

PP

APPROVAL RECORD

# Planning Permission

Tiruvallur

Tiruvallur district, Tamil Nadu

APPROVAL TYPE

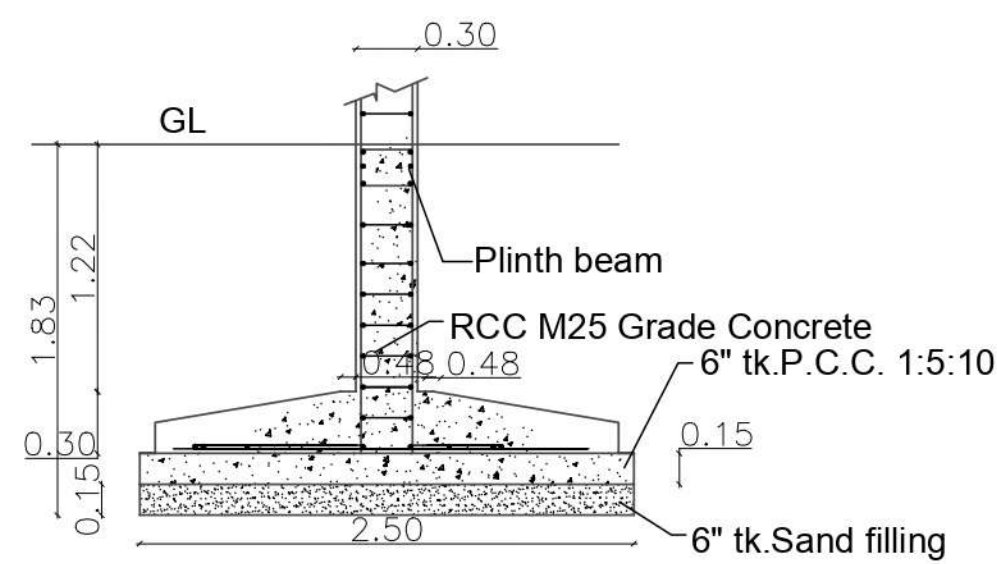
**Building Plan**

ISSUING AUTHORITY

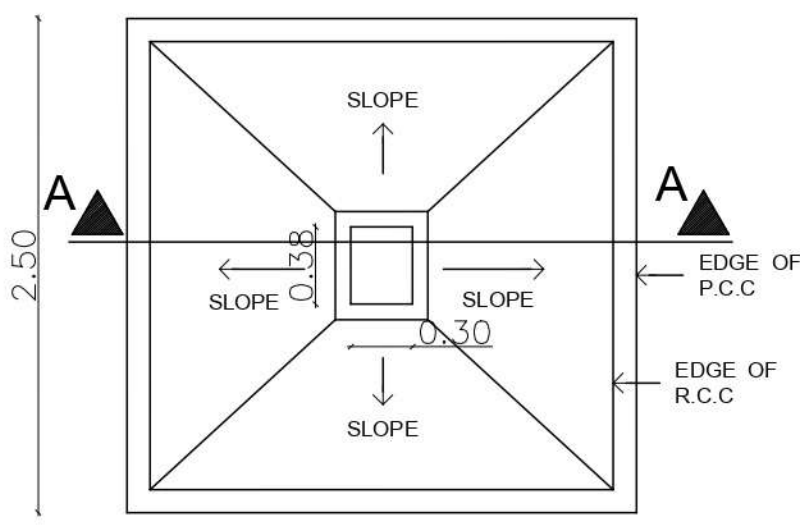
**DTCP**

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.

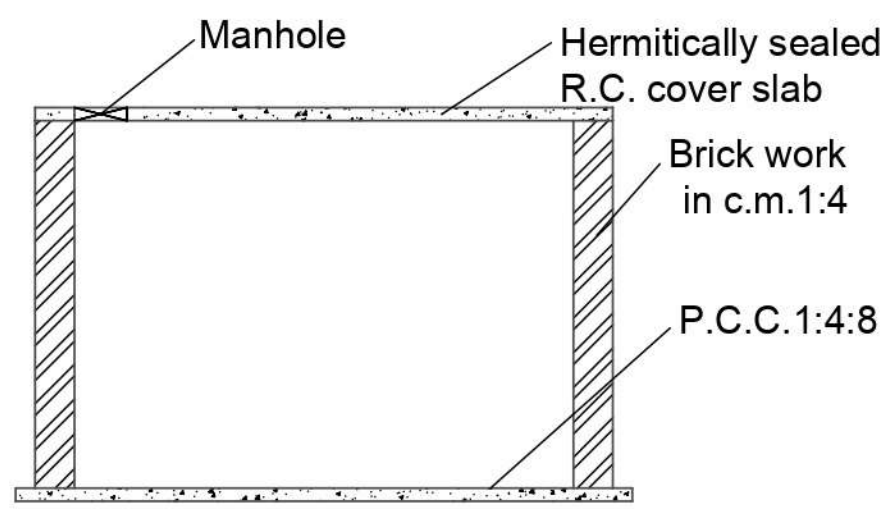


SECTION - 'AA'  
As per design

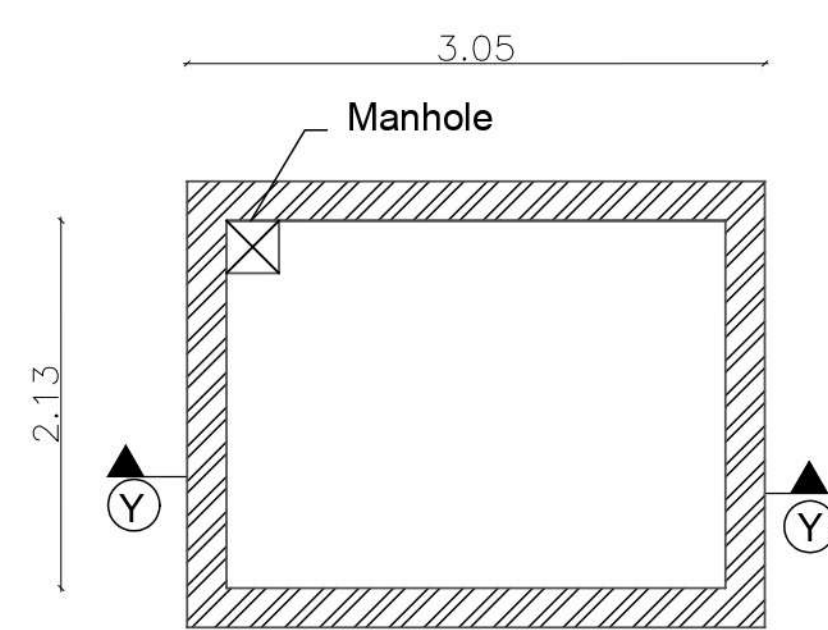


PLAN

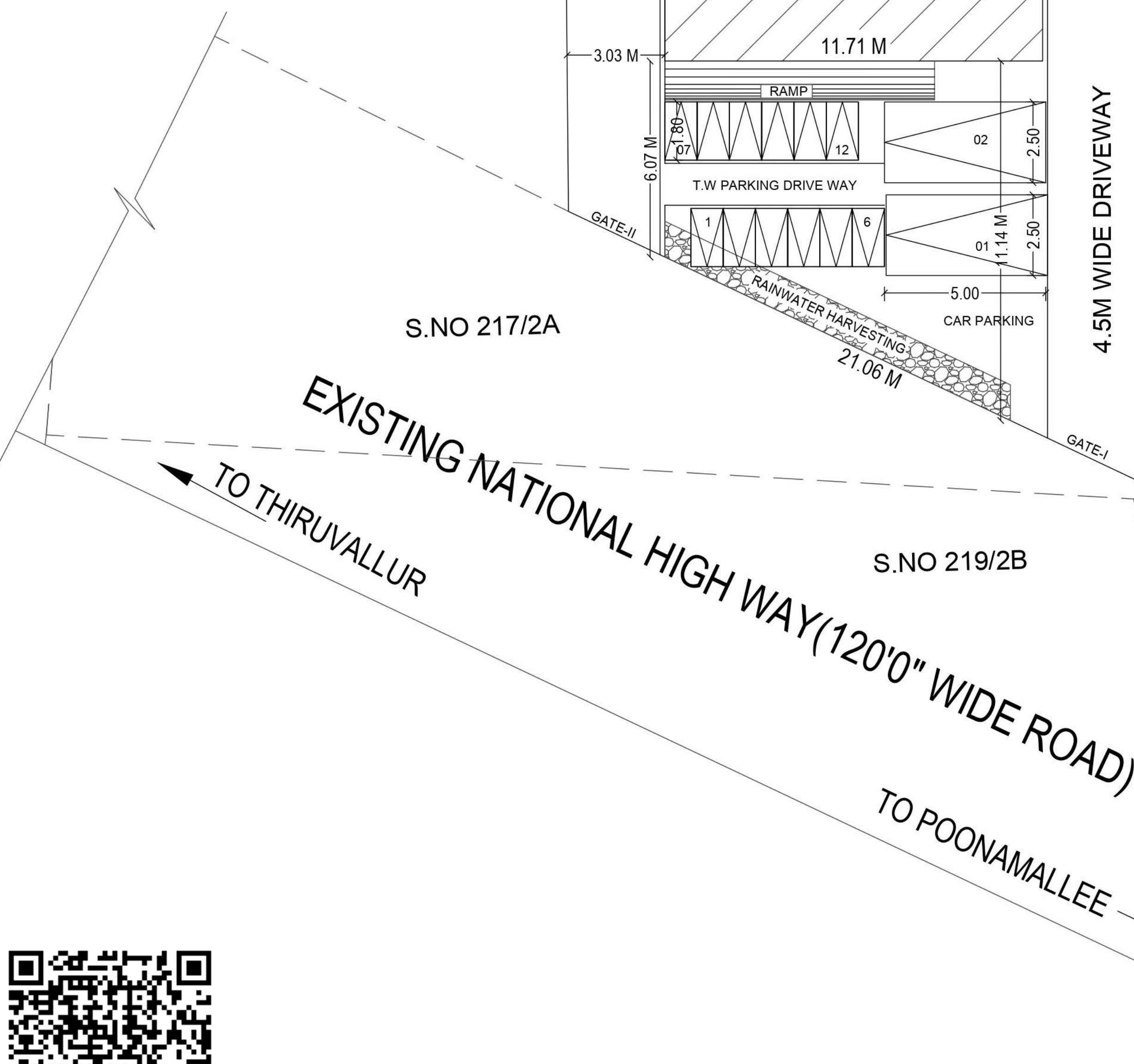
As per design  
Typical Column Foundation Detail  
As per design



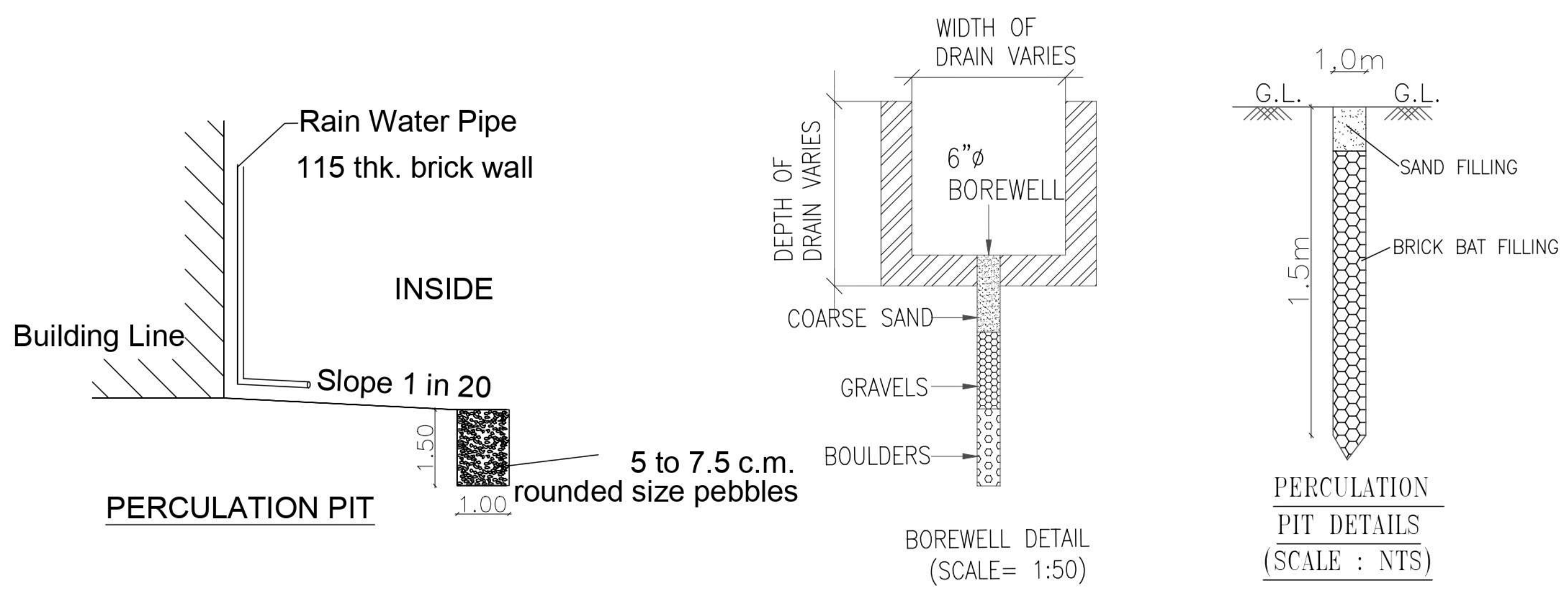
Section On 'Y-Y'



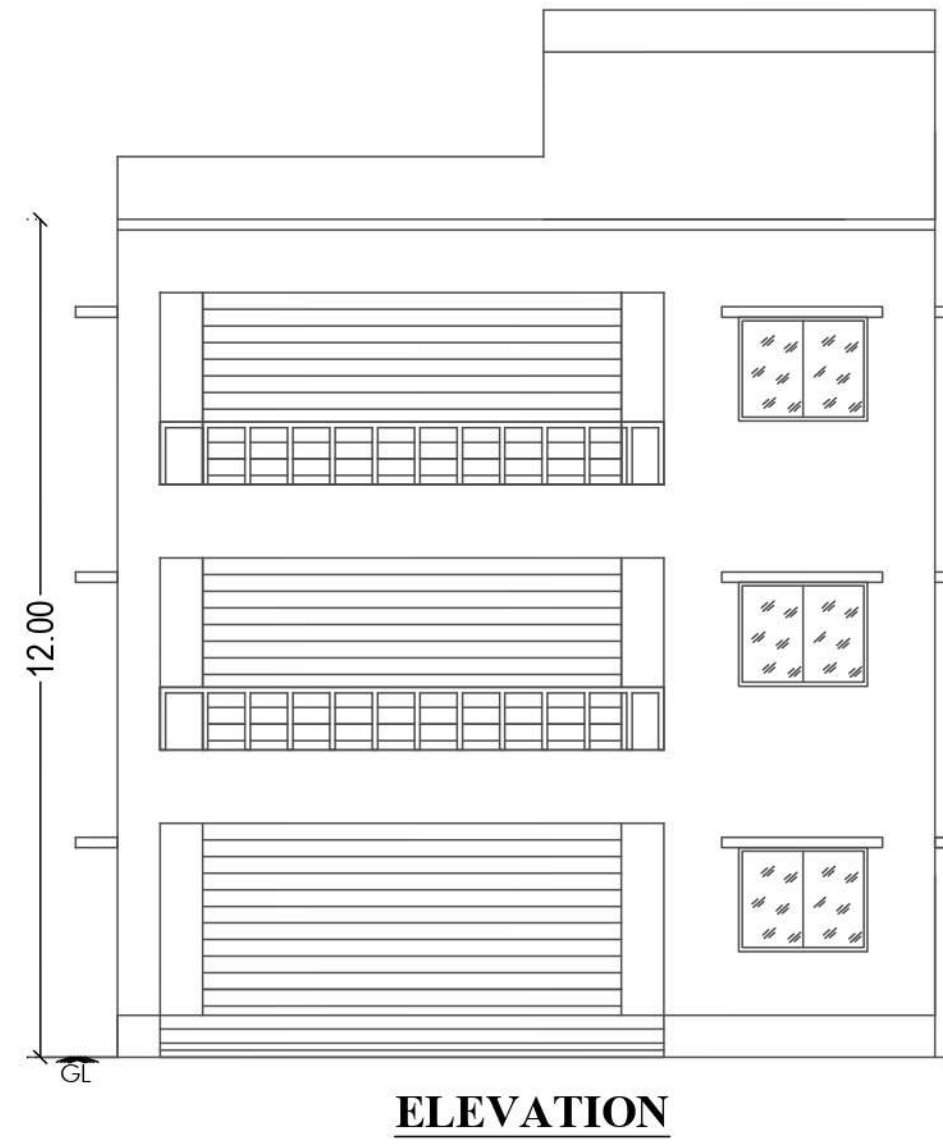
Sump Detail - Plan  
Scale - N.T.S



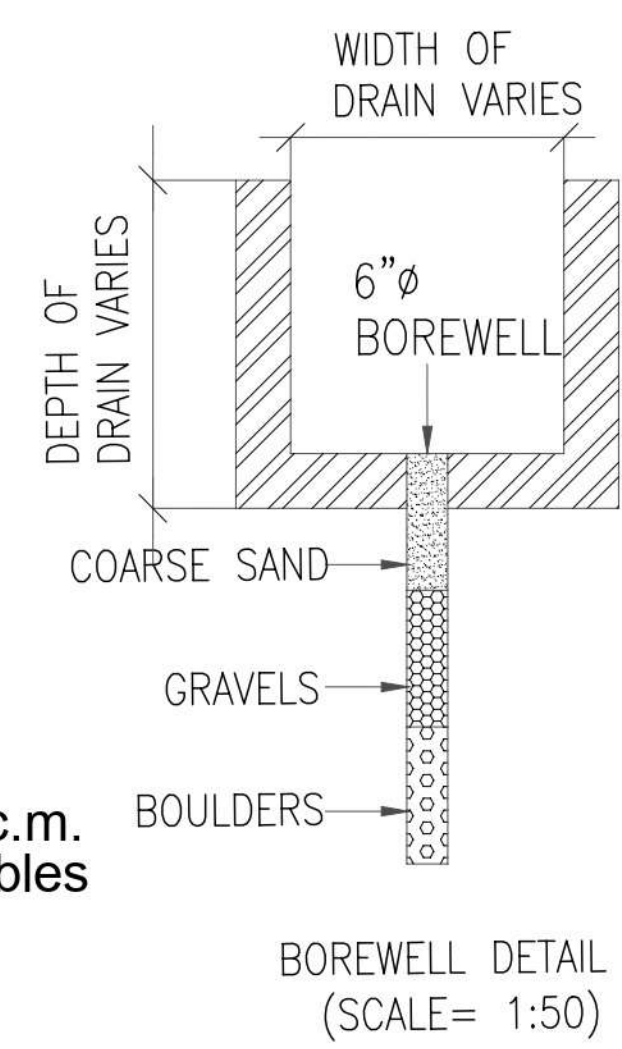
SITE PLAN



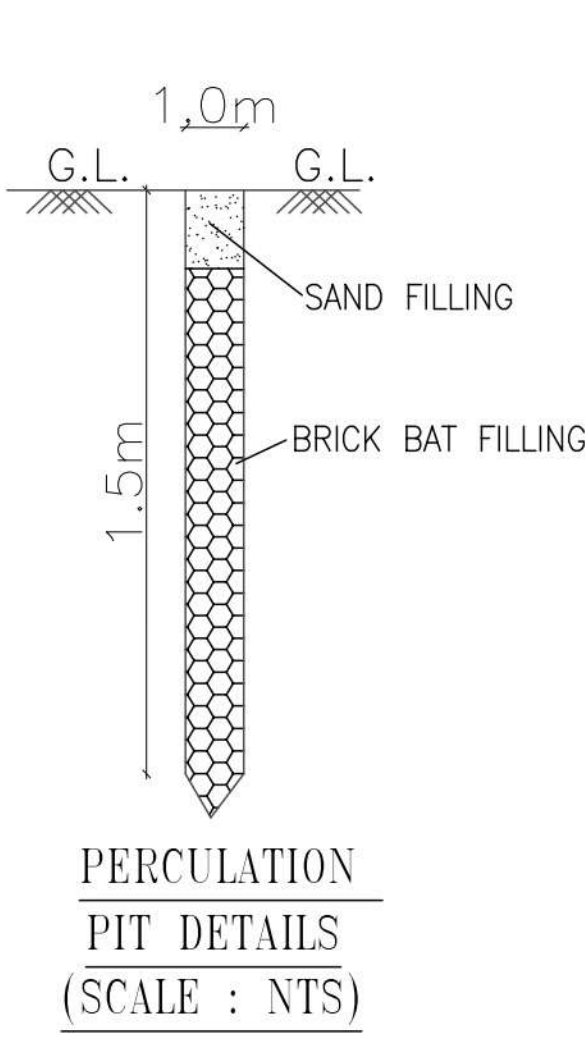
PERCULATION PIT



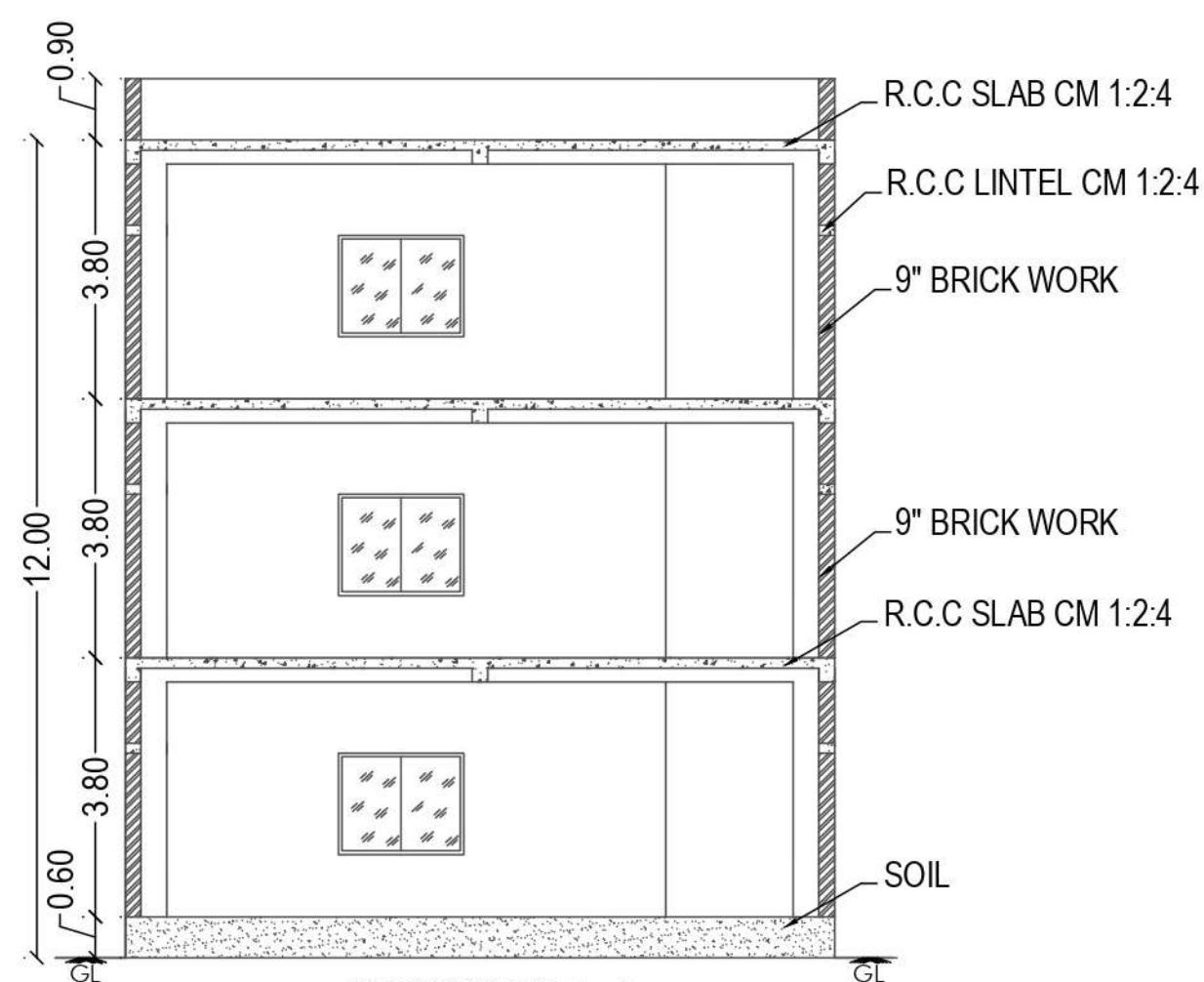
ELEVATION



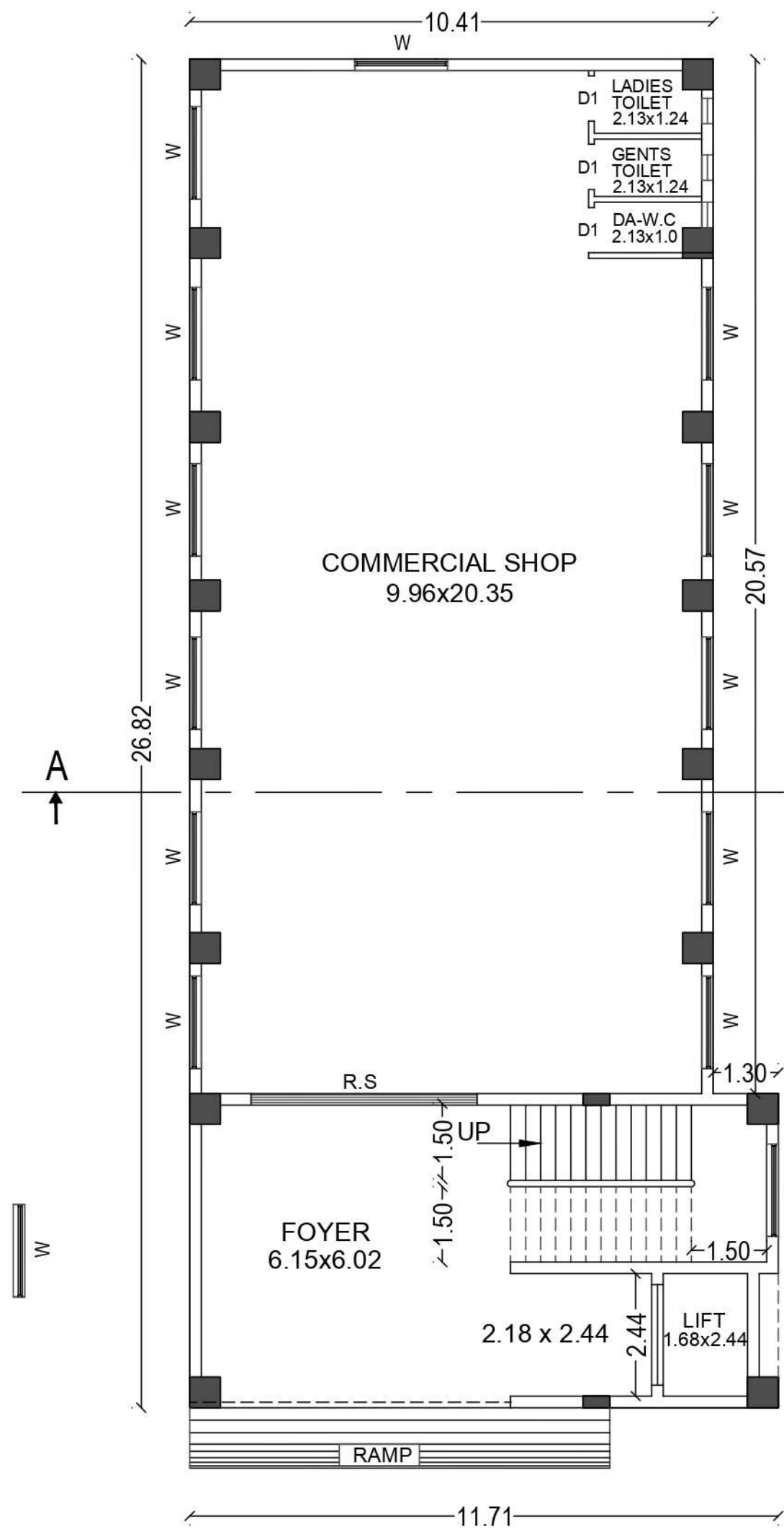
BOREWELL DETAIL  
(SCALE = 1:50)



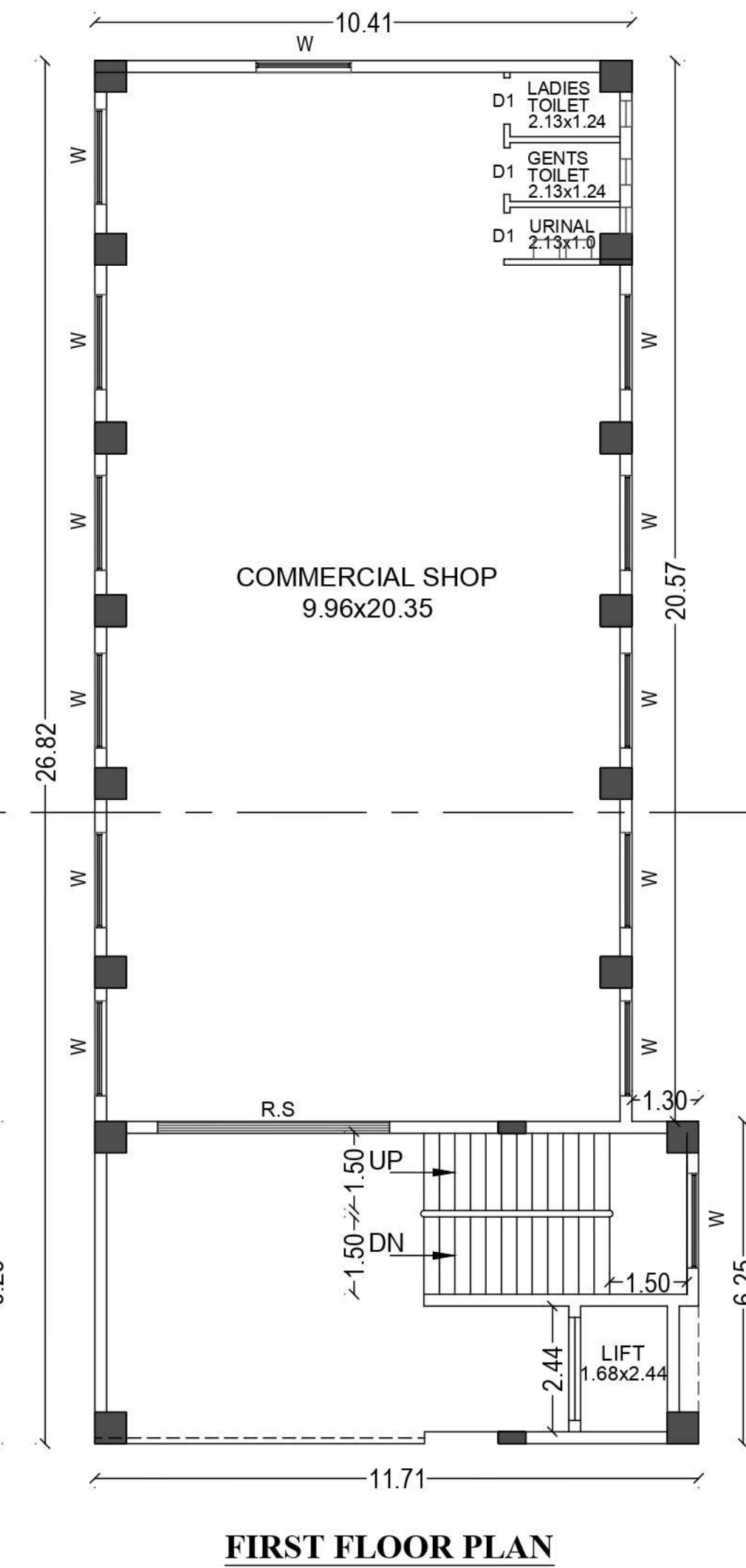
PERCULATION  
PIT DETAILS  
(SCALE : NTS)



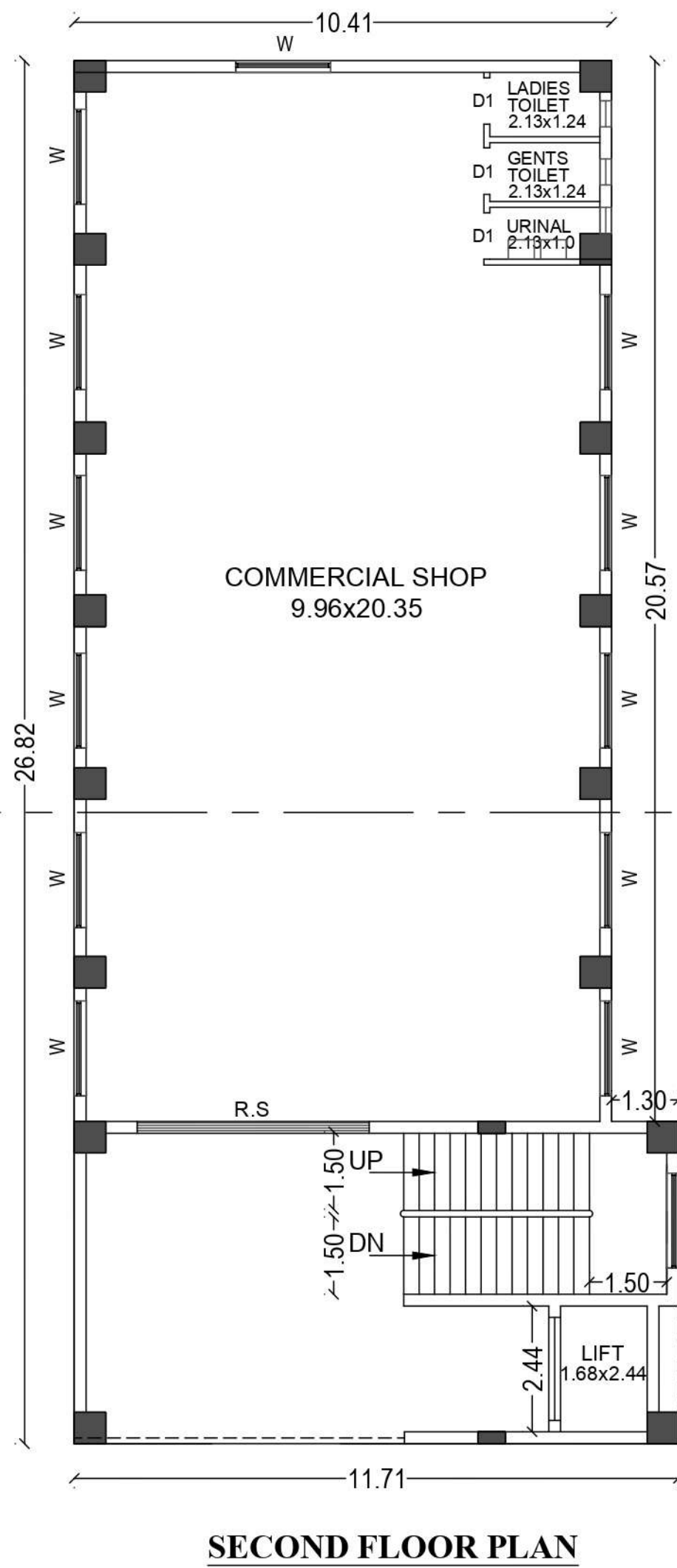
SECTION A-A



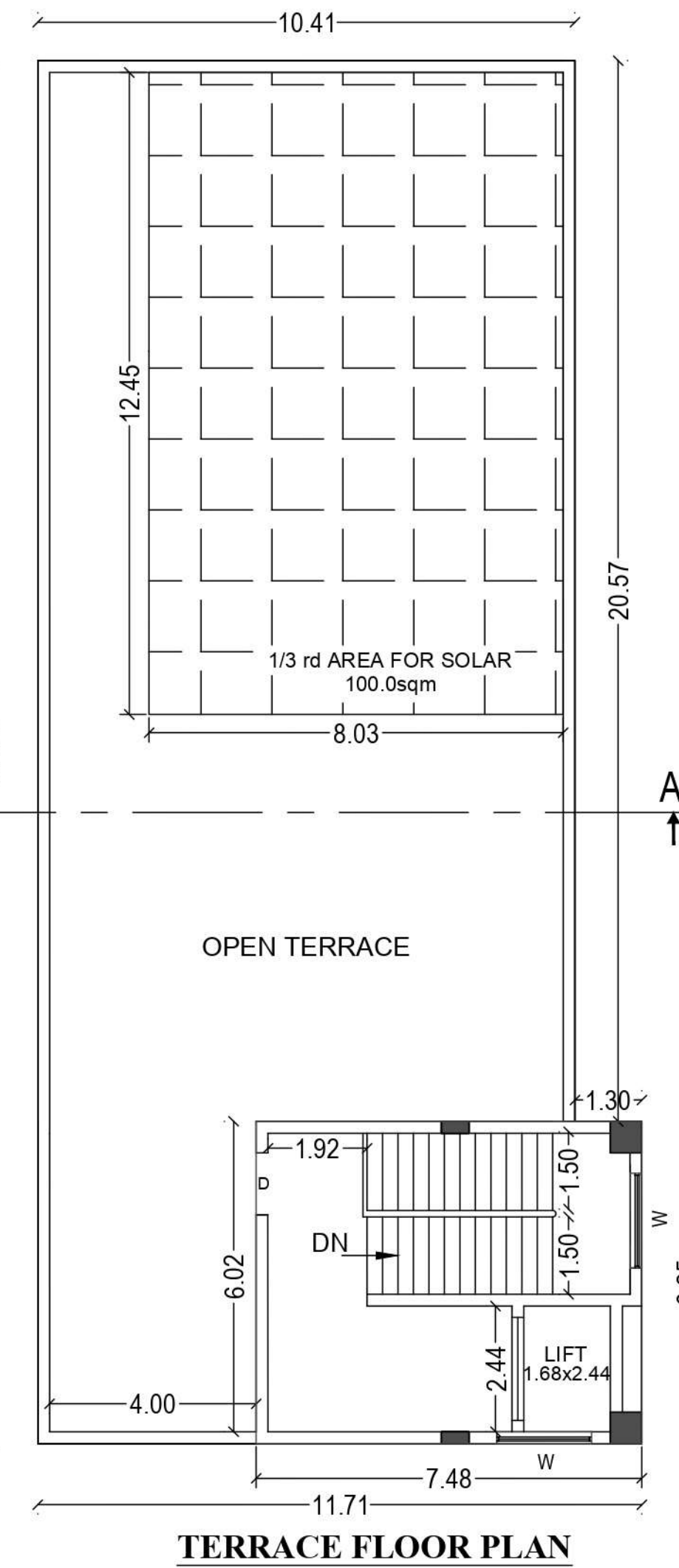
GROUND FLOOR PLAN  
COMMERCIAL BUILDING



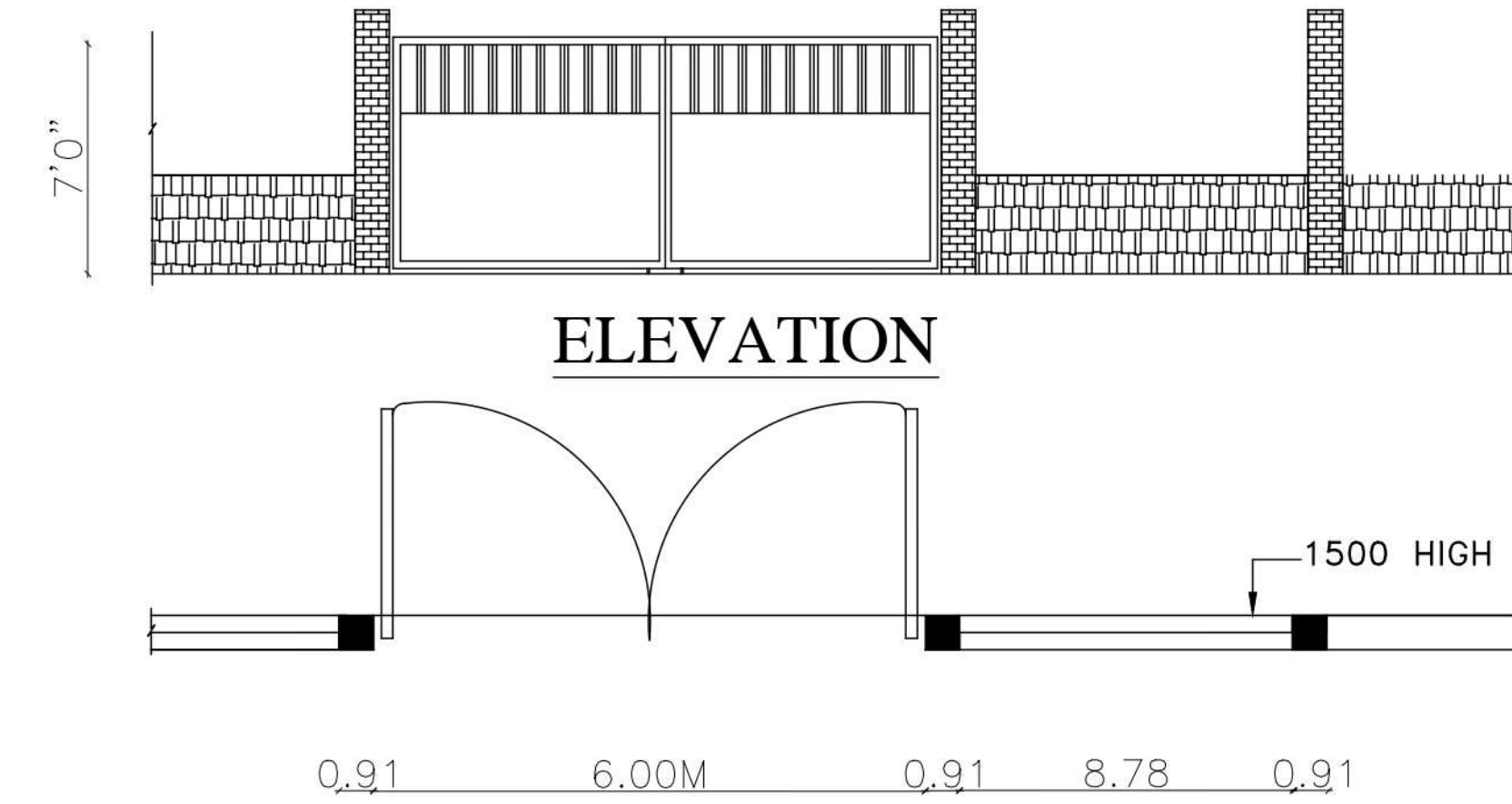
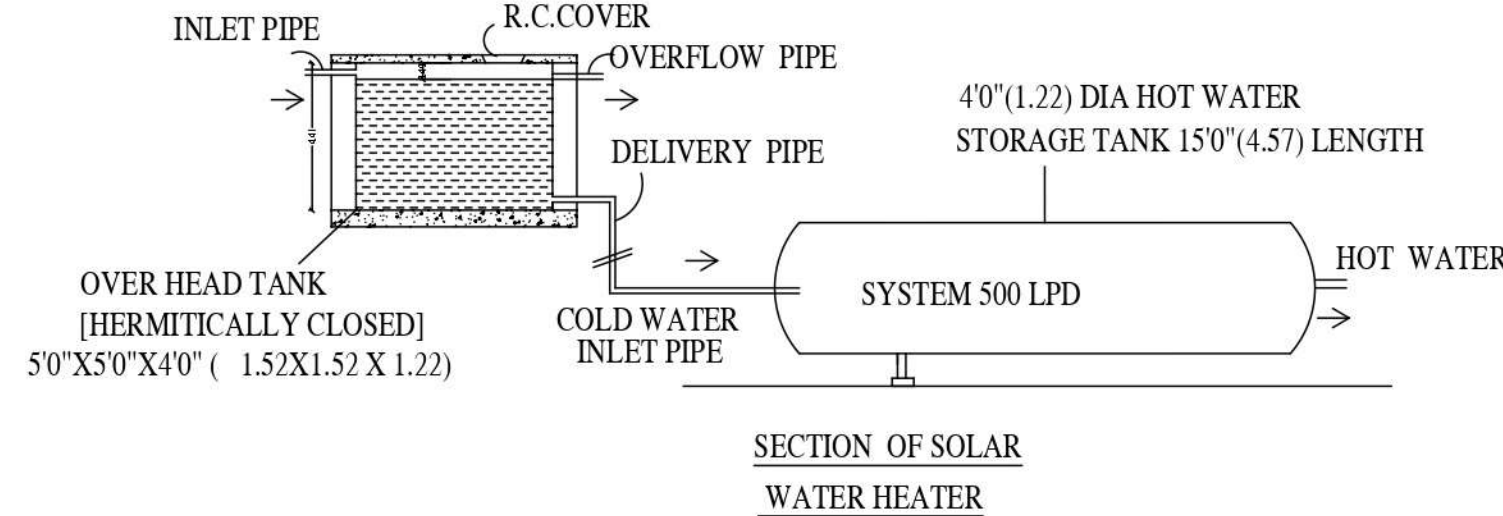
FIRST FLOOR PLAN  
COMMERCIAL BUILDING



SECOND FLOOR PLAN  
COMMERCIAL BUILDING



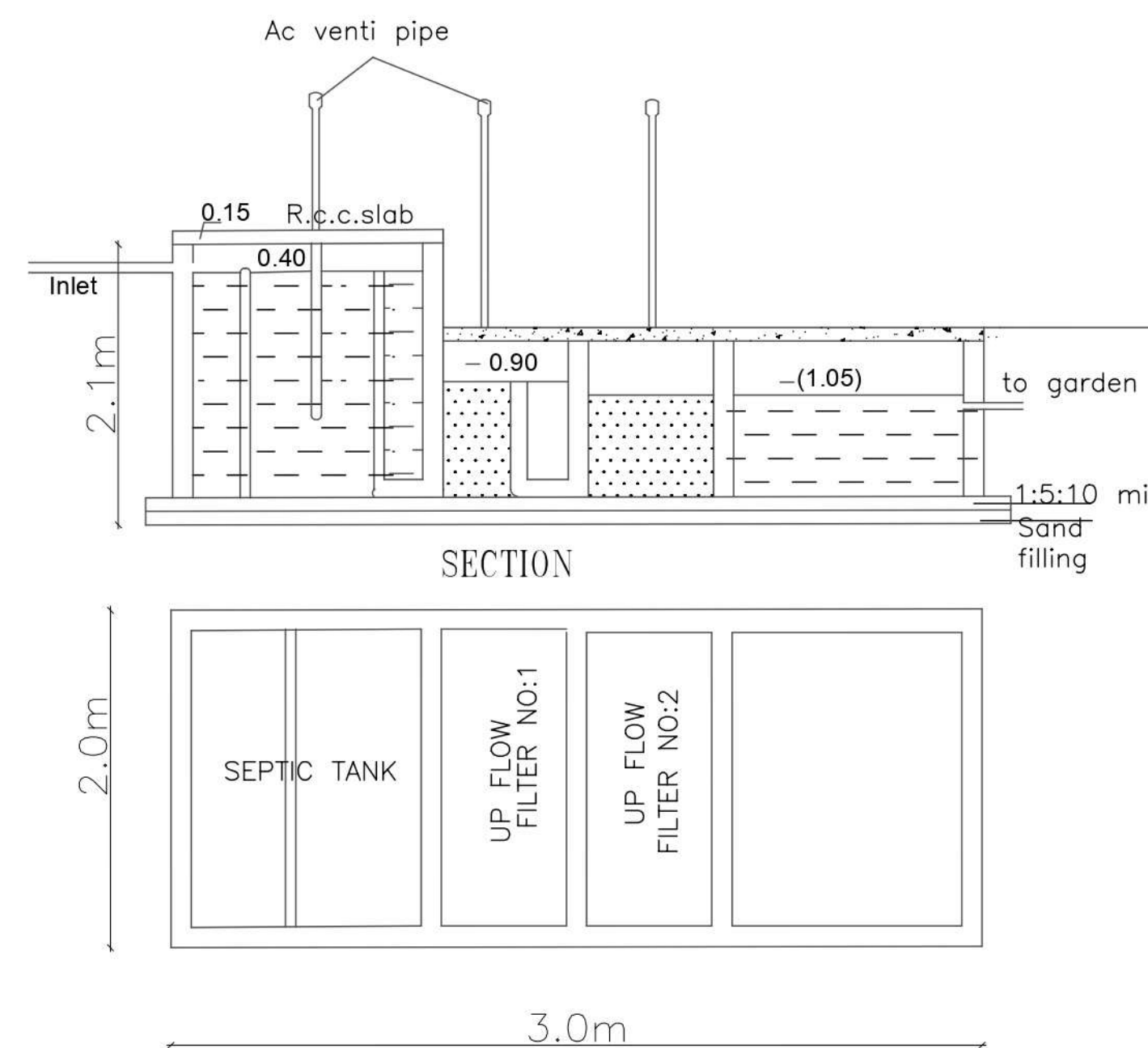
TERRACE FLOOR PLAN  
COMMERCIAL BUILDING



ELEVATION

0.91 6.00M 0.91 8.78 0.91

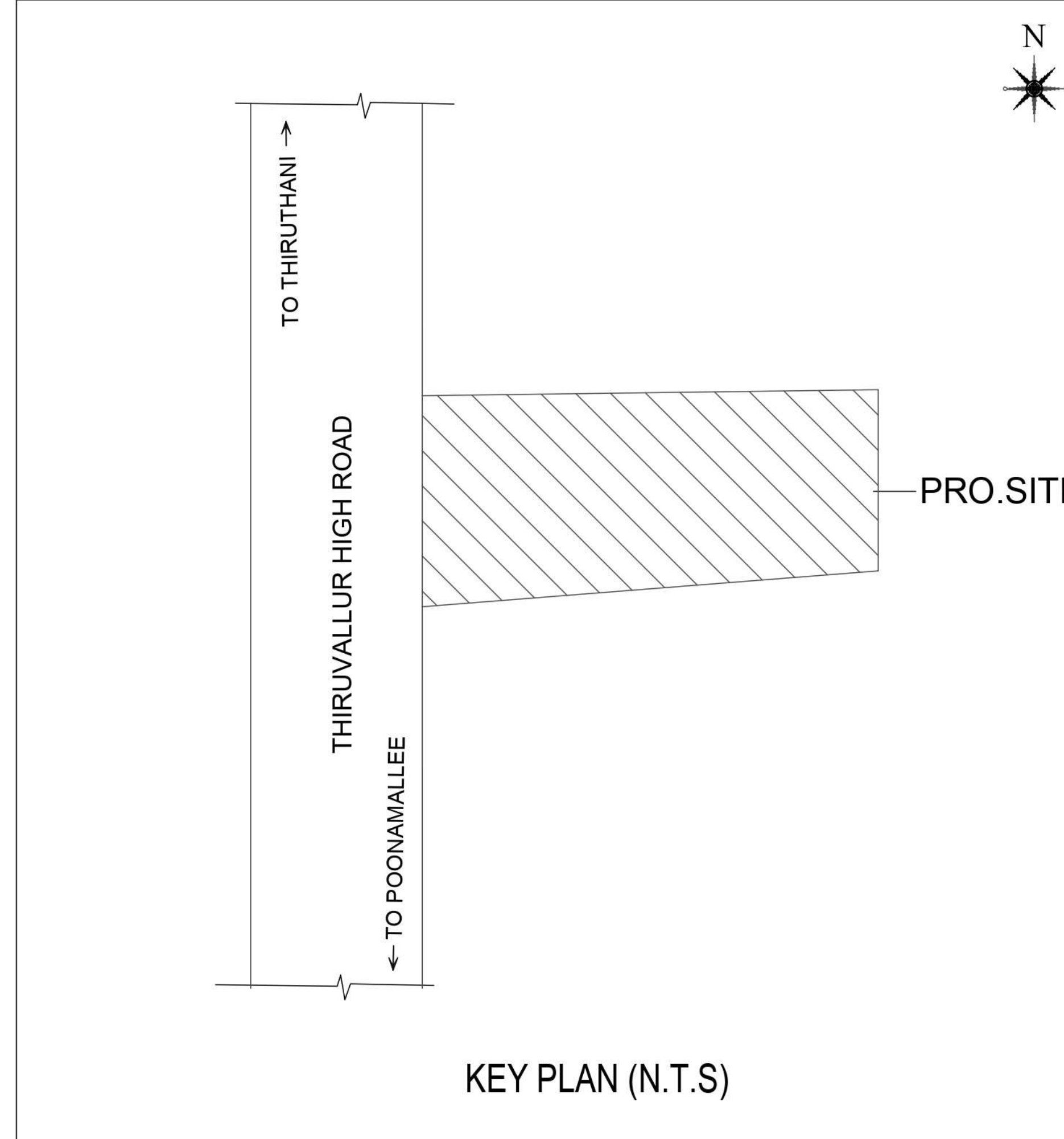
Plan  
Compound wall Detail



SECTION

PLAN  
DETAILS OF SEPTIC TANK  
SCALE N.T.S

PLAN  
DETAILS OF SEPTIC TANK  
SCALE N.T.S



KEY PLAN (N.T.S)

PLAN SHOWING THE PROPOSED CONSTRUCTION OF  
COMMERCIAL BUILDING (AUTOMOBILE SHOWROOM-G+2)  
IN S.NO 217/2B2,217/2B3, T S NO: 79/2 & 80, BLOCK NO: 13,  
WARD NO: C, PERIYAKUPPAM VILLAGE,  
TIRUVALLUR MUNICIPALITY & TALUK, TIRUVALLUR DISTRICT.

| DESCRIPTION                | F.S.I AREA<br>SQM | NON F.S.I AREA<br>SQM | TOTAL<br>SQM |
|----------------------------|-------------------|-----------------------|--------------|
| TOTAL SITE AREA (DOCUMENT) | -                 |                       |              |
| TOTAL SITE AREA (SITE)     | 987.81            |                       |              |
| GROUND FLOOR AREA          | 287.42            | ----                  | 287.42       |
| FIRST FLOOR AREA           | 287.42            | ----                  | 287.42       |
| SECOND FLOOR AREA          | 287.42            | ----                  | 287.42       |
| HEAD ROOM AREA             | ----              | 32.86                 | 32.86        |
| TOTAL AREA                 | 862.26            | 32.86                 | 895.12       |

REFERENCE

| DESCRIPTION      | CALCULATION                        | PROPOSED |
|------------------|------------------------------------|----------|
| PLOT COVERAGE    | $\frac{287.42}{987.81} \times 100$ | 29.10%   |
| FLOOR AREA RATIO | $\frac{862.26}{987.81}$            | 0.87     |
| CAR PARKING      | $\frac{590.00}{50} = 11.80$        | 12 NOS   |
| T.W PARKING      | $\frac{590.00}{100} = 11.80$       | 12 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  | WWT - WASTE WATER TANK            |
| FOUNDATION : RCC COLUMN FOUNDATION     | OHT - OVER HEAD TANK              |
| SLAB : RCC 1:2:4 4.5"TK                | RWH - RAIN WATER HARVESTING       |
| BEAM LINTEL SUNSHADE : RCC 1:2:4       | SWHS - SOLAR WATER HEATING SYSTEM |
| WEATHERING COURSE/V WITH PRESSED TILES | FE - FIRE EXTINGUISHER            |
| ELECTRIFICATION WORK CONCEALED WIRING  | EA - EMERGENCY ALARM              |
|                                        | SB - SAND BUCKET                  |

SCALE : 1"=8'

[1:100]

COLOR INDEX

SITE BOUNDARY

EXISTING ROAD

PROPOSED BUILDING

SIGNATURE OF THE APPLICANT

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Registered Structural Engineer,  
Tamil Nadu State Council of Engineers,  
No. 43507, Thiruvallur District, Taluk, Tiruvallur District.  
Ph : 96745655, Cell : 9842296750

STRUCTURAL ENGINEER

V. NAGARAJ, (P.E. - Civil Engineer)  
LICENSED SURVEYOR  
TVL/RIN/EG-482019/1000033  
The Assistant Director of Town and Country Planning  
No. 43507, Thiruvallur District, Taluk, Tiruvallur District.  
Near Shivali Municipality, Tiruvallur - 620 011.  
Cell : 98681 26203, 98971 01409

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

## 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.

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Legal opinions, due diligence and title verification

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Building plan, layout and sub-division approvals

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Completion and occupancy certificates, regularisation

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Escrow, negotiation and NRI property management

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Land survey, soil testing, architecture and construction

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+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.

