PP APPROVAL RECORD

Planning Permission

Ranipet

Ranipet 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.

Verified RealEstate™

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate

+91 9996 12 9996

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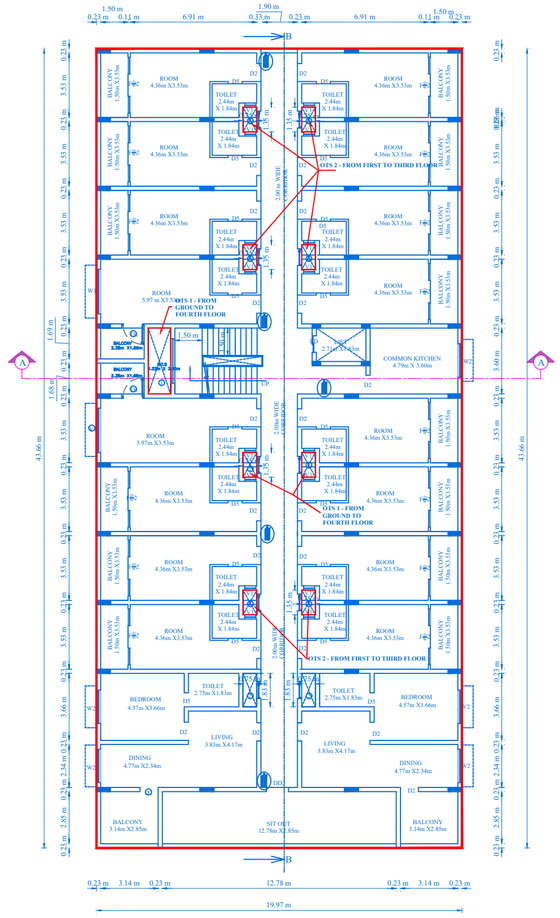
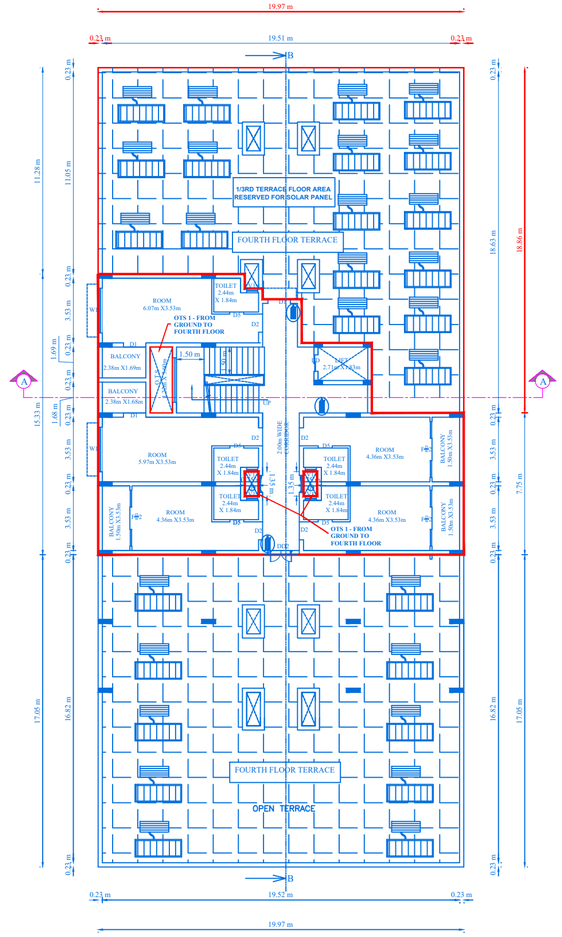
PLAN SHOWING THE PROPOSED CONSTRUCTION OF RCC TERRACED ROOF "LODGE BUILDING- (FOR COMMERCIAL)" IN GROUND, FIRST, SECOND, THIRD & FOURTH IN S.F.NO: 532/4, AT NANDHIYALAM VILLAGE, WALAJAH TALUK, RANIPET DISTRICT.

ALL DIMENSTION ARE IN METER



TYPICAL FLOOR PLAN
(1st,2nd and 3rd)



FOURTH FLOOR PLAN

SHEET 1/3

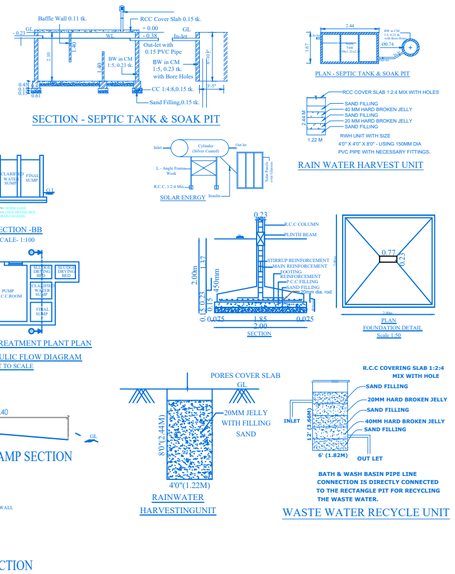
DISTRICT TOWN AND COUNTRY PLANNING OFFICE, RANIPET DISTRICT.

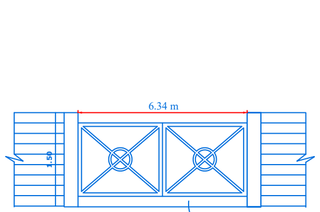
FILE NO: SWP/BPA/208405/2024

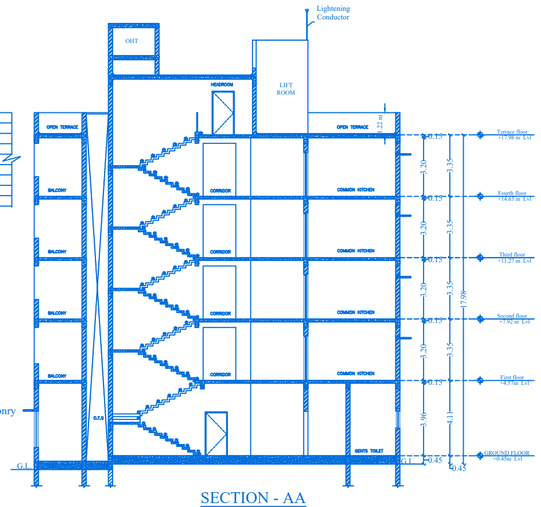
BUILDING APPROVAL NO.

SITE BOUNDARY SHOWN AS " A - F" & BUILDING APPROVAL NUMBERED AS B.P/D.T.C.P(R.D). NO. - 20/2024

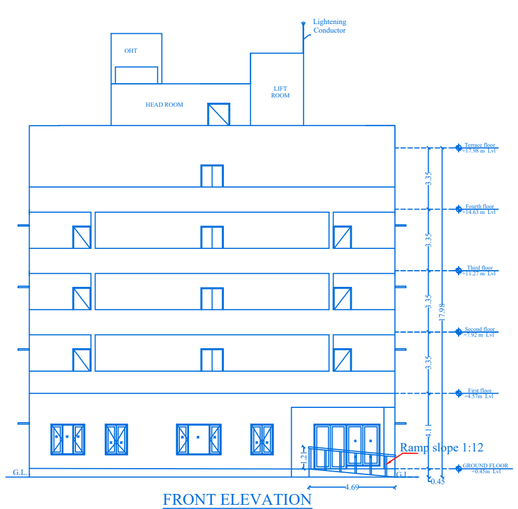
RESERVATION OF LAND : OSR FEE AMOUNT PAID BY ONLINE





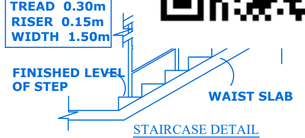


SECTION - AA



FRONT ELEVATION

TREAD 0.30m
RISER 0.15m
WIDTH 1.50m



STAIRCASE DETAIL

Note:

FIRE EXTINGUISHER

TOTAL AREA OF THE SITE ---------- 2086.00 Sq.m (AS PER DOCUMENT)

SL. NO.	DESCRIPTION	FSI (SQ.M.)	(NON FSI) (SQ.M.)	TOTAL AREA
01	GROUND FLOOR	808.49	2.02	810.51
02	FIRST FLOOR	852.40	19.60	872.00
03	SECOND FLOOR	852.40	19.60	872.00
04	THIRD FLOOR	852.40	19.60	872.00
05	FOURTH FLOOR	243.62	6.41	250.03
06	TERRACE FLOOR	-	38.68	38.68
	TOTAL	3609.31	105.91	3715.22

Fire Certificate:

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

Reference:

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

JOINERY DETAILS

D1	DOOR	1.22 X 2.44 M
D2	DOOR	1.00 X 2.44 M
D3	DOOR	0.91 X 2.44 M
D4	DOOR	0.84 X 2.44 M
D5	DOOR	0.76 X 2.44 M
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V3	VENTILATOR	0.45 X 0.61 M
EXH	EXHAUST FAN	0.45 X 0.45 M

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DD,T & CP Reg No. CE\VLR\ March 2020\047,
No. 97/1, First Floor,
Infantry Road, (Opp. Nethaji Stadium)
Vellore - 632 001. Ph : 97879 01582

APPLICANT

Er.S. RAVICHANDRAN, M.E (Soil Mech)
Registered Geotechnical Engineer
DTCP Regn.No.CGLRGN/RGTE/2019/06/007
No.8, Officers Colony, 100 Feet By-Pass Road,
Velachery, Chennai - 600 042.

GEO. TECH

CONSTRUCTION ENGINEER

S. P. S. INBARAJAN
M.E., (Structural) A.M.I.E.,
Structural Consultant
Registered Structural Engineer
Grade-I (SE) with vellore LPA DTCP
Reg. No. SE/Gr-I/19/09/021 dt. 04.09.2019
Door No.50, Kivupasankan Street,
West Mambalam, Chennai-600 033.

STRUCTURAL ENGINEER

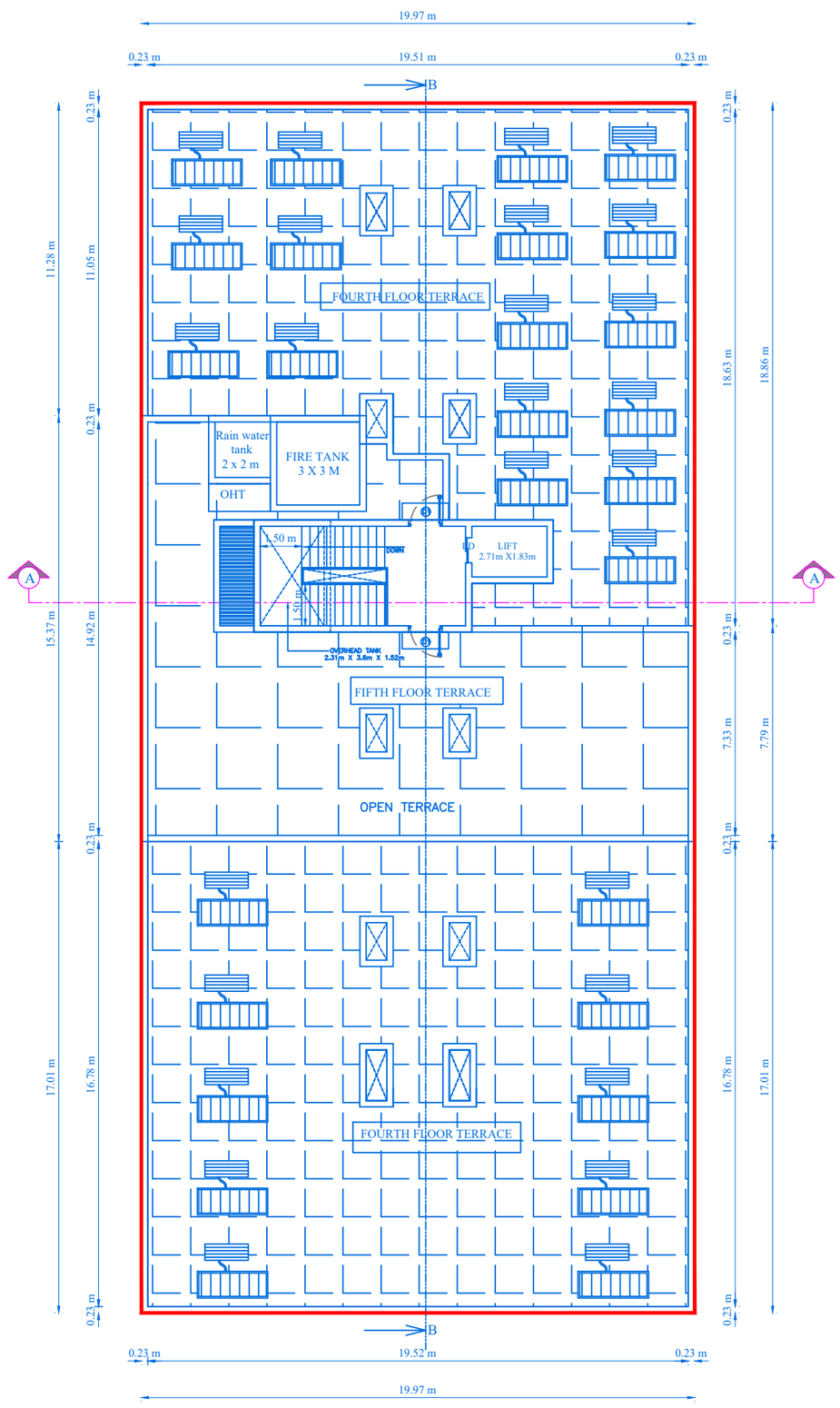
RANJAN DANIEL B.Arch., M.I.A.
REGISTERED ARCHITECT
CA No-86/10215, R.A.No-192,
1st FLOOR, 12 OLD No-28 PARK MAIN ROAD
UNITED INDIA COLONY, KODAMBAKKAM,
CHENNAI-600 024. PH: 42134308

ARCHITECH

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RCC TERRACED ROOF "LODGE BUILDING- (FOR COMMERCIAL)" IN GROUND, FIRST, SECOND, THIRD & FOURTH IN S.F.NO: 532/4, AT NANDHIYALAM VILLAGE, WALAJAH TALUK, RANIPET DISTRICT.
ALL DIMENSTION ARE IN METER

SHEET 2/3

SECTION - BB



TERRACE FLOOR PLAN

DISTRICT TOWN AND COUNTRY PLANNING
OFFICE, RANIPET DISTRICT.

FILE NO: SWP/BPA/208405/2024

BUILDING APPROVAL NO.

SITE BOUNDARY SHOWN AS " A - F" & BUILDING APPROVAL NUMBERED AS B.P/D.T.C.P(R.D). NO. - 20/2024

RESERVATION OF LAND : OSR FEE AMOUNT PAID BY ONLINE

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(AS PER DOCUMENT)

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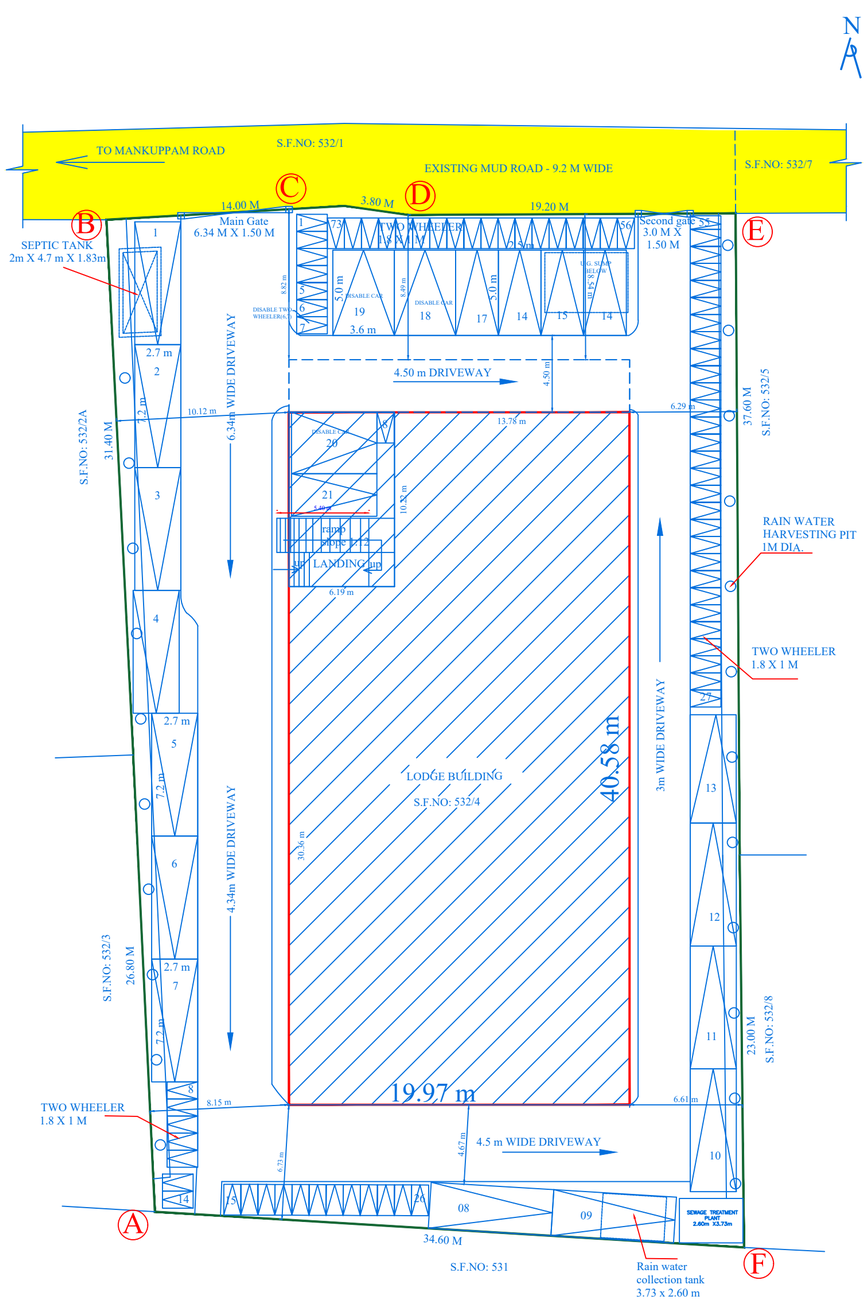

SITE PLAN
Scale:(1:100)

SHEET 3/3

DISTRICT TOWN AND COUNTRY PLANNING OFFICE, RANIPET DISTRICT.

FILE NO: SWP/BPA/208405/2024

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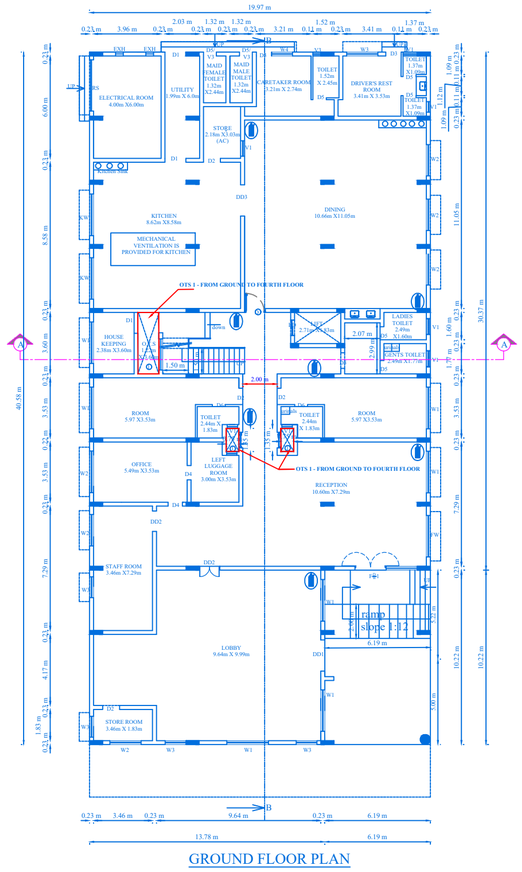

GROUND FLOOR PLAN

AREA DETAILS	
TOTAL AREA OF THE SITE	IN SQMT
PLR/FMB AREA	2119.81
DOCUMENT AREA	2086.00
SUPER IMPOSED PLOT AREA	2119.81

NOTE:-

OTS 1 - FROM GROUND TO FOURTH FLOOR
OTS 2 - FROM FIRST TO THIRD FLOOR

HABITATION ROOM DETAILS:-

SL. NO.	DESCRIPTION	ROOMS
01	GROUND FLOOR	02 rooms
02	FIRST FLOOR	16 rooms
03	SECOND FLOOR	16 rooms
04	THIRD FLOOR	16 rooms
05	FOURTH FLOOR	5 rooms
TOTAL HABITATION ROOM		55 rooms

SANITARY REQUIREMENT :
WATER CLOSET
Provided No. of Water Closet = 59 Nos
ABLUTION TAPS
One in Each Water Closet
URINALS
Provided No. of Water Closet = 1 Nos
BATHS
Provided No. of Bath = 68 nos.
KITCHEN SINK
Provided No of sink = 1 Nos

Note:
Owner's Boundary shown ------
Proposed Construction area shown ------
Existing road shown ------

Note:
FIRE EXTINGUISHER

TOTAL AREA OF THE SITE ---------- 2086.00 Sq.m (AS PER DOCUMENT)

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	TOTAL	3609.31	105.91	3715.22

Floor Space Index:

Floor space index: 3609.31/2086 = 1.73 < 2.0

Parking area:
Total rooms - 55 nos.
Required Car for rooms -55/10 - 6 nos.
Total floor area excluding rooms - 15 Car required
Total Car required -21 nos.
Provided Car parking - 21 nos.
(Provided Disable Car no. - 18,19 & 20 Car parking - 3 nos
Required Two Wheeler - 3609.31/50 = 73 nos.
Provided Two Wheeler - 73 nos.
(Provided Disable Two Wheeler no. - 02 nos. (No.6, 7))

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ARCHITECH

Mr. J. Nova
Surveyor cum Assistant Draughtsman

E. Karthikeyan
Draughtsman Grade - III

S. Shanthi
Supervisor/Draughtsman Grade-II

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
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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.