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BuildingPlan Approval-Final Approval Letter

Proceedings of Executive Officer/ Village Panchayat President of Mutthukaadu Village Panchayats 224312 LGD Code -Thiruporur Block Panchayat, Chengalpattu District

Present: Mr./Mrs : Sangeetha M

Roc No: 03/2025-2026 Date: 03/04/2025

Sub:

Building License –Mutthukaadu Village Panchayat , 224312 LGD Code, to grant permission to construct Residential building at TVH Ouranya Bay , Kazhipathur , Thiruporur , Chengalpattu. Building Survey No : 170 subdivision: 1 Plot No : 627-Orders issued – reg.

Ref:

Application from Mr./Mrs.:TVH ESTATES CHENNAI PVT LTD S/o, H/o. , SWP/BPA/399872/2024 Survey No: 170 subdivision: 1 in Mutthukaadu Village Panchayat , Plot No:627 Dt: 23/11/2024 B.A.No. (4/03/04/2025)

Your application regarding building approval for Residential Building and subject to the following conditions, permission to construct the building is granted in TVH Ouranya Bay of Mutthukaadu 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	Bricks	0	0.00
Block 10	1	Ground Floor	Nill	Residential	Bricks	3217.00	298.87
Block 10	1	Floor 2	Nill	Residential	Bricks	2420.04	224.83
Block 10	1	Floor 1	Nill	Residential	Bricks	3484.81	323.75
Block 11	1	Ground Floor	Nill	Residential	Bricks	3482.98	323.58
Block 11	1	Floor 1	Nill	Residential	Bricks	3680.61	341.94

Block	No of Kitchen/ Units	Floor Name	Additional Floor Name	Usage	Construction Type	Built up (in Sq.Ft)	Built up (in Sq.Mtr)
Block 11	1	Floor 2	Nill	Residential	Bricks	2840.38	263.88
Block 12	2	Ground Floor	Nill	Residential	Bricks	5804.97	539.30
Block 12	1	Floor 2	Nill	Residential	Bricks	4733.96	439.80
Block 12	2	Floor 1	Nill	Residential	Bricks	6134.35	569.90
Block 13	1	Floor 2	Nill	Residential	Bricks	4733.96	439.80
Block 13	2	Floor 1	Nill	Residential	Bricks	6134.35	569.90
Block 13	2	Ground Floor	Nill	Residential	Bricks	5804.97	539.30
Block 14	1	Floor 2	Nill	Residential	Bricks	4313.63	400.75
Block 14	2	Floor 1	Nill	Residential	Bricks	5938.55	551.71
Block 14	2	Ground Floor	Nill	Residential	Bricks	5539.00	514.59
Block 15	3	Floor 1	Nill	Residential	Bricks	11041.83	1025.82
Block 15	3	Ground Floor	Nill	Residential	Bricks	10448.95	970.74
Block 15	3	Floor 2	Nill	Residential	Bricks	8521.14	791.64
Block 16	4	Floor 2	Nill	Residential	Bricks	11361.52	1055.52
Block 16	4	Floor 1	Nill	Residential	Bricks	14722.44	1367.76
Block 16	4	Ground Floor	Nill	Residential	Bricks	13931.94	1294.32
Block 17	1	Floor 2	Nill	Residential	Bricks	3367.70	312.87
Block 17	2	Ground Floor	Nill	Residential	Asbestos	4287.80	398.35
Block 17	1	Floor 1	Nill	Residential	Bricks	4641.82	431.24
Block 18	1	Floor 1	Nill	Residential	Bricks	3610.75	335.45
Block 18	1	Floor 2	Nill	Residential	Bricks	2841.02	263.94

Block	No of Kitchen/ Units	Floor Name	Additional Floor Name	Usage	Construction Type	Built up (in Sq.Ft)	Built up (in Sq.Mtr)
Block 18	1	Ground Floor	Nill	Residential	Bricks	3392.78	315.20
Block 19	2	Ground Floor	Nill	Residential	Bricks	4643.98	431.44
Block 19	1	Floor 2	Nill	Residential	Bricks	3787.17	351.84
Block 19	1	Floor 1	Nill	Residential	Bricks	4907.48	455.92
Block 2	1	Ground Floor	Nill	Residential	Bricks	0	0.00
Block 20	1	Ground Floor	Nill	Residential	Bricks	3212.38	298.44
Block 20	1	Floor 2	Nill	Residential	Bricks	4929.33	457.95
Block 20	1	Floor 1	Nill	Residential	Bricks	3471.03	322.47
Block 21	1	Floor 2	Nill	Residential	Bricks	4929.33	457.95
Block 21	1	Ground Floor	Nill	Residential	Bricks	3212.38	298.44
Block 21	1	Floor 1	Nill	Residential	Bricks	3471.03	322.47
Block 22	1	Ground Floor	Nill	Residential	Bricks	3212.38	298.44
Block 22	1	Floor 1	Nill	Residential	Bricks	3471.03	322.47
Block 22	1	Floor 2	Nill	Residential	Bricks	4929.33	457.95
Block 23	1	Floor 2	Nill	Residential	Bricks	3893.30	361.70
Block 23	1	Floor 1	Nill	Residential	Bricks	5742.76	533.52
Block 23	1	Ground Floor	Nill	Residential	Bricks	5273.02	489.88
Block 24	1	Floor 1	Nill	Commercial	Bricks	700.40	65.07
Block 24	1	Ground Floor	Nill	Commercial	Bricks	700.40	65.07
Block 3	1	Ground Floor	Nill	Residential	Bricks	0	0.00
Block 4	1	Ground Floor	Nill	Residential	Bricks	0	0.00

Block	No of Kitchen/ Units	Floor Name	Additional Floor Name	Usage	Construction Type	Built up (in Sq.Ft)	Built up (in Sq.Mtr)
Block 5	1	Ground Floor	Nill	Residential	Bricks	0	0.00
Block 6	1	Ground Floor	Nill	Residential	Bricks	5804.97	539.30
Block 6	2	Floor 2	Nill	Residential	Bricks	4733.96	439.80
Block 6	1	Floor 1	Nill	Residential	Bricks	6753.27	627.40
Block 7	1	Floor 1	Nill	Residential	Bricks	3680.61	341.94
Block 7	1	Ground Floor	Nill	Residential	Bricks	3482.98	323.58
Block 7	1	Floor 2	Nill	Residential	Bricks	2840.38	263.88
Block 8	1	Ground Floor	Nill	Residential	Bricks	1330.31	123.59
Block 8	1	Floor 1	Nill	Residential	Bricks	1330.31	123.59
Block 9	2	Floor 2	Nill	Residential	Bricks	5680.76	527.76
Block 9	2	Floor 1	Nill	Residential	Bricks	7361.22	683.88
Block 9	2	Ground Floor	Nill	Residential	Asbestos	6965.97	647.16

Professional Details :

Professional Name	Professional Category
Vasanthi padmanatan	Geo-Technical Engineers
R.Prasanna	Engineers Grade III
Mr,Kannan	Structural Engineers Grade I

1. This permission will be valid for a period of five years from 03/04/2025 to 03/04/2030

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 Mutthukaadu 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: TVH ESTATES CHENNAI
PVT LTD ,
S/o., W/o ,

TVH Novella No. 16/17 , Mylapore , Mylapore , Chennai

President Name : Sangeetha M

Executive Officer/ Village

Mutthukaadu Viilage Panchayat,224312

Thiruporur Block Panchayat,

Chengalpattu District.

Signature Not Verified

Signed by: Village Panchayat President
Location:Chengalpattu
Date:2025.04.03 17:01:00

Builing Plan Approval – Final Approvl Letter – 2

To Amend details survey numbers and detailed floor area as per DTCP Approval (Ref:**SWP/BPA/399872/2024)**

Proceedings of Executive Officer/ Village Panchayat President of Mutthukaadu Village Panchayats 224312 LGD Code -Thiruporur Block Panchayat, Chengalpattu District

Present : Mr./Mrs: Sangeetha M

Roc No: 03/2025-2026 /II

Date: 21.05.2025

SUBJECT:

BUILDING LICENCE APPROVAL issued by Mutthukaadu Village Panchayat, 224312 LGD Code, to grant permissionto construct Residential Building at Thiruporur Taluk, Muttukadu Panchayat, Kazhipattur Village, S.F.Nos 167/1, 167/2, 169/1A, 169/1B1, 169/1B2, 169/1B3, 169/2, **170/2**, 172, 173/3, 173/4, 174/1, 174/2, 175/1, 175/2, 176/1A, 176/1B, 176/2, 176/1C, 177/1, 177/2, 177/3, 179/1, 179/2A, 179/2B, 179/2C, 183/2, 185/1, 186/2B, 188/2A, 188/2B, 188/2C, 189/2, 189/3, 190/1, 190/2, 190/3, 191/1, 191/2, 193/1, 193/2A, 193/2B, 193/2C, 193/2D, 194, 195, 196, 197/1, 197/2A, 197/2B1, 197/2B2,197/2B3, 197/3A, 197/3B, 197/2C, 197/3C, 197/2D, 197/2E, 197/2F1, 197/2F2, 198/1, 198/2, 199/1A, 199/1B, 199/1C, 199/1D, 199/1E, 199/2A, 199/2B, 199/2C, 199/2D, 199/2E, 199/2F, 199/2G, 200/2A, 200/2B, 200/2C, 200/2D, 200/2E, 200/2F & 205 – as DTCP as Building online Permission as details furnished in reference below

Ref:

Application from M/s. TVH Estates Chennai Pvt. Ltd., online Application Reference No. SWP/BPA/399872/2024, Muttukadu Panchayat, Kazhipattur Village, S.F.Nos. S.F. No. 167/1, 167/2, 169/1A, 169/1B1, 169/1B2, 169/1B3, 169/2, 170/2, 172, 173/3, 173/4, 174/1, 174/2, 175/1, 175/2, 176/1A, 176/1B, 176/2, 176/1C, 177/1, 177/2, 177/3, 179/1, 179/2A, 179/2B, 179/2C, 183/2, 185/1, 186/2B, 188/2A, 188/2B, 188/2C, 189/2, 189/3, 190/1, 190/2, 190/3, 191/1, 191/2, 193/1, 193/2A, 193/2B, 193/2C, 193/2D, 194, 195, 196, 197/1, 197/2A, 197/2B1, 197/2B2,197/2B3, 197/3A, 197/3B, 197/2C, 197/3C, 197/2D, 197/2E, 197/2F1, 197/2F2, 198/1, 198/2, 199/1A, 199/1B, 199/1C, 199/1D, 199/1E, 199/2A, 199/2B, 199/2C, 199/2D, 199/2E, 199/2F, 199/2G, 200/2A, 200/2B, 200/2C, 200/2D, 200/2E, 200/2F & 205 – as earlier Building Approval No: 627/2011 dated 26/12/20212 in various survey numbers as stated

Your application regarding Building approval for Residential Building as per the Details of proposed Villa to be constructed as per detailed in the Approved Planning subject to the following conditions, Permission to construct the building is hereby granted in the survey number of mentioned in above subject of

Muttukadu Village, Chengalpattu District is scrutinised and permission is here by accorded to construct the building subject to the following condition.

PROPOSED FLOOR DETAILS

Proposed Villa area statement							
Block No.	**Type**	**Floor**	**FSI Area per Unit**	**Total No. of units**	**Total FSI Area**	**NON FSI Area**	**Total NON FSI Area**
Block-8	A	Ground Floor	138.74	5	693.70	1.71	8.55
		First Floor	113.98		569.90	17.36	86.80
		Second Floor	87.96		439.80	3.92	19.60
		Terrace Floor				18.40	92.00
Block-9	A	Ground Floor	138.74	3	416.22	1.71	5.13
		First Floor	113.98		341.94	17.36	52.08
		Second Floor	87.96		263.88	3.92	11.76
		Terrace Floor				18.40	55.20
Block-10	Commercial	Ground Floor	247.18	1	247.18		
		First Floor	247.18		247.18		
		Terrace Floor				12.29	12.29
Block-11	A	Ground Floor	138.74	6	832.44	1.71	10.26
		First Floor	113.98		683.88	17.36	104.16
		Second Floor	87.96		527.76	3.92	23.52
		Terrace Floor				18.40	110.40
Block-12	A	Ground Floor	138.74	2	277.48	1.71	3.42
		First Floor	113.98		227.96	17.36	34.72
		Second Floor	87.96		175.92	3.92	7.84
		Terrace Floor				18.40	36.80
	C	Ground Floor	99.14	1	99.14	3.29	3.29
		First Floor	95.79		95.79	1.00	1.00
		Second Floor	48.91		48.91		
		Terrace Floor				18.18	18.18
Block-13	A	Ground Floor	138.74	3	416.22	1.71	5.13
		First Floor	113.98		341.94	17.36	52.08
		Second Floor	87.96		263.88	3.92	11.76
		Terrace Floor				18.40	55.20
Block-14	A	Ground Floor	138.74	5	693.70	1.71	8.55
		First Floor	113.98		569.90	17.36	86.80

		Second Floor	87.96		439.80	3.92	19.60
		Terrace Floor				18.40	92.00
Block-15	A	Ground Floor	138.74	5	693.70	1.71	8.55
		First Floor	113.98		569.90	17.36	86.80
		Second Floor	87.96		439.80	3.92	19.60
		Terrace Floor				18.40	92.00
Block-16	A	Ground Floor	138.74	4	554.96	1.71	6.84
		First Floor	113.98		455.92	17.36	69.44
		Second Floor	87.96		351.84	3.92	15.68
		Terrace Floor				18.40	73.60
	C	Ground Floor	99.14	1	99.14	3.29	3.29
		First Floor	95.79		95.79	1.00	1.00
		Second Floor	48.91		48.91		
		Terrace Floor				18.18	18.18
Block-17	A	Ground Floor	138.74	9	1248.66	1.71	15.39
		First Floor	113.98		1025.82	17.36	156.24
		Second Floor	87.96		791.64	3.92	35.28
		Terrace Floor				18.40	165.60
Block-18	A	Ground Floor	138.74	12	1664.88	1.71	20.52
		First Floor	113.98		1367.76	17.36	208.32
		Second Floor	87.96		1055.52	3.92	47.04
		Terrace Floor				18.40	220.80
Block-19	A	Ground Floor	138.74	2	277.48	1.71	3.42
		First Floor	113.98		227.96	17.36	34.72
		Second Floor	87.96		175.92	3.92	7.84
		Terrace Floor				18.40	36.80
	B	Ground Floor	130.12	1	130.12	7.61	7.61
		First Floor	105.43		105.43	17.28	17.28
		Second Floor	62.67		62.67	3.84	3.84
		Terrace Floor				18.40	18.40
	C	Ground Floor	99.14	1	99.14	3.29	3.29
		First Floor	95.79		95.79	1.00	1.00
		Second Floor	48.91		48.91		
		Terrace Floor				18.18	18.18
Block-20	A	Ground Floor	138.74	2	277.48	1.71	3.42

		First Floor	113.98		227.96	17.36	34.72
		Second Floor	87.96		175.92	3.92	7.84
		Terrace Floor				18.40	36.80
	B	Ground Floor	130.12	1	130.12	7.61	7.61
		First Floor	105.43		105.43	17.28	17.28
		Second Floor	62.67		62.67	3.84	3.84
		Terrace Floor				18.40	18.40
Block-21	A	Ground Floor	138.74	4	554.96	1.71	6.84
		First Floor	113.98		455.92	17.36	69.44
		Second Floor	87.96		351.84	3.92	15.68
		Terrace Floor				18.40	73.60
Block-22	B	Ground Floor	130.12	3	390.36	7.61	22.83
		First Floor	105.43		316.29	17.28	51.84
		Second Floor	62.67		188.01	3.84	11.52
		Terrace Floor				18.40	55.20
Block-23	B	Ground Floor	130.12	3	390.36	7.61	22.83
		First Floor	105.43		316.29	17.28	51.84
		Second Floor	62.67		188.01	3.84	11.52
		Terrace Floor				18.40	55.20
Block-24	B	Ground Floor	130.12	3	390.36	7.61	22.83
		First Floor	105.43		316.29	17.28	51.84
		Second Floor	62.67		188.01	3.84	11.52
		Terrace Floor				18.40	55.20
Block-25	A	Ground Floor	138.74	2	277.48	1.71	3.42
		First Floor	113.98		227.96	17.36	34.72
		Second Floor	87.96		175.92	3.92	7.84
		Terrace Floor				18.40	36.80
	B	Ground Floor	130.12	1	130.12	7.61	7.61
		First Floor	105.43		105.43	17.28	17.28
		Second Floor	62.67		62.67	3.84	3.84
		Terrace Floor				18.40	18.40
	C	Ground Floor	99.14	2	198.28	3.29	6.58
		First Floor	95.79		191.58	1.00	2.00

		Second Floor	48.91		97.82		
		Terrace Floor				18.18	36.36
Block-26	Commercial	Ground Floor	39.96	1	39.96		
		First Floor	39.96		39.96		
		Terrace Floor				12.00	12.00
Gym & Indoor game		Ground Floor	18.00		18.00		
		First Floor	18.00		18.00		
		Second Floor	18.00		18.00		
		Terrace Floor				9.00	9.00
Total				**83**	**27229.64**		**3360.16**

Professional Details:

Professional Name	**Professional Category**
Vasanthi padmanatan	Geo-Technical Engineers
R.Prasanna	Engineers Grade III
Mr.Kannan	Structural Engineers Grade I

1. This permission will be valid for a period of five years from 03/04/2025 to 03/04/2030
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 Mutthukaadu 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

M/s. TVH Estates Chennai Private Limited
TVH-NOVELLA
No.16/17,3rd cross street
RA Puram, Chennai-28

தலைவர்
முட்டுக்காடு முதல்நிலை ஊராட்சி
திருப்போரூர் ஊராட்சி ஒன்றியம்
செங்கல்பட்டு மாவட்டம் - 603 130.



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