PP APPROVAL RECORD

Planning Permission

Survey 172

Vanur

Vilupuram 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.

Verified RealEstate™

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

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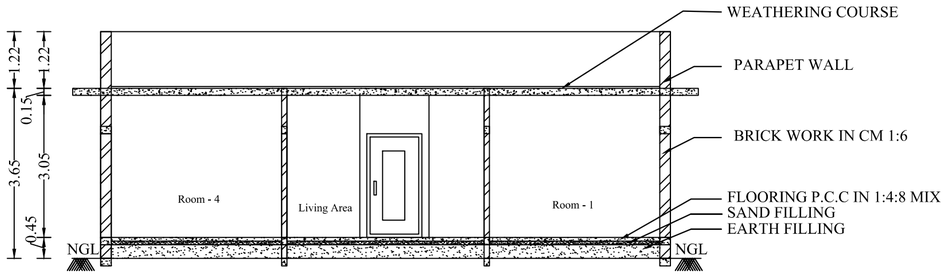
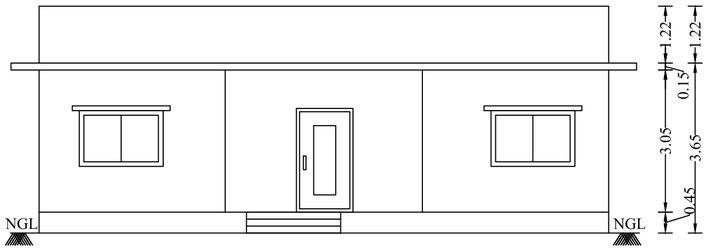
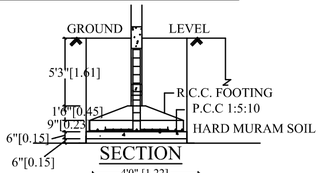


SECTION- XX



ELEVATION-BLOCK 1

FOUNDATION DETAILS



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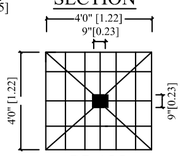
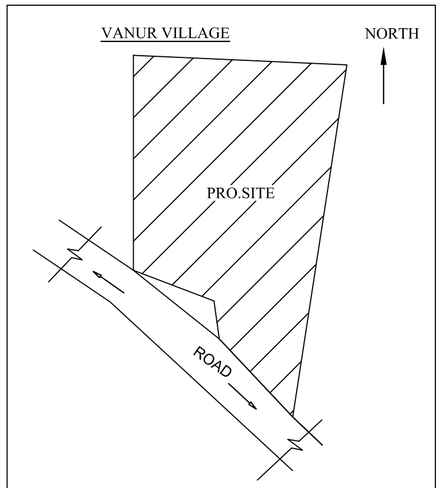
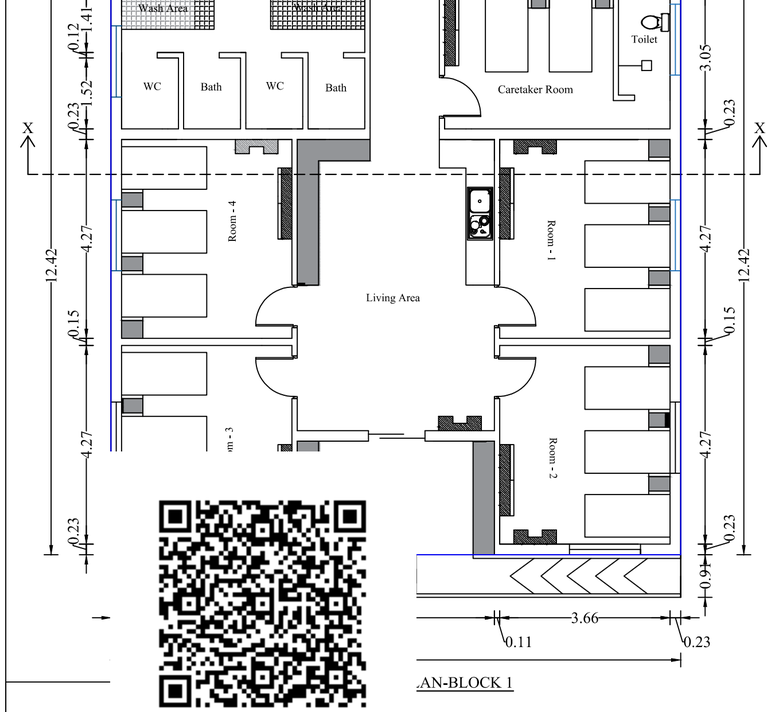


PLAN

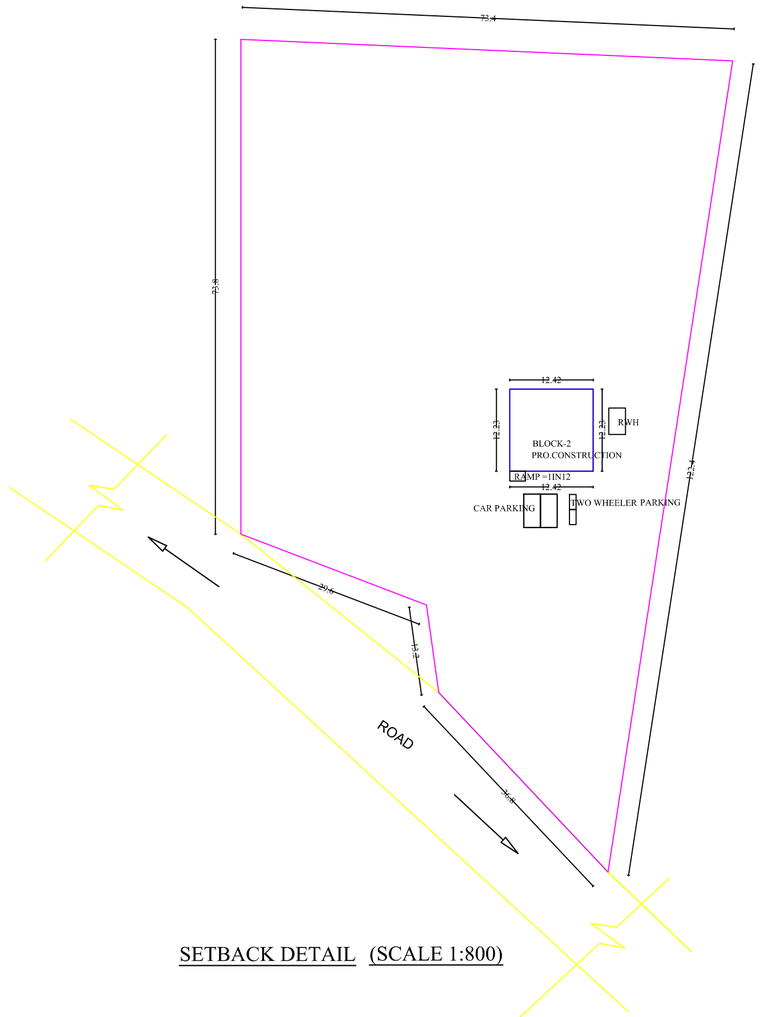
COLUMN SIZE = 0'9" X 0'9"



SITE PLAN (NOT TO SCALE)

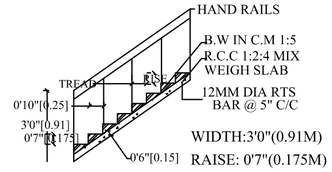


.AN-BLOCK 1



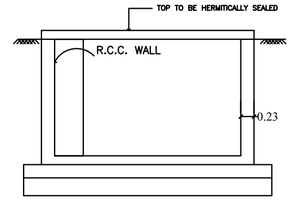
SETBACK DETAIL (SCALE 1:800)

STAIR CASE DETAILS:-



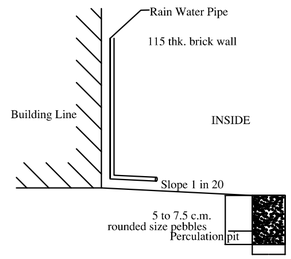
WIDTH:3'0"(0.91M)
RAISE: 0'7"(0.175M)
TREAD:0'10"(0.25M)

RAIN WATER HARVESTING:

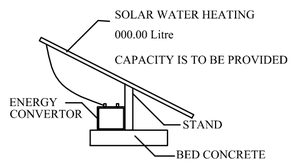


RWH_CAPACITY_L=5000LTRS

PERCOLATION PIT

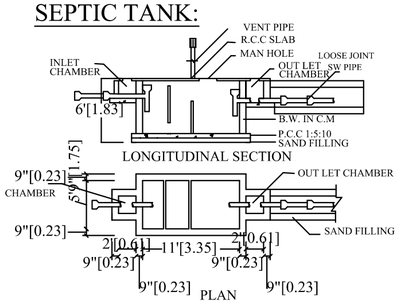


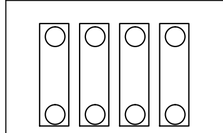
SOLAR ENERGY SYSTEM



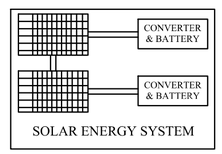
LONGITUDINAL SECTION

SEPTIC TANK:

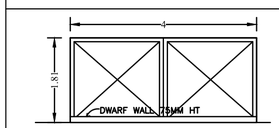




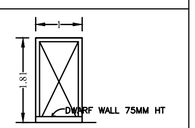
SOLAR WATER HEATING SYSTEM



SOLAR ENERGY SYSTEM



MAIN GATE



WICKET GATE

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A SINGLE STOREYED COMMERCIAL BUILDING, RE SURVEY NO.: 172/1, SUBDIVIDED AS SURVEY NO: 172/1B, AS PER PATTA NO: 3054 SURVEY NO: 172/1B, VANUR VILLAGE AND PANCHAYAT, VANUR TALUK, VILLUPURAM DISTRICT.

SCALE:-	UNIT	DATE	REVISION
1: 100 - (A1)	IN METER		00

LAND AREA STATEMENT

Description	Sq.ft	Sqm
As Per Patta	67274.375	6250.00
As Per Document	66646.8	6191.69
As Per Site	66646.8	6191.69

BUILDING AREA STATEMENT

DESCRIPTION	FLOOR	AREA			
		FSI		NON - FSI	
		Sqm.	Sqft.	Sqm.	Sqft.
BLOCK -2	GROUND	151.98	1635.90	-	-
	TOTAL	151.98	1635.90	-	-
TOTAL FSI AREA =		151.98 Sqm (or) 1635.90 Sqft			
TOTAL BUILDUP AREA =		151.98 Sqm (or) 1635.90 Sqft			

F.S.I AREA STATEMENT

$$\frac{151.98\ \text{Sq.M}}{6191.69\ \text{Sq.M}} = 0.025 < 2.00$$

NOTE:- Asper TNCDBR 2019 - Rule No:35, Explanation 2 (24 b)- Premium FSI charges shall not be collected for the excess FSI area over and above normally permissible FSI area for affordable housing projects

COLOUR INDEX:-

1. AS PER FMB BOUNDARY =
2. AS PER SITE BOUNDARY =
3. PRO.BUILDING SHOWN =
4. DRIVEWAY =
5. EXISTING PUBLIC ROAD =

GENERAL NOTES:

1. ALL DIMENSIONS ARE IN MM.
2. CONCRETE GRADE SHALL BE M30 CONFIRMING TO IS 456:2000
3. GRADE OF REINFORCEMENT MARKED THUS (Y) SHALL BE Fe 550 CONFIRMING TO IS 1786-2008
4. CLEAR COVER FOR REINFORCEMENT. A) BEAM = 30mm B) SLAB = 25mm
5. THIS DRG. READ IN CONJECTION WITH ARCH.DRGS.
6. STRUCTURAL ENGINEER RESPONSIBILITY IS LIMITED TO DESIGN & ISSUAL OF STRUCTURAL DRAWING ONLY
7. DEVELOPMENT LENGTH (Ld) SHALL BE AS PER (SP:34-1999) TABLE BELOW:
8. DETAILING OF REBARS SHALL CONFIRM TO SP-34 & IS 13920.

JOINERY DETAILS & REFERENCE

INDEX	DESCRIPTION	WIDTH	HEIGHT
MD	MAIN DOOR	1.20 M	2.40 M
D	DOOR	0.90 M	2.10 M
D1	DOOR	0.75 M	2.10 M
W	WINDOW	1.80 M	1.20 M
KW	KITCHEN WINDOW	1.50 M	0.90 M
LD	LIFT DOOR	1.00 M	2.10 M

SIGNATURE OF OWNER

M/S. SRISTI FOUNDATION

REGISTERED ARCHITECT (RA) / ENGINEER (RE)

Ar.D.THENMOZHIDEVAN, M.Arch.
COA/ CMDA/ DTCP: Reg. NO: CA/ 2019/ 112420
No. 2430, Bharathidasan Street,Gandhinagar, Thiruchitrambalam,
Vanur TK, Villupuram District- 605111.
Ph : 8939267743 / 7708722208

FOR OFFICE USE

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

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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.