PP APPROVAL RECORD

Planning Permission

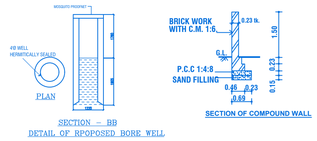
Nagapattinam district, Tamil Nadu

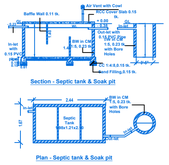
APPROVAL TYPE
Building Plan

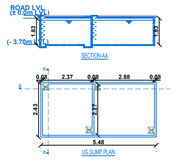
ISSUING AUTHORITY
DTCP

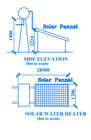
The approval as the planning authority issued it, reproduced in full behind this page.

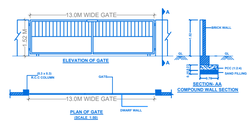
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



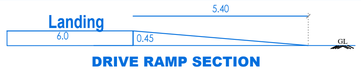












SPECIFICATION

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. COUNRTY WOOD GLAZED WINDOWS
7. INTERNAL PLASTERING IN C.M 1:4
8. EXTERNAL PLASTERING IN CM 1:5
9. WEATHERING COURSE IN BRICK JELLY LIME CONCRETE 1:3 MIX
10. WEATHERING TILES IN 9"X9" BURNT CLAY TILES IN LAID IN1:3 MIX

THE SITE AND BUILDING PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C. ROOF COMMERCIAL BUILDING (CONSULTING OFFICE) (BASEMENT, GROUND, FIRST, SECOND, THIRD FLOOR) IN S.F.NO. 67/20A & 67/20B AT KARAIYAPATTINAM PANCHAYAT, SETTIPULAM VILLAGE OF VEDARANYAM PANCHAYAT UNION OF VEDARANYAM TALUK, NAGAPATTINAM DISTRICT.

ALL DIMENSION IN METER	SCALE: 1: 100	SHEET NO :1/1

SITE LAND AREA DETAILS	
TOTAL AREA OF THE SITE	AREA IN SQ.MT
DOCUMENT AREA	775.00
AS PER FMB/SITE	775.00

N / W / E / S

SCHEDULE OF JOINERY

D1	DOOR	1.83 X 2.13
D2	DOOR	1.22 X 2.13
D3	DOOR	0.72 X 2.13
W	WINDOW	1.50 X 1.50
V	VENTILATOR	0.91 X 0.61
L.D	LIFT DOOR	1.20 X 2.13
V1	VENTILATOR	2.0 X 0.15

S.NO	BLOCK NUMBER AND FLOOR DETAILS	FLOOR USE	FSI AREA in Sq.m	NON-FSI AREA in Sq.m	TOTAL AREA in Sq.m
01	BLOCK-1: (BASEMENT)	PARKING	0.00	395.37	395.37
02	BLOCK-1: (GROUND)	CONSULTING OFFICE	395.37	0.00	395.37
03	BLOCK-1: (FIRST)	CONSULTING OFFICE	395.37	0.00	395.37
04	BLOCK-1: (SECOND)	CONSULTING OFFICE	395.37	0.00	395.37
05	BLOCK-1: (THIRD)	CONSULTING OFFICE	213.89	0.00	213.89
06	BLOCK-1: (TERRACE)	HEAD ROOM& OHT	0.00	15.32	15.32
		TOTAL AREA in Sq.m	1400.00	410.69	1810.69

F.S.I = NET F.S.I AREA / SITE AREA = 1400.00 / 775.00 = 1.82 < 2.00

PARKING CALCULATION

FOROTHEROFFICE1 CAR SPACEFOR EVERY 100 SQM. OF FLOOR AREA OR PART THEREOF AND 1 TWO WHEELER SPACE FOR EVERY 25 SQM. OF FLOOR AREA OR PART THEREOF

TYPE OF PARKING	REQUIRED	PROVIDED
CAR PARKING O = 1400/100 = 14Nos	(11+D.A:03) = 14Nos	14 Nos
T.W PARKING PARKING O = 1400/25 = 56 Nos	(54+D.A:02) = 56Nos	56 Nos

NO. OF WORKER / GUEST = 12 Nos. (6 MALE & 6FEMALE)

SANITATION CALCULATION DETAILS:

S.NO	PARTICULARS	REQUIRED	PROVIDED
1.	Water Closet	04	04
2.	Ablution Taps (Each one W/C)	04	04
4.	Drinking water	04	04

COLOR INDEX :
SITE BOUNDARY
PROPOSED BUILDING
EXISTING ROAD
PROPOSED DRIVEWAY

DISTRICT TOWN AND COUNTRY PLANNING OFFICE, NAGAPATTINAM DISTRICT.

FILE NO: SWP/BPA/714873/2026

BUILDING APPROVAL NO.

SITE BOUNDARY SHOWN AS " A to H " & BUILDING APPROVAL NUMBERED AS

B.P./DTCP(NAGAPATTINAM)NO.03/2026

OPEN RESERVATION OF LAND:

The applicant paid the Open Reservation Area (OSR) land value, equivalent to the guideline value, under the government head through online mode.

FIRE CERTIFICATE :
Necessary Fire Extinguishers will be provided with the permission from the fire Service

REFERENCE :
For Bath and wash separate pipeline is to be provided and directly connected to the Recharge pit for recycling purpose.

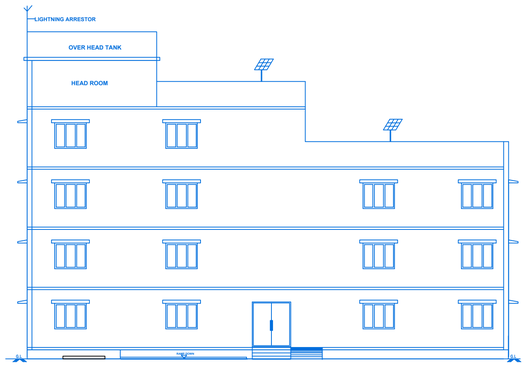
- FIRE EXTINGUISHER

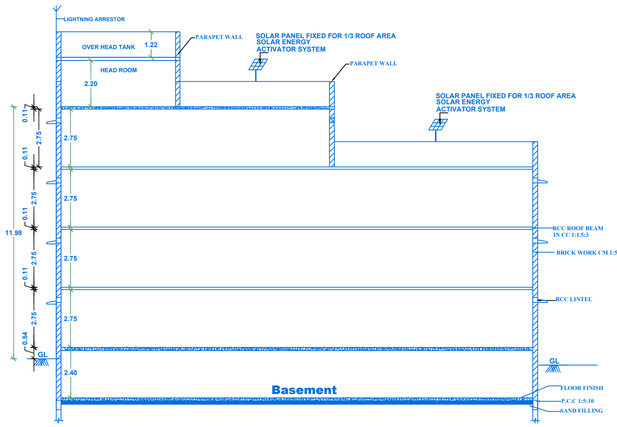
Er.P. KALIDOSS
DTCP REGISTERED ENGINEER
Reg.No:NGT/RE-III/2021/008
DASS CIVIL SOLUTION
Public Office Road, Kadambadi, Nagapattinam. Cell: 90033 66894
REGISTERED ENGINEER

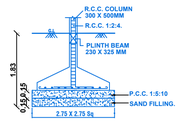
Thiru S. Rajadurai
APPLICANT SIGNATURE:

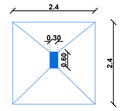
Er. V. RAMYA
DTCP REGISTERED ENGINEER
Reg.No: NGT/RSE-1/2021/022
Maraimalai Nagar, Nagapattinam.
Cell; 80566 79929
STRUCTURAL ENGINEER SIGNATURE:

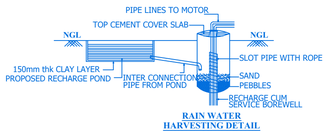
V. KERUBAALATHILAK, B.Arch.,
Reg.No: CA/2021/137998
No:23, Kaliyamman Koil Street, Velippalayam, Nagapattinam - 611 001.
Cell: 81106 87812
REGISTERED ARCHITECT



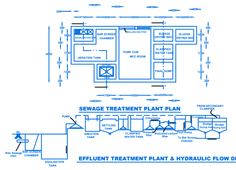


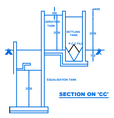




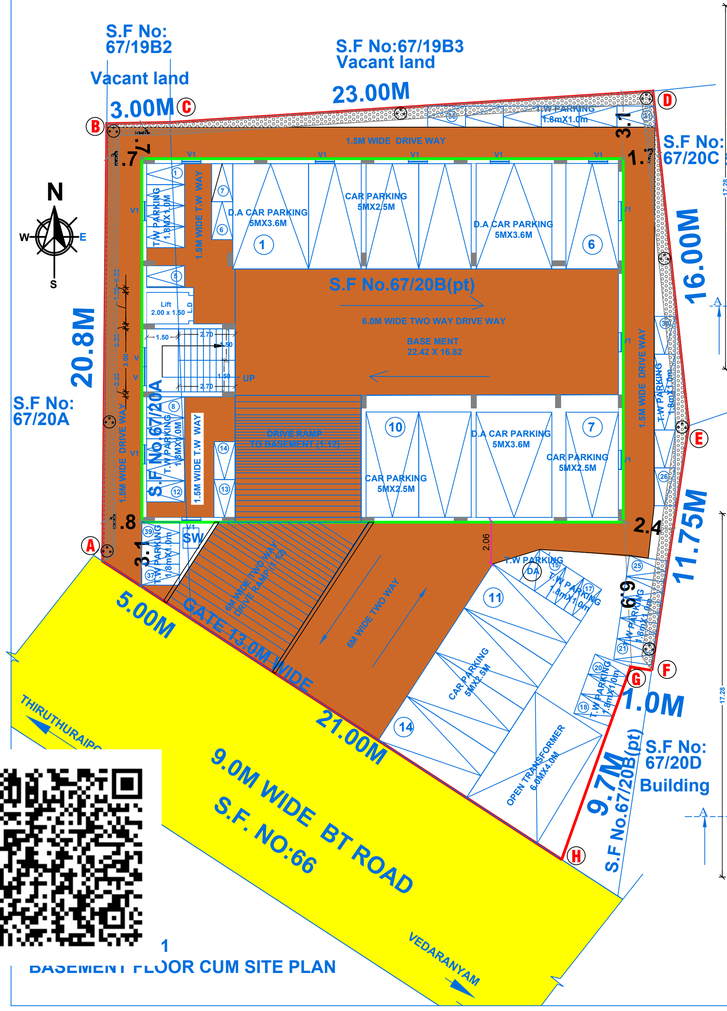


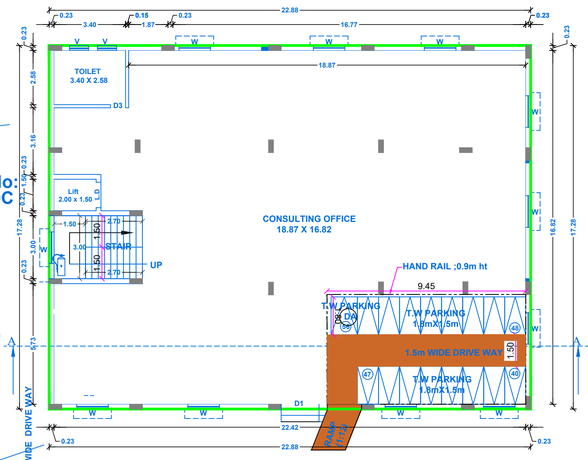


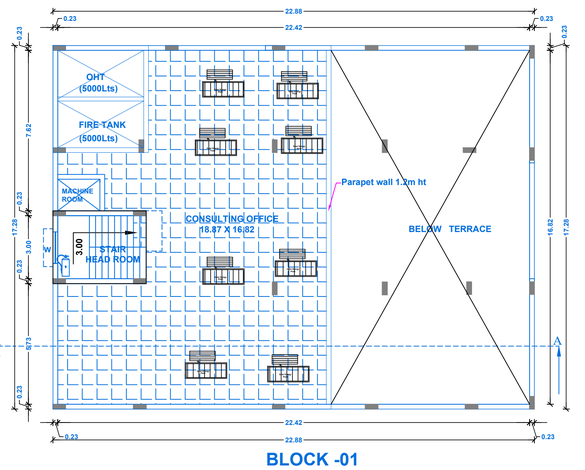


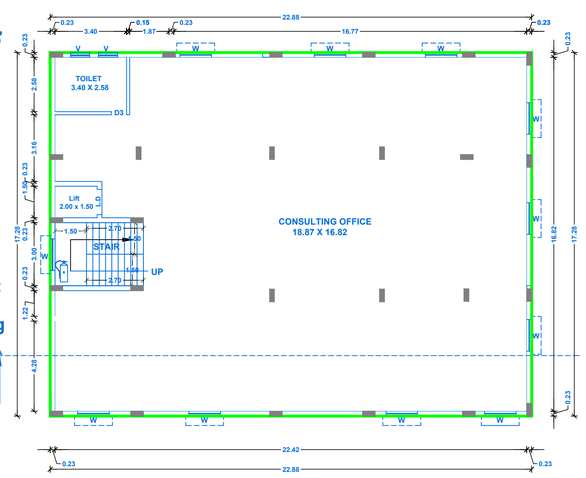


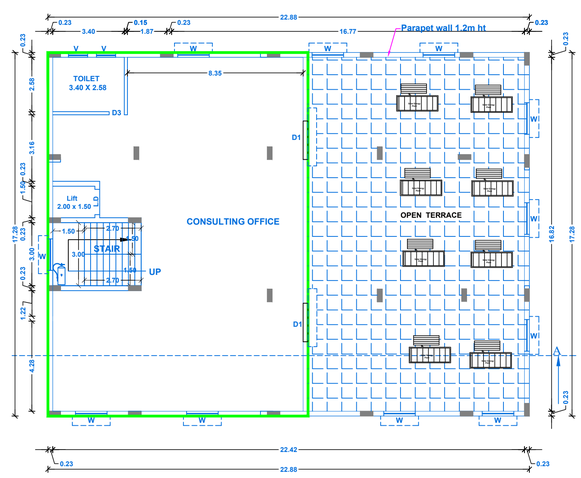












THE LANDLENS SUITE

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

FREE TOOLS · NO ACCOUNT NEEDED

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

Verified RealEstate™

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.