. All R.C.C. Work In Cement Concrete M25 GRADE.
 10. Weathering Course Laid With Proper Slope Over R.C. Slab.



PLAN SHOWING THE PROPOSED CONSTRUCTION OF A RESIDENTIAL BUILDING, STILT + 3 FLOORS WITH 3 DWELLING UNITS AT PLOT NO:III, SRI MAHALAKSHMI NAGAR, COMPRISED IN OLD S.NO:44, AS PER NEW S.NO:44 / 1K, PATTA NO: 936, KOLAPAKKAM VILLAGE, KUNDRATHUR PANCHAYAT UNION, KUNDRATHUR TALUK, KANCHEEPURAM DISTRICT

APPROVED LAYOUT OF C.M.D.A./ P.P.D./L.O. NO. 84/2000, IN LETTER NO L1/32972/2000 DATED: 25.9.2000

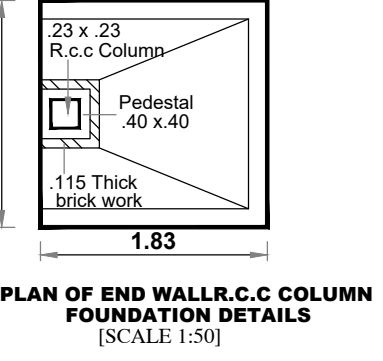
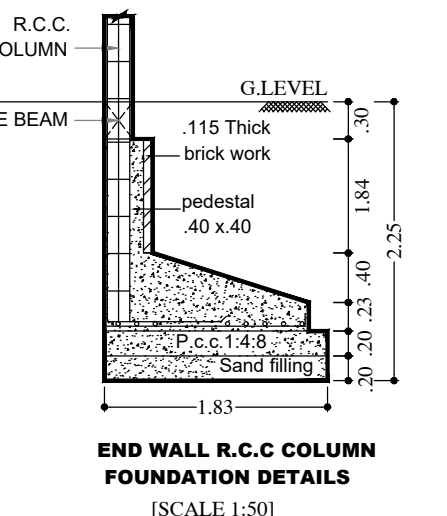
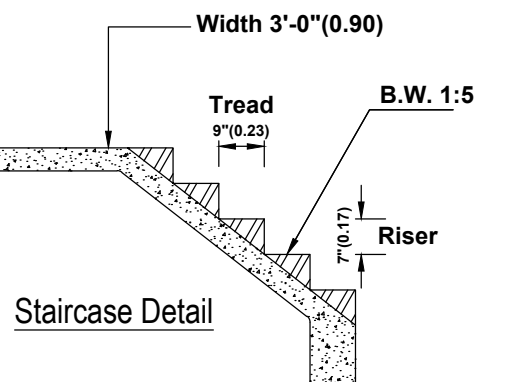
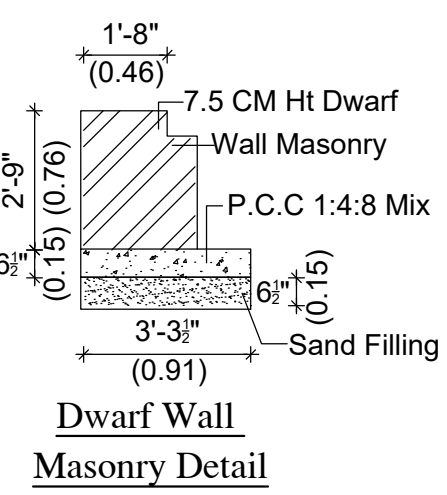
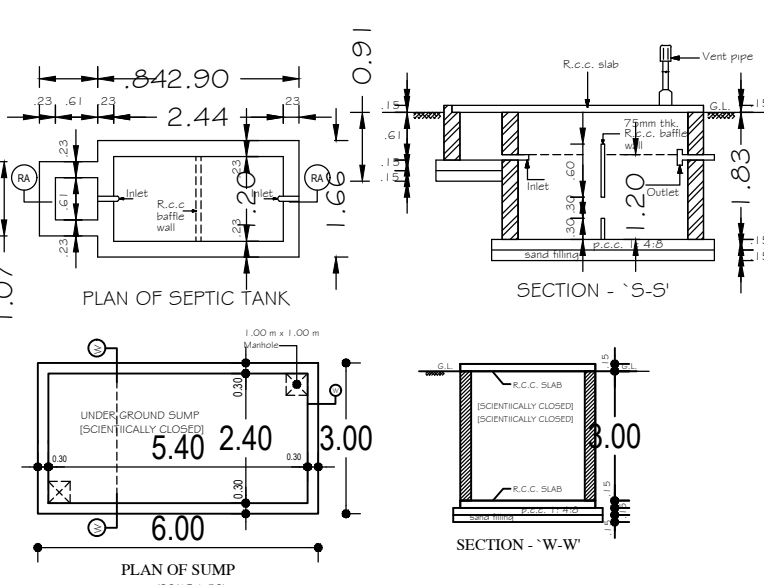
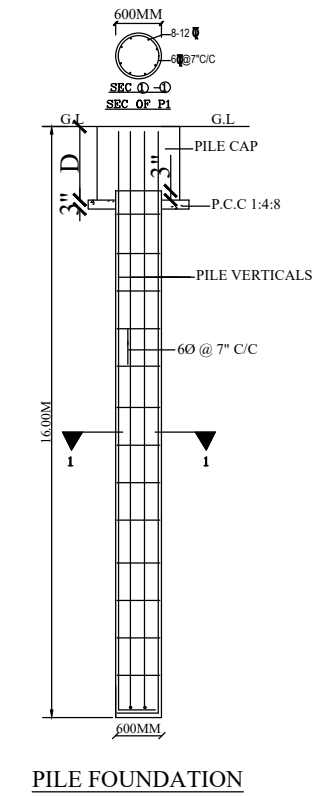
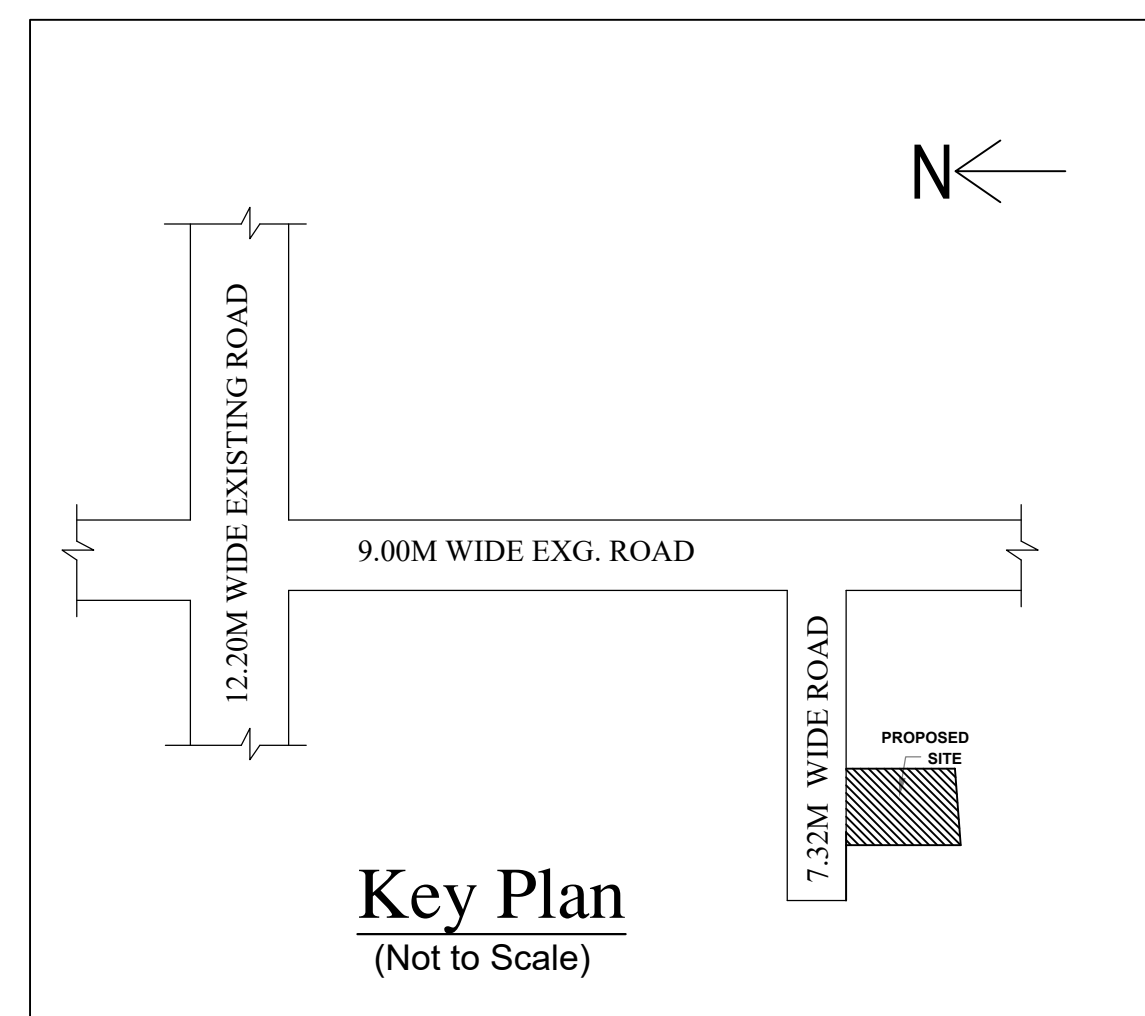
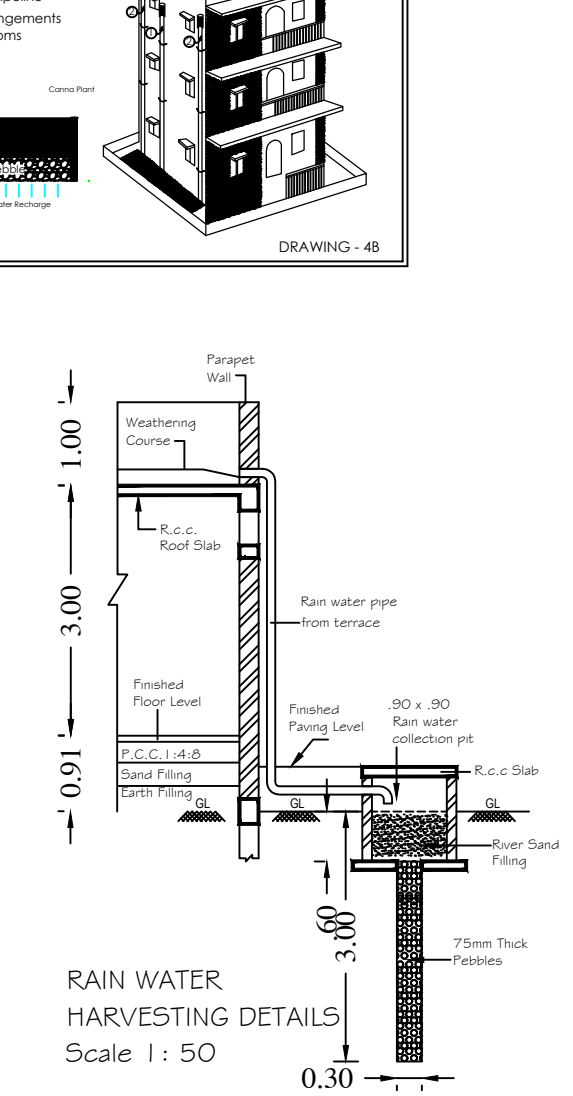
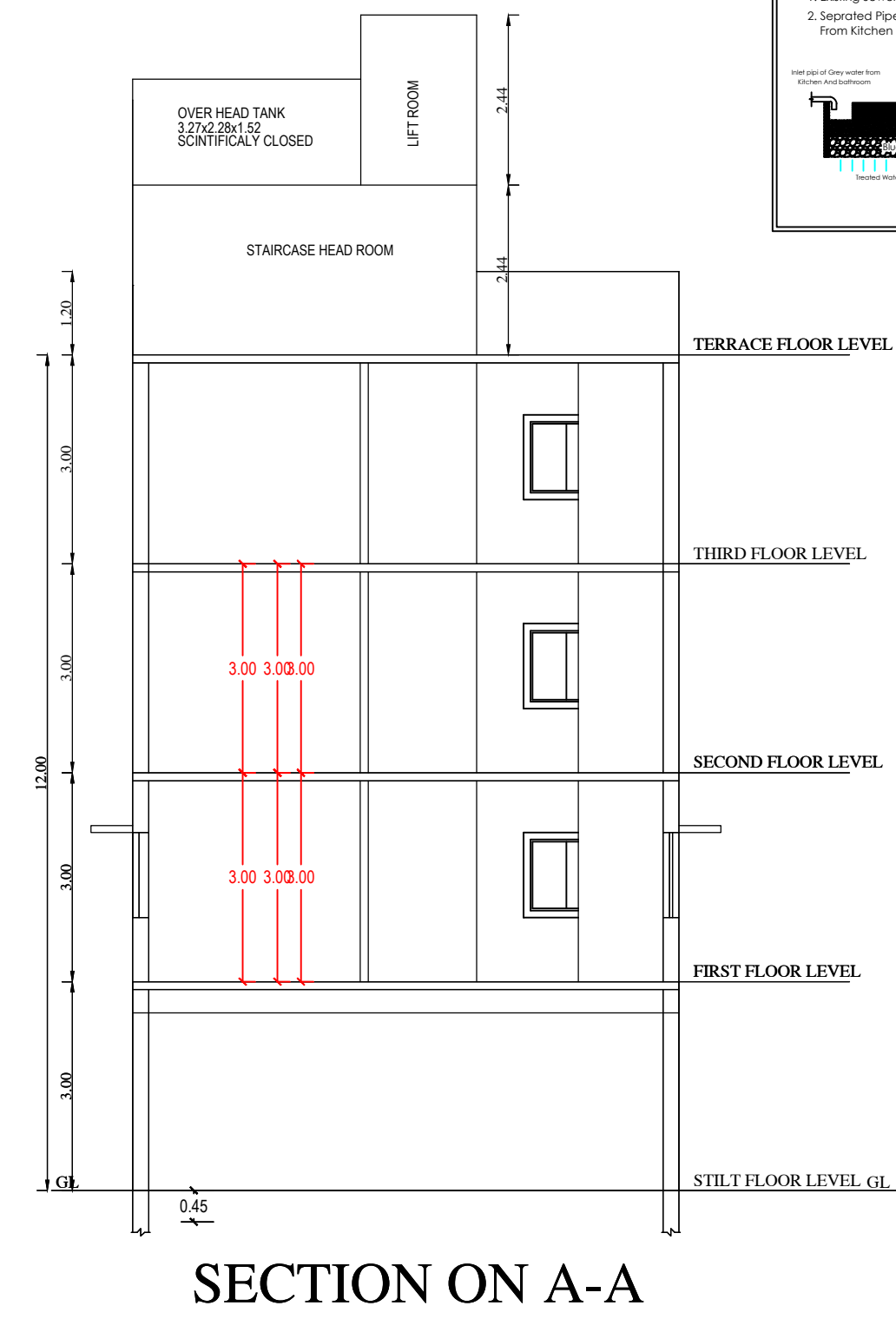
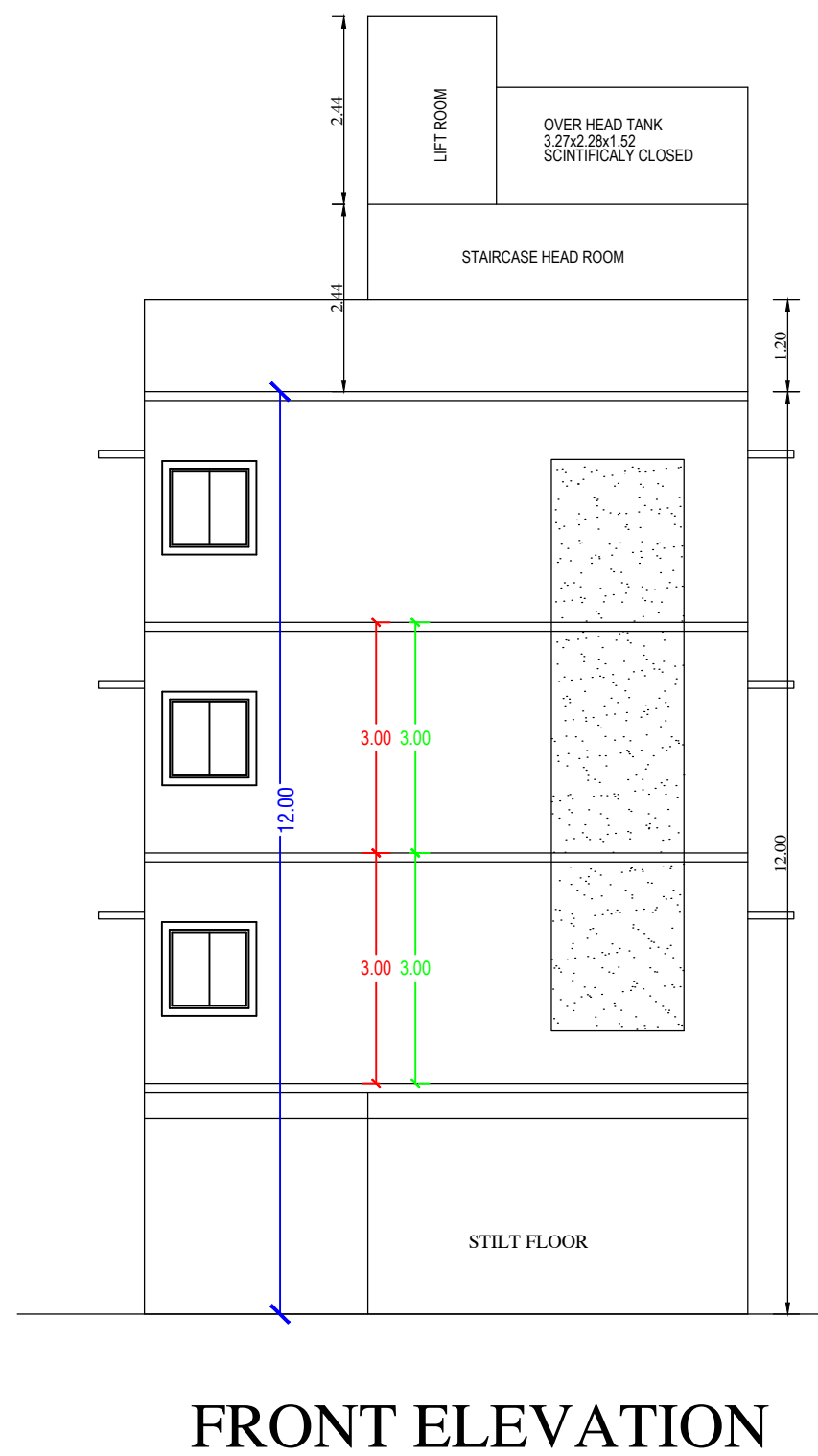
OWNER NAME: Mr.K.VEDAVINAYAGAM

PLAN INFO
PLOT_AREA_M2= 145.95
AS_AT_SITE= 144.73
FMB_OR_PLR= 145.95
AS_PER_DOCUMENT= 145.95
PLOT_NO= III
TALUK= KUNDRATHUR
DISTRICT= KANCHEEPURAM
AVG_PLOT_DEPTH= 12.69
AVG_PLOT_WIDTH= 10.95
AREA_TYPE= OTHERS
ROAD_WIDTH= 7.32
ROAD_LENGTH= 300
SINGLE_FAMILY_BLDG= NO
CRZ= NO
SECURITY_ZONE= NO
ACCESS_WIDTH_M= 10.95
WHETHER_GOVT_OR_AIDED_SCHOOL= NO
LAND_USE_ZONE= RESIDENTIAL
RWH_DECLARED= YES
BUILDING_NEAR_TO_RIVER= NO
BUILDING_NEAR_MONUMENTS= NO
BUILDING_NEAR_GOVT_BLDG= NO
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT= NO
JURISDICTION_TYPE= PANCHAYAT
SURVEY_NO= 44/1K
PATTA_NO= 936
OSR_APPLICABLE= NO
PREMIUM_FSI_REQUIRED= NO
IS_APPROVED_LAYOUT= NO
IS_SWIMMING_POOL_EXISTS= NO
IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS= NO

SPECIFICATIONS:

1. R.C.C FOOTINGS FOR FOUNDATION IN M20 MIX
2. R.C.C. COLUMNS IN M20 MIX
3. R.C.C. ROOF SLAB AND BEAMS IN M20 MIX
4. 9" BRICK WORK IN C.M 1:5 IN SUPER STRUCTURE
5. COUNTRY WOOD DOORS WITH FLUSH SHUTTERS
6. COUNTRY WOOD GLAZED WINDOWS
7. INTERNAL PLASTERING IN C.M 1:4
8. EXTERNAL PLASTERING IN C.M 1:5
9. WEATHERING COURSE IN BRICK JELLY LIME CONCRETE 1:3 MIX
10. WEATHERING TILES IN 9"X9" BURNT CLAY TILES IN LAID IN 1:3 MIX

AREA STATEMENT	SQ.FT	SQ.MT
PLOT AREA	1571.00	145.95
FSI AREA		
PRO. FIRST FLOOR AREA	838.62	77.91
PRO. SECOND FLOOR AREA	838.62	77.91
PRO. THIRD FLOOR AREA	838.62	77.91
TOTAL FSI AREA	2515.86	233.73
NON FSI AREA		
PRO. STILT FLOOR AREA	838.62	77.91
PRO. HEAD ROOM	147.14	13.67
PLOT COVERAGE	53.38 %	
FLOOR SPACE INDEX	1.60	



JOINERY DETAILS:

	DESCRIPTION	IN METER
MD	MAIN DOOR	1.00X2.13
D1	DOOR	0.91X2.13
D2	TOILET DOOR	0.76X2.13
O	OPENING	0.91X2.13
W	WINDOW	1.83X1.22
W1	WINDOW	1.22X0.91
V	VENTILATOR	0.91X0.61

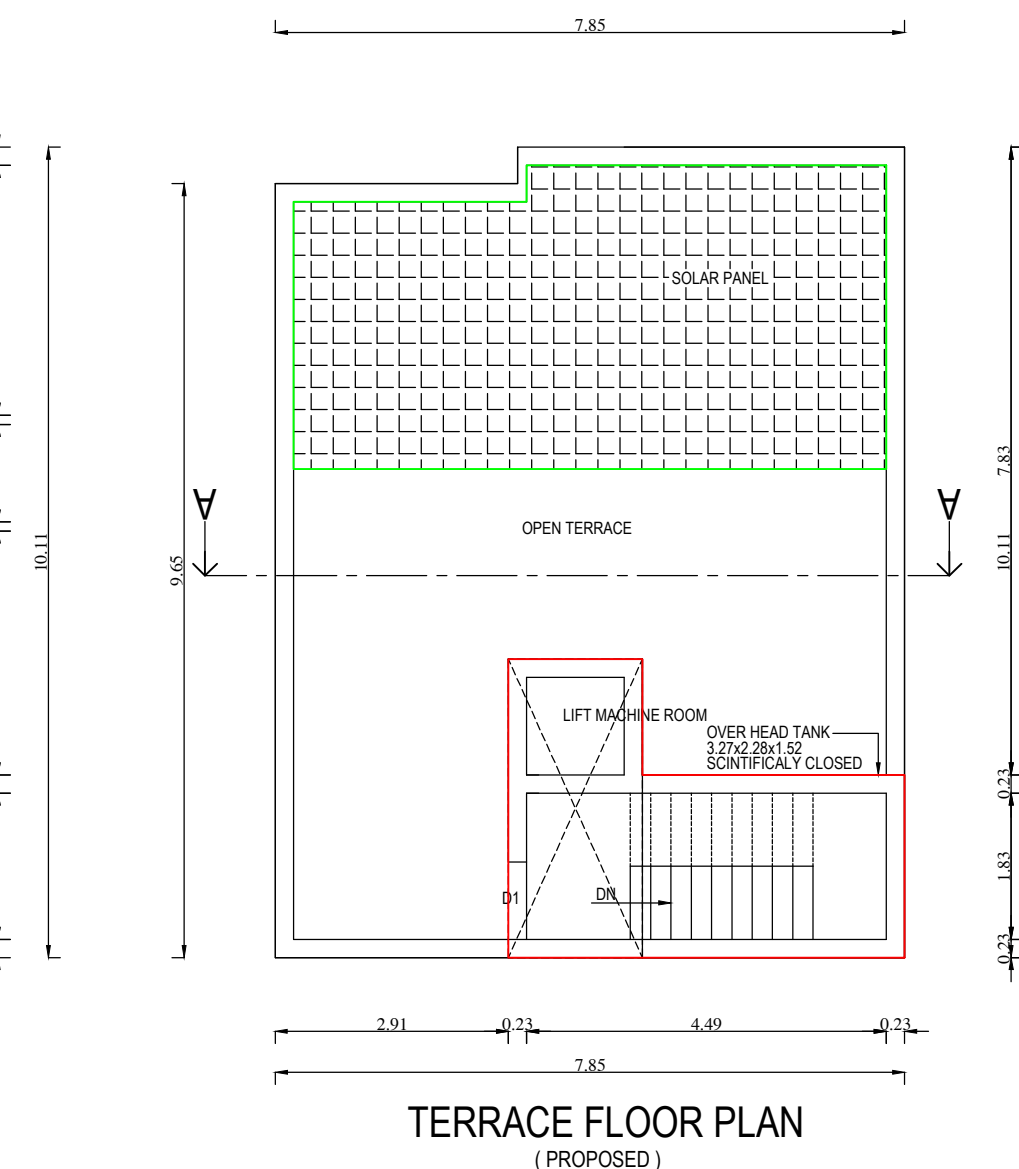
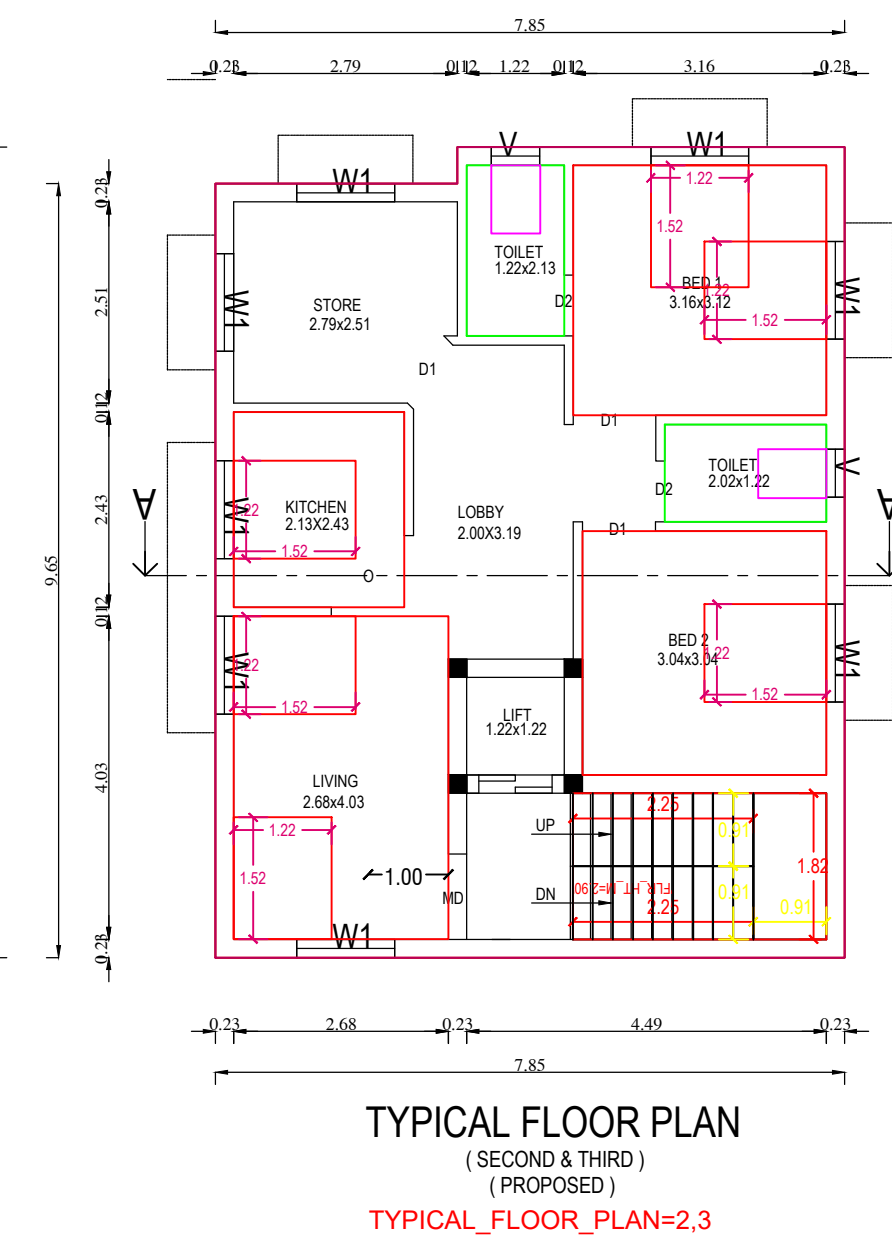
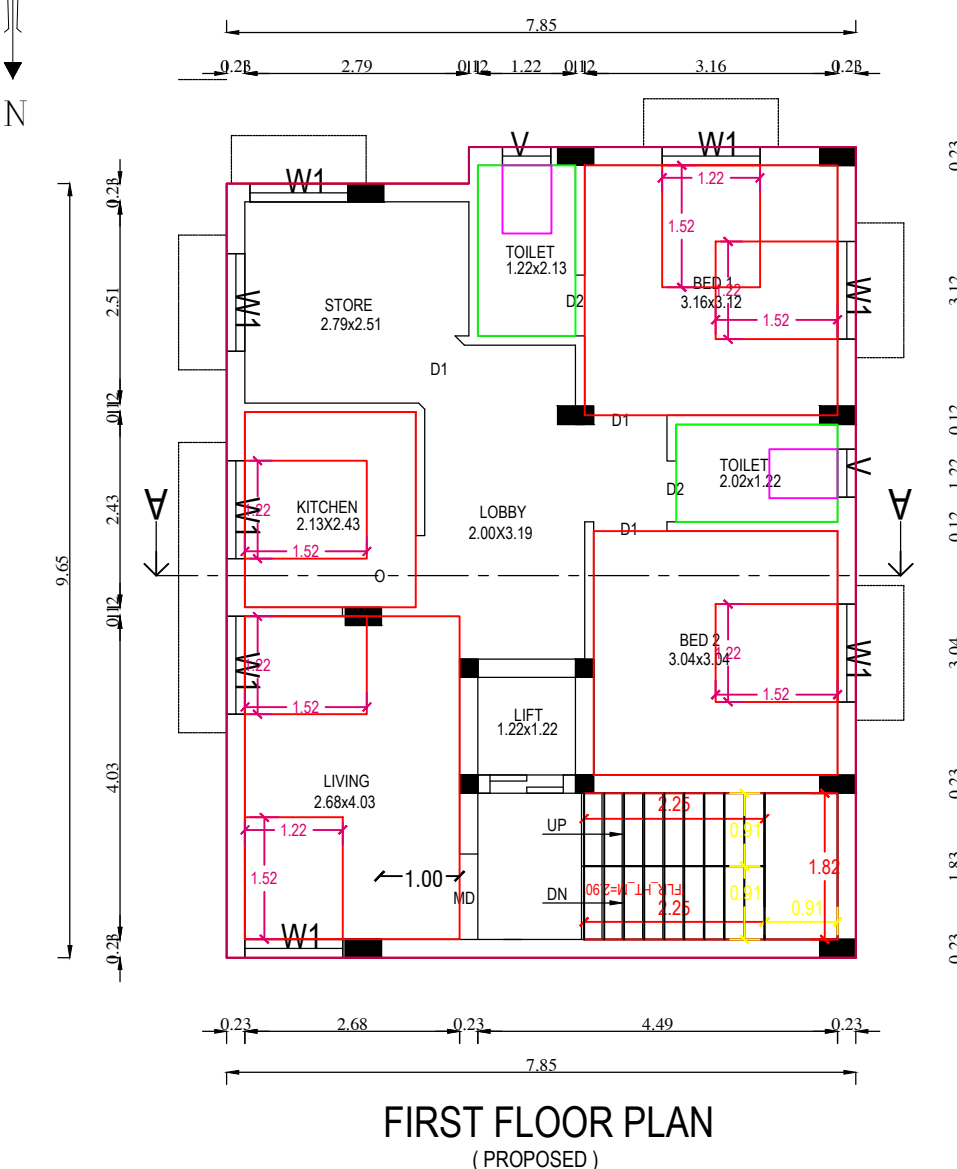
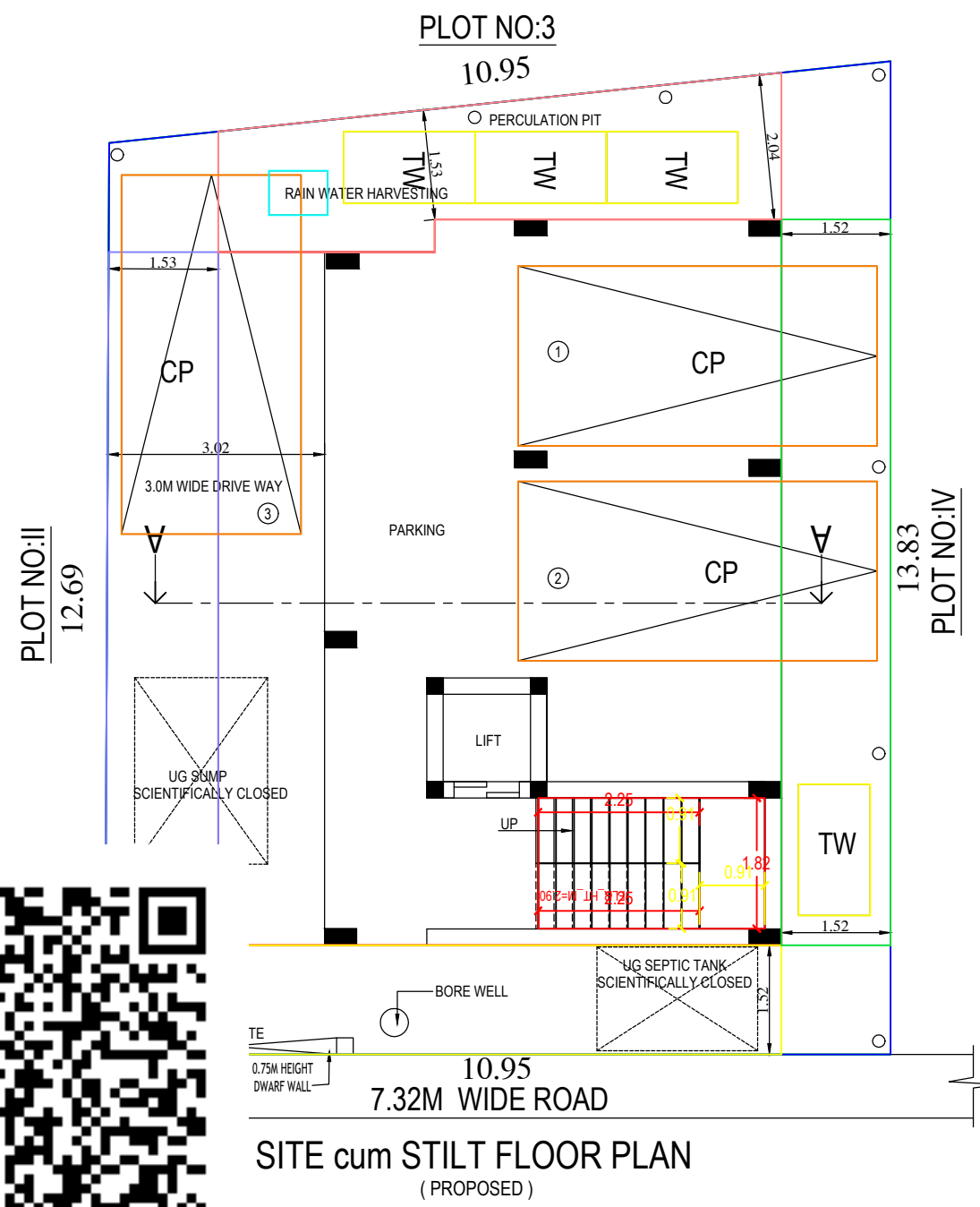
COLOUR INDEX:

PROPOSED BUILDING	
EXISTING ROAD	
BOUNDARY LINE	
DEMOLITION	

OWNER

Cell No. 94442 50437
R. GANESAN, B.Tech.,
Registered Engineer
CMDA: RE/GR-II/19/03/007
Structural Engineer
Tambaram City Municipal Corporation
Maraimalai Nagar Municipality
Nandivaram - Guduvanchery Municipality
Kundrathur Municipality
Royal Planners
No. 29/6, Phoenix Towers, Venkatesan Street,
West Tambaram, Chennai - 600 045.
Phone: 044 - 2226 4757, 044 - 2226 4216

REGISTERED ENGINEER.



237_PLOT NO _III_KOLAPAKKAM VILLAGE_R13

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.

