PP APPROVAL RECORD

Planning Permission

Survey 552

Sholavaram

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.

S.NO.553/1

53.00M

PERCULATION PIT

S.NO.552/1A1, 552/142 AND

42.63M

S.NO.552/4A2

69.20M

RWH

W
S N
E

33.03

4.57 15.08 36.54

14.18 3.07 PARKING

13.27

SEPTIC TANK

17.42

13.69

20.11

SUMP

24.72

4.57 15.08

BORE WELL

63.05M

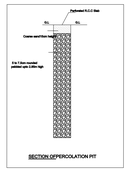
61.00M WIDE SERVICE ROAD

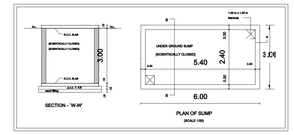
SITE CUM STILT FLOOR PLAN

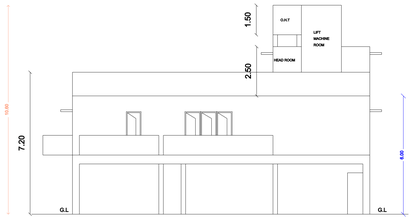
(Proposed)

DRAWING TITLE

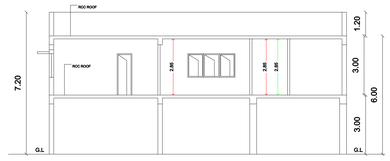
PLAN SHOWING THE PROPOSED CONSTRUCTION OF A RESIDENTIAL BUILDING AT
(STILT FLOOR + ONE FLOOR WITH IN HEIGHT OF 6.00M WITH ONE DWELLING UNIT)
SHOLAVARAM, COMPRISED IN OLD S.NO. 552/2, PATTA S.No.552/2A, PATTA NO.11676
OF SHOLAVARAM VILLAGE, PONNERI TALUK, TIRUVALLUR DISTRICT, SHOLAVARAM PANCHAYAT UNION.



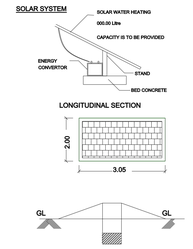




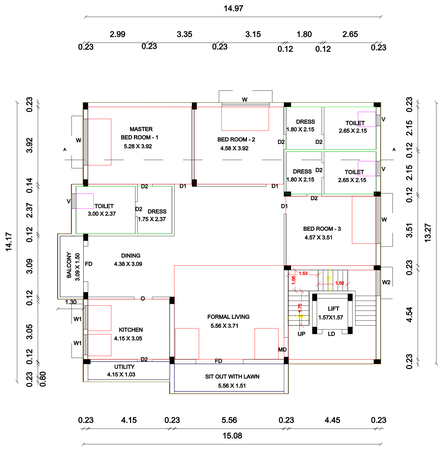
FRONT ELEVATION
(PROPOSED)



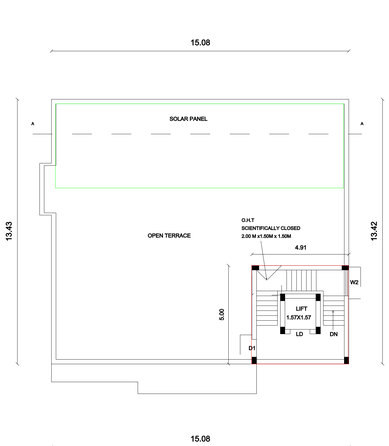
SECTION ON`A-A'
(PROPOSED)



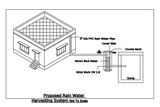
Dwarf Wall Details

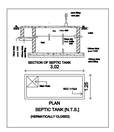


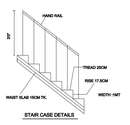
FIRST FLOOR PLAN
(Proposed)

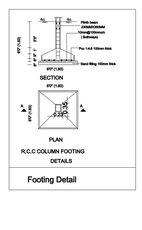


TERRACE FLOOR PLAN
(Proposed)

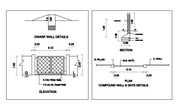


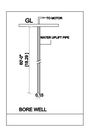


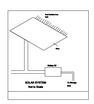


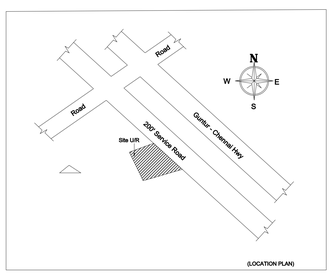


Footing Detail









(LOCATION PLAN)

GENERAL SPECIFICATION

* RCC M25 COLOUMN FOOTING IN FOUNDATION OVER 6" THICK PCC 1:5:10 OVER 6" THICK SAND FILLING.
* BASEMENT WITH BRICK WORK IN C.M 1:5 OVER 15" THICK RCC BEAM WITH M25 MIX.
* FLOORING WITH CERAMIC TILES OVER 4" THICK PCC 1:5:10 6" T SAND FILLING.
* SUPER STRUCTURE WITH 9" THICK BRICK WALL IN C.M. 1:3.
* ROOF SLAB WITH RCC M25 MIX 41/2" THICK.

AREA DETAILS		Sq Ft	Sq Mt
PLOT AREA	As Per Patta	33368.40	3100.00
	As Per Document	34121.88	3170.00
	As Per Site	33368.40	3100.00
FIRST FLOOR AREA		2356.13	218.89
TOTAL F.S.I AREA		2356.13	218.89
STILT FLOOR AREA	[NON FSI]	4712.26	437.78
HEAD ROOM	[NON FSI]	264.04	24.53
TOTAL BUILTUP AREA (FSI & Non FSI)		4976.30	462.31
FLOOR SPACE INDEX (F.S.I)	——	0.07	
PLOT COVERAGE	——	7.06%	
NO. OF DWELLING UNITS	——	1	

COLOUR INDEX

PROPOSED	
ROAD	
SITE BOUNDARY	

SCALE 1" = 8' OR 1:100

OWNER'S SIGNATURE:

M.P. Kumaran

REGISTERED ENGINEER SIGNATURE:

R. RAMATHILAGAM, D.Arch.,
Arch/I-91/95/513, CMDA
RA/Gr-I/95/2051/ DTCP
Reg. No. RA/2005/10018 for Direct
Registered Architect & Consultant
No. 151, SCR Street, Nanganallur,
Chennai-28 Mobile : 9884125368
mithra.consult@gmail.com

THE LANDLENS SUITE

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

FREE TOOLS · NO ACCOUNT NEEDED

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

Verified RealEstate™

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.