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BuildingPlan Approval-Final Approval Letter

Proceedings of Executive Officer/ Village Panchayat President of Sonallur Village Panchayats 224330 LGD Code - Thiruporur Block Panchayat, Chengalpattu District

Present: Mr./Mrs : Kalpana

Roc No: 12/2024-2025 Date: 11/02/2025

Sub:

Building License –Sonallur Village Panchayat , 224330 LGD Code, to grant permission to construct Commercial building at Sonalur Village Vandalur Taluk Chengalpattu District , Sonallur , Vandalur , Chengalpattu. Building Survey No : 103 subdivision: 3A4,103 subdivision: 3B3 Plot No : -Orders issued – reg.

Ref:

Application from Mr./Mrs.:Casagrand Premier Builder Limited Represented by R Sumanth Krishna S/o, H/o. , SWP/BPA/422422/2025 Survey No: 103 subdivision: 3A4,103 subdivision: 3B3 in Sonallur Village Panchayat , Plot No: Dt: 18/12/2024 B.A.No. (12/2024-2025)

Your application regarding building approval for Commercial Building and subject to the following conditions, permission to construct the building is granted in Sonalur Village Vandalur Taluk Chengalpattu District of Sonallur Village Chengalpattu District is scrutinised and permission is here by accorded to construct the building subject to the following condition.

Proposed Floor Details :

Block	No of Kitchen/ Units	Floor Name	Additional Floor Name	Usage	Construction Type	Built up (in Sq.Ft)	Built up (in Sq.Mtr)
1	Nill	Basement Floor	Nill	Commercial	RCC	3493.3	324.54
1	Nill	Ground Floor	Nill	Commercial	Others	3087.7	286.86
1	Nill	Floor 1	Nill	Commercial	Others	221.6	20.59

Professional Details :

Professional Name	Professional Category
Mr.K.P.Lenin	Architect Grade I
R.Mangalraj	Engineers Grade I
MANJUBASHINI A	Structural Engineers Grade I

1. This permission will be valid for a period of five years from 11/02/2025 to 11/02/2030

2. No encroachment shall be made on Government/Village Panchayat land or Street.
3.The building should be constructed in accordance with Tamil Nadu Combined Development and Building Rules 2019
4. No soil shall be taken for the construction of the said building where permission has been obtained for the building.
5. The building should be constructed without any change in the approved plan. If any alteration is needed, prior permission should be obtained.
6. Application for renewal of permission should be submitted 30 days prior to the date of expiry of the license period.
7. A copy of the approved drawing shall be kept at the site and shall be produced to the Village Panchayat Official on demand.
8. Toilet, septic tank etc., should be laid in sanitary manner. It should be safe and easy to clean up.

9. If the amount already paid is later found to be less, the remaining amount should be paid to the Sonallur immediately.

10. Rain water harvesting structures must be constructed in the premises of the building.
11 .If any document submitted for permission is found incorrect later, their building license permission will be cancelled without any prior notice.
12 .When the construction is completed, it is obligatory to obtain the Completion Certificate.
13. Within 15 days of completion of construction or occupation in the building, the building owner should inform to the Executive authority the details with the relevant documents to assess property tax.

A copy of the approved drawing is enclosed herewith.

Encl- Approved Plan

To

Thiru./Tmt: Casagrand Premier Builder
Limited Represented by R Sumanth
S/o, W/o Krishna ,
111/59, LB Road, Thiruvanmiyur , Neelangarai , Sholinganallur , Chennai

President Name : Kalpana

Executive Officer/ Village

Sonallur Viilage Panchayat,224330 LGD

Thiruporur Block Panchayat,

Chengalpattu District.

Signature valid

Signed by: Village Panchayat President
Location:Chengalpattu
Date:2025.02.12 14:40:09



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Property Valuation & Cost Estimation

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter

Ownership, Compliance & Legal Verification

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer

Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator

Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary

Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

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