

PP

APPROVAL RECORD

Planning Permission

Tiruvallur district, Tamil Nadu

APPROVAL TYPE

Building Plan

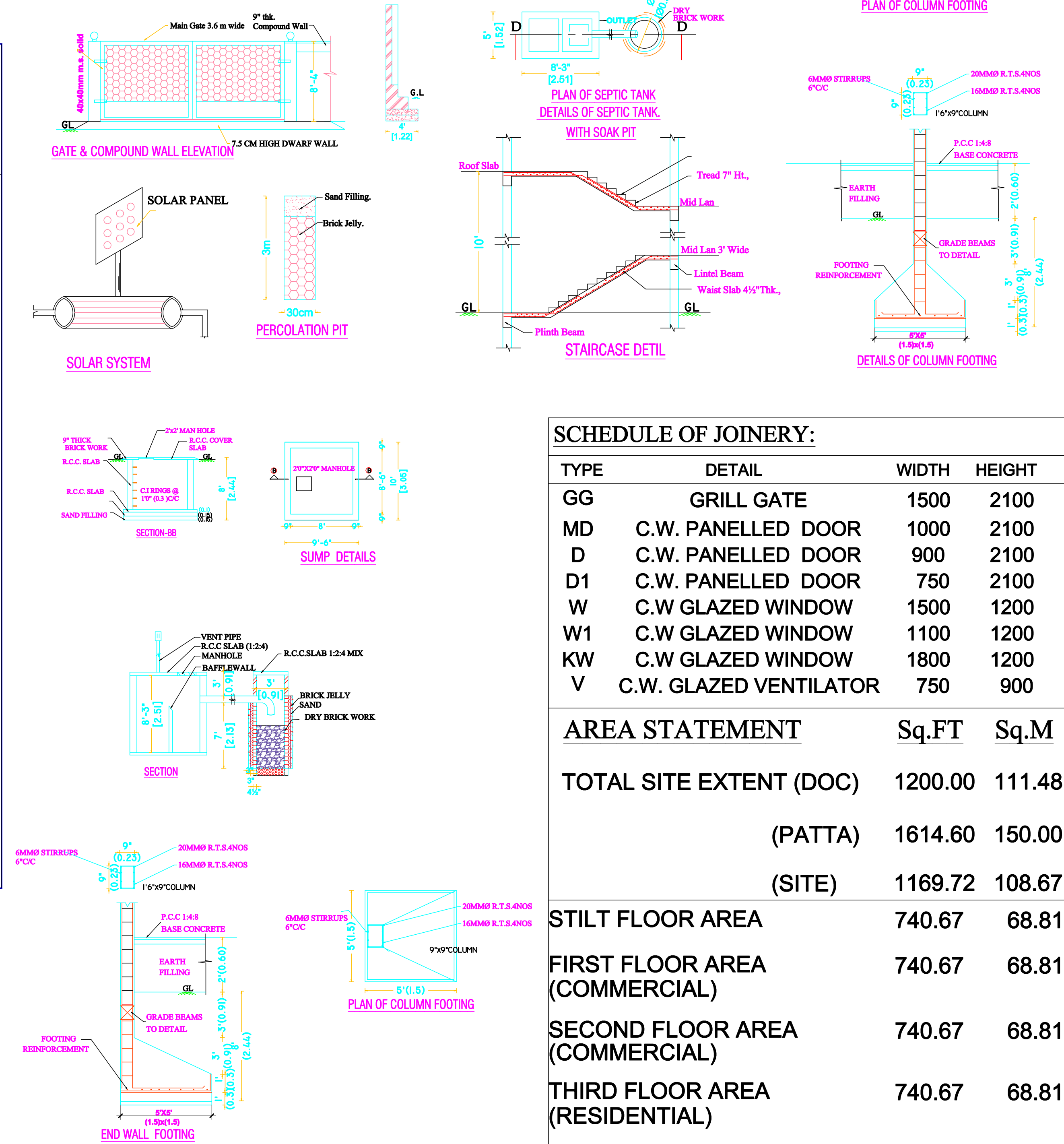
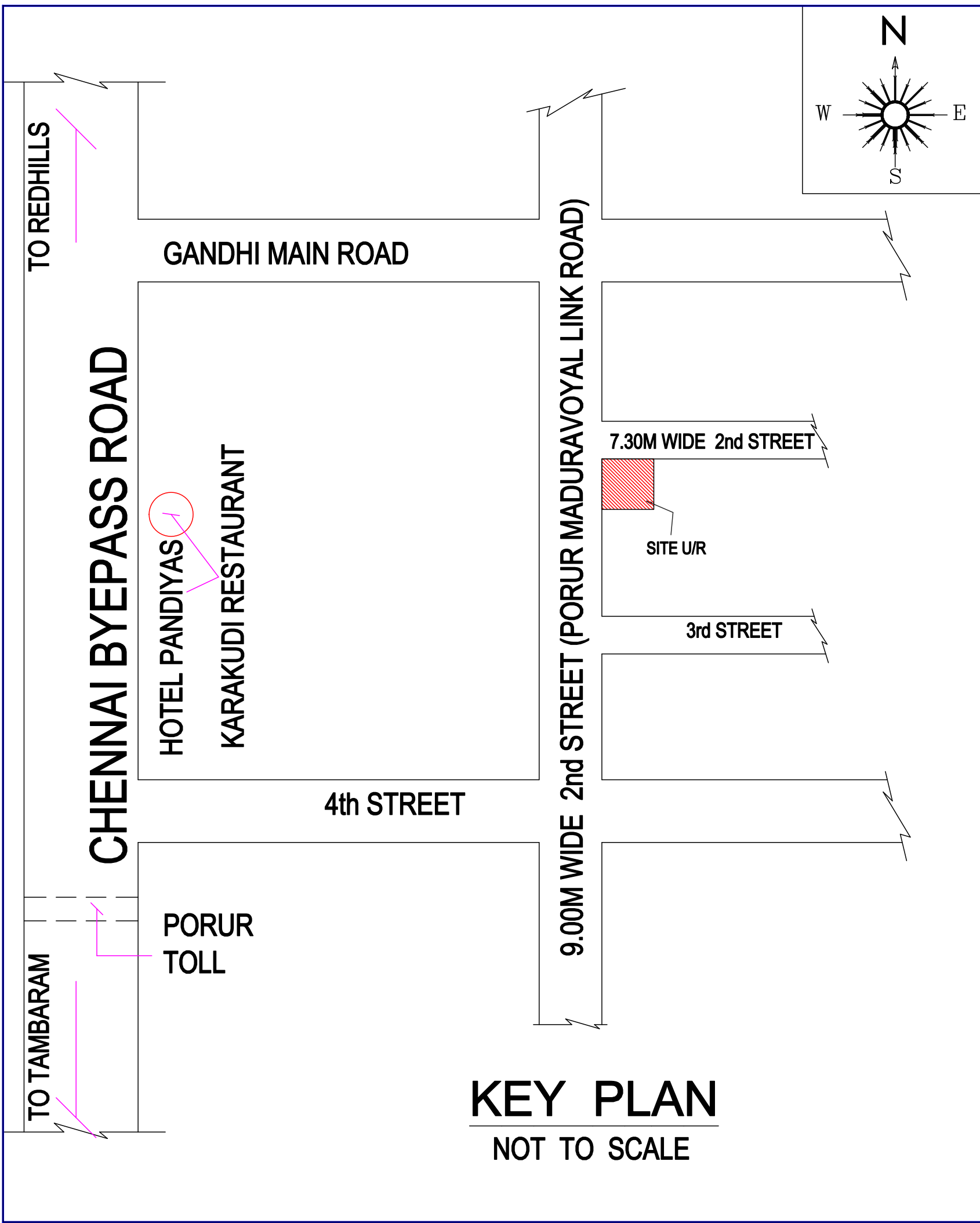
ISSUING AUTHORITY

Rural Panchayat

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 STILT FLOOR PARKING, FIRST & SECOND FLOOR OFFICE BUILDING AND THIRD FLOOR RESIDENTIAL BUILDING WITH (14.00M HEIGHT) ONE DWELLING UNIT AT PLOT No:46 (WEST PART) , 2nd STREET & PORUR MADURAVOYAL LINK ROAD , SWAMY VIVEKANANDAR NAGAR, PORUR GARDENS, VANAGARAM, CHENNAI - 600 116. COMPRISED IN DOC S.No:245, PATTA No:12510, PATTA S.No:245/4 OF VANAGARAM VILLAGE, POONAMALLEE TALUK, THIRUVALLUR DIST. VILLIVAKKAM PANCHAYAT UNION (VANAGARAM PANCHAYAT).



SCHEDULE OF JOINERY:			
TYPE	DETAIL	WIDTH	HEIGHT
GG	GRILL GATE	1500	2100
MD	C.W. PANELLED DOOR	1000	2100
D	C.W. PANELLED DOOR	900	2100
D1	C.W. PANELLED DOOR	750	2100
W	C.W. GLAZED WINDOW	1500	1200
W1	C.W. GLAZED WINDOW	1100	1200
KW	C.W. GLAZED WINDOW	1800	1200
V	C.W. GLAZED VENTILATOR	750	900

AREA STATEMENT		Sq.FT	Sq.M
TOTAL SITE EXTENT (DOC)		1200.00	111.48
(PATTA)		1614.60	150.00
(SITE)		1169.72	108.67
STILT FLOOR AREA		740.67	68.81
FIRST FLOOR AREA (COMMERCIAL)		740.67	68.81
SECOND FLOOR AREA (COMMERCIAL)		740.67	68.81
THIRD FLOOR AREA (RESIDENTIAL)		740.67	68.81
HEAD ROOM AREA		127.67	11.86
TOTAL BUILD UP AREA		3090.35	287.10

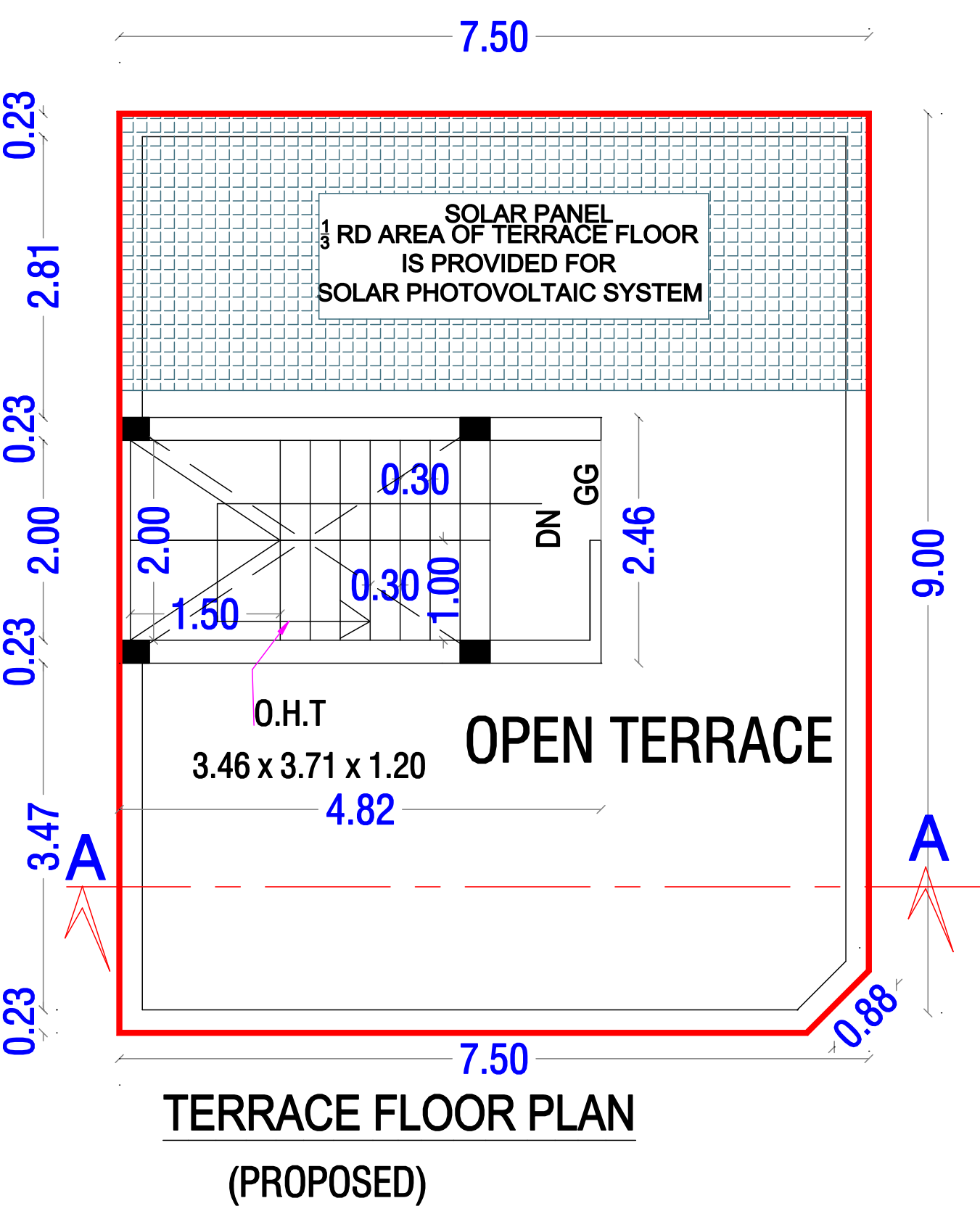
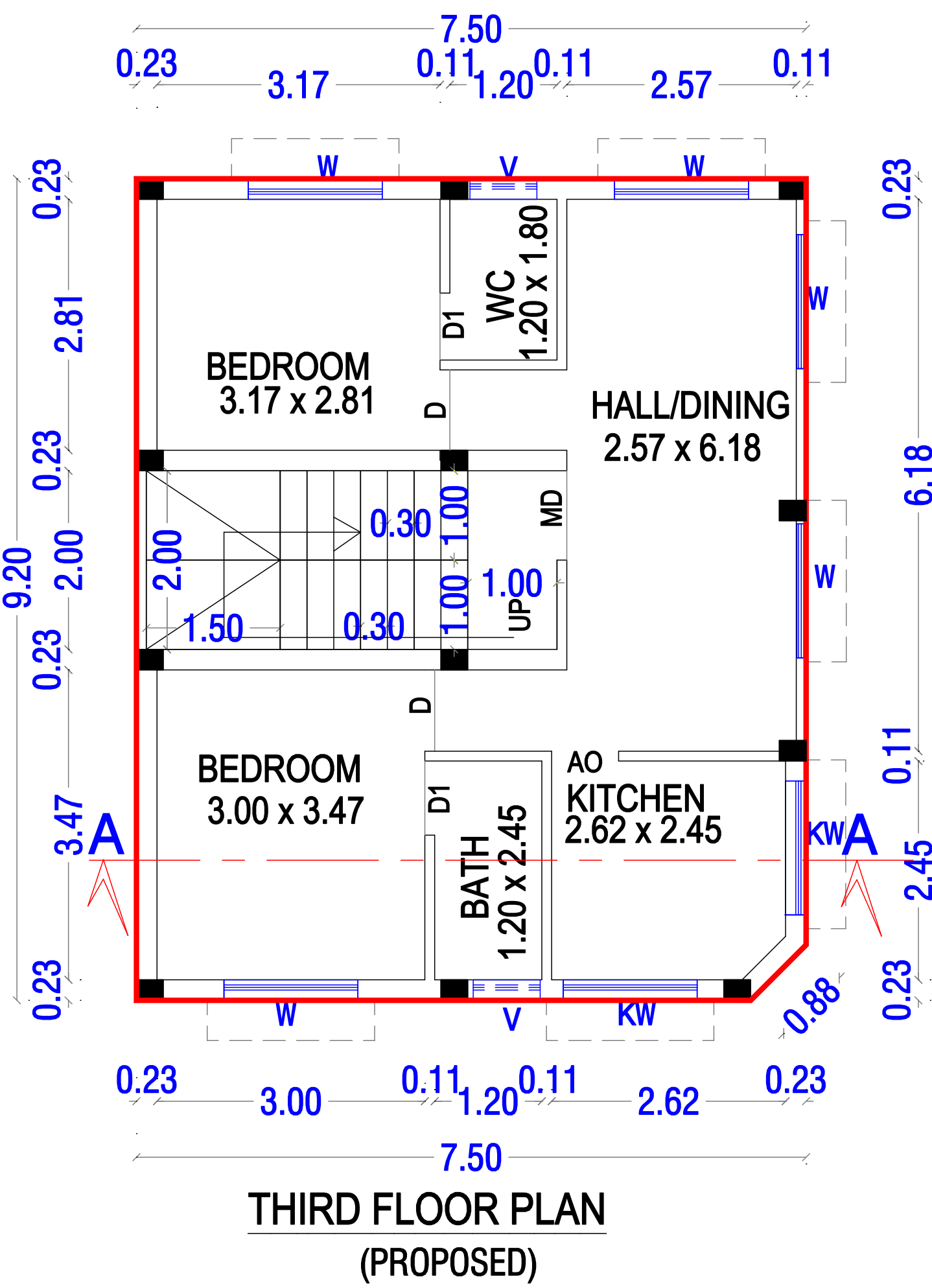
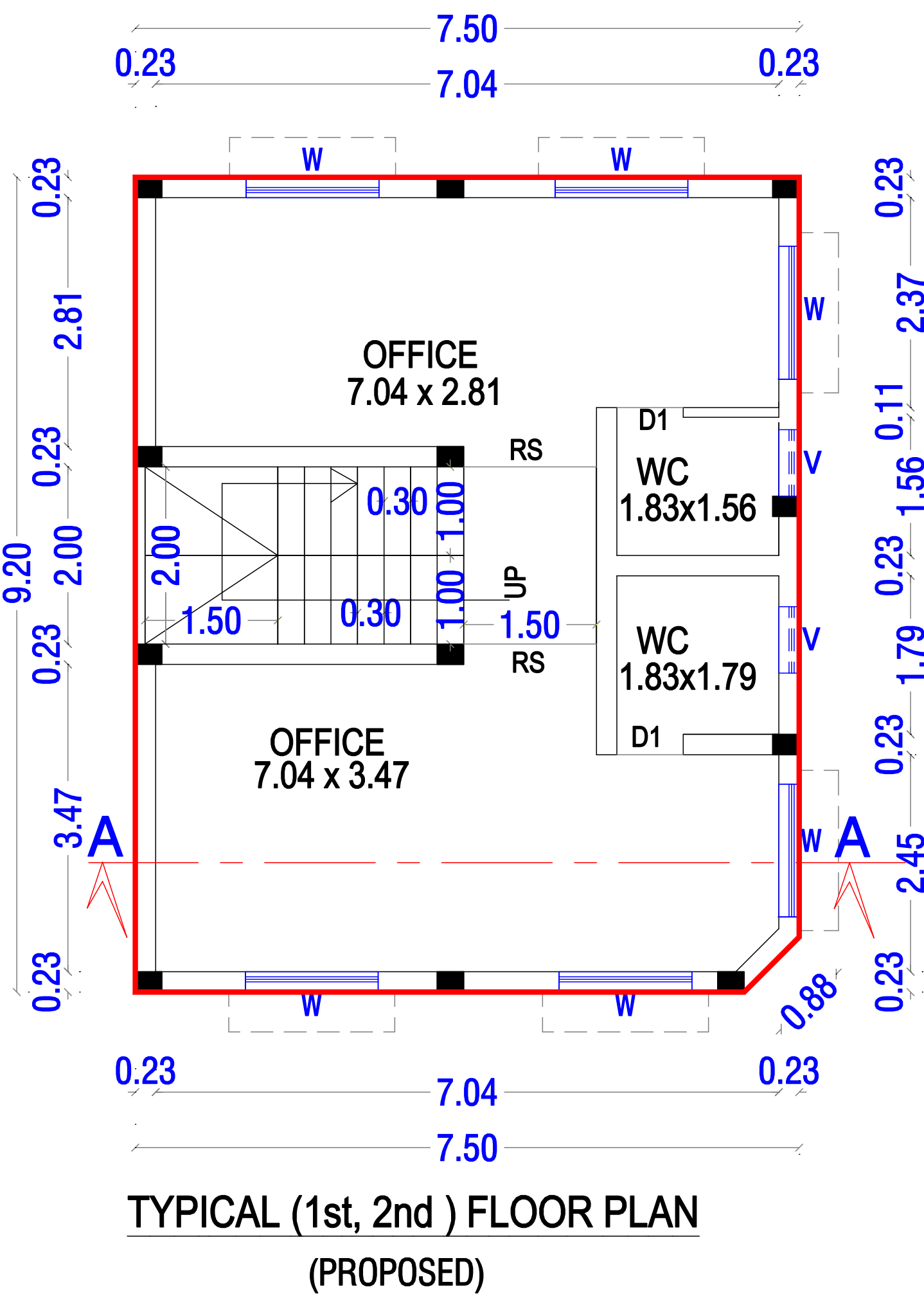
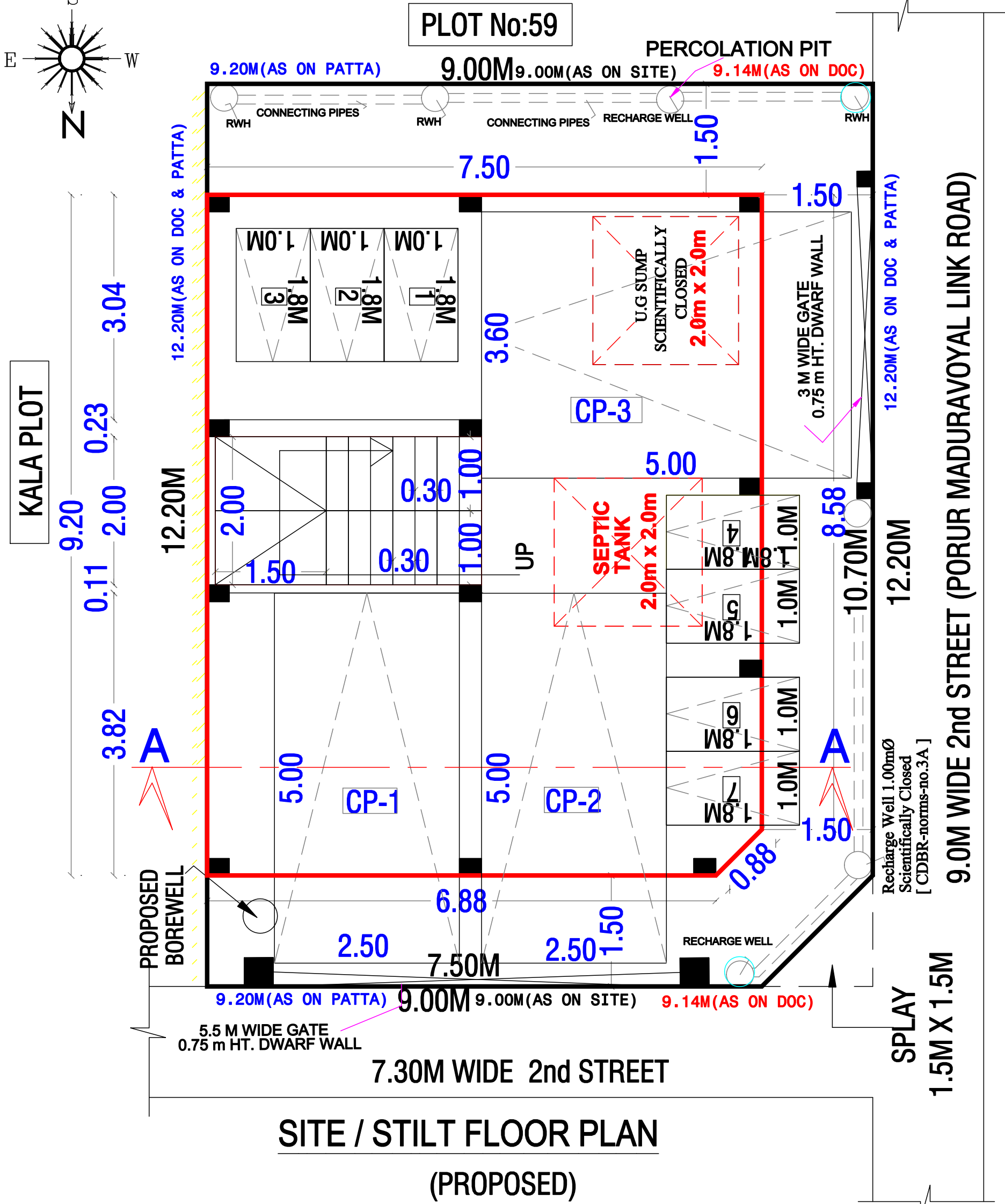
FLOOR SPACE INDEX = 206.43 / 108.67
1.90%

OWNER :
Mr.M.ARUNESAN S/O Mr.R.MANOCHARAN

SIGNATURE OF OWNER

S. AJITH
S K PLANNER
CMDA Reg. No. RE/11/2023/01/0015
CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
Mob. 72999 38717 / 80560 10539

LICENSED SURVEYOR



INDEX :	
SITE BOUNDARY	-
PROPOSED BUILDING	-
EXISTING ROAD	-



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.

