

RE

REGULATORY RECORD

# RERA Document

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

**Er. N. Senthil Kumaran. M.E.(Struct.), A.M.I.E.,**  
Structural Engineer, Chartered Engineer.

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**Ph:99944 94406. Mail: senthilnsk.er@gmail.com**

**Date: 14.11.2025**

**STABILITY CERTIFICATE**

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

1. The detailed engineering and structure design of the Proposed Construction of Stilt + 4 floors Residential Apartment Building with 16 Dwelling units at Ward 13, New S.No.110/2A1A1A1C (Ols SF.No.110/2A) of Karuppur Village, Omlaur Taluk, Salem District has been done by us based on the report of the geotechnical investigation (soil test) done by Er.P.Kulainthaivel, M.E., Ph.D.,(Soil), Report No- Global/Soil/2024/423, Dated 24.10.2024 and considering the functional requirements 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 IS 875 Part-1,2,3 and design of earthquake resistant structure as per IS Code No 1893.

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

**Encl.: Structural Design Calculation**



**Er.N.SENTHIL KUMARAN,M.E.(Struct),**  
**Registered Structural Engineer Grade-II (RSE201192020)**  
**Registered Engineer Grade-III (RE305812020)**  
**No-150A, 2<sup>nd</sup> Floor, P.S.Sivasamy Salai,**  
**Mylapore, Chennai-04. Ph:9994494406.**



**GREATER CHENNAI CORPORATION  
WORKS DEPARTMENT**

**PROFESSIONAL REGISTRATION CERTIFICATE**

This is to certify that **Thiru. Senthil Kumaran N** has been enrolled as **Registered Structural Engineer Grade- II (RSE)** in Greater Chennai Corporation (GCC) who has the qualification of **B.E.,(Civil Engg.,)** with minimum of **3 years** experience in the relevant field.

The Registration No. is **RSE201192020** dated **05.03.2021** It is informed herewith to comply with the scope of work, duties and responsibilities as prescribed by the Government of Tamil Nadu in Part – V, “Registration of Professionals”, Tamil Nadu Combined Development and Building Rules, 2019 approved vide G.O.(Ms) No.18 MA&WS (MA1) Dept. dated 04.02.2019. and as amended in G.O.(MS) No.16 MA&WS (MA1) Dept, dated 31.01.2020.

This Registration is valid upto **04.03.2026**



8.5.21  
5/3/2021

Superintending Engineer (Works)  
Greater Chennai Corporation.

RGN No: RSE201192020

Dated :05.03.2021

1.2.21  
05/03/21  
5/3/21

# 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](#)



# 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



# Every claim in this document traces back to a government record.

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Legal opinions, due diligence and title verification

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Building plan, layout and sub-division approvals

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Completion and occupancy certificates, regularisation

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Escrow, negotiation and NRI property management

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Land survey, soil testing, architecture and construction

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Prepared from the registers named on the page each finding sits on. Where a register could not be read, this document says so in its place rather than leaving the gap to be read as a clean result.

