Verified RealEstate™

RE REGULATORY RECORD

RERA Document

The document as the regulator published it, reproduced in full behind this page.

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

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

hello@verified.realestate
+91 9996 12 9996
verified.realestate

DIGITALLY VERIFIED RECORD

LOGU LOGU Associates [Regd]
♦ ENGINEERS ♦ ARCHITECTS ♦ CONSTRUCTORS

No. 9/1, Thirunavukarasu Street,
Advaidha Ashram Road, Salem - 636 004.
Cell: 94437 44055, 97500 44055
Email:loguassociates@gmail.com

STABILITY CERTIFICATE

(To be furnished while filing application for registration of building)

The detailed engineering and structure design of the proposed building comprising of Stilt + 5 floors at WARD J - BLOCK 39 , TS.NO. 4/2B ,4/3 ,4/4 ,4/5 ,4/6 ,4/7KUMARASAMIPATTI VILLAGE, SALEM TOWN, SALEM TALUK, SALEM DISTRICT , TAMILNADU -636007 has been done by me/us based on the report of geotechnical investigation (soil test) done by Department of Technical Education, Government college of Engineering, Salem. Report No. C-1912 Dated 20.09.2024 and considering the functional requirement of the building.

2. It is certified that among other factors, the proposed building has been designed to resist earthquake. I/We have checked various parameters and found that the proposed building would be safe.

3. I/We further certify that:

(i) The minimum grade of concrete is M25
(ii) The design and analysis has been done using the code of practice for plain and reinforced concrete as per IS 456, design loads as per IS Codes No 875(part 1) 1987 and design of earthquake resistant structure as per IS Code No 875(part 2) 1987

4. The building will be safe and sound when used for the purpose for which it is designed.

Stamp and Signature
Rtn. Er. P.L. SRRINIVASAN, M.E.,
STRUCTURAL ENGINEER
LOGU ASSOCIATES (Regd)
ENGINEERS, ARCHITECTS AND CONSTRUCTORS
9/1, Thirunavukarasu Street,
Advaidha Ashram Road, SALEM-4
SCMC No: 8/2017-18 SLPA No: 38-RE-I/15-RSE-I/2019

Encl.: Structural Design Calculation

Annexure – XIV
[See rule 51(3)]
Form 1
Structural Design Basis Report
(1) This report to accompany theapplication for Building Developments

Part 1	**General Data**		
S.No.	**Description**	**Information**	**Notes**
1.	Site Address	Salem Town , Hasthampatty, Maravaneri, Periyeri , Kumarasamipatti, Ward-J, Salem - 636007.	
2.	Name Of Owner	**RAJENDRAN .J**	
3.	Name of Registered Developer along with the Registration Number.	Nil	
4.	Name of Registered Architect/Engineer along with the Registration Number.	**NAVIN PRASSAD. M R** Reg. No. CA/2018 / 102495 NO.38/2, GROUND FLOOR,16TH STREET,'R' BLOCK,ANNANAGAR, CHENNAI - 600 040.	
5.	Name of Registered Structural Engineer along with the Registration Number.	**Thiru.P.L.SRINIVASAN,** LOGU ASSOCIATES, 9/1 THIRUNAVUKARASU STREET,ADVAIDHA ASHRAM ROAD, , SALEM – 636 004.	
6.	Use of the building.	Residential building.	
7.	Number of floors above ground level (including floors to be added later, If any)	Stilt + 5 floors	
8.	Number of basement below ground level.	Nil	
9.	Type of structure Load bearing walls. R.C.C frame R.C.C frame and shear Walls Steel frame	R.C.C Frame	
10.	Soil data Type of soil Design safe bearing capacity	Gravel soil 20 T/M^2(Average) Clay soil $6T/M^2$	IS 1893 C1.6.3.5.2 IS 1904 IS 1892 IS 2131 IS 2720
11.	Dead loads (unit weight adopted) • Earth • Water • Brick Masonry • Plain cement concrete • Reinforced cement concrete • Floor finish • Other fill materials	 18 KN/M^3 10 KN/M^3 19.2 KN/M^3 24 KN/M^3 25 KN/M^3 1.2 KN/M^2 0 KN/M^3	IS 875 Part 1
12.	Imposed (live) loads		

Rtn. Er. P.L. SRRINIVASAN, M
STRUCTURAL ENGINE
LOGU ASSOCIATES (Re
ENGINEERS, ARCHITECTS AND CONSTRUC
9/1, Thirunavukarasu Str
Advaidha Ashram Road, SALE
SCMC No: 8/2017-18 SLPA No: 38-RE-I/15-RSE-I/

12.	Imposed (live) loads Floor loads Roof loads	 4 KN/M² 1.5 KN/M²	IS 875 Part 2
13.	Cyclone /Wind Speed Design pressure intensity	 47 M/Sec 1.54 KN/M²	IS 875 Part 3
14.	Seismic Zone	III	IS 1893(2002)
15.	Importance factor	1.2	IS 1893(2002) Table 6
16.	Seismic Zone factor (Z)	0.16	IS 1893 Table 2
17.	Response reduction factor	5	IS 1893 Table 7
18.	Fundamental natural period-approx.	In x-0.16 In y -0.31	IS 1893 C1.7.6
19.	Design horizontal acceleration spectrum value (Ah)	In x-0.06 In y -0.058	IS 1893 C1.6.4.2
20.	Expansion /Separation joints	NA	
21.	Building is regular/irregular	Regular	IS 1893

- Enclose detailed drawings drawn to scale for each floor
- Incase terrace garden is provided,indicate additional fill load and live load along with the detailed drawings drawn to scale.

Part 3	**Reinforced Concrete framed buildings**		
1.	Type of buildings • Regular frames • Regular frames with shear walls • Irregular frames • Irregular frames with shear walls • Shear wall	Regular frames	IS 1893 C1.7.1
2.	Number of basement	Nil	
3.	Number of floors including ground floor.	Stilt + 5 floors	
4.	Horizontal floor system • Beam and slabs • Waffles • Ribbed floor • Flat slab with drops • Flat plate without drops	Beams and slabs	

Rtn. Er. P.L. SRINIVASAN, M.E.,
STRUCTURAL ENGINEER
LOGU ASSOCIATES (Regd)
ENGINEERS ARCHITECTS AND CONSTRUCTORS
9/1, Thirunavukarasu Street,
Advaidha Ashram Road, SALEM-4.
SCMC No: 8/2017-18 SLPA No: 38-RE-I/15-RSE-I/2019

5.	Soil data • Type of soil • Recommended type of foundation - Independent footings - Raft - Piles • Recommended bearing capacity of soil. • Recommended type, length,diameter and load capacity of piles • Depth of water table • Chemical analysis of ground water • Chemical analysis of soil	Gravel soil/Clay soil Isolated/ Combined/Raft 20 T/M² and 6 T/M²	
6.	Foundations Depth below ground level Type Independent Interconnected Raft Piles.	3.6(Average)/3.52 M Isolated Raft	
7.	System of interconnecting Foundations Plinth beams Foundation beams	At Plinth level Tie beams	
8.	Grade of concrete used in different parts of building.	M25 for All works	
9.	Method of analysis used.	Static Analysis	
10.	Computer Software used.	StaadPro	
11.	Torsion included	Yes	IS: 1893 C1. 7.9
12.	Base shear a.Based on approximate fundamental period b.Based on dynamic analysis c.Ratio of a/b	In x-0.16 In y -0.31 NA NA	IS: 1893Cl.7.5.3
13.	Distribution of seismic forces along the height of the building.	As per code	IS: 1893 Cl.7.7
14.	The Column of soft Stiltfloordesigned heavy when compared to first to fifth floor.	Yes	IS: 1893 Cl.7.10
15.	Clear minimum cover provided in • Footing • Column • Beams • Slabs • Walls	 50 mm 40 mm 30 mm 20 mm 25 mm	IS: 456 Cl.26.4

Rtn. Er. P.L. SRINIVASAN, M.E.,
STRUCTURAL ENGINEER
LOGU ASSOCIATES (Regd)
ENGINEERS, ARCHITECTS AND CONSTRUCTORS
9/1, Thirunavukarasu Street,
Advaidha Ashram Road, SALEM-4.
SCMC No: 8/2017-18 SLPA No: 38-RE-I/15-RSE-I/2019

16.	Ductile detailing of RC frame • Type of reinforcement used • Minimum dimensions of beams • Minimum dimensions of columns • Minimum percentage of reinforcement at any section of beams • Maximum percentage of reinforcement at any section of beam • Spacing of transverse reinforcement in 2-d length ofbeams near the ends. • Ratio capacity of beams in shear to capacity of beams in flexure. • Maximum percentage of reinforcement in column • Column stirrups near ends of columns and in beam-column joints Diameter Spacing • Ratio of shear capacity of columns to maximum seismic shear in the floor.	 Fe500 230 x 450 mm 300/230 x 450 mm 0.87/fy bD 0.04 bD 125 mm 0.025 4% 8 mm 150 mm c/c NA	 IS: 456 Cl.5.6 IS:13920 Cl.6.1 IS: 13920 Cl.7.1.2 IS: 456 Cl.26.5.1(a) IS: 456 Cl.26.5.1(b) IS: 13920 Cl.6.2.1 IS: 13920 Cl.6.2.2 IS: 13920 Cl.6.3.5 IS: 456 Cl.26.5.3.1 IS: 13920 Cl.7.4
17.	Does the future require clearance by SDRP Example : High rise buildings. Prefab building Building in hazard prone areas.	Nil.	

Foundation

i. In case raft foundation has been adopted,indicate K value used for analysis of the raft.

ii. Incase pile foundations have been used,give full particulars of the piles,type, ,dia. , Length,capacity

iii. Incase of high water table, indicate system of countering water pressure, and indicate the existing water table,and that assumed to design foundations.

Rtn. Er. P.L. SRRINIVASAN, M.E.,
STRUCTURAL ENGINEER
LOGU ASSOCIATES (Regd)
ENGINEERS ... & CONSTRUCTORS
9/1, Thirunevukarasu Street,
Advaidha Ashram Road, SALEM-4
SCMC No: 8/2017-18 SLPA No: 38-RE-I/15-RSE-I/2014

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.