

PP

APPROVAL RECORD

Planning Permission

Tiruvallur

Tiruvallur district, Tamil Nadu

APPROVAL TYPE
Building PlanISSUING AUTHORITY
Town PanchayatPURPOSE
Commercial

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.

NOTE:THIS LAYOUT WAS APPROVED BY CMDA NO.P.P.D./ Lo.No.81 /2021, DATE.05-05-2021.

SHEET NO :1/1

SCALE : 1:100

PLAN SHOWING THE PROPOSED CONSTRUCTION OF
STILT FLOOR, FIRST FLOOR & SECOND FLOOR
COMMERCIAL BUILDING, IN OLD S.NO:93 /2B1B, NEW
S.NO:93 /2B1B1A1A, AS PER PATTA(No.1199) S.NO:93 /38
PLOT NO.9, AT "VALLIMAYIL MARKET CITY", NARAVARIKUPPAM
VILLAGE,PONNERI TALUK,THIRUVALLUR DISTRICT.
(NARAVARIKUPPAM TOWN PANCHAYAT).

AREA DETAILS:-

DESCRIPTION	EXTENT IN sq.ft	EXTENT IN sq.m
AS PER DOCUMENT	1115.50	103.63
AS PER PATTA	1119.48	104.00
AS ON SITE OR FMB	1113.13	103.41
LEAST	1113.13	103.41

BUILT UP AREA DETAILS :-

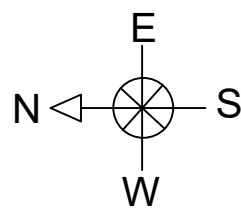
DESCRIPTION	FSI (sq.m)	NON-FSI (sq.m)	TOTAL	
			sq.ft	sq.m
STILT FLOOR	--	64.46	693.86	64.46
FIRST FLOOR	64.46	--	693.86	64.46
SECOND FLOOR	64.46	--	693.86	64.46
HEAD ROOM	--	17.09	183.96	17.09
TOTAL	128.92	81.55	2265.54	210.47

FSI = 128.92 / 103.41 = 1.25

JOINERIES :-

DESCRIPTION	SYMBOL	DIMENSION IN M
ROLLING SHUTTER	RS	1.52 X 2.74
DOOR	D4	1.22 X 2.13
DOOR	D	0.91 X 2.13
DOOR	D1	0.76 X 2.13
WINDOW	W6	1.83 X 1.22
VENTILATOR	V	0.91 X 0.76

DIRECTION SYMBOL



COLOUR INDEX:-

PROPOSED :
ROAD :
BOUNDRY :

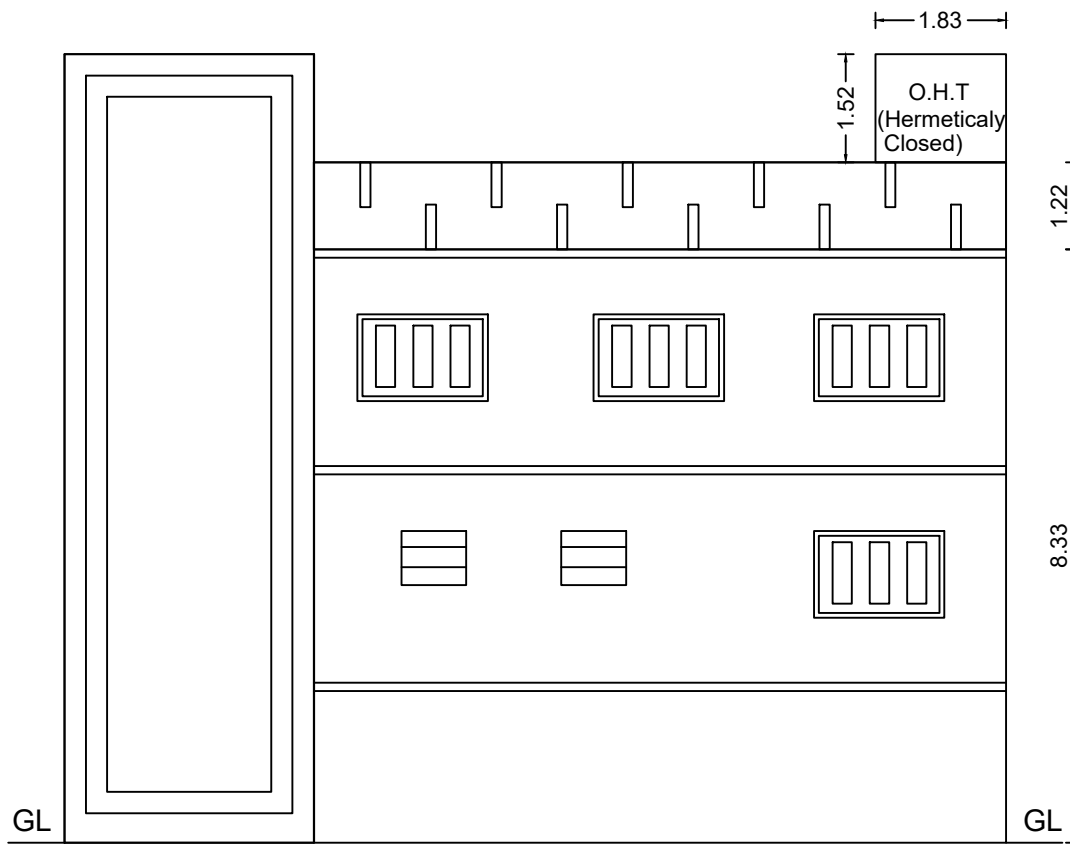
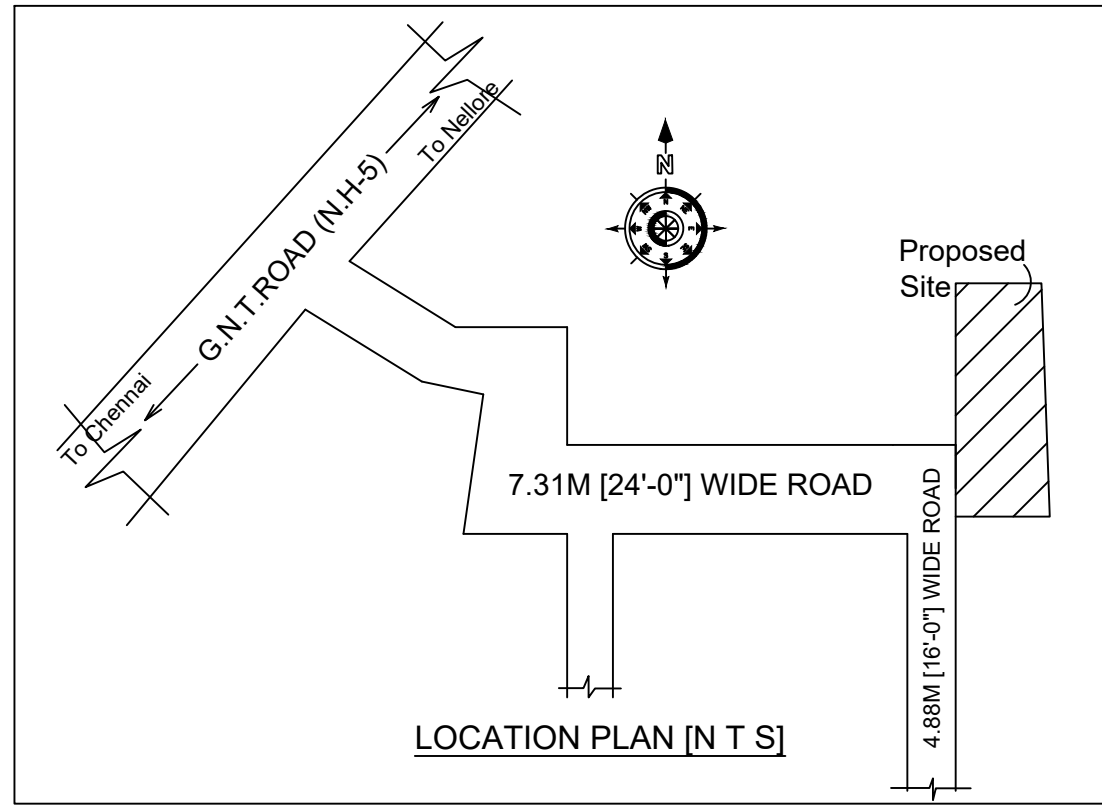
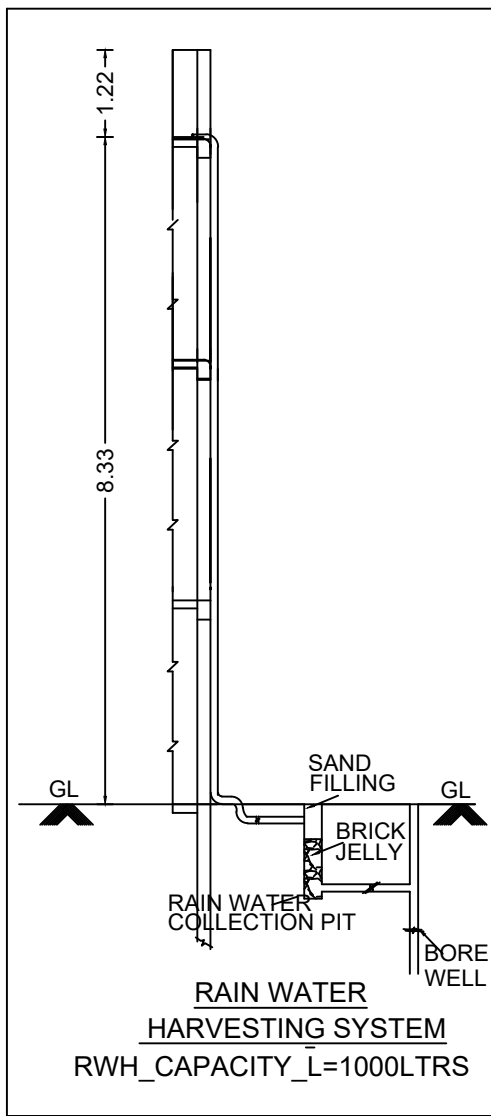
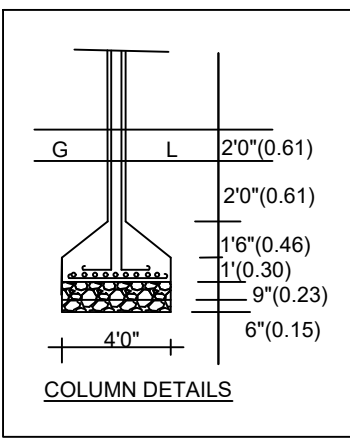
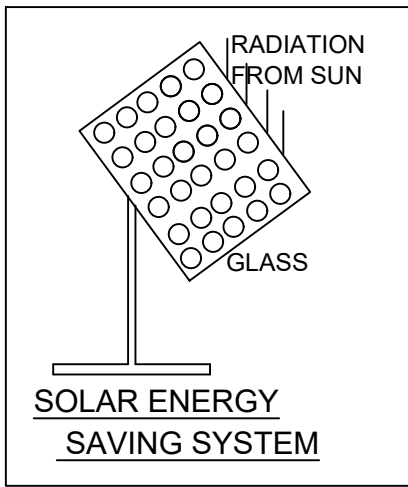
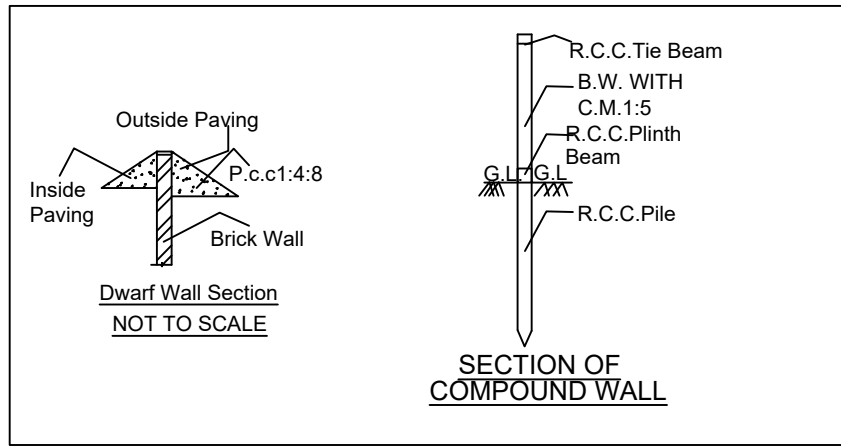
SPECIFICATIONS :-

MASONRY STOCK BRICK IN C.M 1:5
FOUND'S STONE JELLY CON IN CC 1:4:8
FLOORING 3/4" THICK IN CM 1:4 MIX
4.5" THICK RCC ROOF IN CC 1:2:4
PLASTERING 1/2" THICK IN CM 1:4 MIX.
RCC COLUMNS IN CC 1:1.5:3.

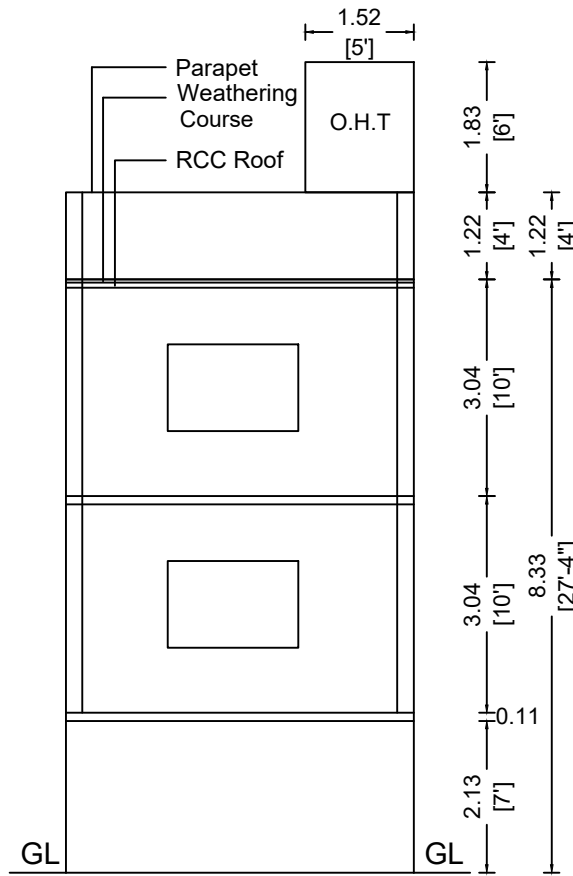
(A.MUTHAIAH)
OWNER

V. SARASWATHI DCE
Registered Engineer Grade - III (RE)
Registration No. RE/GR/III/19/04/56
Chennai Metropolitan Development Authority
Registration No. RE30034 2025
Greater Chennai Corporation Works Department
1/1471, 3rd Street, Balamurugan Nagar,
Attanahangal, Padiyanallur, Chennai - 600 067.
Cell : 98404 71222, 77087 35029

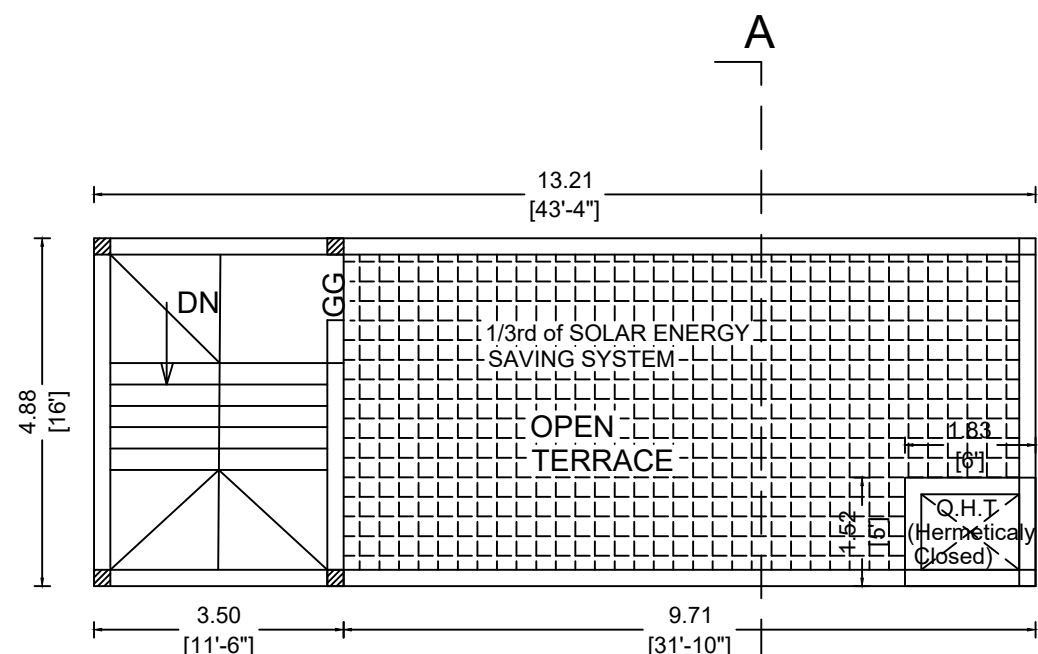
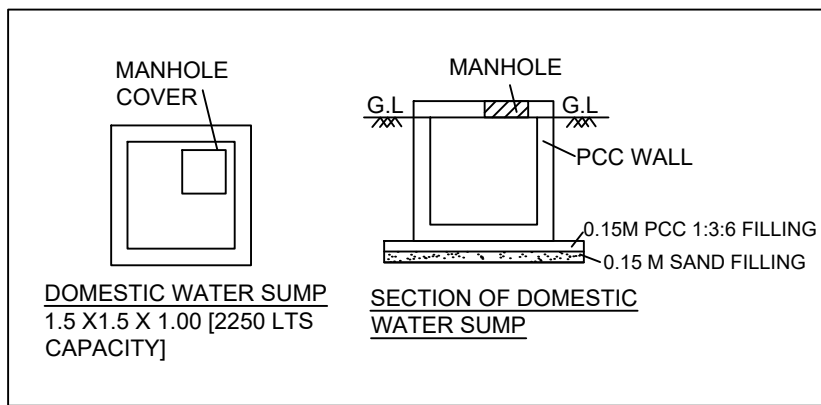
ENGINEER
AISHWARIYAA PLANNERS,
9840471222,7708735029.



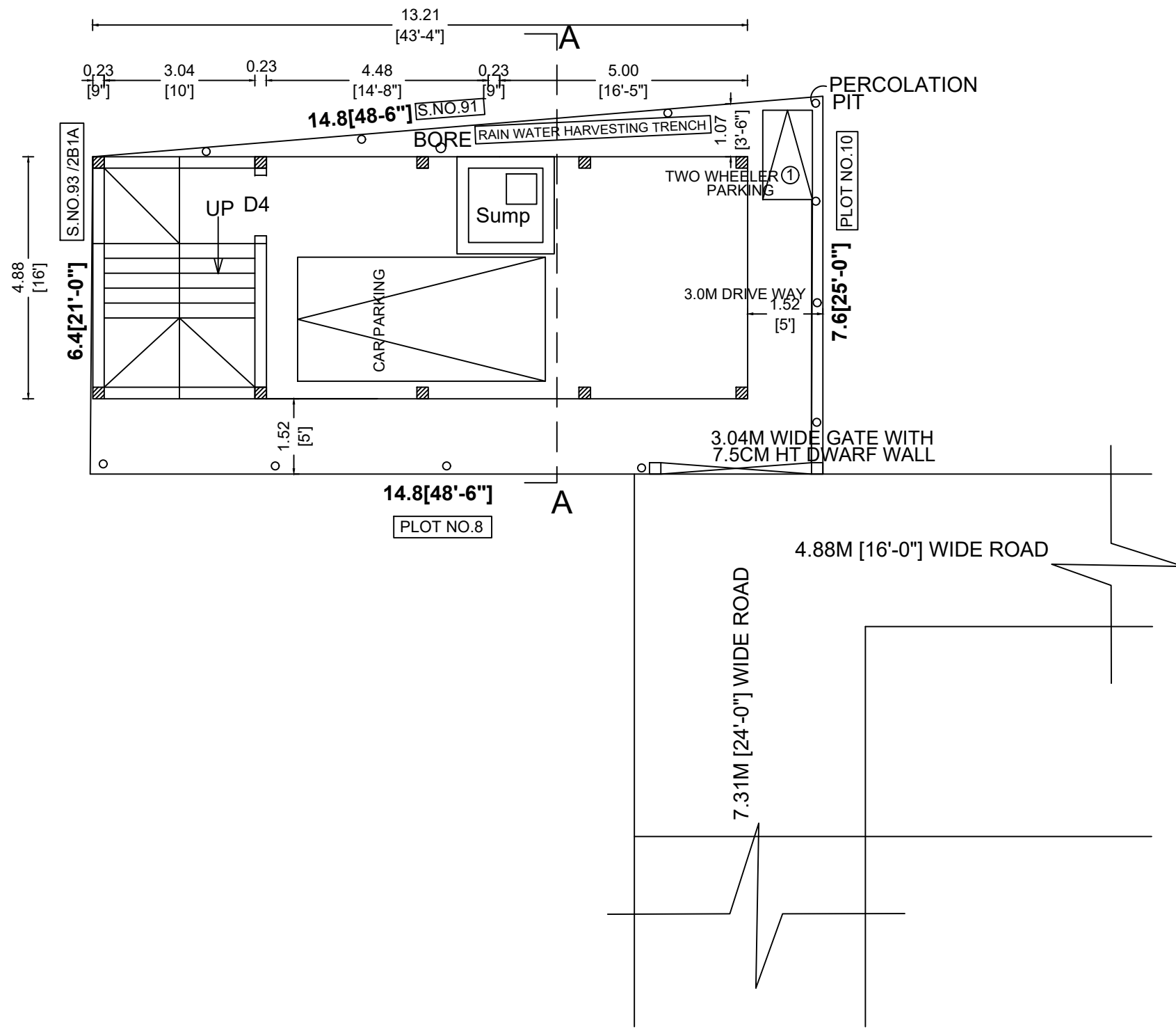
FRONT ELEVATION
(PROPOSED)



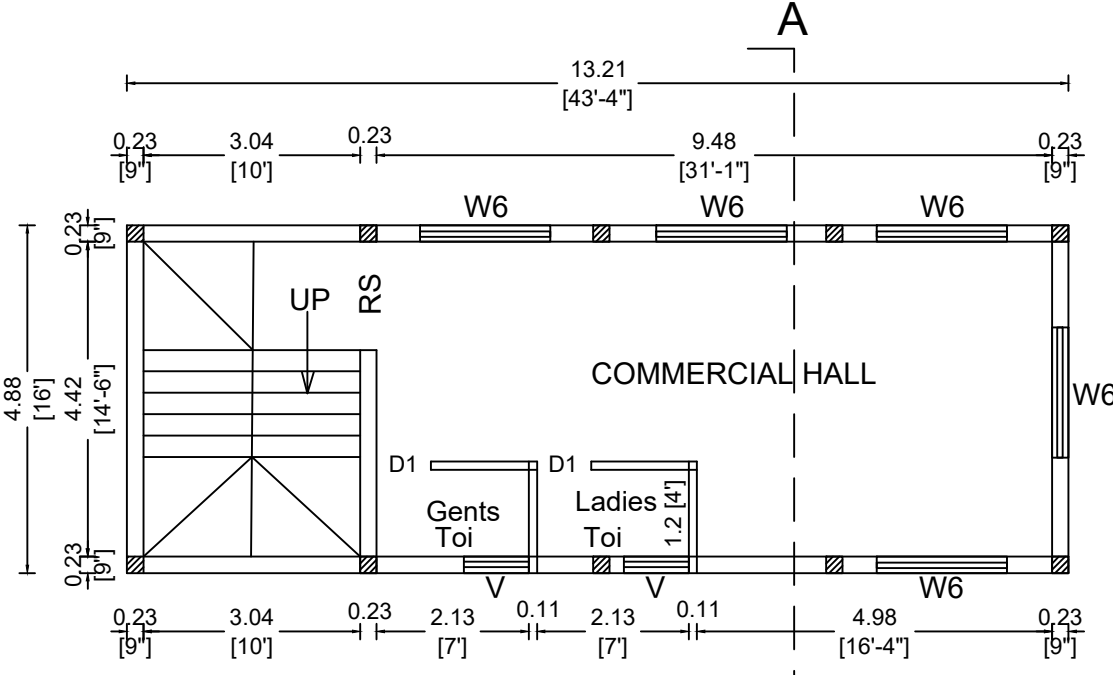
SECTION ON AA
(PROPOSED)



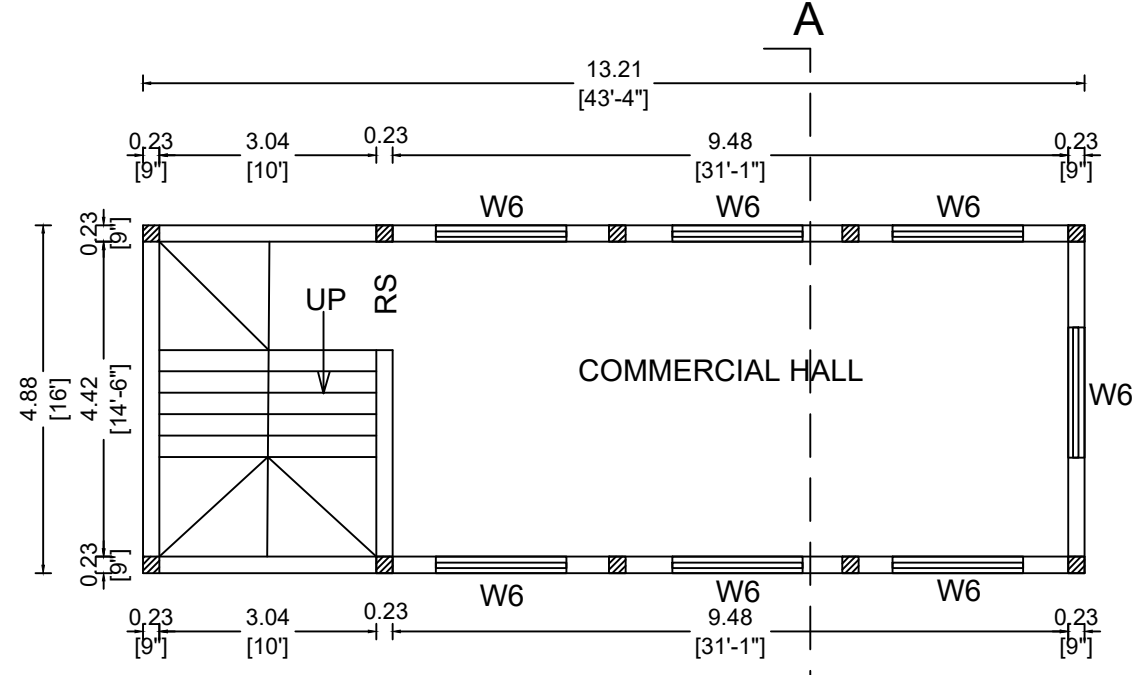
TERRACE FLOOR PLAN
(PROPOSED)



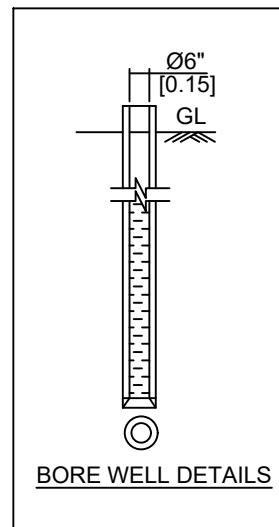
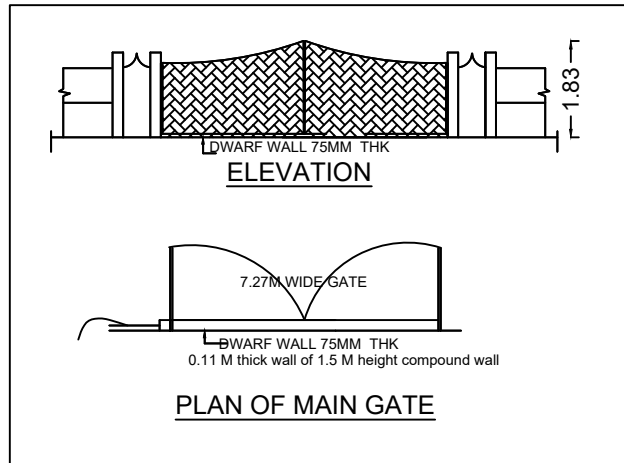
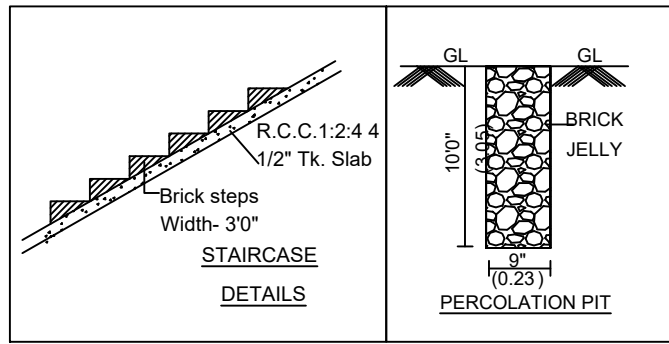
SITE CUM STILT FLOOR PLAN
(PROPOSED)



FIRST FLOOR PLAN
(PROPOSED)



SECOND FLOOR PLAN
(PROPOSED)



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.

