

PP

APPROVAL RECORD

Planning Permission

Konerikuppam
Kancheepuram district, Tamil Nadu

APPROVAL TYPE
Building Plan

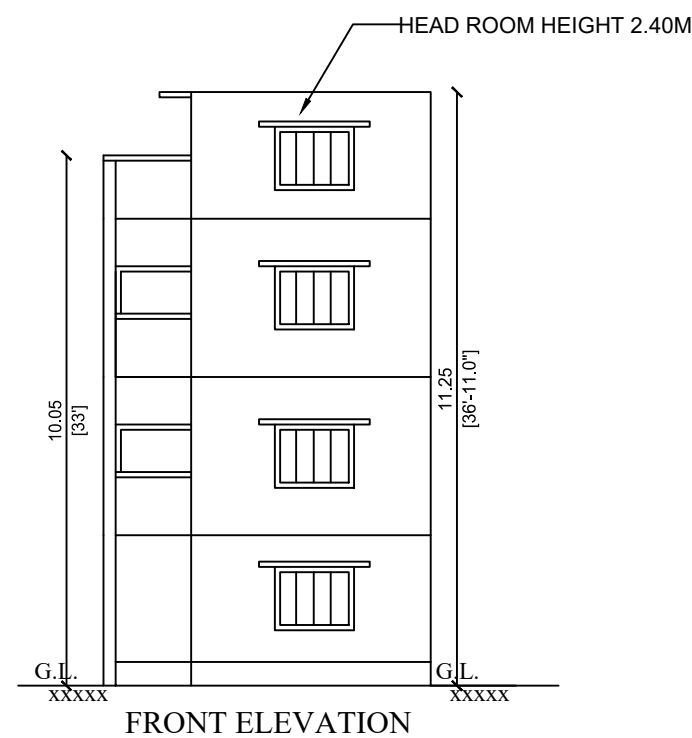
ISSUING AUTHORITY
Rural Panchayat

PURPOSE
Commercial

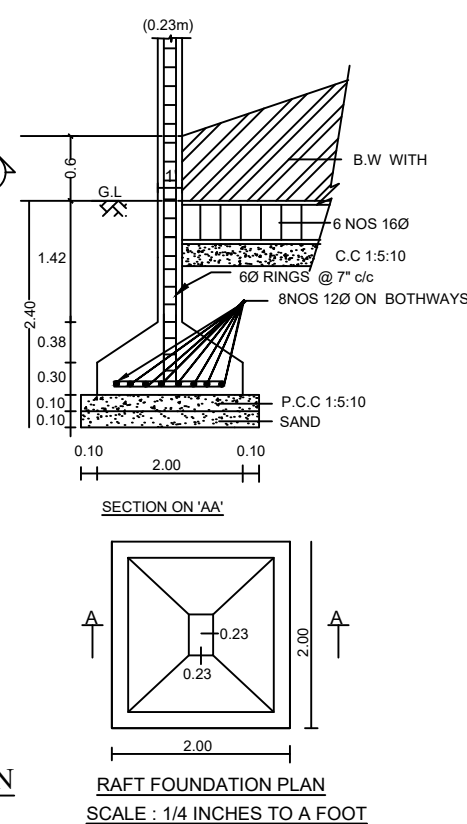
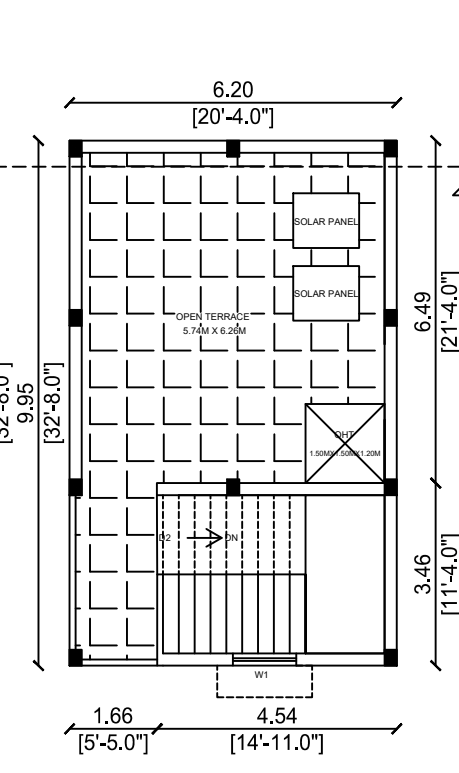
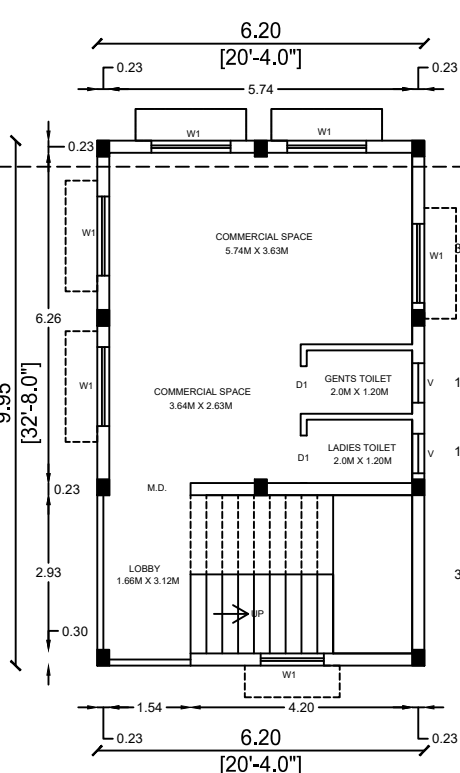
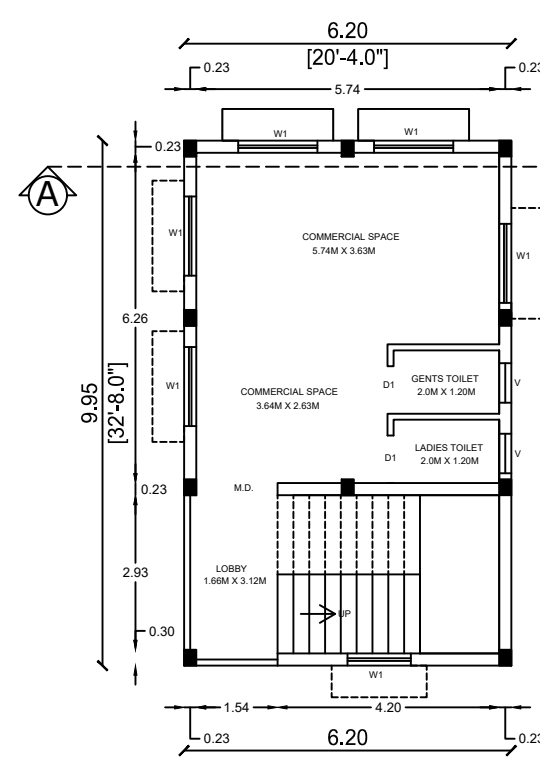
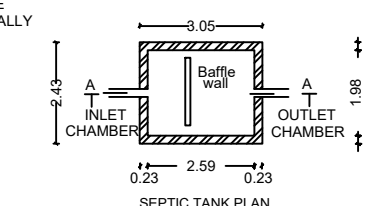
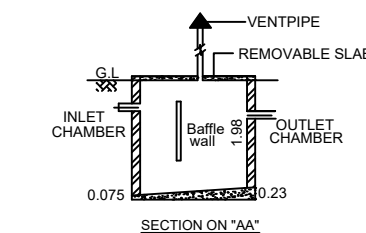
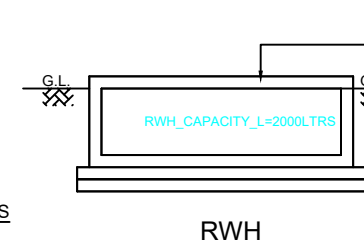
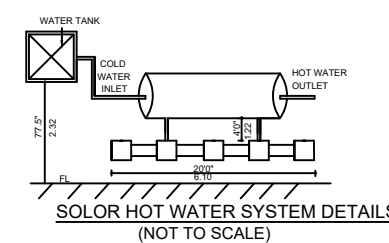
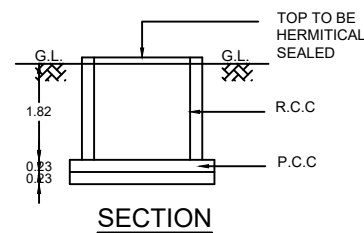
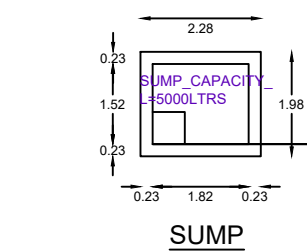
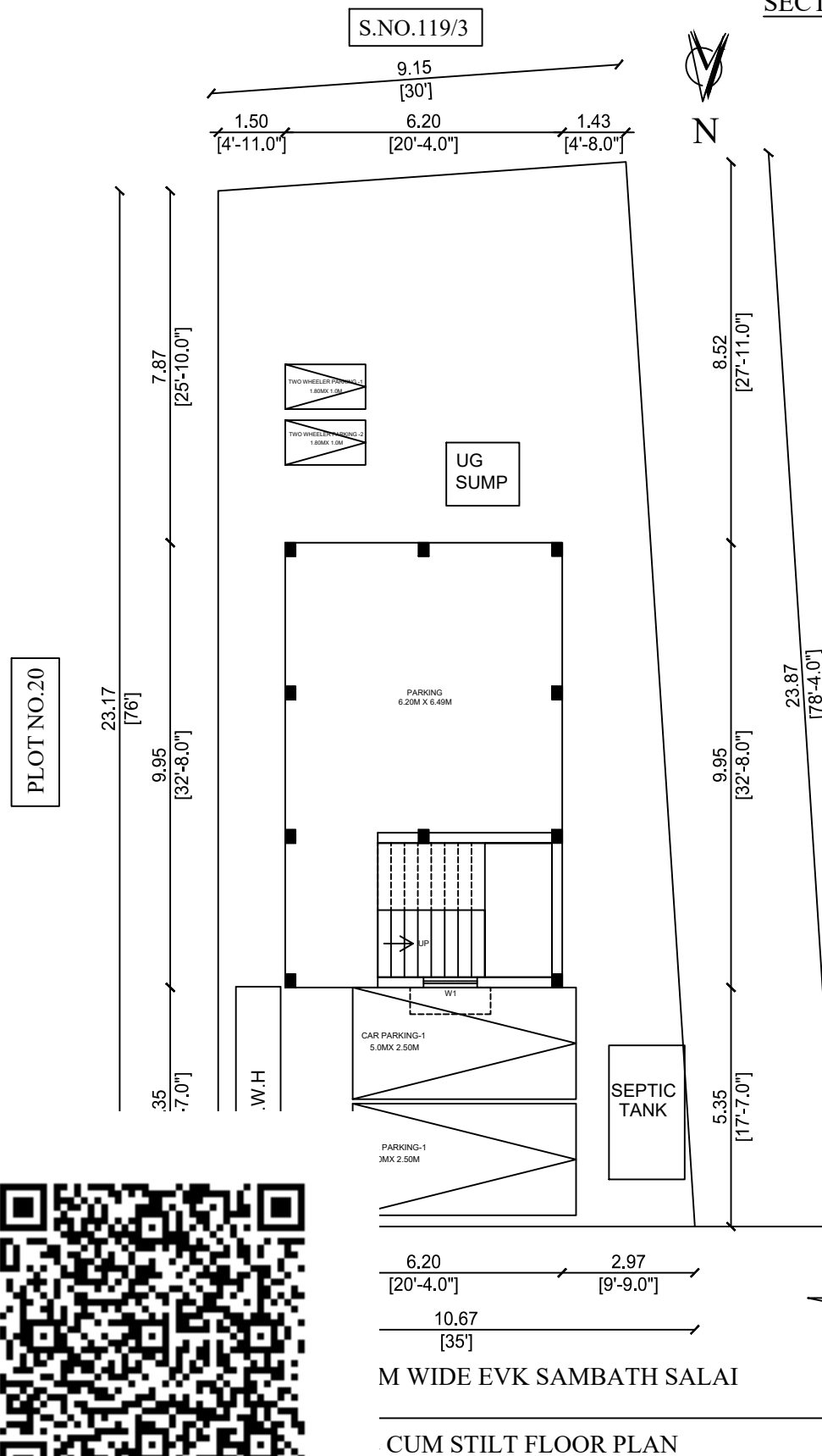
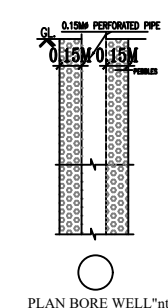
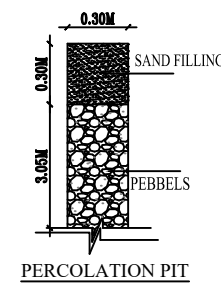
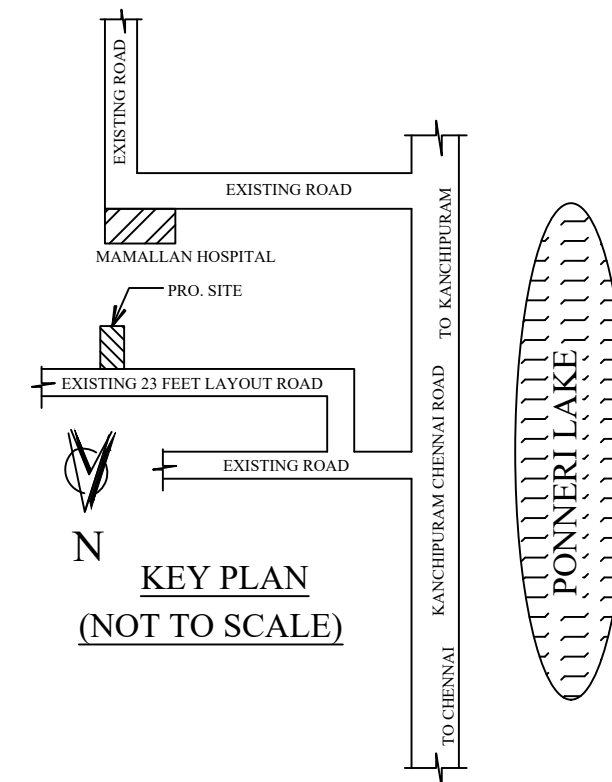
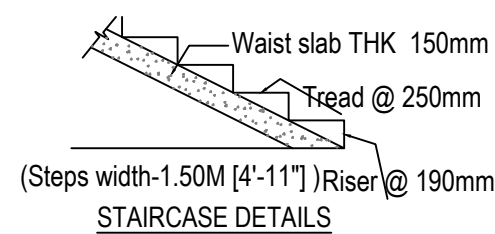
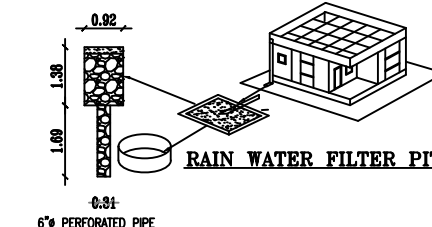
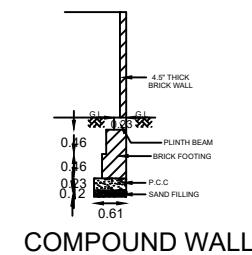
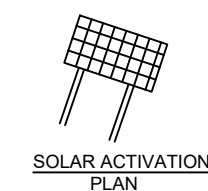
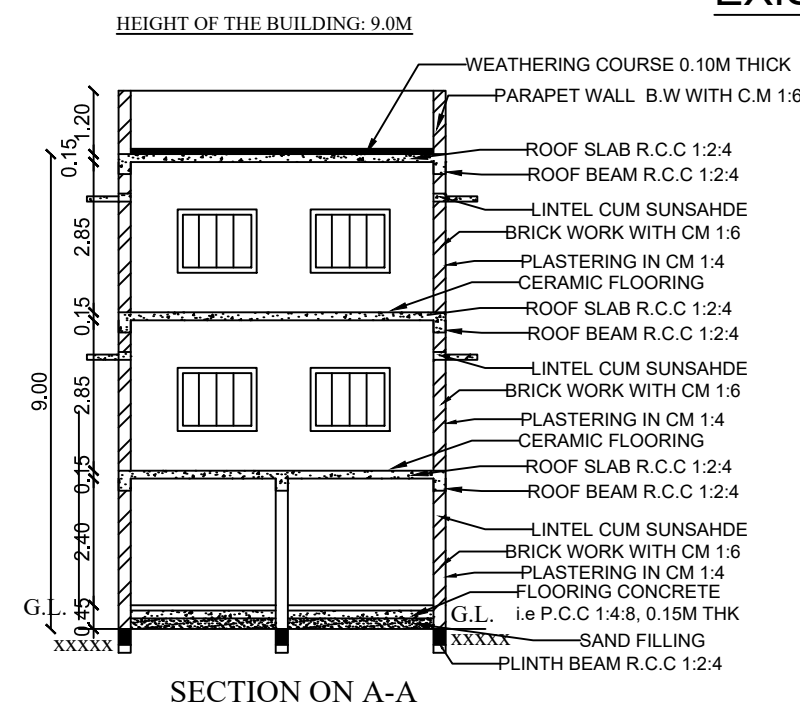
The approval as the planning authority issued it, reproduced in full behind this page.

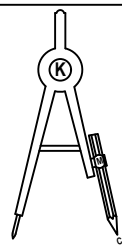
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF COMMERCIAL STILT FLOOR ,FIRST FLOOR & SECOND FLOOR BUILDING IN NO.19, IN ARANGANATHAN NAGAR, IN NEW S.NO.119/15, 119/2B & 119/2C, AS PER PATTa NO.10293, OF KONERIKUPPAM VILLAGE & PANCHAYAT, KANCHIPURAM PANCHAYAT UNION, KANCHIPURAM TALUK & DISTRICT



EXISTING BUILDING TO BE DEMOLISHED



KONERIKUPPAM PANCHAYAT KANCHIPURAM PANCHAYAT UNION				
AREA STATEMENT DETAIL :-				
AS PER DOCUMENT		232.42 Sq.mt	2502.50 Sq.ft	
AS PER PATTA		232.42 Sq.mt	2502.50 Sq.ft	
SUPER IMPOSED PLOT AREA		232.42 Sq.mt	2502.50 Sq.ft	
AREA STATEMENT OF THE PROPOSED BUILDING DETAIL :-				
SL.NO	DESCRIPTION	COMMERCIAL NET FSI AREA- SQ.M	NON FSI DEDUCTION AREA- SQ.M	TOTAL BUILD-UP AREA- SQ.M
1.	STILT FLOOR (Pro)	-	61.69	61.69
2.	FIRST FLOOR (Pro)	61.69	-	61.69
3.	SECOND FLOOR (Pro)	61.69	-	61.69
TOTAL FSI AREA - 123.38 Sq.mt / 1328.06 Sq.ft				
TOTAL NON FSI AREA - 61.69 Sq.mt / 664.03 Sq.ft				
TOTAL BUILT UP AREA - 185.07 Sq.mt / 1992.09 Sq.ft				
COMPOUND WALL - [10.67+23.17+23.87+9.15] = 66.86 R.M				
FSI DETAILS		PARKING DETAILS		
PLOT COVERAGE: 26.54% F S I (Floor Space Index) :- F S I :- 123.38 232.42 - FSI Area = 0.53		PARKING CATEGORY (COMMERCIAL):- FSI AREA : 137.67 Sqm		
		Parking Description	Required	Provided
		Car Parking Stalls	01 Nos	02 Nos
		Two Wheeler Parking Stalls Provided	01 Nos	02 Nos
SCHEDULE OF JOINERY				
TYPE	DESCRIPTION	SIZE		
M.D.	MAIN DOOR	1.50 x 2.10		
D	DOOR	0.90 x 2.10		
D1	DOOR - 1	0.75 x 2.10		
W	WINDOW	1.20 x 1.35		
V	VENTILATOR	1.00 x 0.60		
<u>COLOUR REFERENCE :</u> * EXISTING ROAD * SITE BOUNDARY * PROPOSED BUILDING		 SCALE 1:100		
FOUNDATION : COLUMN FOOTING OVER PCC AND SAND RC FOOTING OVER 150 THK PCC OVER 150 THK SAND SUPER STRUCTURE : BRICK WORKS IN CM 1:5 LINTELS, BEAMS AND SLABS IN RCC 1:2:4 PCC FLOORING FINISHED WITH MOSAIC TILES PLASTERING : INTERIOR WITH CM 1:4 EXTERIOR WITH CM1:5 CEILING WITH CM 1:3 : 3 COATS OF DISTEMPER FOR INNER WALLS : BEST INDIAN TEAKWOOD		 Drawing by :		
ALL DIMENSIONS ARE IN METER		Er.K.E.VIGNESHWARA, B.E., Msc.(Valuer)		
APPLICANT SIGNATURE:-				
 SMH VENTURES PVT. LTD. DIRECTOR  SMH VENTURES PVT. LTD. DIRECTOR				
FOR M/S SMH VENTURES PVT LTD				
 Er.K.E.VIGNESHWARA, B.E., Msc(Valuer)(Engg) KMC CONSTRUCTIONS CHARTERED CIVIL ENGINEER DTPC REGISTERED ENGINEER GRADE II REG NO: CG.DIST/REG-11/2024/08/008 No. 99/55A, ANNAI INDIRA GANDHI SALAI, KANCHIPURAM - 631 502. CELL: 7200529511				
REGISTERED ENGINEER				
Er.K.E.VIGNESHWARA, B.E., Msc(Valuer), KMC CONSTRUCTIONS No.96/55A, ANNAI INDIRA GANDHI SALAI, NEXT TO KANCHIPURAM CORPORATION OFFICE, KANCHIPURAM 631 502. @7200529511 kmcconstructions@outlook.com				
				

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.

