

PP

APPROVAL RECORD

Planning Permission

Kancheepuram district, Tamil Nadu

APPROVAL TYPE

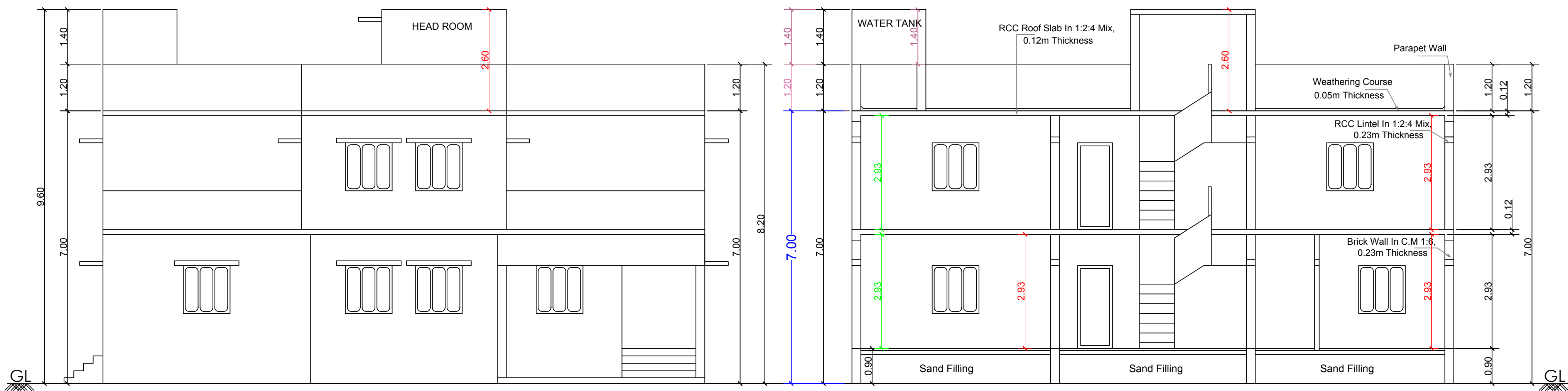
Building Plan

ISSUING AUTHORITY

Rural Panchayat

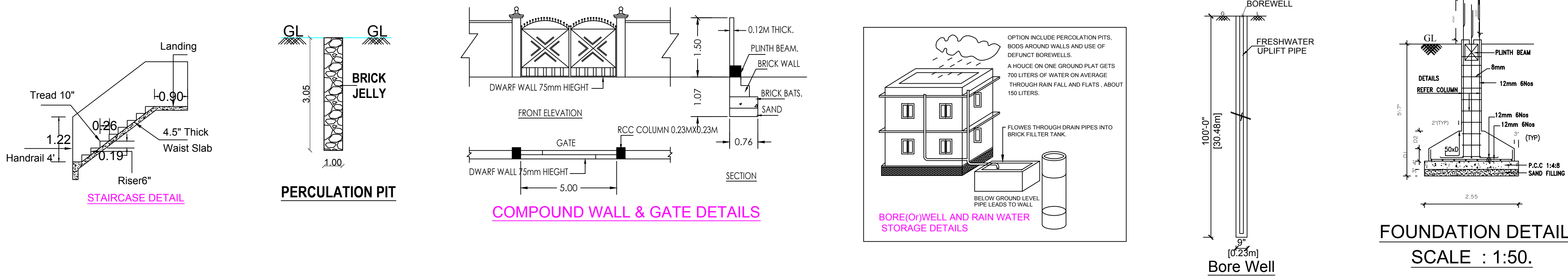
The approval as the planning authority issued it, reproduced in full behind this page.

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



FRONT ELEVATION.

SECTION ON 'A-A'



STAIRCASE DETAIL

PERCOLATION PIT

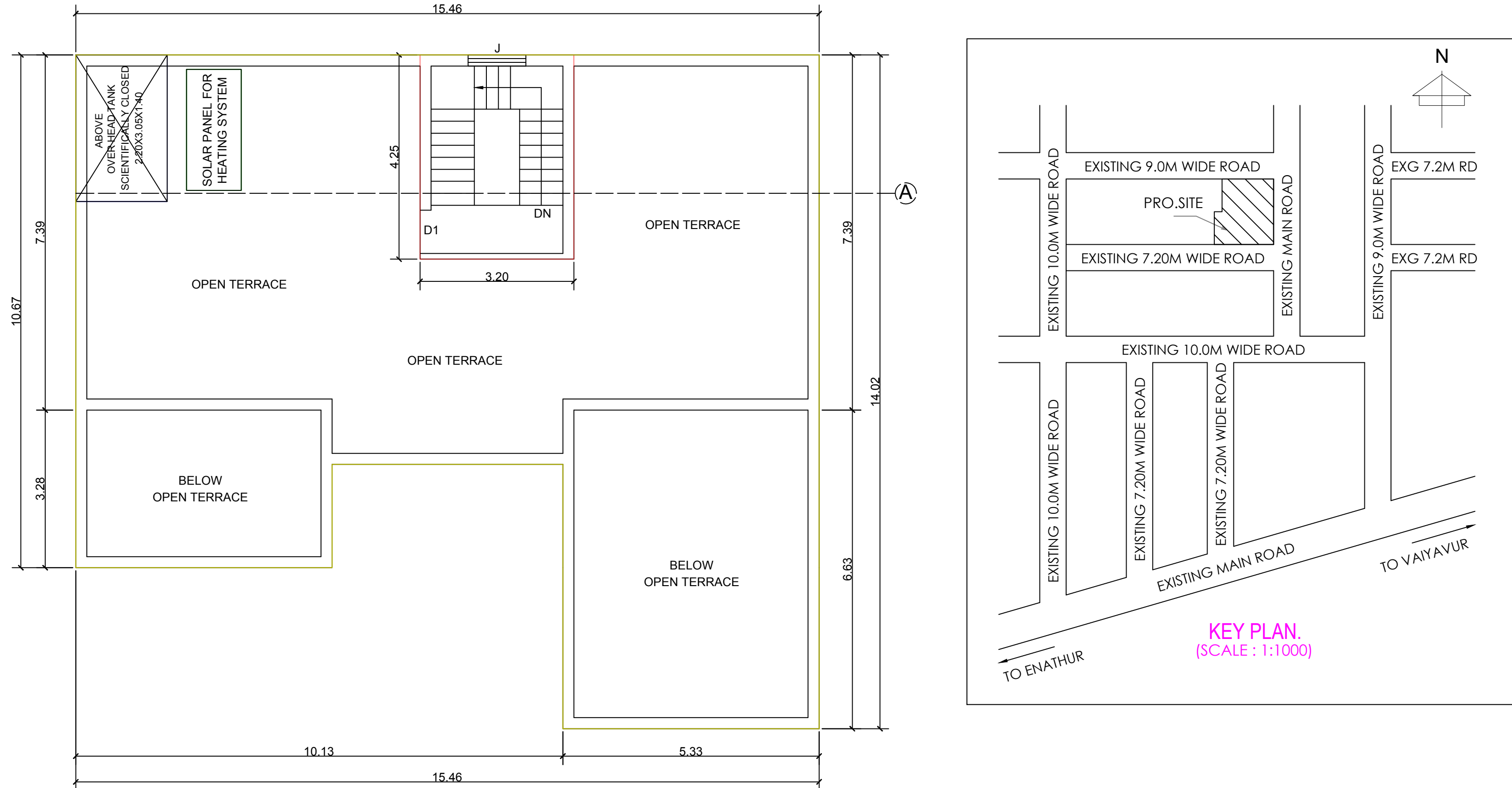
COMPOUND WALL & GATE DETAILS

FOUNDATION DETAILS

Bore Well

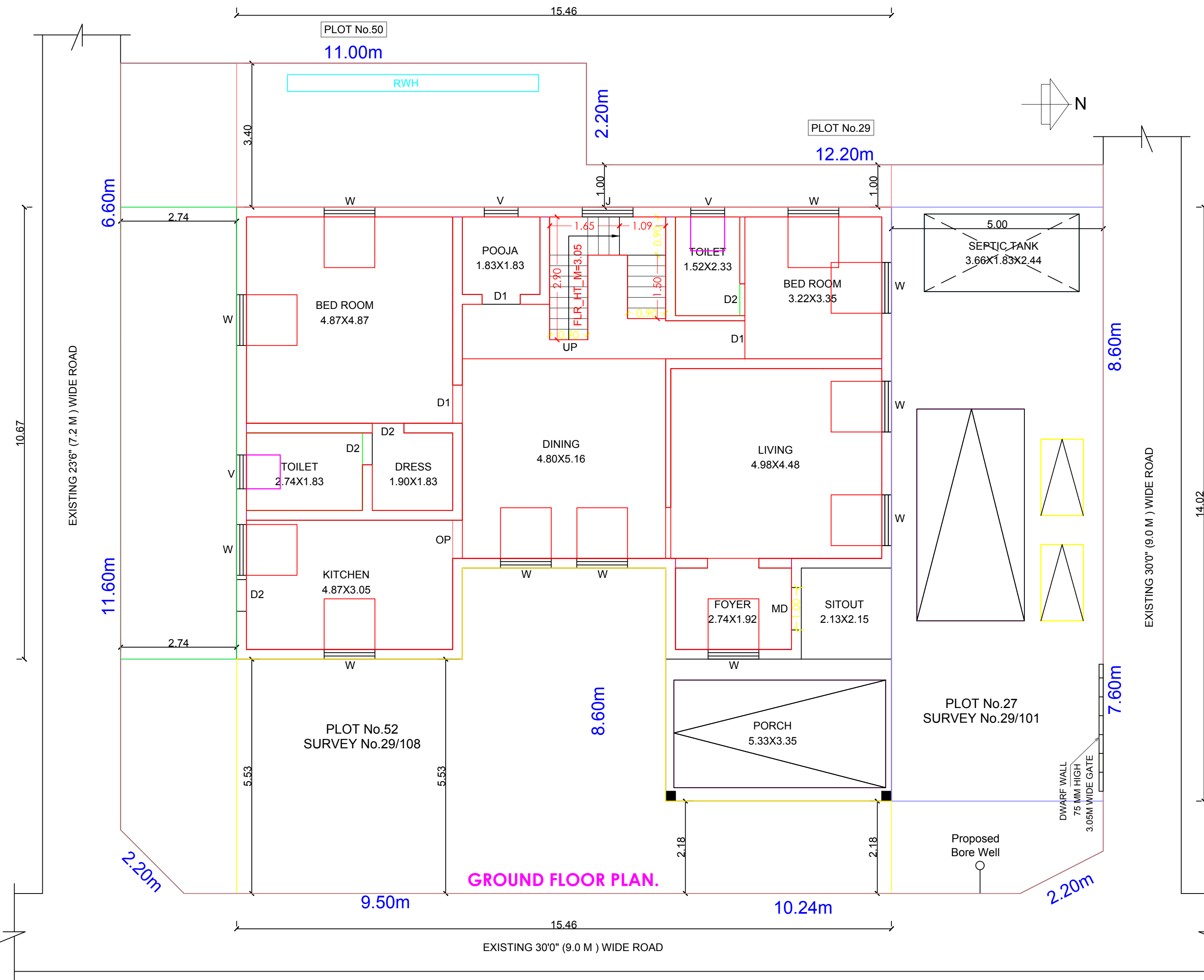
PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING AT PLOT No.27, 28, 51 & 52, SHIVALAYAA CITY, COMPRISED IN S.No.29/1A3A & 29/1A2, AS PER PATT A NEW S.No.29/100, 29/101, 29/108 & 29/109 , PATT A No.1605, 1606, 1608 & 1596, OF NALLUR VILLAGE, VAIYAVUR PANCHAYAT, WALAJABAD PANCHAYAT UNION, KANCHEEPURAM TALUK, KANCHEEPURAM DISTRICT.

DTCP APPROVED LAYOUT:-
SWP/D.DT.CP/KANCHEEPURAM/LAYOUT No.80/2024.
DATED: 05/07/2024.



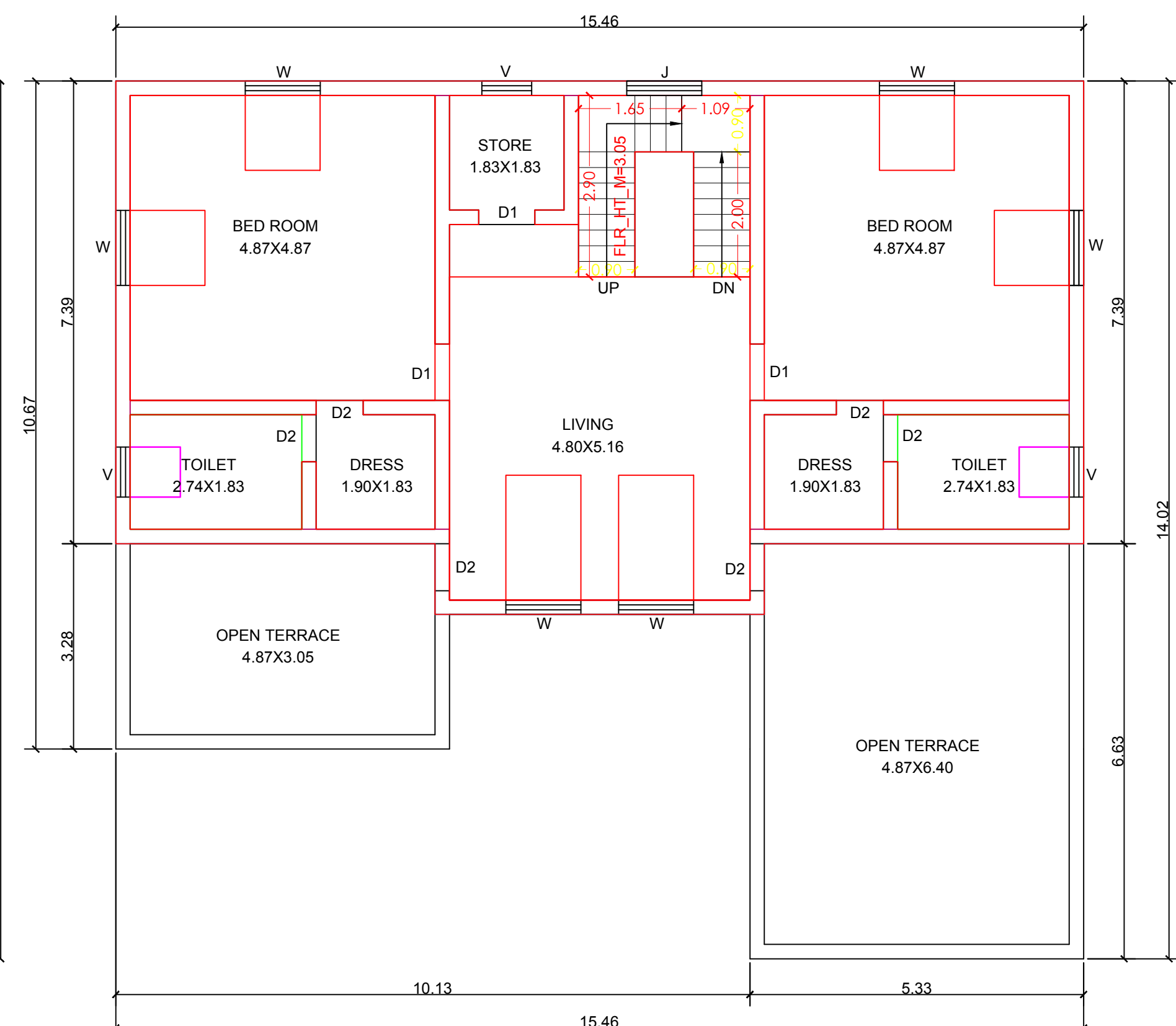
TERRACE FLOOR PLAN.

KEY PLAN.
(SCALE : 1:1000)

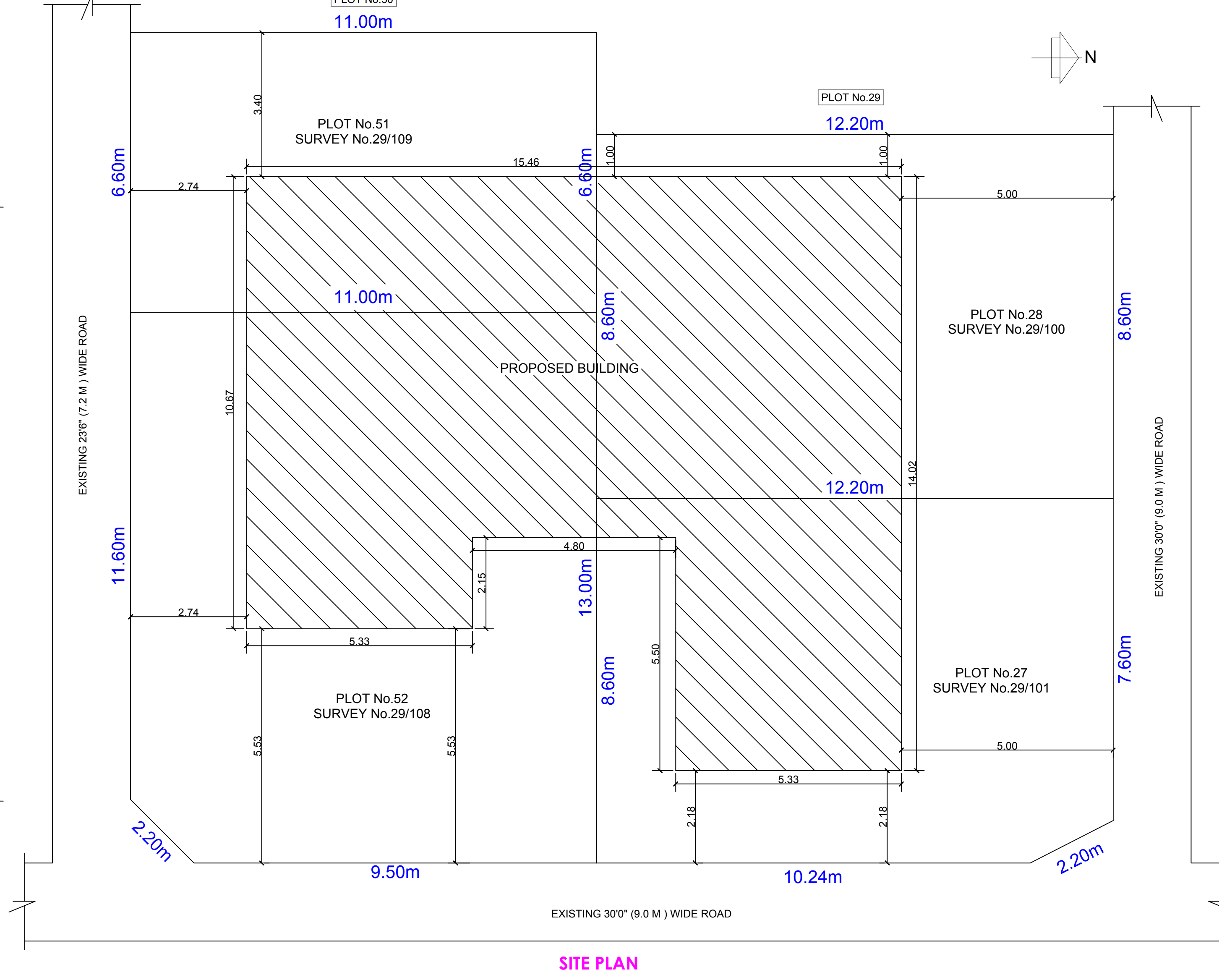


GROUND FLOOR PLAN.

SITE / GROUND FLOOR PLAN.



FIRST FLOOR PLAN (PART).



SITE PLAN

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. WEATHERING COURSE IN BRICK JELLY LIME CONCRETE IN 1:3 MIX
8. WEATHERING TILES IN 9"X9" BURNT CLAY TILES IN LAID IN 1:3 MIX

AREA DETAILS:	SQ.FT	SQ.MT
AS PER DOCUMENT	4602.00	427.53
TOTAL		
AS PER PATT A		428.00
GROUND FLOOR	1856.68	172.49
FIRST FLOOR	1293.72	120.19
TOTAL	3150.40	292.68
HEAD ROOM	146.39	13.60
PLOT COVERAGE		40.34 %
FLOOR SPACE INDEX		0.684
NUMBER OF DWELINGS		1 NOS

SCHEDULE OF JOINERY DETAILS:

MD	MAIN DOOR	1.00MX2.13M
OP	MAIN DOOR	0.90MX2.13M
D1	DOOR	0.90MX2.13M
D2	DOOR	0.75MX2.13M
W	WINDOW	1.20MX1.20M
W1	WINDOW	1.20MX1.20M
J	JOLLY	1.20MX1.20M
V	VENTILATOR	0.80MX0.80M

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

COLOUR INDEX:

PROPOSED BUILDING	
EXISTING ROAD	
BOUNDARY LINE	

Signature of the Registered Engineer, S. RUTHIRAKUMAR, D.C.E., B.E.CIVIL ENGG., Registered Engineer Grade - II(RE) CGLDIST/RB/Gr-II/2024/10/010 Licensed Surveyor, Consulting Engineer, No.17, Sunnabukara Street, Uthiramerur - 603 406 Cell : 89400 26455 / 63819 57276

OWNER / POWER OF ATTORNEY SIGNATURE:

Signature of the Registered Engineer, S. RUTHIRAKUMAR, D.C.E., B.E.CIVIL ENGG., Registered Engineer Grade - II(RE) CGLDIST/RB/Gr-II/2024/10/010 Licensed Surveyor, Consulting Engineer, No.17, Sunnabukara Street, Uthiramerur - 603 406 Cell : 89400 26455 / 63819 57276

REGISTERED ENGINEER.



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

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

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

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.

