

PP

APPROVAL RECORD

Planning Permission

Tiruvallur

Tiruvallur district, Tamil Nadu

APPROVAL TYPE

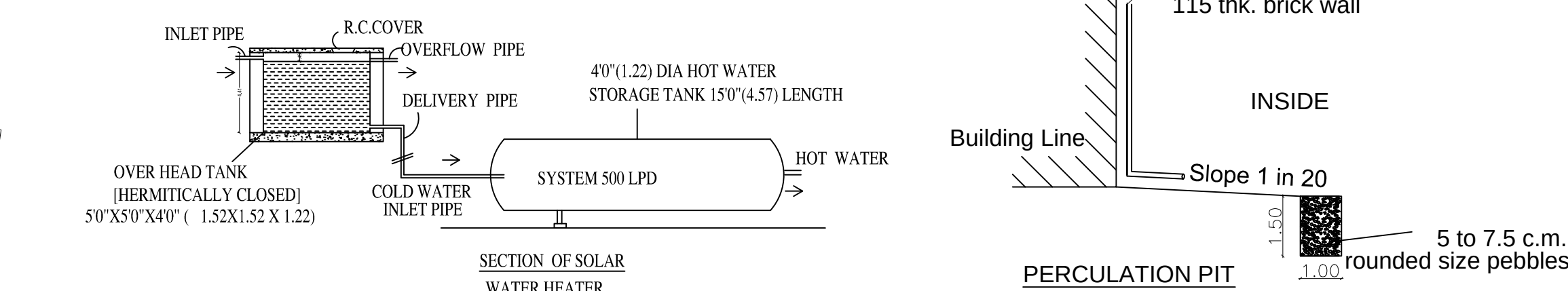
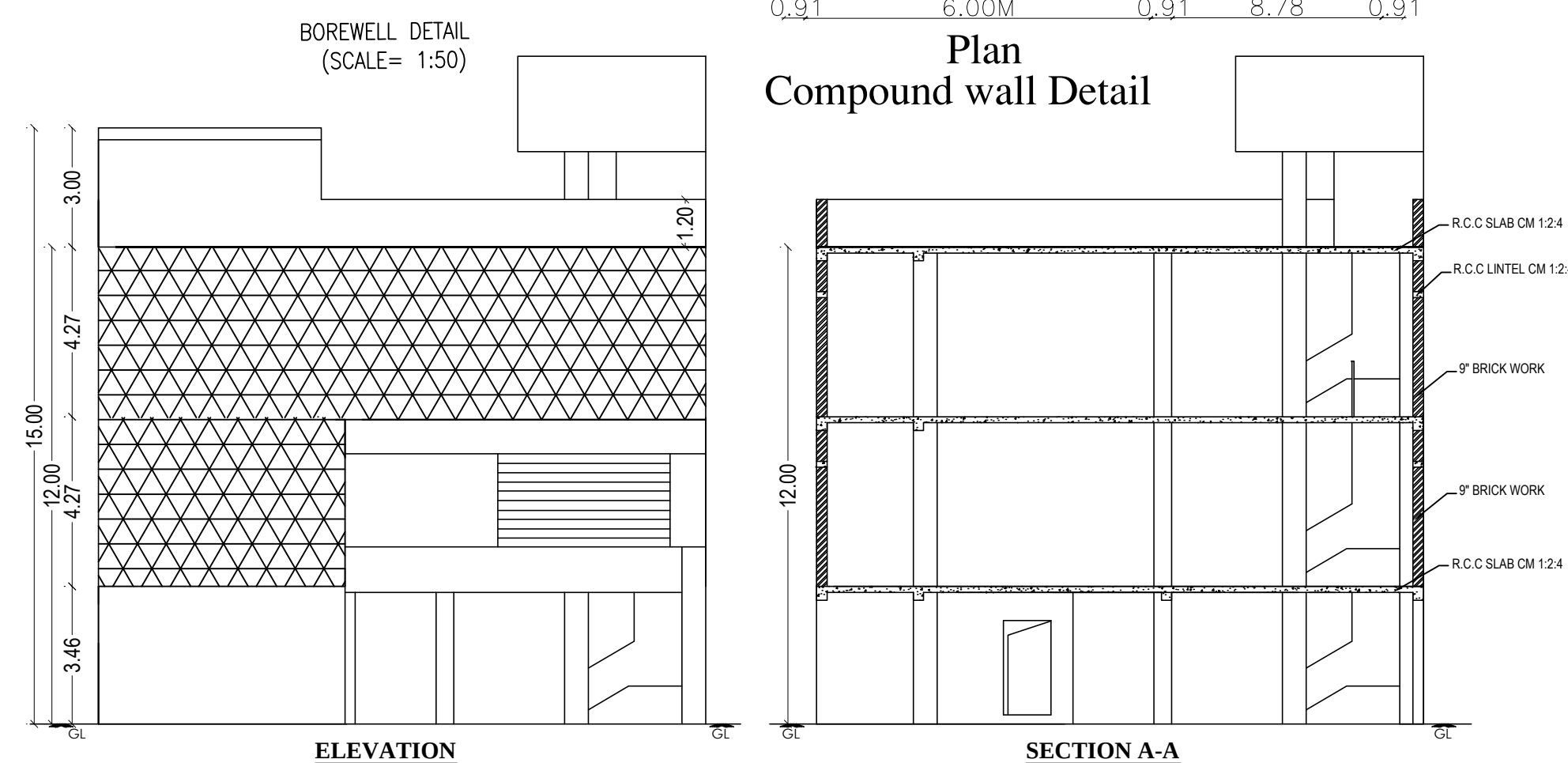
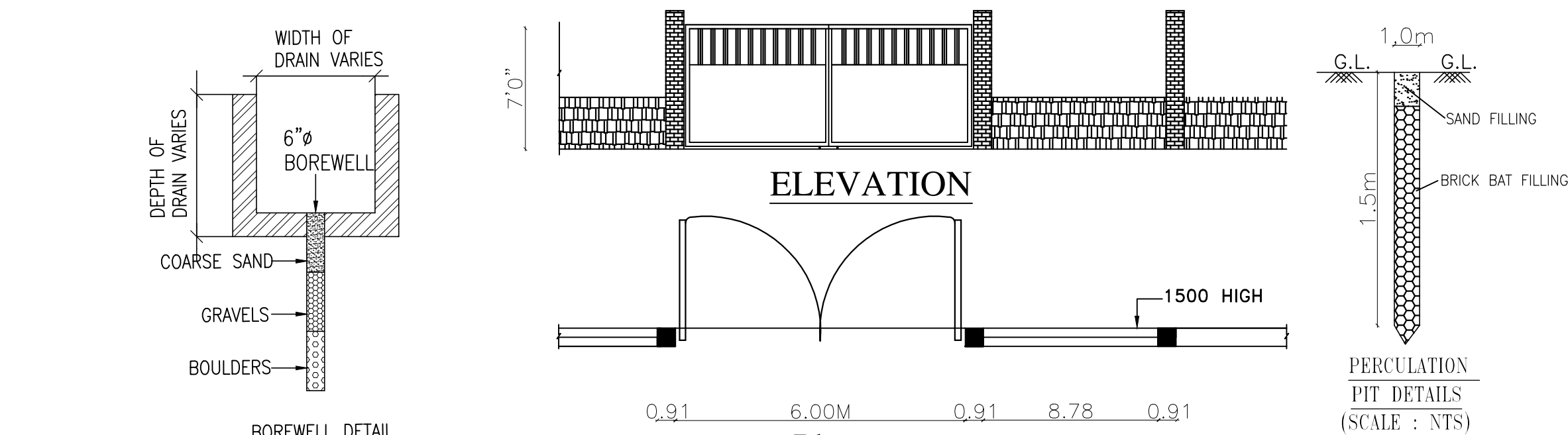
Building Plan

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.



PLAN SHOWING THE PROPOSED CONSTRUCTION OF
COMMERCIAL BUILDING (S+2)(CONVERSION OF PUBLIC
PURPOSE SITE TO COMMERCIAL SHOP)IN PLOT NO R-215part,
S.NO 196/2part,KAKKALUR VILLAGE,
TIRUVALUR TALUK ,TIRUVALUR DISTRICT.

DESCRIPTION	F.S.I AREA SQM	NON F.S.I AREA SQM	TOTAL SQM
TOTAL SITE AREA (DOCUMENT)	817.55		
TOTAL SITE AREA (SITE)	813.60		
STILT FLOOR AREA	66.00	----	566.57
FIRST FLOOR AREA	566.57	----	566.57
SECOND FLOOR AREA	566.57	----	566.57
HEAD ROOM AREA	----	19.71	19.71
LIFT MACHINE AREA	----	16.39	16.39
TOTAL AREA	1199.14	36.10	1735.81

REFERENCE		
DESCRIPTION	CALCULATION	PROPOSED
PLOT COVERAGE	$\frac{566.57}{813.60} \times 100$	69.63%
FLOOR AREA RATIO	$\frac{1199.14}{813.60}$	1.47
CAR PARKING	$\frac{1199.14}{75} = 15.99$	16 NOS
T.W PARKING	$\frac{1199.14}{75} = 15.99$	16 NOS

SCHEDULE OF JOINERY		
RS	ROLLING SHUTTER	4.50 X 3.00
D	DOOR	1.20 X 2.13
D1	DOOR	0.80 X 2.13
W	WINDOW	1.82 X 1.82
V	VENTILATOR	0.91 X 0.60

SOLAR HOT WATER SYSTEM DETAIL	
NO OF WORKERS - MALE	: 15 Nos
NO OF WORKERS - FEMALE	: 5 Nos
TOTAL NO OF WORKERS (15+5 = 20)	: 20 Nos
WATER CONSUMPTION @ 80 Lit/Person/day	
TOTAL CONSUMPTION (20 X 80):	1600 lits
NO OF SWHS (5000 lit capacity)	1 No

SPECIFICATION: SUPER STRUCTURE : 9"TK B.W IN C.M 1:5 FOUNDATION : RCC COLUMN FOUNDATION SLAB : RCC 1:2:4 4.5"TK BEAM LINTEL SUNSHADE : RCC 1:2:4 WEATHERING COURSE/VE WITH PRESSED TILES ELECTRIFICATION WORK CONCEALED WIRING	WWT - WASTE WATER TANK OHT - OVER HEAD TANK RWH - RAIN WATER HARVESTING SWHS - SOLAR WATER HEATING SYSTEM FE - FIRE EXTINGUISHER EA - EMERGENCY ALARM SB - SAND BUCKET
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SCALE : 1"=8'	<u>COLOR INDEX</u>	
[1:100]	SITE BOUNDARY	
	EXISTING ROAD	
	PROPOSED BUILDING	

SIGNATURE OF THE APPLICANT


P. MARIAPPAN, B.E., MIE.,
Consulting Civil & Structural Engineer,
Registered Structural
Engineer Grade-II-CGL RGN / SE / GR-II / 2019 / 07 / 01
DTCPC
Ph : 26745655, Cell : 9841296750

STRUCTURAL ENGINEER

V. NAGARAJ, (G.E - Civil Engineer)
 LICENSED SURVEYOR
 TVL/RE/IGr-11/2021/09/003
 The Assistant Director of Town and Country Planning
 No. 43/597, Thanthai Periyar Salai, Oil Mill,
 near Shanthi Mandapam, Tiruvallur - 602 001
 Call : 86681 25203, 88071 81626

ARCHITECT / 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

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.

