

PP

APPROVAL RECORD

Planning Permission

Kancheepuram district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

DTCP

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.

APPLICATION NO-SWP/BPA/787574/2026
SCRUTINY REFERENCE NUMBER-ZFEJWV24
SITE BOUNDARY SHOWN AS A TO D
BUILDING PLANNING PERMISSION NO.
SWP/Residential Building/D.D./D.T.C.P.(KPM)NO.13/2026

PLAN SHOWING THE PROPOSED CONSTRUCTION OF
RESIDENTIAL BUILDING AT "PERIYA STREET",
IN OLD S.NO.33/1A, AS PER PATT A NEW S.NO.239/15,
NATHAM PATT A NO:2, OF SERPANACHERY VILLAGE
AND PANCHAYAT, (KUNDRATHUR PANCHAYAT UNION)
KUNDRATHUR TALUK, KANCHEEPURAM DISTRICT.

OWNER'S NAME : Mr.M.XAVIER

All Dimension Are in Meter

SCALE:1:100

JOINERY DETAILS

ROLLING SHELTER	R/S	3.00X2.13
DOOR	D	1.20X2.13
DOOR	D1	1.00X2.13
SLIDING DOOR	SD	1.50X2.13
DOOR	D2	0.76X2.13
WINDOW	W	1.50X1.22
WINDOW	W1	0.91X2.13
WINDOW	W2	1.00X1.22
JALLY	J	1.50X1.22
VENTILATOR	V	0.76X0.76
LIFT DOOR	LD	1.00X2.13

AREA DETAILS IN SQ.MT

PLOT EXTENT (AS PER DOCUMENT)	-	984.00 Sq.Mt
PLOT EXTENT (AS PER PATT A)	-	984.00 Sq.Mt
PLOT EXTENT (AS PER FMB)	-	984.00 Sq.Mt

DESCRIPTION	FSI AREA Sqm	NON FSI AREA Sqm	BUILTUP AREA Sqm
STILT FLOOR	-	714.47	714.47
FIRST FLOOR (8 DWELLING)	679.58	-	679.58
SECOND FLOOR (8 DWELLING)	679.58	-	679.58
THIRD FLOOR (7 DWELLING)	591.35	-	591.35
HEAD ROOM & LMR	-	58.66	58.66
WATER TANK	-	34.74	34.74
SUMP	-	11.38	11.38
SEPTIC TANK	-	5.69	5.69
SECURITY CABIN	-	25.28	25.28
ELECTRICAL ROOM	-	32.44	32.44
TOTAL AREA	1950.51	882.66	2833.17

COVERAGE AREA:- (679.58/984.00)X100 - 69.06%

FSI :- (1950.51/984.00) - 1.98

TOTAL NUMBER OF DWELLING UNITS - 23Nos

FLOOR UNIT DETAILS		
F.FLOOR UNIT AREA	S.FLOOR UNIT AREA	T.FLOOR UNIT AREA
F1 - 92.54 SQ.M	S1 - 92.54 SQ.M	T1 - 57.27 SQ.M
F2 - 57.27 SQ.M	S2 - 57.27 SQ.M	T2 - 75.16 SQ.M
F3 - 75.16 SQ.M	S3 - 75.16 SQ.M	T3 - 66.51 SQ.M
F4 - 66.51 SQ.M	S4 - 66.51 SQ.M	T4 - 76.20 SQ.M
F5 - 76.20 SQ.M	S5 - 76.20 SQ.M	T5 - 71.23 SQ.M
F6 - 71.23 SQ.M	S6 - 71.23 SQ.M	T6 - 93.54 SQ.M
F7 - 93.54 SQ.M	S7 - 93.54 SQ.M	T7 - 70.02 SQ.M
F8 - 70.02 SQ.M	S8 - 70.02 SQ.M	

PARKING DETAILS

PARKING	REQUIRED	PROVIDED
CAR PARKING	11 Nos	19 Nos
DA CAR PARKING	01 Nos	01 Nos
TWO WHEELER PARKING	18 Nos	33 Nos
DA WHEELER PARKING	01 Nos	02 Nos

SANITATION DETAILS

DESCRIPTION	REQUIRED	AVAILABLE
WATER CLOSET	23 No	43 No

COLOUR INDEX

PROPOSED	FE ▼ FIRE EXTINGUISHER	N
EXG.ROAD	FA ▲ FIRE ALARM	
SITE BOUNDARY		

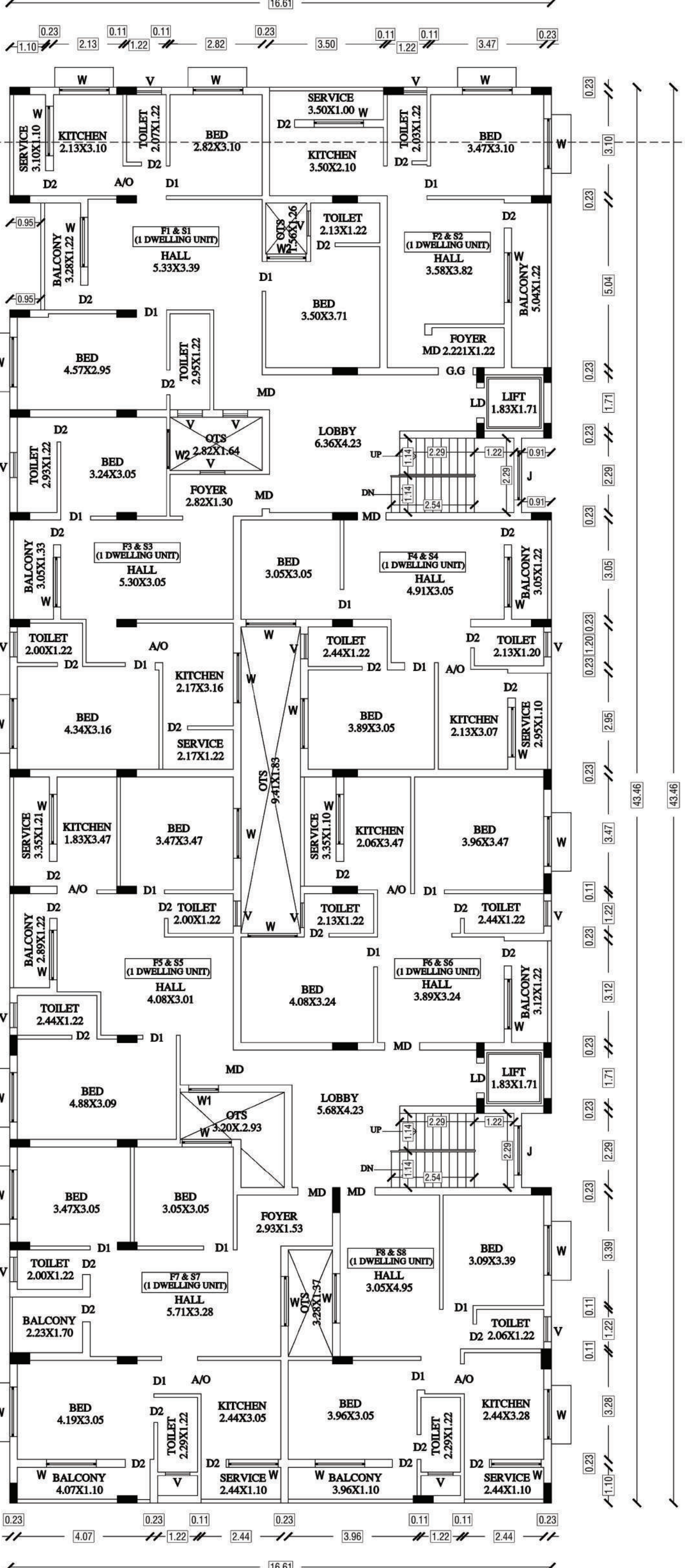
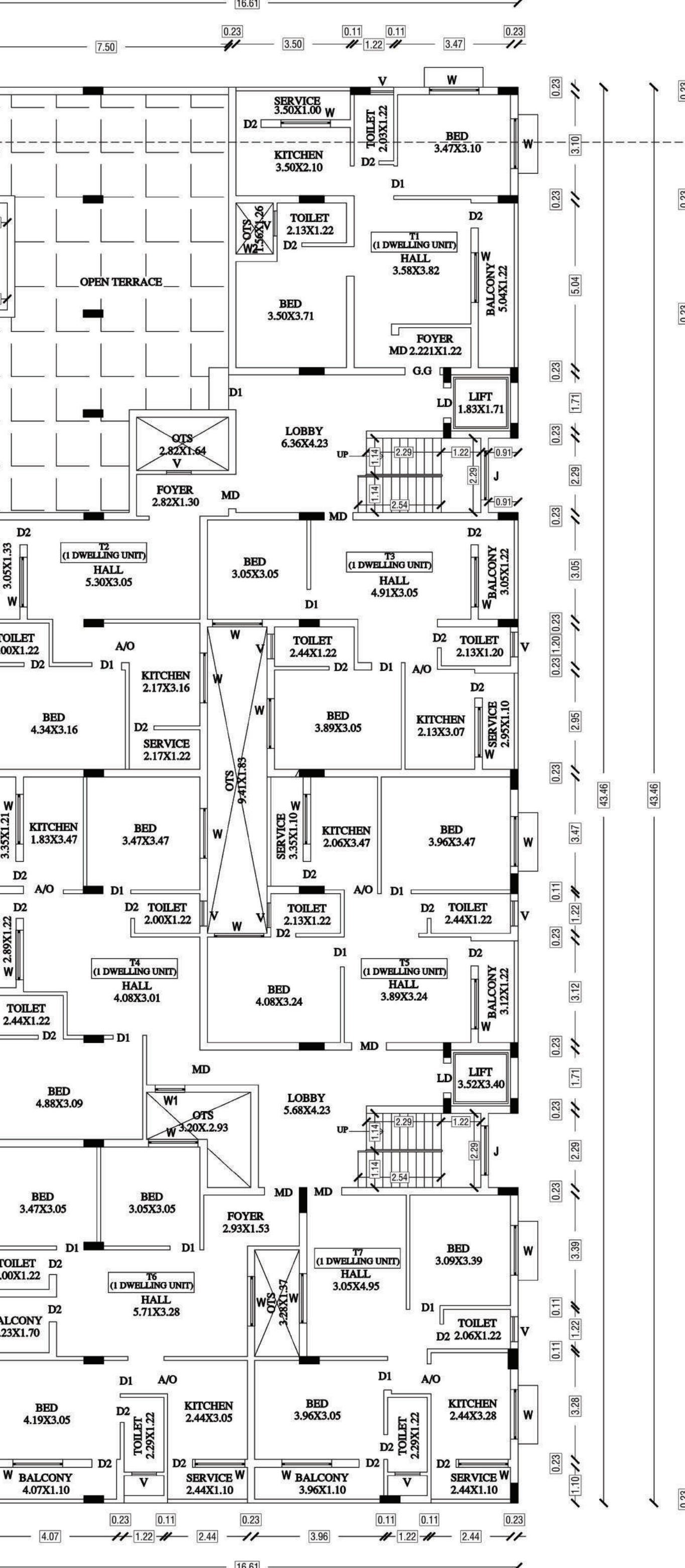
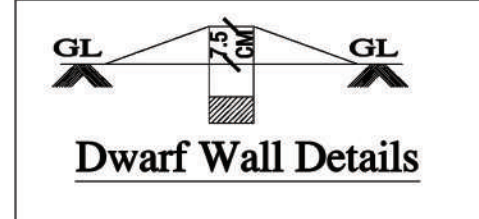
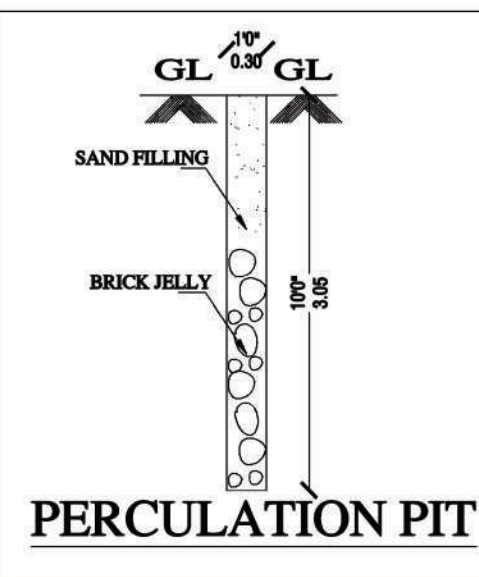
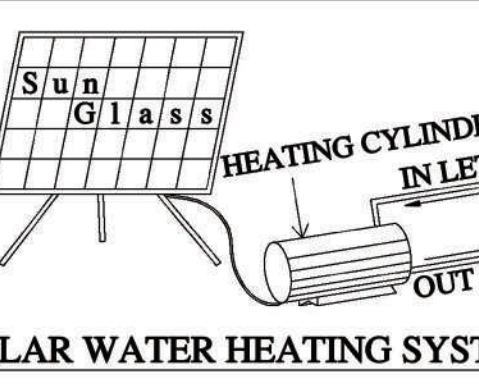
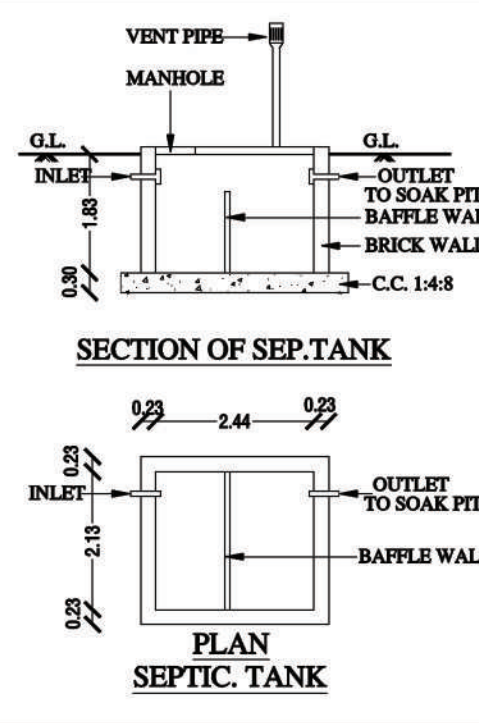
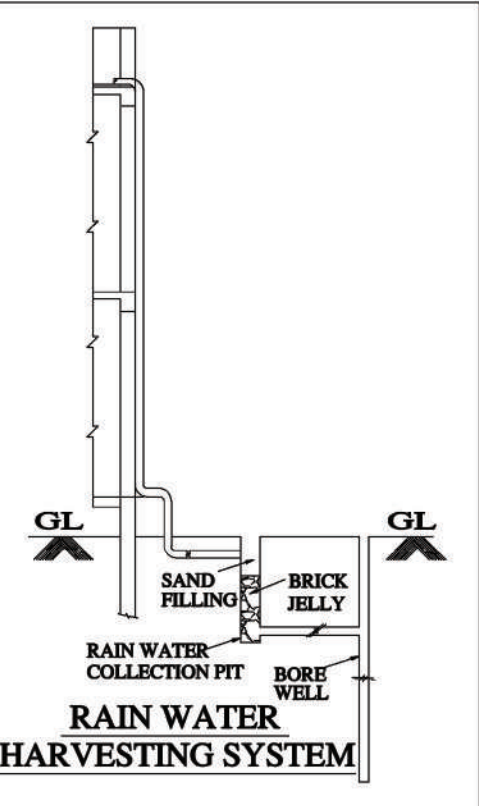
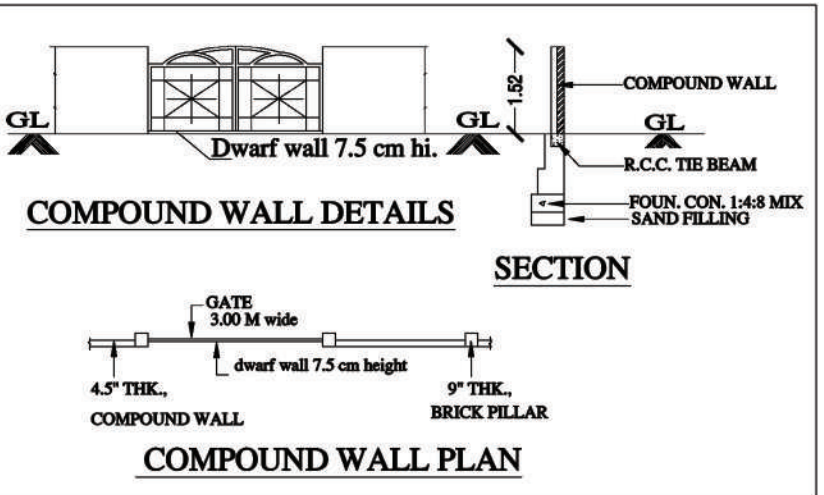
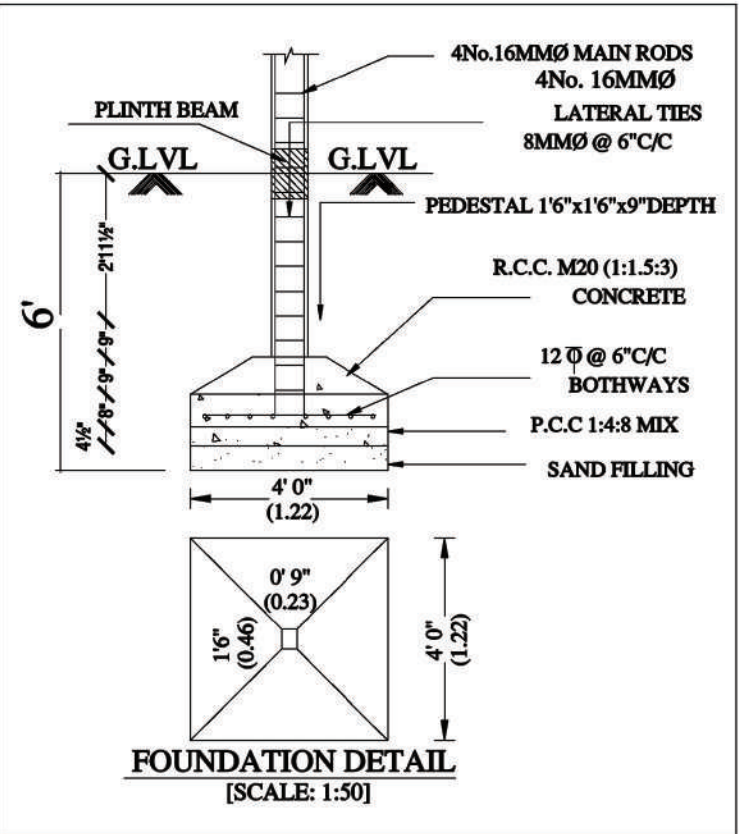
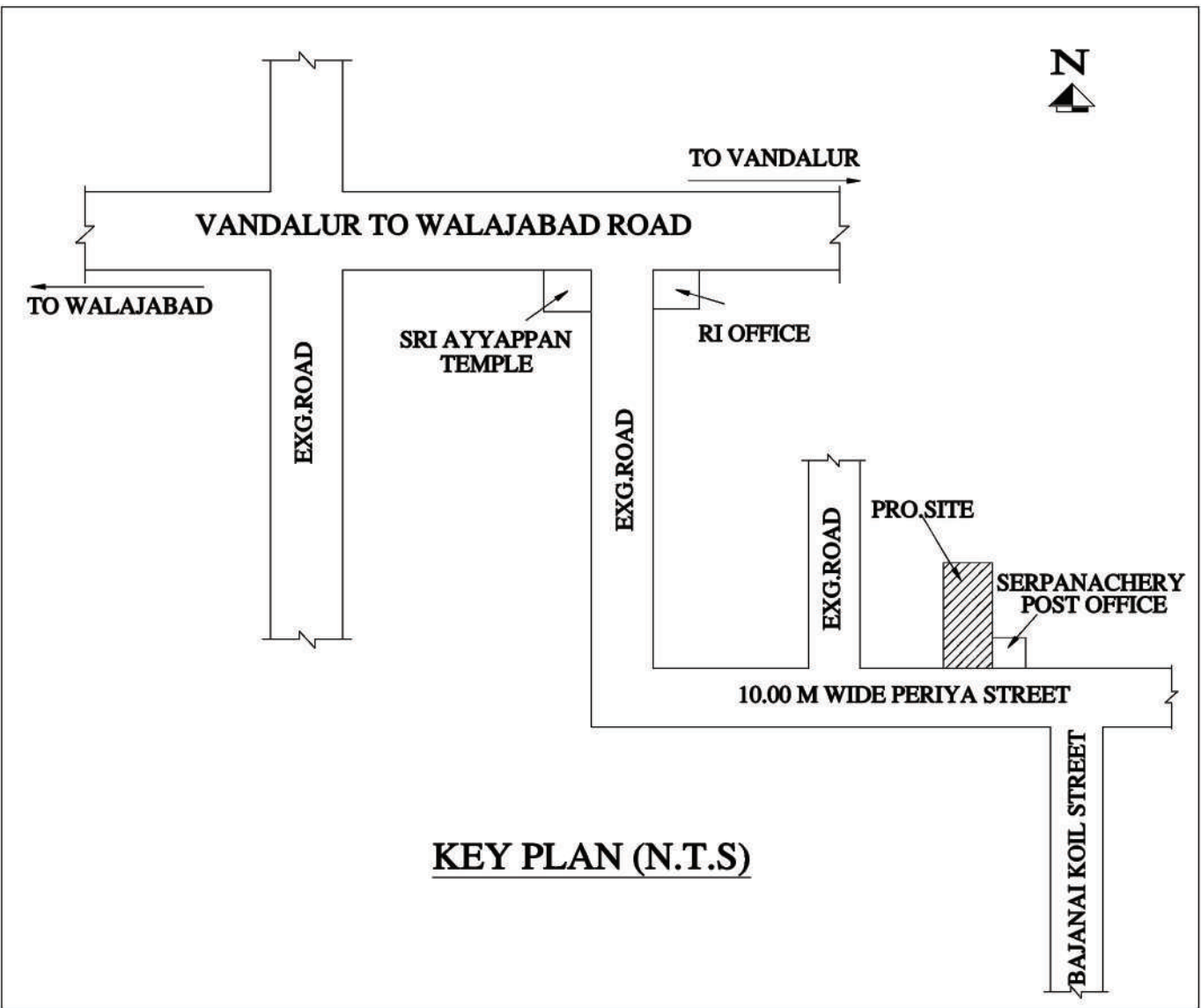
OWNER:-

Br.A.SENTHIL KUMAR
M.Tech. (Struc), MIE, CE,
HAYDANS ENGINEERS
Registered Structural Engineer Grade 1
District Town & Country Planner
Reg.No.TVLR/RSE/Gr-1/2021/11/000

STRUCTURAL ENGINEER:

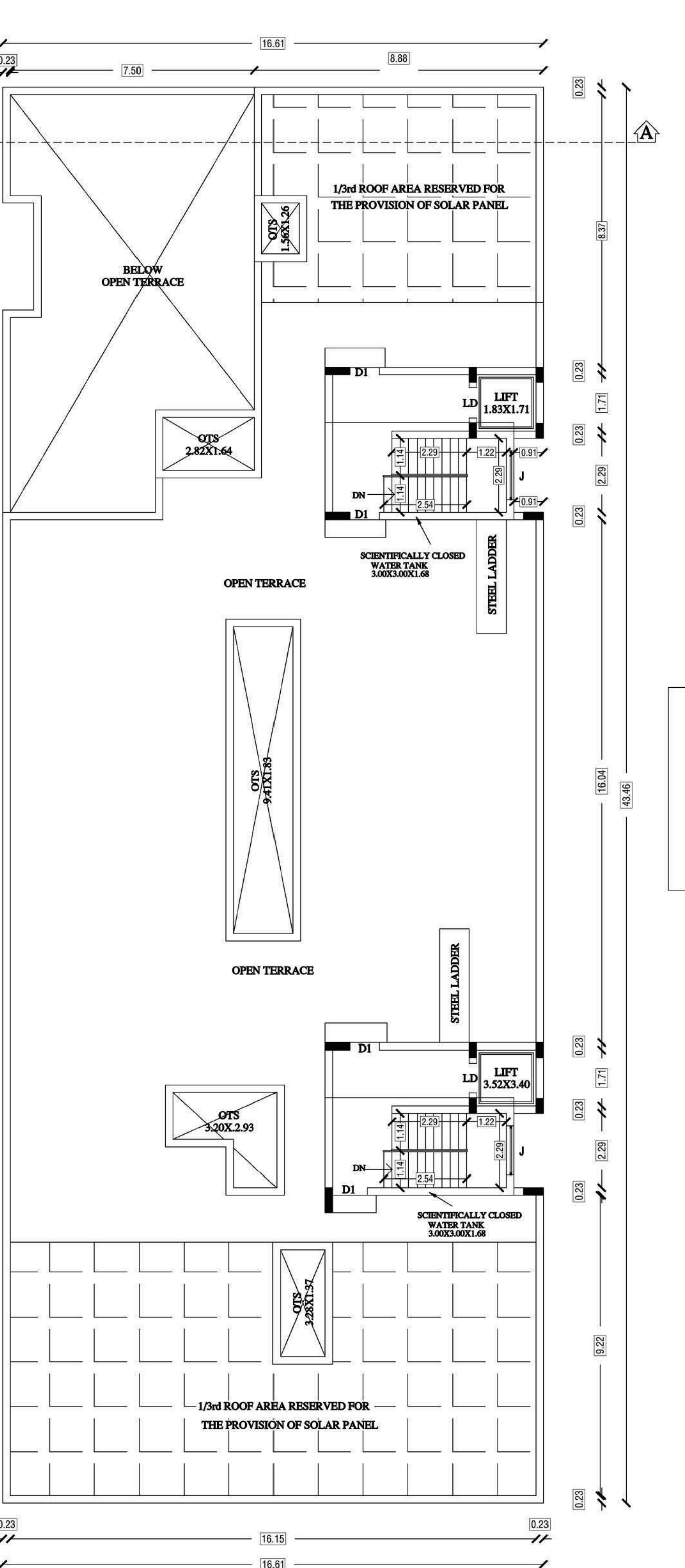
R. GANESAN, B.Tech.
REGISTERED ENGINEER (DTCP)
CGDIST/RE/Gr-1/2024/09/009
ROYAL PLANNERS
No. 29/6, Phoenix Towers,
Venkatesan Street, West Tambaram,
Chennai - 600045. Ph: 044 - 2226 4216

REGISTERED ENGINEER:

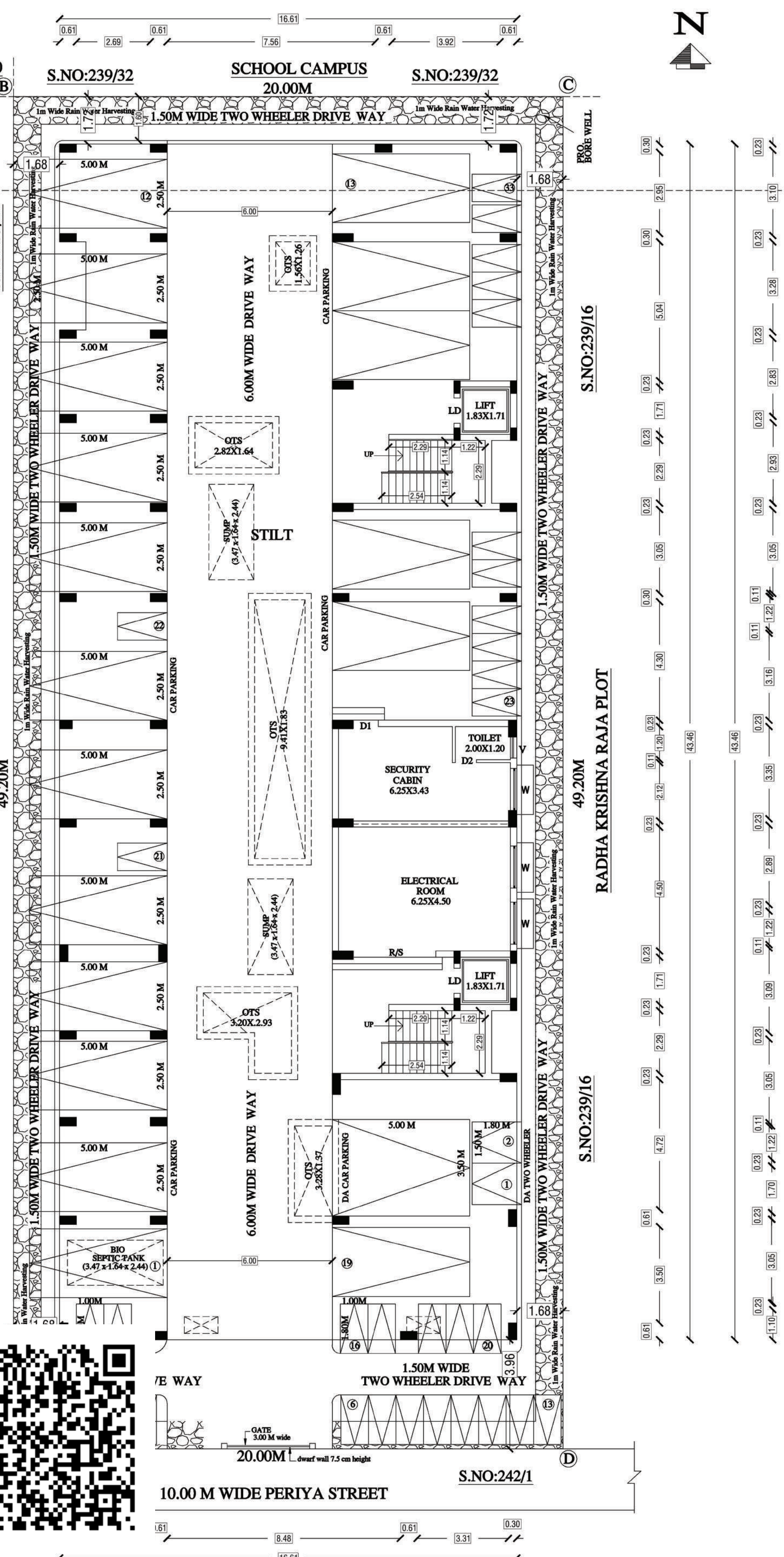
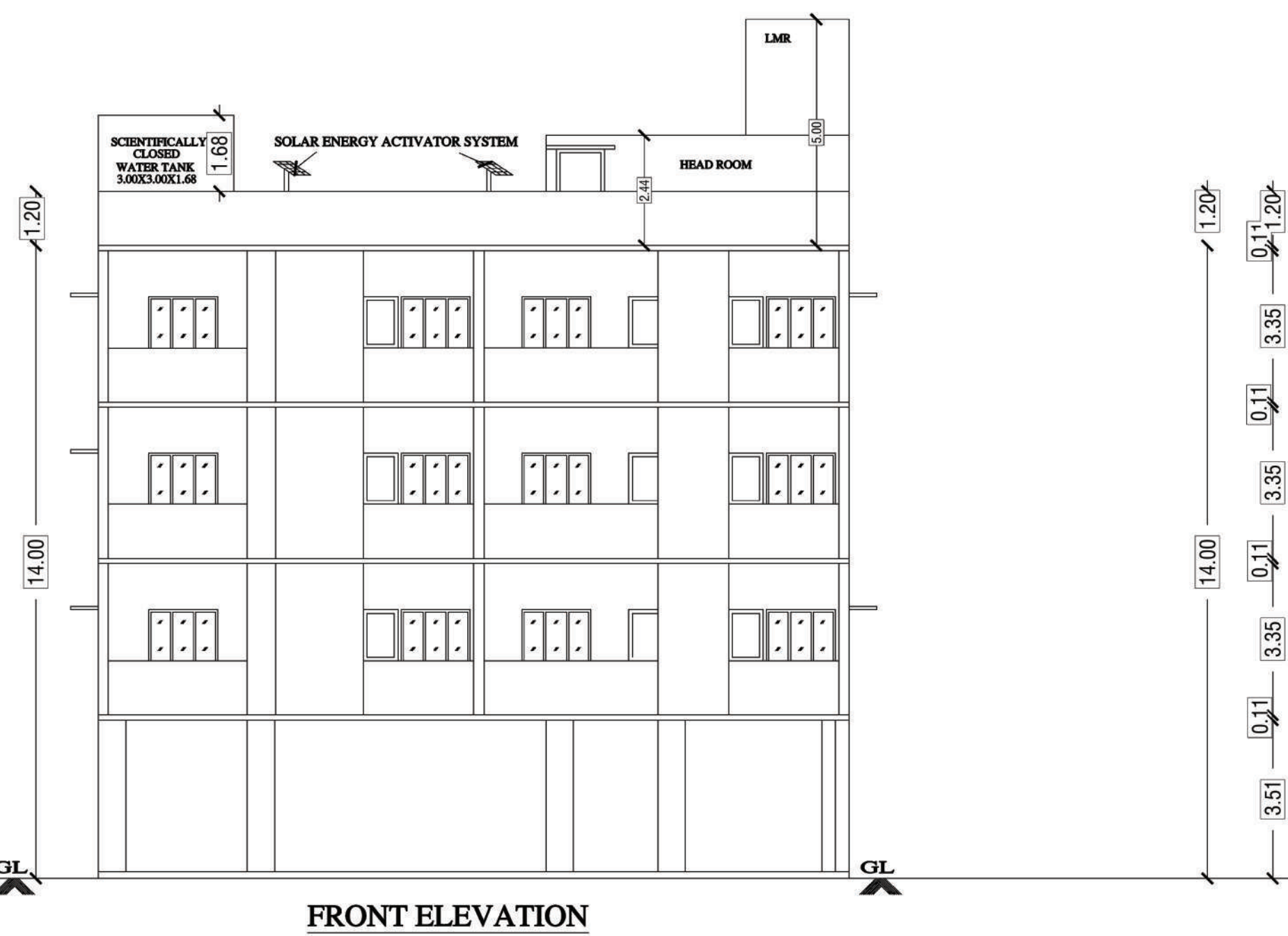


TYPICAL FLOOR PLAN
FIRST & SECOND

THIRD FLOOR PLAN



TERRACE FLOOR PLAN



SITE CUM STILT FLOOR PLAN

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.

