

PP

APPROVAL RECORD

Planning Permission

Vellore district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

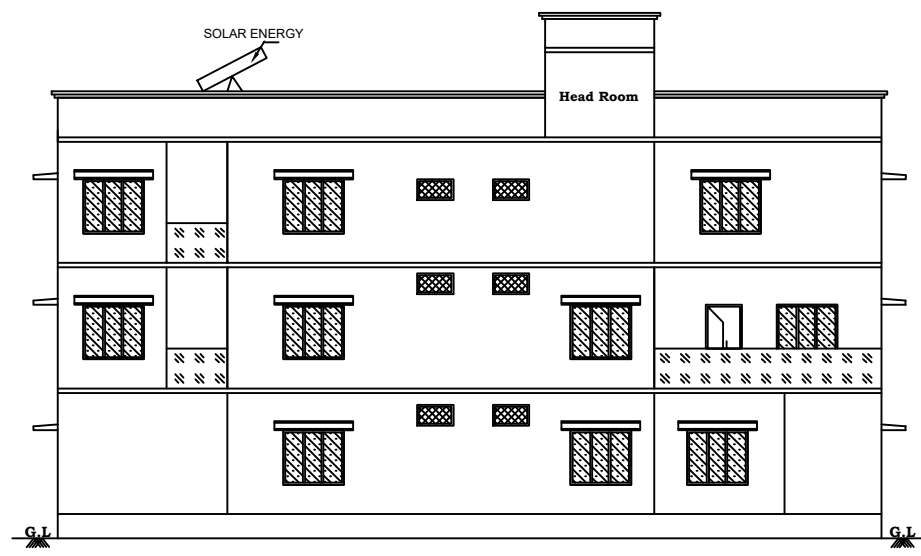
Rural Panchayat

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

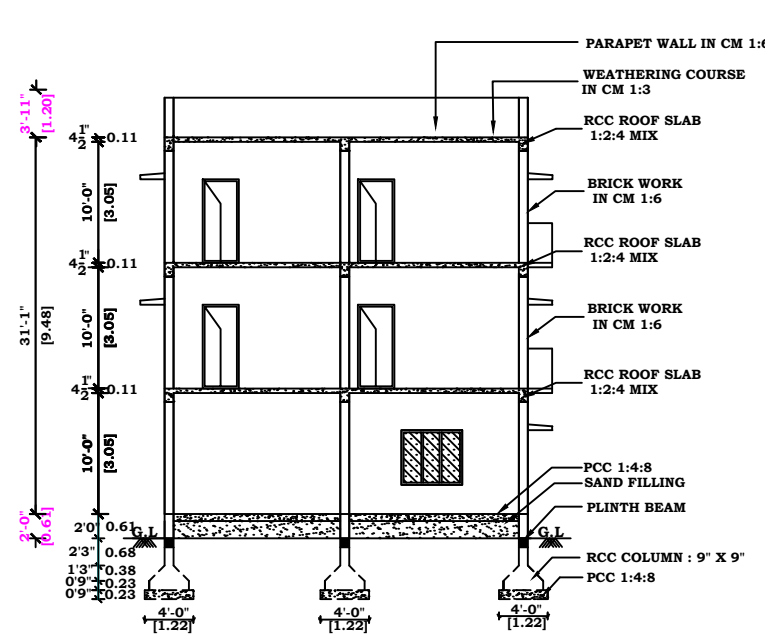
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RCC TERRACE ROOF RESIDENTIAL BUILDING IN GROUND FLOOR, FIRST FLOOR & SECOND FLOOR PLAN
AT S.F.NO: 402/1A2, 1C1B, 1A1B1 & 17, PLOT NOS: 20, 21 & 22, B&B MAYFLOWER ENCLAVE, KARNAM BUT VILLAGE PANCHAYAT, KATPADI TALUK AND VELLORE DISTRICT.

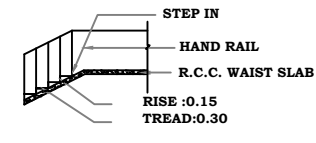
ALL DIMENSIONS ARE IN FEET (OR) METER. SCALE: 1:100 OWNER'S NAME : 1) Dr.P. SREEHARSHA 2) Dr. SANGEETHA. DTCP APP LAYOUT NO: 102/2023



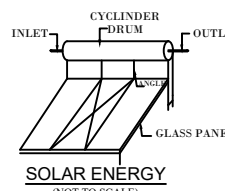
ELEVATION



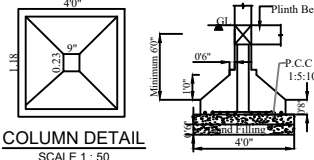
SECTION - KK



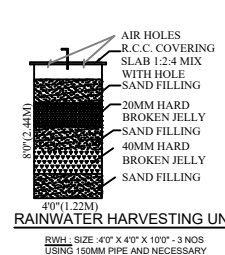
STAIR DETAILS



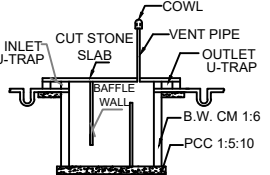
SOLAR ENERGY



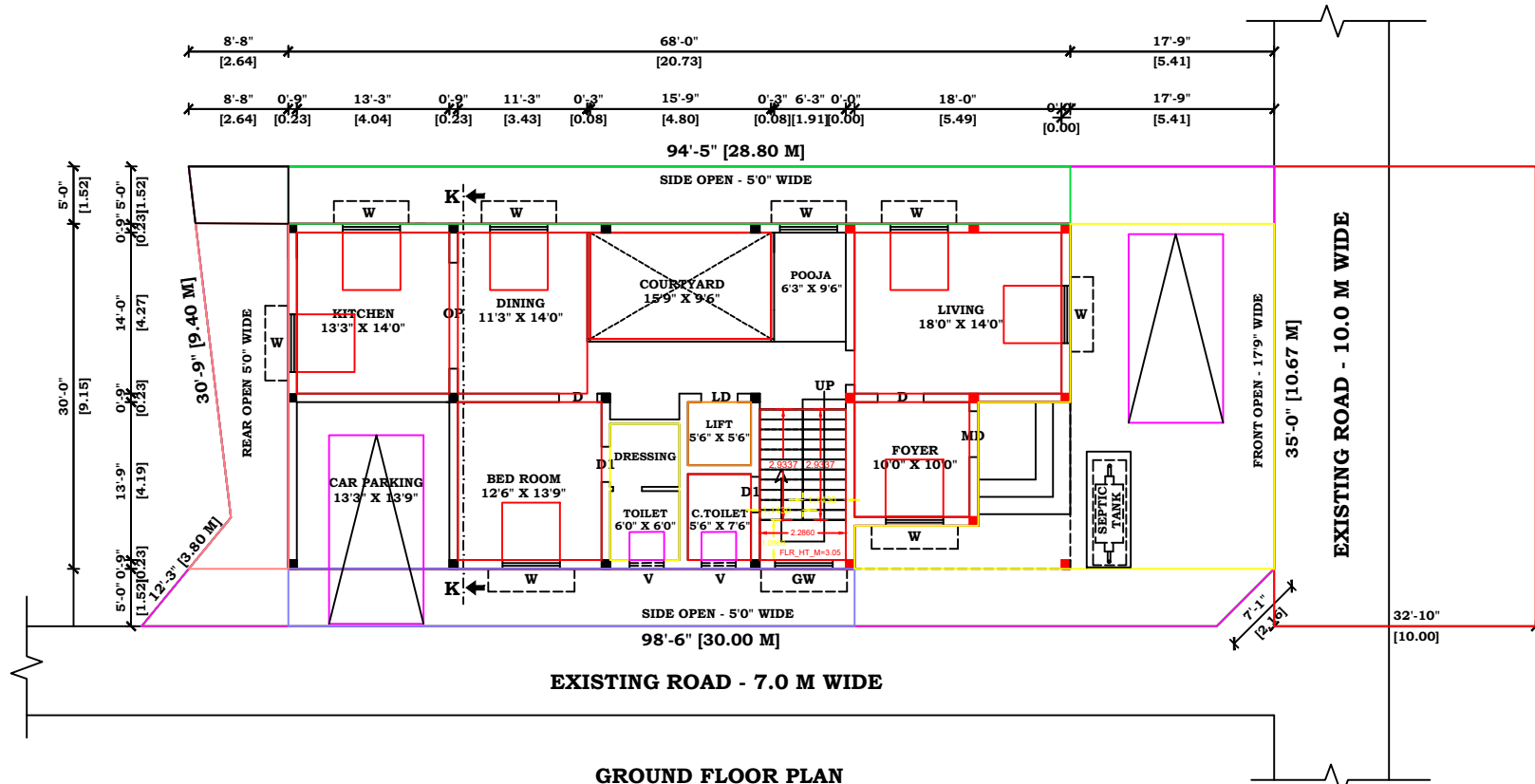
COLUMN DETAIL



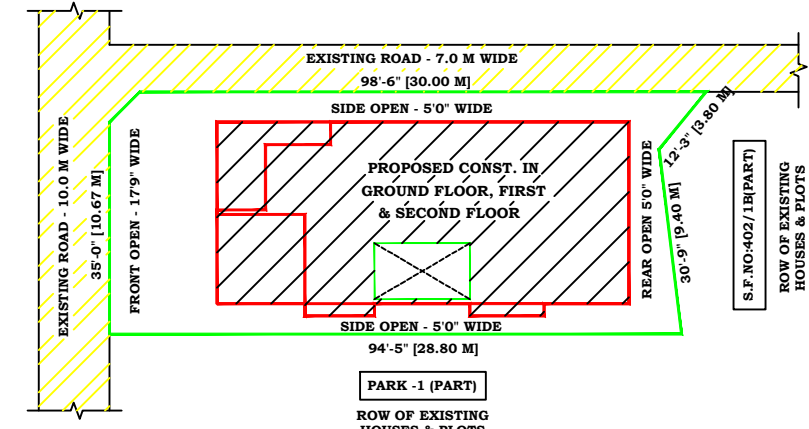
RAINWATER HARVESTING UNIT



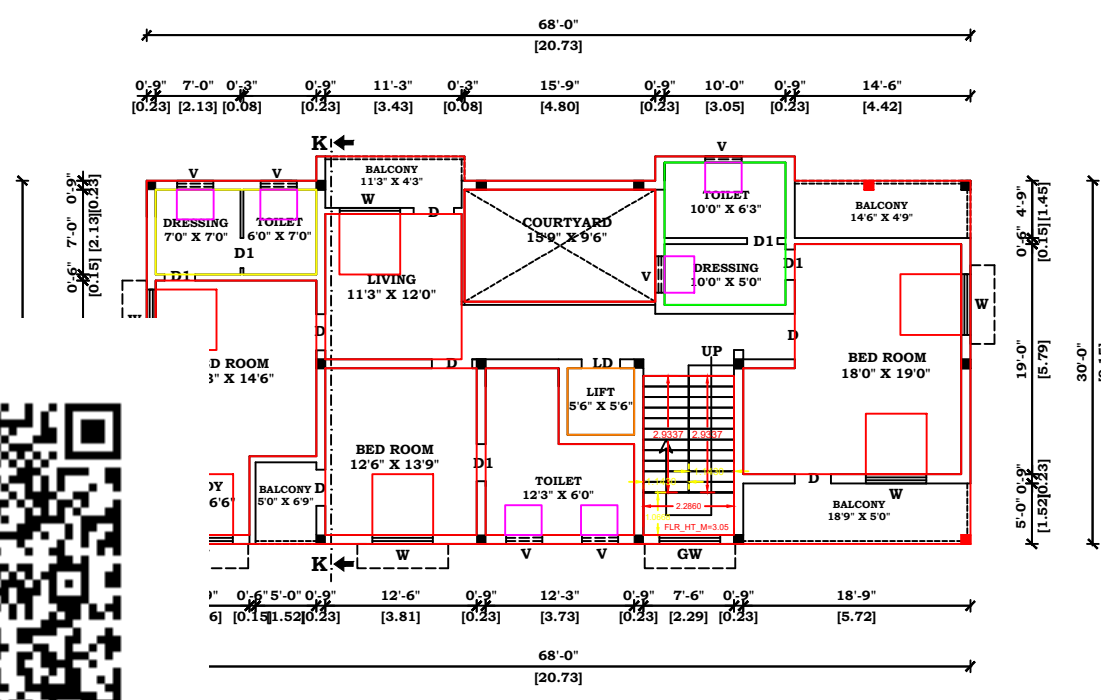
SEPTIC TANK DETAILS



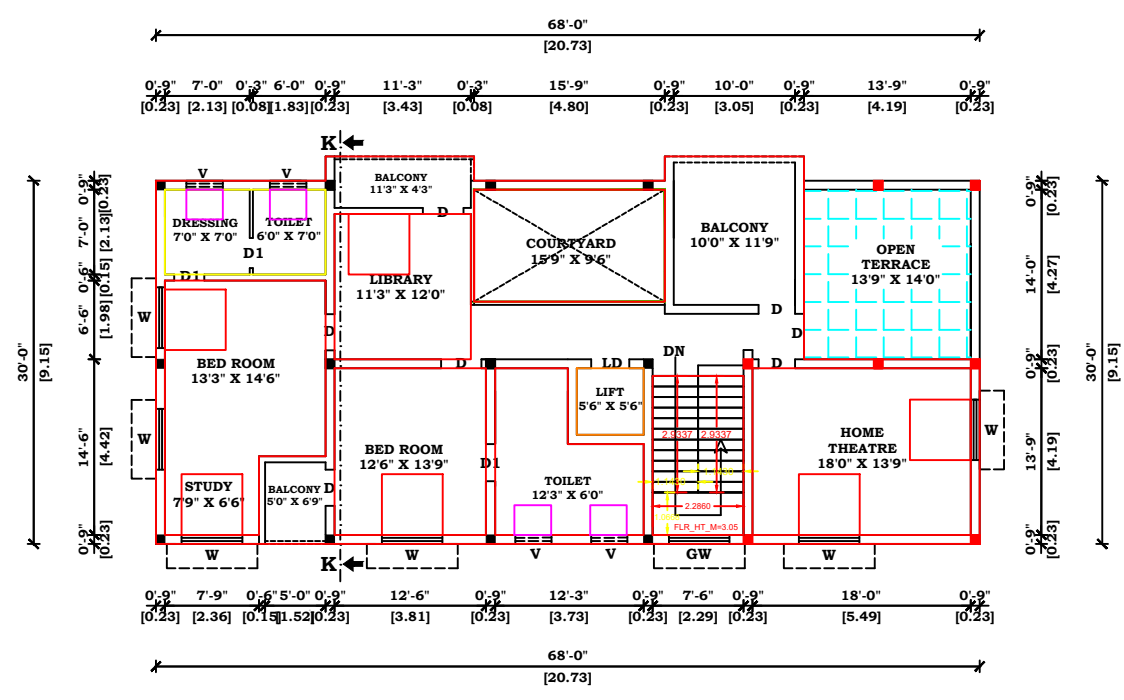
GROUND FLOOR PLAN



SITE PLAN:
SCALE: 1:200



FIRST FLOOR PLAN



SECOND FLOOR PLAN

PLAN INFO
OSR_APPLICABLE=NO
OSR_SURR_BUYBACK_RETAIN=BUYBACK
PLAN INFO
AS_AT_SITE=344.65
FMB_OR_PLR=347.37
AS_PER_DOCUMENT=347.37
PLOT_AREA_M2=347.37
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=10.67
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
ROAD_WIDTH=10.00
ROAD_LENGTH=250
AREA_TYPE=(CBA/EWS/OTHERS)
AVG_PLOT_DEPTH= 28.80
AVG_PLOT_WIDTH= 10.67
LAND_USE_ZONE = RESIDENTIAL
SURVEY_NO=402/1A2, 1C1B, 1A1B1 & 17
PLOT_NOS=20, 21 & 22
PATTI_NO=2453 & 2560
VILLAGE= KARNAM BUT
TALUK=KATPADI
DISTRICT=VELLORE
JURISDICTION_TYPE=PANCHAYAT
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
ORGANIZATION_TYPE=PRIVATE
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=NO
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO

NOTE

OWNER'S BOUNDARY SHOWN IN GREEN
PROPOSED BUILDING SHOWN IN RED
EXISTING ROAD SHOWN IN YELLOW

TOTAL AREA OF THE SITE (AS PER DOCUMENT AREA)		----	3739.00 Sqft	
			----	347.37 Sq.m
SL. NO.	DESCRIPTION	TOTAL BUILT UP AREA IN (SQM)		TOTAL BUILT UP AREA IN (SQFT)
01	GROUND FLOOR	175.00		1883.00
02	FIRST FLOOR	180.41		1942.00
03	SECOND FLOOR	160.54		1731.00
TOTAL		515.95		5556.00

Plot Coverage:
Plot Coverage: 175.00/347.37 X 100 = 50.37 %
Floor Space Index:
Floor space index: 515.95/347.37 = 1.48 < 2.0

Fire Certificate:
Necessary Fire Extinguishers will be provided with the permission from the fire Service

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

PARKING CALCULATIONS
Floor area above 75 sq.m and upto 150 sq.m
1. 1 car space for every 1 dwelling unit
2. 1 Two Wheeler space for every dwelling unit

Total dwelling units = 1 Nos
Required Car parking = 2 Nos
Required Two Wheeler = 2 Nos
Provided Car = 2 Nos
Provided Two Wheeler = 2 Nos

MD	MAIN DOOR	4'0" X 7'0"	1.22 X 2.13 M
D	DOOR	3'3" X 7'0"	0.99 X 2.13 M
D1	DOOR	2'6" X 7'0"	0.76 X 2.13 M
W	WINDOW	5'0" X 4'6"	1.52 X 1.37 M
GW	GRILL WINDOW	5'0" X 4'6"	1.52 X 1.37 M
V	VENTILATOR	3'0" X 2'0"	0.91 X 0.61 M

APPLICANT
K. KALAISELVAN, DCE
VCMC : RE/057/2019
DTCP : CE/19/05/021
DTCP : REG/11/19/07/064
Construction Engineer & Registered Engineer
No 4, 10th Cross Street, Bharathi Nagar Extn
Katpadi, Vellore (Dt) Cell : 98431 64476

REGISTER ENGINEER
K. KALAISELVAN, DCE
VCMC : RE/057/2019
DTCP : CE/19/05/021
DTCP : REG/11/19/07/064
Construction Engineer & Registered Engineer
No 4, 10th Cross Street, Bharathi Nagar Extn
Katpadi, Vellore (Dt) Cell : 98431 64476

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.

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.

