

PP

APPROVAL RECORD

Planning Permission

Tiruvallur district, Tamil Nadu

APPROVAL TYPE

Building Plan

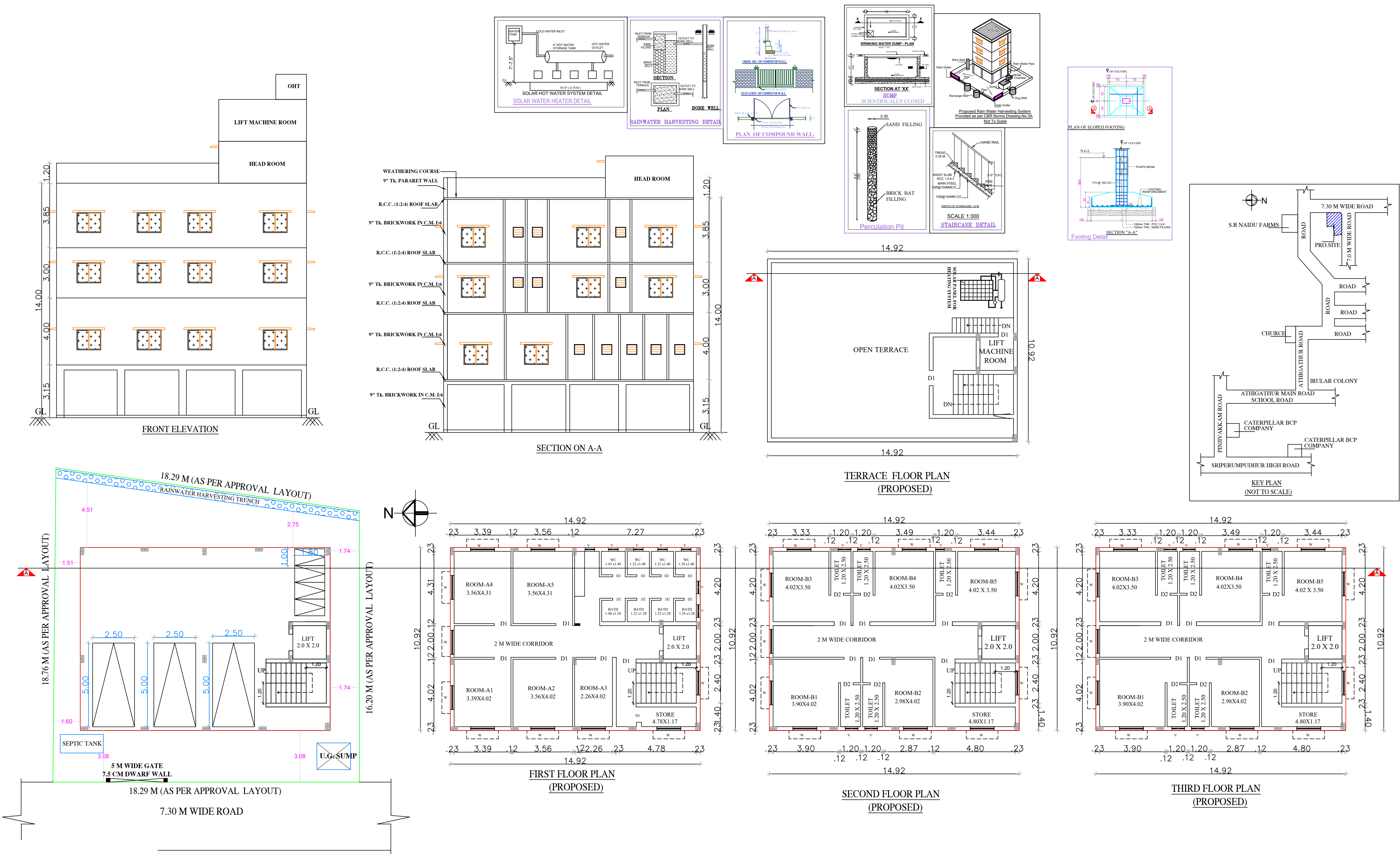
ISSUING AUTHORITY

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 NEW CONSTRUCTION OF A RESIDENTIAL BUILDING IN PLOT NO: 4, 5, & 6, SHINE CITY, COMPRISED IN OLD S NO:209/8A1, & 209/7C PART, AS PER PATTa S NO:209/18, 209/19, 209/20, ATHIGATHUR VILLAGE, THIRUVALLUR TALUK, & DISTRICT.



AREA STATEMENT			SQ.FT.	SQ.M.
PLOT AREA AS PER PATTa			3100.00	288.00
PLOT AREA AS PER DOCUMENT			3232.00	300.26
PRO.FIRST FLOOR			1754.10	162.96
PRO.SECOND FLOOR			1754.10	162.96
PRO.THIRD FLOOR			1754.10	162.96
TOTAL FSI AREA			5262.30	488.88
NON FSI AREA				
PRO.*STILT FLOOR			1754.10	162.96
* HEAD ROOM			223.00	20.72
NET TOTAL FSI & NON FSI AREA			1977.10	183.68
TOTAL BUILDUP AREA			7239.40	672.56
FLOOR SPACE INDEX			1.69	
PLOT COVERAGE			56.58 %	
NOTE :LAYOUT REGULARIZED BY BDO (V.P) KADAMBATHUR PANCHAYAT UNION IN Lr RC NO:1411/2021/A9, DATED:30.03.2022				
NOTE :LAYOUT APPROVED BY DTCP THIRUVALLUR VIDE APPROVAL NO:205(R)/2021, Lr RC NO:2103/2021/Thiruvallur-2, DATED:30.12.2021				
SCHEDULE OF JOINERY				
MD	DOOR	3'-3"x7'-0"		
D	DOOR	3'-3"x7'-0"		
D1	DOOR	3'-0"x7'-0"		
D2	DOOR	2'-6"x7'-0"		
W1	WINDOW	7'-6"x4'-0"		
W	WINDOW	5'-0"x4'-0"		
V	VENTILATOR	2'-0"x2'-0"		
SCALE : 1"=8'-0" (1:100)				
COLOUR CODE				
PROPOSED				
ROAD				
BOUNDARY				
For LEMNISCATE HOLDINGS PVT. LTD. Director				
OWNER				
M. Venkatesan M. VENKATESAN, B.E.(Civil), DTCP Registered Engineer Grade-II (RE) Reg. No: RE/GR.II/VD/OCTOBER-2024/082 No.33/34, Bajanaikoil Street, Choolaimedu, Chennai - 600 094. Ph: 7502424287. Email ID: venkateshm791@gmail.com				
LICENSED SURVEYOR				

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.

