Verified RealEstate™

RE REGULATORY RECORD

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Verified RealEstate™
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Chennai 600 097, India

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+91 9996 12 9996
verified.realestate

DIGITALLY VERIFIED RECORD

| | | | |
|---|---|---|---|
| Chengalpattu | **District** | Thaiyur | **Revenue Village** |
| Thiruporur | **Panchayat Union** | Thaiyur | **Village Panchayat** |
| Thiruporur | **Taluk** | | |

**Online Application No :** *H73F5XBA*

**Generated on :** *14/11/2025*

## PERMIT FOR CONSTRUCTION OF BUILDING BY SELF CERTIFICATION

| BUILDING PERMIT/LICENSE NO. | | | | |
|---|---|---|---|---|
| *SWP/SCM/DTCP/RP/0305985/2025* | | | | |
| **Name of the Habitation** | **Name of the Panchayat** | **Name of the Union** | **Date of receipt of application** | **Date of Approval** |
| *Thaiyur* | *Thaiyur* | *Thiruporur* | *14/11/2025* | *14/11/2025* |

| | | |
|---|---|---|
| **A. DETAILS OF APPLICANT** | | |
| 1 | **Name of the Owner** | *M/s.CASA GRANDE AXIOM PRIVATE LIMITED* |
| 2 | **Son/Wife/Daughter of** | *D/o-KALAIVANI* |
| 3 | **Address for correspondence** | *NO 111 NPL DEVI BUILDING, LB ROAD THIRUVANMIYUR CHENNAI , Thiruvanmiyur -Village, Velachery -Taluk, Chennai -District, 600041* |
| 4 | **Mobile Number** | *7358148005* |
| **B. DETAILS OF THE PLOT** | | |
| 1 | **Extent of plot in Sq.ft.** | *1625.15* |
| 2 | **Plot No./Door No.** | *51* |
| 3 | **SF No./TS No.** | *1439/3A1 & 3B* |
| 4 | **Name of Street** | *PLOT NO:51, COMPRISED IN SURVEY NO:1439/ 3A1& 1439/ 3B, OF THAIYUR-'B' VILLAGE, THIRUPORUR TALUK,* |

| | | |
|---|---|---|
| | | *CHENGALPATTU DISTRICT.* |

**C. DETAILS OF THE PROPOSED BUILDING**

| | | | | | |
|---|---|---|---|---|---|
| 1 | Type of Building Permission (New building/Revision to earlier approved plan/Additional construction) | *New* | | | |
| 2 | **Usage** | *Residential* | | | |
| 3 | **Number of Dwelling Units** | **Ground Floor** | **First Floor** | | |
| | | *1* | *0* | | |
| 4 | **Floor wise FSI area** | **Ground Floor area (sq.ft)** | **First Floor area (sq.ft)** | | |
| | | *981.35* | *1087.92* | | |
| 5 | **Total FSI area (in sq.ft)** | *2069.27* | | | |
| 6 | **Total Built Up area (in sq.ft)** | *2069.27* | | | |
| 7 | **Height of the building (in m)** | *6.75* | | | |
| 8 | **Total Parking Count** | *2* | | | |
| 9 | **Setbacks (in m)** | **Front** | **Rear** | **Side 1** | **Side 2** |
| | | *1.5* | *3.0* | *1.5* | *0* |

**D. DETAILS OF PAYMENT**

| | | |
|---|---|---|
| 1 | **Fees paid (in Rupees)** | *97237* |

**Permission is granted to the construction of the aforesaid building, self-certified by the applicant, subject to the following conditions.**

| | |
|---|---|
| 1 | This Building Permit/License is valid from 14/11/2025 to 14/11/2030 (5 Years). |
| 2 | **This building permit/license issued does not confer any ownership right of the applicant over the land/plot and cannot be produced as an evidence in proof of the title of the applicant in court of law.** |
| 3 | **If the land/plot under reference falls in Govt. land / Municipal land / open space reservations of approved or regularised layout, lands prohibited for development, lands earmarked for public purpose in the Master Plan, Detailed Development Plan, New Town Development Plan, lands earmarked for roads in the grid of roads plan, waterbodies, CRZ area, HACA and development prohibited/restricted areas in Rule 19 (Annexure XVII) of TNCD&BR, 2019, lands classified as Agriculture, Institution, Special & Hazardous , Non Urban, Open Space and Recreational Use Zone and site falling in street alignment/ road widening, the Building Permit/License will stand cancelled and action will be initiated against the building as per the provisions of the Tamil Nadu Town and Country Planning Act, 1971, Tamil Nadu Urban Local Bodies Act, 1998, Tamil Nadu Panchayats Act, 1994.** |

| | |
|---|---|
| 4 | **The building shall be constructed in compliance with the rules in Annexure XXIV of TNCD&BR, 2019. If the building is constructed in violation of the rules and the conditions therein, action will be taken against the building as per the provisions of the Tamil Nadu Town and Country Planning Act, 1971, Tamil Nadu Urban Local Bodies Act, 1998, Tamil Nadu Panchayats Act, 1994.** |

| | |
|---|---|
| 5 | **Post verification of the details self certified by the applicant and the plan generated will be carried out by the officials as per the rules in Annexure XXIV of the Tamil Nadu Combined Development and Building Rules, 2019.** |
| 6 | **This is a self certified and self generated permit, any fraud or misrepresentation of material facts in contravention of the provisions of the relevant Acts and rules shall make the applicant liable for prosecution and punishment under section 236 of the Bharatiya Nyaya Sanhita, 2023 (Central Act 45 of 2023) and section 379 of the Bharatiya Nagarik Surakhsa Sanhita, 2023 (Central Act 46 of 2023) and any other law applicable thereto for furnishing false information and wrong documents.** |
| 7 | **The structural design of foundations, elements of masonry, timber, plain concrete, reinforced concrete, pre-stressed concrete and structural steel must comply with Rule 51(2) Annexure XI of Tamil Nadu Combined Development and Building Rules, 2019** |
| 8 | **In unsewered areas, septic tank shall be provided as per Rule 54(3)(b) of Tamil Nadu Combined Development and Building Rules, 2019** |
| 9 | **Rainwater harvesting structures must be constructed as per Rule 63(1) of Tamil Nadu Combined Development and Building Rules, 2019 on the premises of the building failing to which the construction shall be deemed as unauthorised and in violation of the rules and relevant action will be initiated.** |
| 10 | **Separate Sump shall be constructed as per Rule 63(2)(c) of Tamil Nadu Combined Development and Building Rules, 2019** |
| 11 | **The car parking area specified in the sanctioned plan should be used only for parking purposes and not converted for any other use. It should not covered or modify stilt parking or use it for flats/other purposes. In case of violation, the Authority may remove such modification at applicant cost.** |

Applicant Name: *M/s.CASA GRANDE AXIOM*

Date : *14/11/2025*

Signature valid
*Signed by: CG AXIOM*
*Location:Chennai*
*Date:2025.11.14 00:36:28*

**Note: This is a computer-generated letter and doesn't require any signature of the official.**

| | | | |
|---|---|---|---|
| Chengalpattu | **District** | Thaiyur | **Revenue Village** |
| Thiruporur | **Panchayat Union** | Thaiyur | **Village Panchayat** |
| Thiruporur | **Taluk** | | |

**Online Application No :** *UEV5FGC5*

**Generated on :** *14/11/2025*

## PERMIT FOR CONSTRUCTION OF BUILDING BY SELF CERTIFICATION

| BUILDING PERMIT/LICENSE NO. | | | | |
|---|---|---|---|---|
| *SWP/SCM/DTCP/RP/0305986/2025* | | | | |
| **Name of the Habitation** | **Name of the Panchayat** | **Name of the Union** | **Date of receipt of application** | **Date of Approval** |
| *Thaiyur* | *Thaiyur* | *Thiruporur* | *14/11/2025* | *14/11/2025* |

| | | |
|---|---|---|
| **A. DETAILS OF APPLICANT** | | |
| 1 | **Name of the Owner** | *M/s.CASA GRANDE AXIOM PRIVATE LIMITED* |
| 2 | **Son/Wife/Daughter of** | *D/o-KALAIVANI* |
| 3 | **Address for correspondence** | *NO 111 NPL DEVI, LB ROAD, THIRUVANMIYUR CHENNAI , Thiruvanmiyur -Village, Velachery -Taluk, Chennai -District, 600041* |
| 4 | **Mobile Number** | *9344277083* |
| **B. DETAILS OF THE PLOT** | | |
| 1 | **Extent of plot in Sq.ft.** | *1625.15* |
| 2 | **Plot No./Door No.** | *52* |
| 3 | **SF No./TS No.** | *1439/3A1 & 3B* |
| 4 | **Name of Street** | *PLOT NO:52, COMPRISED IN SURVEY NO:1439/ 3A1& 1439/ 3B, OF THAIYUR-'B' VILLAGE, THIRUPORUR TALUK,* |

| | | |
|---|---|---|
| | | *CHENGALPATTU DISTRICT.* |

**C. DETAILS OF THE PROPOSED BUILDING**

| | | | | | |
|---|---|---|---|---|---|
| 1 | Type of Building Permission (New building/Revision to earlier approved plan/Additional construction) | *New* | | | |
| 2 | **Usage** | *Residential* | | | |
| 3 | **Number of Dwelling Units** | **Ground Floor** | **First Floor** | | |
| | | *1* | *0* | | |
| 4 | **Floor wise FSI area** | **Ground Floor area (sq.ft)** | **First Floor area (sq.ft)** | | |
| | | *981.35* | *1087.92* | | |
| 5 | **Total FSI area (in sq.ft)** | *2069.27* | | | |
| 6 | **Total Built Up area (in sq.ft)** | *2069.27* | | | |
| 7 | **Height of the building (in m)** | *6.75* | | | |
| 8 | **Total Parking Count** | *2* | | | |
| 9 | **Setbacks (in m)** | **Front** | **Rear** | **Side 1** | **Side 2** |
| | | *1.5* | *3.0* | *1.5* | *0* |

**D. DETAILS OF PAYMENT**

| | | |
|---|---|---|
| 1 | **Fees paid (in Rupees)** | *97237* |

**Permission is granted to the construction of the aforesaid building, self-certified by the applicant, subject to the following conditions.**

| | |
|---|---|
| 1 | This Building Permit/License is valid from 14/11/2025 to 14/11/2030 (5 Years). |
| 2 | **This building permit/license issued does not confer any ownership right of the applicant over the land/plot and cannot be produced as an evidence in proof of the title of the applicant in court of law.** |
| 3 | **If the land/plot under reference falls in Govt. land / Municipal land / open space reservations of approved or regularised layout, lands prohibited for development, lands earmarked for public purpose in the Master Plan, Detailed Development Plan, New Town Development Plan, lands earmarked for roads in the grid of roads plan, waterbodies, CRZ area, HACA and development prohibited/restricted areas in Rule 19 (Annexure XVII) of TNCD&BR, 2019, lands classified as Agriculture, Institution, Special & Hazardous , Non Urban, Open Space and Recreational Use Zone and site falling in street alignment/ road widening, the Building Permit/License will stand cancelled and action will be initiated against the building as per the provisions of the Tamil Nadu Town and Country Planning Act, 1971, Tamil Nadu Urban Local Bodies Act, 1998, Tamil Nadu Panchayats Act, 1994.** |

| | |
|---|---|
| 4 | **The building shall be constructed in compliance with the rules in Annexure XXIV of TNCD&BR, 2019. If the building is constructed in violation of the rules and the conditions therein, action will be taken against the building as per the provisions of the Tamil Nadu Town and Country Planning Act, 1971, Tamil Nadu Urban Local Bodies Act, 1998, Tamil Nadu Panchayats Act, 1994.** |

| | |
|---|---|
| 5 | **Post verification of the details self certified by the applicant and the plan generated will be carried out by the officials as per the rules in Annexure XXIV of the Tamil Nadu Combined Development and Building Rules, 2019.** |
| 6 | **This is a self certified and self generated permit, any fraud or misrepresentation of material facts in contravention of the provisions of the relevant Acts and rules shall make the applicant liable for prosecution and punishment under section 236 of the Bharatiya Nyaya Sanhita, 2023 (Central Act 45 of 2023) and section 379 of the Bharatiya Nagarik Surakhsa Sanhita, 2023 (Central Act 46 of 2023) and any other law applicable thereto for furnishing false information and wrong documents.** |
| 7 | **The structural design of foundations, elements of masonry, timber, plain concrete, reinforced concrete, pre-stressed concrete and structural steel must comply with Rule 51(2) Annexure XI of Tamil Nadu Combined Development and Building Rules, 2019** |
| 8 | **In unsewered areas, septic tank shall be provided as per Rule 54(3)(b) of Tamil Nadu Combined Development and Building Rules, 2019** |
| 9 | **Rainwater harvesting structures must be constructed as per Rule 63(1) of Tamil Nadu Combined Development and Building Rules, 2019 on the premises of the building failing to which the construction shall be deemed as unauthorised and in violation of the rules and relevant action will be initiated.** |
| 10 | **Separate Sump shall be constructed as per Rule 63(2)(c) of Tamil Nadu Combined Development and Building Rules, 2019** |
| 11 | **The car parking area specified in the sanctioned plan should be used only for parking purposes and not converted for any other use. It should not covered or modify stilt parking or use it for flats/other purposes. In case of violation, the Authority may remove such modification at applicant cost.** |

Applicant Name: *M/s.CASA GRANDE AXIOM*

Date : *14/11/2025*

Signature valid
*Signed by: CG AXIOM 1*
*Location:Chennai*
*Date:2025.11.14 00:45:32*

**Note: This is a computer-generated letter and doesn't require any signature of the official.**

| | | | |
|---|---|---|---|
| Chengalpattu | **District** | Thaiyur | **Revenue Village** |
| Thiruporur | **Panchayat Union** | Thaiyur | **Village Panchayat** |
| Thiruporur | **Taluk** | | |

**Online Application No :** *2KF5K3AE*

**Generated on :** *14/11/2025*

## PERMIT FOR CONSTRUCTION OF BUILDING BY SELF CERTIFICATION

| BUILDING PERMIT/LICENSE NO. | | | | |
|---|---|---|---|---|
| *SWP/SCM/DTCP/RP/0305988/2025* | | | | |
| **Name of the Habitation** | **Name of the Panchayat** | **Name of the Union** | **Date of receipt of application** | **Date of Approval** |
| *Thaiyur* | *Thaiyur* | *Thiruporur* | *14/11/2025* | *14/11/2025* |

| | | |
|---|---|---|
| **A. DETAILS OF APPLICANT** | | |
| 1 | **Name of the Owner** | *M/s.CASA GRANDE AXIOM PRIVATE LIMITED* |
| 2 | **Son/Wife/Daughter of** | *D/o-KALAIVANI* |
| 3 | **Address for correspondence** | *NO 111 NPL DEVI BUILDING, LB ROAD THIRUVANMIYUR CHENNAI , Thiruvanmiyur -Village, Velachery -Taluk, Chennai -District, 600041* |
| 4 | **Mobile Number** | *7358148005* |
| **B. DETAILS OF THE PLOT** | | |
| 1 | **Extent of plot in Sq.ft.** | *1625.15* |
| 2 | **Plot No./Door No.** | *53* |
| 3 | **SF No./TS No.** | *1439/3A1 & 3B* |
| 4 | **Name of Street** | *PLOT NO:53, COMPRISED IN SURVEY NO:1439/ 3A1 & 1439/ 3B, OF THAIYUR-'B' VILLAGE, THIRUPORUR TALUK,* |

| | | |
|---|---|---|
| | | *CHENGALPATTU DISTRICT.* |

**C. DETAILS OF THE PROPOSED BUILDING**

| | | | | | |
|---|---|---|---|---|---|
| 1 | Type of Building Permission (New building/Revision to earlier approved plan/Additional construction) | *New* | | | |
| 2 | **Usage** | *Residential* | | | |
| 3 | **Number of Dwelling Units** | **Ground Floor** | **First Floor** | | |
| | | *1* | *0* | | |
| 4 | **Floor wise FSI area** | **Ground Floor area (sq.ft)** | **First Floor area (sq.ft)** | | |
| | | *981.35* | *1087.92* | | |
| 5 | **Total FSI area (in sq.ft)** | *2069.27* | | | |
| 6 | **Total Built Up area (in sq.ft)** | *2069.27* | | | |
| 7 | **Height of the building (in m)** | *6.75* | | | |
| 8 | **Total Parking Count** | *2* | | | |
| 9 | **Setbacks (in m)** | **Front** | **Rear** | **Side 1** | **Side 2** |
| | | *1.5* | *3.0* | *1.5* | *0* |

**D. DETAILS OF PAYMENT**

| | | |
|---|---|---|
| 1 | **Fees paid (in Rupees)** | *97237* |

**Permission is granted to the construction of the aforesaid building, self-certified by the applicant, subject to the following conditions.**

| | |
|---|---|
| 1 | This Building Permit/License is valid from 14/11/2025 to 14/11/2030 (5 Years). |
| 2 | **This building permit/license issued does not confer any ownership right of the applicant over the land/plot and cannot be produced as an evidence in proof of the title of the applicant in court of law.** |
| 3 | **If the land/plot under reference falls in Govt. land / Municipal land / open space reservations of approved or regularised layout, lands prohibited for development, lands earmarked for public purpose in the Master Plan, Detailed Development Plan, New Town Development Plan, lands earmarked for roads in the grid of roads plan, waterbodies, CRZ area, HACA and development prohibited/restricted areas in Rule 19 (Annexure XVII) of TNCD&BR, 2019, lands classified as Agriculture, Institution, Special & Hazardous , Non Urban, Open Space and Recreational Use Zone and site falling in street alignment/ road widening, the Building Permit/License will stand cancelled and action will be initiated against the building as per the provisions of the Tamil Nadu Town and Country Planning Act, 1971, Tamil Nadu Urban Local Bodies Act, 1998, Tamil Nadu Panchayats Act, 1994.** |

| | |
|---|---|
| 4 | **The building shall be constructed in compliance with the rules in Annexure XXIV of TNCD&BR, 2019. If the building is constructed in violation of the rules and the conditions therein, action will be taken against the building as per the provisions of the Tamil Nadu Town and Country Planning Act, 1971, Tamil Nadu Urban Local Bodies Act, 1998, Tamil Nadu Panchayats Act, 1994.** |

| | |
|---|---|
| 5 | **Post verification of the details self certified by the applicant and the plan generated will be carried out by the officials as per the rules in Annexure XXIV of the Tamil Nadu Combined Development and Building Rules, 2019.** |
| 6 | **This is a self certified and self generated permit, any fraud or misrepresentation of material facts in contravention of the provisions of the relevant Acts and rules shall make the applicant liable for prosecution and punishment under section 236 of the Bharatiya Nyaya Sanhita, 2023 (Central Act 45 of 2023) and section 379 of the Bharatiya Nagarik Surakhsa Sanhita, 2023 (Central Act 46 of 2023) and any other law applicable thereto for furnishing false information and wrong documents.** |
| 7 | **The structural design of foundations, elements of masonry, timber, plain concrete, reinforced concrete, pre-stressed concrete and structural steel must comply with Rule 51(2) Annexure XI of Tamil Nadu Combined Development and Building Rules, 2019** |
| 8 | **In unsewered areas, septic tank shall be provided as per Rule 54(3)(b) of Tamil Nadu Combined Development and Building Rules, 2019** |
| 9 | **Rainwater harvesting structures must be constructed as per Rule 63(1) of Tamil Nadu Combined Development and Building Rules, 2019 on the premises of the building failing to which the construction shall be deemed as unauthorised and in violation of the rules and relevant action will be initiated.** |
| 10 | **Separate Sump shall be constructed as per Rule 63(2)(c) of Tamil Nadu Combined Development and Building Rules, 2019** |
| 11 | **The car parking area specified in the sanctioned plan should be used only for parking purposes and not converted for any other use. It should not covered or modify stilt parking or use it for flats/other purposes. In case of violation, the Authority may remove such modification at applicant cost.** |

Applicant Name: *M/s.CASA GRANDE AXIOM*

Date : *14/11/2025*

Signature valid
*Signed by: CG AXIOM*
*Location:Chennai*
*Date:2025.11.14 00:52:07*

**Note: This is a computer-generated letter and doesn't require any signature of the official.**

| | | | |
|---|---|---|---|
| Chengalpattu | **District** | Thaiyur | **Revenue Village** |
| Thiruporur | **Panchayat Union** | Thaiyur | **Village Panchayat** |
| Thiruporur | **Taluk** | | |

**Online Application No :** *PUFJ28G9*

**Generated on :** *14/11/2025*

## PERMIT FOR CONSTRUCTION OF BUILDING BY SELF CERTIFICATION

| BUILDING PERMIT/LICENSE NO. | | | | |
|---|---|---|---|---|
| *SWP/SCM/DTCP/RP/0305989/2025* | | | | |
| **Name of the Habitation** | **Name of the Panchayat** | **Name of the Union** | **Date of receipt of application** | **Date of Approval** |
| *Thaiyur* | *Thaiyur* | *Thiruporur* | *14/11/2025* | *14/11/2025* |

| | | |
|---|---|---|
| **A. DETAILS OF APPLICANT** | | |
| 1 | **Name of the Owner** | *M/s.CASA GRANDE AXIOM PRIVATE LIMITED* |
| 2 | **Son/Wife/Daughter of** | *D/o-KALAIVANI* |
| 3 | **Address for correspondence** | *NO 111 NPL DEVI, LB ROAD, THIRUVANMIYUR CHENNAI , Thiruvanmiyur -Village, Velachery -Taluk, Chennai -District, 600041* |
| 4 | **Mobile Number** | *9344277083* |
| **B. DETAILS OF THE PLOT** | | |
| 1 | **Extent of plot in Sq.ft.** | *1625.15* |
| 2 | **Plot No./Door No.** | *54* |
| 3 | **SF No./TS No.** | *1439/3A1 & 3B* |
| 4 | **Name of Street** | *PLOT NO:54, COMPRISED IN SURVEY NO:1439/ 3A1 & 1439/ 3B, OF THAIYUR-'B' VILLAGE, THIRUPORUR TALUK,* |

| | | |
|---|---|---|
| | | *CHENGALPATTU DISTRICT.* |

**C. DETAILS OF THE PROPOSED BUILDING**

| | | | | | |
|---|---|---|---|---|---|
| 1 | Type of Building Permission (New building/Revision to earlier approved plan/Additional construction) | *New* | | | |
| 2 | **Usage** | *Residential* | | | |
| 3 | **Number of Dwelling Units** | **Ground Floor** | **First Floor** | | |
| | | *1* | *0* | | |
| 4 | **Floor wise FSI area** | **Ground Floor area (sq.ft)** | **First Floor area (sq.ft)** | | |
| | | *981.35* | *1087.92* | | |
| 5 | **Total FSI area (in sq.ft)** | *2069.27* | | | |
| 6 | **Total Built Up area (in sq.ft)** | *2069.27* | | | |
| 7 | **Height of the building (in m)** | *6.75* | | | |
| 8 | **Total Parking Count** | *2* | | | |
| 9 | **Setbacks (in m)** | **Front** | **Rear** | **Side 1** | **Side 2** |
| | | *1.5* | *3.0* | *1.5* | *0* |

**D. DETAILS OF PAYMENT**

| | | |
|---|---|---|
| 1 | **Fees paid (in Rupees)** | *97237* |

**Permission is granted to the construction of the aforesaid building, self-certified by the applicant, subject to the following conditions.**

| | |
|---|---|
| 1 | This Building Permit/License is valid from 14/11/2025 to 14/11/2030 (5 Years). |
| 2 | **This building permit/license issued does not confer any ownership right of the applicant over the land/plot and cannot be produced as an evidence in proof of the title of the applicant in court of law.** |
| 3 | **If the land/plot under reference falls in Govt. land / Municipal land / open space reservations of approved or regularised layout, lands prohibited for development, lands earmarked for public purpose in the Master Plan, Detailed Development Plan, New Town Development Plan, lands earmarked for roads in the grid of roads plan, waterbodies, CRZ area, HACA and development prohibited/restricted areas in Rule 19 (Annexure XVII) of TNCD&BR, 2019, lands classified as Agriculture, Institution, Special & Hazardous , Non Urban, Open Space and Recreational Use Zone and site falling in street alignment/ road widening, the Building Permit/License will stand cancelled and action will be initiated against the building as per the provisions of the Tamil Nadu Town and Country Planning Act, 1971, Tamil Nadu Urban Local Bodies Act, 1998, Tamil Nadu Panchayats Act, 1994.** |

| | |
|---|---|
| 4 | **The building shall be constructed in compliance with the rules in Annexure XXIV of TNCD&BR, 2019. If the building is constructed in violation of the rules and the conditions therein, action will be taken against the building as per the provisions of the Tamil Nadu Town and Country Planning Act, 1971, Tamil Nadu Urban Local Bodies Act, 1998, Tamil Nadu Panchayats Act, 1994.** |

| | |
|---|---|
| 5 | **Post verification of the details self certified by the applicant and the plan generated will be carried out by the officials as per the rules in Annexure XXIV of the Tamil Nadu Combined Development and Building Rules, 2019.** |
| 6 | **This is a self certified and self generated permit, any fraud or misrepresentation of material facts in contravention of the provisions of the relevant Acts and rules shall make the applicant liable for prosecution and punishment under section 236 of the Bharatiya Nyaya Sanhita, 2023 (Central Act 45 of 2023) and section 379 of the Bharatiya Nagarik Surakhsa Sanhita, 2023 (Central Act 46 of 2023) and any other law applicable thereto for furnishing false information and wrong documents.** |
| 7 | **The structural design of foundations, elements of masonry, timber, plain concrete, reinforced concrete, pre-stressed concrete and structural steel must comply with Rule 51(2) Annexure XI of Tamil Nadu Combined Development and Building Rules, 2019** |
| 8 | **In unsewered areas, septic tank shall be provided as per Rule 54(3)(b) of Tamil Nadu Combined Development and Building Rules, 2019** |
| 9 | **Rainwater harvesting structures must be constructed as per Rule 63(1) of Tamil Nadu Combined Development and Building Rules, 2019 on the premises of the building failing to which the construction shall be deemed as unauthorised and in violation of the rules and relevant action will be initiated.** |
| 10 | **Separate Sump shall be constructed as per Rule 63(2)(c) of Tamil Nadu Combined Development and Building Rules, 2019** |
| 11 | **The car parking area specified in the sanctioned plan should be used only for parking purposes and not converted for any other use. It should not covered or modify stilt parking or use it for flats/other purposes. In case of violation, the Authority may remove such modification at applicant cost.** |

Applicant Name: *M/s.CASA GRANDE AXIOM*

Date : *14/11/2025*

Signature valid
*Signed by: CG AXIOM 1*
*Location:Chennai*
*Date:2025.11.14 00:53:21*

**Note: This is a computer-generated letter and doesn't require any signature of the official.**

| | | | |
|---|---|---|---|
| Chengalpattu | **District** | Thaiyur | **Revenue Village** |
| Thiruporur | **Panchayat Union** | Thaiyur | **Village Panchayat** |
| Thiruporur | **Taluk** | | |

**Online Application No :** *52ZWCJL6*

**Generated on :** *19/11/2025*

## PERMIT FOR CONSTRUCTION OF BUILDING BY SELF CERTIFICATION

| BUILDING PERMIT/LICENSE NO. | | | | |
|---|---|---|---|---|
| *SWP/SCM/DTCP/RP/0309998/2025* | | | | |
| **Name of the Habitation** | **Name of the Panchayat** | **Name of the Union** | **Date of receipt of application** | **Date of Approval** |
| *Thaiyur* | *Thaiyur* | *Thiruporur* | *19/11/2025* | *19/11/2025* |

| | | |
|---|---|---|
| **A. DETAILS OF APPLICANT** | | |
| 1 | **Name of the Owner** | *M/s.CASA GRANDE AXIOM PRIVATE LIMITED* |
| 2 | **Son/Wife/Daughter of** | *D/o-KALAIVANI* |
| 3 | **Address for correspondence** | *NO 111 NPL DEVI, LB ROAD, THIRUVANMIYUR CHENNAI , Thiruvanmiyur -Village, Velachery -Taluk, Chennai -District, 600041* |
| 4 | **Mobile Number** | *9344277083* |
| **B. DETAILS OF THE PLOT** | | |
| 1 | **Extent of plot in Sq.ft.** | *1789.30* |
| 2 | **Plot No./Door No.** | *55* |
| 3 | **SF No./TS No.** | *1439/3A1 & 3B* |
| 4 | **Name of Street** | *PLOT NO:55, COMPRISED IN SURVEY NOS: 1439/ 3A1 & 1439/ 3B OF THAIYUR-B VILLAGE, THIRUPORUR TALUK,* |

| | | |
|---|---|---|
| | | *CHENGALPATTU DISTRICT.* |

**C. DETAILS OF THE PROPOSED BUILDING**

| | | | |
|---|---|---|---|
| 1 | Type of Building Permission (New building/Revision to earlier approved plan/Additional construction) | *New* | |
| 2 | **Usage** | *Residential* | |
| 3 | **Number of Dwelling Units** | **Ground Floor** | **First Floor** |
| | | *1* | *0* |
| 4 | **Floor wise FSI area** | **Ground Floor area (sq.ft)** | **First Floor area (sq.ft)** |
| | | *685.66* | *716.13* |
| 5 | **Total FSI area (in sq.ft)** | *1401.79* | |
| 6 | **Total Built Up area (in sq.ft)** | *1401.79* | |
| 7 | **Height of the building (in m)** | *6.75* | |
| 8 | **Total Parking Count** | *2* | |

| | | | | | |
|---|---|---|---|---|---|
| 9 | **Setbacks (in m)** | **Front** | **Rear** | **Side 1** | **Side 2** |
| | | *4.58* | *3* | *1* | *0* |

**D. DETAILS OF PAYMENT**

| | | |
|---|---|---|
| 1 | **Fees paid (in Rupees)** | *65872* |

**Permission is granted to the construction of the aforesaid building, self-certified by the applicant, subject to the following conditions.**

| | |
|---|---|
| 1 | This Building Permit/License is valid from 19/11/2025 to 19/11/2030 (5 Years). |
| 2 | **This building permit/license issued does not confer any ownership right of the applicant over the land/plot and cannot be produced as an evidence in proof of the title of the applicant in court of law.** |
| 3 | **If the land/plot under reference falls in Govt. land / Municipal land / open space reservations of approved or regularised layout, lands prohibited for development, lands earmarked for public purpose in the Master Plan, Detailed Development Plan, New Town Development Plan, lands earmarked for roads in the grid of roads plan, waterbodies, CRZ area, HACA and development prohibited/restricted areas in Rule 19 (Annexure XVII) of TNCD&BR, 2019, lands classified as Agriculture, Institution, Special & Hazardous , Non Urban, Open Space and Recreational Use Zone and site falling in street alignment/ road widening, the Building Permit/License will stand cancelled and action will be initiated against the building as per the provisions of the Tamil Nadu Town and Country Planning Act, 1971, Tamil Nadu Urban Local Bodies Act, 1998, Tamil Nadu Panchayats Act, 1994.** |

| | |
|---|---|
| 4 | **The building shall be constructed in compliance with the rules in Annexure XXIV of TNCD&BR, 2019. If the building is constructed in violation of the rules and the conditions therein, action will be taken against the building as per the provisions of the Tamil Nadu Town and Country Planning Act, 1971, Tamil Nadu Urban Local Bodies Act, 1998, Tamil Nadu Panchayats Act, 1994.** |

| | |
|---|---|
| 5 | **Post verification of the details self certified by the applicant and the plan generated will be carried out by the officials as per the rules in Annexure XXIV of the Tamil Nadu Combined Development and Building Rules, 2019.** |
| 6 | **This is a self certified and self generated permit, any fraud or misrepresentation of material facts in contravention of the provisions of the relevant Acts and rules shall make the applicant liable for prosecution and punishment under section 236 of the Bharatiya Nyaya Sanhita, 2023 (Central Act 45 of 2023) and section 379 of the Bharatiya Nagarik Surakhsa Sanhita, 2023 (Central Act 46 of 2023) and any other law applicable thereto for furnishing false information and wrong documents.** |
| 7 | **The structural design of foundations, elements of masonry, timber, plain concrete, reinforced concrete, pre-stressed concrete and structural steel must comply with Rule 51(2) Annexure XI of Tamil Nadu Combined Development and Building Rules, 2019** |
| 8 | **In unsewered areas, septic tank shall be provided as per Rule 54(3)(b) of Tamil Nadu Combined Development and Building Rules, 2019** |
| 9 | **Rainwater harvesting structures must be constructed as per Rule 63(1) of Tamil Nadu Combined Development and Building Rules, 2019 on the premises of the building failing to which the construction shall be deemed as unauthorised and in violation of the rules and relevant action will be initiated.** |
| 10 | **Separate Sump shall be constructed as per Rule 63(2)(c) of Tamil Nadu Combined Development and Building Rules, 2019** |
| 11 | **The car parking area specified in the sanctioned plan should be used only for parking purposes and not converted for any other use. It should not covered or modify stilt parking or use it for flats/other purposes. In case of violation, the Authority may remove such modification at applicant cost.** |

Applicant Name: *M/s.CASA GRANDE AXIOM*

Date : *19/11/2025*

Signature valid
*Signed by: CG AXIOM 1*
*Location:Chennai*
*Date:2025.11.19 14:15:49*

**Note: This is a computer-generated letter and doesn't require any signature of the official.**

**BuildingPlan Approval-Final Approval Letter**

Proceedings of Executive Officer/ Village Panchayat President of Thaiyur Village Panchayats 224331 LGD Code - Thiruporur Block Panchayat, Chengalpattu District

Present: Mr./Mrs : S Kumaravel

Roc No: 43/2025-26 **Date:** 01/12/2025

Sub:

Building License –Thaiyur Village Panchayat , 224331 LGD Code, to grant permission to construct Residential building at PROPOSED RESIDENTIAL NON HIGH RISE BUILDING CONSISTS OF GROUND FIRST FLOOR AT PLOT NO 56 , Thaiyur , Thiruporur , Chengalpattu. Building Survey No : 1439 subdivision: 3A1 Plot No : 56-Orders issued – reg.

Ref:

Application from Mr./Mrs.:CASA GRANDE AXIOM PRIVATE LIMITED S/o, H/o. , SWP/BPA/706882/2025 Survey No: 1439 subdivision: 3A1 in Thaiyur Village Panchayat , Plot No:56 Dt: 19/11/2025 B.A.No. ( 43 )

Your application regarding building approval for Residential Building and subject to the following conditions, permission to construct the building is granted in PROPOSED RESIDENTIAL NON HIGH RISE BUILDING CONSISTS OF GROUND FIRST FLOOR AT PLOT NO 56 of Thaiyur 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) |
|---|---|---|---|---|---|---|---|
| Block 1 | 1 | Ground Floor | Nill | Residential | RCC | 1050.45 | 97.59 |
| Block 1 | 0 | Floor 1 | Nill | Residential | RCC | 1161.54 | 107.91 |

**Professional Details :**

| Professional Name | Professional Category |
|---|---|
| Mr.K.P.Lenin | Architect Grade I |

1. This permission will be valid for a period of five years from 01/12/2025 to 01/12/2030

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 Thaiyur 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: CASA GRANDE AXIOM
PRIVATE LIMITED ,
S/o., W/o ,

NO 111 NPL DEVI BUILDING, LB ROAD THIRUVANMIYUR CHENNAI ,
Thiruvanmiyur , Velachery , Chennai

President Name : S Kumaravel

Executive Officer/ Village

Thaiyur Village Panchayat,224331 LGD

Thiruporur Block Panchayat,

Signature valid
Chengalpattu District.
Signed by: Village Panchayat President
Location:Chengalpattu
Date:2025.12.01 08:18:40

| | | | |
|---|---|---|---|
| Chengalpattu | **District** | Thaiyur | **Revenue Village** |
| Thiruporur | **Panchayat Union** | Thaiyur | **Village Panchayat** |
| Thiruporur | **Taluk** | | |

**Online Application No :** *TBRO8T12*

**Generated on :** *14/11/2025*

## PERMIT FOR CONSTRUCTION OF BUILDING BY SELF CERTIFICATION

| BUILDING PERMIT/LICENSE NO. | | | | |
|---|---|---|---|---|
| *SWP/SCM/DTCP/RP/0306032/2025* | | | | |
| **Name of the Habitation** | **Name of the Panchayat** | **Name of the Union** | **Date of receipt of application** | **Date of Approval** |
| *Thaiyur* | *Thaiyur* | *Thiruporur* | *14/11/2025* | *14/11/2025* |

| | | |
|---|---|---|
| **A. DETAILS OF APPLICANT** | | |
| 1 | **Name of the Owner** | *M/s.CASA GRANDE AXIOM PRIVATE LIMITED* |
| 2 | **Son/Wife/Daughter of** | *D/o-KALAIVANI* |
| 3 | **Address for correspondence** | *NO 111 NPL DEVI, LB ROAD, THIRUVANMIYUR CHENNAI , Thiruvanmiyur -Village, Velachery -Taluk, Chennai -District, 600041* |
| 4 | **Mobile Number** | *9344277083* |
| **B. DETAILS OF THE PLOT** | | |
| 1 | **Extent of plot in Sq.ft.** | *1747.21* |
| 2 | **Plot No./Door No.** | *57* |
| 3 | **SF No./TS No.** | *1439/3A1* |
| 4 | **Name of Street** | *PLOT NO:57, COMPRISED IN SURVEY NO: 1439 / 3A1, OF THAIYUR-B VILLAGE, THIRUPORUR TALUK,* |

| | | |
|---|---|---|
| | | *CHENGALPATTU DISTRICT.* |

**C. DETAILS OF THE PROPOSED BUILDING**

| | | | |
|---|---|---|---|
| 1 | Type of Building Permission (New building/Revision to earlier approved plan/Additional construction) | *New* | |
| 2 | **Usage** | *Residential* | |
| 3 | **Number of Dwelling Units** | **Ground Floor** | **First Floor** |
| | | *1* | *0* |
| 4 | **Floor wise FSI area** | **Ground Floor area (sq.ft)** | **First Floor area (sq.ft)** |
| | | *981.35* | *1087.92* |
| 5 | **Total FSI area (in sq.ft)** | *2069.27* | |
| 6 | **Total Built Up area (in sq.ft)** | *2069.27* | |
| 7 | **Height of the building (in m)** | *6.75* | |
| 8 | **Total Parking Count** | *2* | |

| | | | | | |
|---|---|---|---|---|---|
| 9 | **Setbacks (in m)** | **Front** | **Rear** | **Side 1** | **Side 2** |
| | | *1.5* | *4.26* | *0* | *1.5* |

**D. DETAILS OF PAYMENT**

| | | |
|---|---|---|
| 1 | **Fees paid (in Rupees)** | *97237* |

**Permission is granted to the construction of the aforesaid building, self-certified by the applicant, subject to the following conditions.**

| | |
|---|---|
| 1 | This Building Permit/License is valid from 14/11/2025 to 14/11/2030 (5 Years). |
| 2 | **This building permit/license issued does not confer any ownership right of the applicant over the land/plot and cannot be produced as an evidence in proof of the title of the applicant in court of law.** |
| 3 | **If the land/plot under reference falls in Govt. land / Municipal land / open space reservations of approved or regularised layout, lands prohibited for development, lands earmarked for public purpose in the Master Plan, Detailed Development Plan, New Town Development Plan, lands earmarked for roads in the grid of roads plan, waterbodies, CRZ area, HACA and development prohibited/restricted areas in Rule 19 (Annexure XVII) of TNCD&BR, 2019, lands classified as Agriculture, Institution, Special & Hazardous , Non Urban, Open Space and Recreational Use Zone and site falling in street alignment/ road widening, the Building Permit/License will stand cancelled and action will be initiated against the building as per the provisions of the Tamil Nadu Town and Country Planning Act, 1971, Tamil Nadu Urban Local Bodies Act, 1998, Tamil Nadu Panchayats Act, 1994.** |

| | |
|---|---|
| 4 | **The building shall be constructed in compliance with the rules in Annexure XXIV of TNCD&BR, 2019. If the building is constructed in violation of the rules and the conditions therein, action will be taken against the building as per the provisions of the Tamil Nadu Town and Country Planning Act, 1971, Tamil Nadu Urban Local Bodies Act, 1998, Tamil Nadu Panchayats Act, 1994.** |

| | |
|---|---|
| 5 | **Post verification of the details self certified by the applicant and the plan generated will be carried out by the officials as per the rules in Annexure XXIV of the Tamil Nadu Combined Development and Building Rules, 2019.** |
| 6 | **This is a self certified and self generated permit, any fraud or misrepresentation of material facts in contravention of the provisions of the relevant Acts and rules shall make the applicant liable for prosecution and punishment under section 236 of the Bharatiya Nyaya Sanhita, 2023 (Central Act 45 of 2023) and section 379 of the Bharatiya Nagarik Surakhsa Sanhita, 2023 (Central Act 46 of 2023) and any other law applicable thereto for furnishing false information and wrong documents.** |
| 7 | **The structural design of foundations, elements of masonry, timber, plain concrete, reinforced concrete, pre-stressed concrete and structural steel must comply with Rule 51(2) Annexure XI of Tamil Nadu Combined Development and Building Rules, 2019** |
| 8 | **In unsewered areas, septic tank shall be provided as per Rule 54(3)(b) of Tamil Nadu Combined Development and Building Rules, 2019** |
| 9 | **Rainwater harvesting structures must be constructed as per Rule 63(1) of Tamil Nadu Combined Development and Building Rules, 2019 on the premises of the building failing to which the construction shall be deemed as unauthorised and in violation of the rules and relevant action will be initiated.** |
| 10 | **Separate Sump shall be constructed as per Rule 63(2)(c) of Tamil Nadu Combined Development and Building Rules, 2019** |
| 11 | **The car parking area specified in the sanctioned plan should be used only for parking purposes and not converted for any other use. It should not covered or modify stilt parking or use it for flats/other purposes. In case of violation, the Authority may remove such modification at applicant cost.** |

Applicant Name: *M/s.CASA GRANDE AXIOM*

Date : *14/11/2025*

Signature valid
*Signed by: CG AXIOM 1*
*Location:Chennai*
*Date:2025.11.14 04:32:13*

**Note: This is a computer-generated letter and doesn't require any signature of the official.**

| | | | |
|---|---|---|---|
| Chengalpattu | **District** | Thaiyur | **Revenue Village** |
| Thiruporur | **Panchayat Union** | Thaiyur | **Village Panchayat** |
| Thiruporur | **Taluk** | | |

**Online Application No :** *IN6LMH0V*

**Generated on :** *14/11/2025*

## PERMIT FOR CONSTRUCTION OF BUILDING BY SELF CERTIFICATION

| BUILDING PERMIT/LICENSE NO. | | | | |
|---|---|---|---|---|
| *SWP/SCM/DTCP/RP/0306033/2025* | | | | |
| **Name of the Habitation** | **Name of the Panchayat** | **Name of the Union** | **Date of receipt of application** | **Date of Approval** |
| *Thaiyur* | *Thaiyur* | *Thiruporur* | *14/11/2025* | *14/11/2025* |

| | | |
|---|---|---|
| **A. DETAILS OF APPLICANT** | | |
| 1 | **Name of the Owner** | *M/s.CASA GRANDE AXIOM PRIVATE LIMITED* |
| 2 | **Son/Wife/Daughter of** | *D/o-KALAIVANI* |
| 3 | **Address for correspondence** | *NO 111 NPL DEVI BUILDING, LB ROAD THIRUVANMIYUR CHENNAI , Thiruvanmiyur -Village, Velachery -Taluk, Chennai -District, 600041* |
| 4 | **Mobile Number** | *7358148005* |
| **B. DETAILS OF THE PLOT** | | |
| 1 | **Extent of plot in Sq.ft.** | *1747.21* |
| 2 | **Plot No./Door No.** | *58* |
| 3 | **SF No./TS No.** | *1439/3A1* |
| 4 | **Name of Street** | *PLOT NO:58, COMPRISED IN SURVEY NO: 1439 / 3A1, OF THAIYUR-B VILLAGE, THIRUPORUR TALUK,* |

| | | |
|---|---|---|
| | | *CHENGALPATTU DISTRICT* |

**C. DETAILS OF THE PROPOSED BUILDING**

| | | | |
|---|---|---|---|
| 1 | Type of Building Permission (New building/Revision to earlier approved plan/Additional construction) | *New* | |
| 2 | **Usage** | *Residential* | |
| 3 | **Number of Dwelling Units** | **Ground Floor** | **First Floor** |
| | | *1* | *0* |
| 4 | **Floor wise FSI area** | **Ground Floor area (sq.ft)** | **First Floor area (sq.ft)** |
| | | *981.35* | *1087.92* |
| 5 | **Total FSI area (in sq.ft)** | *2069.27* | |
| 6 | **Total Built Up area (in sq.ft)** | *2069.27* | |
| 7 | **Height of the building (in m)** | *6.75* | |
| 8 | **Total Parking Count** | *2* | |

| | | | | | |
|---|---|---|---|---|---|
| 9 | **Setbacks (in m)** | **Front** | **Rear** | **Side 1** | **Side 2** |
| | | *1.50* | *4.26* | *1.50* | *0* |

**D. DETAILS OF PAYMENT**

| | | |
|---|---|---|
| 1 | **Fees paid (in Rupees)** | *97237* |

**Permission is granted to the construction of the aforesaid building, self-certified by the applicant, subject to the following conditions.**

| | |
|---|---|
| 1 | This Building Permit/License is valid from 14/11/2025 to 14/11/2030 (5 Years). |
| 2 | **This building permit/license issued does not confer any ownership right of the applicant over the land/plot and cannot be produced as an evidence in proof of the title of the applicant in court of law.** |
| 3 | **If the land/plot under reference falls in Govt. land / Municipal land / open space reservations of approved or regularised layout, lands prohibited for development, lands earmarked for public purpose in the Master Plan, Detailed Development Plan, New Town Development Plan, lands earmarked for roads in the grid of roads plan, waterbodies, CRZ area, HACA and development prohibited/restricted areas in Rule 19 (Annexure XVII) of TNCD&BR, 2019, lands classified as Agriculture, Institution, Special & Hazardous , Non Urban, Open Space and Recreational Use Zone and site falling in street alignment/ road widening, the Building Permit/License will stand cancelled and action will be initiated against the building as per the provisions of the Tamil Nadu Town and Country Planning Act, 1971, Tamil Nadu Urban Local Bodies Act, 1998, Tamil Nadu Panchayats Act, 1994.** |

| | |
|---|---|
| 4 | **The building shall be constructed in compliance with the rules in Annexure XXIV of TNCD&BR, 2019. If the building is constructed in violation of the rules and the conditions therein, action will be taken against the building as per the provisions of the Tamil Nadu Town and Country Planning Act, 1971, Tamil Nadu Urban Local Bodies Act, 1998, Tamil Nadu Panchayats Act, 1994.** |

| | |
|---|---|
| 5 | **Post verification of the details self certified by the applicant and the plan generated will be carried out by the officials as per the rules in Annexure XXIV of the Tamil Nadu Combined Development and Building Rules, 2019.** |
| 6 | **This is a self certified and self generated permit, any fraud or misrepresentation of material facts in contravention of the provisions of the relevant Acts and rules shall make the applicant liable for prosecution and punishment under section 236 of the Bharatiya Nyaya Sanhita, 2023 (Central Act 45 of 2023) and section 379 of the Bharatiya Nagarik Surakhsa Sanhita, 2023 (Central Act 46 of 2023) and any other law applicable thereto for furnishing false information and wrong documents.** |
| 7 | **The structural design of foundations, elements of masonry, timber, plain concrete, reinforced concrete, pre-stressed concrete and structural steel must comply with Rule 51(2) Annexure XI of Tamil Nadu Combined Development and Building Rules, 2019** |
| 8 | **In unsewered areas, septic tank shall be provided as per Rule 54(3)(b) of Tamil Nadu Combined Development and Building Rules, 2019** |
| 9 | **Rainwater harvesting structures must be constructed as per Rule 63(1) of Tamil Nadu Combined Development and Building Rules, 2019 on the premises of the building failing to which the construction shall be deemed as unauthorised and in violation of the rules and relevant action will be initiated.** |
| 10 | **Separate Sump shall be constructed as per Rule 63(2)(c) of Tamil Nadu Combined Development and Building Rules, 2019** |
| 11 | **The car parking area specified in the sanctioned plan should be used only for parking purposes and not converted for any other use. It should not covered or modify stilt parking or use it for flats/other purposes. In case of violation, the Authority may remove such modification at applicant cost.** |

Applicant Name: *M/s.CASA GRANDE AXIOM*

Date : *14/11/2025*

Signature valid
*Signed by: CG AXIOM*
*Location:Chennai*
*Date:2025.11.14 04:34:00*

**Note: This is a computer-generated letter and doesn't require any signature of the official.**

| | | | |
|---|---|---|---|
| Chengalpattu | **District** | Thaiyur | **Revenue Village** |
| Thiruporur | **Panchayat Union** | Thaiyur | **Village Panchayat** |
| Thiruporur | **Taluk** | | |

**Online Application No :** *5JKHWMEQ*

**Generated on :** *14/11/2025*

## PERMIT FOR CONSTRUCTION OF BUILDING BY SELF CERTIFICATION

| BUILDING PERMIT/LICENSE NO. | | | | |
|---|---|---|---|---|
| *SWP/SCM/DTCP/RP/0306034/2025* | | | | |
| **Name of the Habitation** | **Name of the Panchayat** | **Name of the Union** | **Date of receipt of application** | **Date of Approval** |
| *Thaiyur* | *Thaiyur* | *Thiruporur* | *14/11/2025* | *14/11/2025* |

| | | |
|---|---|---|
| **A. DETAILS OF APPLICANT** | | |
| 1 | **Name of the Owner** | *M/s.CASA GRANDE AXIOM PRIVATE LIMITED* |
| 2 | **Son/Wife/Daughter of** | *D/o-KALAIVANI* |
| 3 | **Address for correspondence** | *NO 111 NPL DEVI, LB ROAD, THIRUVANMIYUR CHENNAI , Thiruvanmiyur -Village, Velachery -Taluk, Chennai -District, 600041* |
| 4 | **Mobile Number** | *9344277083* |
| **B. DETAILS OF THE PLOT** | | |
| 1 | **Extent of plot in Sq.ft.** | *1747.21* |
| 2 | **Plot No./Door No.** | *59* |
| 3 | **SF No./TS No.** | *1439/3A1* |
| 4 | **Name of Street** | *PLOT NO:59, COMPRISED IN SURVEY NO: 1439 / 3A1, OF THAIYUR-B VILLAGE, THIRUPORUR TALUK,* |

| | | |
|---|---|---|
| | | *CHENGALPATTU DISTRICT.* |

**C. DETAILS OF THE PROPOSED BUILDING**

| | | | |
|---|---|---|---|
| 1 | Type of Building Permission (New building/Revision to earlier approved plan/Additional construction) | *New* | |
| 2 | **Usage** | *Residential* | |
| 3 | **Number of Dwelling Units** | **Ground Floor** | **First Floor** |
| | | *1* | *0* |
| 4 | **Floor wise FSI area** | **Ground Floor area (sq.ft)** | **First Floor area (sq.ft)** |
| | | *981.35* | *1087.92* |
| 5 | **Total FSI area (in sq.ft)** | *2069.27* | |
| 6 | **Total Built Up area (in sq.ft)** | *2069.27* | |
| 7 | **Height of the building (in m)** | *6.75* | |
| 8 | **Total Parking Count** | *2* | |

| | | | | | |
|---|---|---|---|---|---|
| 9 | **Setbacks (in m)** | **Front** | **Rear** | **Side 1** | **Side 2** |
| | | *1.5* | *4.26* | *0* | *1.5* |

**D. DETAILS OF PAYMENT**

| | | |
|---|---|---|
| 1 | **Fees paid (in Rupees)** | *97237* |

**Permission is granted to the construction of the aforesaid building, self-certified by the applicant, subject to the following conditions.**

| | |
|---|---|
| 1 | This Building Permit/License is valid from 14/11/2025 to 14/11/2030 (5 Years). |
| 2 | **This building permit/license issued does not confer any ownership right of the applicant over the land/plot and cannot be produced as an evidence in proof of the title of the applicant in court of law.** |
| 3 | **If the land/plot under reference falls in Govt. land / Municipal land / open space reservations of approved or regularised layout, lands prohibited for development, lands earmarked for public purpose in the Master Plan, Detailed Development Plan, New Town Development Plan, lands earmarked for roads in the grid of roads plan, waterbodies, CRZ area, HACA and development prohibited/restricted areas in Rule 19 (Annexure XVII) of TNCD&BR, 2019, lands classified as Agriculture, Institution, Special & Hazardous , Non Urban, Open Space and Recreational Use Zone and site falling in street alignment/ road widening, the Building Permit/License will stand cancelled and action will be initiated against the building as per the provisions of the Tamil Nadu Town and Country Planning Act, 1971, Tamil Nadu Urban Local Bodies Act, 1998, Tamil Nadu Panchayats Act, 1994.** |

| | |
|---|---|
| 4 | **The building shall be constructed in compliance with the rules in Annexure XXIV of TNCD&BR, 2019. If the building is constructed in violation of the rules and the conditions therein, action will be taken against the building as per the provisions of the Tamil Nadu Town and Country Planning Act, 1971, Tamil Nadu Urban Local Bodies Act, 1998, Tamil Nadu Panchayats Act, 1994.** |

| | |
|---|---|
| 5 | **Post verification of the details self certified by the applicant and the plan generated will be carried out by the officials as per the rules in Annexure XXIV of the Tamil Nadu Combined Development and Building Rules, 2019.** |
| 6 | **This is a self certified and self generated permit, any fraud or misrepresentation of material facts in contravention of the provisions of the relevant Acts and rules shall make the applicant liable for prosecution and punishment under section 236 of the Bharatiya Nyaya Sanhita, 2023 (Central Act 45 of 2023) and section 379 of the Bharatiya Nagarik Surakhsa Sanhita, 2023 (Central Act 46 of 2023) and any other law applicable thereto for furnishing false information and wrong documents.** |
| 7 | **The structural design of foundations, elements of masonry, timber, plain concrete, reinforced concrete, pre-stressed concrete and structural steel must comply with Rule 51(2) Annexure XI of Tamil Nadu Combined Development and Building Rules, 2019** |
| 8 | **In unsewered areas, septic tank shall be provided as per Rule 54(3)(b) of Tamil Nadu Combined Development and Building Rules, 2019** |
| 9 | **Rainwater harvesting structures must be constructed as per Rule 63(1) of Tamil Nadu Combined Development and Building Rules, 2019 on the premises of the building failing to which the construction shall be deemed as unauthorised and in violation of the rules and relevant action will be initiated.** |
| 10 | **Separate Sump shall be constructed as per Rule 63(2)(c) of Tamil Nadu Combined Development and Building Rules, 2019** |
| 11 | **The car parking area specified in the sanctioned plan should be used only for parking purposes and not converted for any other use. It should not covered or modify stilt parking or use it for flats/other purposes. In case of violation, the Authority may remove such modification at applicant cost.** |

Applicant Name: *M/s.CASA GRANDE AXIOM*

Date : *14/11/2025*

Signature valid
*Signed by: CG AXIOM 1*
*Location:Chennai*
*Date:2025.11.14 04:40:03*

**Note: This is a computer-generated letter and doesn't require any signature of the official.**

| | | | |
|---|---|---|---|
| Chengalpattu | **District** | Thaiyur | **Revenue Village** |
| Thiruporur | **Panchayat Union** | Thaiyur | **Village Panchayat** |
| Thiruporur | **Taluk** | | |

**Online Application No :** *3A6LJ6FP*

**Generated on :** *17/11/2025*

## PERMIT FOR CONSTRUCTION OF BUILDING BY SELF CERTIFICATION

| BUILDING PERMIT/LICENSE NO. | | | | |
|---|---|---|---|---|
| *SWP/SCM/DTCP/RP/0308481/2025* | | | | |
| **Name of the Habitation** | **Name of the Panchayat** | **Name of the Union** | **Date of receipt of application** | **Date of Approval** |
| *Thaiyur* | *Thaiyur* | *Thiruporur* | *17/11/2025* | *17/11/2025* |

| | | |
|---|---|---|
| **A. DETAILS OF APPLICANT** | | |
| 1 | **Name of the Owner** | *M/s.CASA GRANDE AXIOM PRIVATE LIMITED* |
| 2 | **Son/Wife/Daughter of** | *D/o-KALAIVANI* |
| 3 | **Address for correspondence** | *NO 111 NPL DEVI, LB ROAD, THIRUVANMIYUR CHENNAI , Thiruvanmiyur -Village, Velachery -Taluk, Chennai -District, 600041* |
| 4 | **Mobile Number** | *9344277083* |
| **B. DETAILS OF THE PLOT** | | |
| 1 | **Extent of plot in Sq.ft.** | *1758.94* |
| 2 | **Plot No./Door No.** | *60* |
| 3 | **SF No./TS No.** | *1439/3A1 & 2C* |
| 4 | **Name of Street** | *PLOT NO:60, COMPRISED IN SURVEY NO: 1439 / 3A1,1439/2C OF THAIYUR-B VILLAGE, THIRUPORUR TALUK,* |

| | | |
|---|---|---|
| | | *CHENGALPATTU DISTRICT.* |

**C. DETAILS OF THE PROPOSED BUILDING**

| | | | |
|---|---|---|---|
| 1 | Type of Building Permission (New building/Revision to earlier approved plan/Additional construction) | *New* | |
| 2 | **Usage** | *Residential* | |
| 3 | **Number of Dwelling Units** | **Ground Floor** | **First Floor** |
| | | *1* | *0* |
| 4 | **Floor wise FSI area** | **Ground Floor area (sq.ft)** | **First Floor area (sq.ft)** |
| | | *981.35* | *1087.92* |
| 5 | **Total FSI area (in sq.ft)** | *2069.27* | |
| 6 | **Total Built Up area (in sq.ft)** | *2069.27* | |
| 7 | **Height of the building (in m)** | *6.75* | |
| 8 | **Total Parking Count** | *2* | |

| | | | | | |
|---|---|---|---|---|---|
| 9 | **Setbacks (in m)** | **Front** | **Rear** | **Side 1** | **Side 2** |
| | | *1.5* | *4.26* | *0* | *1.5* |

**D. DETAILS OF PAYMENT**

| | | |
|---|---|---|
| 1 | **Fees paid (in Rupees)** | *97237* |

**Permission is granted to the construction of the aforesaid building, self-certified by the applicant, subject to the following conditions.**

| | |
|---|---|
| 1 | This Building Permit/License is valid from 17/11/2025 to 17/11/2030 (5 Years). |
| 2 | **This building permit/license issued does not confer any ownership right of the applicant over the land/plot and cannot be produced as an evidence in proof of the title of the applicant in court of law.** |
| 3 | **If the land/plot under reference falls in Govt. land / Municipal land / open space reservations of approved or regularised layout, lands prohibited for development, lands earmarked for public purpose in the Master Plan, Detailed Development Plan, New Town Development Plan, lands earmarked for roads in the grid of roads plan, waterbodies, CRZ area, HACA and development prohibited/restricted areas in Rule 19 (Annexure XVII) of TNCD&BR, 2019, lands classified as Agriculture, Institution, Special & Hazardous , Non Urban, Open Space and Recreational Use Zone and site falling in street alignment/ road widening, the Building Permit/License will stand cancelled and action will be initiated against the building as per the provisions of the Tamil Nadu Town and Country Planning Act, 1971, Tamil Nadu Urban Local Bodies Act, 1998, Tamil Nadu Panchayats Act, 1994.** |

| | |
|---|---|
| 4 | **The building shall be constructed in compliance with the rules in Annexure XXIV of TNCD&BR, 2019. If the building is constructed in violation of the rules and the conditions therein, action will be taken against the building as per the provisions of the Tamil Nadu Town and Country Planning Act, 1971, Tamil Nadu Urban Local Bodies Act, 1998, Tamil Nadu Panchayats Act, 1994.** |

| | |
|---|---|
| 5 | **Post verification of the details self certified by the applicant and the plan generated will be carried out by the officials as per the rules in Annexure XXIV of the Tamil Nadu Combined Development and Building Rules, 2019.** |
| 6 | **This is a self certified and self generated permit, any fraud or misrepresentation of material facts in contravention of the provisions of the relevant Acts and rules shall make the applicant liable for prosecution and punishment under section 236 of the Bharatiya Nyaya Sanhita, 2023 (Central Act 45 of 2023) and section 379 of the Bharatiya Nagarik Surakhsa Sanhita, 2023 (Central Act 46 of 2023) and any other law applicable thereto for furnishing false information and wrong documents.** |
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Applicant Name: *M/s.CASA GRANDE AXIOM*

Date : *17/11/2025*

Signature valid

*Signed by: CG AXIOM 1*
*Location:Chennai*
*Date:2025.11.17 22:11:45*

**Note: This is a computer-generated letter and doesn't require any signature of the official.**

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.