

PP

APPROVAL RECORD

Planning Permission

Tiruvallur

Tiruvallur district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

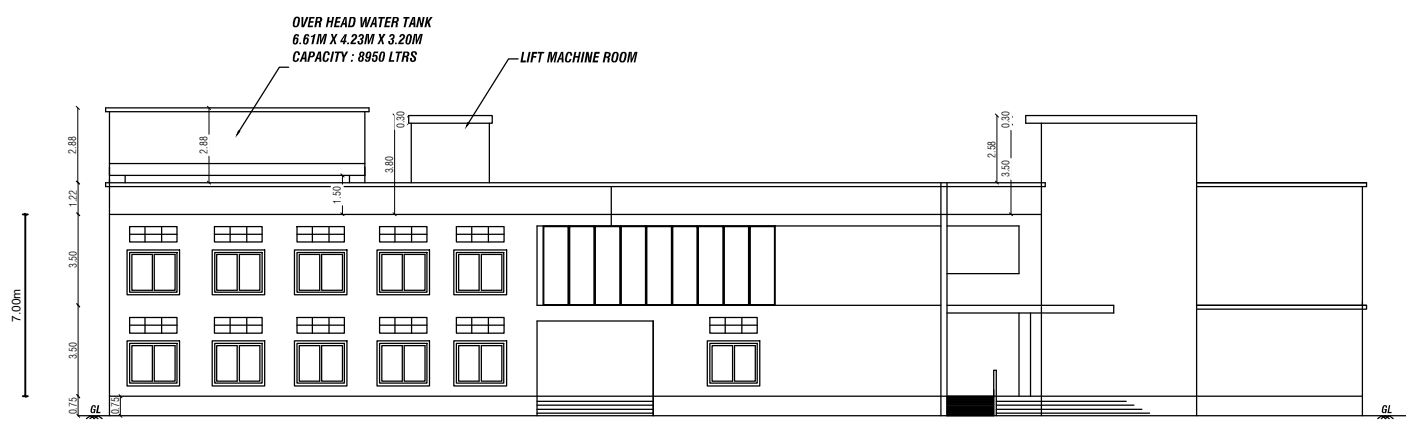
DTCP

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

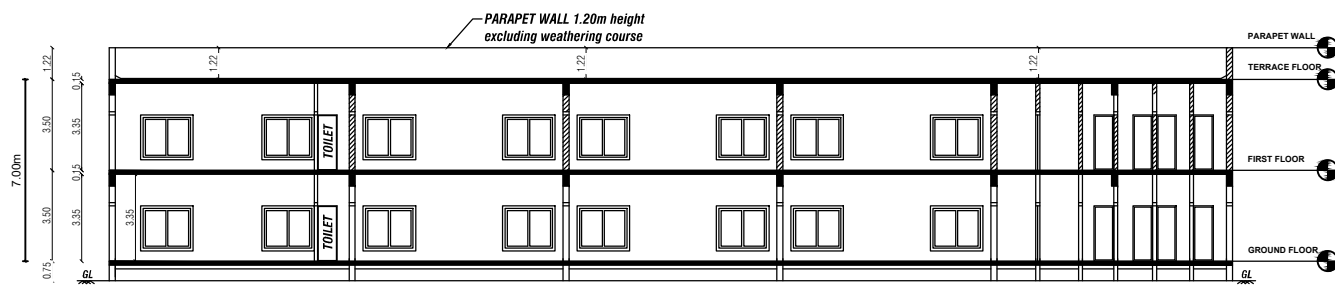
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF HIGHER SECONDARY SCHOOL BUILDING AT GROUND FLOOR & FIRST FLOOR , SURVEY NO : 561/2A , TIRUVALLUR PANCHAYAT UNION , IKKADU VILLAGE PANCHAYAT , TIRUVALLUR TALUK & TIRUVALLUR DISTRICT.,

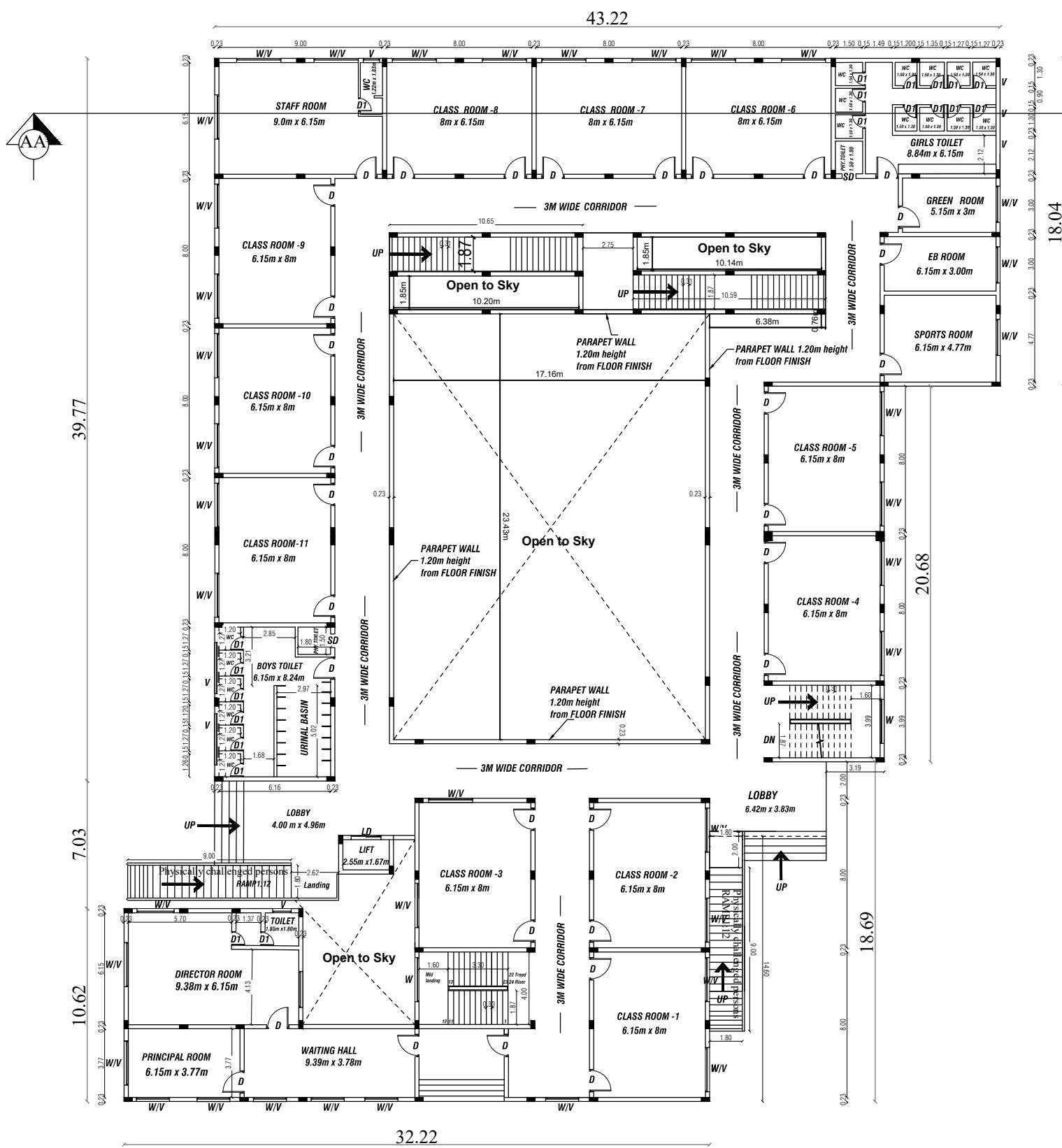
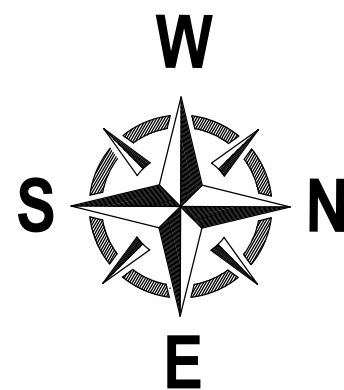
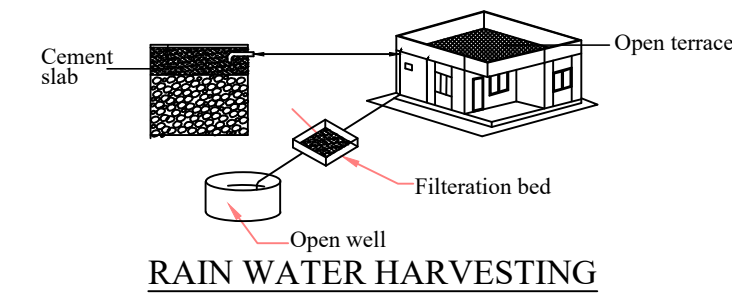
SHEET NO : 2/2



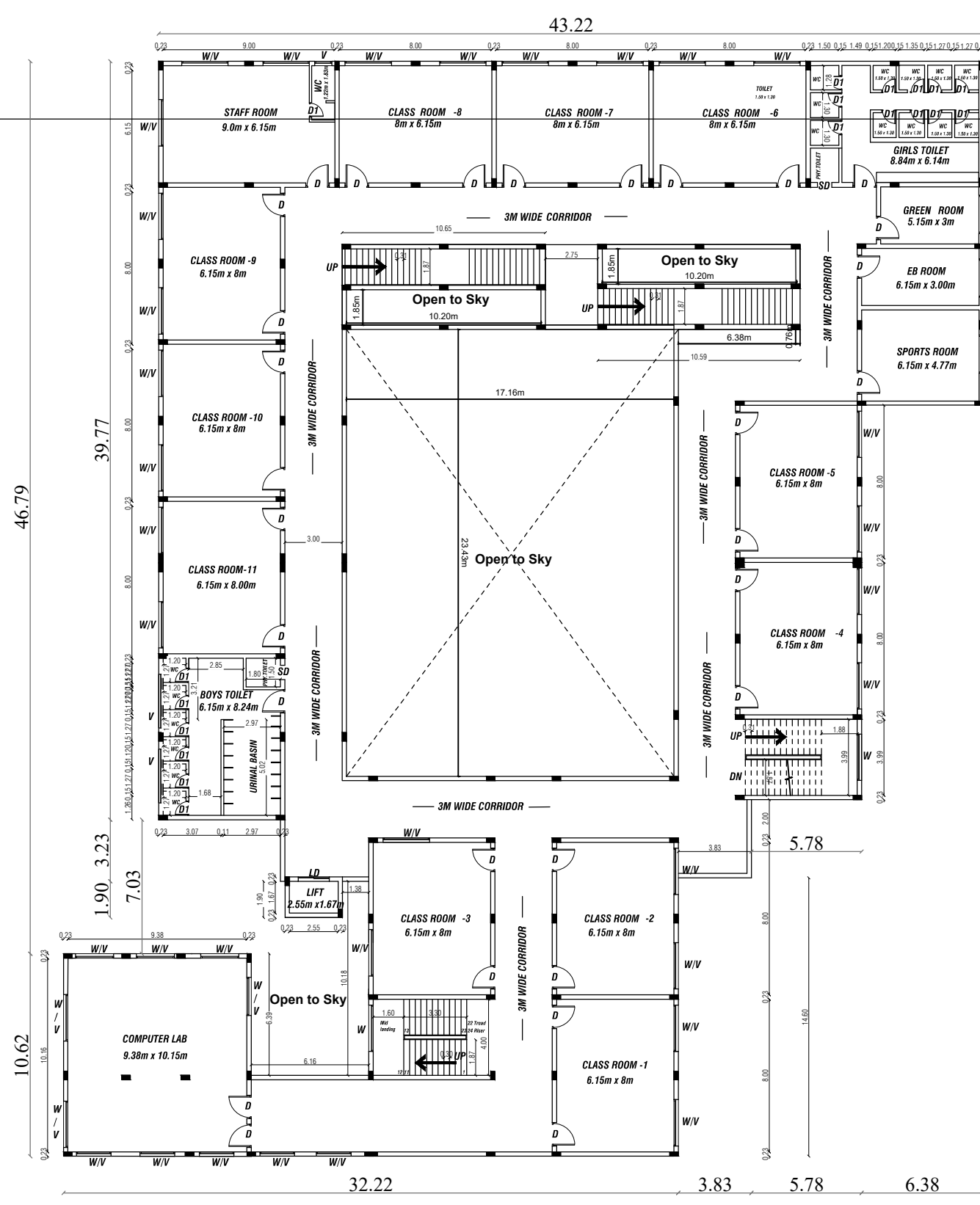
EAST SIDE VIEW ELEVATION



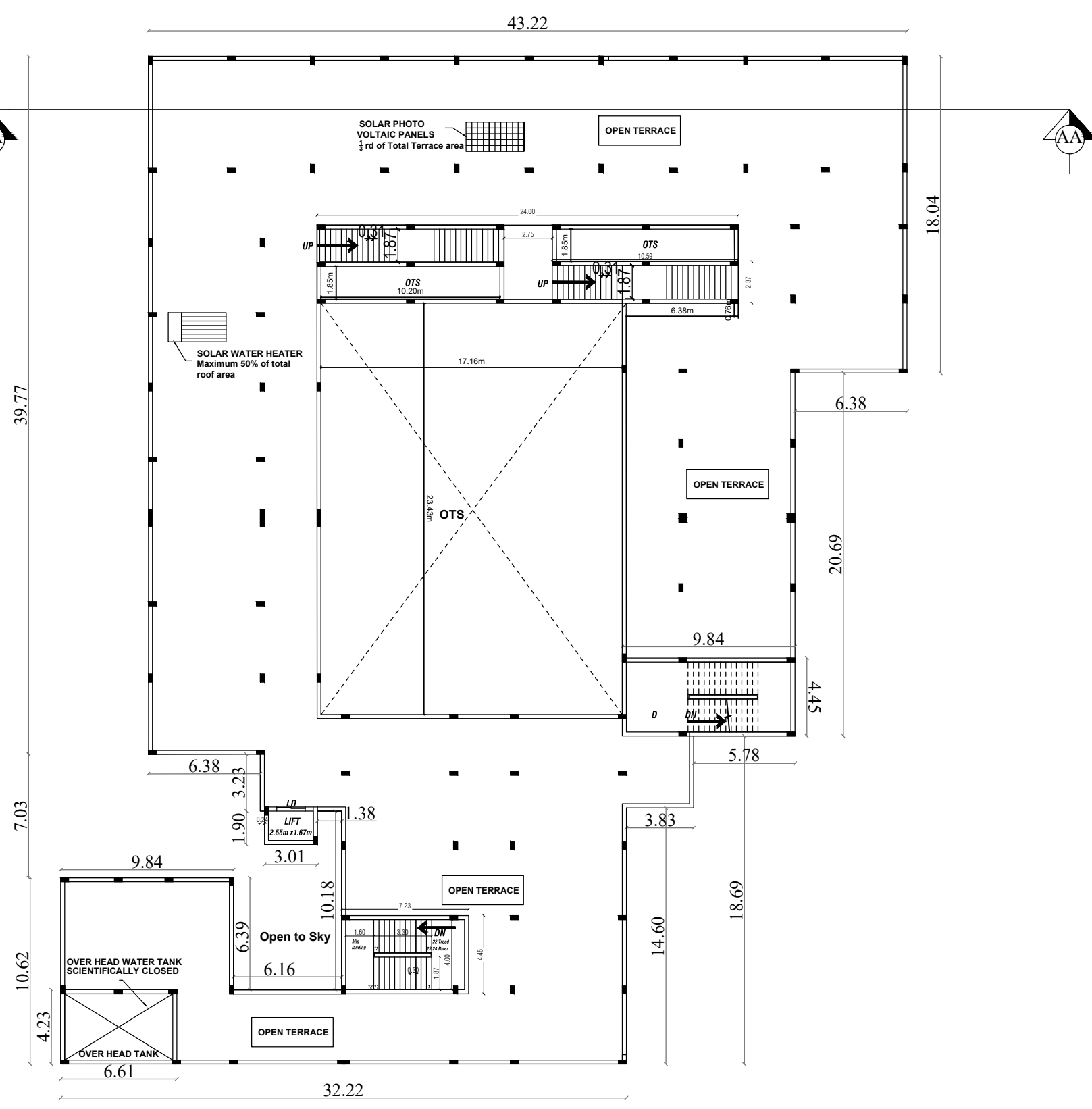
SECTION " AA "



GROUND FLOOR PLAN



FIRST FLOOR PLAN



TERRACE FLOOR PLAN

SPECIFICATIONS

1. SAND FILLING IN FOUNDATION 150 MM THICK
- 2.P.C.C 1:4:8 USING 40MM HBG METAL FOR FOUNDATION& BASEMENT
- 3.R.C.C 1:2:4 USING 20MM HBG METAL FOR FOLLOWING WORKS
 - A)COLUMNS
 - B)BEAMS
 - C)INTELS,LOFT,SUNSHADE
 - D)ROOF SLAB
4. PLASTERING IN C.M 1:4 12MM THICK
5. BRICK WORK IN C.M 1:5 USING ICLASS CHAMBER BURNT BRICKS
6. WEATHERING COURSE WITH B.J.C TOP FINISHED

SCHEDULE OF JOINERY

TYPE	DESCRIPTION	SIZE
D	MAIN DOOR	1.52 X 2.13
D1	DOOR 1	1.22 X 2.13
D2	DOOR 2	0.91 X 2.13
D3	DOOR 3	0.76 X 2.13
SD	SWING OUT DOOR	0.90 X 2.13
W	WINDOW	1.83 X 1.53
V	VENTILATOR	1.83 X 0.60
V1	VENTILATOR	0.60 X 0.60
LD	LIFT DOOR	1.63 X 4.57

AREA DETAILS

DESCRIPTION	F.S.I AREA (SQ.M)	NON F.S.I AREA (SQ.M)	TOTAL (SQ.M)
SITE AREA AS AT (FMB)	5219.20		5219.20
SITE AREA AS PER (SITE & DOC)	5219.20	—	5219.20

DESCRIPTION	F.S.I AREA (SQ.M)	NON F.S.I AREA (SQ.M)	TOTAL (SQ.M)
GROUND FLOOR AREA	1566.46	—	1566.46
FIRST FLOOR AREA	1566.46	—	1566.46
HEAD ROOM FLOOR AREA	—	103.87	103.87
SECURITY BLOCK	20.88		20.88

TOTAL FLOOR AREA	3153.80	103.87	3257.67
------------------	---------	--------	---------

DESCRIPTION	CALCULATION	PROPOSED
PLOT COVERAGE	1566.46 X 100	30 %
FLOOR AREA RATIO	3153.80 / 5219.20	0.6045

PARKING DETAILS	REQUIRED	PROVIDED
NO.OF CAR PARKING	: 04 NOS	04 NOS (2 PH.)
NO.OF TWO WHEELER PARKING	: 22 NOS	24 NOS (3 PH.)
NO.OF CYCLE PARKING	: 218 NOS	280 NOS (28 PH.)

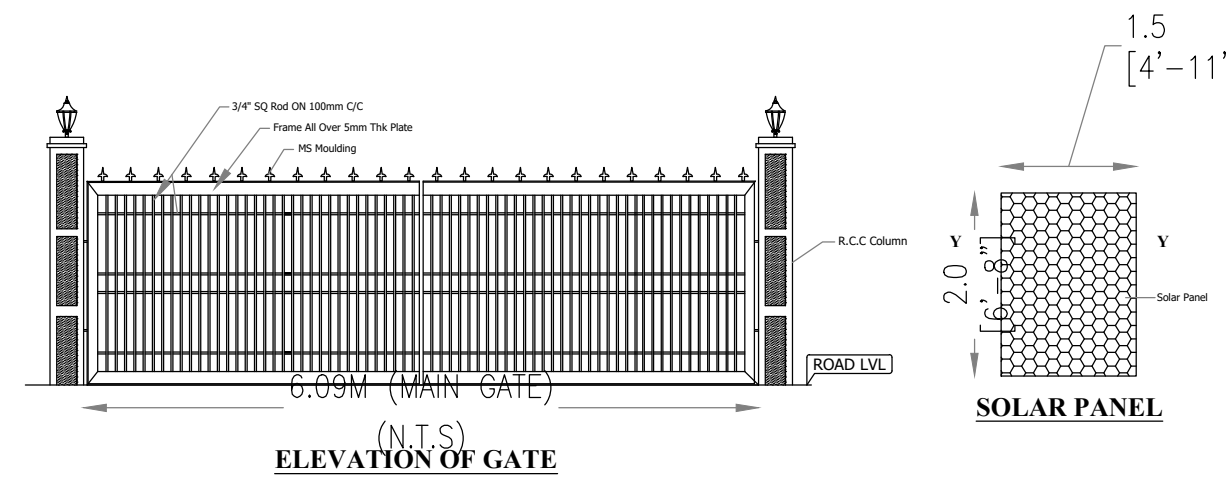
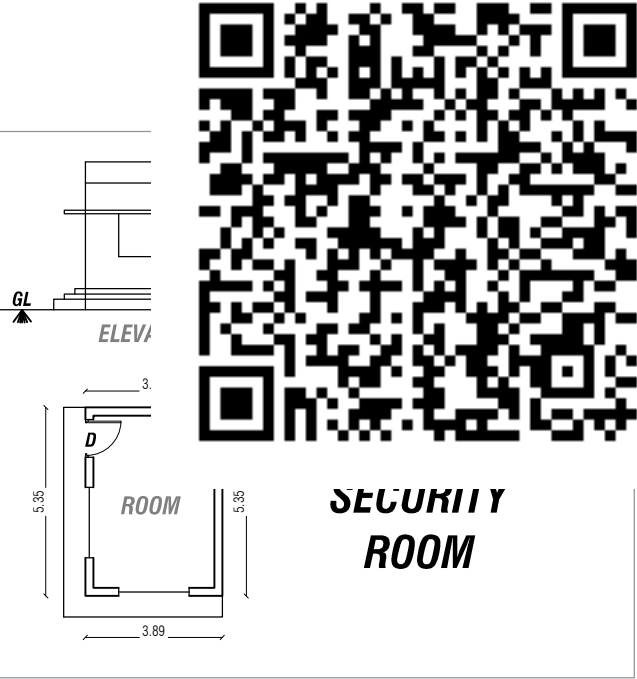
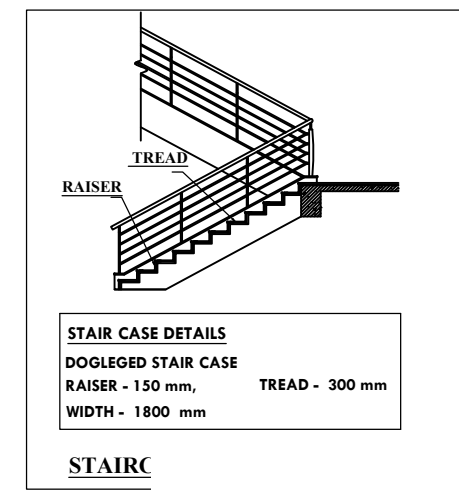
Er. R. GANDEEBAN,
B.E,M.B.A,M.Tech,M.L.E,A.I.V.C.Engg,I.L.B.
DTCP Grade-II, Registered Structural Engineer.
TVRL / RSE / Gr-II / 2020 / 11 / 005.

STRUCTURAL ENGINEER :

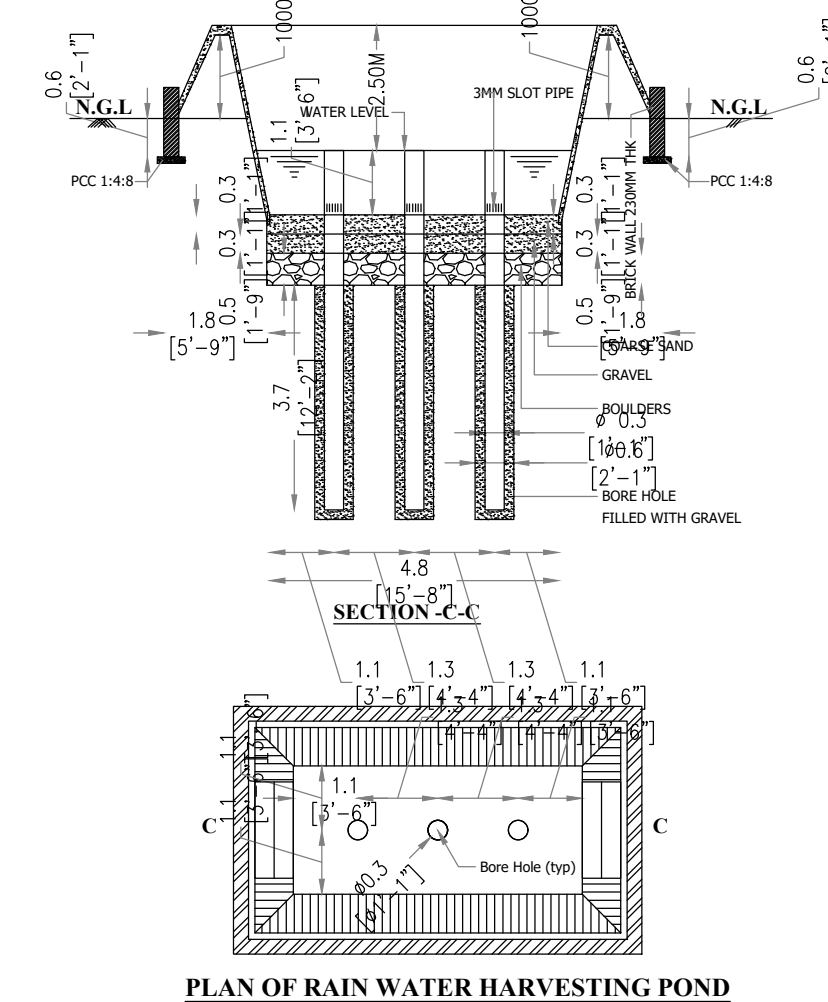
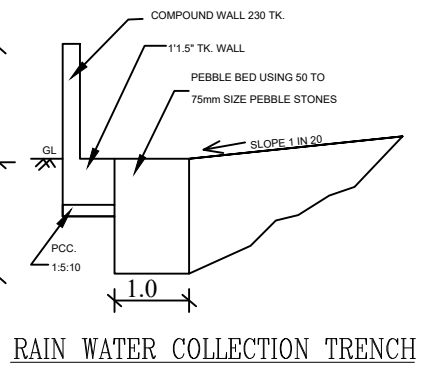
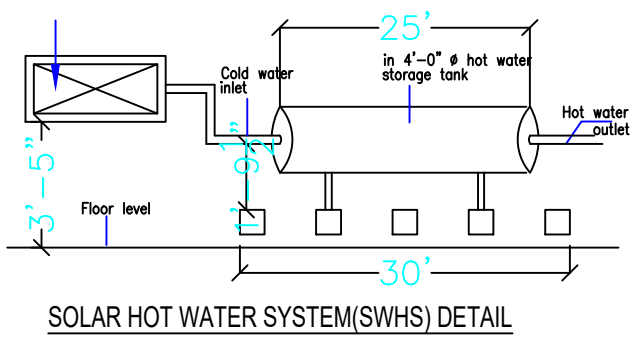
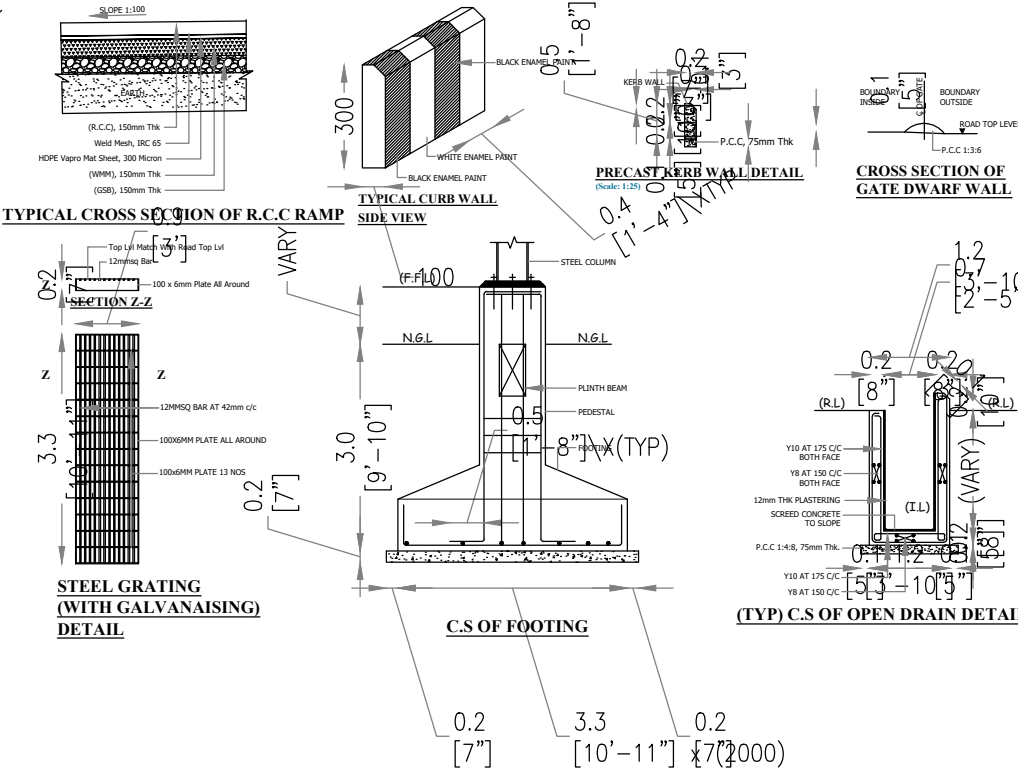
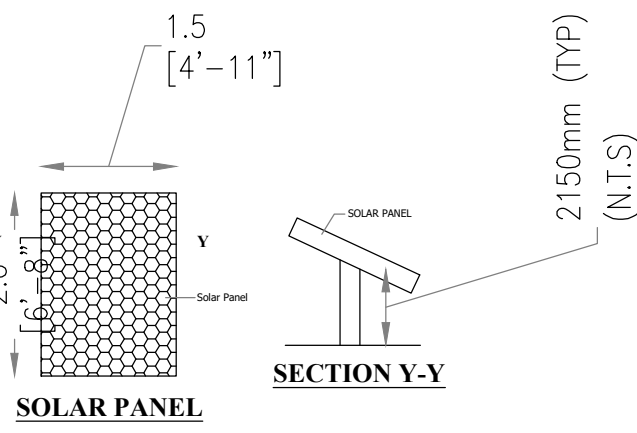
R. THIRUGANAM, M.E.(Struct.),
Registered Engineer Grade - II
Reg. No. TVRL / RE / Gr-II / 2022 / 01 / 002
170 - 1, KAVANDUR,
TIRUVALLUR - 631 203.
CELL : 95857 45311

REGISTER ENGINEER :

OWNER SIGNATURE :

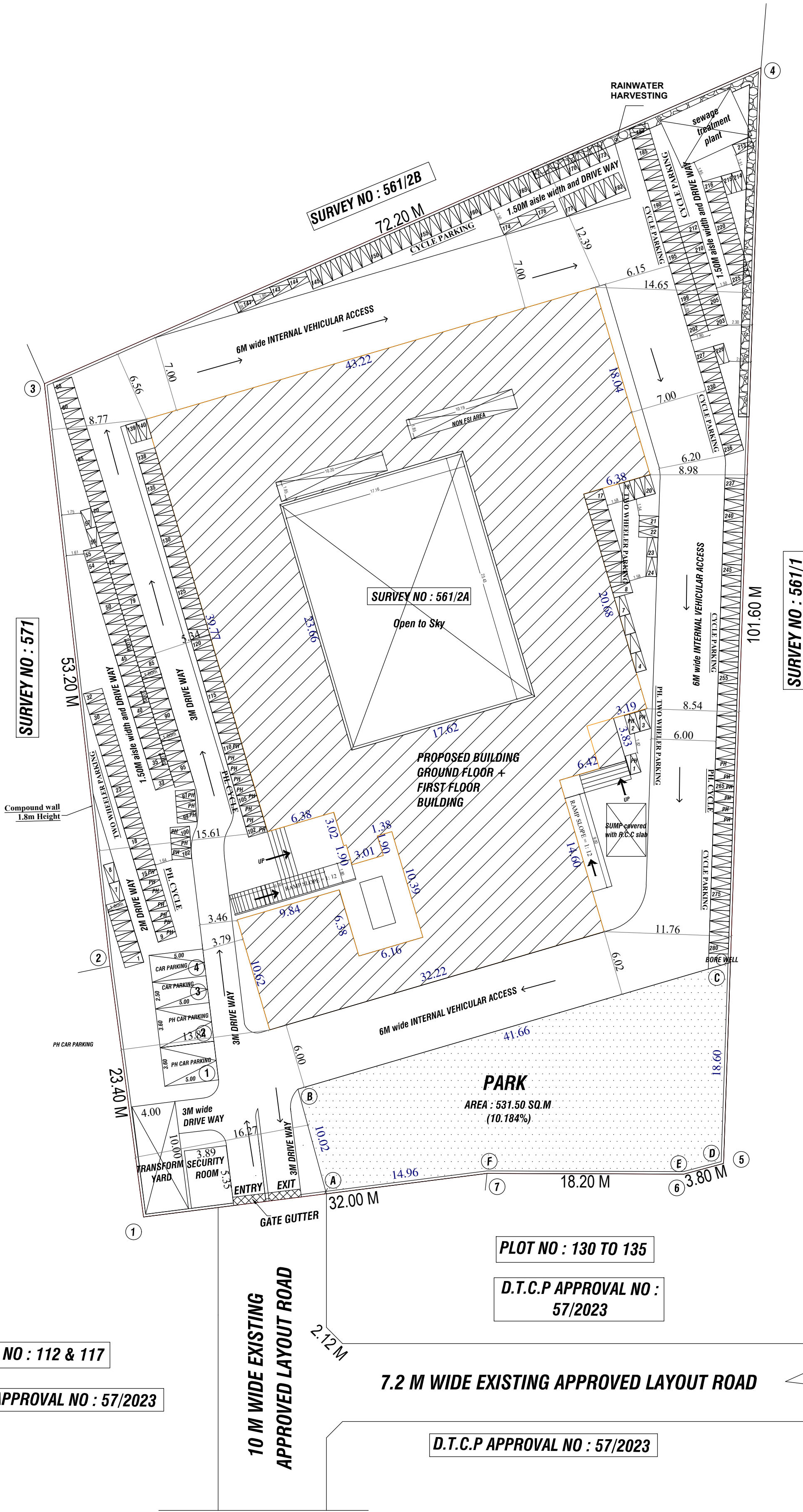


ELEVATION OF GATE

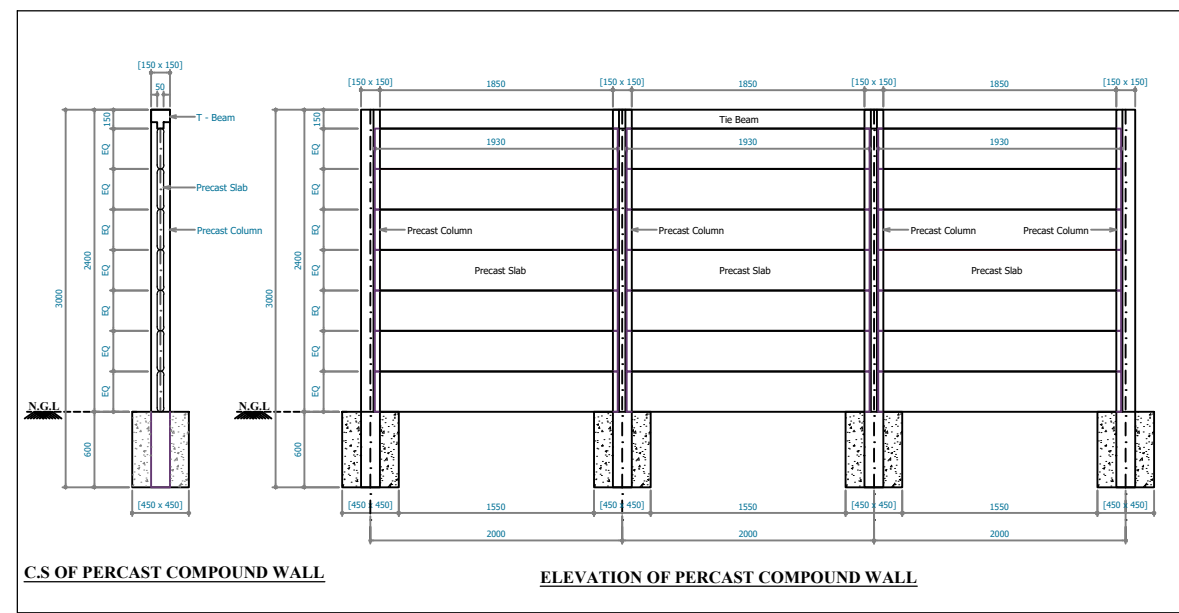
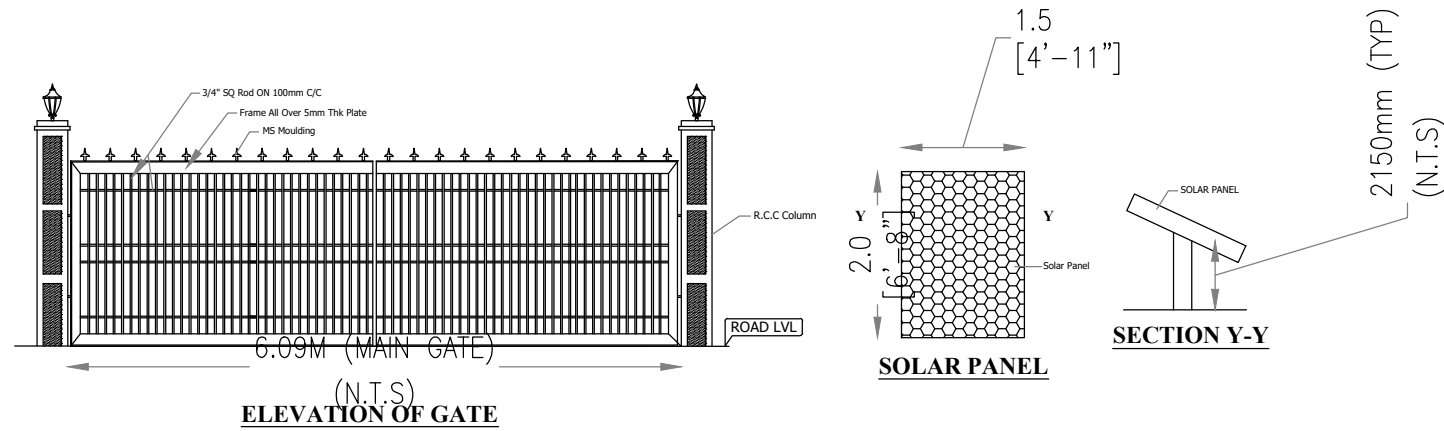
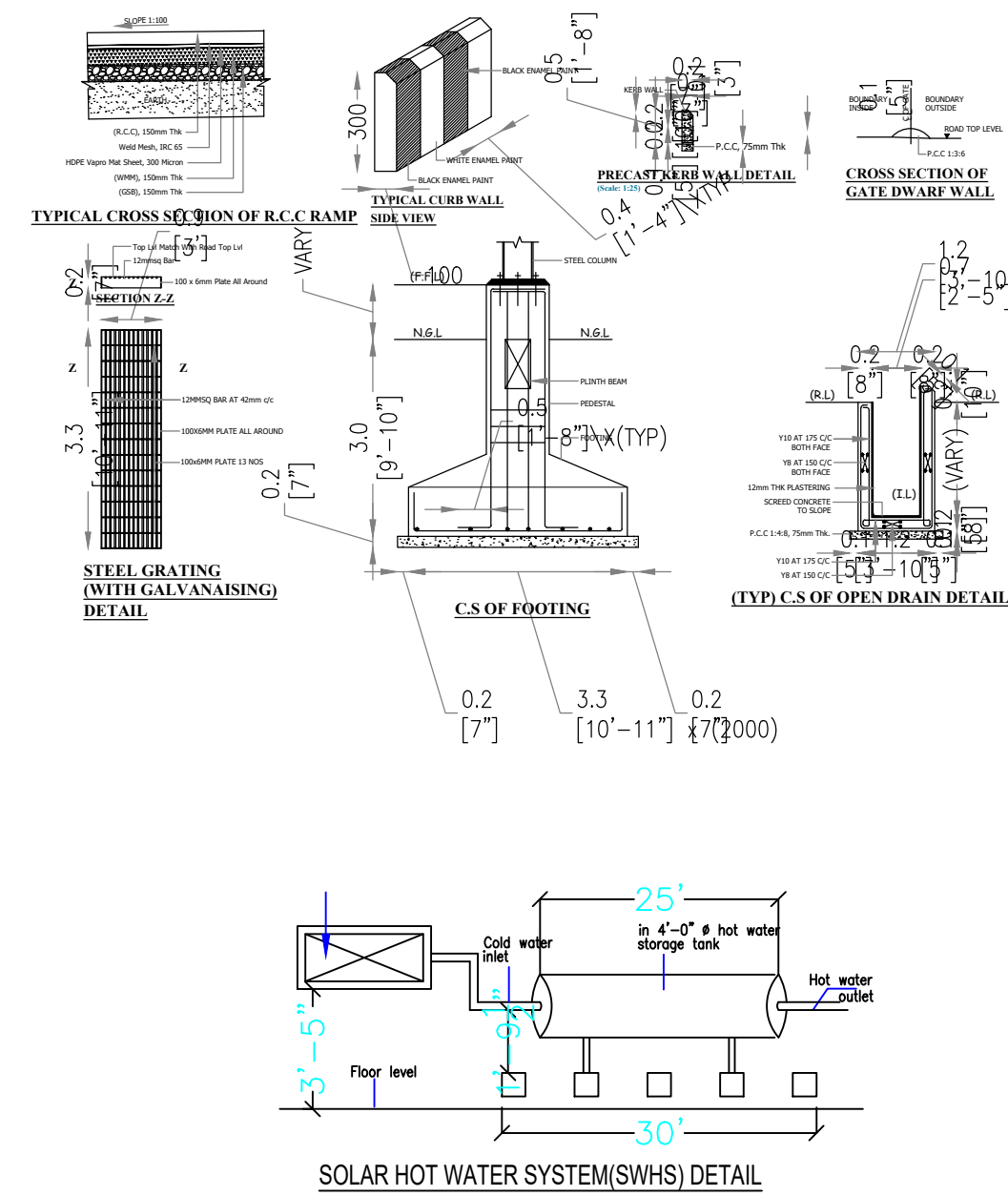
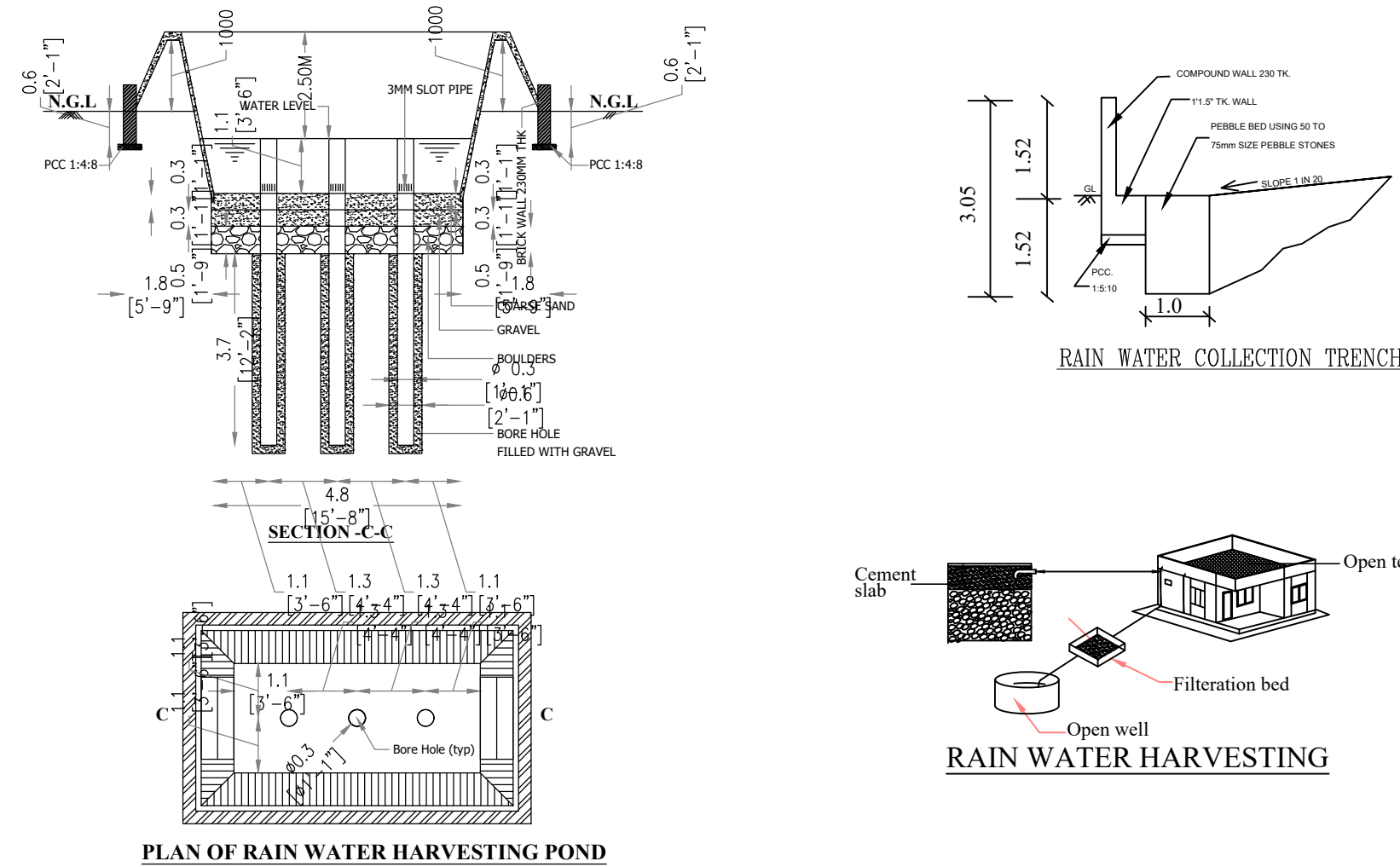


FLOOR PLAN , SECTION & ELEVATION
(Scale 1:100)

PLAN SHOWING THE PROPOSED CONSTRUCTION OF HIGHER SECONDARY SCHOOL BUILDING AT GROUND FLOOR & FIRST FLOOR , SURVEY NO : 561/2A , TIRUVALLUR PANCHAYAT UNION , IKKADU VILLAGE PANCHAYAT , TIRUVALLUR TALUK & TIRUVALLUR DISTRICT.,



SHEET NO : 1/2



- SPECIFICATIONS**
1. SAND FILLING IN FOUNDATION 150 MM THICK
 - 2.P.C.C 1:4:8 USING 40MM HBG METAL FOR FOUNDATION& BASEMENT
 - 3.R.C.C 1:2:4 USING 20MM HBG METAL FOR FOLLOWING WORKS
 - A)COLUMNS
 - B)BEAMS
 - C)LINTELS,LOFT,SUNSHADE
 - D)ROOF SLAB
 4. PLASTERING IN C.M 1:4 12MM THICK
 5. BRICK WORK IN C.M 1:5 USING ICLASS CHAMBER BURNT BRICKS
 6. WEATHERING COURSE WITH B.J.C TOP FINISHED

COLOUR INDEX

PROPOSED BUILDING ☐

ROAD ☐ PLOT BOUNDARY ☐



AREA DETAILS

DESCRIPTION	F.S.I AREA (SQ.M)	NON F.S.I AREA (SQ.M)	TOTAL (SQ.M)
SITE AREA AS AT (FMB)	5219.20		5219.20
SITE AREA AS PER (SITE & DOC)	5219.20	—	5219.20
DESCRIPTION	F.S.I AREA (SQ.M)	NON F.S.I AREA (SQ.M)	TOTAL (SQ.M)
GROUND FLOOR AREA	1566.46	—	1566.46
FIRST FLOOR AREA	1566.46	—	1566.46
HEAD ROOM FLOOR AREA	—	103.87	103.87
SECURITY ROOM	20.88		20.88
TOTAL FLOOR AREA	3153.80	103.87	3257.67

PARK required 10% of Site area 521.92sqm PARK Provided 531.50sqm (10.184%)

DESCRIPTION	CALCULATION	PROPOSED
PLOT COVERAGE	$\frac{1566.46}{5219.20} \times 100$	30 %
FLOOR AREA RATIO	$\frac{3153.80}{5219.20}$	0.6045

PARKING DETAILS	REQUIRED	PROVIDED
NO.OF CAR PARKING	: 04 NOS	04 NOS (2 PH.)
NO.OF TWO WHEELER PARKING	: 22 NOS	24 NOS (3 PH.)
NO.OF CYCLE PARKING	: 218 NOS	280 NOS (28 PH.)

Er. R. GANDEEBAN,
BE,M.B.A,M.Tech,M.I.E,A.I.V,C.Eng,I.L.B.
DTCP Grade-II, Registered Structural Engineer.
TVRL / RSE / Gr-II / 2020 / 11 / 005.

STRUCTURAL ENGINEER :

R. THIRUGANAM, M.E (Struct.),
Registered Engineer Grade - II
Reg. No. TVLR / RE / Gr-II / 2022 / 01 / 002
170 - 1, KAIVANDUR,
TIRUVALLUR - 631 203.
CELL : 95857 45511

REGISTER ENGINEER :

OWNER SIGNATURE :

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.

