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3/3



This Planning Permission issued under New Rule TNCDBR, 2019 is subject to final outcome of the W.P.(MD) No.8948 of 2019 and WMP (MD) Nos. 6912 & 6913 of 2019.

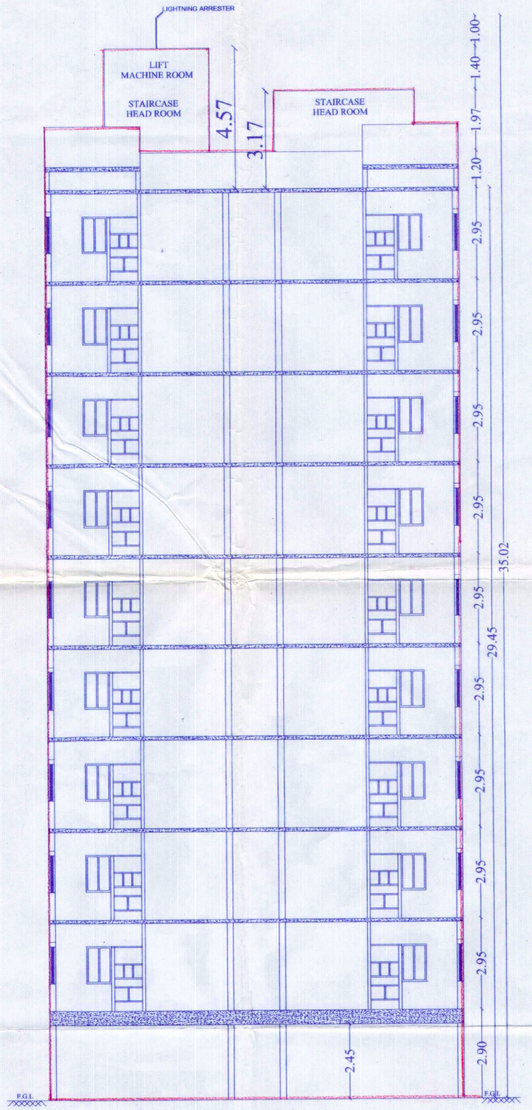
Planning Permission No.
PP/HRB/23/2023/C/C

APPROVED
Subject to conditions mentioned in this office
Letter No. C&A/187724/22 Dated 25/07/2023

For Member Secretary
Chennai Metropolitan Development Authority
Chennai-600 008.

Fee 27/07/2023

ELEVATION A-A'



SECTION A-A'

TAMIL NADU URBAN HABITAT DEVELOPMENT BOARD

SHEET : 03/03

T.D.NO.89/2022
(BLOCK NO. 01)
(STILT+9 FLOORS)
(21 DWELLING UNIT / FLOOR)
[189 DWELLING UNIT/BLOCK]

PLAN SHOWING THE DEMOLITION OF EXISITING 4 NOS OF GF + 3 FLOORS RESIDENTIAL BUILDING BLOCKS WITH 144 TENEMENTS AND RECONSTRUCTION OF SINGLE BLOCK WITH STILT FLOOR + 9 FLOORS HIGH RISE RESIDENTIAL BILDING WITH 189 EWS TENEMENTS ABUTTING HARRINGTON ROAD, CHETPET, CHENNAI, COMPRISED AT T.S.NO 238 PART, BLOCK NO 16, EGMORE VILLAGE GREATER CHENNAI CORPORATION GCC DIVISION NO : 107 & ZONE : VIII

SCHEDULE OF JOINERY PER TENEMENT

TYPE	DESCRIPTION	SIZE(M)
D1	MAIN DOOR	1.00 X 2.10
D2	DOOR	0.90 X 2.10
D3	DOOR	0.75 X 2.10
O	OPENING	0.90 X 2.10
W	WINDOW	0.80 X 1.50
GW	GRILL WINDOW	1.70 X 1.20
KW	KITCHEN WINDOW	0.80 X 1.20
V	VENTILATOR	0.60 X 0.60

AREA DETAILS :

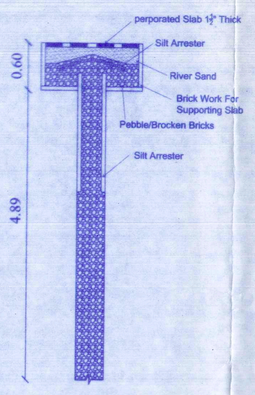
PLINTH AREA / UNIT (INCLUDING COMMON AREA)	- 38.70 sq.m
COMMON AREA / UNIT	- 7.84 sq.m
PLINTH AREA / UNIT (EXCLUDING COMMON AREA)	- 30.86 sq.m
CARPET AREA / UNIT (GENERAL UNIT)	- 25.37 sq.m
CARPET AREA / UNIT (PwD UNIT)	- 26.80 sq.m

NOTE:

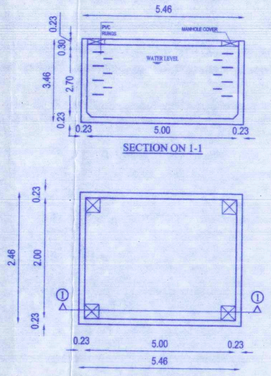
1. ALL DIMENSIONS ARE IN METER.

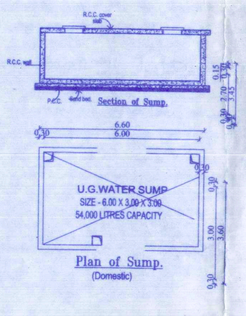
SCALE 1:100	PROJECT	VEMBULIAMMAN KOIL
SIZE A0	DWG. TITLE	BUILDING PLAN

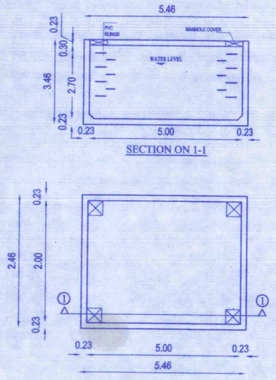
TECHNICAL ASST.	TOWN PLANNING SPEC
ARCHITECT	ASSISTANT PLANNER
R. Balamouroudane M.Tech.,F.I.Struct.E.,FN.,MISE.,MSSE.,MIC.,MWCOAO,MISTE., Centre for Urbanization, Buildings & Environment IIT Madras Research Park, Chennai – 600 113. Registered Structural Engineer (GR – I) CMDA REGD. No. SE/GR-I/2022/07328 STRUCTURAL ENGINEER	EXECUTIVE ENGINEER TAMILNADU URBAN HABITAT DEVELOPMENT BOARD DIVISION - III, T.P. CHATRAM, CHENNAI - 10. EXECUTIVE ENGINEER
SENIOR PLANNER	CHIEF ENGINEER

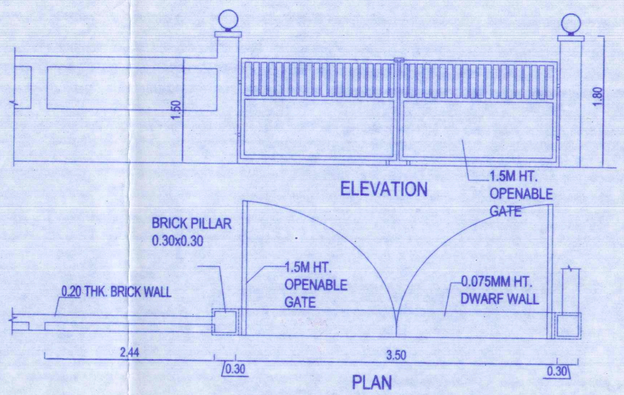


Percolation Pit

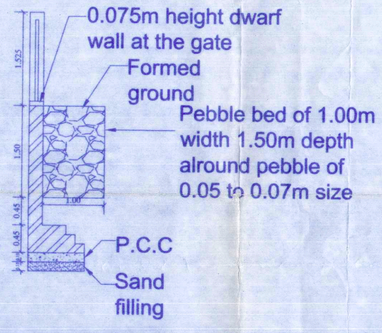




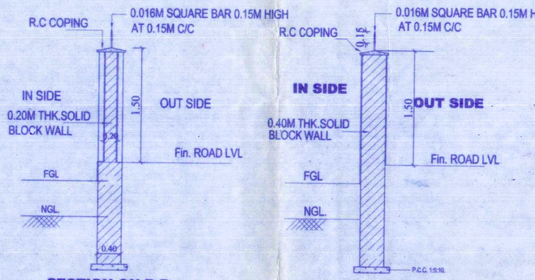


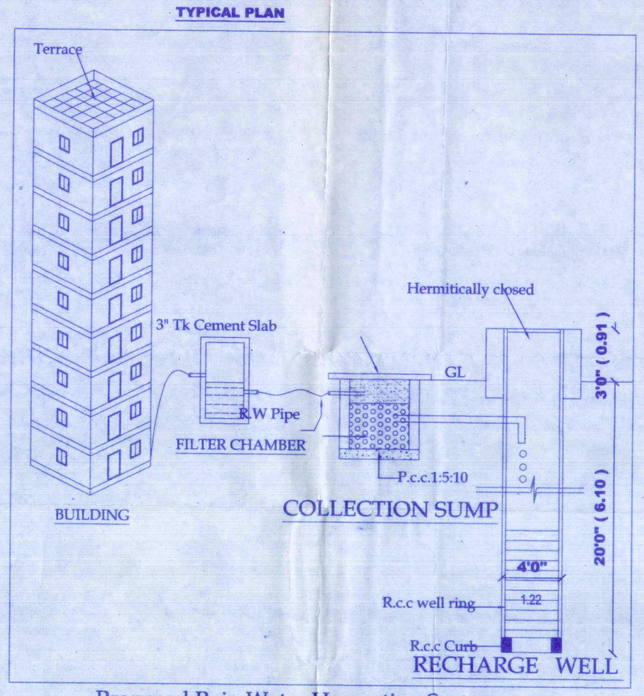


COMPOUND WALL & GATE DETAIL
(NOT TO SCALE)

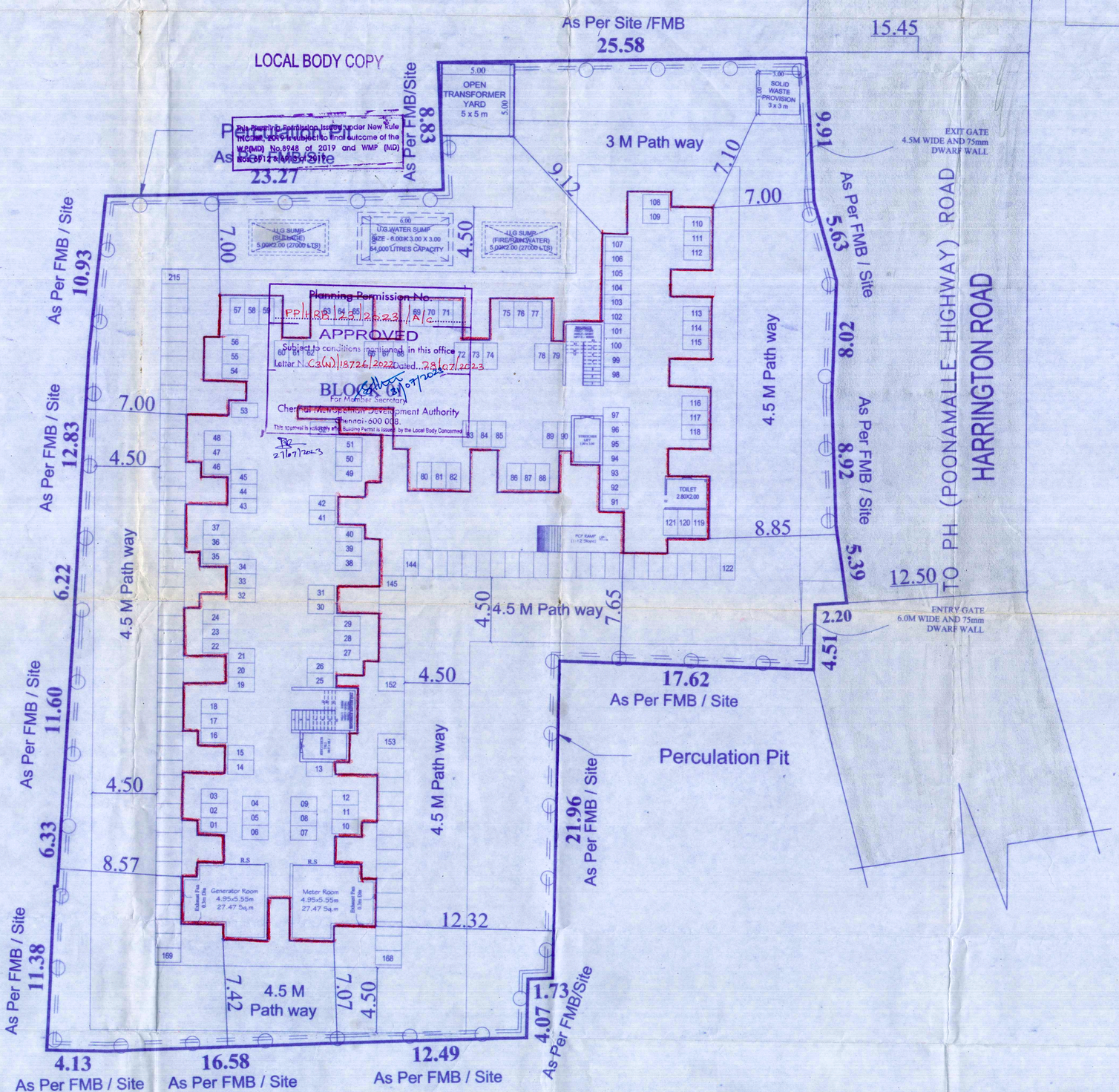


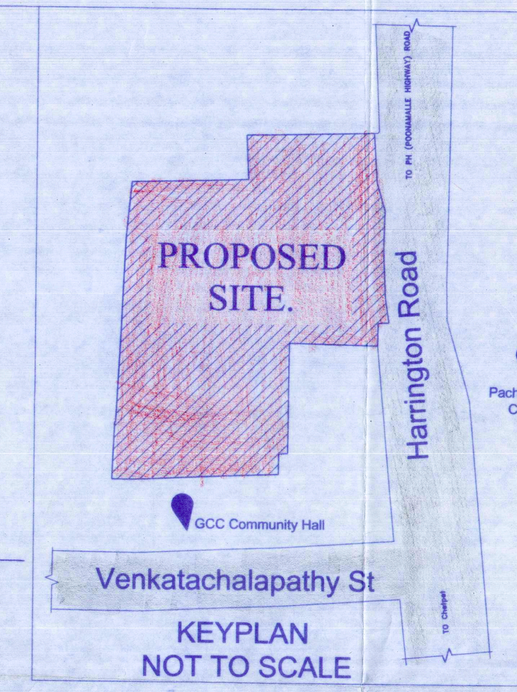
TYPICAL COMPOUND WALL DETAILS





Proposed Rain Water Harvesting System
Provided As Per CBR Norms Drawing NO:3A
(Not to Scale)





SHEET :01/03

TAMIL NADU URBAN HABITAT DEVELOPMENT BOARD

PLAN SHOWING THE RECONSTRUCTION OF SINGLE BLOCK WITH STILT FLOOR + 9 FLOORS HIGH RISE RESIDENTIAL BILDING WITH 189 EWS TENEMENTS (1 UNIT USED FOR REFUGE AREA) ABUTTING HARRINGTON ROAD, CHETPET, CHENNAI, COMPRISED AT T.S.NO 238 PART, BLOCK NO 16, EGMORE VILLAGE GREATER CHENNAI CORPORATION GCC DIVISION NO : 107 & ZONE : VIII

REFERENCE:	TYPE - A
ADOPTED TYPE DESIGN NO.	- 89/2022
NO. OF FLOORS	- S + 9.
PLINTH AREA / UNIT	- 38.70 sq.m.
NUMBER OF BLOCKS	- 1 Nos.
NO. OF UNITS	- 188 (1) Nos.
TOTAL NO. OF UNITS	**- 189 Nos.**

AREA STATEMENT:

AS PER DOC	- 2815 Sq.m.
AS PER PATTA	- 3306 Sq.m.
LEAST EXTENT	- 2815 Sq.m.

LAND USE DTAILS:

SL.No.	USE	AREA in sq.m	LAND in %	NOTATION
1.	RESIDENTIAL	0.1387	49.27 %	
2.	VEHICAL PARKING	0.0509	18.08 %	
3.	INTERNAL ROADS	0.0919	32.65 %	
	TOTAL	**0.2815**	**100.00 %**	

SOLAR CALCULATION DETAILS :

NO. OF TENEMENTS	: 188 Nos.
NO. OF PERSONS/FAMILY	: 5.0 Persons.
TOTAL NO. OF PERSONS	: 940 Nos.
REQUIRED WATER FOR 1PERSION	: 60 Lit/Day
TOTAL WATER REQUIREMENT(940 x 60)	: 56,400 Lit /Day
ONE SOLAR CAPACITY	: 3000 Lit
REQUIRED SOLAR (56,400/3000)	: 19 Nos.

VEHICLE PARKING DETAILS:

No. of Parking Required (188+19)	- 207 Nos.
No. of Parking Provided	- 215 Nos.
Parking lot size	- (1.0 x 1.8) m.
Area / Parking lot	- 1.80 sq.m.
TOTAL AREA (215 X 1.80)	- 387 sq.m.

BLOCK 01

Floor	Total Area	Space excludeed from FSI	Parking Area	FSI Area	Number of Dwelling Units
Stilt floor	812.56	44.80	712.29	55.47 m^2	0
1st Floor	815.69	0	0	815.69 m^2	21
2nd Floor	805.19	0	0	805.19 m^2	21
3rd Floor	805.19	0	0	805.19 m^2	21
4th Floor	805.19	0	0	805.19 m^2	21
5th Floor	805.19	0	0	805.19 m^2	21
6th Floor	805.19	0	0	805.19 m^2	21
7th Floor	805.19	0	0	805.19 m^2	20 + 1 (Refuge Area)
8th Floor	805.19	0	0	805.19 m^2	21
9th Floor	805.19	0	0	805.19 m^2	21
TOTAL	8069.71	44.80	712.29	7312.68	**189** (1 Refuge Area)

FSI = 7312.68 / 2815 = 2.598

Coverage = 815.69 / 2815 x 100 = 28.98 %

NOTE:

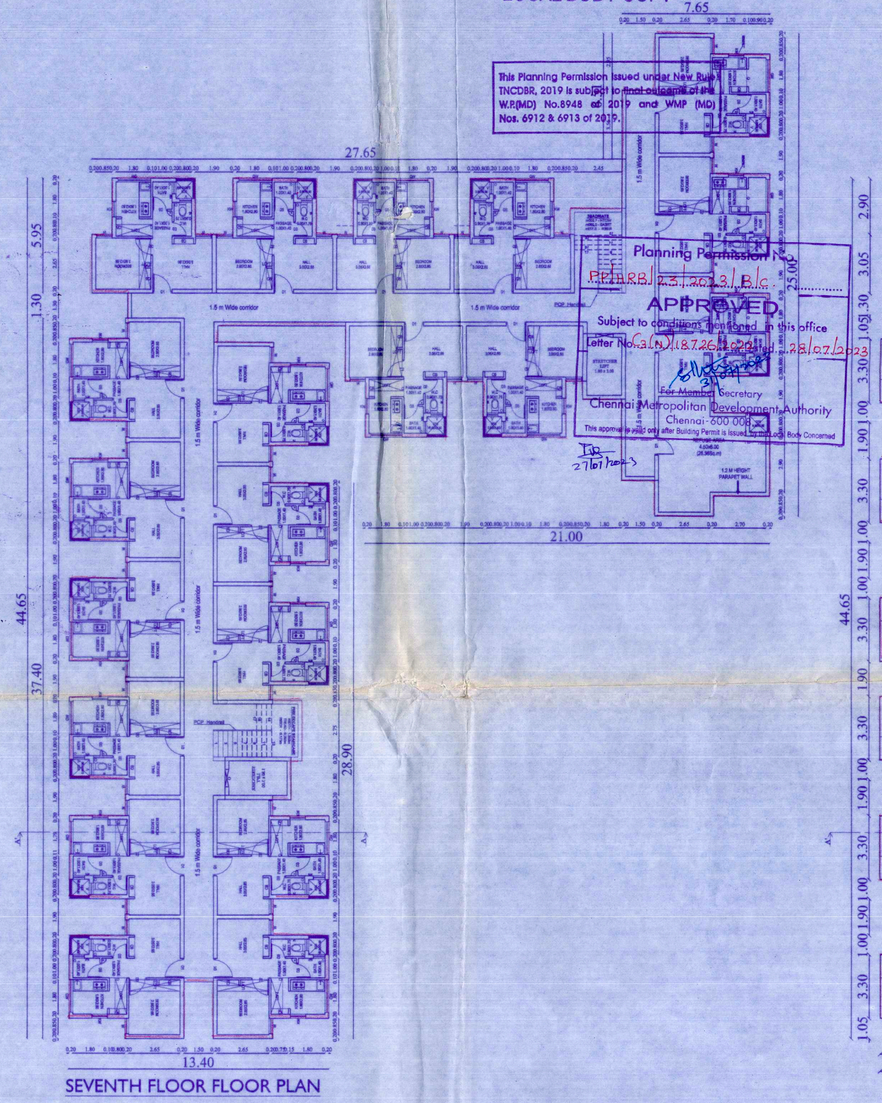
1. ALL DIMENSIONS ARE IN METER.
2. THE TYPED DESIGN TO BE ADOPTED FOR **VEMBULIAMMAN KOIL** SCHEME.

SCALE. 1:400	PROJECT	**VEMBULIAMMAN KOIL**
SIZE A0	DWG. TITLE	SITE PLAN

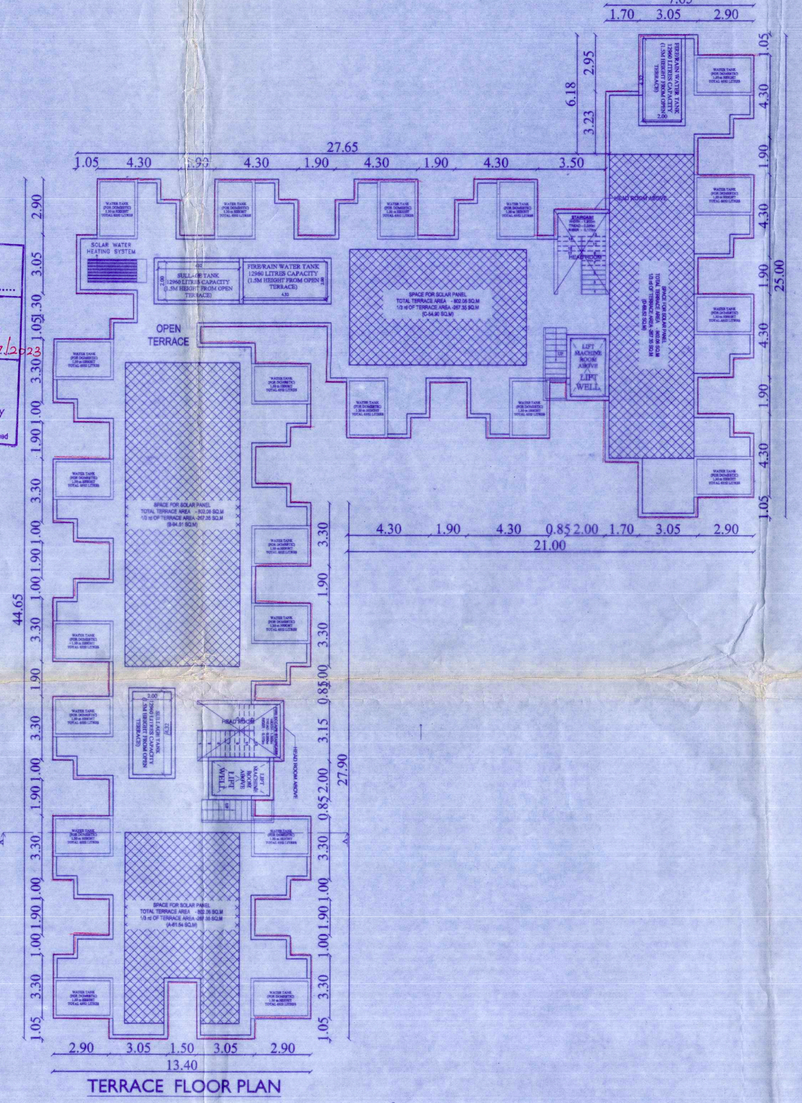
TECHNICAL ASST.	TOWN PLANNING SPEC
B. SATHIYA PRABA, PLANNING ASSISTANT, Registration No: RE/GR-I/19/09/293, Registered Engineer Grade-I (RE), Tamil Nadu Urban Habitat Development Board, 5, Kamarajar Salai, Chennai-600 005. ARCHITECT	ASSISTANT PLANNER
R. Balamourougane, M.Tech, F.I.E(Struct., FIV, MIGE, MISSE, MIEI, MINSOAD, MISTE), Centre for Urbanization, Buildings & Environment, IIT Madras Research Park, Chennai – 600 113, Registered Structural Engineer (GR – I), CMDA REGD. No. SE/GR-I/2022/07/328. STRUCTURAL ENGINEER	EXECUTIVE ENGINEER, TAMILNADU URBAN HABITAT DEVELOPMENT BOARD, DIVISION - III, T.P. CHATRAM, CHENNAI - 10. EXECUTIVE ENGINEER
SENIOR PLANNER	U. MANIMEKALAI, M.A.,MTP.,AITP., SENIOR PLANNER, Tamil Nadu Urban Habitat Development Board, 5, Kamarajar Salai, Chennai-600 005. CHIEF ENGINEER

2/3

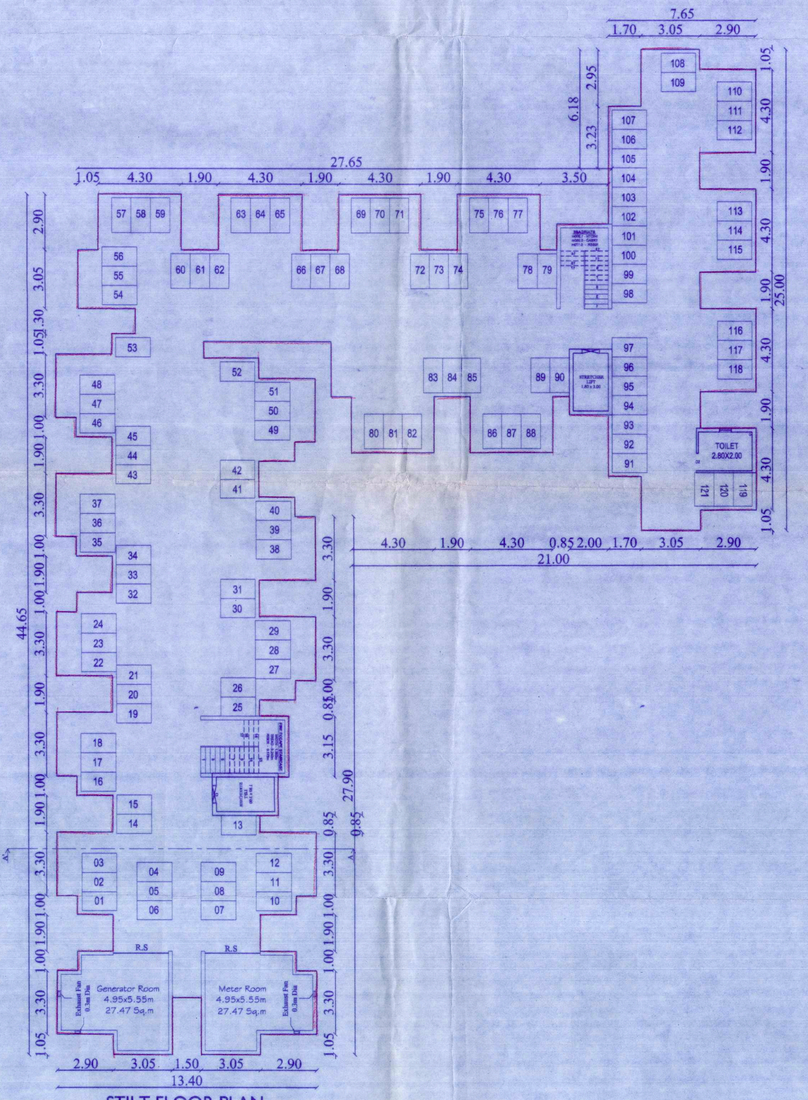
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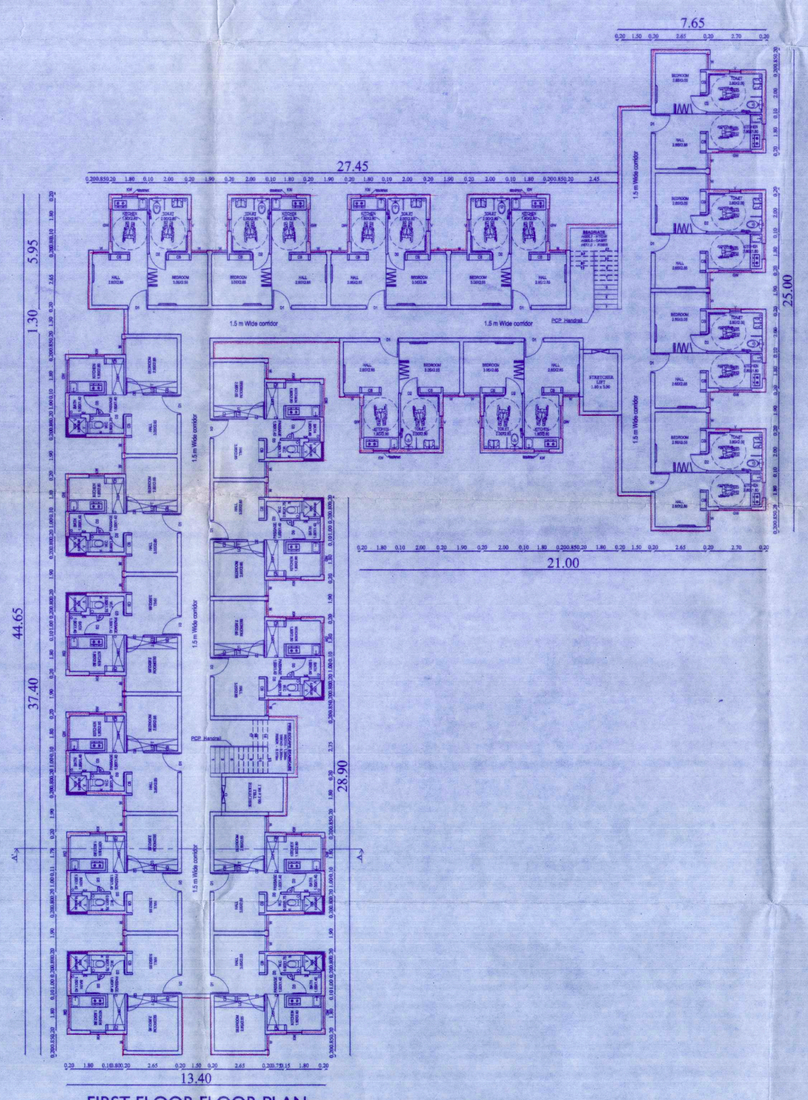
SEVENTH FLOOR FLOOR PLAN



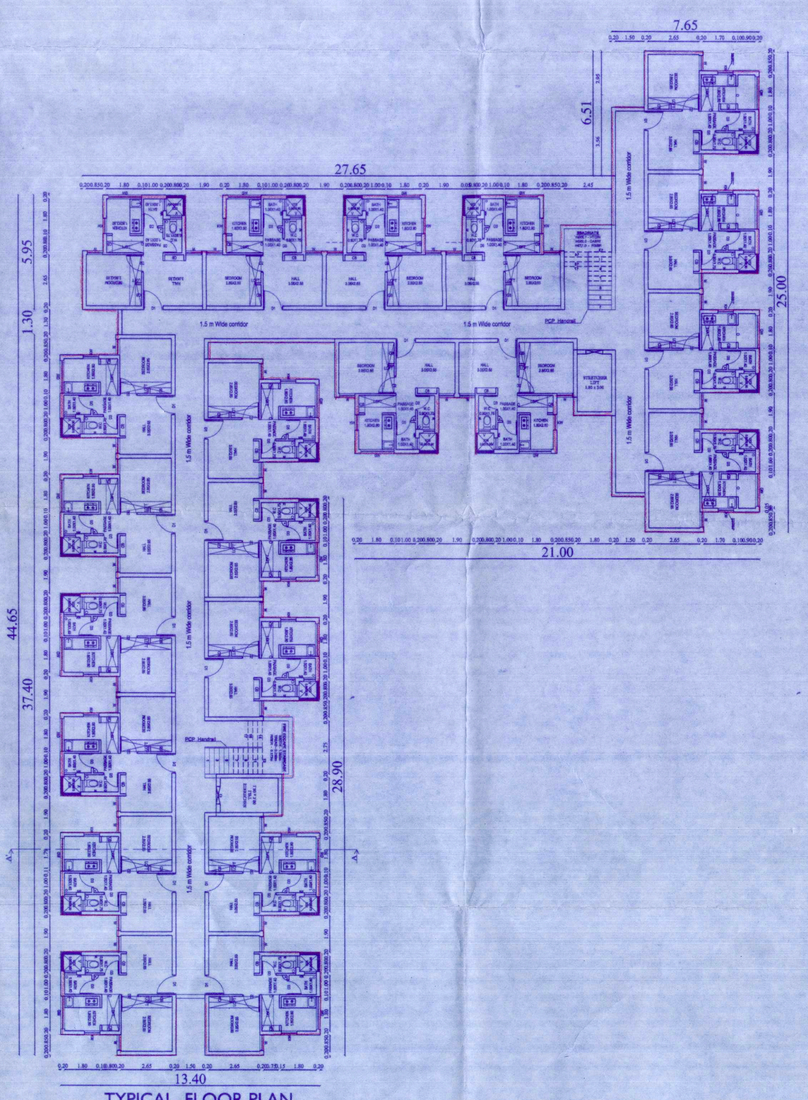
TERRACE FLOOR PLAN



STILT FLOOR PLAN



FIRST FLOOR FLOOR PLAN



TYPICAL FLOOR PLAN
(SECOND TO SIXTH & EIGHT TO NINTH FLOOR)

SHEET : 02/03

TAMIL NADU URBAN HABITAT DEVELOPMENT BOARD

T.D.NO.89/2022
(BLOCK NO. 01)
(STILT+9 FLOORS)
(21 DWELLING UNIT / FLOOR)
[189 DWELLING UNIT/BLOCK]

PLAN SHOWING THE RECONSTRUCTION OF SINGLE BLOCK WITH STILT FLOOR + 9 FLOORS HIGH RISE RESIDENTIAL BILDING WITH 189 EWS TENEMENTS ABUTTING HARRINGTON ROAD, CHETPET, CHENNAI, COMPRISED AT T.S.NO 238 PART, BLOCK NO 16, EGMORE VILLAGE GREATER CHENNAI CORPORATION GCC DIVISION NO : 107 & ZONE : VIII

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W	WINDOW	0.80 X 1.50
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NOTE:

1. ALL DIMENSIONS ARE IN METER.

SCALE 1:100	PROJECT	VEMBULIAMMAN KOIL	N
SIZE A0	DWG. TITLE	BUILDING PLAN	W E S

TECHNICAL ASST.	TOWN PLANNING SPEC
ARCHITECT	ASSISTANT PLANNER
R.Balamouroughane, M.Tech.,FAIBenvil.,FN,MSE,MISE,MIGSG,MSFE, Centre for Urbanization, Buildings & Environment IIT Madras Research Park, Chennai – 600 113. Registered Structural Engineer (GR – I) CMDA REGD. No: SE/GR-I/2022/07/328	EXECUTIVE ENGINEER TAMILNADU URBAN HABITAT DEVELOPMENT BOARD DIVISION - III, 12, CMDA, CHENNAI-08
STRUCTURAL ENGINEER	EXECUTIVE ENGINEER
SENIOR PLANNER	CHIEF ENGINEER

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Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

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