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PROPOSED CONSTRUCTION OF RESIDENTIAL APARTMENT (S+5) AT BESANT NAGAR, CHENNAI

Report on Geotechnical Investigation

Client:

M/s. Lancor Holdings Ltd,
Chennai.

MS GEOTECH
Geotechnical, Geophysical & Engineering Survey in Offshore & Onshore

® **MARS SYNERGY GEOTECH Pvt Ltd**
An ISO 9001: 2015 Certified Company
NABL Accredited Laboratory

Plot No.145A, 2nd Cross Street, Developed Plots Estate,
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NABL : ULR-TC867822100000403F

Project No: MSGTPL/SI-5659/22-23

Dec-2022

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
'ThalamuthuNatarajan Building', No.1, Gandhi Irwin Road,
Egmore, Chennai-600 008.

PROFESSIONAL REGISTRATION CERTIFICATE

This is to certify that the**TmtVASANTHIPADMANABAN** has enrolled as **Registered Geo-Technical Engineer (RGTE)** with Chennai Metropolitan Development Authority (CMDA) who has the qualification of **M.Tech.,(Soil Mechanics & Foundation Engg.)** and experience in the relevant field for **6years.**

She has been given the Registration No.**GTE/2019/04/016** Renewed on **03.04.2024.** She shall be required to comply with the duties and responsibilities 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 MAWS (MA1) Dept. dated 04.02.2019.

This Registration is valid upto **02.04.2029.**



3/4/2024.

(A. MEGANATHAN)
Superintendent

VASANTHI PADMANABAN, M.Tech.,
Registered Geotechnical Engineer
Reg. No: GTE/19/04/016

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Geotechnical, Geophysical & Engineering Survey in Offshore & Onshore

To

M/s. Lancor Holdings Ltd,

Chennai.

06th Dec 2022

Reg: Proposed construction of Residential Apartment (S+5) at "Bagya" 2nd Avenue/10th cross Street, Besant Nagar, Chennai, Tamil Nadu, INDIA.

The **Mars Synergy Geotech Pvt Ltd**, Chennai has completed the geotechnical engineering services for the above referred project.

This geotechnical engineering report presents the results of the subsurface exploration and the recommendations for your proposed structures foundation are presented here in final form together with a summary of field and laboratory data.

We appreciate the opportunity to be of service to you on this project. If you have any comments concerning this report, or if we may be of further services, please contact us/mail.

Note:

1. The test results enclosed are only related to the sample tested by us.
2. The Report shall not be reproduced in full or part without written permission from Mars Synergy Geotech Laboratory.
3. All the lab related tested values are as per the standard conditions followed by the lab.
4. Samples are retained for 30 days from sample received date at lab.

Sincerely,

Mars Synergy Geotech Pvt Ltd.

VASANTHI PADMANABAN, M.Tech.,
Registered Geotechnical Engineer
Reg. No: GTE/19/04/016

ULR-TC867822100000403F

Report No: **MSGTPL/SI-5659/22-23**

Copies Submitted: (2)

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REPORT ON SOIL INVESTIGATION AND RECOMMENDATIONS FOR THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING (S+5) AT BESANT NAGAR, CHENNAI.

1.0 INTRODUCTION

M/s. Lancor Holdings Ltd is planning to construct residential apartment (S+5) at "Bagya" 2nd Avenue/10th cross Street, Besant Nagar, Chennai, Tamil Nadu, INDIA. **M/s. Mars Synergy Geotech Pvt Ltd**, Chennai, carried out this investigation and completed on 24th Nov 2022 as per the instructions from owner of the project.

The scope of work includes the following:

- Making single number of Standard Soil Investigation bore-hole
- Collecting soil samples at regular depth intervals
- Conducting SPTs at every 1.0m/1.50m depth intervals
- Conducting laboratory tests on samples collected
- Submitting report with laboratory test results and recommendations for foundations.

1.1 DESCRIPTION OF STRUCTURE

The proposed structure is residential building (S+5). The exact details of columns are not available at the time of preparation of this report. Assuming an approximate column spacing of 4 to 5 m c/c considering this the central column load works about 120 to 130 tones for proposed building. These loads are assumed for the purpose of foundation only and for the structural design, exact loads are to be estimated based on a suitable structural analysis.

1.2 SOIL INVESTIGATION

The field investigation works were carried out using 1 set of Rotary mechanical drilling Rig. The following activities, carried out in chronological sequence, comprised the field work for the project

- Mobilisation of rotary drill rig, water pump, testing tools and accessories.
- Collection of disturbed samples of non-cohesive soils.
- Sampling and logging of the boreholes. Packing, labeling and dispatching the samples to laboratory.
- Field investigation, tests and laboratory tests conducted as per IS-1892 and IS -2720

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1.3 FIELD SAMPLING

Single number of standard soil investigation borehole of 100mm diameter was made at the locations shown in the drawing, **MSGTPL/SI-5659** enclosed. Investigations were conducted up to 20.0m from existing ground level. SPTs were conducted at every 1.0m/1.5m depth intervals and samples were collected for identification and testing.

1.4 LABORATORY TESTS

The laboratory-testing scheme is so designed to obtain the design parameters for the foundations. The following parameters are evaluated:

- Type of soil and it's gradation properties
- Specific Gravity
- Natural Moisture Content (NMC)
- Angle of Shearing Resistance
- Sieve analysis on the coarse-grained soil fraction

All the test results are presented in the tabular forms. Comprehensive field information along with SPT values is presented on separate sheet.

1.5 SOIL PROFILE

Based on visual identification of soil samples and test results (of both field and laboratory tests), the soil profile arrived. Subsoil is made-up of five distinctive layers there are

(i) Medium dense SAND up to -2.50m with **SPT's N=13-27**
(ii) Dense SAND -2.50m to -4.5m with **SPT's N=36-49**
(iii) Very Dense SAND -4.50m to -10.0m with **SPT= >50**
(iv) Medium dense to Dense SAND -10.50m to -19.0m with **SPT = 23-41**
(v) Very Dense SAND -19.0m to 20.0m with **SPT's N=>61**

The soil profile details are presented in the bore-chart.

1.6 GROUND WATER TABLE

Determination of Ground water Table and water depth from Existing Ground level was done using Steel tape with weight. The depth of Ground water table was determined as per procedure laid in IS 6935-1973. At the time of Soil Investigation (23/11/2022 to 24/11/2022) at site, ground water table was **0.6m** depth encountered with in the investigated depth from Existing Ground Level.

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1.7 DISCUSSION ON FOUNDATION

From the sub soil profile and laboratory test data, it can be seen that the top soil is medium SAND up to -2.50m followed by dense SAND up to -4.50m. From 4.50m depth to 10.0m depth very dense SAND, below this layer dense to medium dense SAND up to 19.0m followed by very dense SAND layer are encountered up to 20.0m depth from EGL.

The proposed structure is a six storied residential apartment, the column loads are assumed about 120 to 130 tones in the absence of structural drawing. Based on the soil strata it is ideal to adopt STRIP RAFT at 2.0m depth.

If there are 6 columns with approx. maximum load of column taken as 130tonnes with average column spacing of 4.5m.

The approximate load on 6 column strip = 6 x 130= 780tonnes

The approximate strip length = 5 x 4.5 = 22.5m
Strip width= 1.5m
The average load intensity on the foundation soil = 780/ (1.5*22.5)= 23.11ton/m^2
The SBC is calculated with above dimensions (1.5mx22.5m @ 2.0m depth) The SBC= 25 Ton/Sq.m Hence safe.

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1.8 RECOMMENDATIONS

- The proposed structure is a Stilt+ five upper floors residential building.
- Excavate up to 2.0m after excavation thorough compaction to be done bottom.
- Adopt strip raft of 1.5m minimum width at a depth of 2.0m below the E.G.L can be adopted.
- **The Safe bearing capacity is 25.0T/sq.m. can be taken at 2.0m below E.G.L**
- The Strip raft Shall be designed as inverted 'T'
- These should be inter connecting strip rafts in perpendicular direction.
- Strip raft should rest on 150mm thick 1:4:8 mat.
- The settlements are within permissible limits.
- All foundation works should be done in dry conditions only.
- Excavated soil can be re used with proper compaction.
- The proposed project site is situated in Besant Nagar Chennai which falls under Seismic Zone III as per IS 1893 (Part 1) - 2002. Structure should be design against Earth quake resistance

Note: In this Site area there is Open well was found during investigation. Proper consultation to be taken from a well experienced Structural Engineer for the foundation in the well location. Foundation should be away from 1.5 times of the diameter of the well.

VASANTHI PADMANABAN, M.Tech.,
Registered Geotechnical Engineer
Reg. No: GTE/19/04/016

2.0 DETERMINATION OF BEARING CAPACITY OF SHALLOW FOUNDATIONS

[Based On IS: 6403-1981]

Strip Width: 1.5m
Length of Strip: 22.5m (Assumed)
Depth of Foundation: 2.0m
Existing Ground level: 0.00M
Ground Water Table level: -0.00M (Due to Heavy Rain Temporary)
Bulk Density (W) of Soil above Footing Base: 1.85
Submerged Density (W') of Soil above Footing Base: 0.85T/Cu.M.
Bulk Density (W) of Soil below Footing Base: 1.85T/Cu.M.
Factor of Safety: 3.0

Shape factor	Depth Factor	Inclination Factor
Sq = 1.010	Dq = 1.24	Iq = 1.000
Sg = 1.010	Dg = 1.24	Ig = 1.000

Water Table Correction Factor w' = 0.50

Effective surcharge at base level q = 1.70 T/Sq.M.

Ultimate Net B.C. = Qult_n = q*(Nq-1)*Sq*Dq*Iq + 0.5*B*W*Ng*Sg*Dg*Ig*W'

Angle of Internal Friction (phai): 32^0

Bearing Capacity Factors
Nq = 24.36 Ng =32.65

Thus Qult_n =73.93T/Sq.M.
Allowable Bearing Capacity (Qall) = 25.87T/Sq.M. **Say 25T/m²**

Settlement Calculations as per IS-8009-(Part1) 1998

S= Sc+Si

Sc=5mm

$$Si = pB\frac{(1-\mu^2)}{Es}I$$

S_i= Medium dense SAND (2.0m to 5.0m)

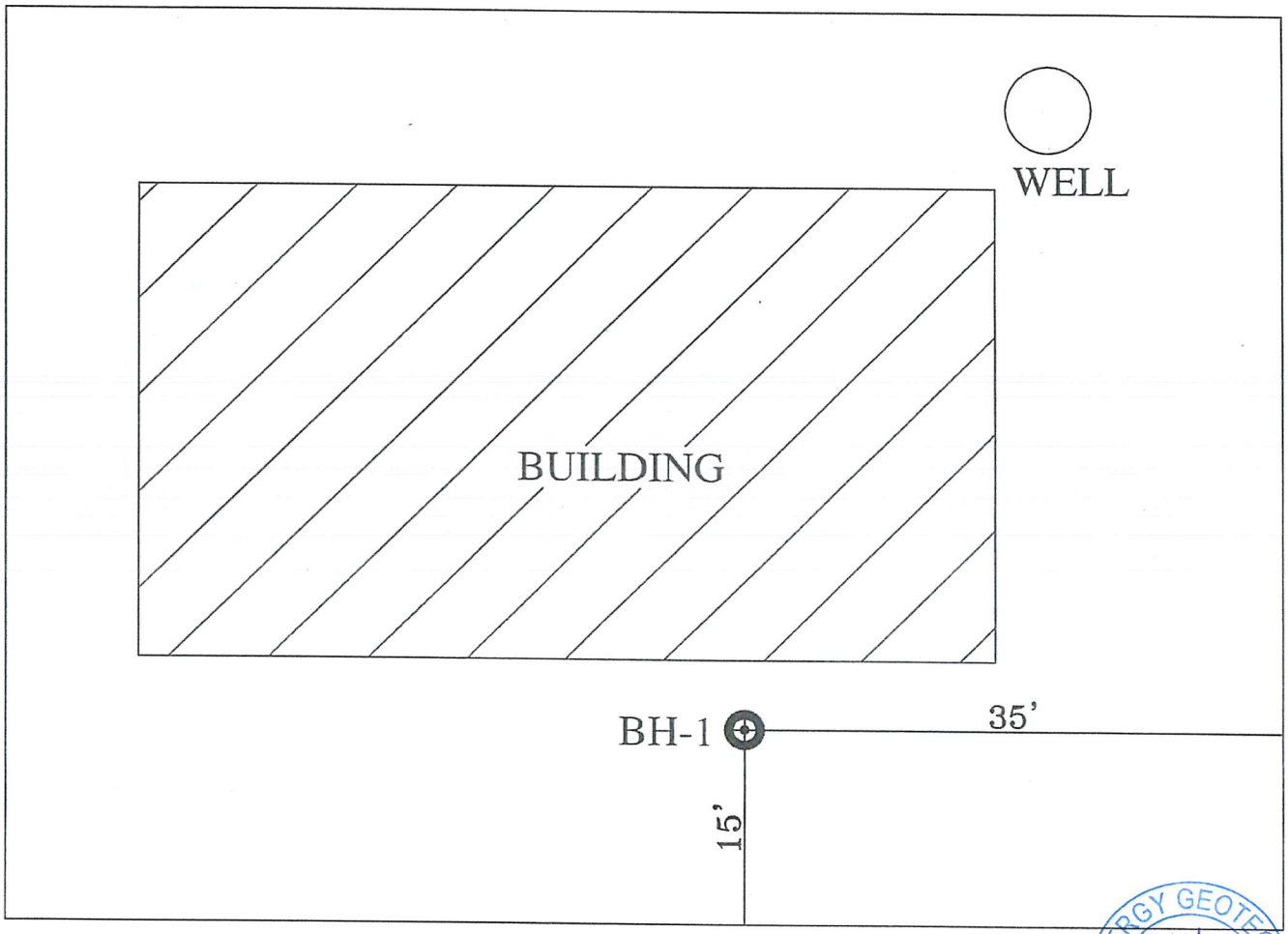
$$Si = 25 * 1.5\frac{(1-0.3^2)}{2000} * 1.31 = 0.022m = 22.35m$$



S= Sc+Si= 5+22.35=27.35mm

Depth Correction = 27.35*0.87= **Say 23.79mm**

Total settlements 24mm, it is less than 25mm hence it is safe as per IS 1904-1986.



ROAD

MARS SYNERGY GEOTECH PVT LTD

TITLE: DRAWING SHOWING THE SOIL INVESTIGATION BORE HOLE LOCATIONS

PROJECT: PROPOSED CONSTRUCTION OF RESIDENTIAL APARTMENT (STILT+5 UPPER FLOORS) AT BESANT NAGAR

LEGEND:

BH: BORE HOLE	⊗ -SOIL TEST LOCATION		SCALE: N T S
ACTIVITY	EXECUTED BY	DATE STARTED	DATE FINISHED
FOREMEN	RAJA	23.11.2022	24.11.2022
DRAFTING	J.BABU	05.12.2022	05.12.2022

N

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DRAWING NO: MSGTPL/SI-5659/22-23

BOREHOLE LOG

Project No: MSGTPL/SI-5659/22-23

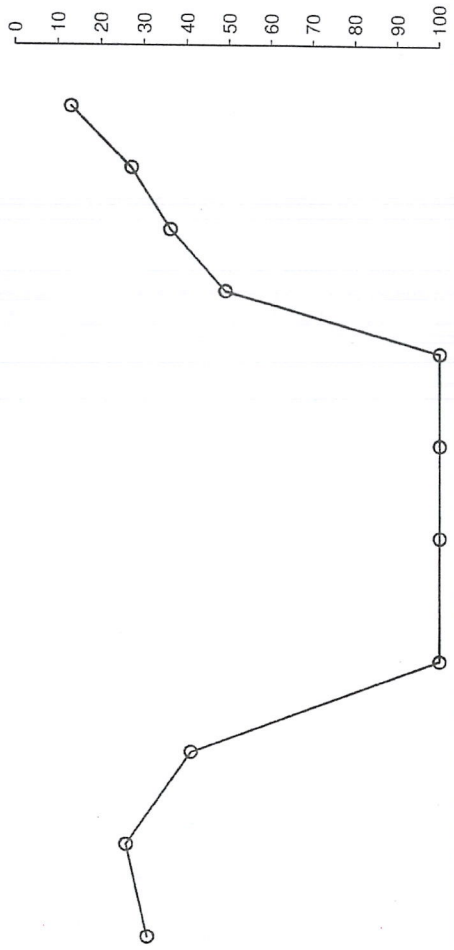
Project: Proposed Construction of Residential Apartment (Stilt+5 Upper Floors) at Besant Nagar

Location	Besant Nagar
Ground R.L	Nil
Drilling	Rotary

Borehole No	BH-1	
G.W.T (m)	(-)0.60m	
Date of Start	23-Nov-2022	
Date of Complete	24-Nov-2022	
Dia of Bore (mm)	100	Sheet
Termination Depth (m)	20.00	1 of 1

Depth below EGL (m)	Layer Thickness	Soil Layers Description	Soil Symbol	IS-Classification	Type Field Test	Test Depth (m)	SPT Values Record 0 to 45cm			SPT- N- Value
0.0										
0.5	1.0	Medium Dense Brownish Medium to Fine SAND		SW						
1.0					SPT	1.0	4	5	8	13
1.5	1.0	Medium Dense Brownish Fine to Medium SAND		SW						
2.0					SPT	2.0	7	11	16	27
2.5										
3.0	2.0	Dense Brownish Fine to Medium SAND		SW	SPT	3.0	11	15	21	36
3.5										
4.0					SPT	4.0	16	22	27	49
4.5										
5.0					SPT	5.0	23	39	50 Blows for 9Cm	
5.5										
6.0										
6.5					SPT	6.5	31	50 Blows for 13Cm		
7.0	6.0	Very Dense Brownish Fine SAND		SW-SM						
7.5										
8.0					SPT	8.0	37	50 Blows for 9Cm		
8.5										
9.0										
9.5										
10.0					SPT	10.0	50 Blows for 3Cm			
10.5										
11.0	1.5	Dense Greyish Fine SAND .		SW						
11.5					SPT	11.5	12	18	23	41
12.0										
12.5	1.5	Medium Dense Greyish Clayey SAND		SC						
13.0					SPT	13.0	7	11	15	26
13.5										
14.0	1.5	Dense Greyish Fine SAND		SM						
14.5					SPT	14.5	9	14	17	31
15.0										

Graphical Representation of SPT



Borehole Termination Depth (m) 20.0

EGL- Existing Ground Level
R.L- Reduced Level
GWT- Ground Water Table

SPT- Standard Penetration Test
UDS- Undisturbed Sample
VST- Vane Shear Test

DS- Disturbed Sample
CR- Core Recovery
RQD- Rock Quality Designation

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BOREHOLE LOG

Project No: MSGTPL/SI-5659/22-23

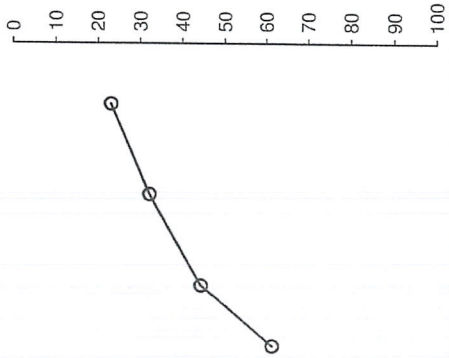
Project: Proposed Construction of Residential Apartment (Stilt+5 Upper Floors) at Besant Nagar

Location	Besant Nagar
Ground R.L	Nil
Drilling	Rotary

Borehole No	BH-1	
G.W.T (m)	(-)0.60m	
Date of Start	23-Nov-2022	
Date of Complete	24-Nov-2022	
Dia of Bore (mm)	100	Sheet
Termination Depth (m)	20.00	2 of 2

Depth below EGL (m)	Layer Thickness	Soil Layers Description	Soil Symbol	IS-Classification	Type Field Test	Test Depth (m)	SPT Values Record 0 to 45cm			SPT- N- Value
15.0										
15.5	1.0	Medium Dense Greyish Clayey SAND		SC						
16.0					SPT	16.0	6	9	14	23
16.5										
17.0										
17.5	3.0	Dense Greyish Clayey SAND		SC	SPT	17.5	8	12	20	32
18.0										
18.5										
19.0					SPT	19.0	13	18	26	44
19.5	1.0	Very Dense Brownish Fine to Medium SAND		SM						
20.0					SPT	20.0	16	24	37	61
20.5										
21.0										
21.5										
22.0										
22.5										
23.0										
23.5										
24.0										
24.5										
25.0										
25.5										
26.0										
26.5										
27.0										
27.5										
28.0										
28.5										
29.0										
29.5										
30.0										

Graphical Representation of SPT



Borehole Termination Depth (m) 20.0

EGL- Existing Ground Level
R.L- Reduced Level
GWT- Ground Water Table

SPT- Standard Penetration Test
UDS- Undisturbed Sample
VST- Vane Shear Test

DS- Disturbed Sample
CR- Core Recovery
RQD- Rock Quality Designation

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Project No: MSGTPL/SI-5659/22-23

Project : Proposed Construction of Residential Apartment (Stilt+5 Upper Floors) at Besant Nagar

BH No 1 | **Ground Water Level:(-)0.60m** | **Termination Depth:20.0m**

SUMMARY OF TEST RESULTS

N Value	Layer Thickness	Depth (m)	Soil Description	IS Classification	Index Properties (%)						Specific Gravity	Grain Size Analysis (%)				
					NMC	W_L	W_P	I_P	Ic	FreeSwell		Gravel	Coarse Sand	Medium Sand	Fine Sand	Silt & Clay
	1.0	0.00	Medium Dense Brownish Medium to Fine SAND	SW												
13		1.00			18						2.65	0	0	34	64	2
27	1.0	2.00	Medium Dense Brownish Fine to Medium SAND	SW	16							1	0	49	46	4
36	2.0	3.00	Dense Brownish Fine to Medium SAND	SW	17						2.63	3	1	48	44	4
49		4.00			16							0	2	61	35	2
>100	6.0	5.00	Very Dense Brownish Fine SAND	SW-SM	17						2.60	0	0	30	61	9
>100		6.50			18							0	0	18	68	14
>100		8.00			19						2.65	0	0	2	97	1
>100		10.00			18							0	1	12	84	3
41	1.5	11.50	Dense Greyish Fine SAND	SW	23						2.62	0	0	2	90	8
26	1.5	13.00	Medium Dense Greyish Clayey SAND	SC	23							0	0	6	73	21
31	1.5	14.50	Dense Greyish Fine SAND	SM	26						2.66	0	0	8	76	16
23	1.5	16.00	Medium Dense Greyish Clayey SAND	SC	17							0	0	19	50	31
32	3.0	17.50	Dense Greyish Clayey SAND	SC	15						2.61	0	1	22	48	29
44		19.00			15							8	5	24	29	34
61	1.0	20.00	Very Dense Brownish Fine to Medium SAND	SM	12						2.65	10	19	33	27	11

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Project No: MSGTPL/SI-5659/22-23

Project :Proposed Construction of Residential Apartment (Stilt+5 Upper Floors) at Besant Nagar

Method: IS-2720 P-2

Natural Moisture Content Data Sheet

BH.No/ Pit no	1		1		1		1		1		1	
Depth (m)	1.0		2.0		3.0		4.0		5.0		6.5	
Tare No	272	175	261	67	20	221	47	61	163	296	72	166
Wt of Tare (gr)	30.80	29.30	29.00	32.10	29.50	28.60	31.80	29.70	29.40	29.10	29.40	29.40
Tare + Soil (gr)	59.60	56.60	62.68	52.88	57.70	48.47	60.35	53.67	62.51	52.58	55.96	52.11
Tare+Dry soil (gr)	55.13	52.41	57.95	50.02	53.50	45.53	56.51	50.37	57.60	49.13	51.86	48.60
Wt of Water (gr)	4.47	4.19	4.73	2.86	4.20	2.94	3.84	3.30	4.91	3.45	4.10	3.51
Wt Dry soil (gr)	24.33	23.11	28.95	17.92	24.00	16.93	24.71	20.67	28.20	20.03	22.46	19.20
Water Content (%)	18.37	18.13	16.34	15.96	17.50	17.37	15.54	15.97	17.41	17.22	18.25	18.28
Average Water Content (%)	18		16		17		16		17		18	

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Project No: MSGTPL/SI-5659/22-23

Project :Proposed Construction of Residential Apartment (Stilt+5 Upper Floors) at Besant Nagar

Method: IS-2720 P-2

Natural Moisture Content Data Sheet

BH.No/ Pit no	1		1		1		1		1		1	
Depth (m)	8.0		10.0		11.5		13.0		14.5		16.0	
Tare No	259	266	152	144	42	86	291	121	255	77	9	51
Wt of Tare (gr)	30.40	31.10	29.90	30.10	29.60	29.50	29.40	29.90	28.80	30.90	30.60	30.10
Tare + Soil (gr)	53.81	54.49	55.36	48.96	58.69	53.63	57.29	56.99	53.33	47.03	55.97	67.91
Tare+Dry soil (gr)	50.00	50.75	51.44	46.05	53.16	49.05	52.05	51.88	48.20	43.69	52.22	62.28
Wt of Water (gr)	3.81	3.74	3.92	2.91	5.53	4.58	5.24	5.11	5.13	3.34	3.75	5.63
Wt Dry soil (gr)	19.60	19.65	21.54	15.95	23.56	19.55	22.65	21.98	19.40	12.79	21.62	32.18
Water Content (%)	19.44	19.03	18.20	18.24	23.47	23.43	23.13	23.25	26.44	26.11	17.35	17.50
Average Water Content (%)	19		18		23		23		26		17	

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NABL
CERTIFICATE NO.TC-8678

ULR-TC867822100000403F

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Project No: MSGTPL/SI-5659/22-23

Project :Proposed Construction of Residential Apartment (Stilt+5 Upper Floors) at Besant Nagar

Method: IS-2720 P-2

Natural Moisture Content Data Sheet

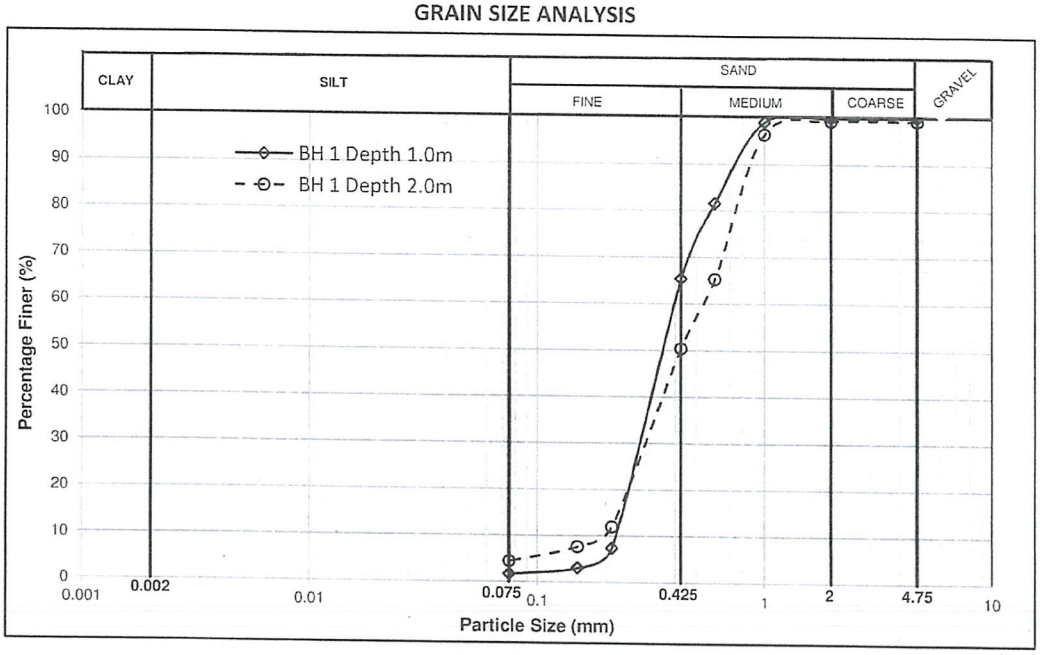
BH.No/ Pit no	1		1		1							
Depth (m)	17.5		19.0		20.0							
Tare No	202	182	40	32	172	180						
Wt of Tare (gr)	28.60	29.60	28.30	29.10	30.20	29.70						
Tare + Soil (gr)	52.91	52.99	59.36	62.28	50.50	60.28						
Tare+Dry soil (gr)	49.75	49.97	55.40	57.97	48.25	57.00						
Wt of Water (gr)	3.16	3.02	3.96	4.31	2.25	3.28						
Wt Dry soil (gr)	21.15	20.37	27.10	28.87	18.05	27.30						
Water Content (%)	14.94	14.83	14.61	14.93	12.47	12.01						
Average Water Content (%)	15		15		12							

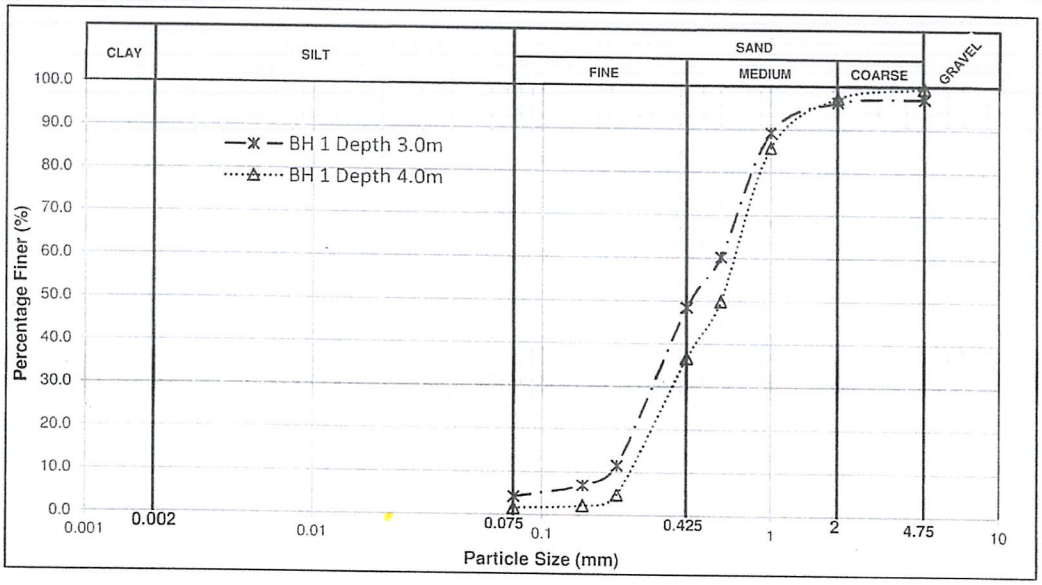
MARS SYNERGY GEOTECH PVT LTD

Project No: MSGTPL/SI-5659/22-23

Project :Proposed Construction of Residential Apartment (Stilt+5 Upper Floors) at Besant Nagar

GRAIN SIZE ANALYSIS





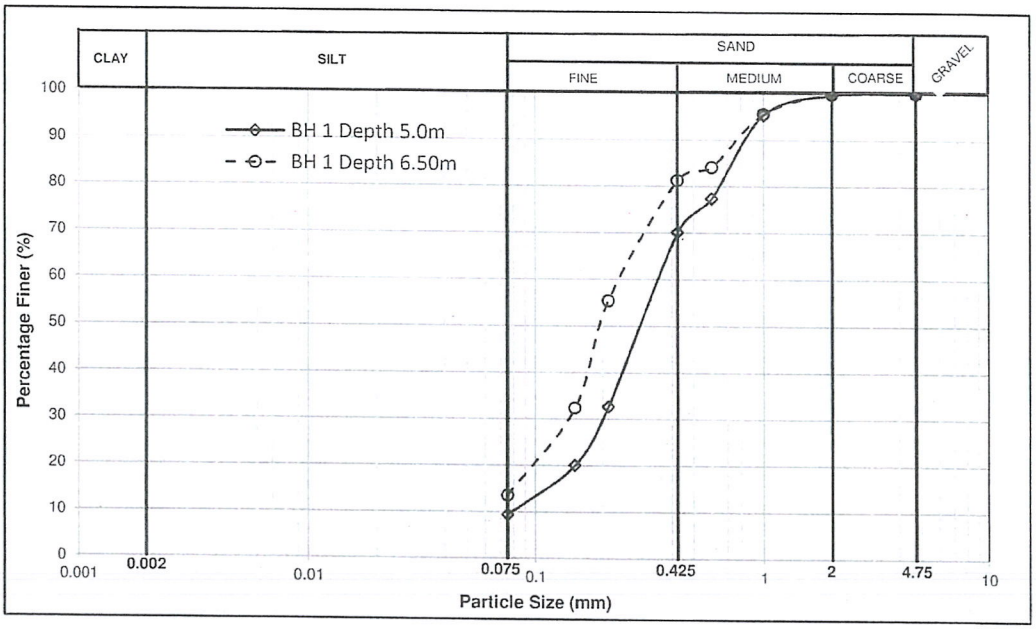
BH-No	Depth	Gravel	SAND (%)			SILT& CLAY	D_{10}	D_{30}	D_{60}	Cu	Cc
	(m)	(%)	Coarse	Medium	Fine	(%)	(mm)	(mm)	(mm)		
1	1.0m	0	0	34	64	2		0.295	0.405		
1	2.0m	1	0	49	46	4	0.183	0.312	0.538		
1	3.0m	3	1	48	44	4		0.365	0.939		
1	4.0m	0	2	61	35	2	0.247	0.381	0.713		

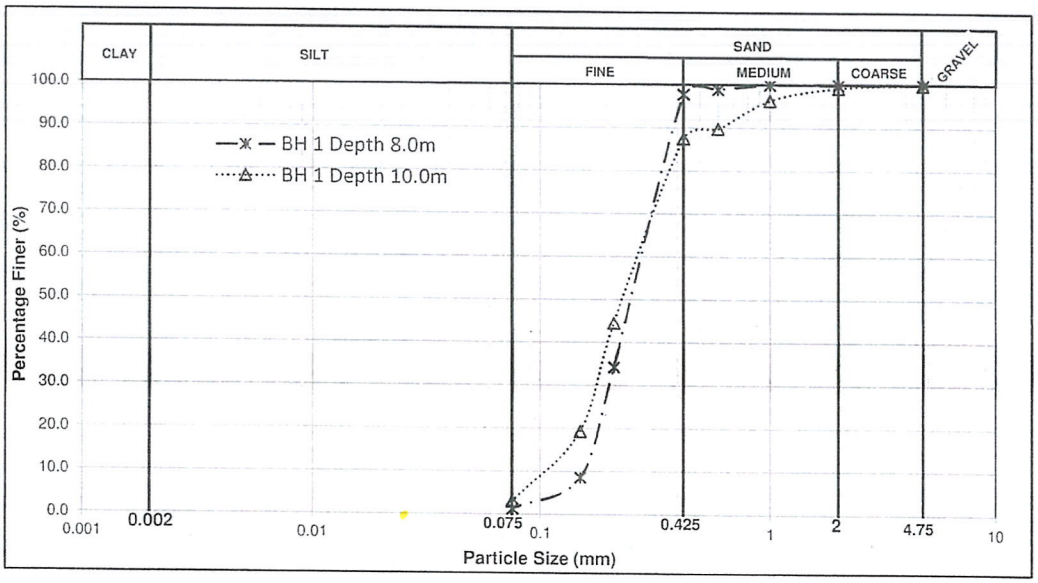
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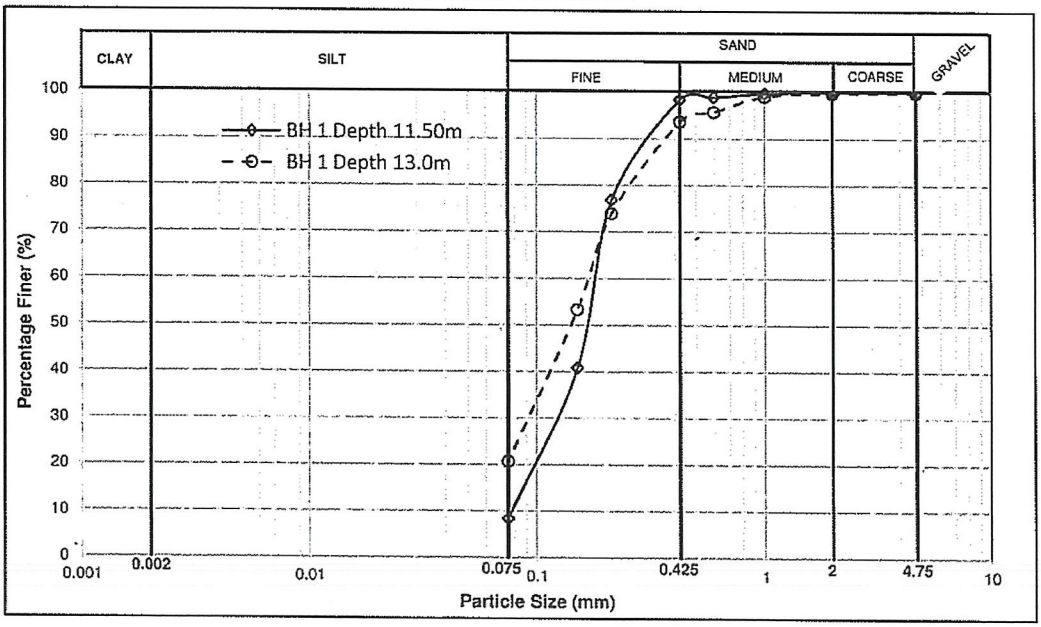
BH-No	Depth	Gravel	SAND (%)			SILT& CLAY	D_{10}	D_{30}	D_{60}	Cu	Cc
	(m)	(%)	Coarse	Medium	Fine	(%)	(mm)	(mm)	(mm)		
1	5.0m	0	0	30	61	9		0.199	0.368		
1	6.50m	0	0	18	68	14		0.141	0.250		
1	8.0m	0	0	2	97	1		0.707	2.063		
1	10.0m	0	1	12	84	3	0.107	0.176	0.289		

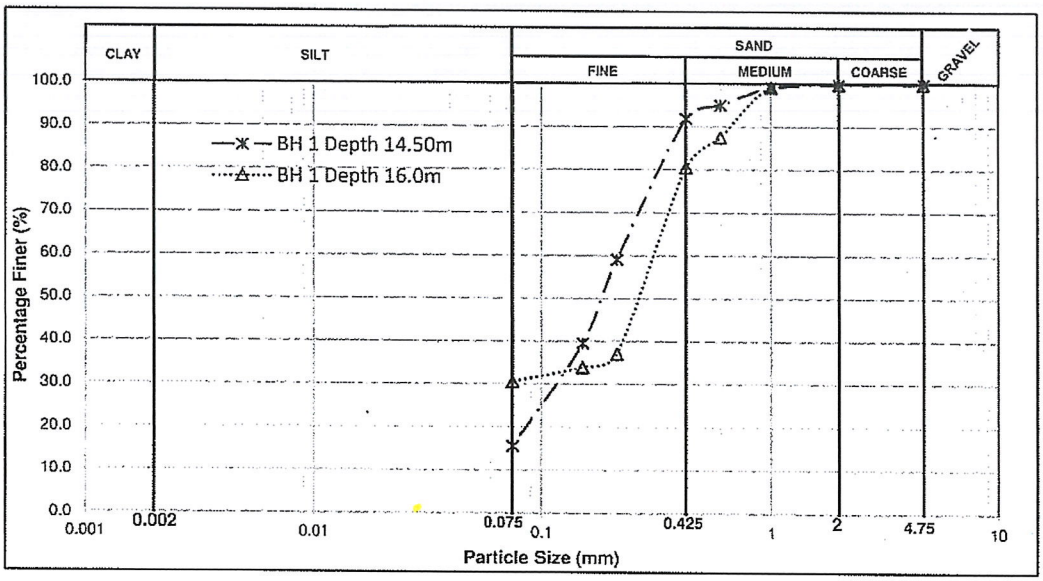
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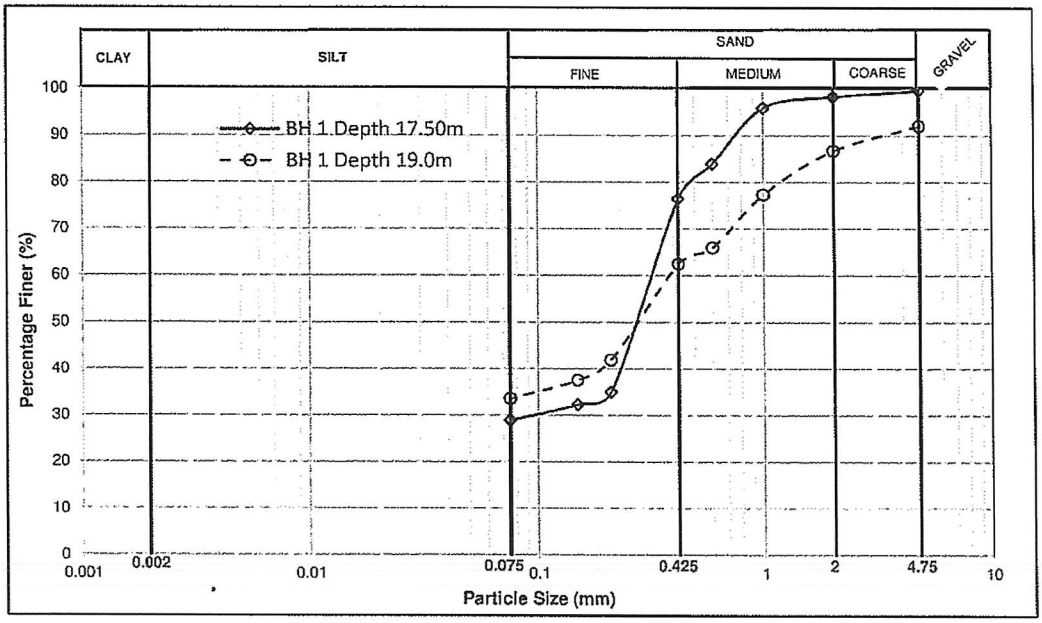


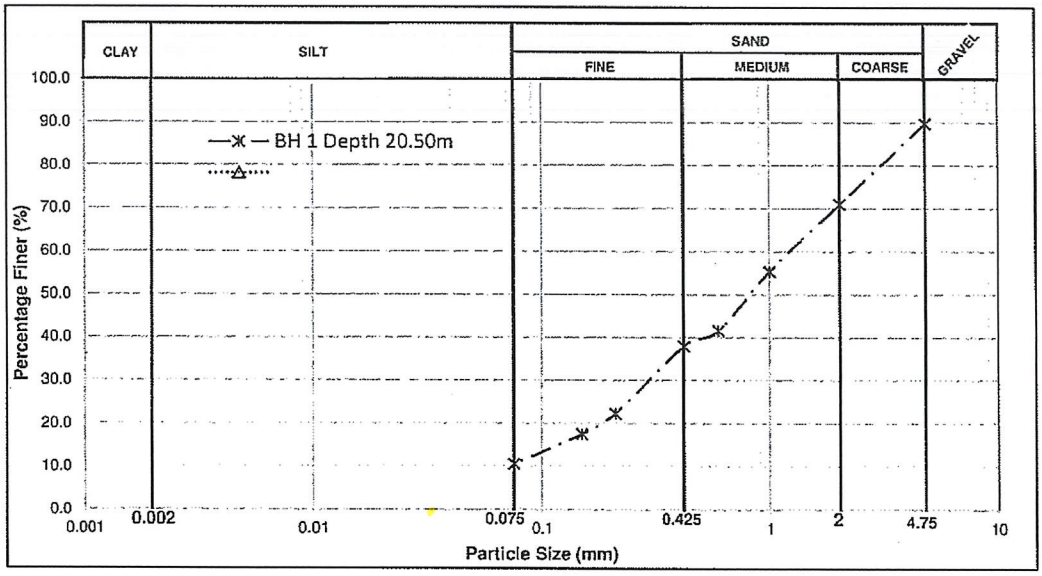
BH-No	Depth	Gravel	SAND (%)			SILT& CLAY	D_{10}	D_{30}	D_{60}	Cu	Cc
	(m)	(%)	Coarse	Medium	Fine	(%)	(mm)	(mm)	(mm)		
1	11.50m	0	0	2	90	8		0.125	0.183		
1	13.0m	0	0	6	73	21		0.096	0.170		
1	14.50m	0	0	8	76	16		-0.038	0.203		
1	16.0m	0	0	19	50	31			0.325		

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GRAIN SIZE ANALYSIS





BH-No	Depth	Gravel	SAND (%)			SILT& CLAY	D_{10}	D_{30}	D_{60}	Cu	Cc
	(m)	(%)	Coarse	Medium	Fine	(%)	(mm)	(mm)	(mm)		
1	17.50m	0	1	22	48	29		0.100	0.341		
1	19.0m	8	5	24	29	34			0.400		
1	20.50m	10	19	33	27	11		0.322	1.104		

.....END OF THE REPORT.....

MARS SYNERGY GEOTECH PVT LTD



our services doesn't just end there

Buying & Selling Services

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.

Legal & Documentation Services

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.

Property Development & Approvals

Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

NRI & Investment Services

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management

Compliance & Special Services

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.



empowering your real estate decisions with smart tools

Property Valuation & Cost Estimation

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter

Ownership, Compliance & Legal Verification

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer

Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator

Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary

Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

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