PP APPROVAL RECORD

Planning Permission

Survey 85

Agaramel

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.

Verified RealEstate™

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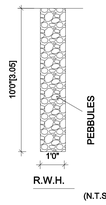
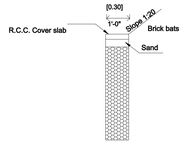
PLAN SHOWING THE PROPOSED CONSTRUCTION OF A GROUND, FIRST & SECOND FLOOR RESIDENTIAL BUILDING WITH TWO DWELLING UNITS AT PLOT NO. 101, COMPRISED IN OLD S NO:85/1, AS PER PATTA NEW S NO:85/1A1C, PATTA NO. 1475, MAGNUM CITY LAYOUT,AGARAMEL ,TIRUVALLUR - 600 123, AGARAMEL VILLAGE, POONAMALLEE TALUK, TIRUVALLUR DISTRICT WITHIN THE LIMITS OF POONAMALLEE PANCHAYAT UNION .

Note: Layout Regularised Vide PPD L.O. No. 11/2023, Reg L/18501/2022 Dated- 11-01-2023

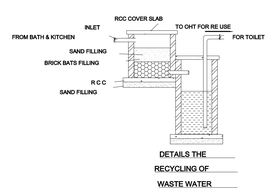


R.W.H.

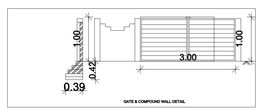
(N.T.S)

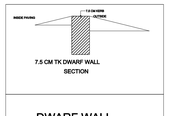


PERCULATION PIT

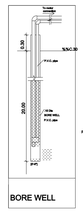


DETAILS THE RECYCLING OF WASTE WATER

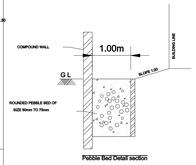




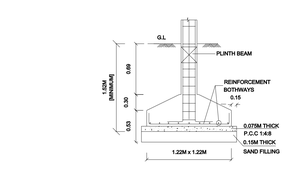
DWARF WALL



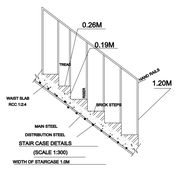
BORE WELL

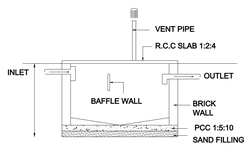


Pebble Bed Detail section

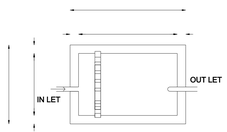


TYP. DET. COLUMN FOOTING

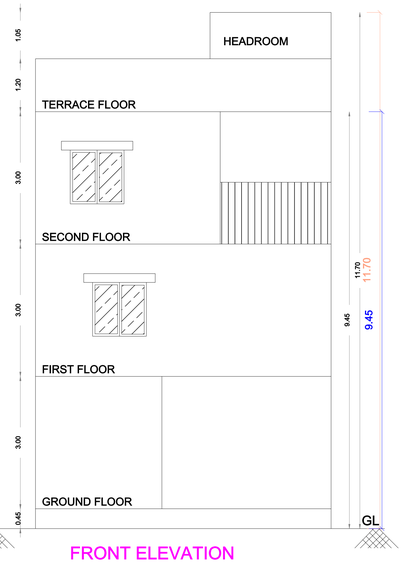




SECTION OF SEPTIC TANK

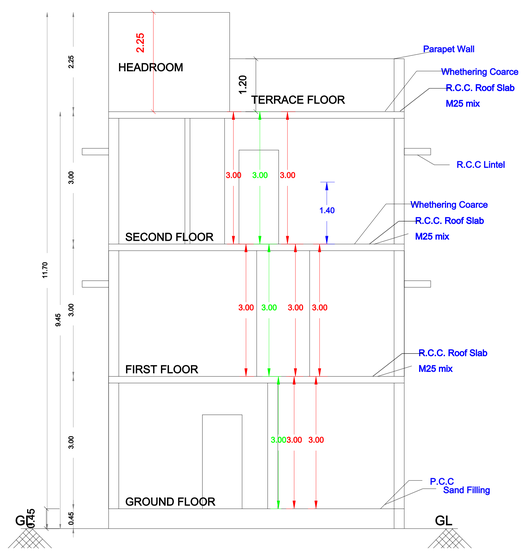


PLAN OF SEPTIC TANK



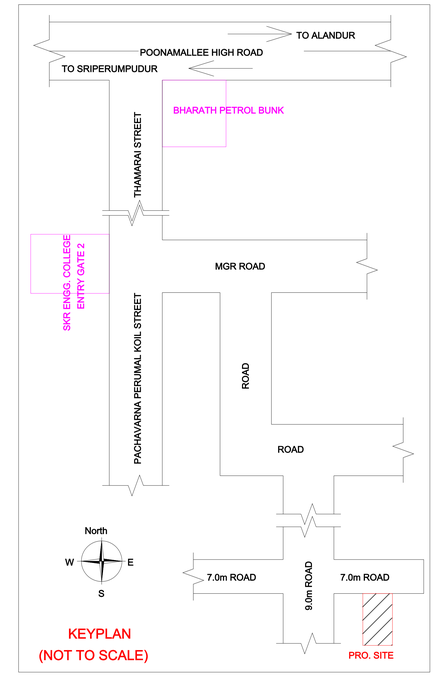
FRONT ELEVATION

(PROPOSED)



SECTION A-A

(PROPOSED)

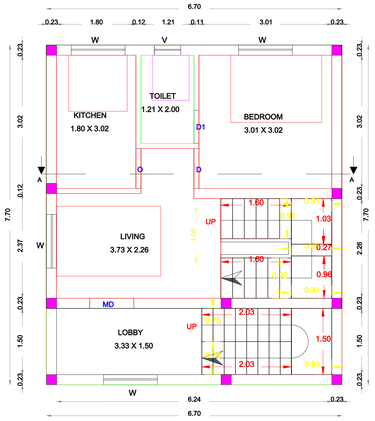


KEYPLAN

(NOT TO SCALE)

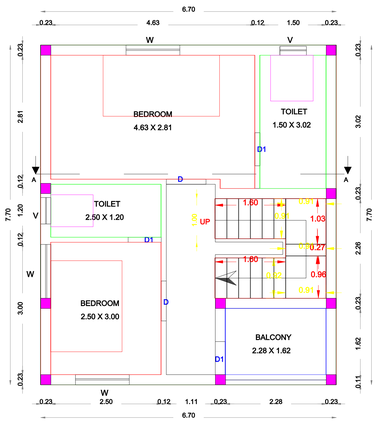
GROUND FLOOR PLAN

(PROPOSED)



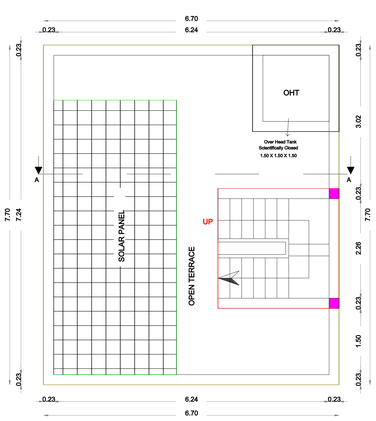
FIRST FLOOR PLAN

(PROPOSED)



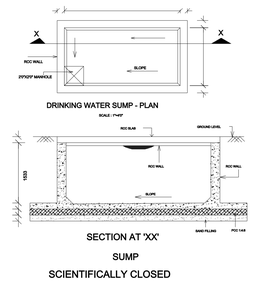
SECOND FLOOR PLAN

(PROPOSED)



TERRACE FLOOR PLAN

(PROPOSED)



SECTION AT 'XX'

SUMP

SCIENTIFICALLY CLOSED

SPECIFICATIONS:

* R.C.C FOUNDATION IN C.M 1:5 OVER 6" THICK P.C.C 1:5:10 OVER 6" THICK SAND FILLING.
* BASEMENT WITH BRICK WORK IN C.M 1:5 OVER 6" THICK R.C.C TIE BEAM 1:2:4.
* TILES FLOORING OVER 4" THICK P.C.C 1:5:10 6" THICK SAND FILLING.
* 9" THICK BRICK WALL IN C.M 1:3.
* R.C.C ROOF SLAB 1:2:4 MIX 41/2" THICK.

SCHEDULE OF JOINERY

TYPE	DESCRIPTION	SIZE
MD	MAIN DOOR	1.00 X 2.13
D	DOOR	0.90 X 2.13
D1	DOOR	0.76 X 2.13
W	WINDOW	1.20 X 1.20
W1	WINDOW	0.90 X 1.20
V	VENTILATOR	0.60 X 0.60

COLOUR INDEX — SCALE : 1 : 100

PROPOSED	-	
ROAD	-	
SITE BOUNDARY	-	

AREA STATEMENT		SQ.MT
PLOT AREA	(AS PER PATTA)	88.00
PLOT AREA	(AS PER DOCUMENT)	87.79
FSI AREA		
PRO. GROUND FLOOR AREA		29.53
PRO. FIRST FLOOR AREA		51.59
PRO. SECOND FLOOR AREA		51.59
TOTAL FSI AREA		132.71
NON FSI AREA		
PRO. PARKING FLOOR		22.06
PRO. HEAD ROOM		7.46
TOTAL NON FSI AREA		29.52
TOTAL BUILT UP AREA		162.23

PLOT COVERAGE : 58.76%

FLOOR SPACE INDEX : 1.518

NO. OF DEWELLING UNITS : 2

OWNER SIGNATURE

R. SASIDARAN, B.E.,
CMDA Registered Engineer Grade II
RE/II/2026/5/0095
Plot No. 3, Tharani Illam,
Gopinathan 1st Cross Street, Ullagaram,
Chennai-91. Mobile: 9976536525

REGISTERED ENGINEER

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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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.