

PP

APPROVAL RECORD

Planning Permission

Ponneri

Tirupathur district, Tamil Nadu

APPROVAL TYPE
Building PlanISSUING AUTHORITY
Rural PanchayatPURPOSE
Residential

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.

PARALLEL CONSTRUCTION

sacred heart college complex, Tirupattur

CERTIFICATE OF ESTIMATION

This is to certify that the cost estimate for the proposed construction of RCC roof residential building at Ponneri in New S.F. No.256/2B19 (OLD S.F. No.256), Ponneri Village, Jolarpettai Panchayat Union, Tirupattur Taluk and Tirupattur District

Owner : Mr. Mohanbabu
S/o. Mr. Renu

ABSTRACT ESTIMATE

Cost of construction of Ground floor = Rs. 300000.00

Total estimated cost Rs. 300000.00

(Total estimated cost is Rupees Three lakhs only)



ABSTRACT ESTIMATE

S.No	Quantity	Description of Work	Rate	Per	Amount
1)	80.97	Earthwork excavation for foundation in all type of soils & sub soils except hard rocks requiring blastering in etc., complete complying with standard specifications.	80.00	CUM	6477.44
2)	8.10	Cement concrete 1:5:10 mix using 40 mm HGS metal for foundation in etc., complete complying with standard specifications.	900.00	CUM	7287.12
3)	43.58	Random Rubble masonry in cement mortar 1:5 for basement using new rough stones with bond stones in etc., complete complying with standard specifications.	1000.00	CUM	43579.62
4)	25.48	Brickwork in cement mortar 1:5 using II class ground moulded chamber bricks of size 9"x43/8"x23/4" for superstructure in etc., complete complying with std specifications.	1300.00	CUM	33121.51
5)	19.95	Reinforced cement concrete with CC 1:2:4 using 20 mm HGS metal in etc., complete complying with standard specifications.	1600.00	CUM	31913.50
6)		Supplying and erecting, centring & shuttering for sides & soffits in etc., complete complying with std specifications.			
	167.03	Roof, Lintel, Plinth & Grade beams	100.00	SQM	16702.73
	42.13	Sunshade & Columns	200.00	SQM	8426.94
7)	17.55	Supplying, fabricating and fixing in position of steel rods of M.S. rod (or) ribbed Tor steel for all RCC item of work in etc., complete complying with standard specifications.	2000.00	Qtl	35094.76
8)	25.79	Supplying and fixing Country wood doors & windows in etc., complete complying with standard specifications.	800.00	CUM	20632.40
9)	25.43	Filling basement with excavated earth and well rammed, consolidated, compacted etc., complete complying with std specifications.	450.00	CUM	11444.58

10)	5.09	Cement concrete 1:5:10 mix using 40 mm HGS metal for flooring well compacted etc., complete complying with std specifications.	700.00	CUM	3560.54
11)	277.75	Plastering to the walls with cement mortar 1:5, 12mm thick in etc., complete complying with standard specifications.	150.00	SQM	41662.20
12)	50.86	Special ceiling plastering with cement mortar 1:3 mix 10mm thick in etc., complete complying with standard specifications.	100.00	SQM	5086.48
13)	50.86	Flooring plastering with cement mortar 1:4 including paving in etc., complete complying with standard specifications.	100.00	SQM	5086.48
14)	L.S	White washing & Colour washing 2coats with approved paints in etc., complete complying with standard specifications.			15000.00
15)	L.S	Electrification of the building with best quality of cables & switches in etc., complete complying with std specifications.			10000.00
16)	L.S	Cost towards contingencies for unforeseen items of work.			4923.69
Total Cost Rs.					300000.00

(Total estimated cost is Rupees Three lakhs only)

DETAILED ESTIMATE

S.No	Description of Work	No.	L	B	D	Quantity
1)	Earthwork excavation for foundation in all type of soils & sub soils except hard rocks requiring blastering in etc., complete complying with standard specifications.					
	Column	1x 12	1.22	1.22	1.50	26.79
	Wall alround	1x 1	30.78	0.91	1.50	42.01
	Cross walls	1x 1	8.91	0.91	1.50	12.16
						80.97 m ³
2)	Cement concrete 1:5:10 mix using 40 mm HGS metal for foundation in etc., complete complying with standard specifications.					
	Column	1x 12	1.22	1.22	0.15	2.68
	Wall alround	1x 1	30.78	0.91	0.15	4.20
	Cross walls	1x 1	8.91	0.91	0.15	1.22
						8.10 m ³
3)	Random Rubble masonry in cement mortar 1:5 for basement using new rough stones with bond stones in etc., complete complying with standard specifications.					
	<u>Footing :</u> Wall alround	1x 1	30.78	0.61	1.35	25.35
	Cross walls	1x 1	8.91	0.61	1.35	7.34
	<u>Basement :</u> Wall alround	1x 1	30.78	0.45	0.61	8.45
	Cross walls	1x 1	8.91	0.45	0.61	2.45
						43.58 m ³
4)	Brickwork in cement mortar 1:5 using II class ground moulded chamber bricks of size 9"x43/8"x23/4" for superstructure in etc., complete complying with std specifications.					
	Wall alround	1x 1	30.78	0.23	3.05	21.59
	Cross walls	1x 1	8.91	0.23	3.05	6.25
	Partition walls	1x 1	1.82	0.12	3.05	0.67
	Parapat walls	1x 1	30.78	0.12	0.91	3.36
	<u>Deduction:</u> D1 - Door	1x 4	1.03	0.23	2.13	2.02
	D2 - Door	1x 4	0.91	0.23	2.13	1.78
	W - Window	1x 6	1.37	0.23	1.37	2.59
						25.48 m ³

- 5) Reinforced cement concrete with CC 1:2:4 using 20 mm HGS metal in etc., complete complying with standard specifications.

Columns	1x 12	0.23	0.23	3.10	1.97
Footing	1x 12	1.22	1.22	0.10	1.79
Plinth & Grade beams	1x 2	39.69	0.23	0.23	4.20
Roof	1x 1	6.70	9.14	0.15	9.19
Sunshade	1x 1	10.97	0.61	0.10	0.67
Lintals	1x 1	39.69	0.23	0.15	1.37
Staircase	1x 1	4.88	1.05	0.15	0.77
					19.95 m ³

- 6) Supplying and erecting, centring & shuttering for sides & soffits in etc., complete complying with std specifications.

Roof slab	Bottom	1x 1	6.70	9.14	--	61.24
	Sides	1x 1	31.68	0.15	--	4.75
Sunshade	Bottom	1x 1	10.97	0.61	--	6.69
	Sides	1x 1	12.19	0.10	--	1.22
Lintals	Bottom	1x 1	39.69	0.23	--	9.13
	Sides	1x 1	79.84	0.15	--	11.98
Staircase	Bottom	1x 1	4.88	1.05	--	5.12
	Sides	1x 1	11.86	0.15	--	1.78
Columns		1x 12	0.92	3.10	--	34.22
Plinth & Grade beams		1x 2	0.92	39.69	--	73.03
Roof, Lintal, Plinth & Grade beams						167.03
Sunshade & Columns						42.13
						209.16 m ²

- 7) Supplying, fabricating and fixing in position of steel rods of M.S. rod (or) ribbed Tor steel for all RCC item of work in etc., complete complying with standard specifications.

Roof, Lintal, Sunshade & stairs		11.99	80	--	959.42
Columns, Plinth & Grade beams		7.95	100	--	795.32
					1754.74 kg
					17.55 qtl

- 8) Supplying and fixing Country wood doors & windows in etc., complete complying with standard specifications.

D1 - Door	1x 4	1.03	--	2.13	8.78
D2 - Door	1x 2	0.91	--	2.13	3.88

	W - Window	1x 7	1.37	--	1.37	13.14	
							25.79 m ²
9)	Filling basement with excavated earth and well rammed, consolidated, compacted etc., complete complying with std specifications.						
	Portico, Hall, Kitchen	1x 1	2.81	8.68	0.50	12.20	
	Stair, Beds, Toilet, Pooja	1x 1	3.05	8.68	0.50	13.24	
							25.43 m ³
10)	Cement concrete 1:5:10 mix using 40 mm HGS metal for flooring well compacted etc., complete complying with std specifications.						
	Portico, Hall, Kitchen	1x 1	2.81	8.68	0.10	2.44	
	Stair, Beds, Toilet, Pooja	1x 1	3.05	8.68	0.10	2.65	
							5.09 m ³
11)	Plastering to the walls with cement mortar 1:5, 12mm thick in etc., complete complying with standard specifications.						
	Wall alround	1x 2	30.78	--	3.05	187.76	
	Cross walls	1x 2	8.91	--	3.05	54.35	
	Partition walls	1x 2	1.82	--	3.05	11.10	
	Parapat walls	1x 2	30.78	--	0.91	56.02	
	<u>Deduction:</u> D1 - Door	1x 4	1.03	--	2.13	8.78	
	D2 - Door	1x 3	0.91	--	2.13	5.81	
	W - Window	1x 9	1.37	--	1.37	16.89	
							277.75 m ²
12)	Special ceiling plastering with cement mortar 1:3 mix 10mm thick in etc., complete complying with standard specifications.						
	Portico, Hall, Kitchen	1x 1	2.81	8.68	--	24.39	
	Stair, Beds, Toilet, Pooja	1x 1	3.05	8.68	--	26.47	
							50.86 m ²
13)	Flooring plastering with cement mortar 1:4 including paving in etc., complete complying with standard specifications.						
	Portico, Hall, Kitchen	1x 1	2.81	8.68	--	24.39	
	Stair, Beds, Toilet, Pooja	1x 1	3.05	8.68	--	26.47	
							50.86 m ²

- | | |
|---|-----|
| 14) White washing & Colour washing 2coats with approved paints in etc., complete complying with standard specifications. | L.S |
| 15) Electrification of the building with best quality of cables & switches in etc., complete complying with std specifications. | L.S |
| 16) Cost towards contingencies for unforeseen items of work. | L.S |
-

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.

