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RE REGULATORY RECORD

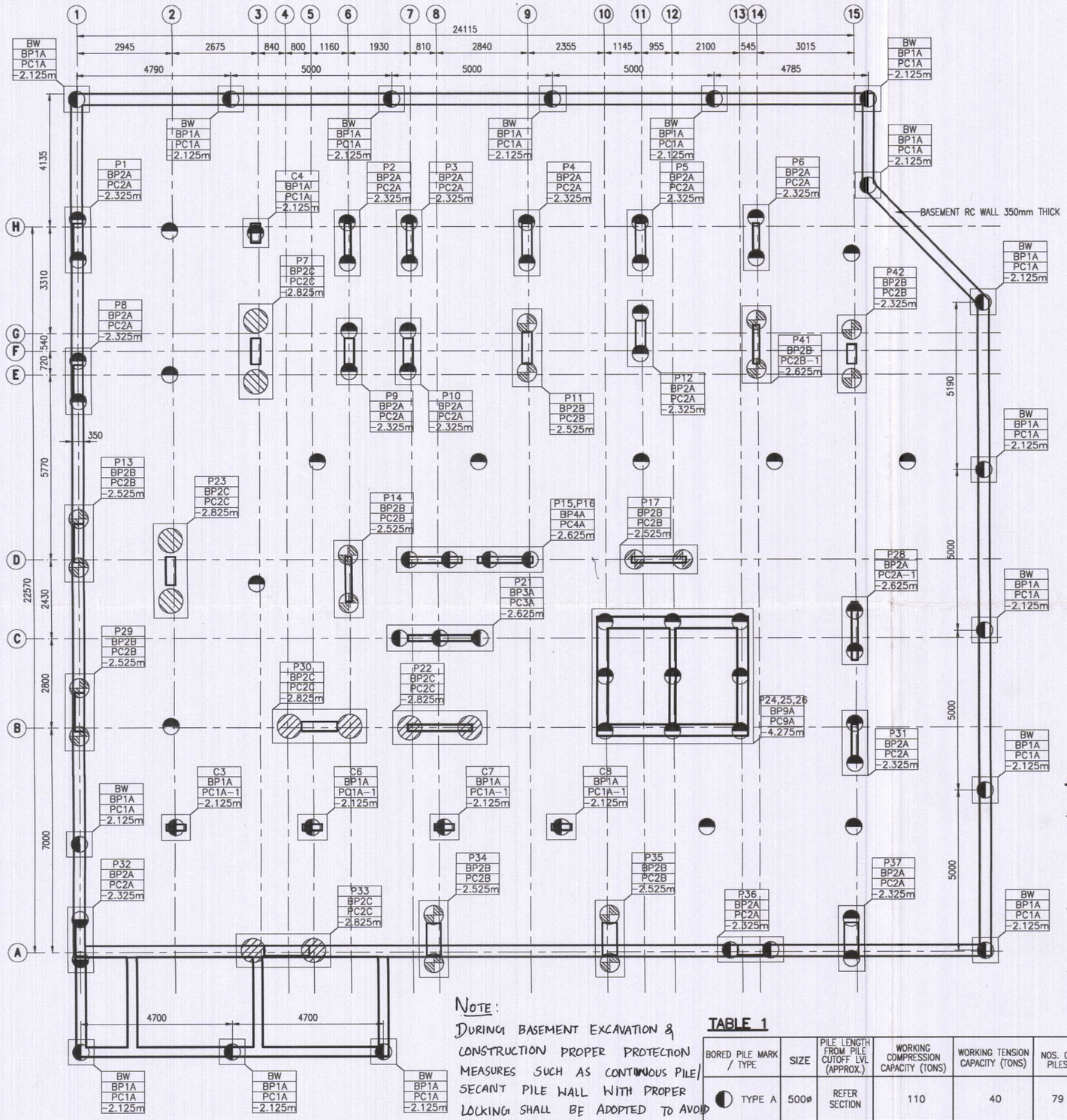
RERA Document

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Published for reference. The authority's own register is the operative record.

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NOTE:
DURING BASEMENT EXCAVATION & CONSTRUCTION PROPER PROTECTION MEASURES SUCH AS CONTINUOUS PILE/ SECANT PILE WALL WITH PROPER LOCKING SHALL BE ADOPTED TO AVOID SOIL COLLAPSE.

IMPORTANT NOTE:
PILE CUT OFF LEVELS SPECIFIED IN THIS LAYOUT IS ARRIVED CONSIDERING BASEMENT LEVEL AS −1.30m LVL(SSL) & EGL/ROAD LEVEL AS +1.100m LVL

NOTES:

1. ALL DIMENSIONS ARE IN MM.
2. FOR GENERAL NOTES REFER TO DWG. NO. BEI651_S-/NT/--/01.
3. FOR STANDARD DETAILS REFER TO DWG. NO. BEI651_S-/SD/--/01
4. THIS DRAWING TO BE READ IN CONJUNCTION WITH THE KEY PLAN, ARCHITECTURAL AND ALL OTHER RELEVANT DRAWINGS.
5. GRADE OF CONCRETE
   PILE−M30
   BASEMENT SLAB, BASEMENT WALL,PILECAP,UG WATER TANK,STP−M30
   R.C. SLABS, R.C. BEAMS, STAIRCASE− M30
   SHEAR WALLS (LIFT COREWALL&STAIRCASE WALL),RC COLUMN−M40
   ALL OTHER STRUCTURAL MEMBERS − M30
6. STEEL GRADE: Fe 500 CONFIRMING TO IS:1786−2008
7. CLEAR COVER FOR PILE,PILECAP−75mm, BASEMENT SLAB−50mm, COLUMN−40mm, SHEAR WALL/BASEMENT WALL−40mm, SLAB−25mm, BEAM−35mm
8. UNLESS OTHERWISE SPECIFIED, LAP/DEVELOPEMENT LENGTH SHALL NOT BE LESS THAN 50 X DIA OF BAR
9. SEISMIC LOAD HAS BEEN CONSIDERED AS PER IS:1893−2016 WITH SEISMIC ZONE III
10. STRUCTURE TO BE CONSTRUCTED IN ACCORDANCE WITH IS:456−2000, NBC(SP7−1983) AND RELEVANT INDIAN CODE STIPULATIONS
11. DENSITY OF THE LIGHT WEIGHT FILLING MATERIAL TO BE 7.5 KN/m3.
12. ONUS OF CONSTRUCTION LIES WITH CONTRACTOR/PROMOTOR/BUILDER/OWNER
13. DESIGN HAS BEEN EVOLVED BY CONSIDERING AAC BLOCK AS PANEL WALL. THIS HAS TO BE ENSURED DURING EXECUTION.

On behalf of CMDA, MSB panel the structural drawings are reviewed & found generally in order. It is the responsibility of the site/structural Engineers & Contractor to scrutinize the details and implement at site as per the detailed drawings and specification.

Superintending Engineer, P.W.D.,
Planning and Designs Circle,
Chepauk, Chennai-5

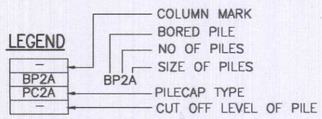
A. PERAMAIYAN, M.E., (Struct.), M.I.E.
REGISTERED STRUCTURAL ENGINEER
CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
REGISTRATION No. SE/GR-I/19/03/026
NEW No. 31 (OLD No.14), BESANT AVENUE ROAD,
ADYAR, CHENNAI - 600 020.
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Mobile: +91 99625 45630

PILING&PILECAP LAYOUT PLAN

SCALE : 1:100

NOTES
UNLESS OTHERWISE SPECIFIED
1. APPROVED WATER PROOFING SHALL BE APPLIED FOR BASEMENT RETAINING WALL, BASEMENT SLAB, UNDER GROUND WATER TANK WALL/STP AS PER THE APPROVED METHODOLOGY.

LEGEND



THIS DRAWING TO BE READ IN CONJUNCTION WITH THE DWG. NO. BEI651_S-/PL/--/--/02 (LATEST REVISION)

TABLE 1

BORED PILE MARK / TYPE	SIZE	PILE LENGTH FROM PILE CUTOFF LVL (APPROX.)	WORKING COMPRESSION CAPACITY (TONS)	WORKING TENSION CAPACITY (TONS)	NOS. OF PILES	LONGITUDINAL REINFORCEMENT	LINKS S1	LINKS S2	REMARKS
TYPE A	500ø	REFER SECTION	110	40	79	6T16	T8−150	T8−250	
TYPE B	600ø	REFER SECTION	155	47.5	18	7T16	T8−150	T8−250	
TYPE C	750ø	REFER SECTION	220	60	10	8T20	T8−150	T8−250	

NO.	AMENDMENTS	BY	DATE
–	ISSUED FOR CONSTRUCTION	CDR	04/10/24

CLIENT:
M/s. ARC DEVELOPERS,
78, GREAMS ROAD,
THOUSAND LIGHTS,
CHENNAI-600006.

MEP CONSULTANT:

ARCHITECTS
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PHONE : +91− 44−49 49 65 65
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EMail : buroindia@buroengineers.in

CONSTRUCTION DRAWING
STRUCTURAL

project title
PLAN SHOWING THE PROPOSED CONSTRUCTION OF HIGH RISE RESIDENTIAL BUILDING WITH 30.0M HEIGHT CONSISTING OF EXTENDED BASEMENT FLOOR (PARKING) + STILT FLOOR (PARKING, METER ROOM, TRANSFORMER ROOM, DOUBLE HEIGHT LOBBY) + 1ST FLOOR TO 7 FLOORS + 8TH FLOOR AND 9TH FLOOR PART (DUPLEX UNIT) WITH 23 DWELLING UNITS RESIDENTIAL BUILDING AVAILING WITH PREMIUM FSI AT NEW DOOR NO.1, OLD DOOR NO.1A, CATHEDRAL GARDEN ROAD, NUNGAMBAKKAM,CHENNAI−600034 COMPRISED IN OLD S.NO.3404 PART, NEW R.S.NO.2/40 & 2/26, BLOCK NO.1 OF MYLAPORE VILLAGE, MYLAPORE TALUK WITH IN THE LIMIT OF GREATER CHENNAI CORPORATION. ZONE:IX DIVISION :113

drawing title
PILING & PILECAP LAYOUT PLAN

scale	AS SHOWN	design by	TP
drawn by	CDR	checked by	AP
date	OCT 2023	approved by	–
drawing no.	BEI651_S-/PL/--/--/01	revision	–

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CAD FILE NAME: BEI651_S-PL----01_.dwg

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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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.