

PP

APPROVAL RECORD

Planning Permission

Theni
Tiruvallur district, Tamil Nadu

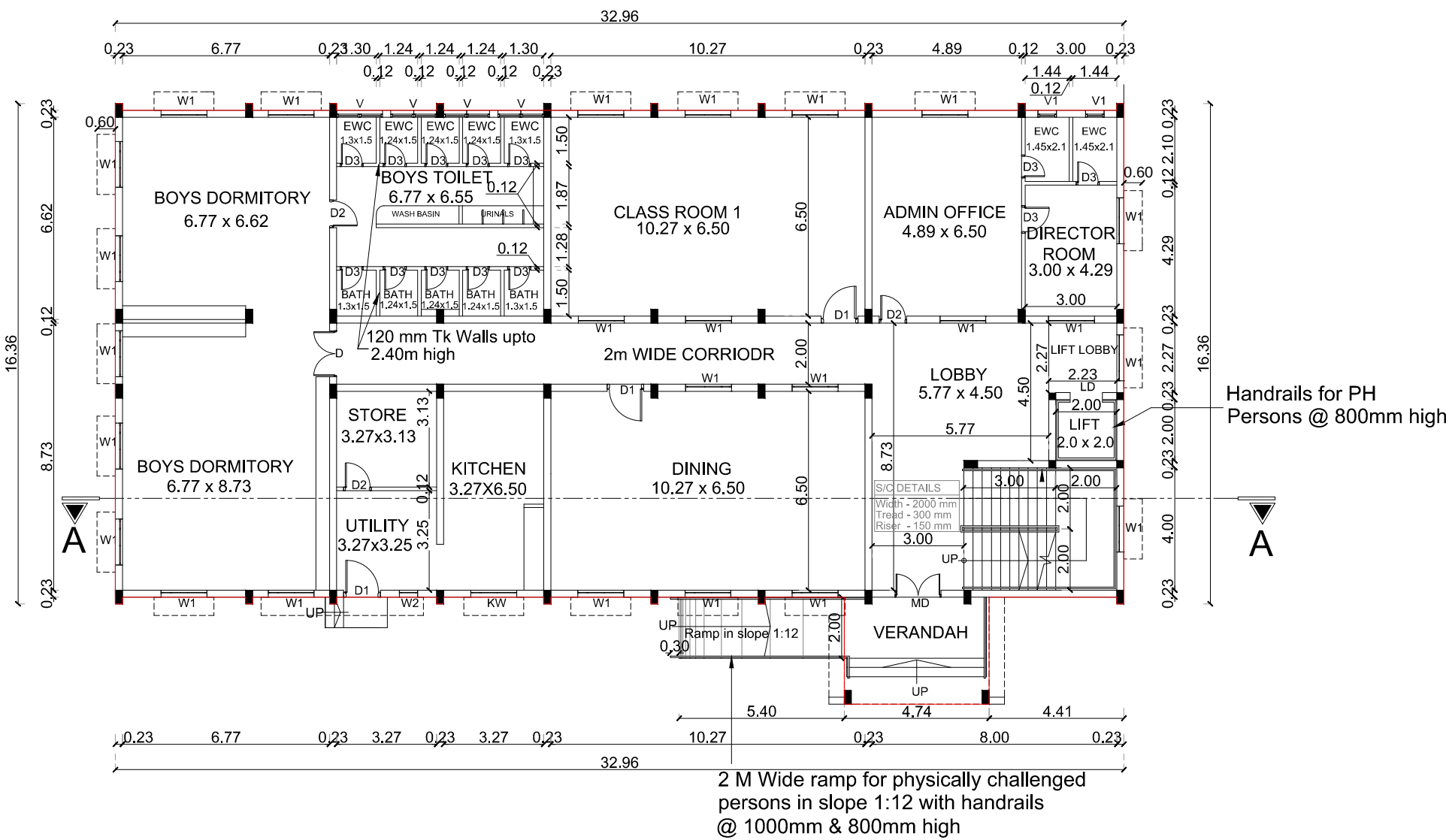
APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

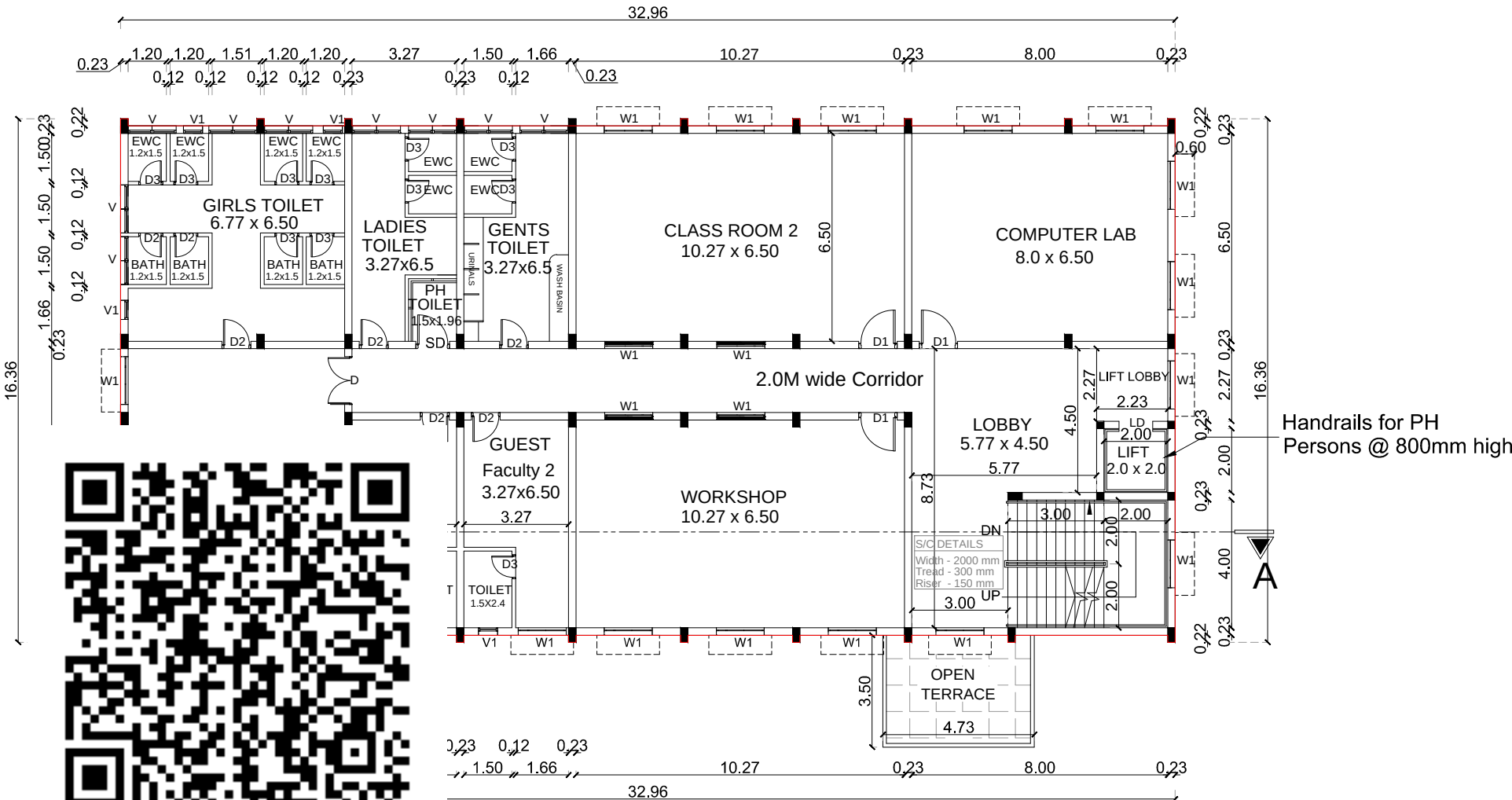
The approval as the planning authority issued it, reproduced in full behind this page.

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

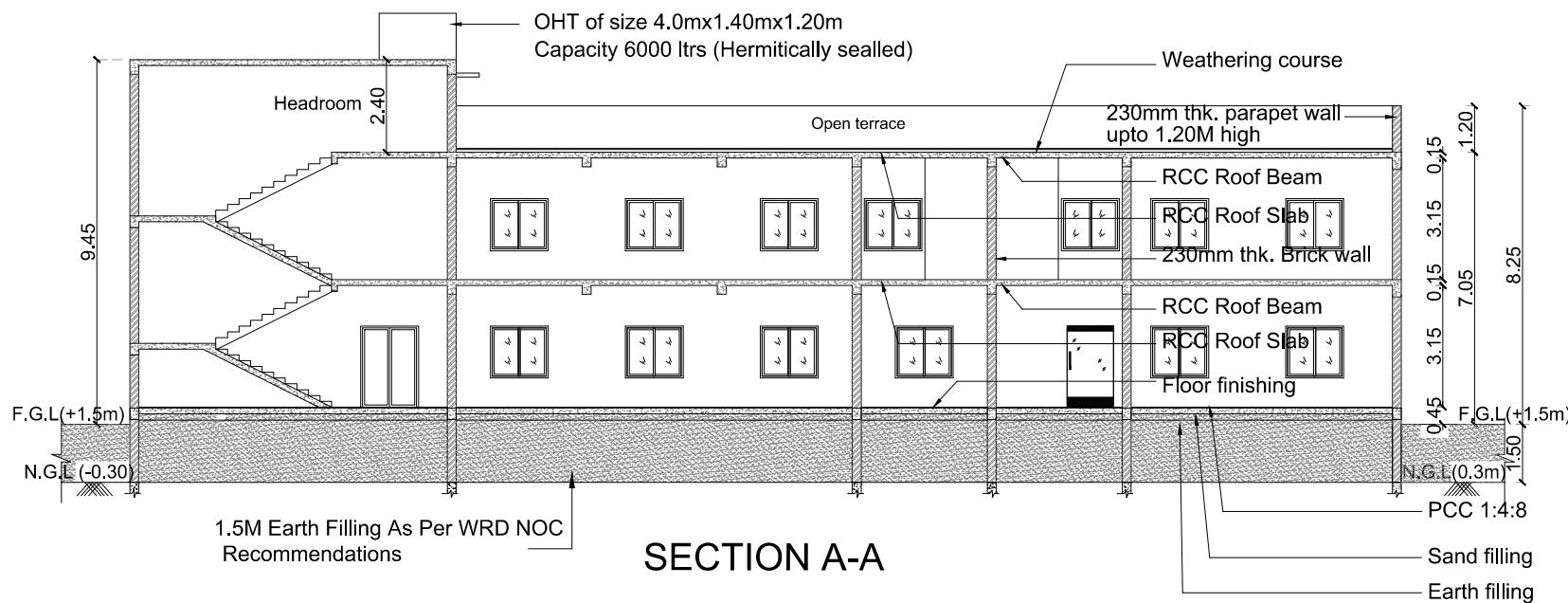
PLAN SHOWING THE PROPOSED CONSTRUCTION OF AN INSTITUTIONAL BUILDING FOR INDIAN BANK RURAL SELF EMPLOYMENT TRAINING INSTITUTE (INDRSETI) IN S.No: 12A/10 AT KARIKALAVAKKAM VILLAGE,THIRUVALLUR TALUK & THIRUVALLURDISTRICT.|NAME OF LOCAL BODY - KARIKALAVAKKAM



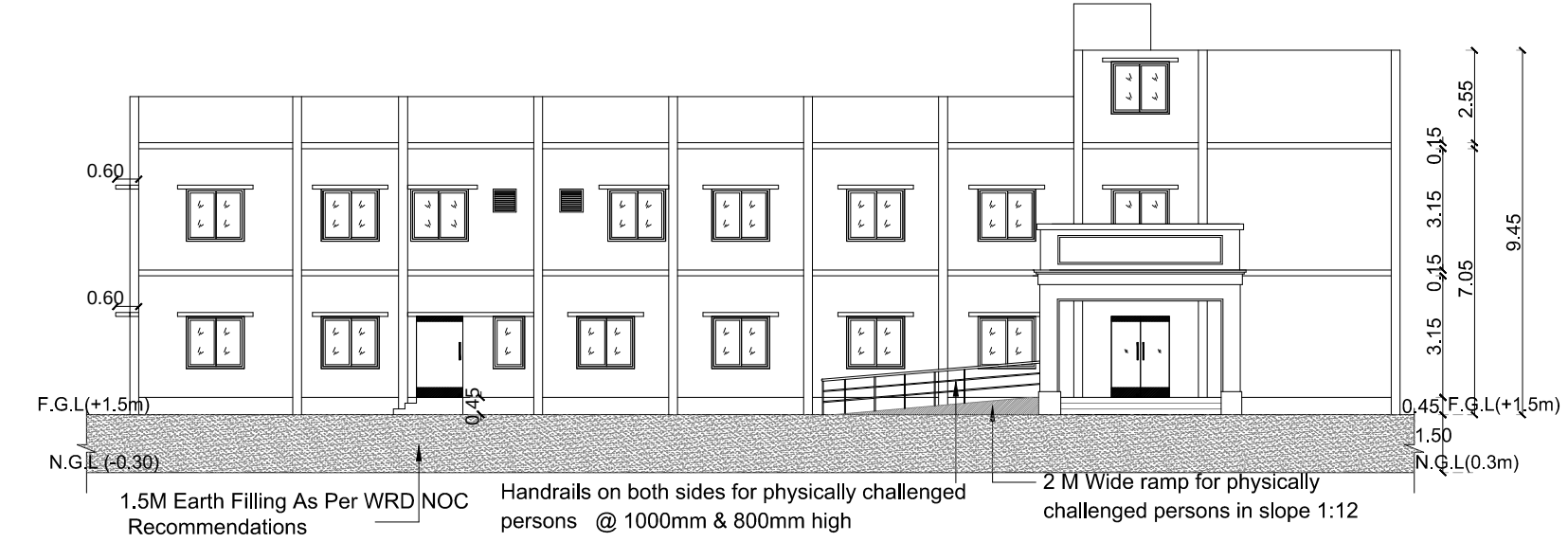
GROUND FLOOR PLAN



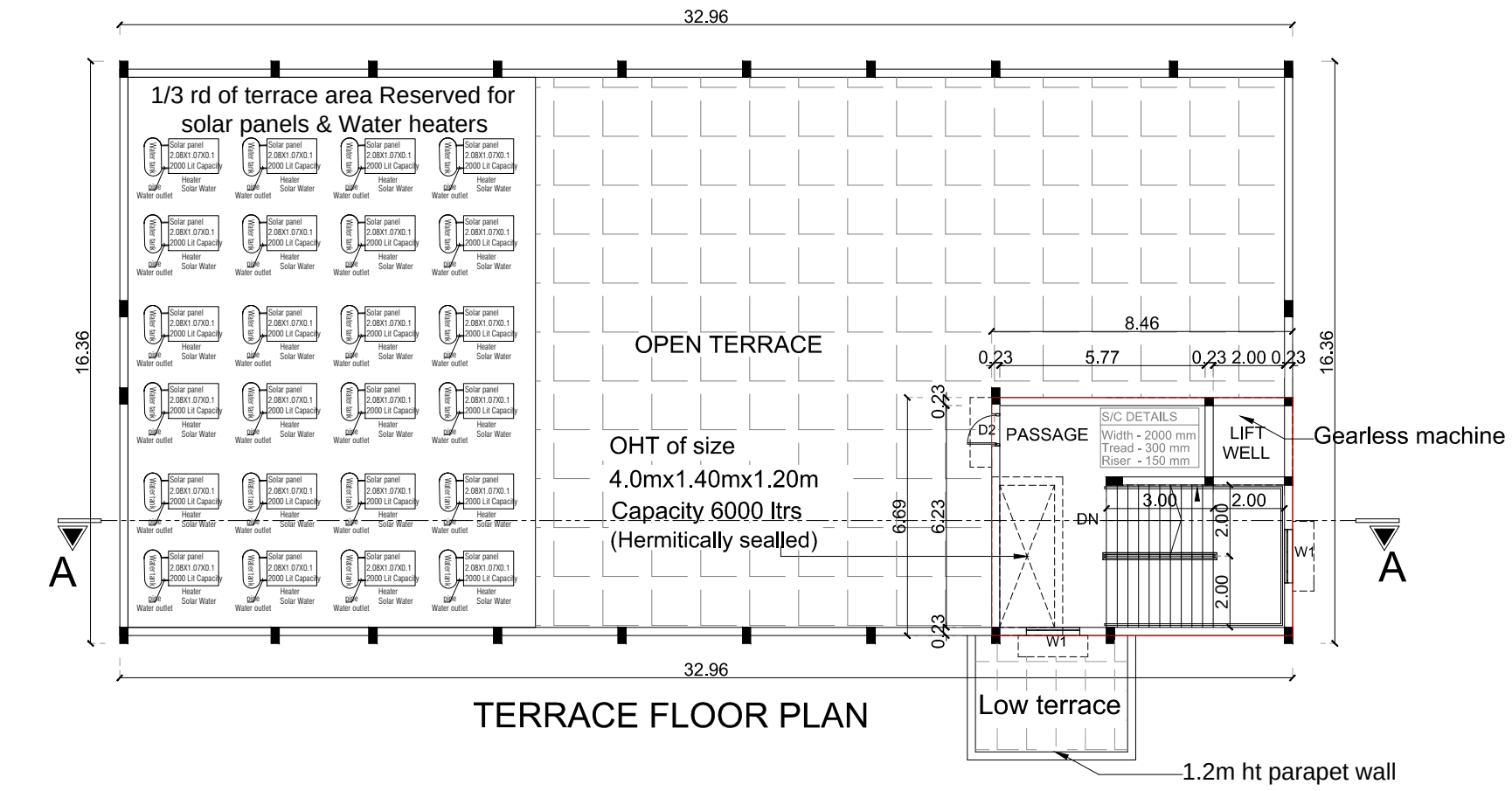
FIRST FLOOR PLAN



SECTION A-A



FRONT ELEVATION



TERRACE FLOOR PLAN

AREA STATEMENT	SHEET NO - 01/02	
	(Sq.Mt)	(Sq.Ft)
Plot extent as per site	3313.37	35665.11
Plot extent as per FMB	3060.00	32937.84
Plot extent as per Document	3060.00	32937.84
MINIMUM OF THE ABOVE SHALL BE TAKEN INTO ACCOUNT		
	F.S.I AREA	Non F.S.I AREA
	(Sq.Mt)	(Sq.Mt)
Ground floor	542.16	5835.81
First floor	525.68	5658.42
Headroom		56.60
Security		6.25
Total	1067.84	11494.23
	62.85	676.52

F.S.I. - 0.348
PLOT COVERAGE - 17.71 %

OSR DETAILS:	
Required OSR area-10%	306.00 Sq.mt.
Provided OSR area-10.09%	308.90 Sq.mt.
*Note: Provided OSR area-10.09% with the letter of REF.NO :Na.Ka.No.22356/2024/N2	

PARKING CALCULATION	
Area taken for parking requirments 75% of total area.	
1 car space/100 sqm of floor area - 800.88/100	
1 Bike space/30 sqm of floor area -800.88/30	

PARKING DETAILS		
	Required	Provided
Car parking	10	10
Two wheeler	27	30

*Note:
Car Parking for Provision for Physically Challenged : 02 nos.

SCHEDULE OF JOINERY		
TYPE	DESCRIPTION	SIZE IN MM
MD	MAIN DOOR	1500 x 2100
D	FLUSH DOOR	1500 x 2100
D1	FLUSH DOOR	1200 x 2100
D2	FLUSH DOOR	900 x 2100
D3	FLUSH DOOR	750 x 2100
SD	SWING DOOR	1000 x 2100
LD	LIFT DOOR	1000 x 2100
W1	UPVC WINDOW	1500 x 1350
W2	UPVC WINDOW	600 x 1350
KW	UPVC WINDOW	1500 x 1350
V	UPVC VENTILATOR	1500 x 600
V1	UPVC VENTILATOR	900 x 600

COLOUR INDEX: SHEET : A0 SCALE : 1:100

	PROPOSED BUILDING
	ROAD
	SITE BOUNDARY AS PER FMB
	SITE BOUNDARY AS PER SITE
	PROVIDED OSR AREA

All dimensions are in meters

INDSETI
DIRECTOR, TIRUVALLUR

APPLICANT

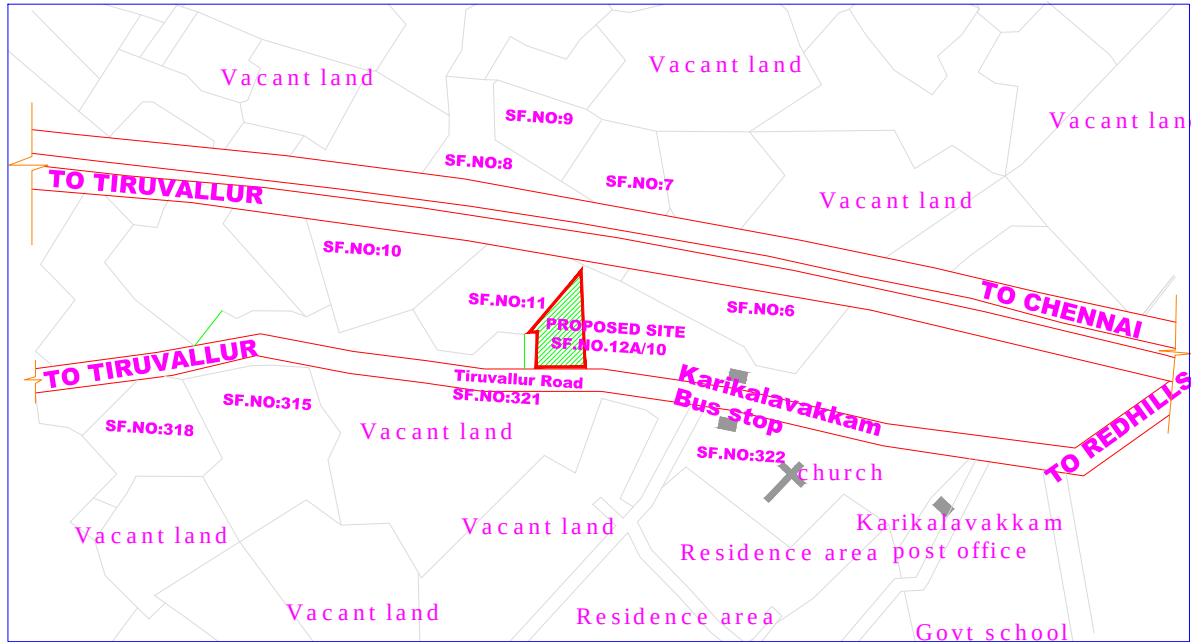
Er.C. ARUN, M.Tech,
Structural Engineer Grade-I (SE)
DTCP: CGLDIST/SE/Gr-I/2024/04/001
F-1/Accacia, #10 Bandhu Street,
Nagalkeni, Chromepet, Chennai-600044.

REGISTERED STRUCTURAL ENGINEER

M.S. NANDAKUMAR, B.Arch.,
COA Reg No:CA2000/28803
CMAA Reg. No. FVAC/ 1/18/00015
No.36, Saranathi Neri, Ground Floor,
Jankiram Colony Main Road,
Arumbakkam, Chennai - 600106,
Phone:044-25875750

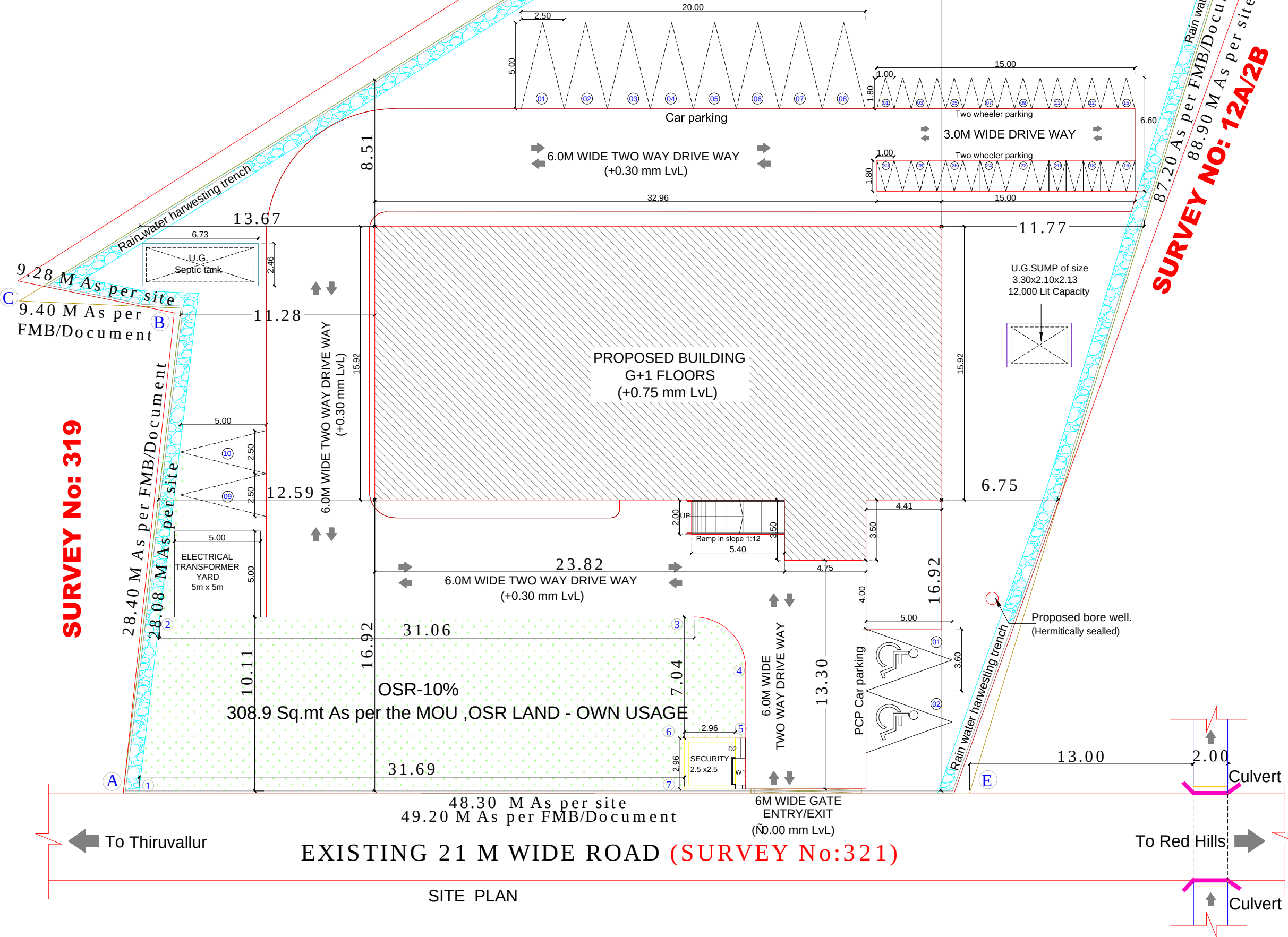
REGISTERED ARCHITECT / ENGINEER

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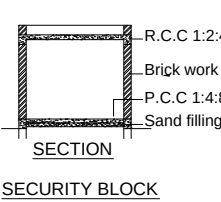
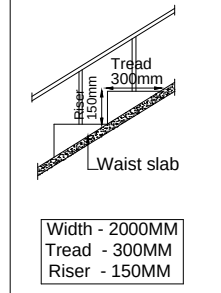
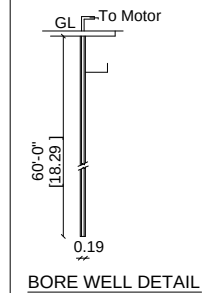
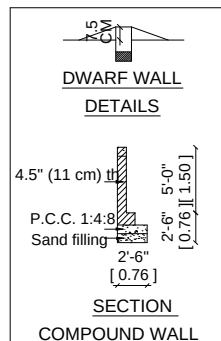
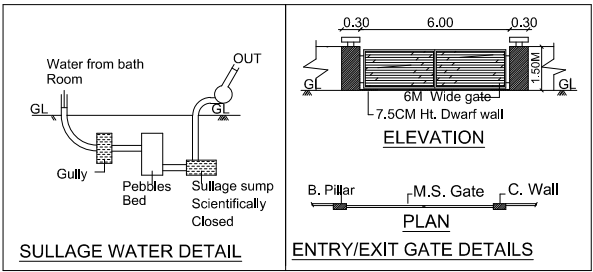
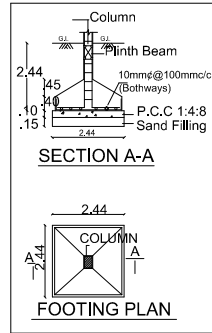


Key Plan(NTS)

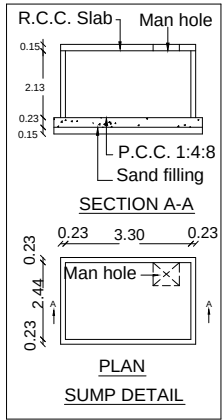
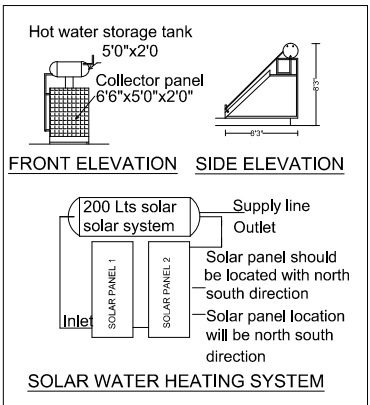
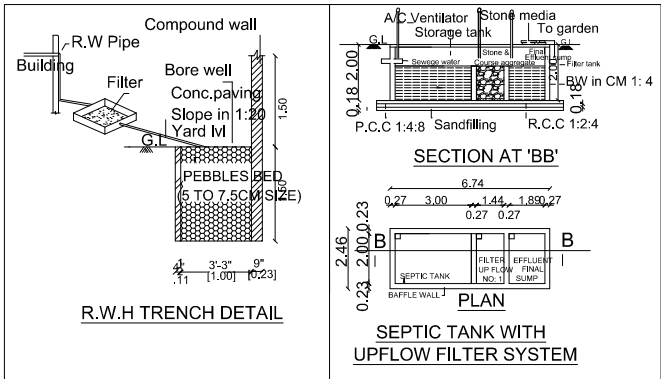
SURVEY No: 11 100.17 M As per site
94.80 M As per FMB/Document
87.20 M As per FMB/Document
88.90 M As per site
SURVEY NO: 12A/2B



SITE PLAN



NOTE:-
THE ABOVE ALL DETAIL DRAWINGS ARE NOT TO SCALE.



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DIRECTOR, THIRUVALLUR

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DTCB: CGLDIST/SE/Gr-I/2024/04/001
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REGISTERED STRUCTURAL ENGINEER

M.S. NANDAKUMAR, B.Arch,
COA Reg. No:CA/2002/29803
CMAA Reg. No: RAVR/11802018
No.30, Saravathi Bldg, Ground Floor,
Jannikulam Colony Main Road,
Arumbakkam, Chennai - 600106,
Phone: (044) 21811729

REGISTERED ARCHITECT / 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

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.

