PP APPROVAL RECORD

Planning Permission

Vilupuram 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.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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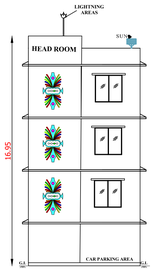
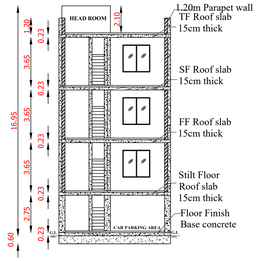
PLAN SHOWING THE PROPOSED CONSTRUCTION OF COMMERCIAL OFFICE BUILDING BLOCK -1 (STILT FLOOR+FIRST FLOOR+SECOND FLOOR+THIRD FLOOR) IN R.S.NO:704/1A, MARAKKANAM(SOUTH) VILLAGE, MARAKKANAM TOWN PANCHAYT, MARAKKANAM TALUK, VILLUPURAM DISTRICT.

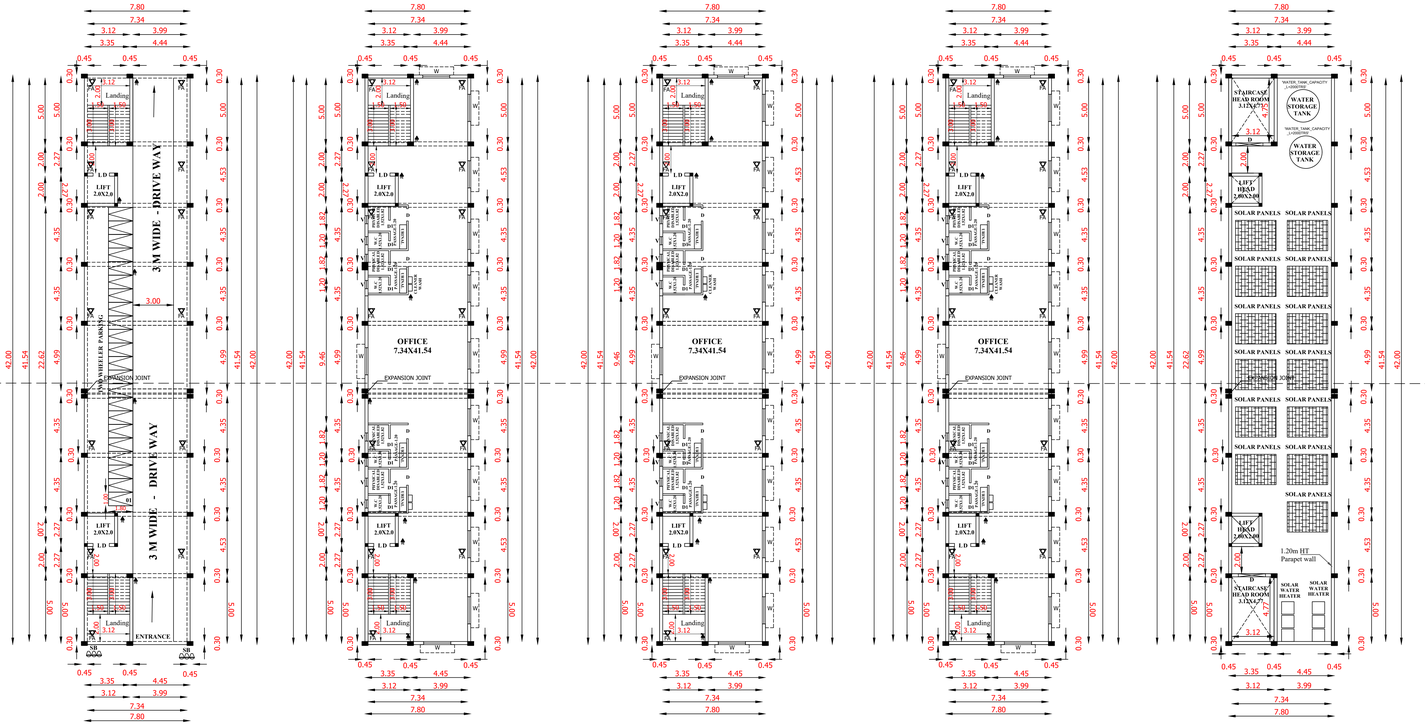
APPLICANT NAME:Mrs.C. VALLI W/O CHANDRAN



ELEVATION (BLOCK-1)



SECTION -AA' (BLOCK-1)



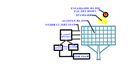
STILT FLOOR PLAN (BLOCK-1)

FIRST FLOOR PLAN (BLOCK-1)

SECOND FLOOR PLAN (BLOCK-1)

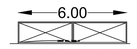
THIRD FLOOR PLAN (BLOCK-1)

ROOF FLOOR PLAN (BLOCK-1)

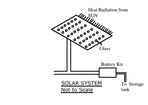


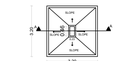


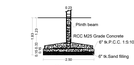
STAIRCASE DETAILS Scale 1:100

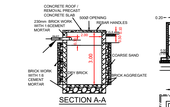


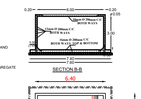
MAIN GATE ELEVATION

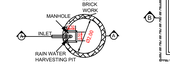




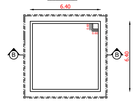






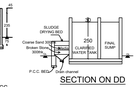


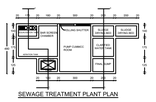
TYPICAL DETAIL FOR RAIN WATER HARVESTING PIT CAPACITY 5.0CU

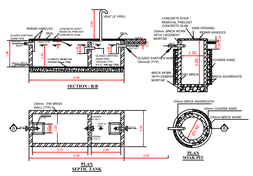


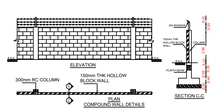
REINFORCEMENT DETAIL FOR SUMP UNDER GROUND WATER TANK WALL CAPACITY - 100 CU

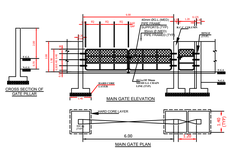




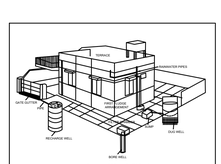












SHEET:2/2
Scale : 1:100
Size : A0
ALL DIMENSIONS ARE IN "METER"

JOINERY DETAILS

G.G	-	GRILL GATE	:	(7.20X2.44)
D	-	DOOR	:	1.20 X 2.13
LD	-	LIFT DOOR	:	1.20 X 2.13
D1	-	DOOR	:	(0.85 X 2.13, 0.75X2.13)
W	-	WINDOW	:	2.00 X 2.00
V	-	VENTILATIOR	:	0.60 X 0.90
FE	-	FIRE EXTINGUSHER		
FA	-	FIRE ALARAM		
SB	-	SAND BUCKET		

AREA DETAILS (SITE EXTENT)

AREA OF DOCUMENT - 0.38 ACRES 1550.00 Sq.m 16684.06 Sq.ft

AREA OF FMB - 0.36 ACRES 1485.60 Sq.m 15990.87 Sq.ft

PROPOSED BUILDING AREA DETAILS

(BLOCK-1) (COMMERCIAL OFFICE BUILDING)

DESCRIPTION	FSI Area	Non-FSI Area	Built Up Area Sq.m
AREA OF STILT FLOOR	-	327.60	327.60
AREA OF FIRST FLOOR	327.60	-	327.60
AREA OF SECOND FLOOR	327.60	-	327.60
AREA OF THIRD FLOOR	327.60	-	327.60
AREA OF HEAD ROOM	-	49.40	49.40
TOTAL AREA	982.80	377.00	1359.80

TOTAL BUILDUP AREA = 1359.80 Sq.m , 14636.88 Sq.ft

TOTAL FSI AREA = 982.80 Sq.m , 10578.85 Sq.ft

FSI = 982.80/1550.0 = 0.63 < 2.0

PC = (327.60 / 1550.0) X 100 = 21.13 %

SPECIFICATION:

FOUNDATION: R.C.C COLUMN FOOTING. BRICK WORK - C.M 1:6 FOR SUPER STRUCTURE. PLASTERING - C.M 1:5 FOR WALLS & 1:3 FOR CEILING. FLOORING -MOSAIC FLOORING. CEMENT PAINT - 2 COATS FOR WALLS & 1 EXTRA COAT FOR CEILING. R.C.C - M25 GRADE FOR ALL CONCRETE WORKS. WOOD WORK - USING BEST QUALITY TIMBER. WEATHERING COARSE AS PER NATIONAL BUILDING CODE.

PARKING DETAILS:

PARKING :	REQUIRED	PROVIDED
TWO WHEELER	- 39 NOS	39 NOS
CAR PARKING	- 10 NOS	10 NOS
DA CAR PARKING	- 01 NOS	01 NOS
DA TWO WHEELER	- 04 NOS	04 NOS

OSR 10.00 % - 161.87 Sq.m Retain

C. Valli

APPLICANT

Er.S.MURUGAVEL
RE / GR - III / VD / NOV - 2024 / 086
No.47, Trichy Main Road,
Near Thanthai Periyar Nagar,
Salamedu, Villupuram - 605 401
Cell: 99944 71361

REGISTERED ENGINEER

Dr.MATHAN KANNAN K, M.Arch., Ph.D.,
REGISTERED ARCHITECT
Reg. No: RAVO/SEPTEMBER-2024/010
Mobile: 91505 00689

ARCHITECT

Er.M.FAGURUDEEN MOHAMED
B.E., M.Tech.(SRM) PG. DQSV, IIIE.FIV.
Chartered Engineer
Structural Engineer Grade-1 (RSE)
Reg. No: RSEGR-I/VO/AUGUST-2024/038
DTCP Villupuram Regional Office(VD)
Cell: 7010771257, 9150370364

STRUCTURAL ENGINEER

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF COMMERCIAL OFFICE BUILDING BLOCK -1 (STILT FLOOR+FIRST FLOOR+SECOND FLOOR+ THIRD FLOOR) IN R.S.NO:704/1A, MARAKKANAM(SOUTH) VILLAGE, MARAKKANAM TOWN PANCHAYT, MARAKKANAM TALUK, VILLUPURAM DISTRICT.

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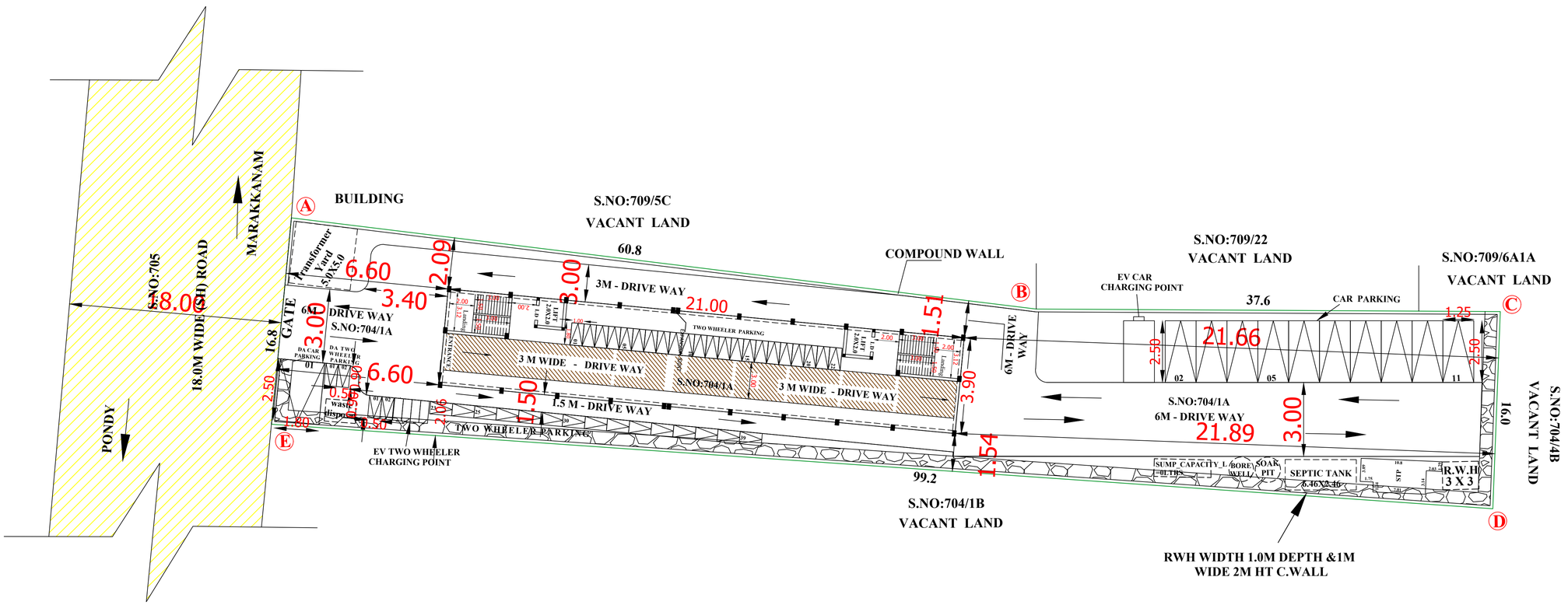

SITE PLAN
SCALE=1:200

N
W E
S

SHEET:1/2
Scale : 1:100
Size : A1

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DA TWO WHEELER	- 04 NOS	04 NOS

OSR 10.00 % - 161.87 Sq.m Retain

COLOUR CODE

BOUNDARY	-	
PROPOSED BUILDING	-	
EXG.ROAD	-	
DRIVE WAY	-	

C. Valli

APPLICANT

Er.S.MURUGAVEL
RE / GR - III / VD / NOV - 2024 / 086
No.47, Trichy Main Road,
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DTCP Villupuram Regional Office(VD)
Cell: 7010771257, 9150370384

STRUCTURAL ENGINEER

Dr.MATHAN KANNAN.K, M.Arch., Ph.D.,
REGISTERED ARCHITECT
Reg. No: RA/VD/SEPTEMBER-2024/010
Mobile: 91505 00689

ARCHITECT

District Town And Country Planning Office, Villupuram District

Online Application No: SWP/BPA/969109/2026

BUILDING APPROVAL :

B.P/A.D.T.C.P.(V.D) No:49/2026

Commercial Building Technical Approval Issued.

SITE APPROVAL :

Site Bounded By "A to E"

Numbered as L.P/A.D.T.C.P.(V.D) No:310/2026

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
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.