

PP

APPROVAL RECORD

# Planning Permission

Vellore

Vellore district, Tamil Nadu

APPROVAL TYPE  
**Building Plan**ISSUING AUTHORITY  
**DTCP**

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.

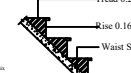


REVISED PLAN SHOWING THE PROPOSED CONSTRUCTION OF PRIVATE / COMMERCIAL OFFICE IN STILT FLOOR, FIRST FLOOR, SECOND FLOOR,  
THIRD FLOOR & FOURTH FLOOR (AS ON PROGRESS) IN SF.NO:570(P), PLOT NO:495&496 TAMIL NADU HOUSING BOARD APPROVED LAYOUT L.P/D.T.C.P NO:40/1992,  
PHASE-1, SATHUVACHARI VILLAGE, VELLORE CITY MUNICIPAL CORPORATION, VELLORE TALUK / DISTRICT. (This Revises the Approval No.03/2021)

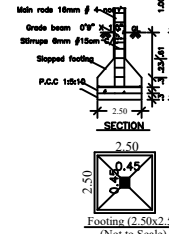
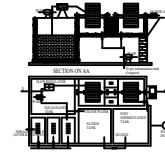


STAIRCASE DETAILS

THREAD : 0.25m  
RISE : 0.16 m  
WIDTH : 1.80m



Section of the Staircase  
Not to scale



VELLORE LOCAL PLANNING AUTHORITY /  
DISTRICT TOWN AND COUNTRY  
PLANNING OFFICE,  
VELLORE DISTRICT.

ROC NO. SWP/BPA/007786/2023.

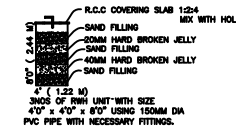
SITE APPROVAL

SITE BOUNDARY SHOWN AS "A - E" & NUMBERED AS  
B.P./VELLORE-LPA/SITE APPROVAL NO. 14/2023

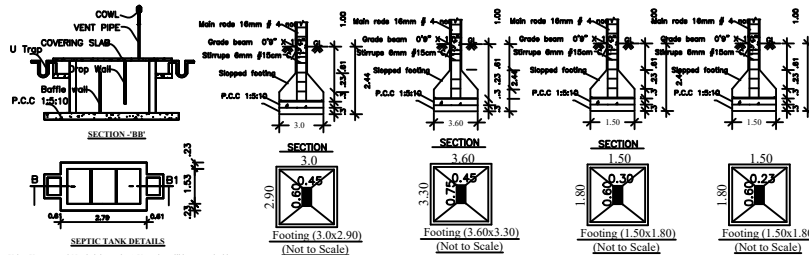
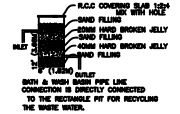
BUILDING PLANNING PERMISSION NO.

B.P./VELLORE-LPA/P. P. NO. 14/2023

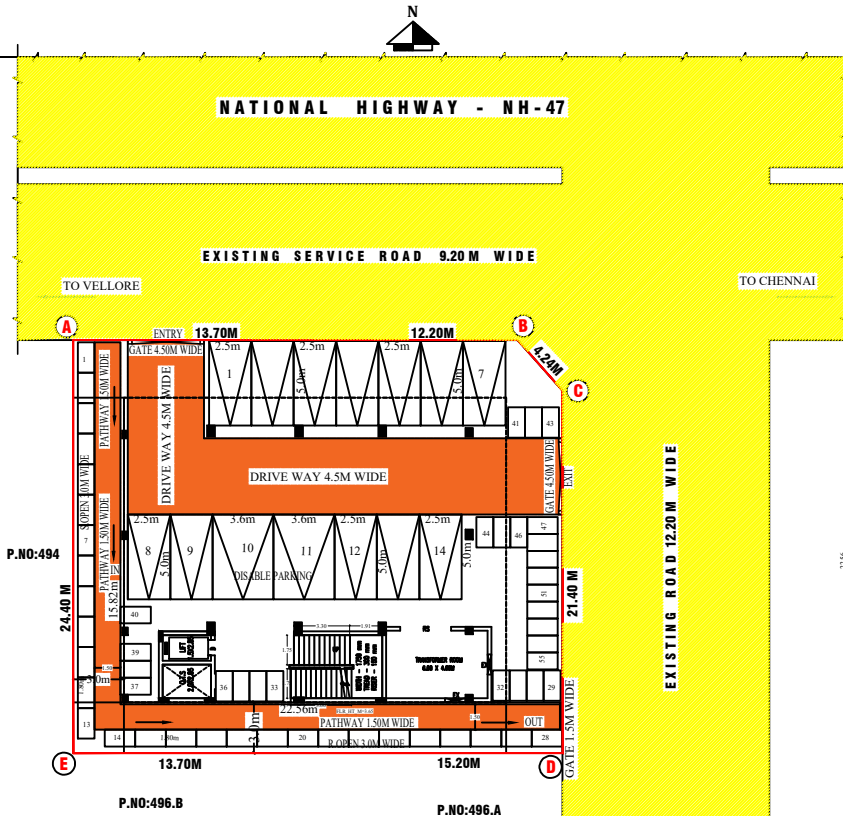
RAIN WATER HARVEST UNIT



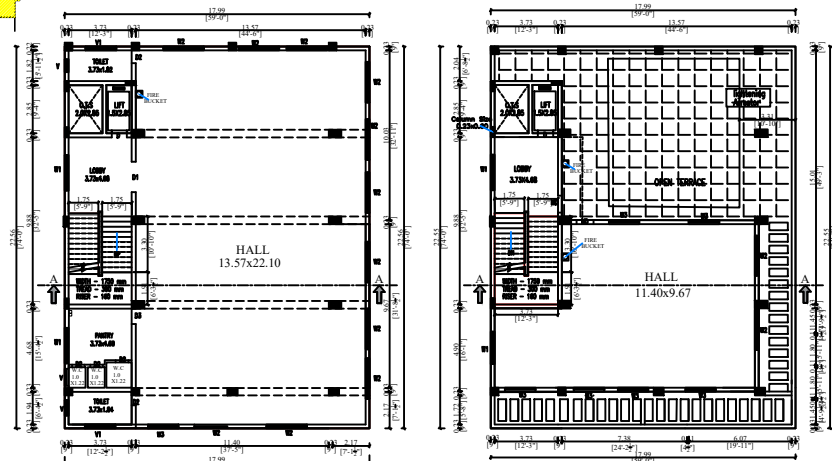
WASTE WATER RECYCLE UNIT



Using 'U' type trap 2 Nos in inlet, outlet & Vent pipe will be covered with  
Mosquito proof covering net in inner side and top of vent pipe.



PROPOSED SITE CUM STILT FLOOR PLAN



TYPICAL - PROPOSED FIRST,  
SECOND & THIRD FLOOR PLAN

PROPOSED FORTH FLOOR PLAN

| AREA DETAILS:                                                                                                           |                                                                                       |
|-------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------|
| TOTAL AREA OF SITE                                                                                                      |                                                                                       |
| 700.66 SQ.MT                                                                                                            |                                                                                       |
| FLOOR                                                                                                                   | FSI AREA                                                                              |
| STILT FLOOR                                                                                                             | --                                                                                    |
| FIRST FLOOR                                                                                                             | 400.11                                                                                |
| SECOND FLOOR                                                                                                            | 400.11                                                                                |
| THIRD FLOOR                                                                                                             | 400.11                                                                                |
| FOURTH FLOOR                                                                                                            | 188.83                                                                                |
| HEAD ROOM                                                                                                               | --                                                                                    |
| TOTAL AREA                                                                                                              | 1389.16                                                                               |
| NON FSI AREA                                                                                                            | 322.20                                                                                |
| TOTAL BUILTUP AREA                                                                                                      | 322.20                                                                                |
| 400.11                                                                                                                  |                                                                                       |
| 400.11                                                                                                                  |                                                                                       |
| 188.83                                                                                                                  |                                                                                       |
| 42.37                                                                                                                   |                                                                                       |
| 364.60                                                                                                                  |                                                                                       |
| 1753.76                                                                                                                 |                                                                                       |
| PLOT COVERAGE :                                                                                                         |                                                                                       |
| Plot Coverage: 322.20/700.66 x 100 = 45.98 %                                                                            |                                                                                       |
| FLOOR SPACE INDEX (FSI) :                                                                                               |                                                                                       |
| Floor space index:                                                                                                      |                                                                                       |
| FSI AREA                                                                                                                | 1389.16                                                                               |
| SITE AREA                                                                                                               | 700.66                                                                                |
| =                                                                                                                       | 1.98 < 2.0                                                                            |
| PARKING DETAILS:                                                                                                        |                                                                                       |
| For COMMERCIAL BUILDING (OFFICE BUILDING)                                                                               |                                                                                       |
| 1 Car space for every 100 Sq.m.                                                                                         |                                                                                       |
| Req. Car Parking                                                                                                        | = 1389.16 / 100 = 13.89 Nos                                                           |
| Say 14 Nos                                                                                                              |                                                                                       |
| 1 Two wheeler space for every 25 sq.m                                                                                   |                                                                                       |
| Req. Two wheeler Parking                                                                                                | = 1389.16 / 25 = 55.5 Nos                                                             |
| Say 55 Nos                                                                                                              |                                                                                       |
| No. of Car provided - 14 Nos (Including Disabled Parking)                                                               |                                                                                       |
| No. of Two wheeler provided - 55 Nos                                                                                    |                                                                                       |
| JOINERY DETAILS:                                                                                                        |                                                                                       |
| MD -                                                                                                                    | MAIN DOOR                                                                             |
| D1 -                                                                                                                    | DOOR                                                                                  |
| D2 -                                                                                                                    | DOOR                                                                                  |
| D3 -                                                                                                                    | DOOR                                                                                  |
| W1 -                                                                                                                    | WINDOW                                                                                |
| W2 -                                                                                                                    | WINDOW                                                                                |
| W3 -                                                                                                                    | WINDOW                                                                                |
| W4 -                                                                                                                    | WINDOW                                                                                |
| W5 -                                                                                                                    | WINDOW                                                                                |
| V -                                                                                                                     | VENTILATOR                                                                            |
| V1 -                                                                                                                    | VENTILATOR                                                                            |
| RS -                                                                                                                    | ROLLING SHUTTER                                                                       |
| 2.40 X 2.10 M                                                                                                           |                                                                                       |
| 1.83 X 2.10 M                                                                                                           |                                                                                       |
| 0.76 X 2.10 M                                                                                                           |                                                                                       |
| 0.91 X 2.10 M                                                                                                           |                                                                                       |
| 2.44 X 1.37 M                                                                                                           |                                                                                       |
| 2.10 X 1.37 M                                                                                                           |                                                                                       |
| 1.83 X 1.37 M                                                                                                           |                                                                                       |
| 1.22 X 1.37 M                                                                                                           |                                                                                       |
| 0.91 X 1.37 M                                                                                                           |                                                                                       |
| 0.91 X 0.61 M                                                                                                           |                                                                                       |
| 1.83 X 0.61 M                                                                                                           |                                                                                       |
| 2.44 X 2.44 M                                                                                                           |                                                                                       |
| COLOR INDEX :                                                                                                           |                                                                                       |
| PLOT BOUNDARY                                                                                                           |   |
| PROPOSED BUILDING                                                                                                       |  |
| EXISTING ROAD                                                                                                           |  |
| PROPOSED DRIVEWAY                                                                                                       |  |
| FIRE CERTIFICATE :                                                                                                      |                                                                                       |
| ** Necessary Fire Extinguishers will be provided with the permission from the fire Service                              |                                                                                       |
|                                    | — FIRE EXTINGUISHER.                                                                  |
| NOTE :                                                                                                                  |                                                                                       |
| ** IN TERRACE 1/3 PORTION OF THE TERRACE AREA HAS TO BE RESERVED FRO SOLAR VOLTAIC PANELS.                              |                                                                                       |
| REFERENCE :                                                                                                             |                                                                                       |
| For Bath and wash separate pipeline is to be provided and directly connected to the Recharge pit for recycling purpose. |                                                                                       |
| SPECIFICATION :                                                                                                         |                                                                                       |
| AS SHOWN IN SECTION ON - 'AA'                                                                                           |                                                                                       |
| ALL DIMENSIONS ARE IN METER                                                                                             |                                                                                       |

# 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

## 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



# Every claim in this document traces back to a government record.

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Legal opinions, due diligence and title verification

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Building plan, layout and sub-division approvals

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Completion and occupancy certificates, regularisation

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Escrow, negotiation and NRI property management

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Land survey, soil testing, architecture and construction

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+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.

