

PP

APPROVAL RECORD

Planning Permission

Tiruvallur district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

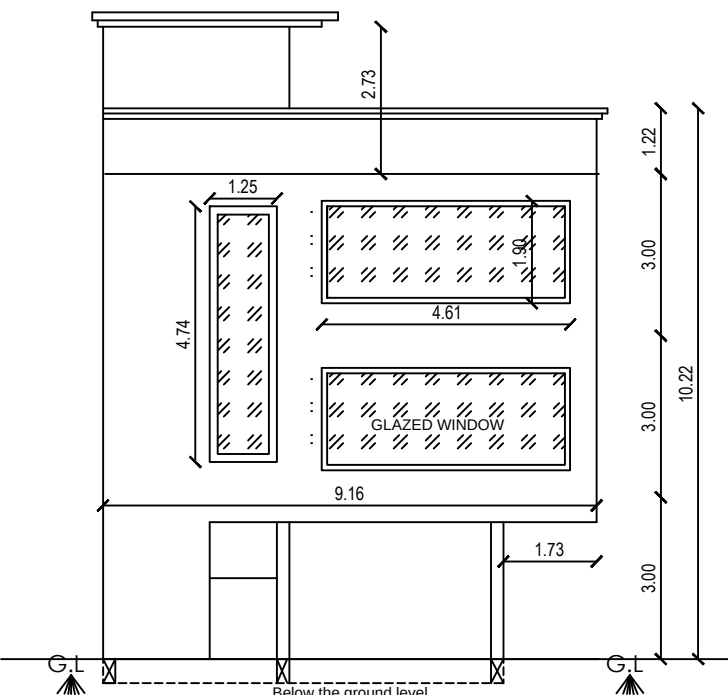
Rural Panchayat

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

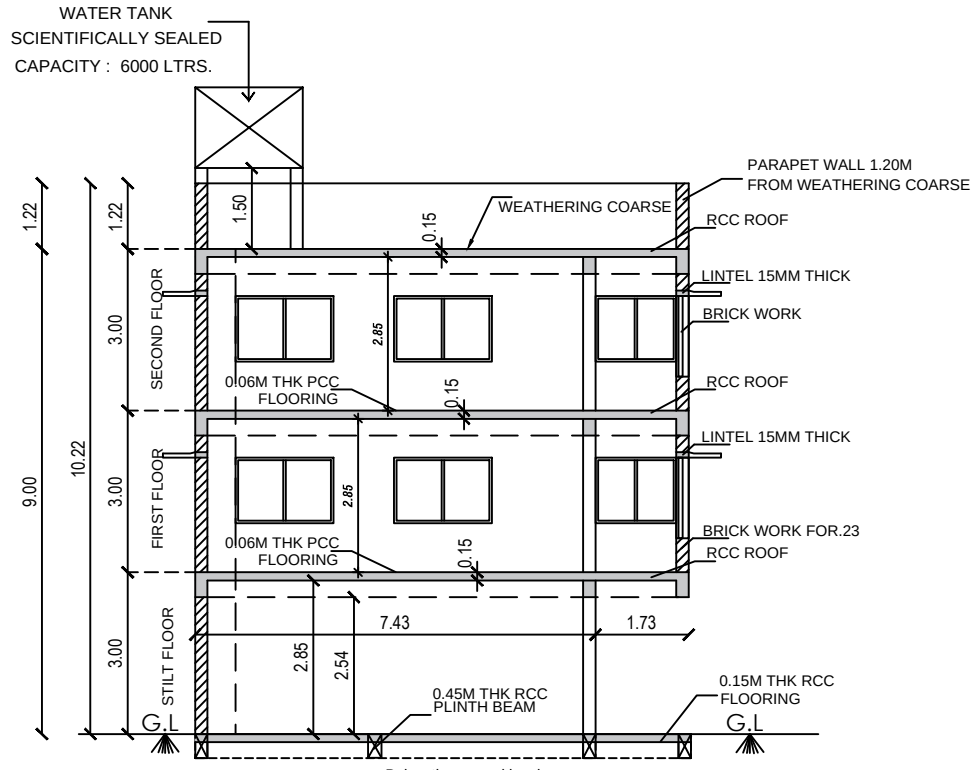
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF SHOP BUILDING WITH STILT FLOOR , FIRST FLOOR & SECOND FLOOR AT PLOT NO : C-6 ,
S.NO : 188/1B3 IN THE DTCP LAYOUT APPROVAL NO : 146/2021 IN V.NO : 75 , PANCHETTY VILLAGE , PONNERI TALUK & TIRUVALLUR DISTRICT.,
D.T.C.P.LAYOUT APPROVAL NO : 146 / 2021 (SITE RESERVED FOR SHOP)

SHEET NO : 01 OF 01



ELEVATION



SECTION "A-A"



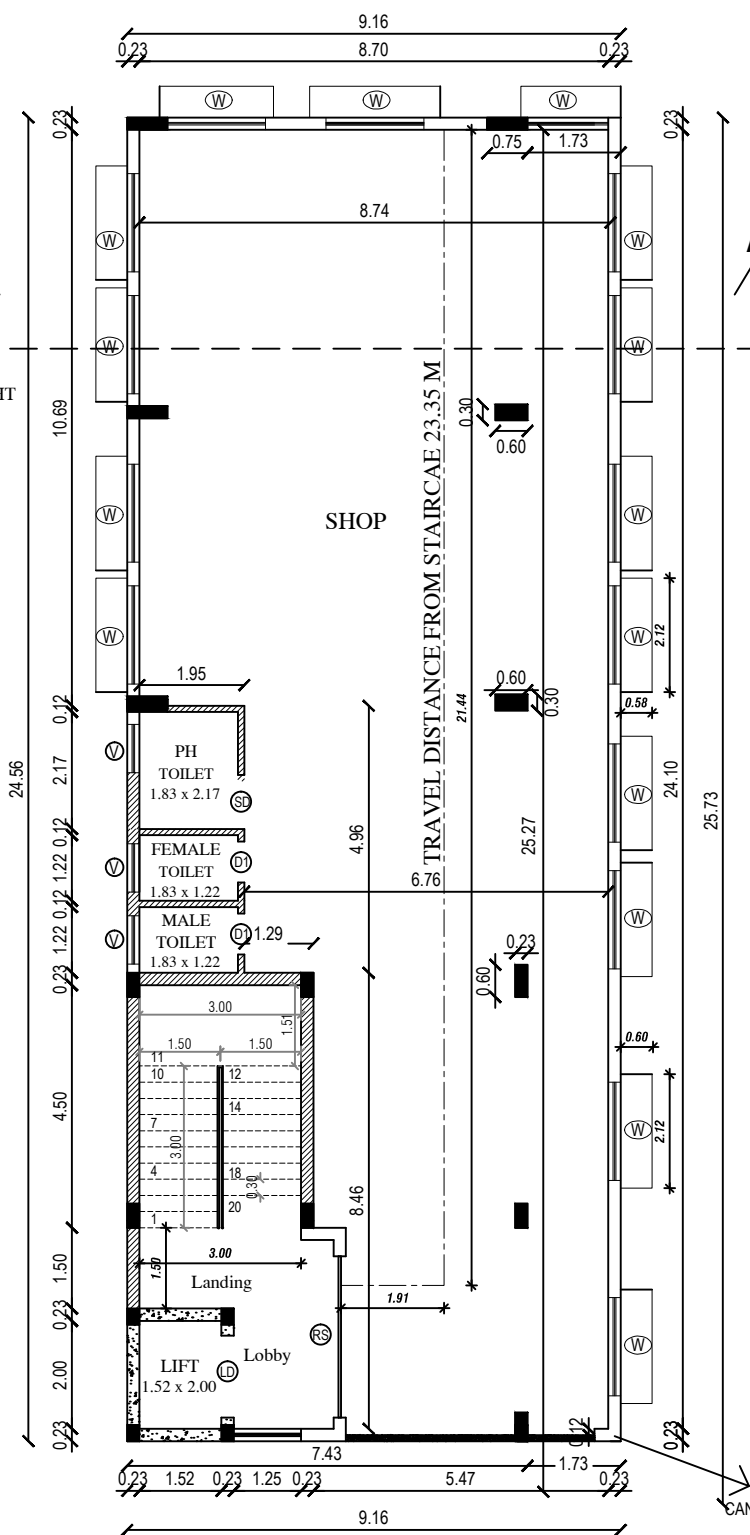
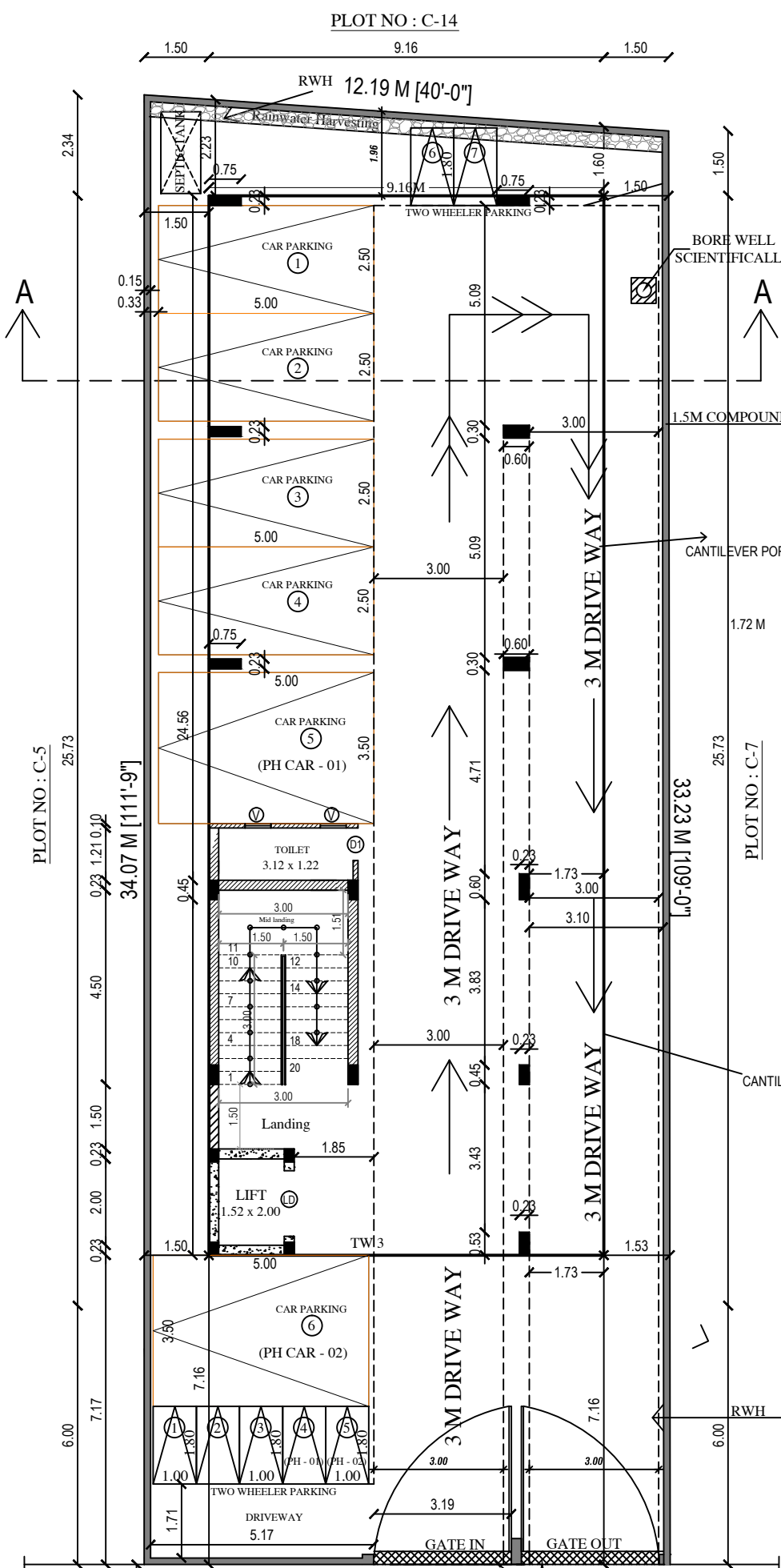
EXISTING ROAD



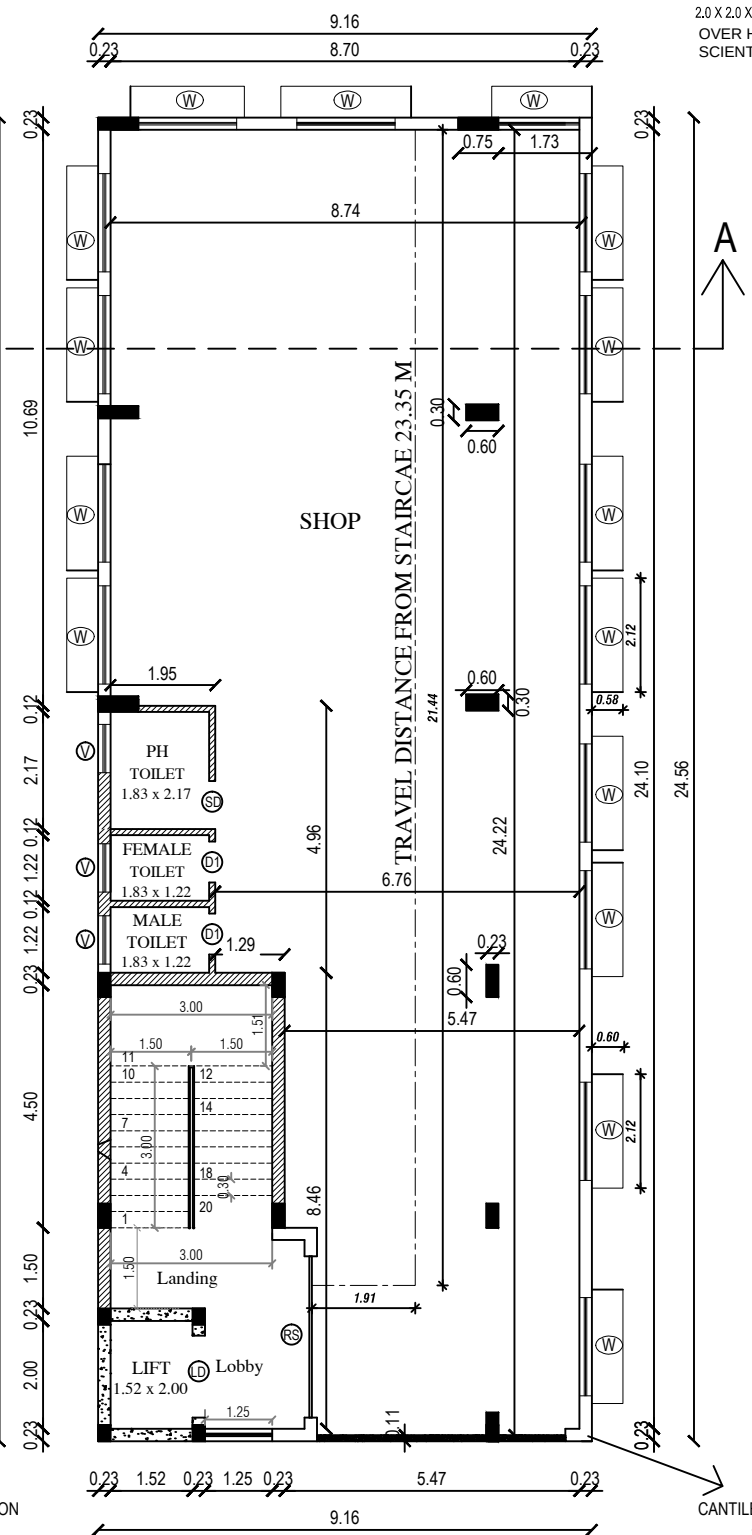
PROPOSED SITE

7.0 M LAYOUT SERVICE ROAD

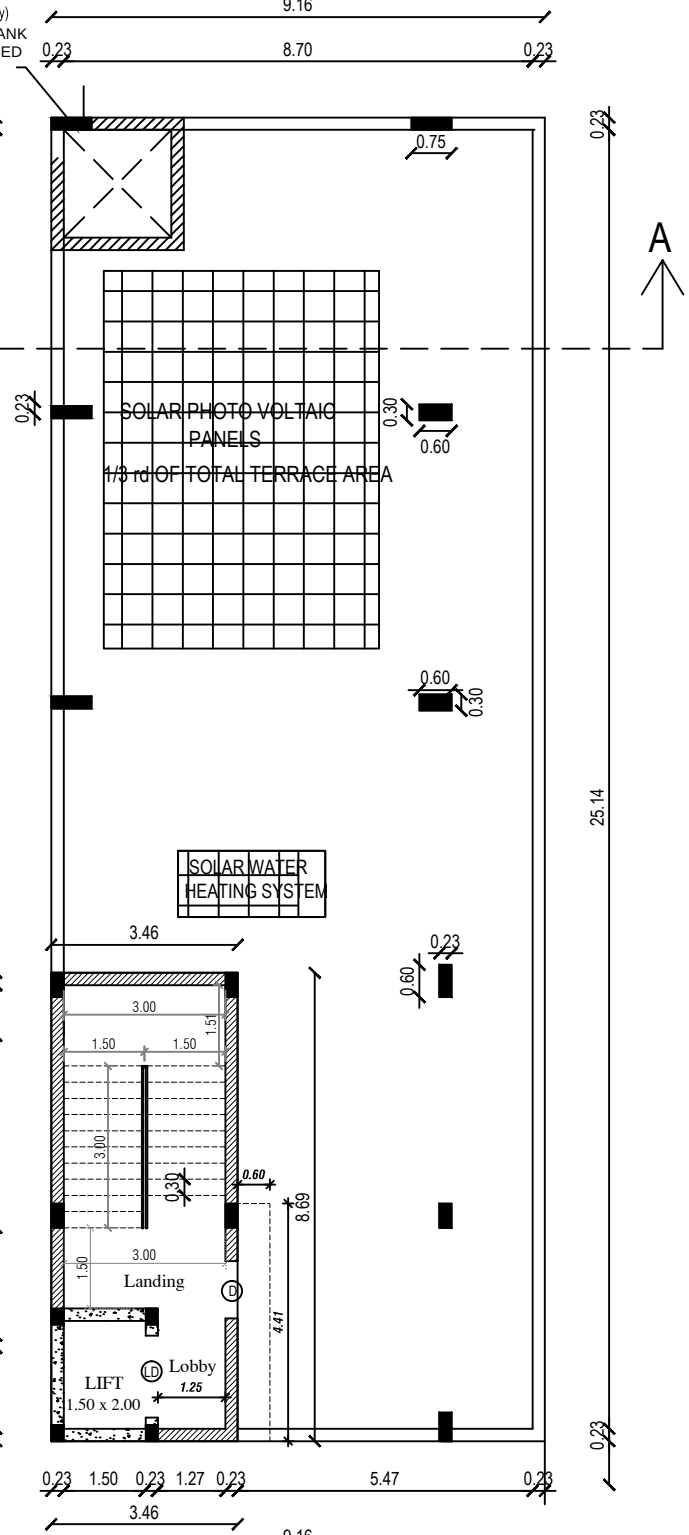
40 M GNT ROAD NATIONAL HIGHWAY



FIRST FLOOR PLAN



SECOND FLOOR PLAN



TERRACE FLOOR PLAN

SCALE 1 : 100

ALL DIMENSIONS ARE IN METRE

AREA DETAILS

DESCRIPTION	F.S.I AREA (SQ.M)	NON F.S.I AREA (SQ.M)	TOTAL (SQ.M)
TOTAL SITE AREA (AS PER DOC)	410.16	-	-
TOTAL SITE AREA (AS PER SITE)	410.00	-	-
DESCRIPTION	F.S.I AREA (SQ.M)	NON F.S.I AREA (SQ.M)	TOTAL (SQ.M)
STILT FLOOR PARKING	-	224.97	224.97
PROP.FIRST FLOOR	224.97	-	224.97
PROP SECOND FLOOR	224.97	-	224.97
LIFT & HEAD ROOM	-	30.07	30.07
TOTAL BUILDUP AREA	449.94	255.04	704.98

DESCRIPTION	CALCULATION	PROPOSED
PLOT COVERAGE	$\frac{224.97}{410.16} \times 100$	54.85%
FLOOR SPACE INDEX	$\frac{449.94}{410.16}$	1.10
PARKING DETAILS	REQUIRED	PROVIDED
CAR PARKING	6	6
TWO WHEELER	6	7

SCHEDULE OF JOINERY

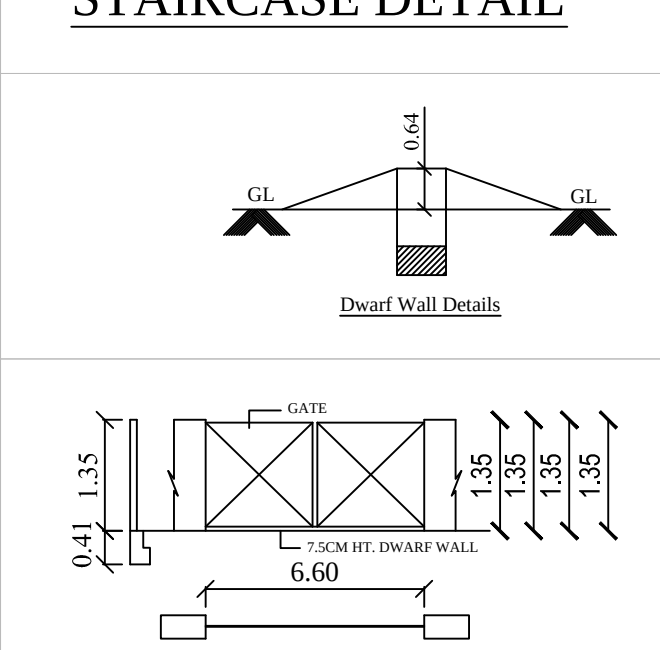
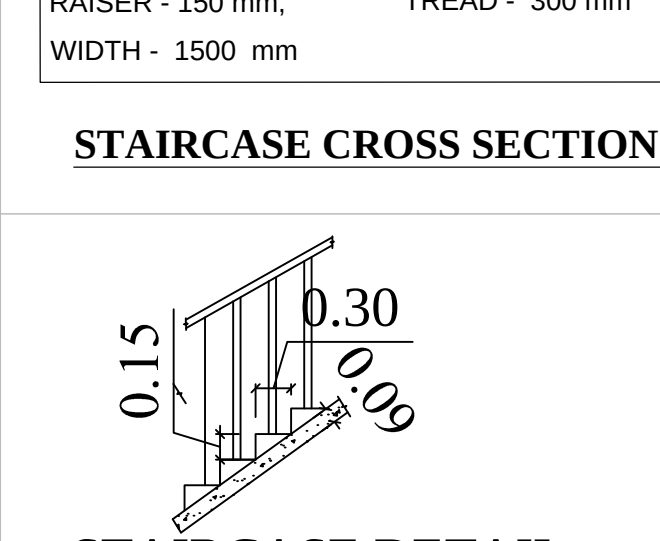
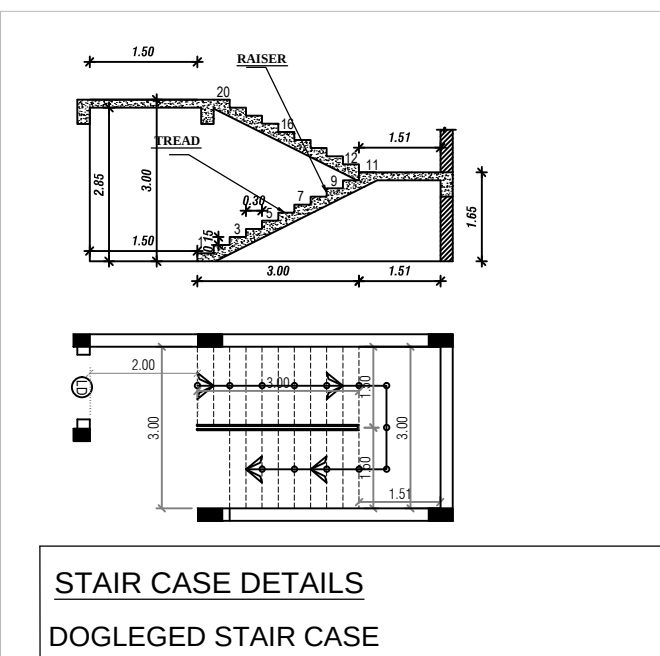
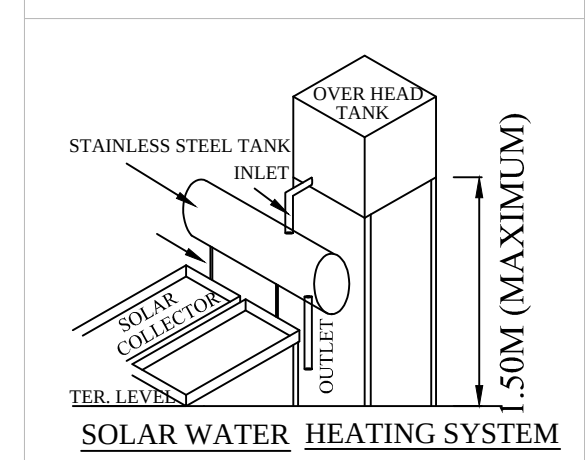
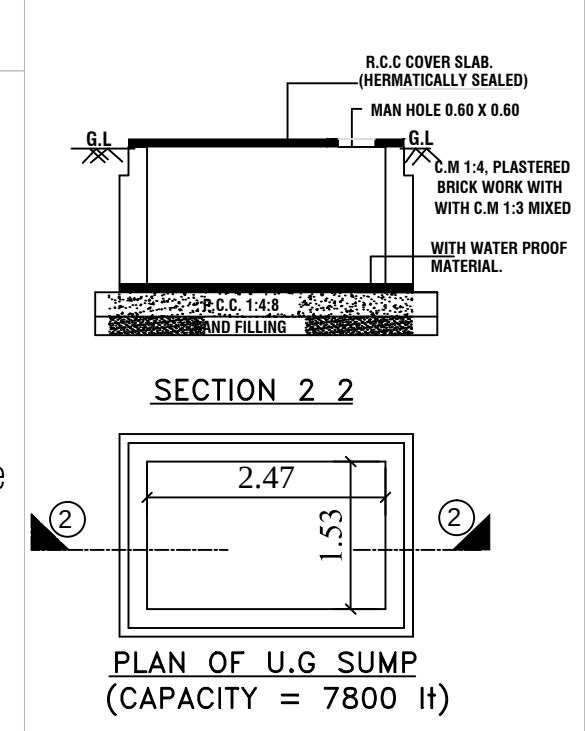
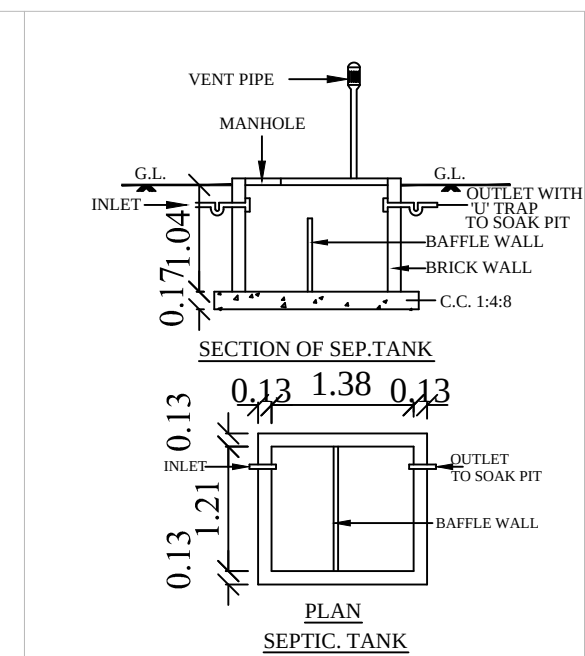
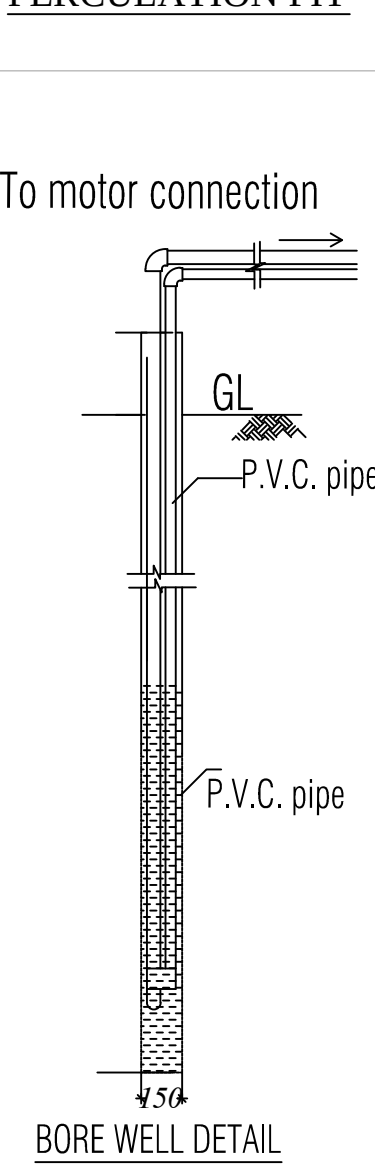
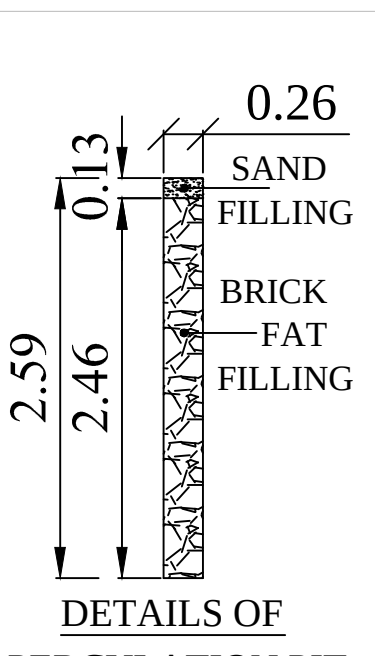
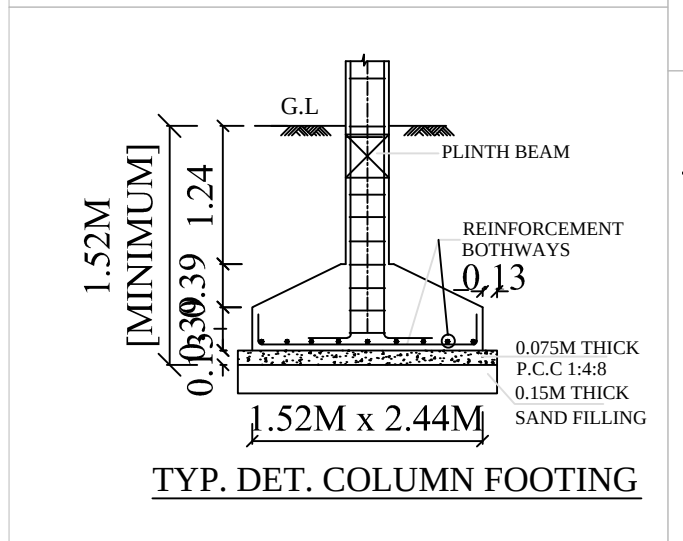
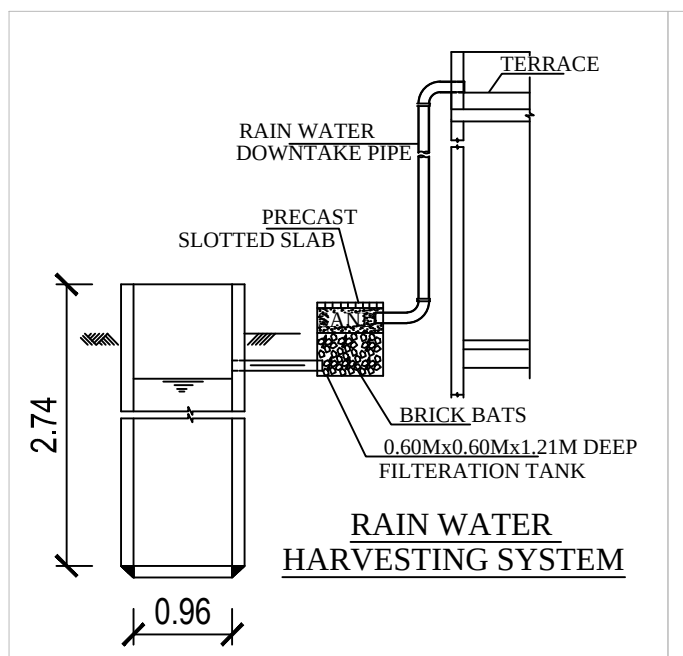
TYPE	DESCRIPTION	SIZE
RS	ROLLING SHUTTER	3.00 x 2.13
D1	DOOR 1	0.75 x 2.13
SD	SWING OUT DOOR	1.00 x 2.13
LD	LIFT DOOR	1.52 x 2.13
W	WINDOW	1.82 x 1.50
V	VENTILATOR	0.90 x 0.76

COLOUR INDEX

PROPOSED BUILDING	==
EXISTING ROAD	==
PLOT BOUNDARY	==

SPECIFICATIONS

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



FOR PLAN

J. Srinivas

OWNER/APPLICANT:

R. Thirugnanam, 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 :

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

STRUCTURAL 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.

