

PP

APPROVAL RECORD

Planning Permission

Tiruvallur district, Tamil Nadu

APPROVAL TYPE

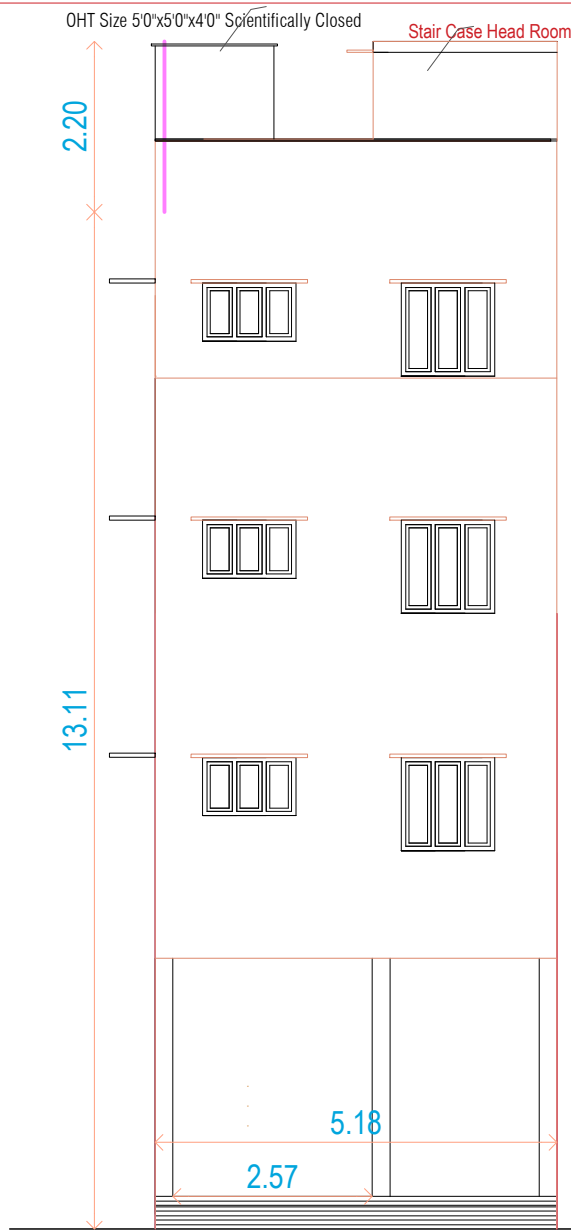
Building Plan

ISSUING AUTHORITY

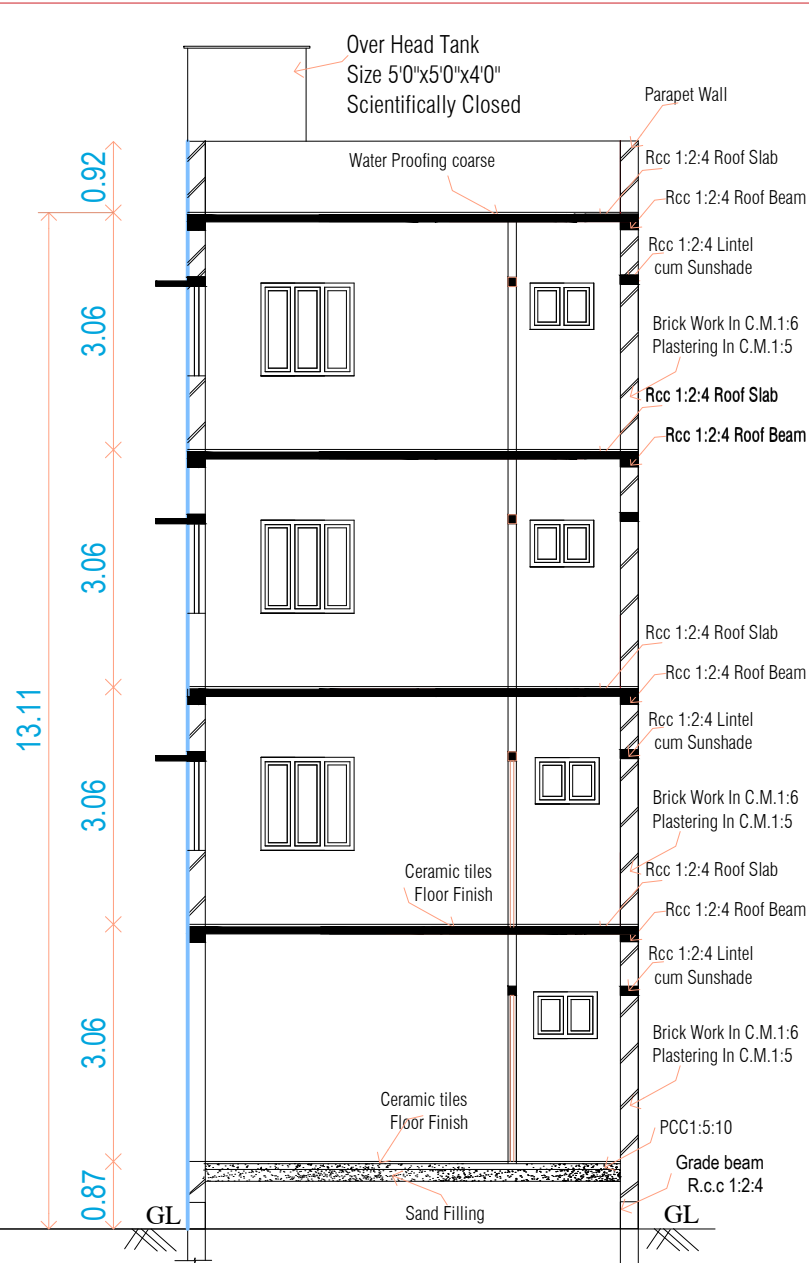
Rural Panchayat

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

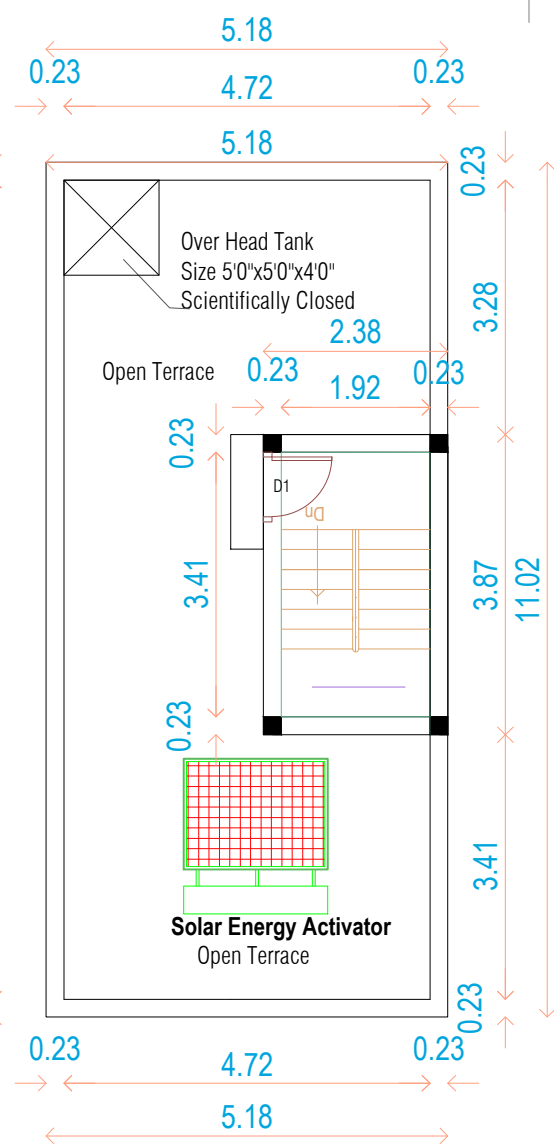
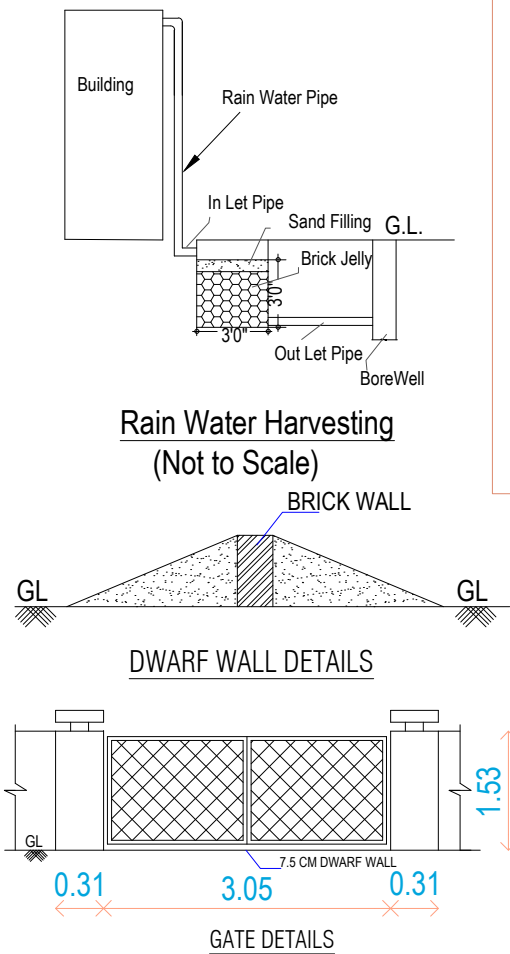
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



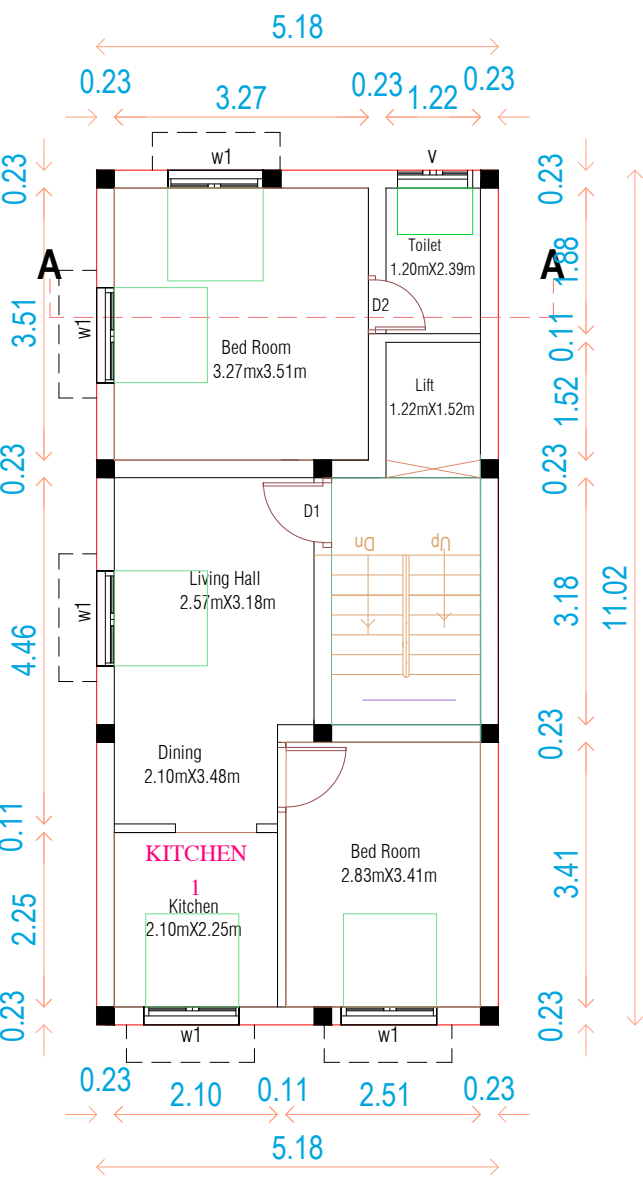
FRONT ELEVATION



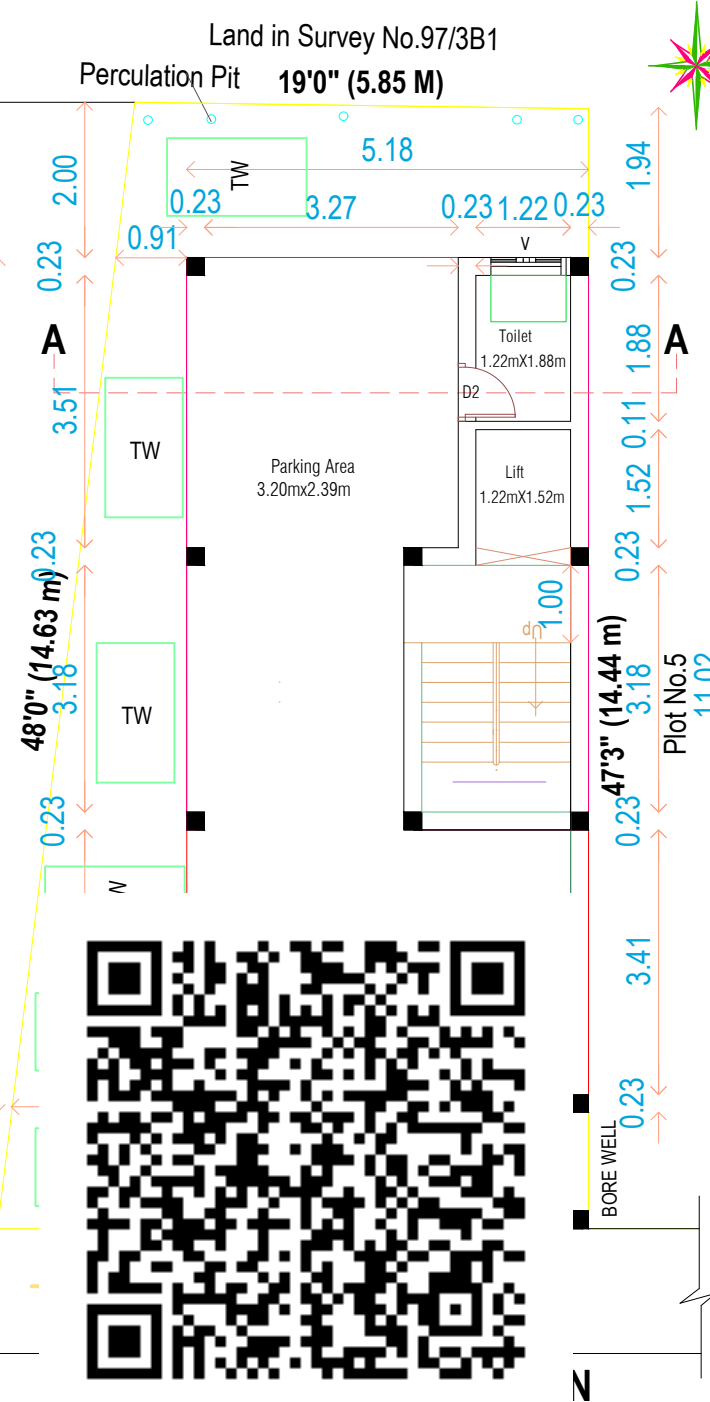
SECTION ON -AA



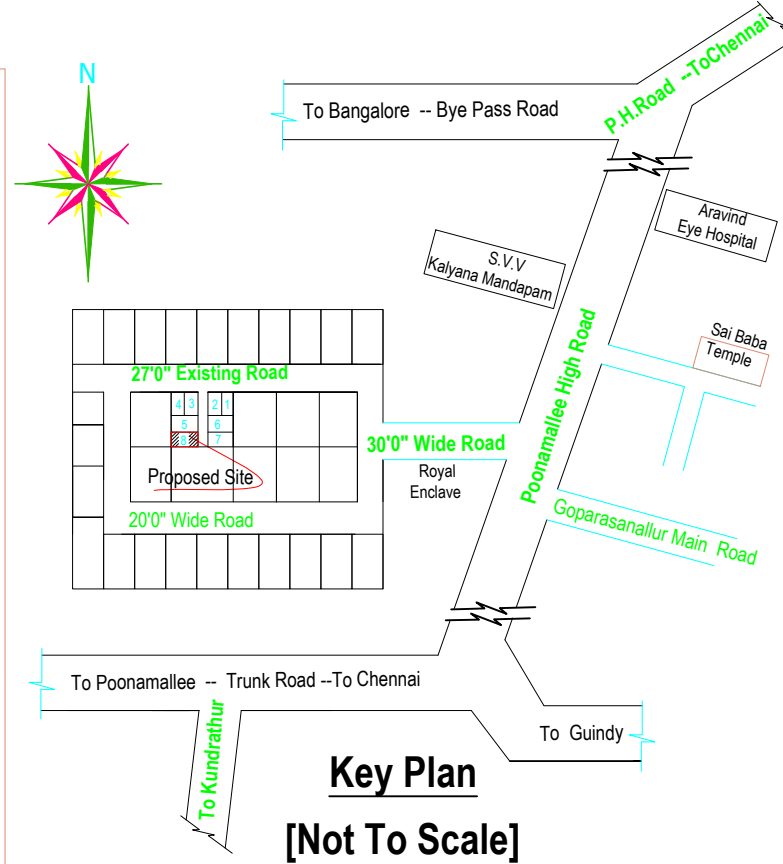
TERRACE FLOOR PLAN



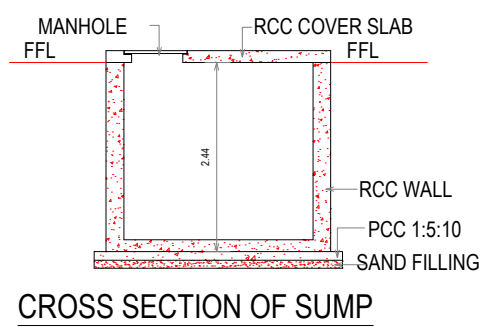
TYPICAL FIRST, SECOND, THIRD FLOOR PLAN



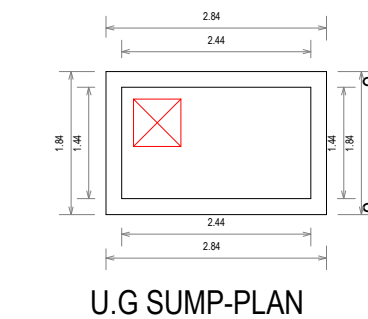
PLAN INFO
PLOT AREA M2=97.56
PLOT_NO=8
SURVEY_NO= 97/44
AS_PER_DOCUMENT=97.11
AS_AT_SITE=97.56
FMB_OR_PLR=97.00
SINGLE_FAMILY_BLDG=NO
SECURITY_ZONE= YES
PATTA_NO= 6492
TALUK= POONAMALLEE
DISTRICT=THIRUVALLUR
CRZ=NO
ACCESS_WIDTH_M=7.62
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
AVG_PLOT_DEPTH= 14.63
AVG_PLOT_WIDTH= 7.62
AREA_TYPE=OTHERS
ROAD_WIDTH=4.87
ROAD_LENGTH=350
LAND_USE_ZONE= RESIDENTIAL
RW_DECLARED=YES
OSR_APPLICABLE=NO
IS_APPROVED_LAYOUT=YES
PREMIUM_FSI_REQUIRED=NO
BUILDING_NEAR_TO_RIVER=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOV_BLDG=NO
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=NO
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=NO
NOC_FIRE_DEPT=YES
OSR_SURR_BUYBACK_RETAIN=RETAIN
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO
JURISDICTION_TYPE=PANCHAYAT



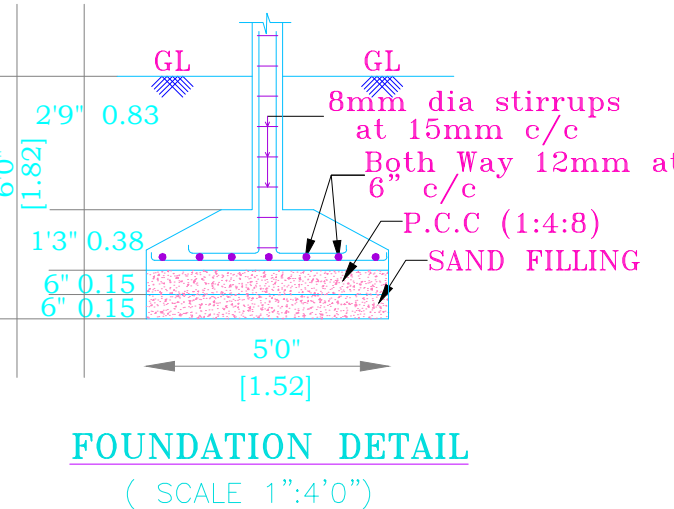
Key Plan
[Not To Scale]



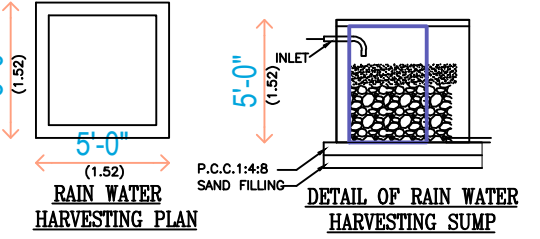
CROSS SECTION OF SUMP



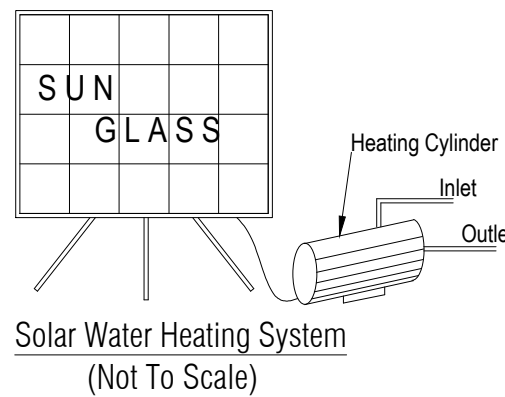
U.G SUMP-PLAN



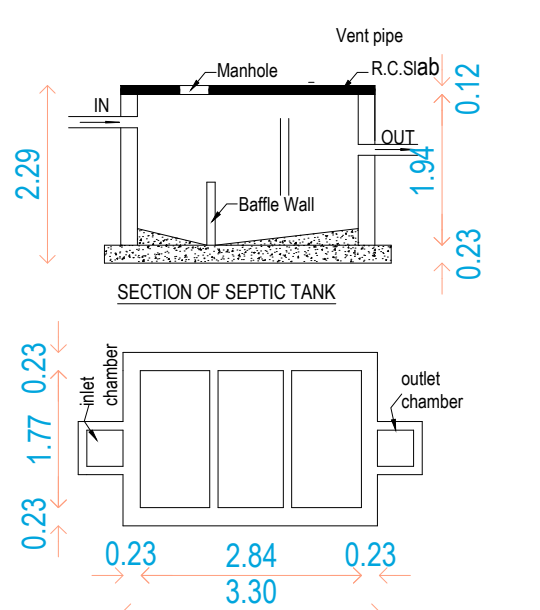
FOUNDATION DETAIL
(SCALE 1":4'0")



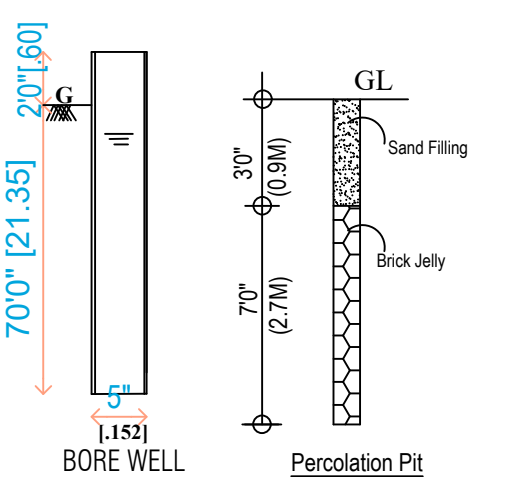
RAIN WATER HARVESTING PLAN
DETAIL OF RAIN WATER HARVESTING SUMP



Solar Water Heating System
(Not To Scale)



SEPTIC TANK PLAN



BORE WELL

Percolation Pit

PLAN SHOWING THE PROPOSED CONSTRUCTION OF [STILT + 3] RESIDENTIAL BUILDING WITH THREE DWELLING UNITS AT PLOT NO.8, IN SURVEY NO.97/3B1B1, PATTA NO.6492, AS PER PATTA SURVEY NO.97/44, OF SENNEERKUPPAM VILLAGE , POONAMALLEE PANCHAYAT UNION, POONAMALLEE TALUK, THIRUVALLUR DISTRICT.

Note: CMDA Approved P.P.D. Lo. No.1663/2019, [Reg.2017]
Vide Letter No. A3/5476/2018. Dated.29.11.2019.
SubDivision Planing Permit No.E19709/617/2022 Vide Letter No.3202/2022/A3, Dated. 10.01.2022.

SPECIFICATION :
BRICK MASONRY IN CM 1:6.RCC1:2:4 IN FOUNDATION COLUMN ,ROOF SLAB PLASTERING IN CEMENT MORTAR 1:5.TEAK WOOD DOORS,COUNTRY WOOD WINDOWS PAINTING WITH CEMENT PAINTS TWO COATS OVERS ONE COAT PREMIER. INTERNAL MARBLE FLOORING 5"TILES SKIRTING ALL OVER.WEATHERING COURSE LIME BRICK JELLY WITH CM 1:4,PRESSED TILES ABOVE.
JOINERY DETAILS

Type	Description	Size in Ft	Size in M
MD	Teak wood Door	3'6"x7'0"	1.05x2.10
D1	C. wood Door	3'0"x7'0"	0.90x2.10
D2	PVC Door	2'6"x7'0"	0.75x2.10
W1	C. wood Window	4'0"x4'0"	1.20x1.20
W2	C.Wood Window	4'0"x2'6"	1.20x0.75
V	Ventilator	3'0"x2'0"	0.90x0.60

COLOUR CODE INDEX

BOUNDARY ROAD
PROPOSED

AREA STATEMENT		
Plot Area (as per Doc.)	1045.29 Sft.	97.11 Sqm
Plot Area (as per patta)	1144.10 Sft.	97.00 Sqm
Plot Area (as per site)	1045.29 Sft.	97.11 Sqm
Proposed Plinth Area:		
Stilt Floor Parking	614.50 Sft.	57.08 Sq.m [NFSI]
First Floor	614.50 Sft.	57.08 Sq.m
Second Floor	614.50 Sft.	57.08 Sq.m
Third Floor	614.50 Sft.	57.08 Sq.m
Total	2458.00 Sft.	228.32 Sq.m

Plot Coverage: 58.78 % F.S.I: 1.76
Head Room Area : 99.13 Sft. 9.21 Sqm [NFSI]

Name of the Owner's.
1] E.Abdul Rahim Papa
2] Mohammed Jameel Ahmed.

Signature of the Owner's

S. RENGARAJ, B.E.,M.I.E.,C.Eng.(I),C.Struct.Eng.
Chartered Engineer & Approved Valuer
REGISTERED ENGINEER CMDA
Reg. No: RE/GR-I-191
RAJ ASSOCIATES
No. 129A, First Floor, Trunk Road, NTC Building,
Poonamallee, Chennai-600 056.Cell: 984117175

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.

