

PP

APPROVAL RECORD

Planning Permission

Pondur

Kancheepuram district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

Rural Panchayat

PURPOSE

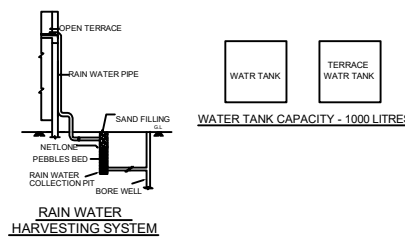
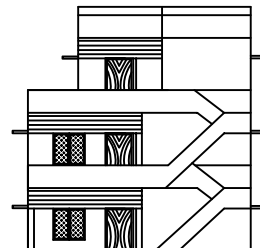
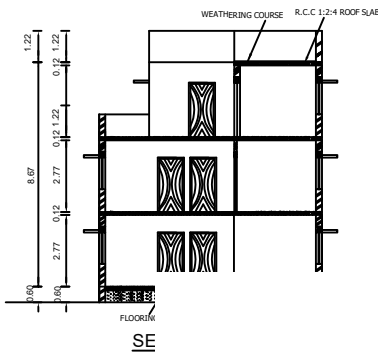
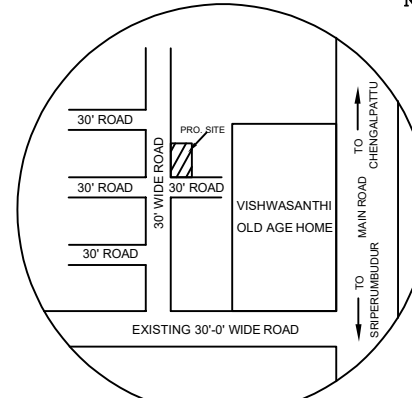
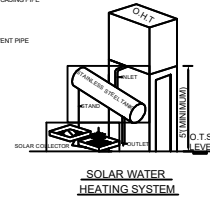
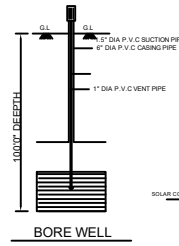
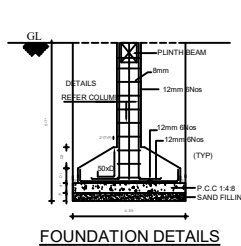
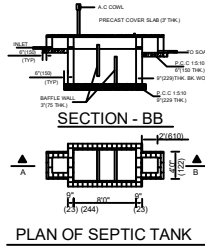
Residential

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.

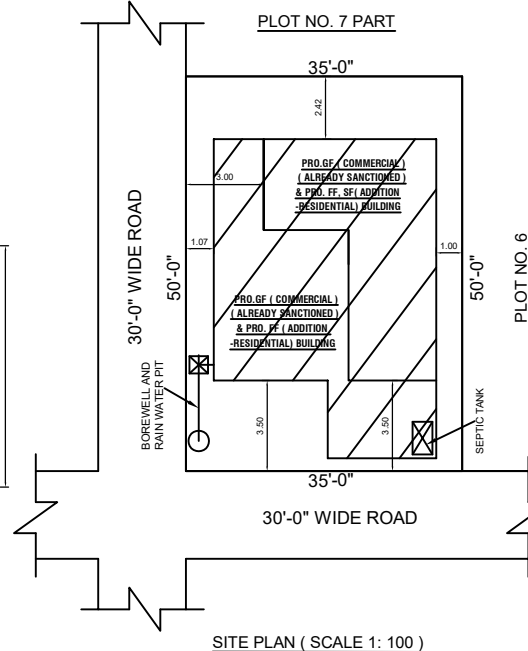
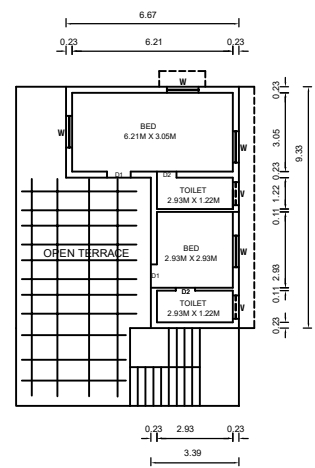
PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF FIRST FLOOR AND SECOND FLOOR RCC ROOF RESIDENTIAL BUILDING FOR MR. S. KARUNAGARAN S/O. SELVARAJ AT PLOT NO. 7 PART, VISHWASHANTHI NAGAR (APP. LP / DTCP NO. 213 / 2004, DATED: 01/ 10 / 2004), SURVEY NO. 575 / 8C2 AS PER PATTA NO. 2345 (OLD S.NO. 575 / 8C), PONDUR VILLAGE AND PANCHAYAT, SRIPERUMBUDUR UNION AND TALUK IN KANCHEEPURAM DISTRICT.

(GROUND FLOOR ALREADY SANCTIONED WIDE LETTER Roc No. 48 / 24-25, Dated: 27/03/2025 - B.A. No. 481 / 24-25)



PRO. GROUND FLOOR PLAN
(ALREADY SANCTIONED - UNDER CONSTRUCTION)
(COMMERCIAL)

PRO. FIRST FLOOR PLAN
(ADDITION - RESIDENTIAL)



SPECIFICATION		
1. EARTH WORK	ALL EARTH WORK EXCAVATION IN FOUNDATION TO BE DONE AS PER THE DIMENSIONS GIVEN IN THE DRAWING.	
2. SAND FILLING	ALL FOUNDATION TO BE FILLED WITH RIVER SAND 150MM THICK.	
3. PCC 1:4:8	ALL FOUNDATION FILLED WITH PCC 1:4:8 150 MM THICK AND SHOULD BE RAMMED.	
4. MASONRY WORKS	ALL MASONRY WORKS SHOULD BE IN FIRST CLASS BRICK IN CEMENT MORTAR 1:6.	
5. RCC WORKS	ALL RCC WORKS ARE IN CC 1:2:4 WITH REQ. STEEL.	
6. JOINERIES	TEAK WOOD MAIN DOOR AND ALL OTHER DOORS ARE USED COUNTRY WOOD.	
7. PLASTERING	ALL INTERIOR AND EXTERIOR PLASTERING ARE IN CEMENT MORTAR 1:4, 12 MM THICK.	
8. ROOFING	ROOFING WITH REINFORCED CEMENT A.C. SHEET ROOF	

JOINERY DETAILS		
D	DOOR	-
D1	DOOR	- 1.07 M X 2.10 M
D2	DOOR	- 0.91 M X 2.10 M
D3	DOOR	- 0.75 M X 2.10 M
W	WINDOW	- 1.50 M X 1.22 M
W2	WINDOW	- 1.22 M X 1.22 M
V	VENTILATOR	- 0.90 M X 1.22 M

AREA DETAILS		SQ. FEET	SQ. METRE
PLOT AREA :			
AS PER DOCUMENT		1750.00	162.72
AS PER SITE		1751.50	162.72
AS PER FMB		1734.28	161.12

PROPOSED BUILDING (ALREADY SANCTIONED -COMMERCIAL)			
FOR GROUND FLOOR		999.32	92.84

PROPOSED BUILDING (RESIDENTIAL)			
FOR FIRST FLOOR		999.32	92.84
FOR SECOND FLOOR		464.36	43.14
TOTAL		1463.68	135.98

TOTAL BUILT UP AREA :		2463.00	228.82
PLOT COVERAGE		57.6 %	
F.S.I.		1.420	

OWNER	SCALE
	1: 100

LICENSED SURVEYOR

M. SURESH KUMAR D.C.E.,
REGISTERED ENGINEER (TOWN PLANNER)
MS PLANNER
OFF: NO. 202 /133, GANDHI ROAD
SRIPERUMBUDUR - 602105
CELL: 9994 68 28 38

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.

