Verified RealEstate™

REFERENCE
22/2026-27

ISSUED
15 September 2026

PP APPROVAL RECORD

Planning Permission

Survey 110/6A and 1 more

Chinnamapet

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.

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3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

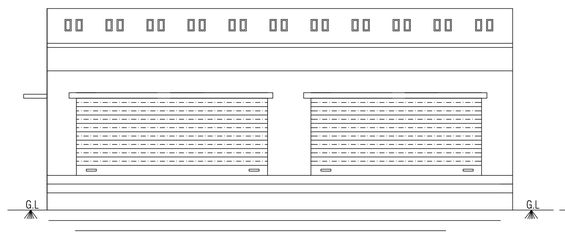
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+91 9996 12 9996

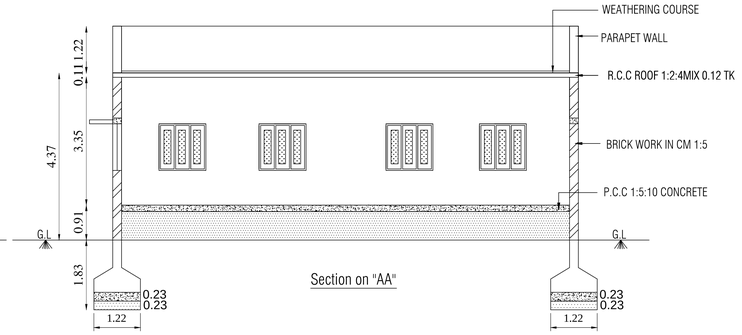
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DIGITALLY VERIFIED RECORD

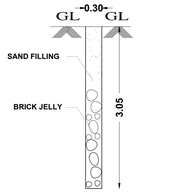
PLAN SHOWING THE PROPOSED GROUND FLOOR CONSTRUCTION OF THE R.C.C. ROOF COMMERCIAL BUILDING AT OLD S.NO:- 110/6, PATTA NO:- 8452, NEW S.NO:- 110/6A, V NO:- 54, HARICHANDIRAPURAM VILLAGE, CHINNAMAPET PANCHAYAT, THIRUVALANGADU PANCHAYAT UNION LIMIT, TIRUTTANI TALUK, TIRUVALLUR DISTRICT.,



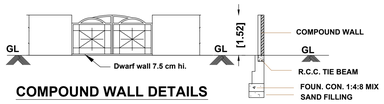
Elevation



Section on "AA"

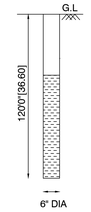


PERCULATION PIT

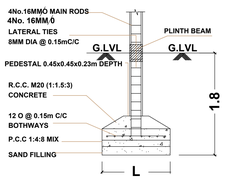




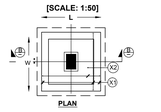
COMPOUND WALL PLAN



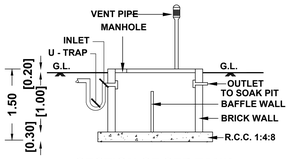
Bore Well



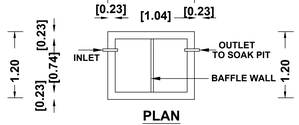
FOUNDATION DETAIL



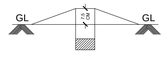
COLUMN FOOTING DETAILS



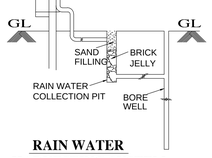
SECTION OF SEP.TANK



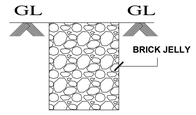
PLAN
SEPTIC. TANK



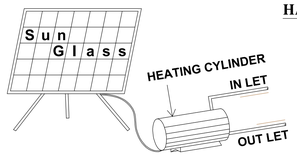
Dwarf Wall Details



RAIN WATER
HARVESTING SYSTEM

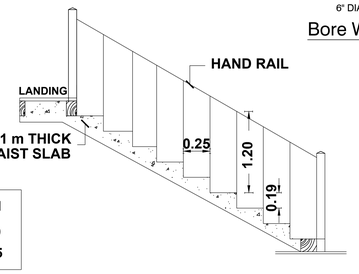


RAINWATER
HARVESTING PIT

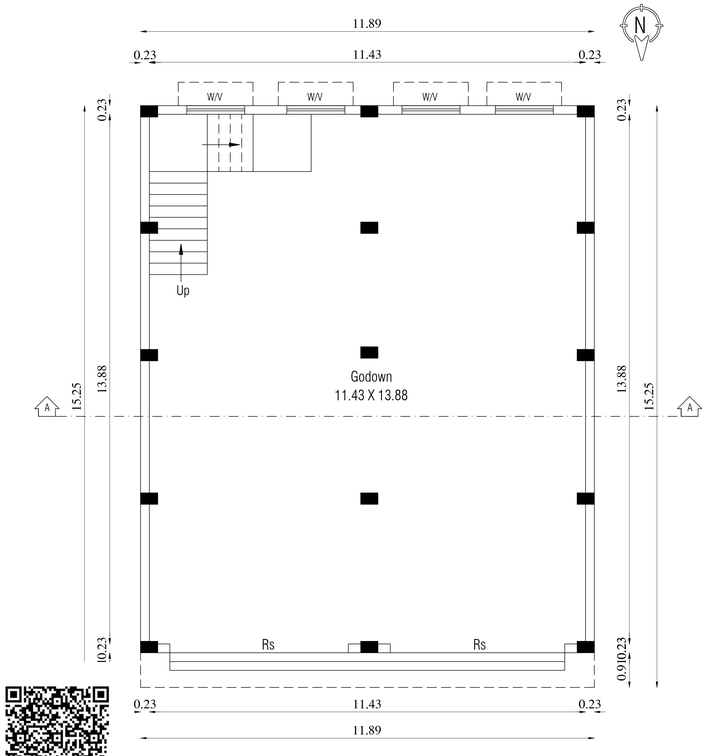


SOLAR WATER HEATING SYSTEM
SCALE-1:30

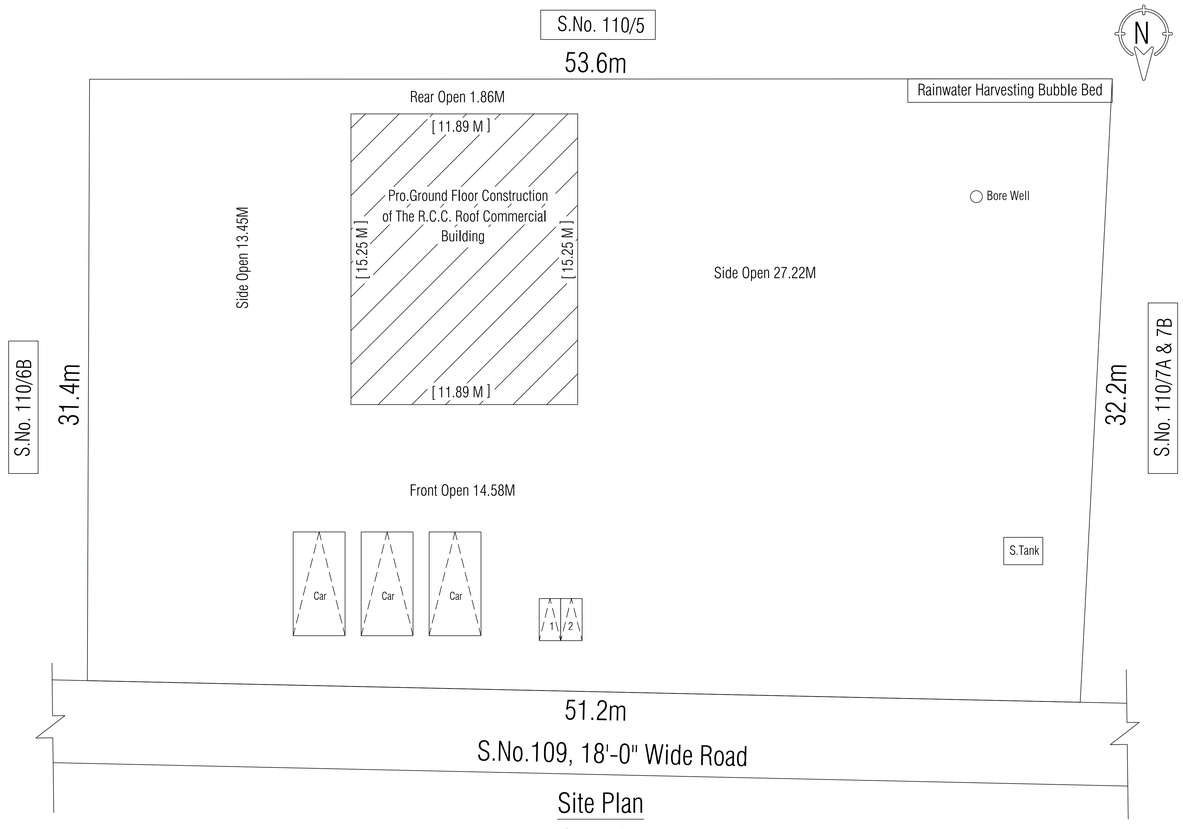
WIDTH	- 0.91	
RISER	- 0.19	
TREAD	- 0.25	



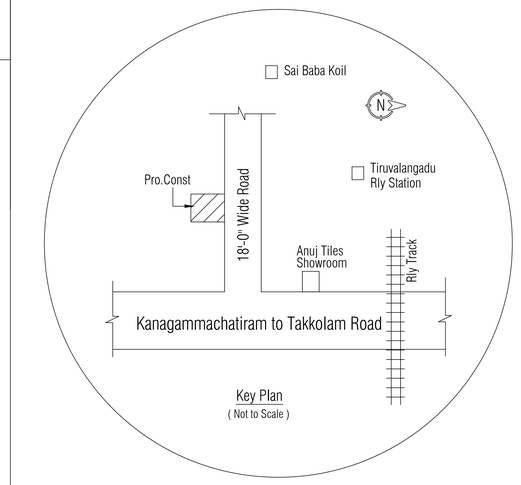
STAIRCASE DETAIL



Proposed Ground Floor Plan



Site Plan
Scale- 1:100.



Key Plan
(Not to Scale)

OWNER NAME:- Mr. R. SATHISH , S/o. Mr. Ragunathan.

JOINERIES			SCALE:- 1:100.
MAIN DOOR	MD	1.00 X 2.13	
DOOR	D1	0.91 X 2.13	
DOOR	D2	0.75 X 2.13	
WINDOW	W	1.22 X 1.22	
ROLLING SHUTTER	RS	2.13 X 2.44	
VENTILATOR	V	0.60 X 0.60	

COLOUR INDEX	
PROPOSED	
ROAD	
SITE BOUNDARY	

ALL DIMENSION ARE IN Feet & Metre

EXTENT IN	SQ.FTS	SQ.MTS
PLOT AREA (AS PER DOCUMENT) (41.87 Cents)	18256.00	1696.02
PLOT AREA (AS PER PATTA)	18256.00	1696.02
SUPER IMPOSED AREA	18256.00	1696.02
PLINTH AREA OF PROPOSED GROUND FLOOR	1951.73	181.32
AREA OF OPEN	16304.27	1514.70
COVERAGE	10.69 %	
F.S.I	0.10	
NON-FSI		
HEAD ROOM	146.93	13.65

OWNER :

REGISTER ENGINEER:

Er. M. RAMACHANDRAN, B.E.,(Civil Engineer)
Registered Engineer, (Gr-II),Tiruttani Municipality
Reg. No: 013/LS/2022/00003
M.R. PLANNERS & BUILDERS
No: 17, Bazzar Street, Amirthapuram.
Tiruttani-631 209, Thiruvallur Dist.
Mob. 8098673623 / 9344279277

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

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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.