

PP

APPROVAL RECORD

Planning Permission

Tiruvallur district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

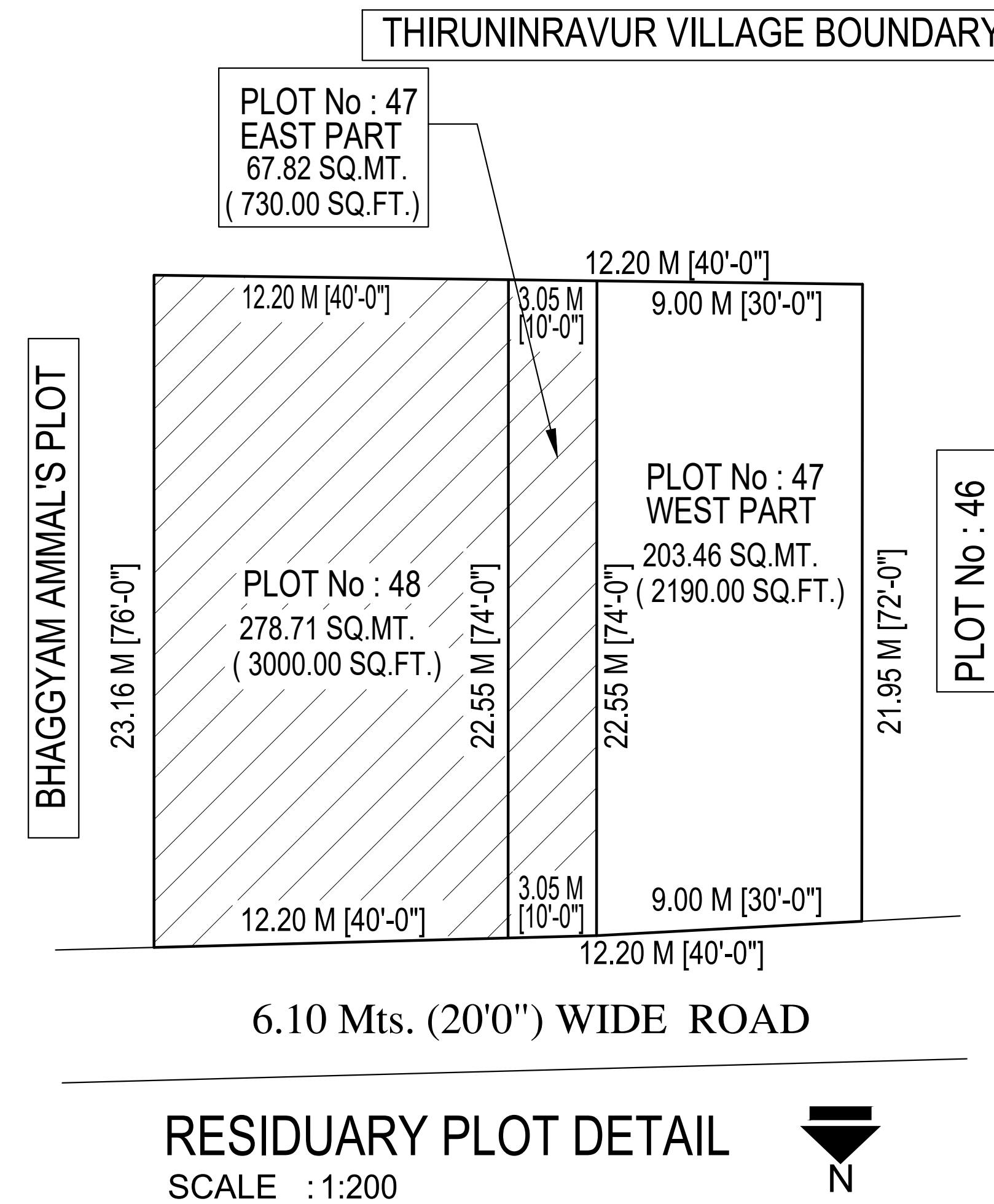
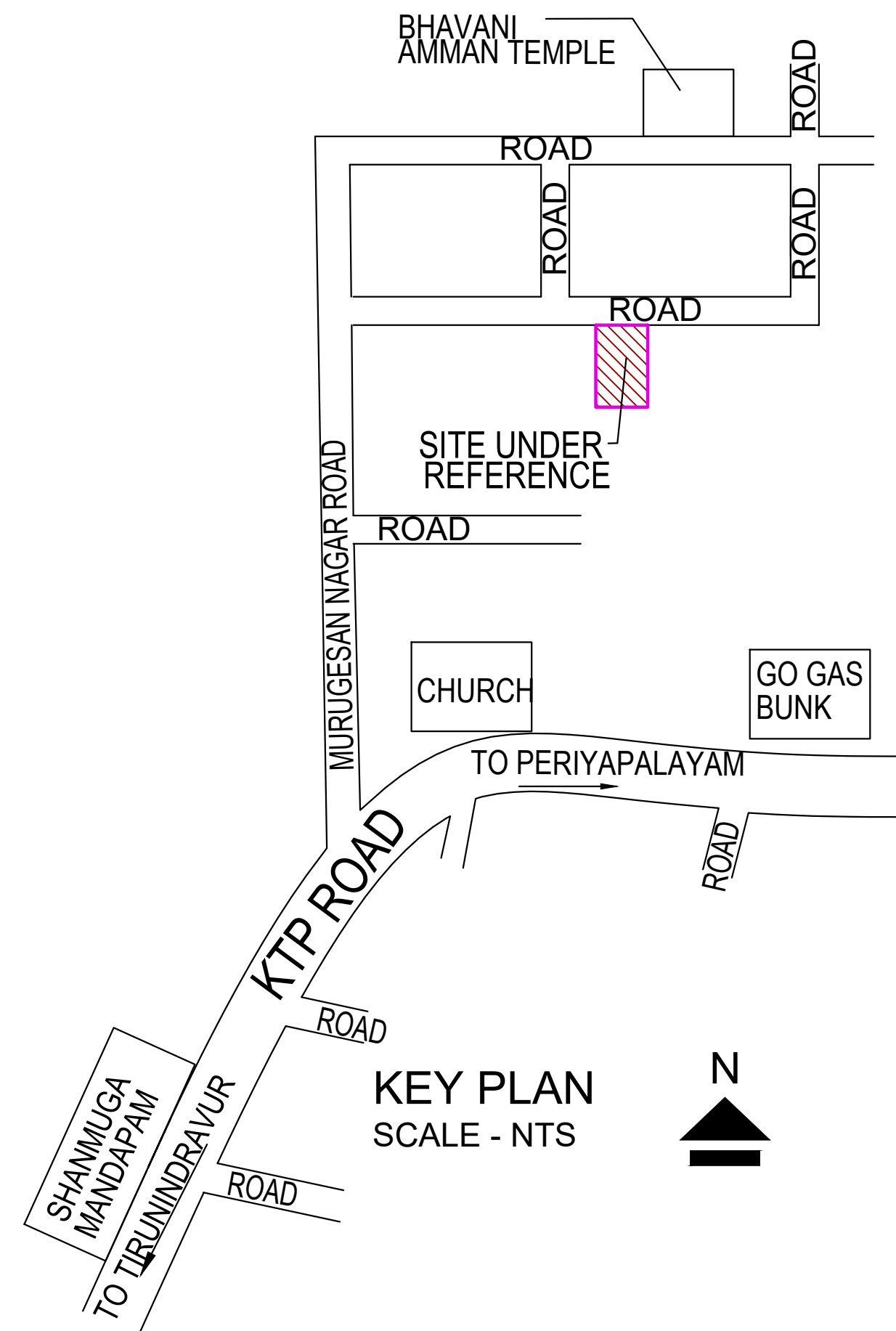
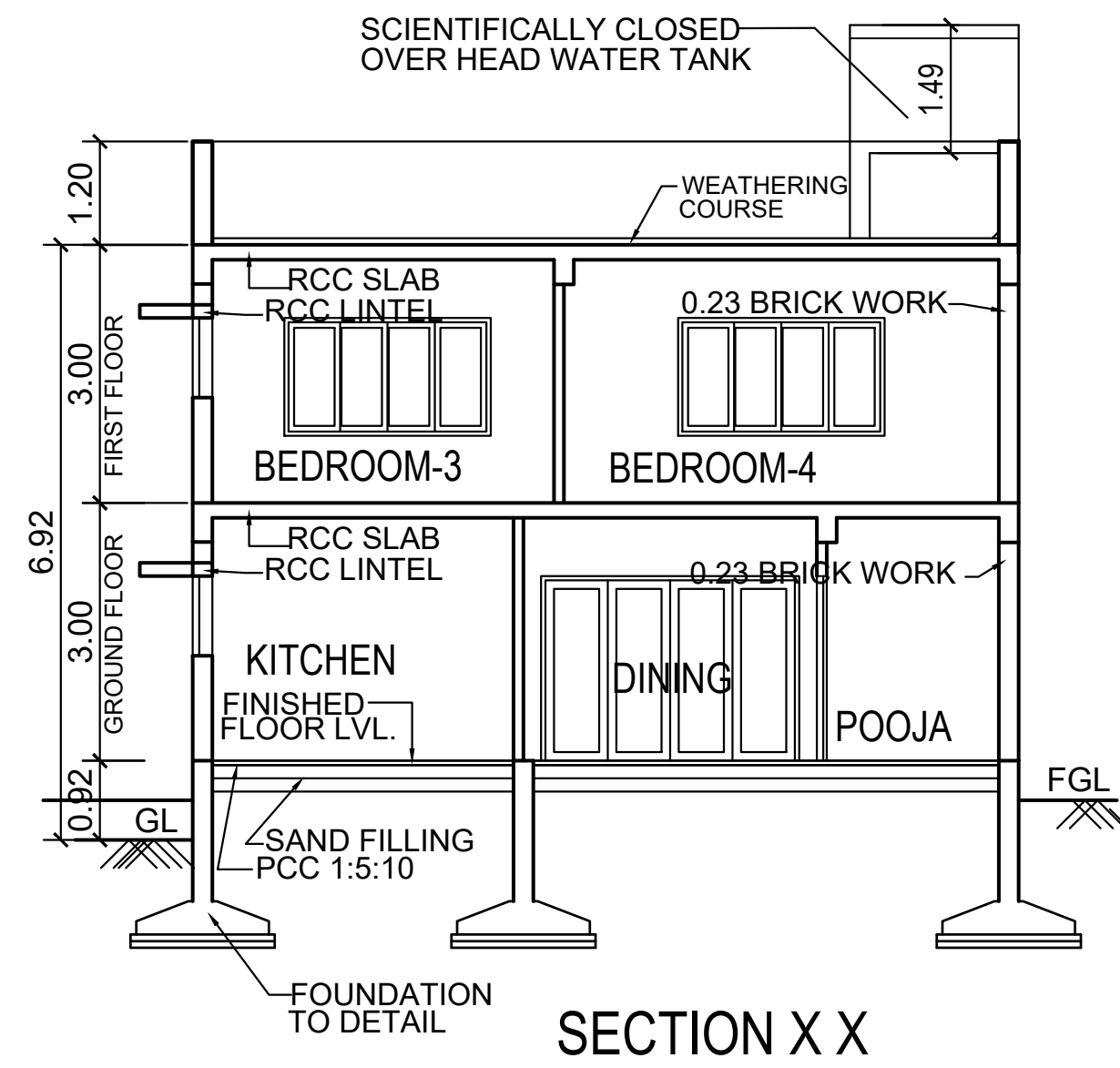
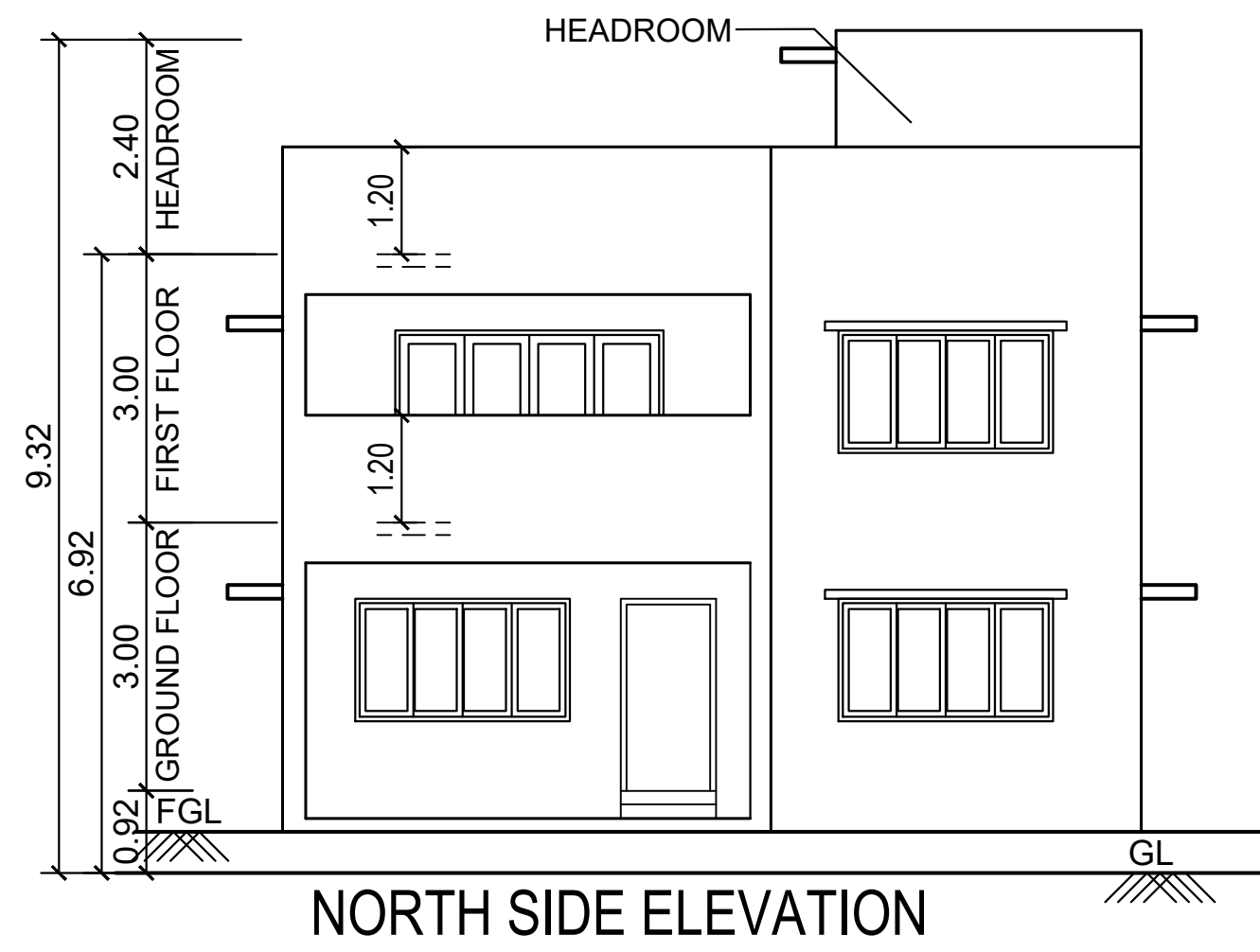
Rural Panchayat

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 GROUND FLOOR + FIRST FLOOR WITH ONE DWELLING UNIT OF RESIDENTIAL BUILDING AT PLOT No : 47 EAST PART & 48 , BHAVANI NAGAR IN OLD SURVEY No : 849 / 1A1A15 & 849 / 1 , NEW SURVEY No : 849 / 1A1A15A & 849 / 1A1A16 , AS PER PATTA NO : 8669 & 8670, No:86 PAKKAM - B VILLAGE, NATHAMEDU VILLAGE PANCHAYATH , TIRUVALLUR PANCHAYATH UNION LIMIT, TIRUVALLUR TALUK, TIRUVALLUR DISTRICT.

LAYOUT FRAMEWORK REGULARISED PPD / LO (REGULARISATION 2017) No : 1720 / 2018
APPROVED VIDE LTR No : R eg.L / 14042 / 2018 , Dated : / 08 / 2018



OUT LINE SPECIFICATIONS

- P.C.C 1:4:8 FOR FOUNDATION AND P.C.C 1:5:10 FOR BASEMENT
- BRICK WORK FOR SUPER STRUCTURE IN CM 1:5
- PLASTERING IN CM 1:3 FOR CEILING AND CM 1:5 FOR WALL PLASTERING
- R.C.C 1:2:4 FOR COLUMN, BEAM, SLAB LINTEL AND SUB STRUCTURE
- TEAK WOOD FOR DOOR AND WINDOW
- BRICK JELLY LIME CONCRETE FOR WEATHERING COURSE WITH ONE COURSE OF PRESS TILES OR MANGLORE TILES OVER THE WEATHERING COURSE.
- MARBLE FLOORING

SCHEDULE OF JOINERY

MD	DOOR	1.00 x 2.13
D1	DOOR	0.92 x 2.13
D2	DOOR	0.76 x 2.13
HD	DOOR	0.92 x 1.96
W	WINDOW	1.80 x 1.37
W1	WINDOW	1.50 x 1.37
W2	WINDOW	1.20 x 1.37
KW	WINDOW	1.80 x 1.06
V1	VENTILATOR	0.75 x 0.90
FW	WINDOW	3.00 x 1.95
FW1	WINDOW	1.80 x 1.95

AREA STATEMENT

PLOT EXTENT AS PER DOC.	
PLOT No: 47 EAST PART	67.82 SQ.MT. (730.00 SQ.FT.)
PLOT No: 48	278.71 SQ.MT. (3000.00 SQ.FT.)
TOTAL EXTENT	346.53 SQ.MT. (3730.00 SQ.FT.)
AS PER PATTA.	
PLOT No: 47 EAST PART	46.00 SQ.MT.
PLOT No: 48	250.00 SQ.MT.
TOTAL EXTENT	296.00 SQ.MT.

LEAST SITE EXTENT 296.00 SQ.MT.

BUILT UP AREA INCLUDED FOR FSI

GROUND FLOOR	172.40 SQ.MT (1855.71 SQ.FT.)
FIRST FLOOR	172.40 SQ.MT (1855.71 SQ.FT.)
TOTAL FSI AREA	344.80 SQ.MT (3711.42 SQ.FT.)

BUILT UP AREA NOT INCLUDED FOR FSI

HEADROOM	11.41 SQ.MT (122.82 SQ.FT.)
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F.S.I	1.165
PLOT COVERAGE	58.243 %
CAR PARKING	3 Nos PROVIDED
TW PARKING	2 Nos PROVIDED

DWELLING UNIT AREA IN SQ.MT.	
1	344.80 SQ.MT

(Mr. M RAMESH)
OWNER'S SIGNATURE

ALL DIMENSIONS ARE IN METER

SCALE : 1:100 JOB NO. VKD / APP. /1068

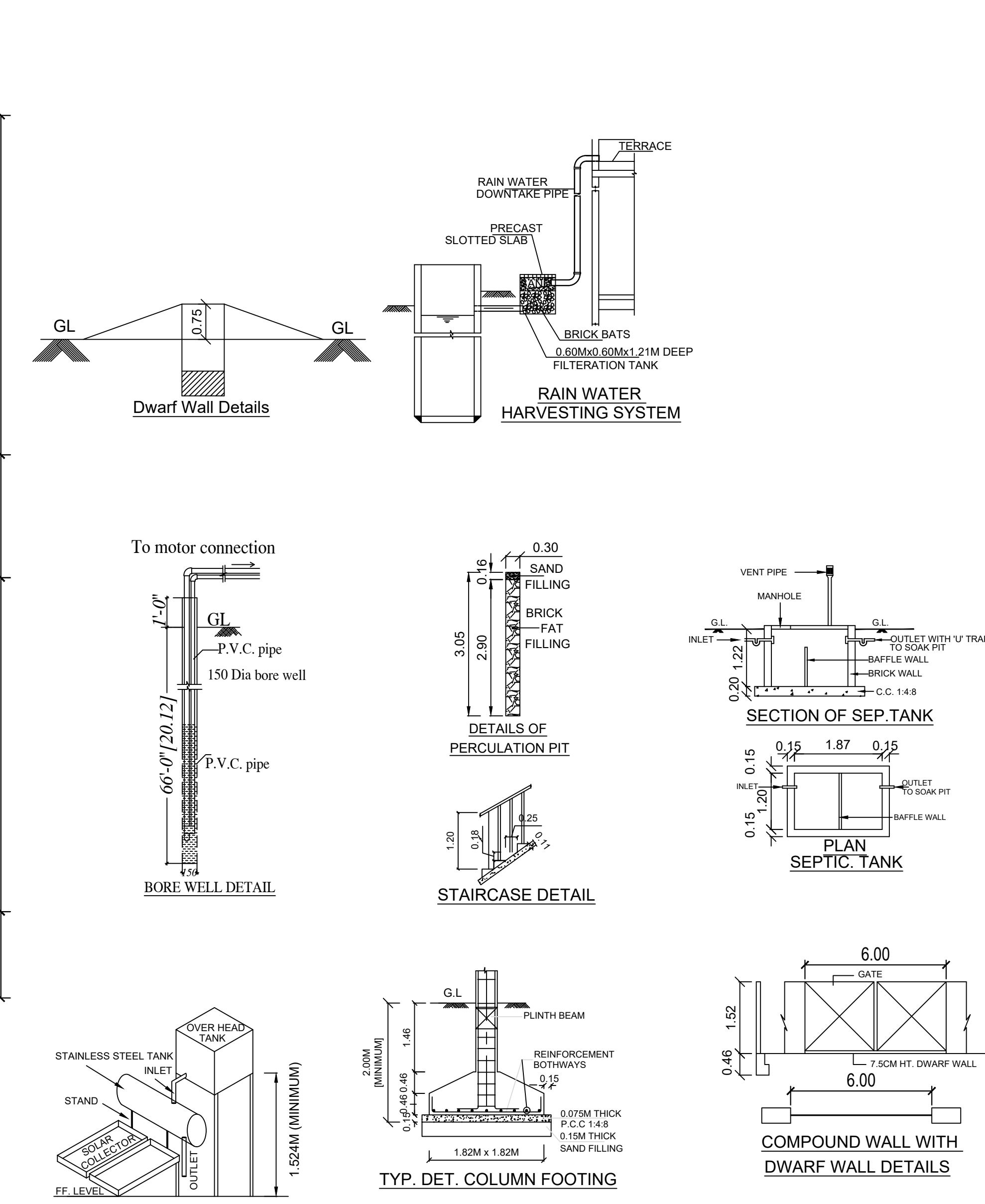
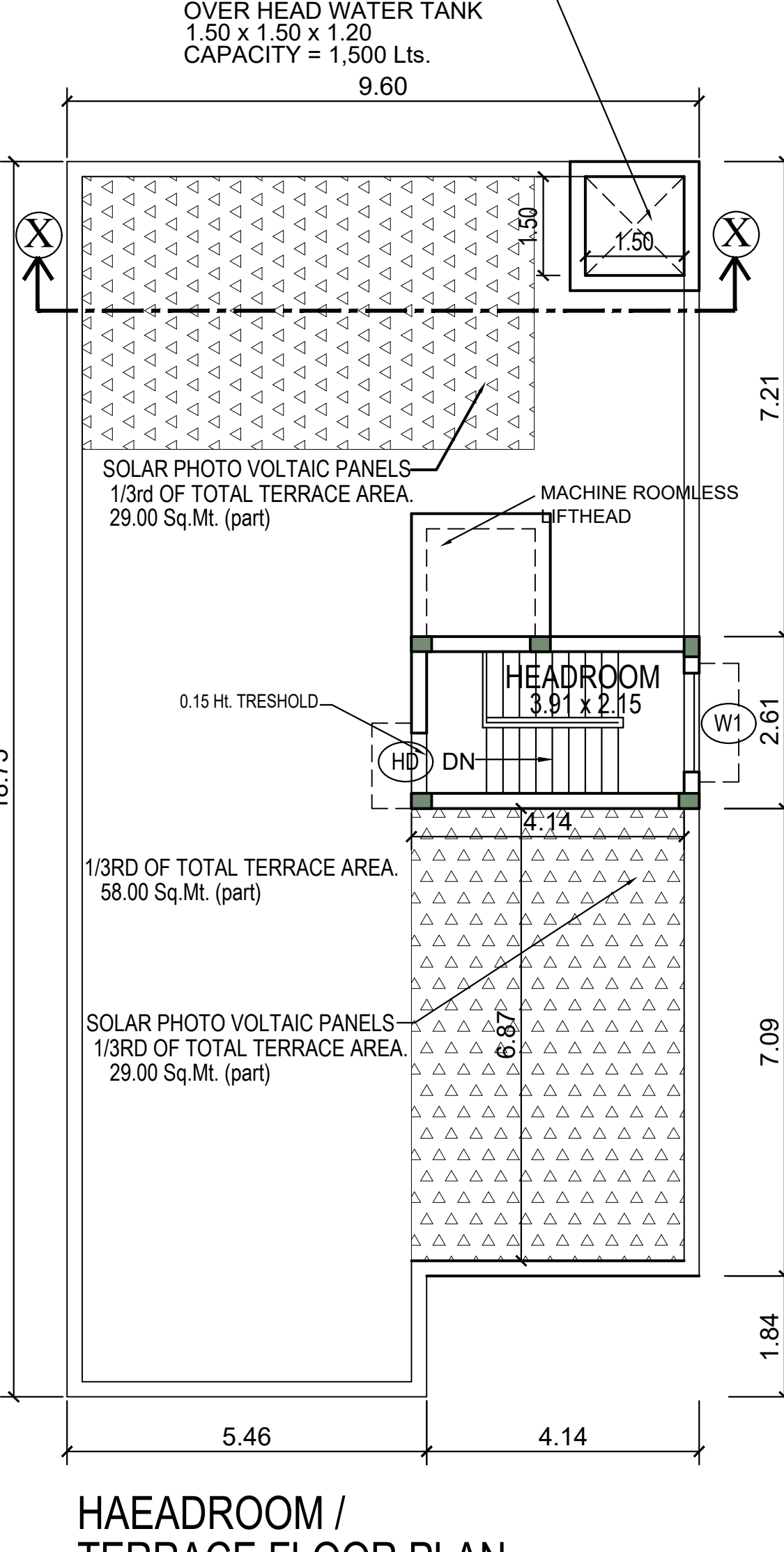
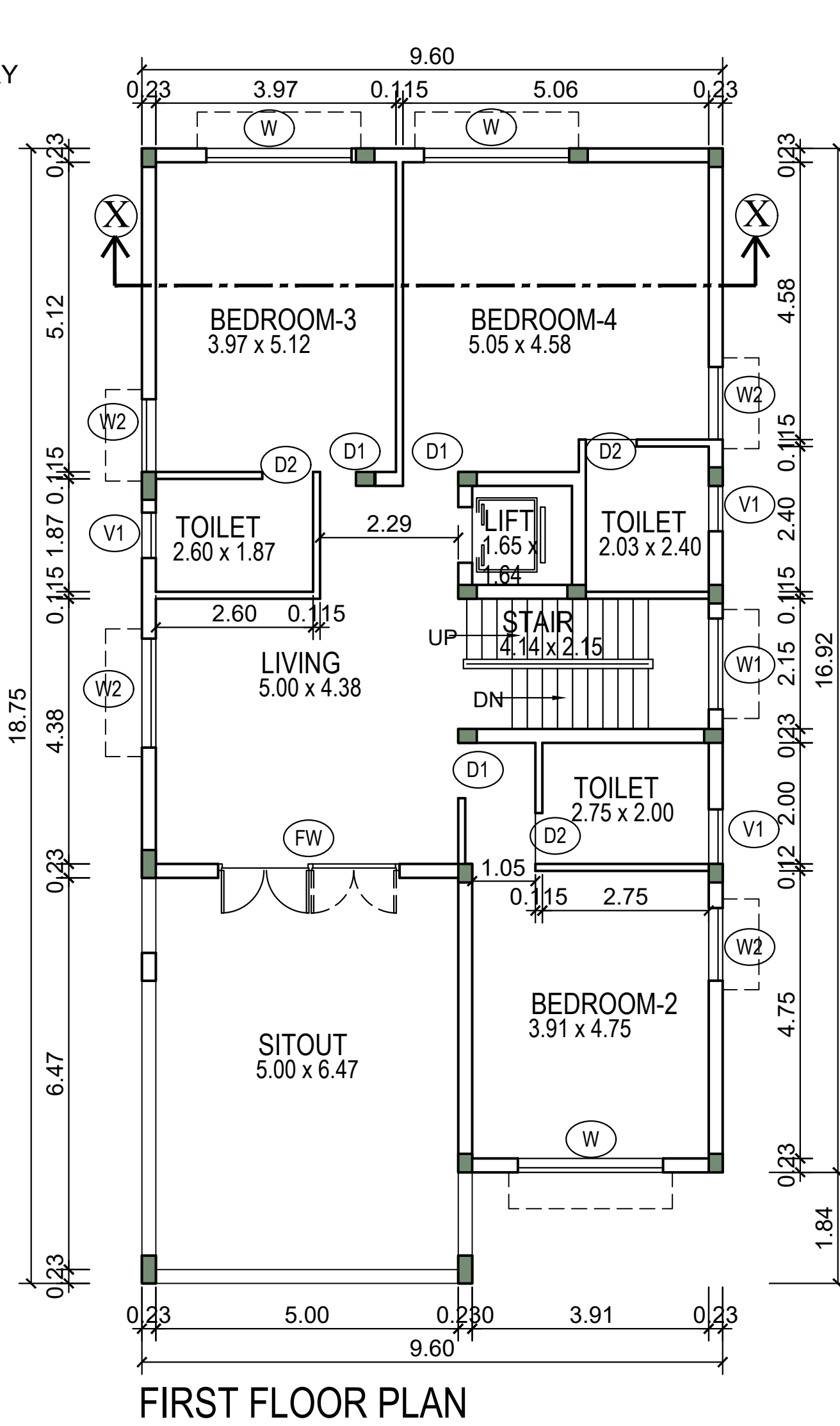
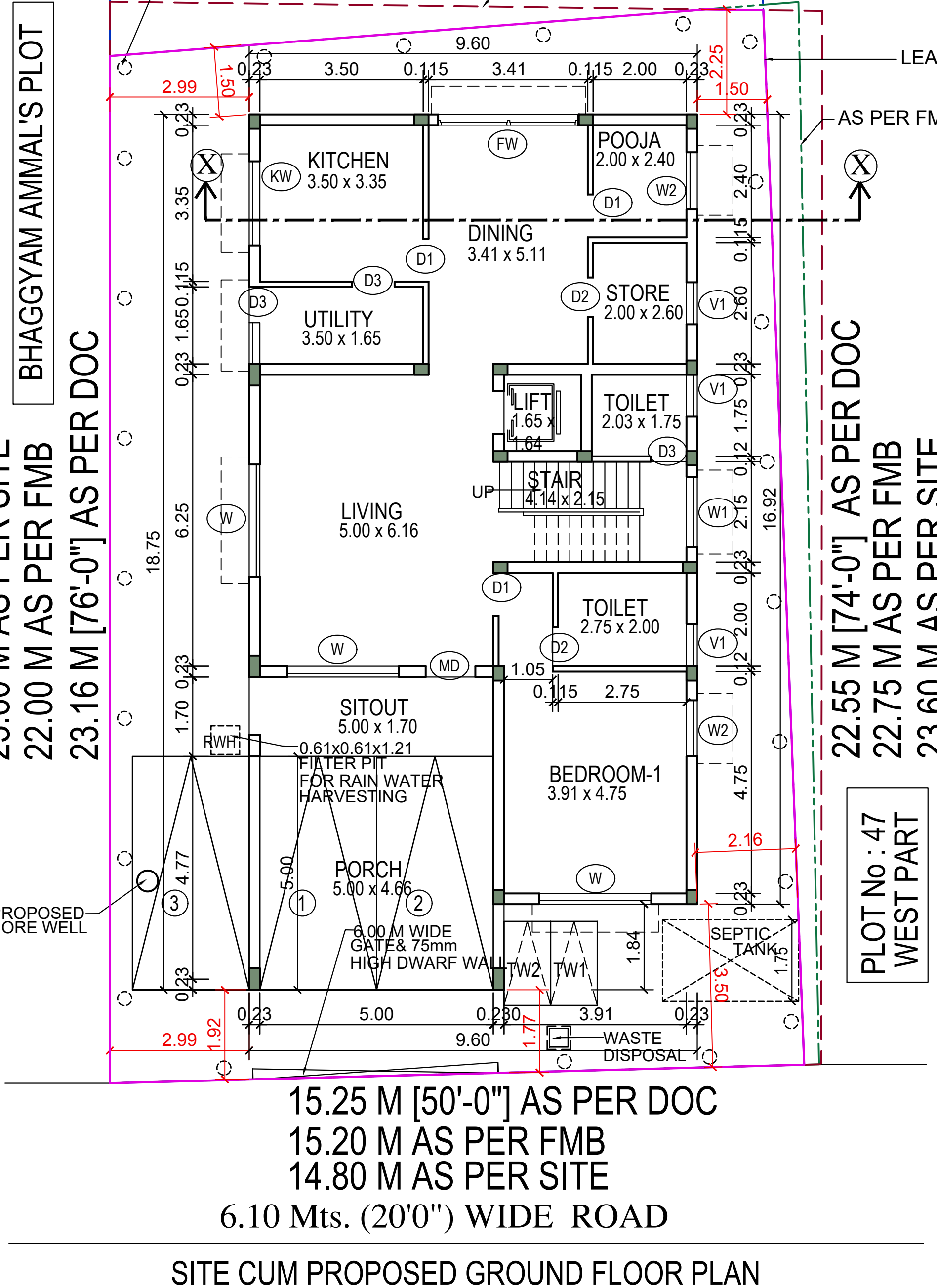
DATE : DRG NO : 01

ARCHITECTURAL CONSULTANT MOBILE : 99622 45019
VK DESIGNS

PLOT NO 46, DOOR No:507B EMERALD NAGAR,
3rd CROSS STREET, NADUKUTHAGAI VILLAGE,
(PRAKASH NAGAR) THIRUNINRAVUR. 602024

C.N.VINODKUMAR
CMDA - Registered Engineer Grade-III
No. RE / III / 2024 / 0078
VK DESIGNS
ARCHITECTURAL CONSULTANT
PLOT NO 46, DOOR No:507B
3rd Cross Street, Emerald Nagar, Nadukuthagai Village,
Thiruninravur. 602024, Mobile : 9962245019

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

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.

