PP APPROVAL RECORD

Planning Permission

Vellore district, Tamil Nadu

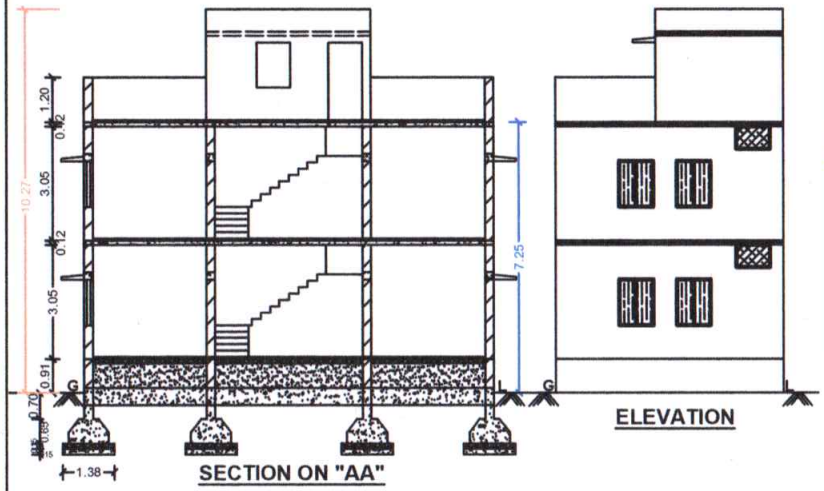
APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

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

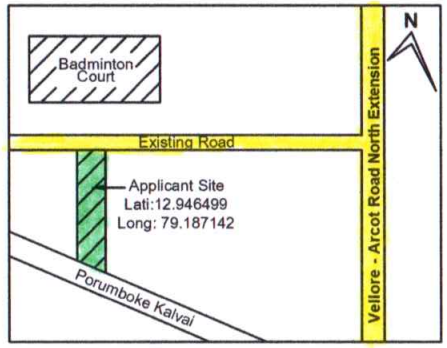
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A RCC ROOF RESIDENTIAL BUILDING IN GROUND & FIRST FLOOR IN S.F.No.**129/2B1**, **129/2B2**, **137/1A** & **137/1B** (Old Patta No. **872** & **1503**, New Patta No.**1551**) AT VELLORE - ARCOT ROAD NORTH EXTENSION, NEAR BADMINTON COURT, **VENKATAPURAM VILLAGE**, VELLORE TALUK & DISTRICT. Scale 1 cm = 1 m.

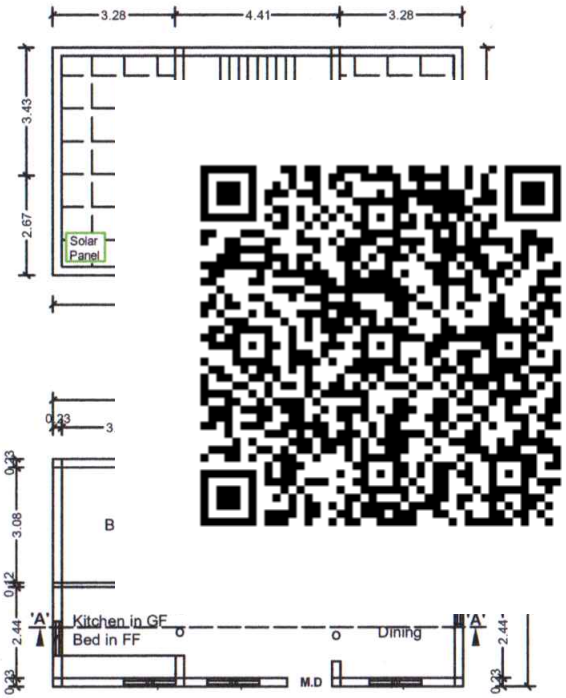


SECTION ON "AA"

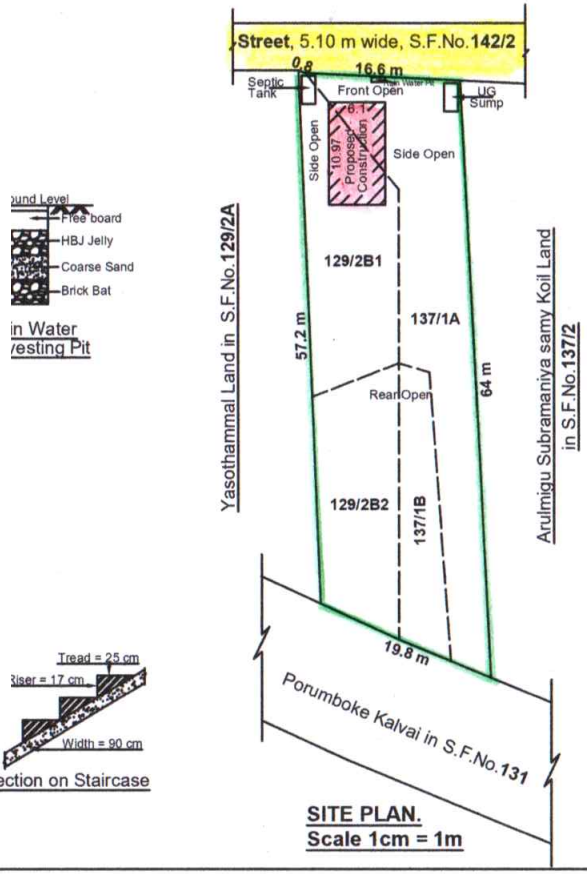
ELEVATION



KEY PLAN (Not to Scale)



TYPICAL GROUND & FIRST FLOOR PLAN



SITE PLAN.
Scale 1cm = 1m

in Water
/esting Pit

Section on Staircase

SPECIFICATIONS:

1. Foundation & Basement Footings: RCC 1:2:4 over PCC 1:4:8
2. Superstructure: Brickwork in CM 1:6 & Finish with CM 1:4
3. Floor: PCC 1:5:10 & Finish with Marble.
4. Sand filling in Foundation & Basement: River sand
5. Roof: RCC 1:2:4, 13 cm thick.
6. Joinery: Best quality Steel & Country wood material.
7. Pillar, Plinth beam, Lintel, Loft, Sunshade, Stair etc: RCC 1:2:4

JOINERY DETAILS:

M.D: Main Door	1.22 m x 2.12 m	W : Window	0.90 m x 1.50 m
D : Door	0.91 m x 2.12 m	W_1: Window	1.38 m x 1.50 m
D_1 : Door	0.76 m x 2.12 m	V : Ventilator	1.00 m x 0.61 m

AREA DETAILS:

Extent of Site (as per Deed).....11,761.20 Sqft (or) 1,092.61 m^2

Extent of Site (as per Patta).....11,840.40 Sqft (or) 1,100.00 m^2

Super Imposed Extent of Site.....11,761.20 Sqft (or) 1,092.61 m^2

Proposed Ground Floor.....720.30 Sqft (or) 66.92 m^2

Proposed First Floor.....720.30 Sqft (or) 66.92 m^2

Proposed Stair Head Room.....162.86 Sqft (or) 15.13 m^2

Proposed Compound wall length = 158.4 m (or) 519'6"

Open space left.....11,040.90 Sqft (or) 1,025.69 m^2

Floor Space Index (FSI) : 0.1224

Plot Coverage (PC) : 6.12 %

REFERENCE:

Site Boundary shown in

Proposed Construction shown in

Existing Road shown in

APPLICANT:

Mr.**M.EZHILMARAN** s/o (Late).Mr.Margabandu.

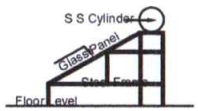
REGISTERED ENGINEER:

R.E-1 - 038/LS/2019/00010

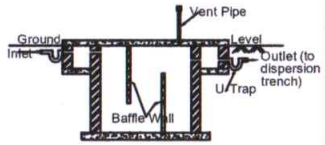
16.9.2025

R.KANNAN, B.E, MIE, FIV, C.Engg.,
Registered Engineer Grade I,
Architect Register No.**038/LS/2019/00010**,
No.56, 6th Street, 3rd Cross, V.G.Rao Nagar 'C' Sector,
Vani Vidyalaya Back Street, Dharapadavedu,
Katpadi taluk, Vellore - 632 007.
Mob.No: 9443728091 Email: erkannan.raman@gmail.com
Website: https://r-kannan-valuer-chartered-engineer

PLAN INFO
SURVEY_NO=**129/2B1**,**129/2B2**, **137/1A**, **137/1B**
DOOR_NO=NIL
DISTRICT=VELLORE
SINGLE_FAMILY_BUILDING=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=17.30
PLOT_AREA_M2=1092.61
AREA_TYPE=EWS
AVG_PLOT_DEPTH=44.00
AVG_PLOT_WIDTH=17.30
ROAD_LENGTH=55.80
LAND_USE_ZONE=RESIDENTIAL
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
JURISDICTION_TYPE=PANCHAYAT
ROAD_WIDTH=5.00
PATTA_NO=1551
AS_AT_SITE=1093.61
FMB_OR_PLR=1100.00
AS_PER_DOCUMENT=1092.61
OSR_APPLICABLE=NO
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=NO
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=YES



Section on Solar Water Heater



Section on Septic Tank

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

Verified RealEstate
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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.