Verified RealEstate™

REFERENCE
283/2024

ISSUED
23 April 2024

PP APPROVAL RECORD

Planning Permission

Tiruvannamalai

Tiruvannamalai district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Town Panchayat

PURPOSE
Residential

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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DIGITALLY VERIFIED RECORD

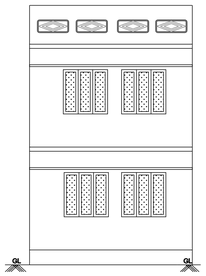
PLAN SHOWING THE PROPOSED CONSTRUCTION OF A RCC ROOF RESIDENTIAL BUILDING IN

S.F NO: 386/1-As per Partition Deed, S.F No : 386/3C- As Per Patta, Patta No: 2532,

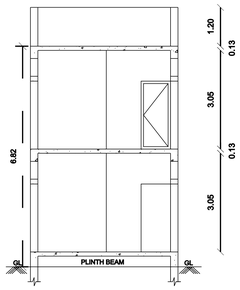
KILPENNATHUR TOWN & TALUK, TIRUVANNAMALAI DISTRICT .

SCALE:-1:100.

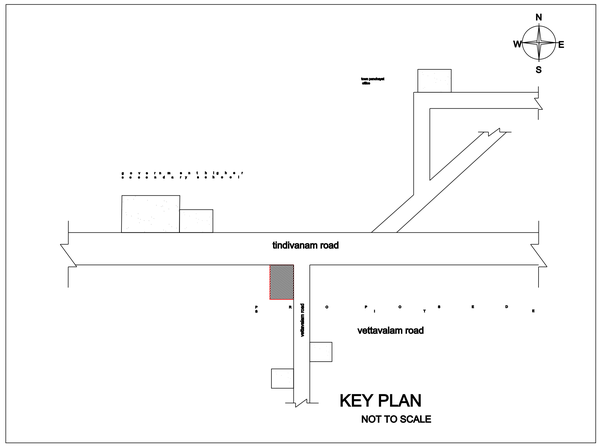
ALL DIMENSION ARE IN METRE



ELEVATION



SECTION ON "X-X"



KEY PLAN

NOT TO SCALE

JOINERY DETAILS

MD : MAIN DOOR- 1.00 X 2.13

D : DOOR- 0.91 X 2.13

D1 : DOOR- 0.76 X 2.13

O : OPEN - 0.91 X 2.13

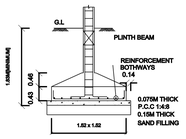
W1 : WINDOW - 0.65 X 1.60

W2 : WINDOW - 0.91 X 1.37

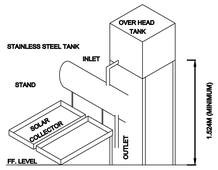
W3 : WINDOW - 1.37 X 1.37

V : VENTILATOR - 0.91 X 0.61

N

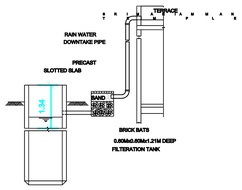


TYP. DET. COLUMN FOOTING



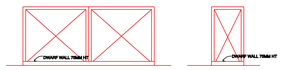
SOLAR WATER

HEATING SYSTEM



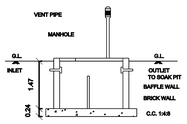
RAIN WATER

HARVESTING SYSTEM

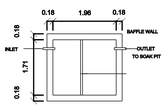


MAIN GATE ELEVATION

WIKET GATE

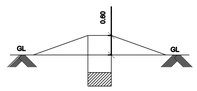


SECTION OF SEP.TANK

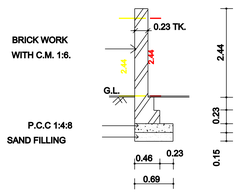


PLAN

SEPTIC. TANK

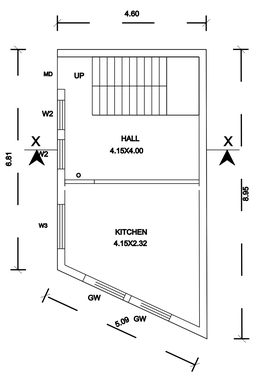


DWARF WALL DETAILS



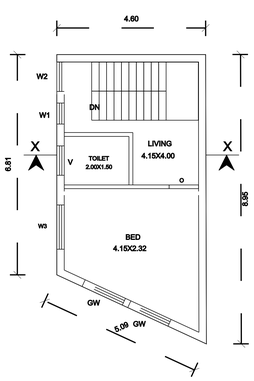
SECTION OF COMPOUND WALL

BASE DETAIL



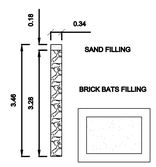
PROPOSED

GROUND FLOOR PLAN



PROPOSED

FIRST FLOOR PLAN



DETAILS OF

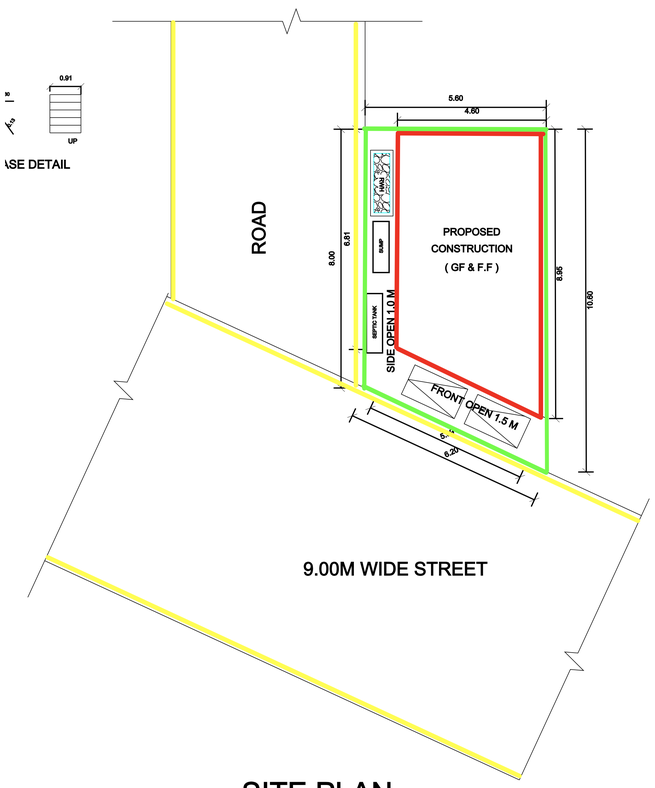
PERCULATION PIT

COLOUR INDEX

OWNER BOUNDARY

PRO. CONSTRUCTION

STREET



SITE PLAN

SCALE :- 1:100

As per F.M.B Sketch

OFFICE USE

AREA STATEMENT

PLINTH AREA	SQM	SFT
PLOT EXTENT(As Per DOCUMENT)	54.55	592.00
PLOT EXTENT (As Per PATTA)	55.00	592.00
PROPOSED GROUND FLOOR (RESIDENTIAL)	36.32	390.80
PROPOSED FIRST FLOOR (RESIDENTIAL)	36.32	390.80

SPECIFICATION :-

FOUNDATION : 1.83M BELOW GL WITH RCC PILLARS IN RCC 1:2:4 OVER FOUNDATION CONCRETE IN PCC 1:5:10

BASEMENT : 0.15M BELOW GL IN RCC BEAM & BRICKWORK IN CM 1:5

BASEMENT FILLING : SAND AND GRAVEL FILLING

SUPER STRUCTURE : BRICKWORK IN CM1:5

ROOFING : RCC WITH1:2:4 MIX - 0.13M THICK

FLOORING : GLAZED TILES (Or) MARBLE FLOORING

JOINERIES : BEST COUNTRY(Or) TEAK WOOD DOORS & WINDOWS

FINISHING : PLASTERING IN CM 1:5

OWNER

M. Thenmozhi

Mrs.THENMOZHI

W/O Mr.MUTHUKRISHNAN

T. Janakiraman

Er.T.JANAKIRAMAN, B.E.,

Licensed Building Surveyor

SHIVAM BUILDERS

T.V.Malai Main Road, (TNEB Opp)

Kilpennathur Town, T.V.Malai Dt - 604 601.

Cell: 9626048103

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

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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.