

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.

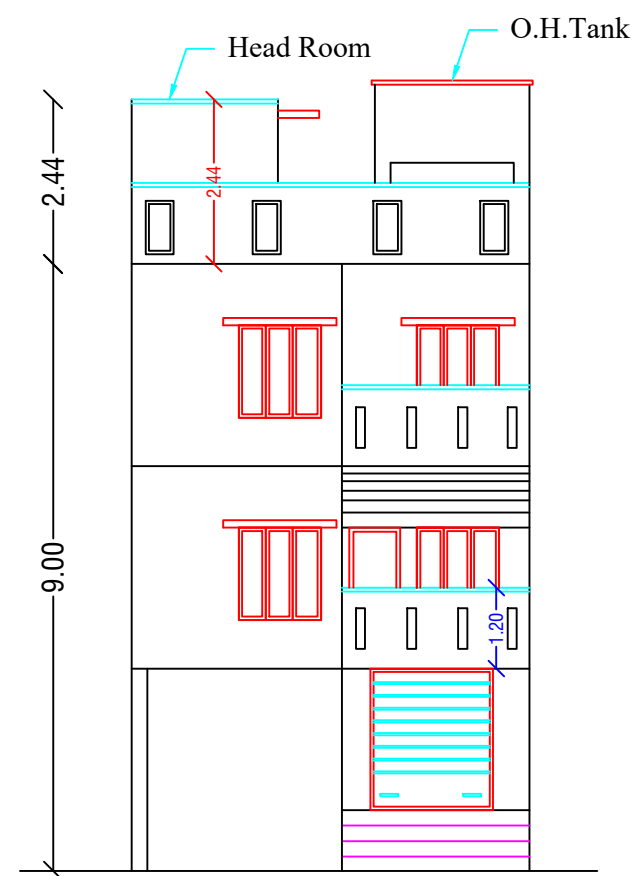
PLAN SHOWING THE PROPOSED DEMOLITION AND RECONSTRUCTION OF STILT[PART] GROUND [PART], FIRST, SECOND FLOOR OFFICE / RESIDENTIAL BUILDING IN

PLOT NO. 2 & 3A [EAST], DEVIKARUMARIAMMAN NAGAR, KOLAPAKKAM, CHENNAI . COMPRISED IN SURVEY NUMBER : 41 / 4A2 (AS PER PATTa) , PATTa NO. 2874, KOLAPAKKAM VILLAGE,

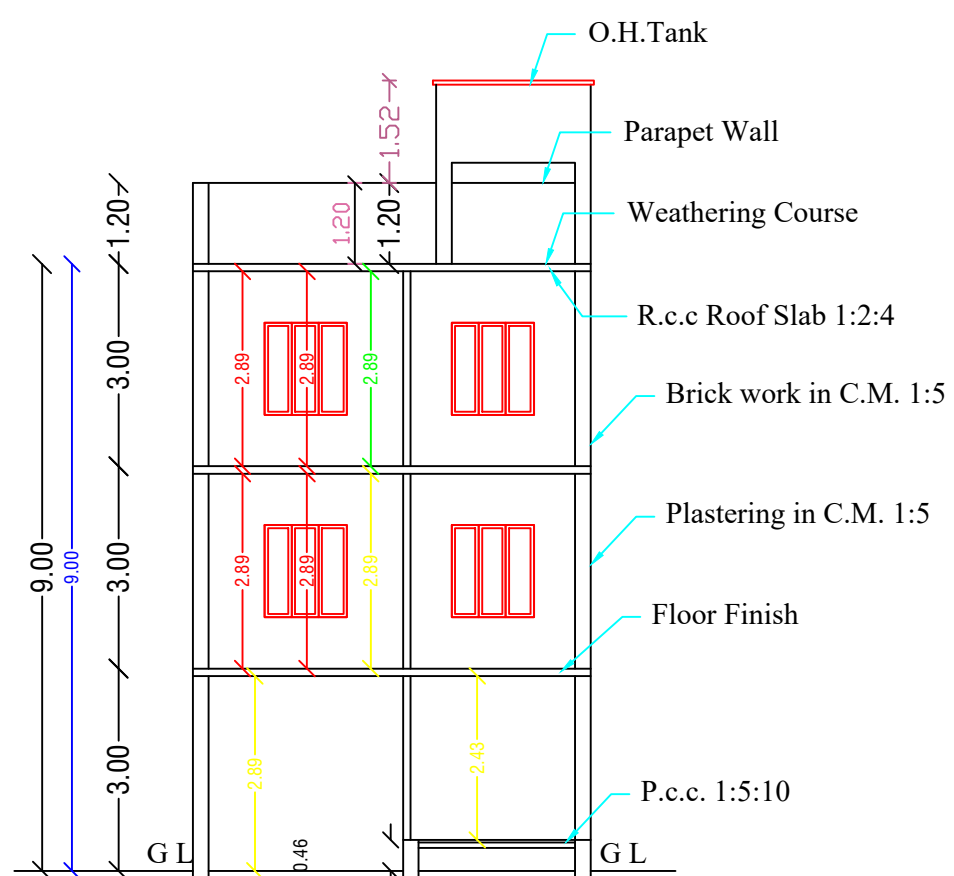
KOLAPAKKAM VILLAGE, KUNDRATHUR TALUK, KANCHEEPURAM DISTRICT, KUNDRATHUR PANCHAYAT UNION @ PADAPPAL.

NOTE :- i) Earlier subdivision approved no.
Planning permit no. 0812 / 2015, D.DIS.No. 2073 / 15 A3,
Dated. 27.08.2015, Lr.no. 45 / 2015 - 2018, Dated : 19.10.2015.

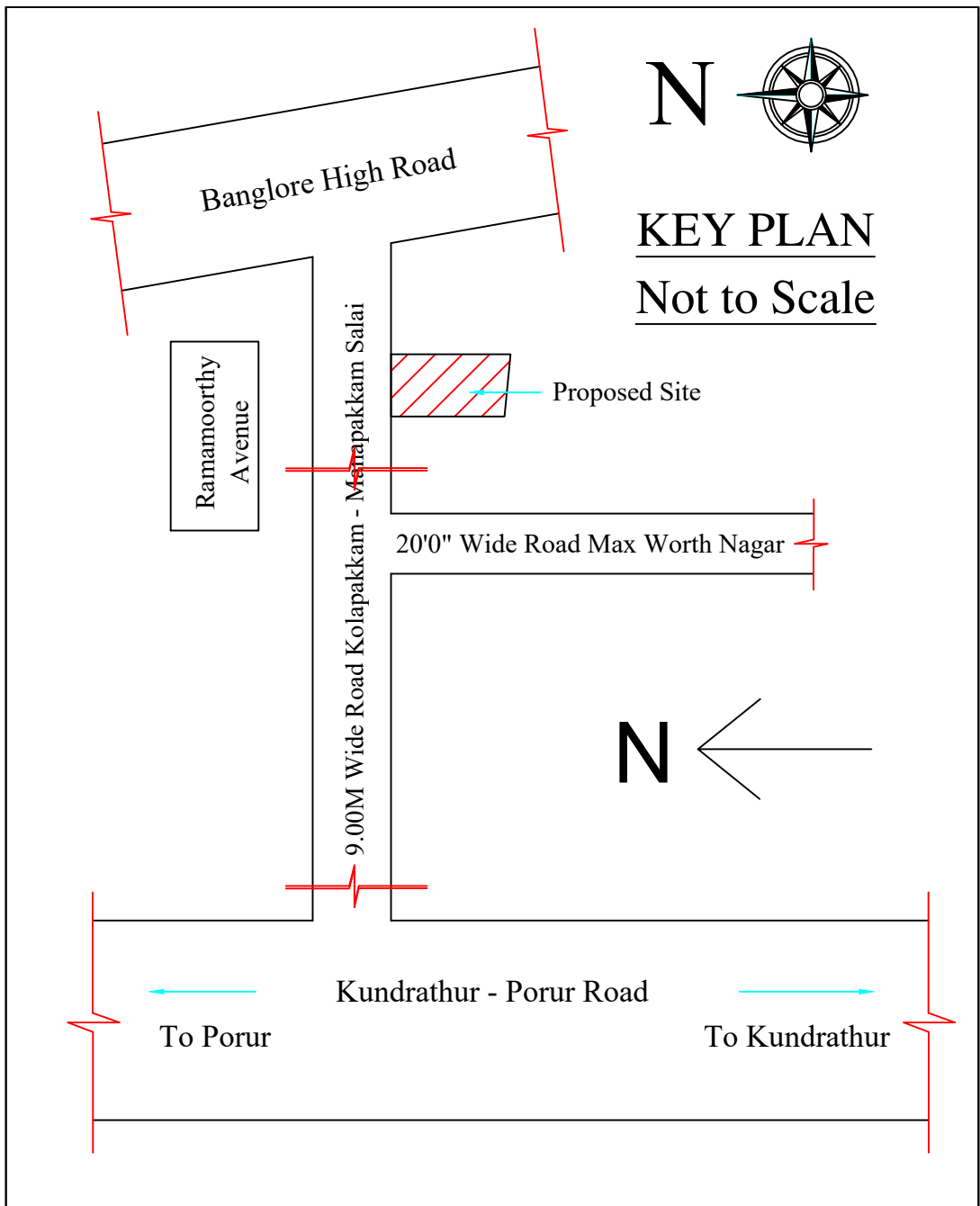
ii) Earlier Building approved no.
Planning permit no. 0155 / 2016, D.DIS.No. 0588 / 16 A3,
Dated. 20.04.2016, Lr.no. 10 / 2016 - 2017, Dated : 02.06.2016.



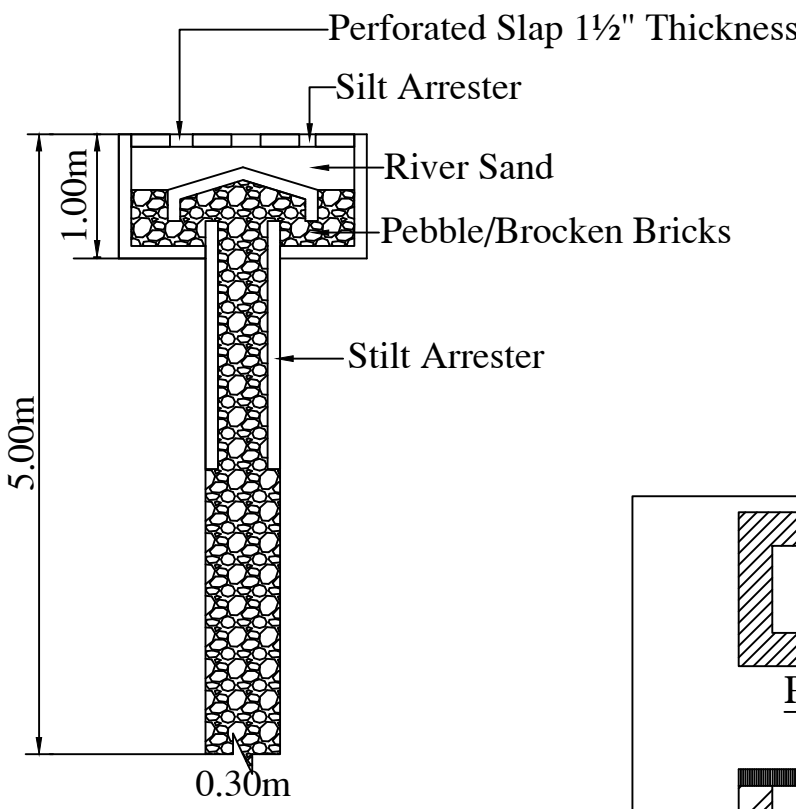
ELEVATION
(Proposed)



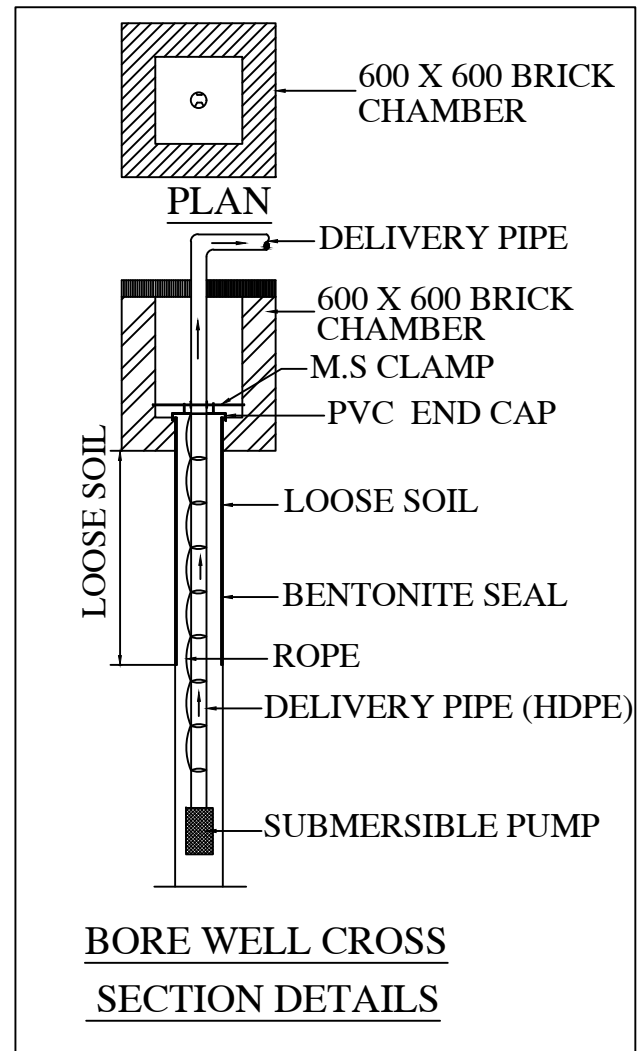
SECTION ON A - B
(Proposed)



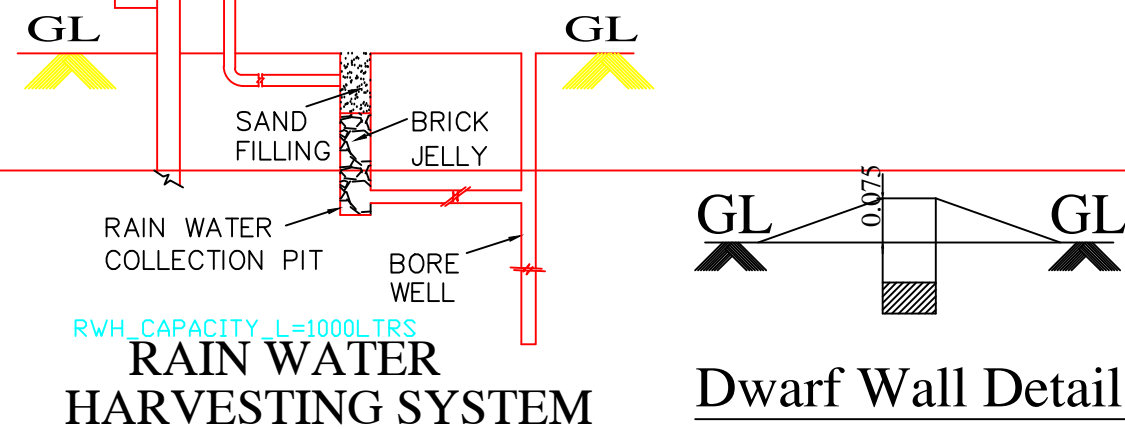
KEY PLAN
Not to Scale



PERCOLATION PIT

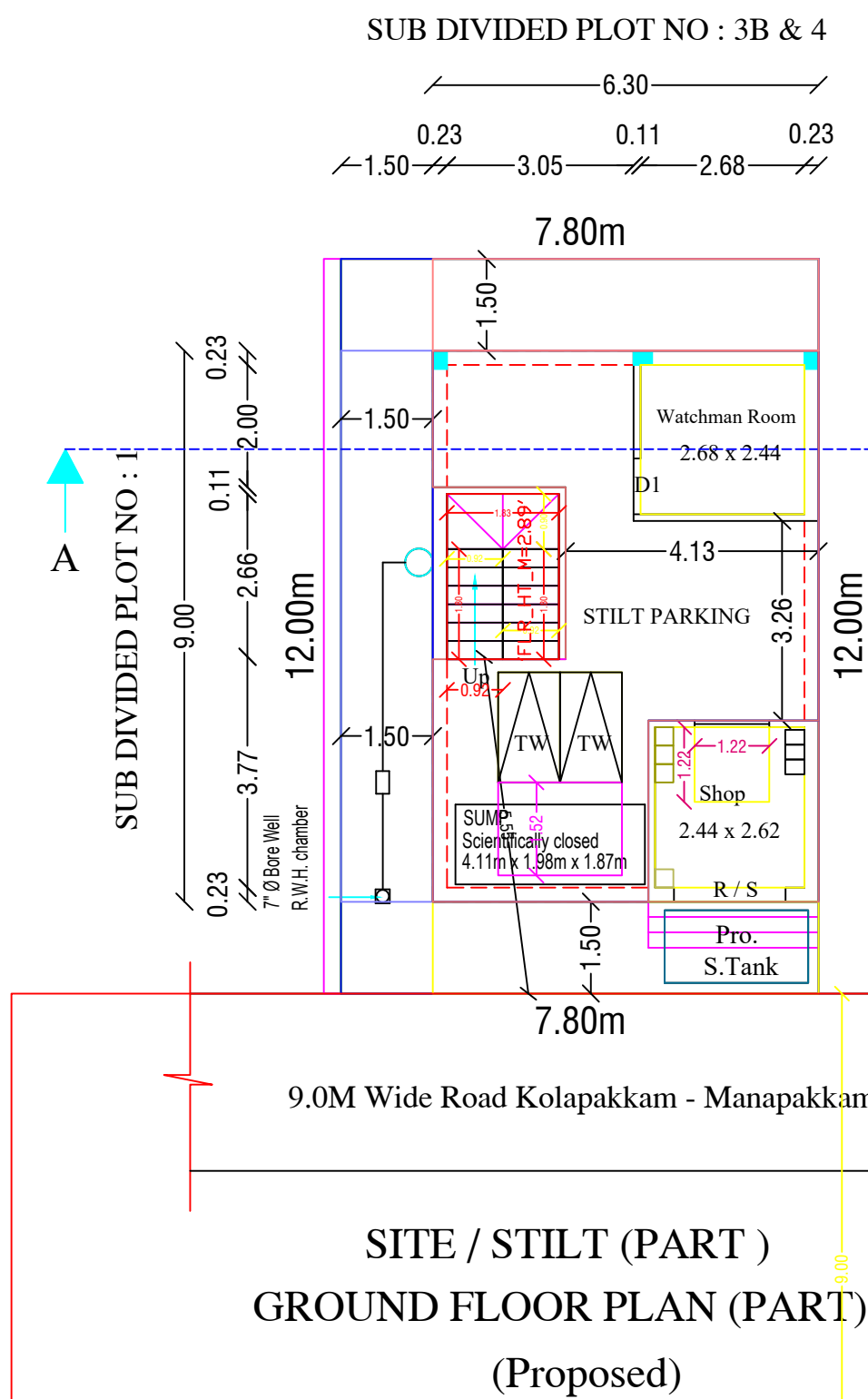


BORE WELL CROSS
SECTION DETAILS

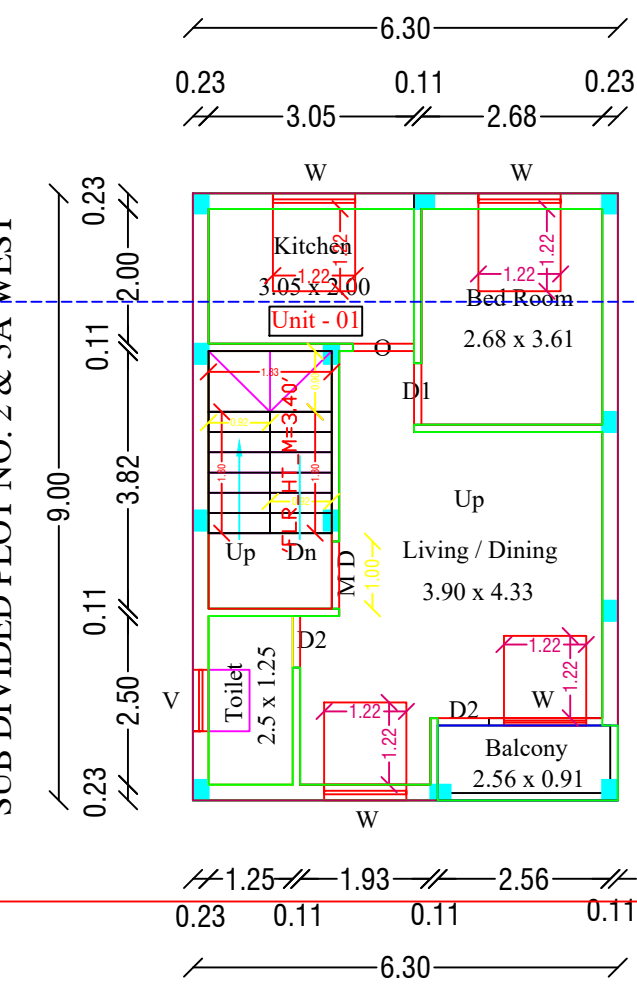


RAIN WATER
HARVESTING SYSTEM

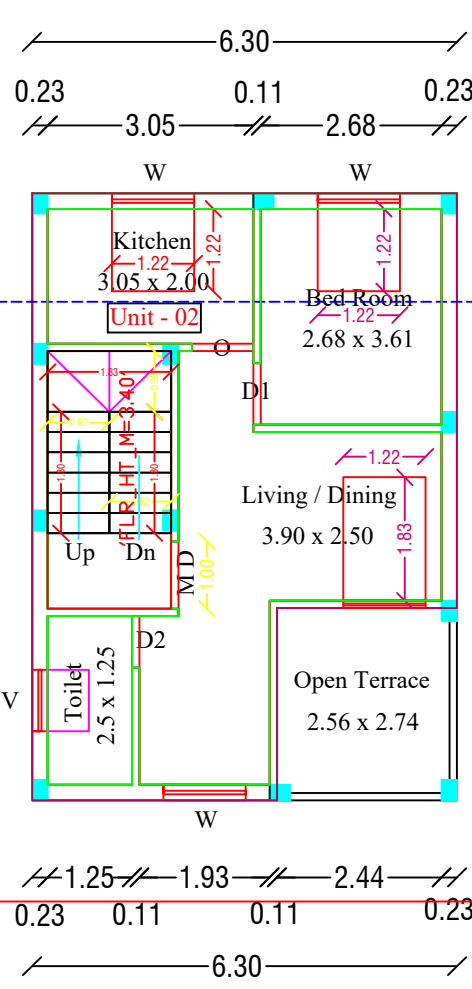
Dwarf Wall Details



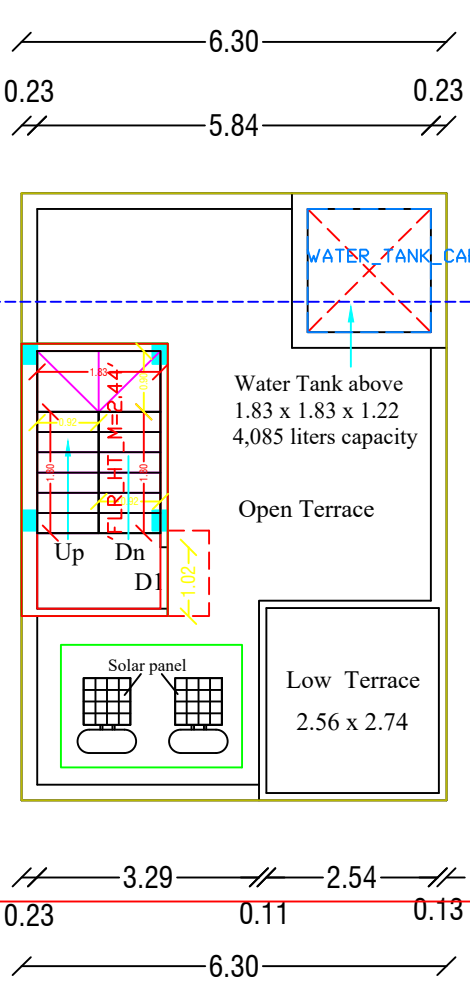
SITE / STILT (PART)
GROUND FLOOR PLAN (PART)
(Proposed)



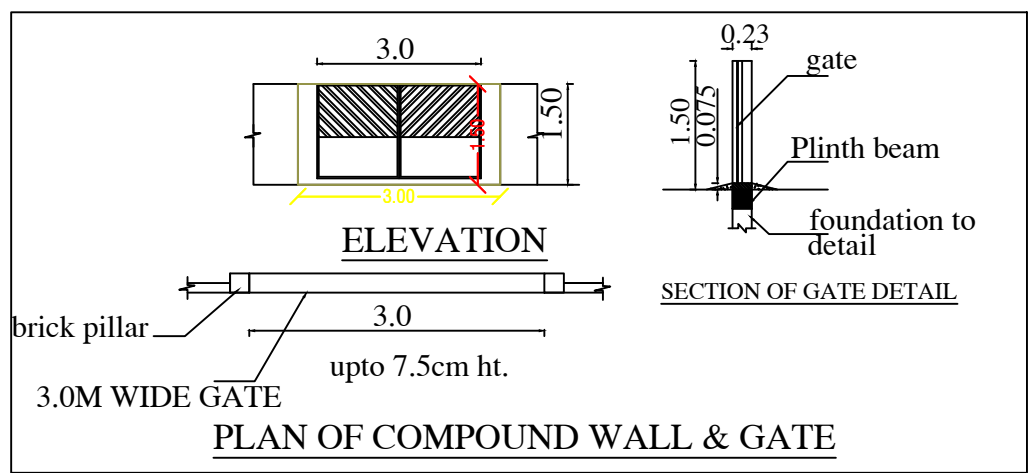
FIRST FLOOR PLAN
(Proposed)



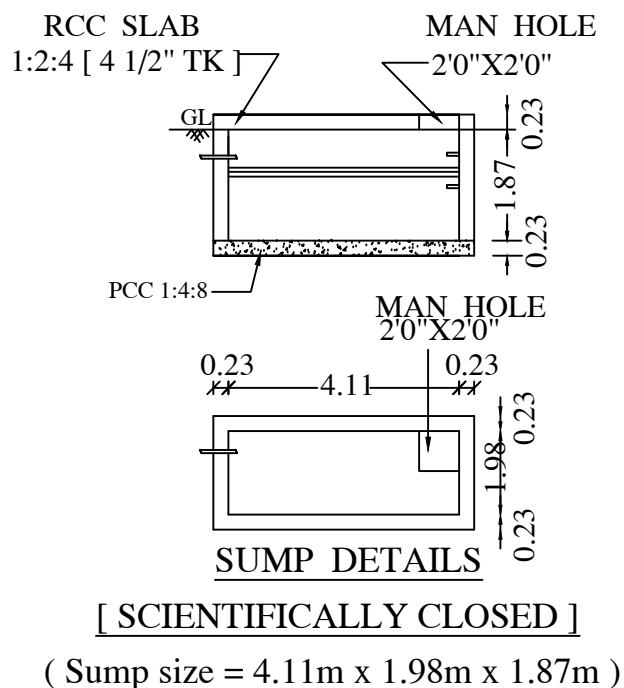
SECOND FLOOR PLAN
(PART)
(Proposed)



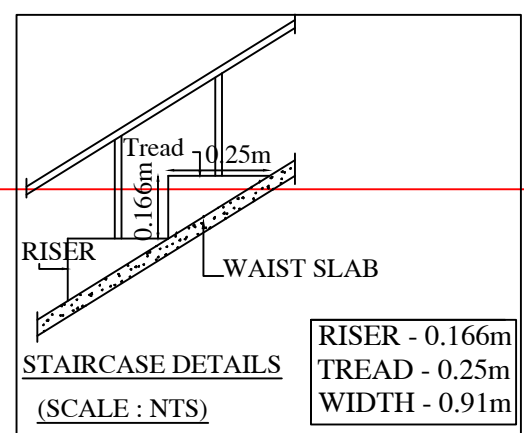
TERRACE FLOOR PLAN
(Proposed)



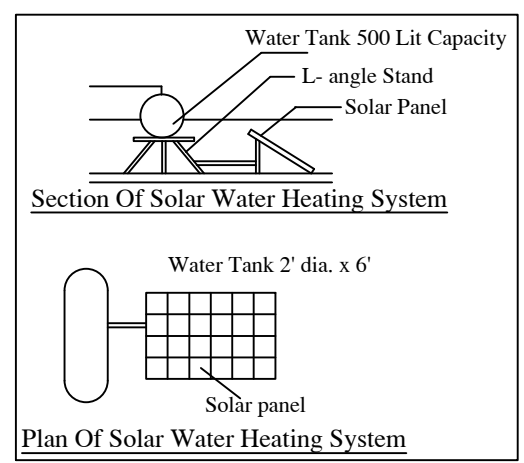
PLAN OF COMPOUND WALL & GATE



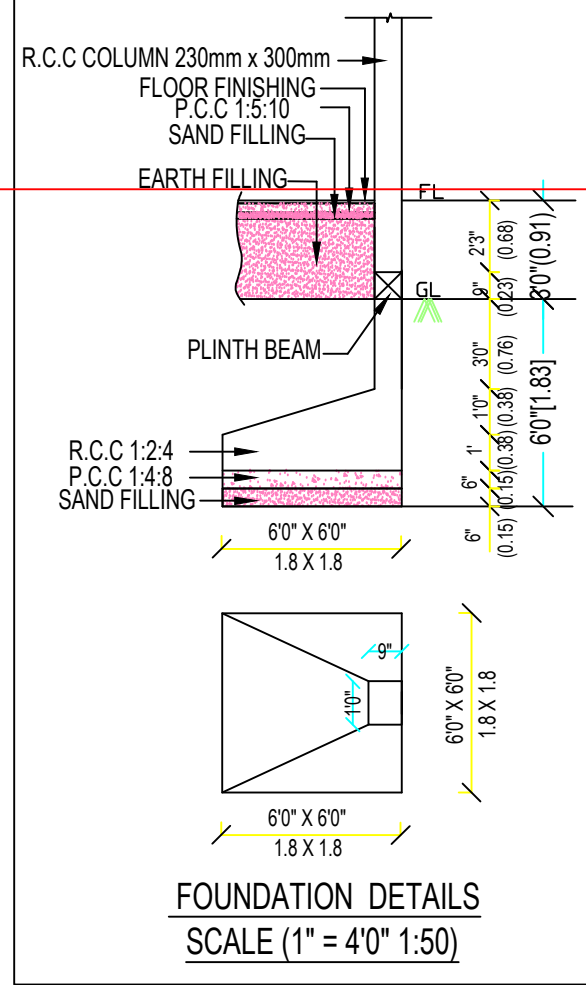
SUMP DETAILS
[SCIENTIFICALLY CLOSED]
(Sump size = 4.11m x 1.98m x 1.87m)



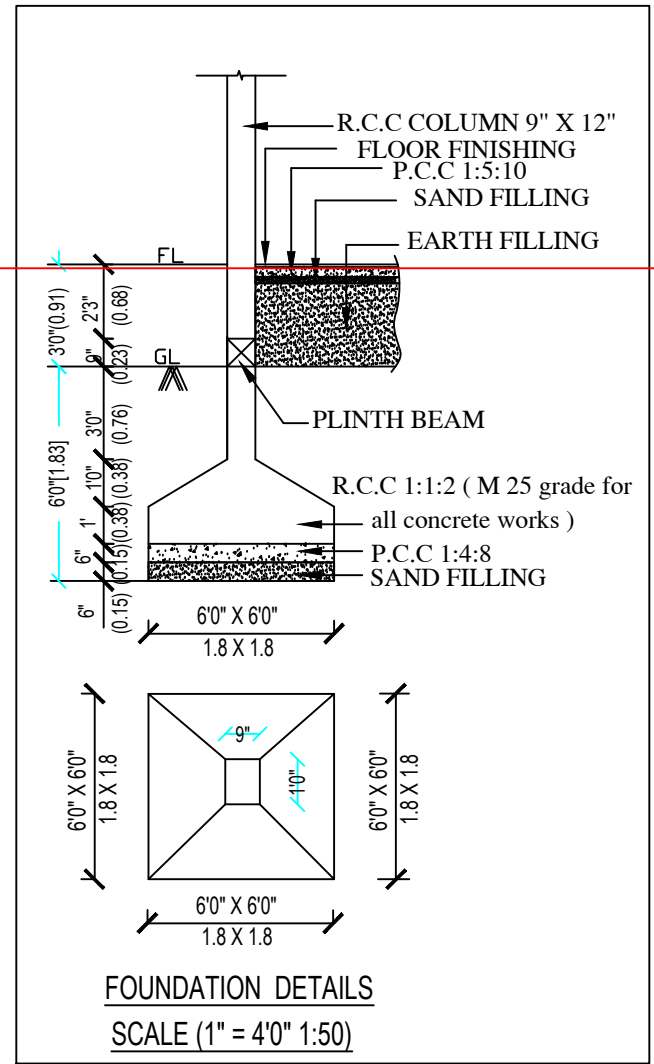
STAIRCASE DETAILS
(SCALE : NTS)



Section Of Solar Water Heating System
Water Tank 500 Lit Capacity
Solar Panel
Water Tank 2' dia. x 6'



FOUNDATION DETAILS
SCALE (1" = 40" 1:50)



FOUNDATION DETAILS
SCALE (1" = 40" 1:50)

QR CODE :

EXTENT (AS PER DOC.) - 1060.0 Sq.ft / 98.51Sq.m
EXTENT (AS PER PATTa) - 968.04 Sq.ft / 90.0 Sq.m
EXTENT (AS PER SITE) - 1060.0 Sq.ft / 98.51Sq.m

	Residential		Total Builtup Area
	FSI Area	Non-FSI Area	
Area of the Ground Floor Shop (Part)	6.39	----	6.39
Area of the Stilt Floor Parking (Part)	----	48.47	48.47
Area of the First Floor Residential	56.70	----	56.70
Area of the Second Floor Residential (Part)	49.09	----	49.09
Area of the Terrace Floor	----	8.77	8.77
Total area of the building	112.18	57.24	169.42

F.S.I = $\frac{\text{FSI Area}}{\text{Site Area}} = \frac{112.18}{90.0} = 1.24$, Coverage = 63.0%

Schedule of Joinery		
Description	Feet	Metre
MD - Main Door	3'3" x 7'0"	1.00 x 2.13
D1 - Door	3'0" x 7'0"	0.91 x 2.13
D2 - Door	2'6" x 7'0"	0.76 x 2.13
W - Window	4'0" x 4'0"	1.22 x 1.22
FW - Window	4'6" x 6'0"	1.37 x 1.83
V - Ventilation	3'0" x 2'0"	0.91 x 0.61

SPECIFICATION:-

FOUNDATION : COLUMN FOOTING
BRICK WORK : C.M 1:5 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 SLAB ONE LAYER OF COUNTRY TILES

COLOUR INDEX:-	
PROPOSED	
ROAD	
BOUNDARY	

SCALE: 1"=8'-0" (1:100)

GODAVARI

APPLICANT SIGNATURE

Er.P.S.J. PALANIRAJAN
Registered Engineer & Consulting Engineer,
CMDA - Registration No. RE / GR-III / 19/02/005
GCC - Registration No: RE 300242019
SWATHISH ASSOCIATES
(Architects - Planners - Builders)
18/7, Arcot Road, Valasaravakkam, Ch-87,
Cell: 9841223498 Of: 044 - 4271 6068
Email: swathish_builders@yahoo.in

REGISTERED ARCHITECT
ENGINEER SIGNATURE

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.

