

PP

APPROVAL RECORD

Planning Permission

Vellore

Vellore district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

DTCP

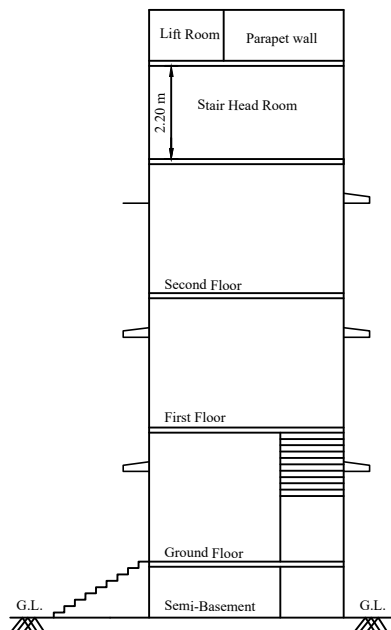
The approval as the planning authority issued it, reproduced in full behind this page.

An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

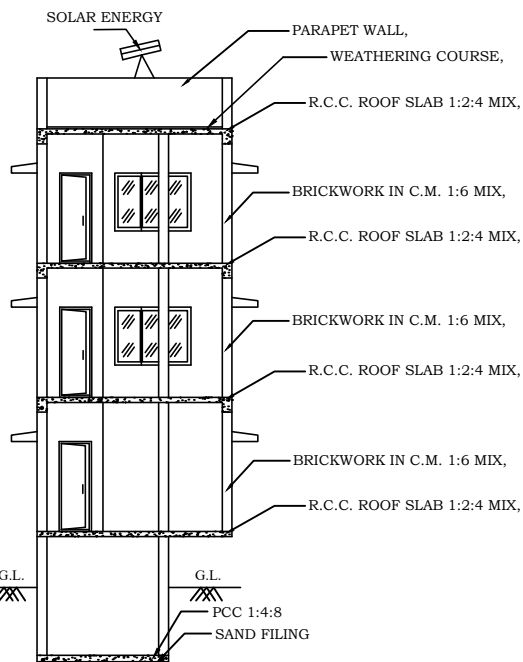
PLAN SHOWING THE PROPOSED CONSTRUCTION OF RCC TERRACED ROOF COMMERCIAL BUILDING (CONSULTING OFFICE) IN

SEMI BASEMENT FLOOR (PARKING), GROUND, FIRST & SECOND FLOOR AT T. S. NO.55/1, PLOT NO. 5(P), BLOCK NO : 05,

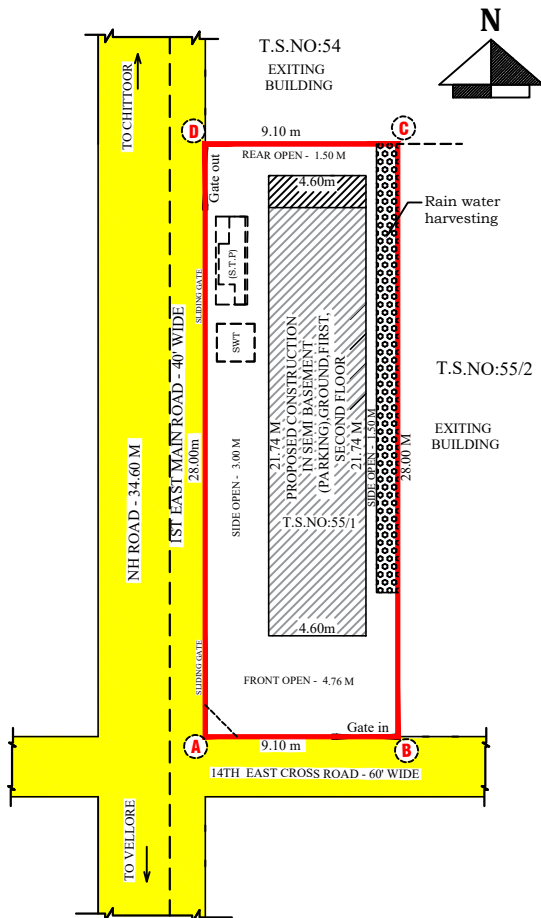
APPROVED LAYOUT NO. LPH/DTP/76/60, ZONE - I, KALINJUR VILLAGE, KATPADI TALUK,VELLORE CITY MUNICIPAL CORPORATION & DISTRICT.



ELEVATION



SECTION - 'AB'



SITE PLAN
SCALE 1:200

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

ROC NO. SWP/BPA/008226/2023.

SITE APPROVAL

**SITE BOUNDARY SHOWN AS "A - D" & NUMBERED AS
B.P./VELLORE-LPA/SITE APPROVAL NO. 13 / 2023**

**BUILDING PLANNING PERMISSION NO.
B.P./VELLORE-LPA/P. P. NO. 13 / 2023**

AREA DETAILS :

TOTAL AREA OF SITE 253.62 SQ.MT

FLOOR	FSI AREA	NON FSI AREA	TOTAL BUILTUP AREA
SEMI BASEMENT	--	62.74	62.74
GROUND FLOOR	87.95	--	87.95
FIRST FLOOR	100.00	--	100.00
SECOND FLOOR	100.00	--	100.00
HEAD ROOM	--	23.97	23.97
TOTAL AREA	287.95	86.71	374.66

PLOT COVERAGE :

Plot Coverage: 100.00/253.62 x 100 = 39.43 %

FLOOR SPACE INDEX (FSI) :

Floor space index:

$$\frac{\text{FSI AREA}}{\text{SITE AREA}} = \frac{287.95}{253.62} = 1.135$$
$$= 1.135 < 2.0$$

PARKING DETAILS:

For COMMERCIAL BUILDING (OFFICE BUILDING)

1 Car space for every 100 Sq.m.

Req. Car Parking = 287.95 / 100 = 2.88 Nos
Say 3 Nos

1 Two wheeler space for every 25 sq.m

Req. Two wheeler Parking = 287.95 / 25 = 11.5 Nos
Say 12 Nos

No. of Car provided - 4 Nos

No. of Two wheeler provided - 12 Nos

JOINERY DETAILS:

MD -	MAIN DOOR	1.22 X 2.13 M
DD -	DOUBLE DOOR	1.83 X 2.13 M
D1 -	DOOR	0.76 X 2.13 M
LD -	LIFT DOOR	1.00 X 2.13 M
W -	WINDOW	1.80 X 1.37 M
V -	VENTILATOR	0.91 X 0.61 M
J -	JALI	1.80 X 1.37 M

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.

COLOR INDEX :

PLOT BOUNDARY	
PROPOSED BUILDING	
EXISTING ROAD	
PROPOSED DRIVEWAY	

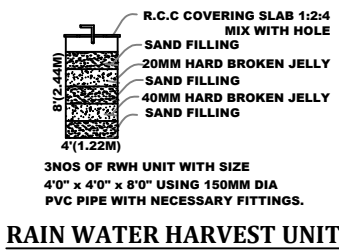
REFERENCE :

For Bath and wash separate pipeline is to be provided and directly connected to the Recharge pit for recycling purpose.

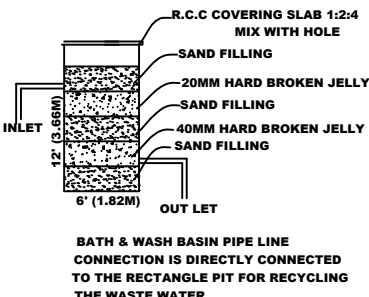
SPECIFICATION :

AS SHOWN IN SECTION ON - 'AB'

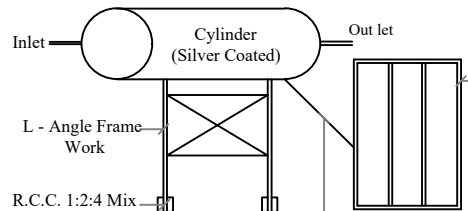
ALL DIMENSIONS ARE IN METER



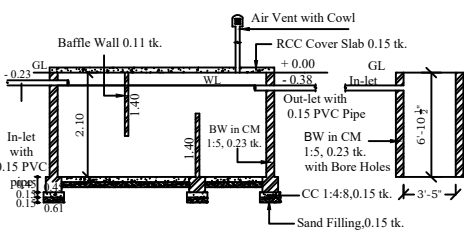
RAIN WATER HARVEST UNIT



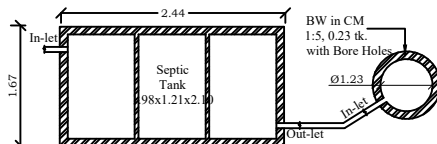
WASTE WATER RECYCLE UNIT



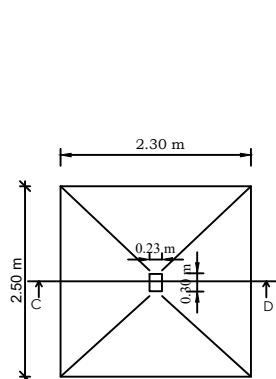
SOLAR ENERGY



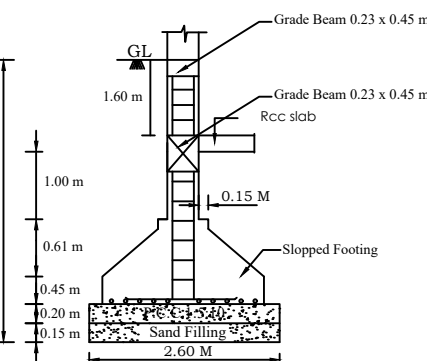
Section - Septic tank & Soak pit



Plan - Septic tank & Soak pit



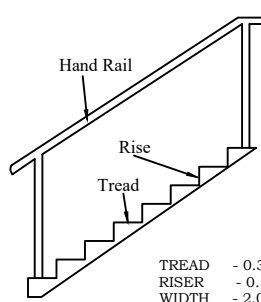
PLAN VIEW



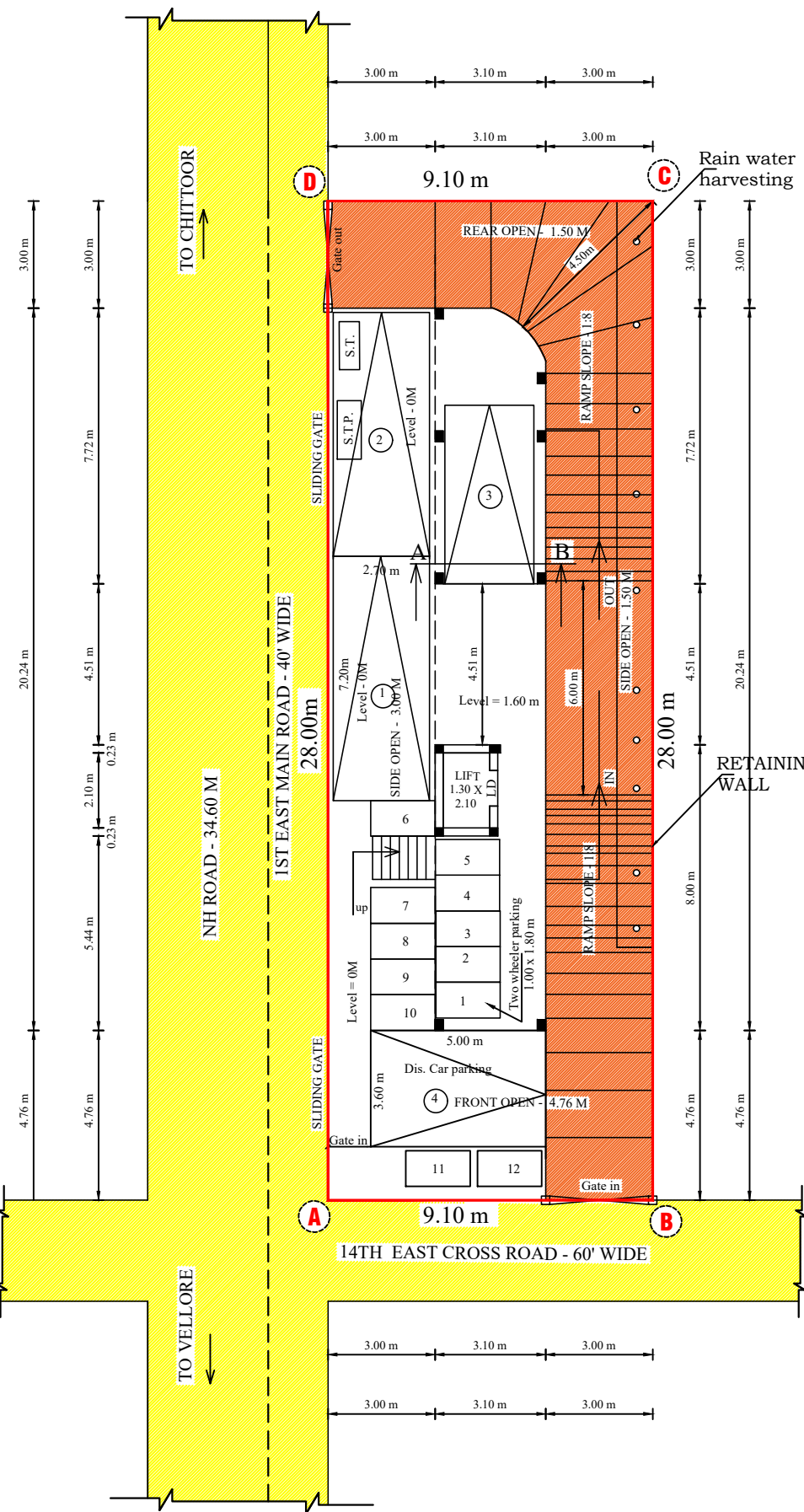
SECTION - 'CD'

Isolated Footing - A (2.30X2.30)

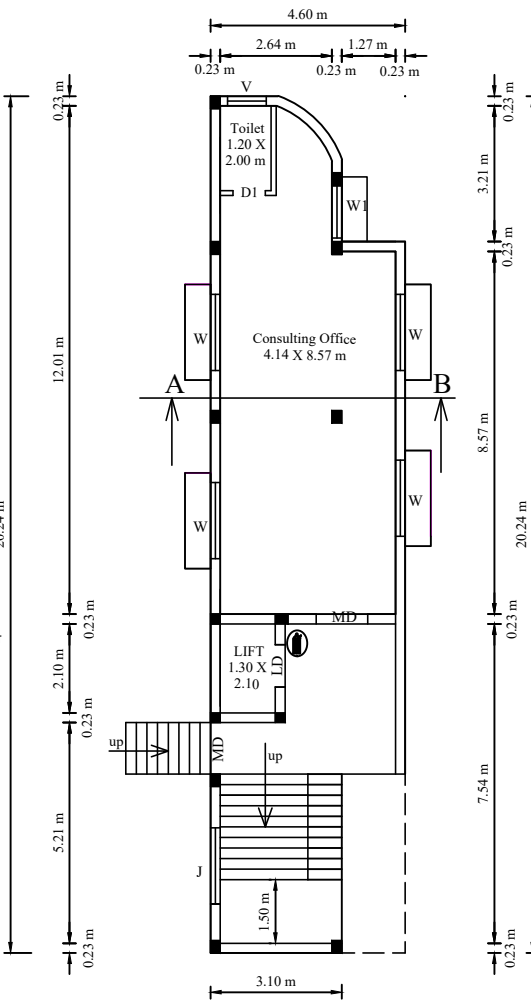
FOUNDATION DETAIL - A



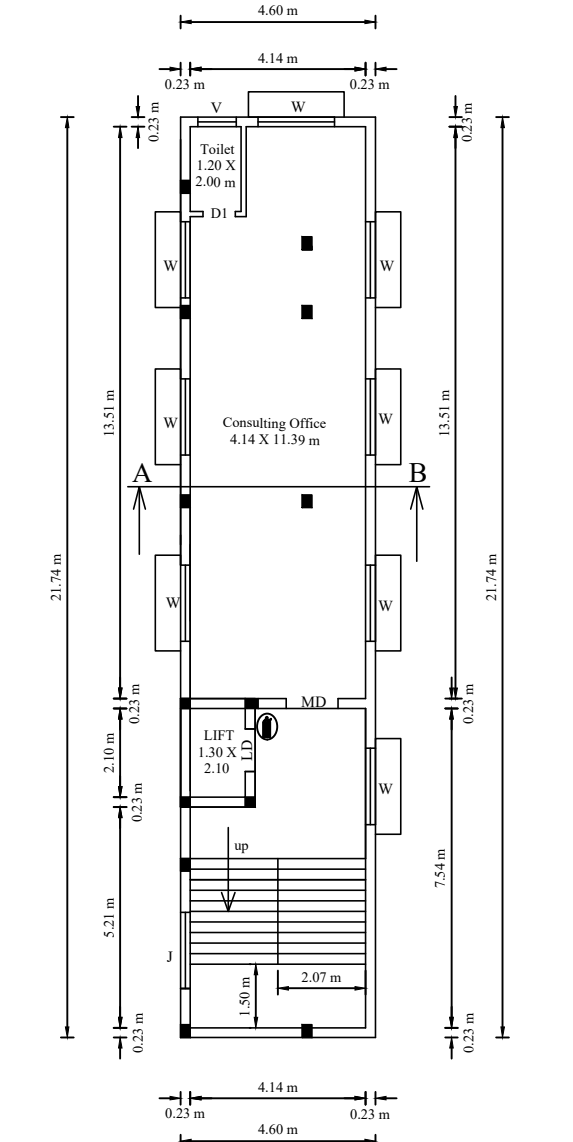
STAIRCASE DETAILS



SEMI BASEMENT FLOOR PLAN



GROUND FLOOR PLAN



TYPICAL FIRST & SECOND FLOOR PLAN

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

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

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

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.

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.

