Verified RealEstate™

RE REGULATORY RECORD

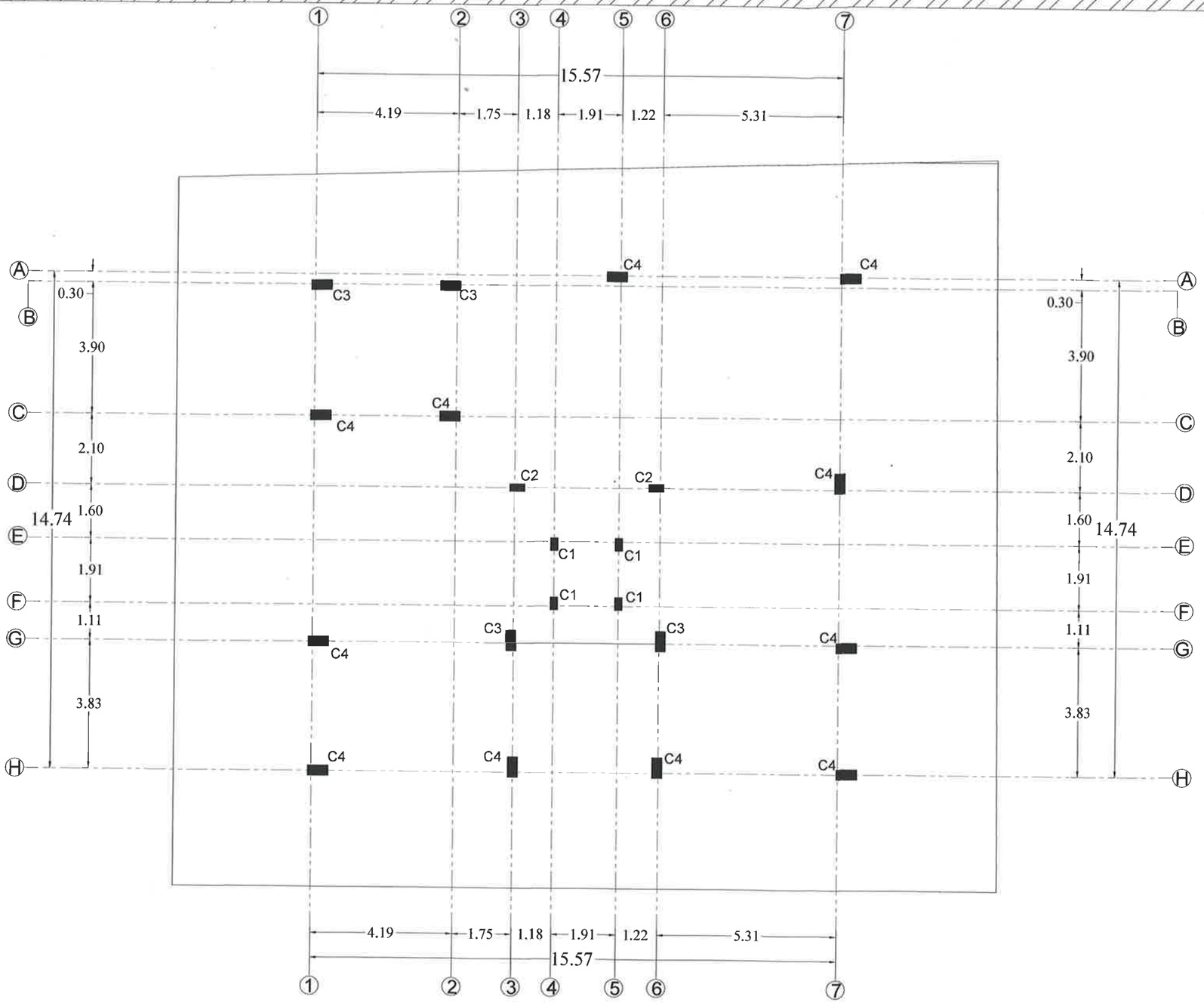
RERA Document

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



COLUMN LAYOUT

COLUMN REINFORCEMENT DETAILS		
COLUMN SCHEDULE - C1		8# @ 150 C/C
TYPE : C1 COLUMN SIZE 230 x 380	8-16# 8# @ 150 C/C 380 230	

COLUMN REINFORCEMENT DETAILS		
COLUMN SCHEDULE - C2		8# @ 150 C/C
TYPE : C2 COLUMN SIZE 230 x 450	8-20# 8# @ 150 C/C 450 300	

COLUMN REINFORCEMENT DETAILS		
COLUMN SCHEDULE - C3		8# @ 150 C/C
TYPE : C3 COLUMN SIZE 230 x 600	4-25#+2-20# 4-16# 8# @ 150 C/C 600 300	

COLUMN REINFORCEMENT DETAILS		
COLUMN SCHEDULE - C4		8# @ 150 C/C
TYPE : C4 COLUMN SIZE 300 x 600	6-25# 4-20# 8# @ 150 C/C 600 300	

Er.A.SENTHIL KUMAR
M.Tech (Struc), MIE, CE.
HAYDANS ENGINEERS
Registered Structural Engineer Grade 1
Chennai Metropolitan Development Authority
Reg.No.: SE/GR-1/2020/02/254

CMDA GRADE -1 STRUCTURAL ENGINEER
Er. A.Senthil Kumar (Strl,Engr.)
B.Tech(Civil).,M.Tech(Struct).,
MIE.,C.ENGG.

STRUCTURAL ENGINEER: Er.JAYAKUMAR

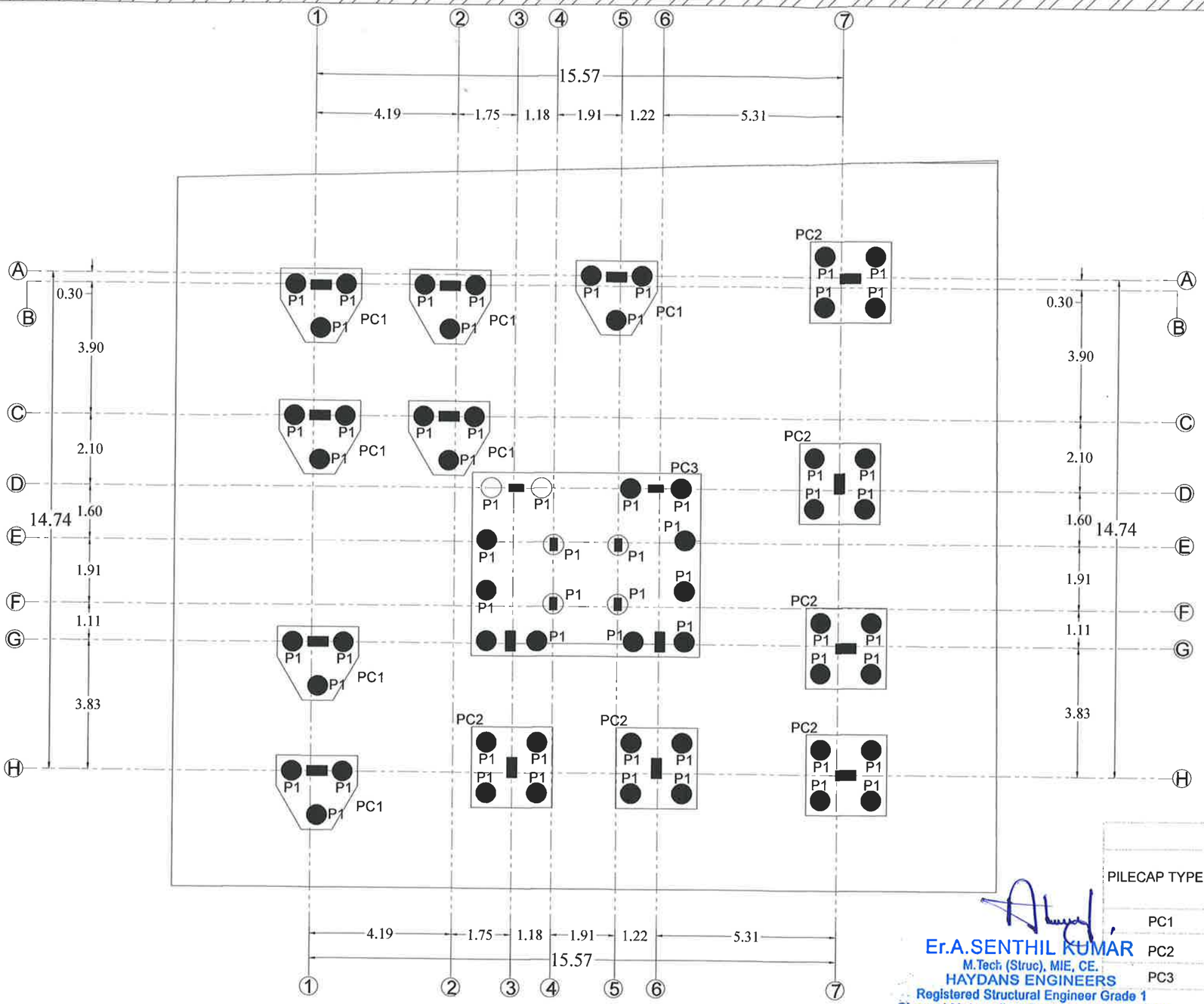
DRAWING TITLE: RESIDENTIAL BUILDING S+5

DRAWN BY: Er.K.KISHORE | CHECKED BY: Er.A.SENTHIL KUMAR | APPROVED BY: Er.A.SENTHIL KUMAR | DATE:

CLIENT NAME: Mr.SAI RAM
M/S.COST PLUS CONSTRUCTION PVT LTD.

ADDRESS: PLOT NOS 62 & 63, 14TH STREET, KUBERAN NAGAR EXTENSION, MADIPAKKAM, CHENNAI-600 091 AND COMPRISED IN S.NO. 135/20 & 135/21 OF MADIPAKKAM VILLAGE, SHOLINGANALLUR TALUK AND WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

PROJECT NO: 260/05 | SCALE: 1:100 | SHEET SIZE: A3
DRAWING NO: AR/NS/001 | SHEET NO:
REVISION: R0
UNIT: FEET&INCHES



GENERAL NOTES

1) ALL DIMENSIONS ARE IN METER/MM UNITS
2) CONCRETE GRADE SHALL BE M30 CONFIRMING TO IS 456-2000
3) GRADE OF REINFORCEMENT MARKED THUS (Y) SHALL BE Fe500 CONFORMING TO IS 1786-1985
4) CLEAR COVER REINFORCEMENT
   a) COLUMN = 40 mm
   b) BEAM = 25mm
   c) FOOTING = 50 mm
5) CONCRETE SHOULD BE VIBRATED
6) BUILDING IS DESIGNED FOR S+5
7) LAP LENGTH SHALL BE AS PER (SP:34-1999) TABLE BELOW
   a) DEVELOPMENT LENGTH FOR COLUMN BARS-40D
   b) DEVELOPMENT LENGTH FOR BEAMS-50D
8) LAPS IN COLUMN SHALL BE PROVIDED AT MID HEIGHT OF THE FLOOR AND NOT AT SLAB LEVEL
9) LAPS IN BEAMS AND SLABS SHALL BE PROVIDED AT THE POINT OF CONTRAFLEXURE.
10) BEAM CURTAILMENT RODS TO BE L/4 OF THE SPAN
11) THE ONUS OF CONSTRUCTION AS PER IS 456-2000 AND NBC LIES WITH THE CLIENT.

NOTE :

1) PLEASE, DONT DO ANY CORRECTION IN STRUCTURAL DESIGN WITHOUT STRUCTURAL ENGINEER KNOWLEDGE.

PILE CAP DETAIL

PILECAP TYPE	PILECAP SIZE LXBXD	BOTTOM REINFORCEMENT	TOP REINFORCEMENT
PC1	2.40 x2.20 x 0.75	12# @ 150 C/C	12# @ 150 C/C
PC2	2.40 x2.40 x 0.9	12# @ 150 C/C	12# @ 150 C/C
PC3	6.75 x5.44 x 0.9	12# @ 150 C/C	12# @ 150 C/C

Er.A.SENTHIL KUMAR
M.Tech (Struc), MIE, CE.
HAYDANS ENGINEERS
Registered Structural Engineer Grade 1
Chennai Metropolitan Development Authority
Reg.No.: SE/GR-1/2020/02/254

PILE AND PILE CAP LAYOUT

CMDA GRADE -1 STRUCTURAL ENGINEER
Er. A.Senthil Kumar (Strl,Engr.)
B.Tech(Civil).,M.Tech(Struct).,
MIE.,C.ENGG.

STRUCTURAL ENGINEER: Er.JAYAKUMAR

DRAWING TITLE: RESIDENTIAL BUILDING S+5

DRAWN BY: Er.K.KISHORE | CHECKED BY: Er.A.SENTHIL KUMAR | APPROVED BY: Er.A.SENTHIL KUMAR | DATE:

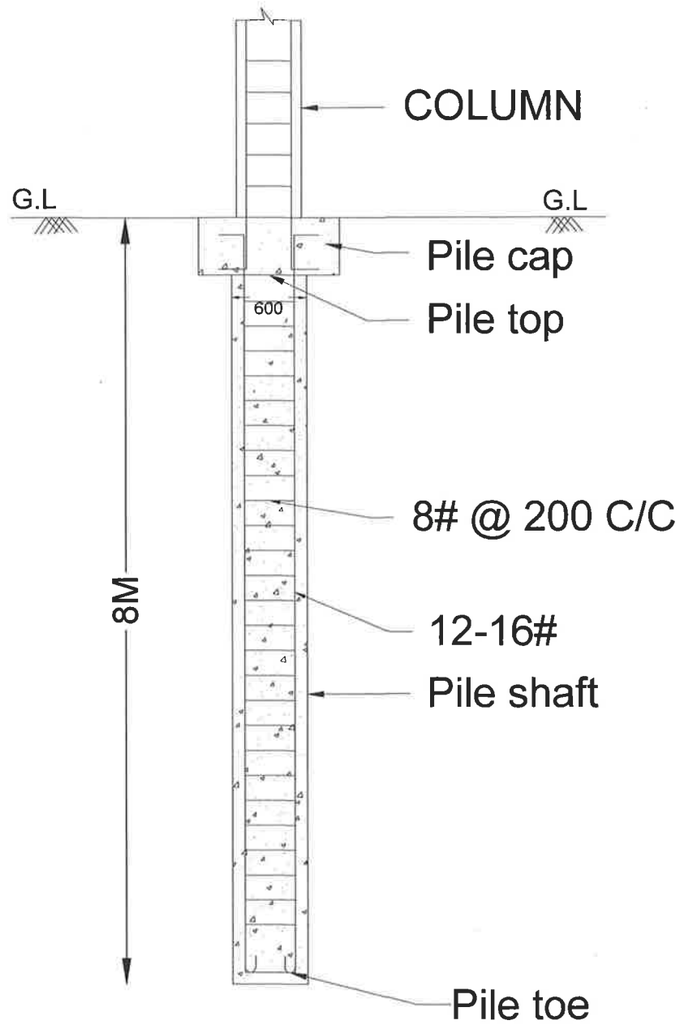
CLIENT NAME: Mr.SAI RAM M/S.COST PLUS CONSTRUCTION PVT LTD.

ADDRESS: PLOT NOS 62 & 63, 14TH STREET, KUBERAN NAGAR EXTENSION, MADIPAKKAM, CHENNAI-600 091 AND COMPRISED IN S.NO. 135/20 & 135/21 OF MADIPAKKAM VILLAGE, SHOLINGANALLUR TALUK AND WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

PROJECT NO: 260/05 | SCALE: 1:100 | SHEET SIZE: A3
DRAWING NO: AR/NS/001 | SHEET NO:
REVISION: R0
UNIT: FEET&INCHES

NOTE:

MINIMUM DEPTH OF PILE SHOULD BE 8M AND PILE TERMINATION SHOULD BE VERIFIED WITH CONSULTANT.



CROSS SECTION OF 600 MM DIA PILE (P1)

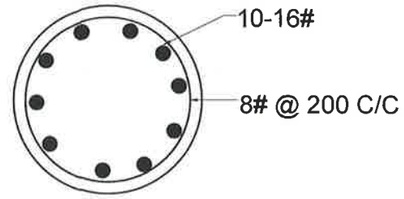
GENERAL SPECIFICATION

PILE AND PILE CAPS

1. BORED CAST -IN-SITU PILE CASTING TECHNIQUE SHALL BE SUCH THAT THERE IS NO NECKING OR MIXING OF THE SUB SOIL WITH THE CONCRETE.
2. TOLERANCE OF PILES SHALL BE A SHIFT NOT EXCEEDING 75MM AT PILING PLATFORM LEVEL
3. REINFORCEING STEEL FROM TOP OF PILE AFTER STRIPPING SHALL PROJECT AT LEAST EQUAL TO 45D INTO PILE CAP.
4. GRADE OF CONCRETE TO BE USED IN CAST-IN-SITU PILE SHALL NOT BE LESS THAN M30.
5. CEMENT CONTENT IN PILES SHALL NOT BE LESS THAN 400KG/m3 OF CONCRETE.
6. MAXIMUM WATER CEMENT RATIO SHALL BE 0.40 FOR CAST-IN-SITU PILES.
7. RATE OF PLACING CONCRETE IN THE PILE SHAFT SHALL NOT BE LESS THAN 6M(LENGTH OF PILE) PER HOUR.
8. FOR PILE CAP LEVELING COURSE OF MINIMUM 80MM THICKNESS OF M15 NOMINAL MIX CONCRETE SHALL BE PROVIDED.
9. PILES SUBSEQUENTLY EXPOSED TO FREE WATER OR IN CASE OF PILES WHERE CONCRETING IS DONE UNDER WATER OR DRILLING MUD USEING METHODS OTHER THAN THE TREMIE,10% EXTRA CEMENT OVER THAT REQUIRED FOR THE DESIGN GRADE OF CONCRETE AT THE SPECIFIED SLUMP SHALL BE USED SUBJECTED TO A MINIMUM QUANTITIES.
10. CONSTRUCTION CONDITION FOR BORED PILE AND SOCKETED PILE SHALL BE CONFORMED TO IRC:78AMENDMENTS.

PILE REINFORCEMENT DETAILS

PILE SCHEDULE - P1

TYPE : P1	
PILE SIZE 600 MM DIA	

Er.A.SENTHIL KUMAR
M.Tech (Struc), MIE, CE.
HAYDANS ENGINEERS
Registered Structural Engineer Grade 1
Chennai Metropolitan Development Authority
Reg.No.: SE/GR-1/2020/02/254

CMDA GRADE -1 STRUCTURAL ENGINEER
Er. A.Senthil Kumar (Strl,Engr.)
B.Tech(Civil).,M.Tech(Struct).,
MIE.,C.ENGG.

STRUCTURAL ENGINEER: Er.JAYAKUMAR

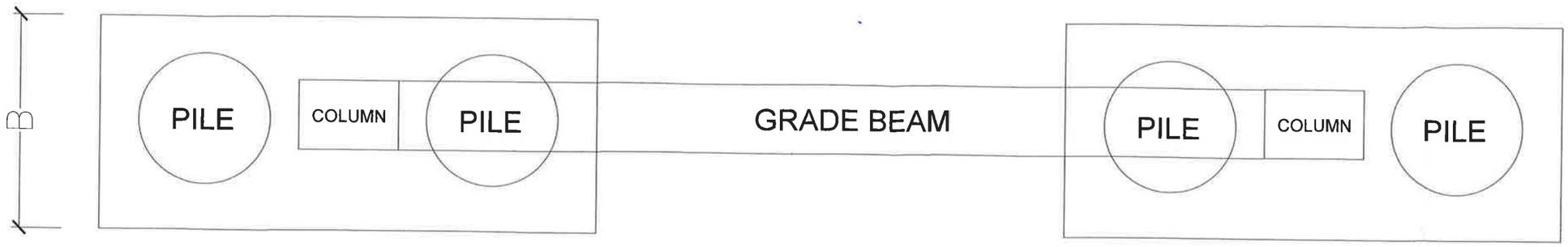
DRAWING TITLE: RESIDENTIAL BUILDING S+5

DRAWN BY:	CHECKED BY:	APPROVED BY:	DATE:
Er.K.KISHORE	Er.A.SENTHIL KUMAR	Er.A.SENTHIL KUMAR	

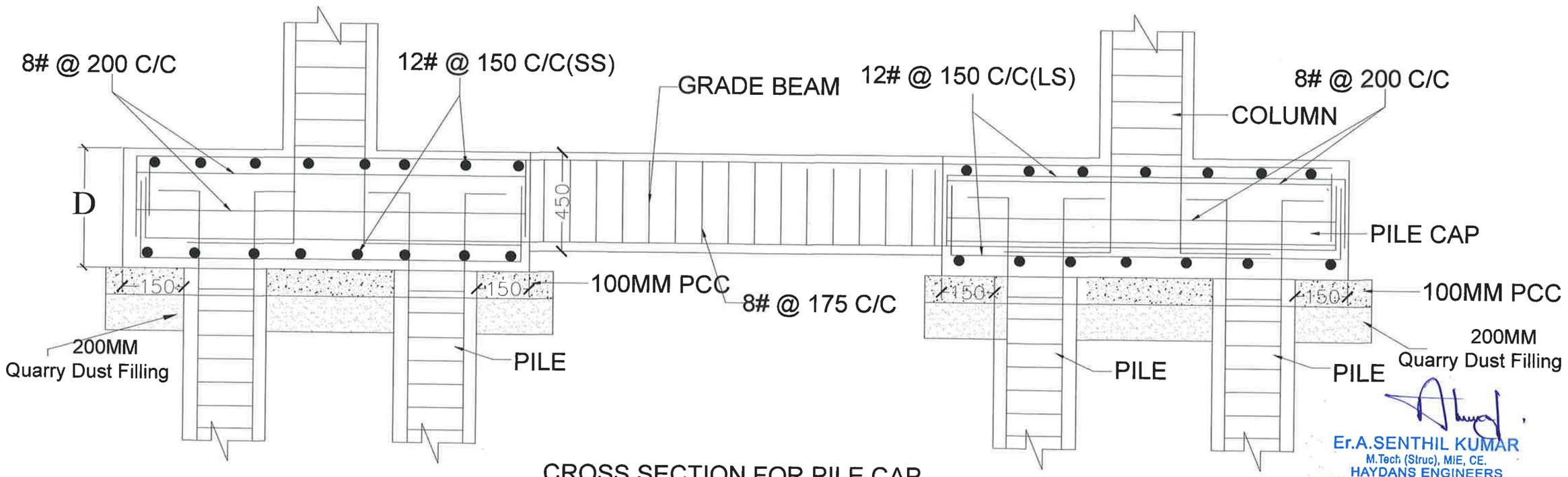
CLIENT NAME: Mr.SAI RAM M/S.COST PLUS CONSTRUCTION PVT LTD.

ADDRESS: PLOT NOS 62 & 63, 14TH STREET, KUBERAN NAGAR EXTENSION, MADIPAKKAM, CHENNAI-600 091 AND COMPRISED IN S.NO. 135/20 & 135/21 OF MADIPAKKAM VILLAGE, SHOLINGANALLUR TALUK AND WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

PROJECT NO:	SCALE:	SHEET SIZE:
-	1:100	A3
DRAWING NO: AR/NS/001	SHEET NO:	
REVISION: R0		
UNIT: METER&MM		



PILE CAP AND BEAM LAYOUT



CROSS SECTION FOR PILE CAP AND GRADE BEAM

Er.A.SENTHIL KUMAR
M.Tech (Struc), MIE, CE.
HAYDANS ENGINEERS
Registered Structural Engineer Grade 1
Chennai Metropolitan Development Authority
Reg.No.: SE/GR-1/2020/02/254

CMDA GRADE -1 STRUCTURAL ENGINEER
Er. A.Senthil Kumar (Strl,Engr.)
B.Tech(Civil).,M.Tech(Struct).,
MIE.,C.ENGG.

STRUCTURAL ENGINEER:
Er.JAYAKUMAR

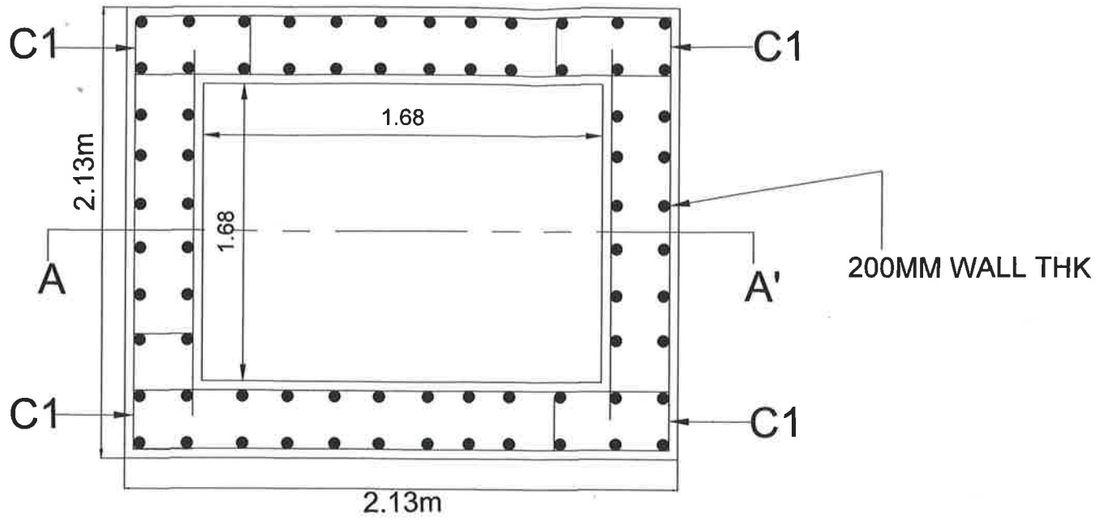
DRAWING TITLE:
RESIDENTIAL BUILDING S+5

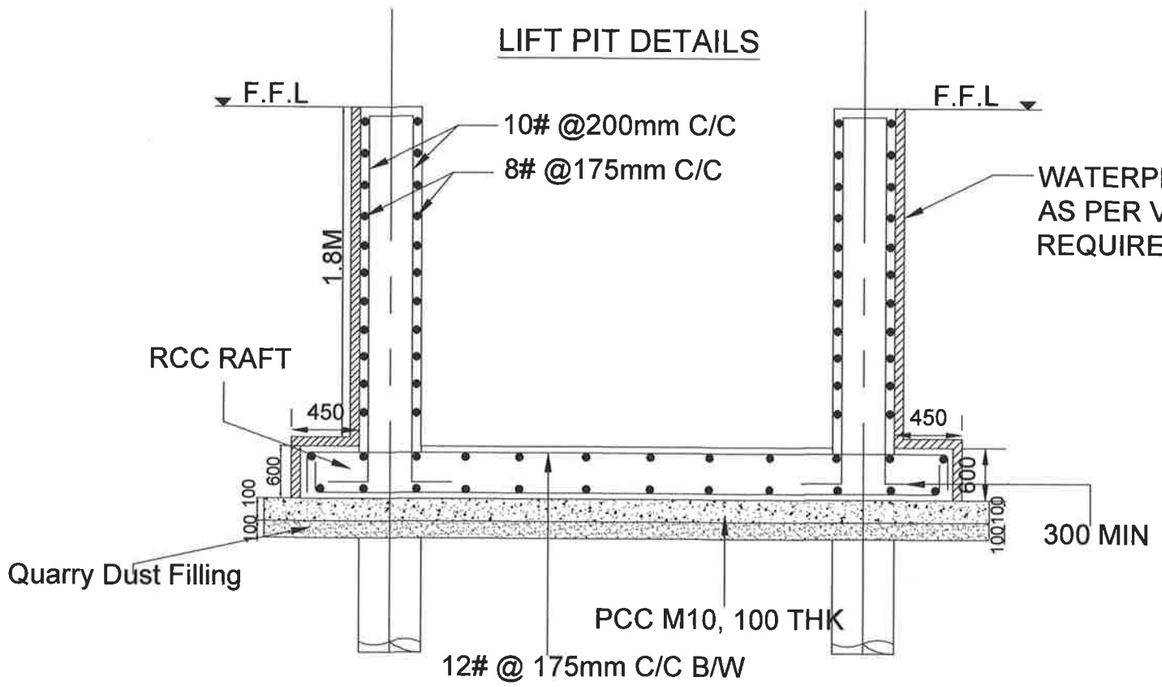
DRAWN BY:	CHECKED BY:	APPROVED BY:	DATE:
Er.K.KISHORE	Er.A.SENTHIL KUMAR	Er.A.SENTHIL KUMAR	

CLIENT NAME:
Mr.SAI RAM
M/S.COST PLUS CONSTRUCTION PVT LTD.

ADDRESS:
PLOT NOS 62 & 63, 14TH STREET, KUBERAN NAGAR EXTENSION, MADIPAKKAM, CHENNAI-600 091 AND COMPRISED IN S.NO. 135/20 & 135/21 OF MADIPAKKAM VILLAGE, SHOLINGANALLUR TALUK AND WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

PROJECT NO:	SCALE:	SHEET SIZE:
-	1:100	A3
DRAWING NO: AR/NS/001	SHEET NO:	
REVISION: R0		
UNIT: METER&MM		





LIFT SECTION A-A'

Er.A.SENTHIL KUMAR
M.Tech (Struc), MIE, CE.
HAYDANS ENGINEERS
Registered Structural Engineer Grade 1
Chennai Metropolitan Development Authority
Reg.No.: SE/GR-1/2020/02/254

CMDA GRADE -1 STRUCTURAL ENGINEER
Er. A.Senthil Kumar (Strl,Engr.)
B.Tech(Civil).,M.Tech(Struct).,
MIE.,C.ENGG.

STRUCTURAL ENGINEER:
Er.JAYAKUMAR

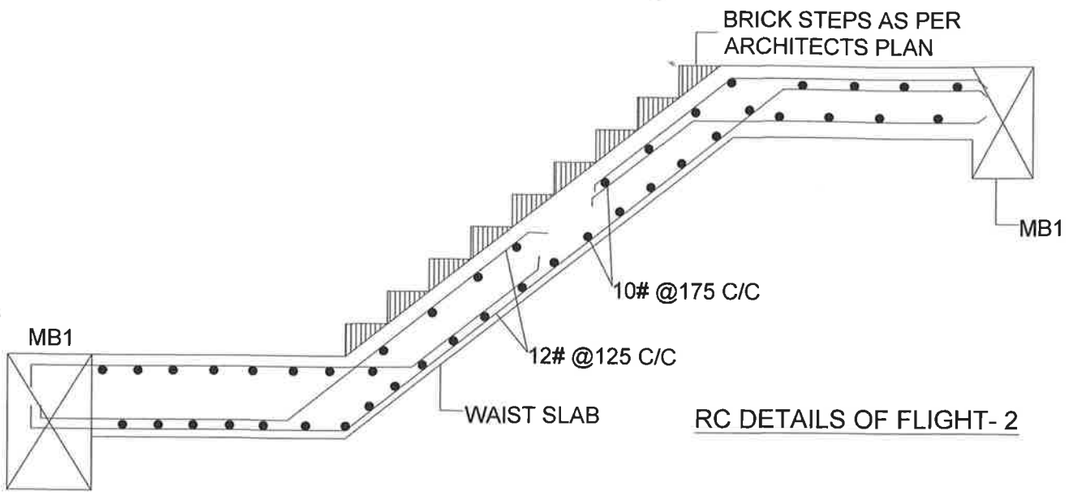
DRAWING TITLE:
RESIDENTIAL BUILDING S+5

DRAWN BY:	CHECKED BY:	APPROVED BY:	DATE:
Er.K.KISHORE	Er.A.SENTHIL KUMAR	Er.A.SENTHIL KUMAR	

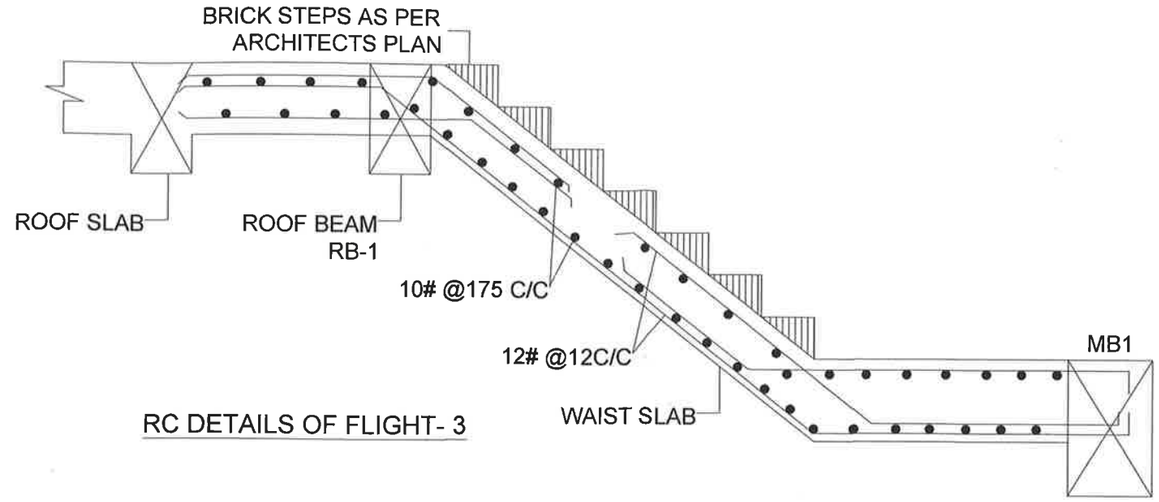
CLIENT NAME:
Mr.SAI RAM
M/S.COST PLUS CONSTRUCTION PVT LTD.

ADDRESS:
PLOT NOS 62 & 63, 14TH STREET, KUBERAN NAGAR EXTENSION, MADIPAKKAM, CHENNAI-600 091 AND COMPRISED IN S.NO. 135/20 & 135/21 OF MADIPAKKAM VILLAGE, SHOLINGANALLUR TALUK AND WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

PROJECT NO:	SCALE:	SHEET SIZE:
-	1:100	A3
DRAWING NO: AR/NS/001	SHEET NO: 13	
REVISION: R0		
UNIT: FEET&INCHES		

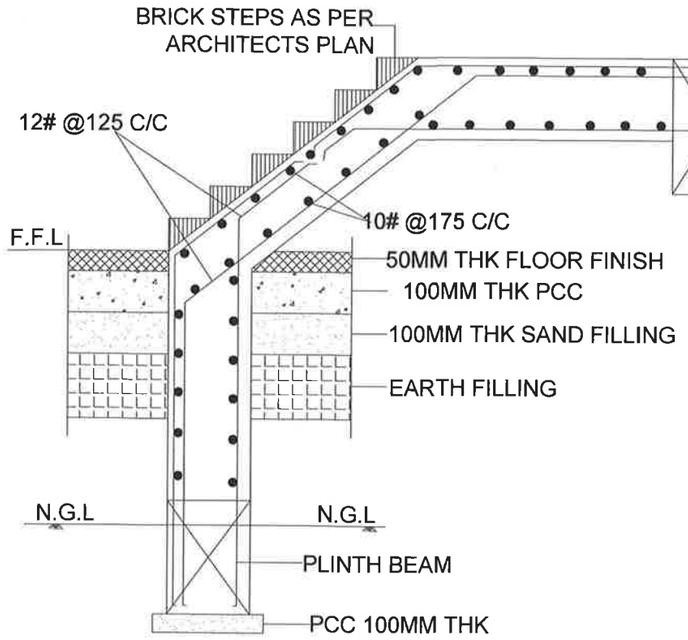


RC DETAILS OF FLIGHT- 2



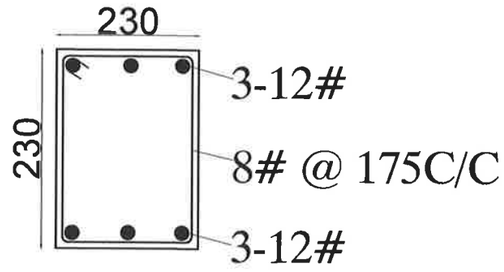
RC DETAILS OF FLIGHT- 3

RC DETAILS OF FLIGHT- 1



EXTERNAL STAIRCASE

MID LANDING BEAM MB1



MB1 REINFORCEMENT DETAILS

Er.A.SENTHIL KUMAR
M.Tech (Struc), MIE, CE.
HAYDANS ENGINEERS
Registered Structural Engineer Grade 1
Chennai Metropolitan Development Authority
Reg.No.: SE/GR-1/2020/02/254

CMDA GRADE -1 STRUCTURAL ENGINEER
Er. A.Senthil Kumar (Strl,Engr.)
B.Tech(Civil).,M.Tech(Struct).,
MIE.,C.ENGG.

STRUCTURAL ENGINEER:
Er.JAYAKUMAR

DRAWING TITLE:
RESIDENTIAL BUILDING S+5

DRAWN BY:	CHECKED BY:	APPROVED BY:	DATE:
Er.K.KISHORE	Er.A.SENTHIL KUMAR	Er.A.SENTHIL KUMAR	

CLIENT NAME:
Mr.SAI RAM
M/S.COST PLUS CONSTRUCTION PVT LTD.

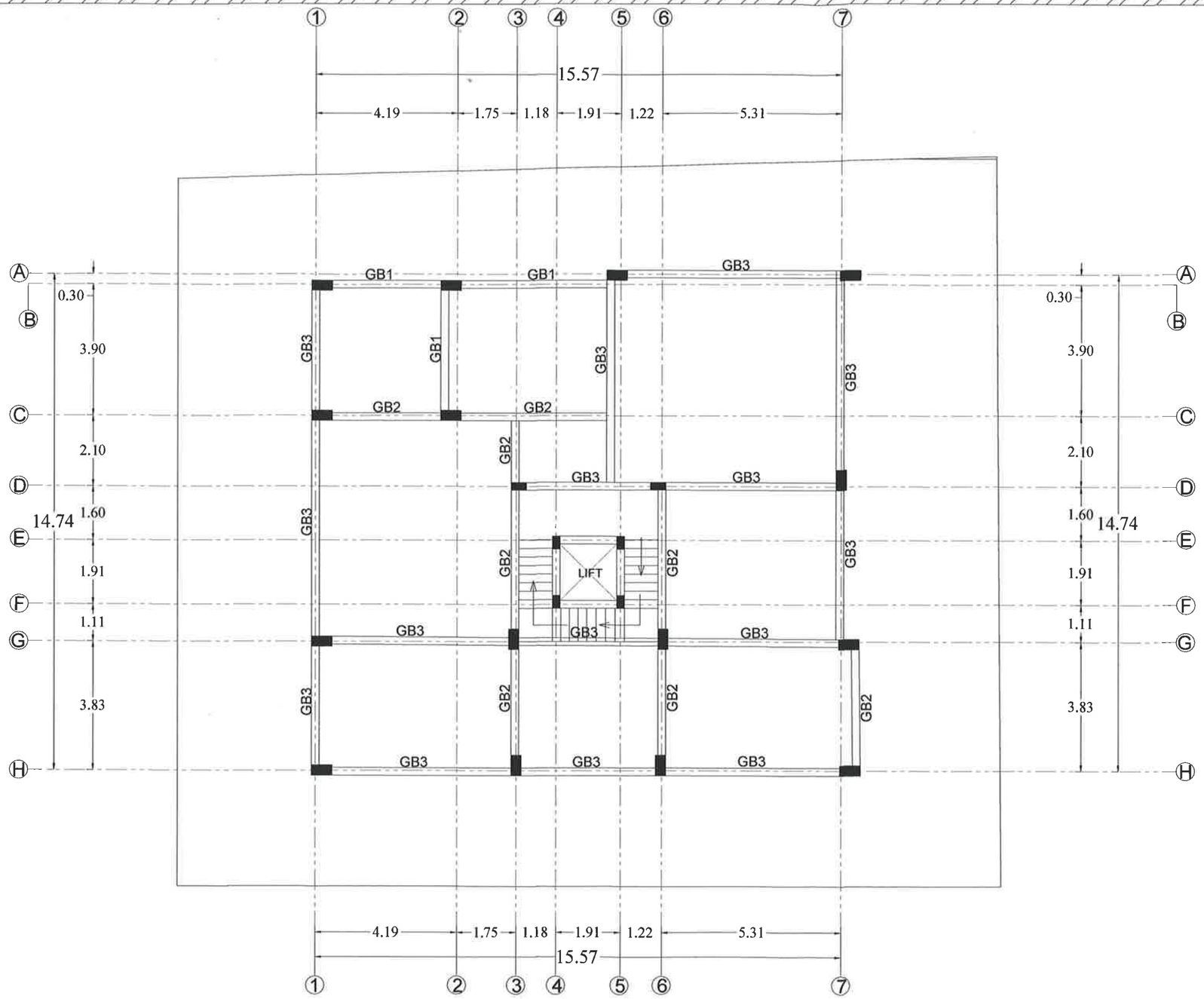
ADDRESS:
PLOT NOS 62 & 63, 14TH STREET, KUBERAN NAGAR EXTENSION, MADIPAKKAM, CHENNAI-600 091 AND COMPRISED IN S.NO. 135/20 & 135/21 OF MADIPAKKAM VILLAGE, SHOLINGANALLUR TALUK AND WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

PROJECT NO:	SCALE:	SHEET SIZE:
-	1:100	A3

DRAWING NO:	SHEET NO:
AR/NS/001	13

REVISION: R0

UNIT: FEET&INCHES



AT END	AT MID
GRADE BEAM REINFORCEMENT DETAILS	GRADE BEAM REINFORCEMENT DETAILS
GRADE BEAM SCHEDULE - GB1	GRADE BEAM SCHEDULE - GB1
TYPE : GB1 BEAM SIZE 230 x 450 3-16#, 2-12#, 8# @ 125 C/C, 3-16#, 450, 230	TYPE :GB1 BEAM SIZE 230 x 450 3-16#, 8# @ 175 C/C, 3-16#, 450, 230
GRADE BEAM SCHEDULE - GB2	GRADE BEAM SCHEDULE - GB2
TYPE : GB2 BEAM SIZE 230 x 450 3-16#, 2-12#, 8# @ 125 C/C, 2-20#+1-16#, 450, 230	TYPE :GB2 BEAM SIZE 230 x 450 3-16#, 8# @ 175 C/C, 2-20#+1-16#, 450, 230
GRADE BEAM SCHEDULE - GB3	GRADE BEAM SCHEDULE - GB3
TYPE : GB3 BEAM SIZE 230 x 450 2-20#+1-16#, 2-12#, 8# @ 125 C/C, 2-20#+1-16#, 450, 230	TYPE :GB3 BEAM SIZE 230 x 450 2-20#+1-16#, 8# @ 175 C/C, 2-20#+1-16#, 450, 230

PLINTH BEAM LAYOUT

Er.A.SENTHIL KUMAR
M.Tech (Struc), MIE, CE.
HAYDANS ENGINEERS
Registered Structural Engineer Grade 1
Chennai Metropolitan Development Authority
Reg.No.: SE/GR-1/2020/02/254

CMDA GRADE -1 STRUCTURAL ENGINEER
Er. A.Senthil Kumar (Strl,Engr.)
B.Tech(Civil).,M.Tech(Struct).,
MIE.,C.ENGG.

STRUCTURAL ENGINEER:
Er.JAYAKUMAR

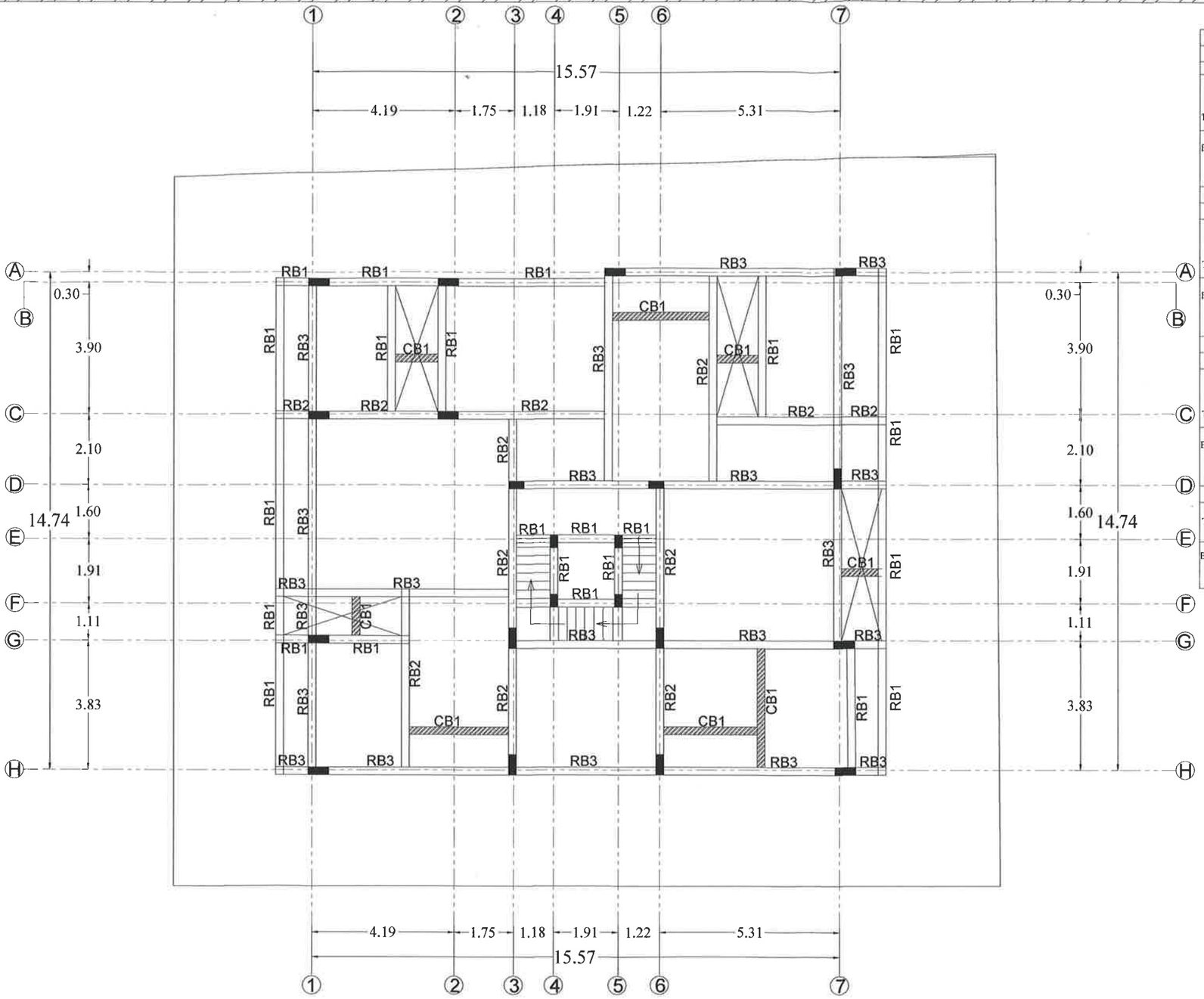
DRAWING TITLE:
RESIDENTIAL BUILDING S+5

DRAWN BY:	CHECKED BY:	APPROVED BY:	DATE:
Er.K.KISHORE	Er.A.SENTHIL KUMAR	Er.A.SENTHIL KUMAR	

CLIENT NAME:
Mr.SAI RAM
M/S.COST PLUS CONSTRUCTION PVT LTD.

ADDRESS:
PLOT NOS 62 & 63, 14TH STREET, KUBERAN NAGAR EXTENSION, MADIPAKKAM, CHENNAI-600 091 AND COMPRISED IN S.NO. 135/20 & 135/21 OF MADIPAKKAM VILLAGE, SHOLINGANALLUR TALUK AND WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

PROJECT NO:	SCALE:	SHEET SIZE:
260/05	1:100	A3
DRAWING NO: AR/NS/001	SHEET NO:	
REVISION: R0		
UNIT: FEET&INCHES		



SILT FLOOR ROOF BEAM LAYOUT

ROOF BEAM REINFORCEMENT DETAILS	ROOF BEAM REINFORCEMENT DETAILS
ROOF BEAM SCHEDULE - RB1	ROOF BEAM SCHEDULE - RB1
AT END	AT MID
TYPE : RB1 BEAM SIZE 450 X 230 3-16# / 2-12# / 8# @ 125 C/C / 3-16# (125, 325, 230)	TYPE : RB1 BEAM SIZE 450 X 230 3-16# / 8# @ 175 C/C / 2-12# / 3-16# (125, 325, 230)
ROOF BEAM REINFORCEMENT DETAILS	ROOF BEAM REINFORCEMENT DETAILS
ROOF BEAM SCHEDULE - RB2	ROOF BEAM SCHEDULE - RB2
TYPE : RB2 BEAM SIZE 450 X 230 3-16# / 2-16# / 8# @ 125 C/C / 3-20# (125, 325, 230)	TYPE : RB2 BEAM SIZE 450 X 230 3-16# / 8# @ 175 C/C / 2-16# / 3-20# (125, 325, 230)
ROOF BEAM REINFORCEMENT DETAILS	ROOF BEAM REINFORCEMENT DETAILS
ROOF BEAM SCHEDULE - RB3	ROOF BEAM SCHEDULE - RB3
TYPE : RB3 BEAM SIZE 600 X 230 3-20# / 2-16# / 2-12# / 8# @ 125 C/C / 3-25# (125, 325, 230)	TYPE : RB3 BEAM SIZE 600 X 230 3-20# / 2-12# / 8# @ 175 C/C / 2-16# / 3-25# (125, 325, 230)
CONCEALED BEAM - CB1	
TYPE : CB1 BEAM SIZE 150 X 230 2-16#+1-12# / 8# @ 175 C/C / 2-16#+1-12# (150, 230)	

Er.A.SENTHIL KUMAR
M.Tech (Struc), MIE, CE.
HAYDANS ENGINEERS
Registered Structural Engineer Grade 1
Chennai Metropolitan Development Authority
Reg.No.: SE/GR-1/2020/02/254

CMDA GRADE -1 STRUCTURAL ENGINEER
Er. A.Senthil Kumar (Strl,Engr.)
B.Tech(Civil).,M.Tech(Struct).,
MIE.,C.ENGG.

STRUCTURAL ENGINEER: Er.JAYAKUMAR

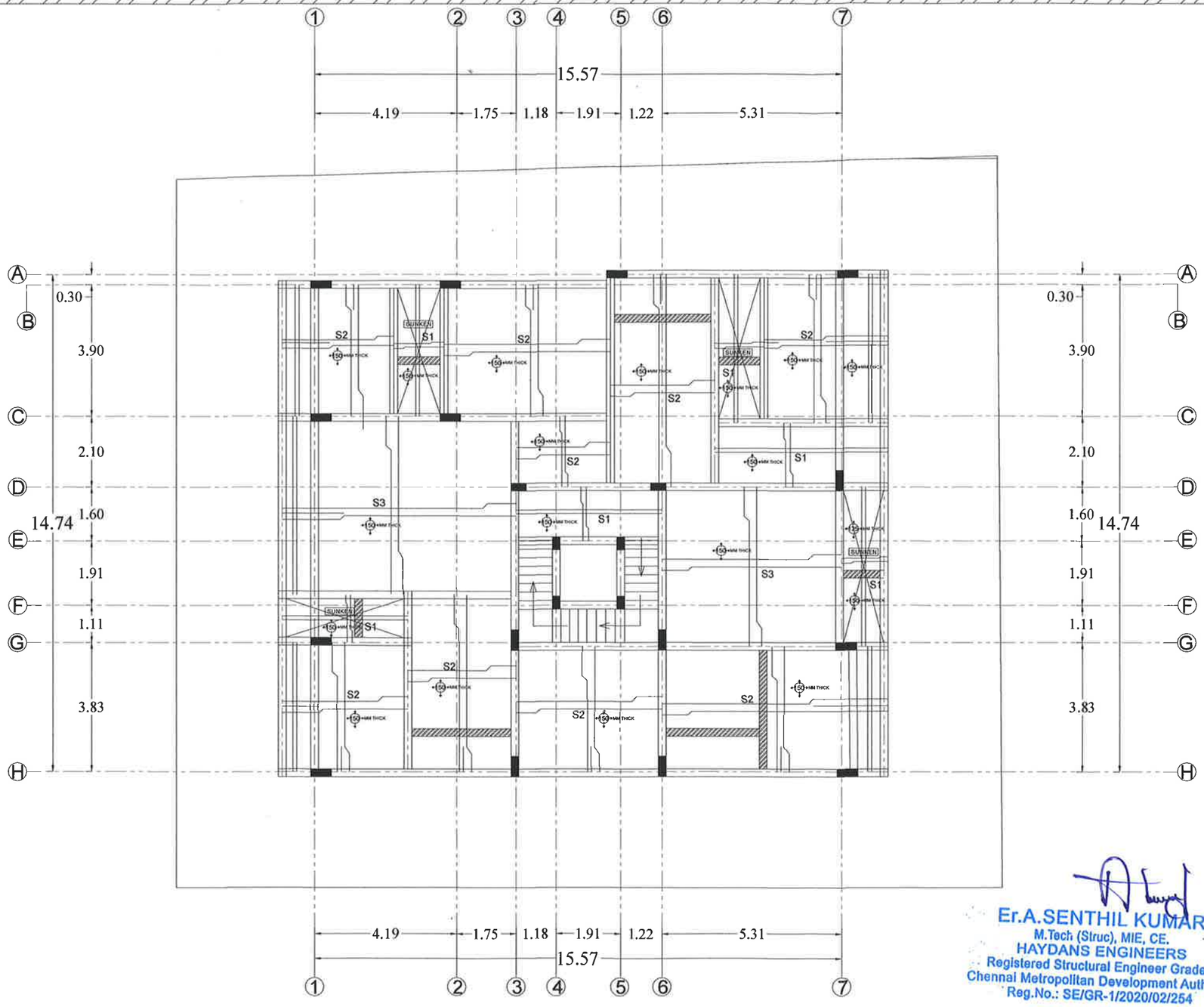
DRAWING TITLE: RESIDENTIAL BUILDING S+5

DRAWN BY: Er.K.KISHORE | CHECKED BY: Er.A.SENTHIL KUMAR | APPROVED BY: Er.A.SENTHIL KUMAR | DATE:

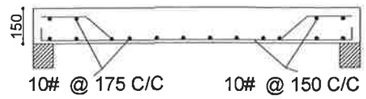
CLIENT NAME: Mr.SAI RAM
M/S.COST PLUS CONSTRUCTION PVT LTD.

ADDRESS: PLOT NOS 62 & 63, 14TH STREET, KUBERAN NAGAR EXTENSION, MADIPAKKAM, CHENNAI-600 091 AND COMPRISED IN S.NO. 135/20 & 135/21 OF MADIPAKKAM VILLAGE, SHOLINGANALLUR TALUK AND WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

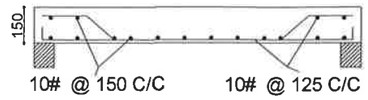
PROJECT NO: 260/05 | SCALE: 1:100 | SHEET SIZE: A3
DRAWING NO: AR/NS/001 | SHEET NO:
REVISION: R0
UNIT: FEET&INCHES



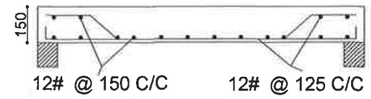
SILT FLOOR ROOF SLAB LAYOUT



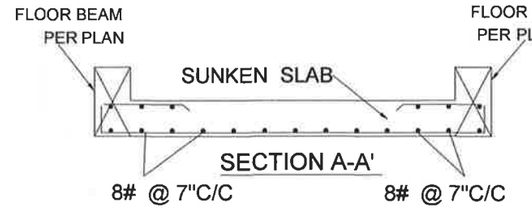
CROSS SECTIN OF SLAB S1
ONE WAY SLAB



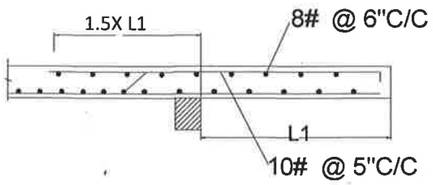
CROSS SECTIN OF SLAB S2
TWO WAY SLAB



CROSS SECTIN OF SLAB S3
TWO WAY SLAB



CROSS SECTIN OF SLAB
SUNKEN SLAB



CROSS SECTION OF SLAB
CANTILEVER SLAB(5" THICK)

Er.A.SENTHIL KUMAR
M.Tech (Struc), MIE, CE.
HAYDANS ENGINEERS
Registered Structural Engineer Grade 1
Chennai Metropolitan Development Authority
Reg.No.: SE/GR-1/2020/02/254

CMDA GRADE -1 STRUCTURAL ENGINEER
Er. A.Senthil Kumar (Strl,Engr.)
B.Tech(Civil).,M.Tech(Struct).,
MIE.,C.ENGG.

STRUCTURAL ENGINEER:
Er.JAYAKUMAR

DRAWING TITLE:
RESIDENTIAL BUILDING S+5

DRAWN BY:	CHECKED BY:	APPROVED BY:	DATE:
Er.K.KISHORE	Er.A.SENTHIL KUMAR	Er.A.SENTHIL KUMAR	

CLIENT NAME:
Mr.SAI RAM
M/S.COST PLUS CONSTRUCTION PVT LTD.

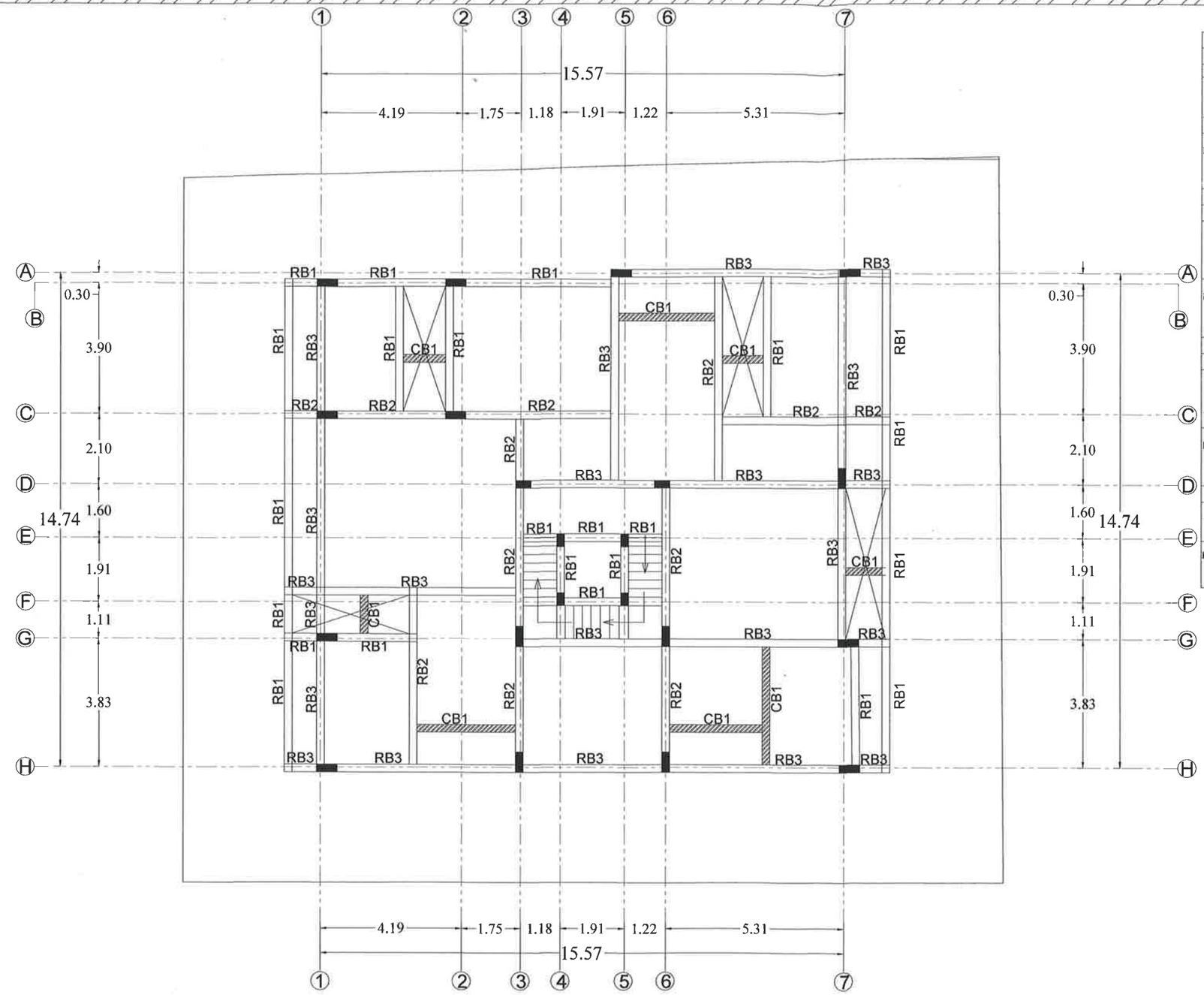
ADDRESS:
PLOT NOS 62 & 63, 14TH STREET, KUBERAN NAGAR EXTENSION, MADIPAKKAM, CHENNAI-600 091 AND COMPRISED IN S.NO. 135/20 & 135/21 OF MADIPAKKAM VILLAGE, SHOLINGANALLUR TALUK AND WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

PROJECT NO:	SCALE:	SHEET SIZE:
260/05	1:100	A3

DRAWING NO:	SHEET NO:
AR/NS/001	

REVISION: R0

UNIT: FEET&INCHES



FIRST FLOOR ROOF BEAM LAYOUT

ROOF BEAM REINFORCEMENT DETAILS	ROOF BEAM REINFORCEMENT DETAILS
ROOF BEAM SCHEDULE - RB1	ROOF BEAM SCHEDULE - RB1
AT END	AT MID
TYPE : RB1 BEAM SIZE 450 X 230 3-16# 2-12# 8# @ 125 C/C 3-16# 125, 325, 230	TYPE : RB1 BEAM SIZE 450 X 230 3-16# 8# @ 175 C/C 2-12# 3-16# 125, 325, 230
ROOF BEAM REINFORCEMENT DETAILS	ROOF BEAM REINFORCEMENT DETAILS
ROOF BEAM SCHEDULE - RB2	ROOF BEAM SCHEDULE - RB2
TYPE : RB2 BEAM SIZE 450 X 230 3-16# 2-16# 8# @ 125 C/C 3-20# 125, 325, 230	TYPE : RB2 BEAM SIZE 450 X 230 3-16# 8# @ 175 C/C 2-16# 3-20# 125, 325, 230
ROOF BEAM REINFORCEMENT DETAILS	ROOF BEAM REINFORCEMENT DETAILS
ROOF BEAM SCHEDULE - RB3	ROOF BEAM SCHEDULE - RB3
TYPE : RB3 BEAM SIZE 600 X 230 3-20# 2-16# 2-12# 8# @ 125 C/C 3-25# 125, 325, 230	TYPE : RB3 BEAM SIZE 600 X 230 3-20# 2-12# 8# @ 175 C/C 2-16# 3-25# 125, 325, 230
CONCEALED BEAM - CB1	
TYPE : CB1 BEAM SIZE 150 X 230 2-16#+1-12# 8# @ 175 C/C 2-16#+1-12# 150, 230	

Er.A.SENTHIL KUMAR
M.Tech (Struc), MIE, CE.
HAYDANS ENGINEERS
Registered Structural Engineer Grade 1
Chennai Metropolitan Development Authority
Reg.No.: SE/GR-1/2020/02/254

CMDA GRADE -1 STRUCTURAL ENGINEER
Er. A.Senthil Kumar (Strl,Engr.)
B.Tech(Civil).,M.Tech(Struct).,
MIE.,C.ENGG.

STRUCTURAL ENGINEER: Er.JAYAKUMAR

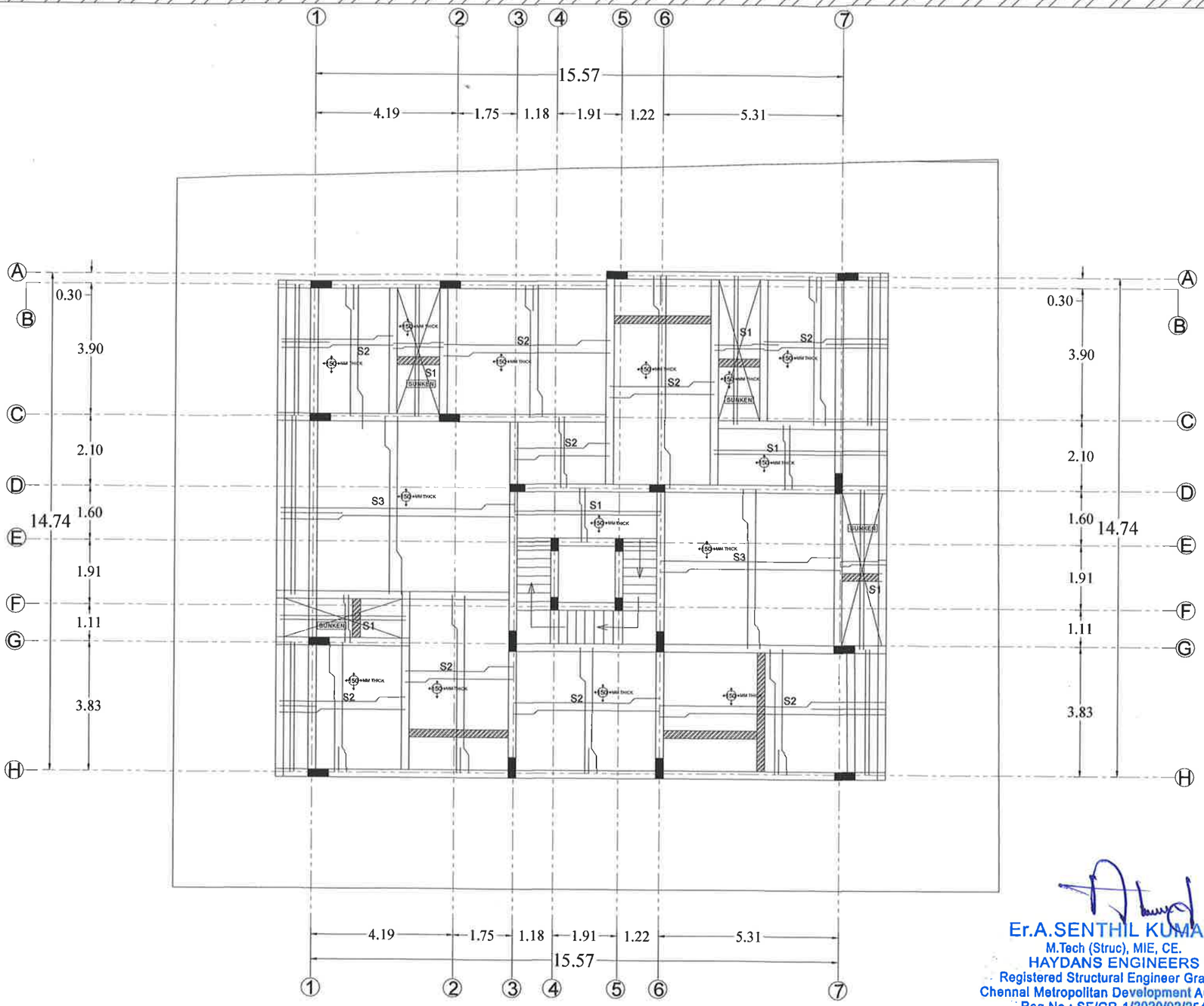
DRAWING TITLE: RESIDENTIAL BUILDING S+5

DRAWN BY: Er.K.KISHORE | CHECKED BY: Er.A.SENTHIL KUMAR | APPROVED BY: Er.A.SENTHIL KUMAR | DATE:

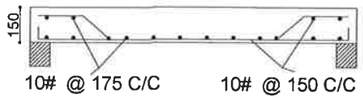
CLIENT NAME: Mr.SAI RAM
M/S.COST PLUS CONSTRUCTION PVT LTD.

ADDRESS: PLOT NOS 62 & 63, 14TH STREET, KUBERAN NAGAR EXTENSION, MADIPAKKAM, CHENNAI-600 091 AND COMPRISED IN S.NO. 135/20 & 135/21 OF MADIPAKKAM VILLAGE, SHOLINGANALLUR TALUK AND WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

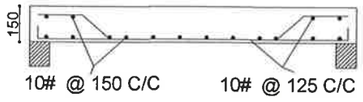
PROJECT NO: 260/05 | SCALE: 1:100 | SHEET SIZE: A3
DRAWING NO: AR/NS/001 | SHEET NO:
REVISION: R0
UNIT: FEET&INCHES



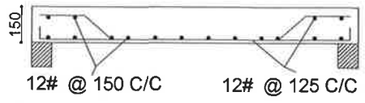
FIRST FLOOR ROOF SLAB LAYOUT



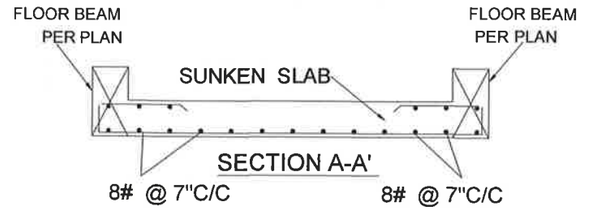
CROSS SECTIN OF SLAB S1
ONE WAY SLAB



CROSS SECTIN OF SLAB S2
TWO WAY SLAB

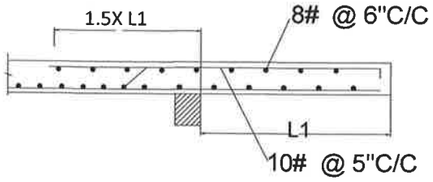


CROSS SECTIN OF SLAB S3
TWO WAY SLAB



SECTION A-A'

CROSS SECTIN OF SLAB
SUNKEN SLAB



CROSS SECTION OF SLAB
CANTILEVER SLAB(5" THICK)

Er.A.SENTHIL KUMAR
M.Tech (Struc), MIE, CE.
HAYDANS ENGINEERS
Registered Structural Engineer Grade 1
Chennai Metropolitan Development Authority
Reg.No.: SE/GR-1/2020/02/254

CMDA GRADE -1 STRUCTURAL ENGINEER
Er. A.Senthil Kumar (Strl,Engr.)
B.Tech(Civil).,M.Tech(Struct).,
MIE.,C.ENGG.

STRUCTURAL ENGINEER:
Er.JAYAKUMAR

DRAWING TITLE:
RESIDENTIAL BUILDING S+5

DRAWN BY:	CHECKED BY:	APPROVED BY:	DATE:
Er.K.KISHORE	Er.A.SENTHIL KUMAR	Er.A.SENTHIL KUMAR	

CLIENT NAME:
Mr.SAI RAM
M/S.COST PLUS CONSTRUCTION PVT LTD.

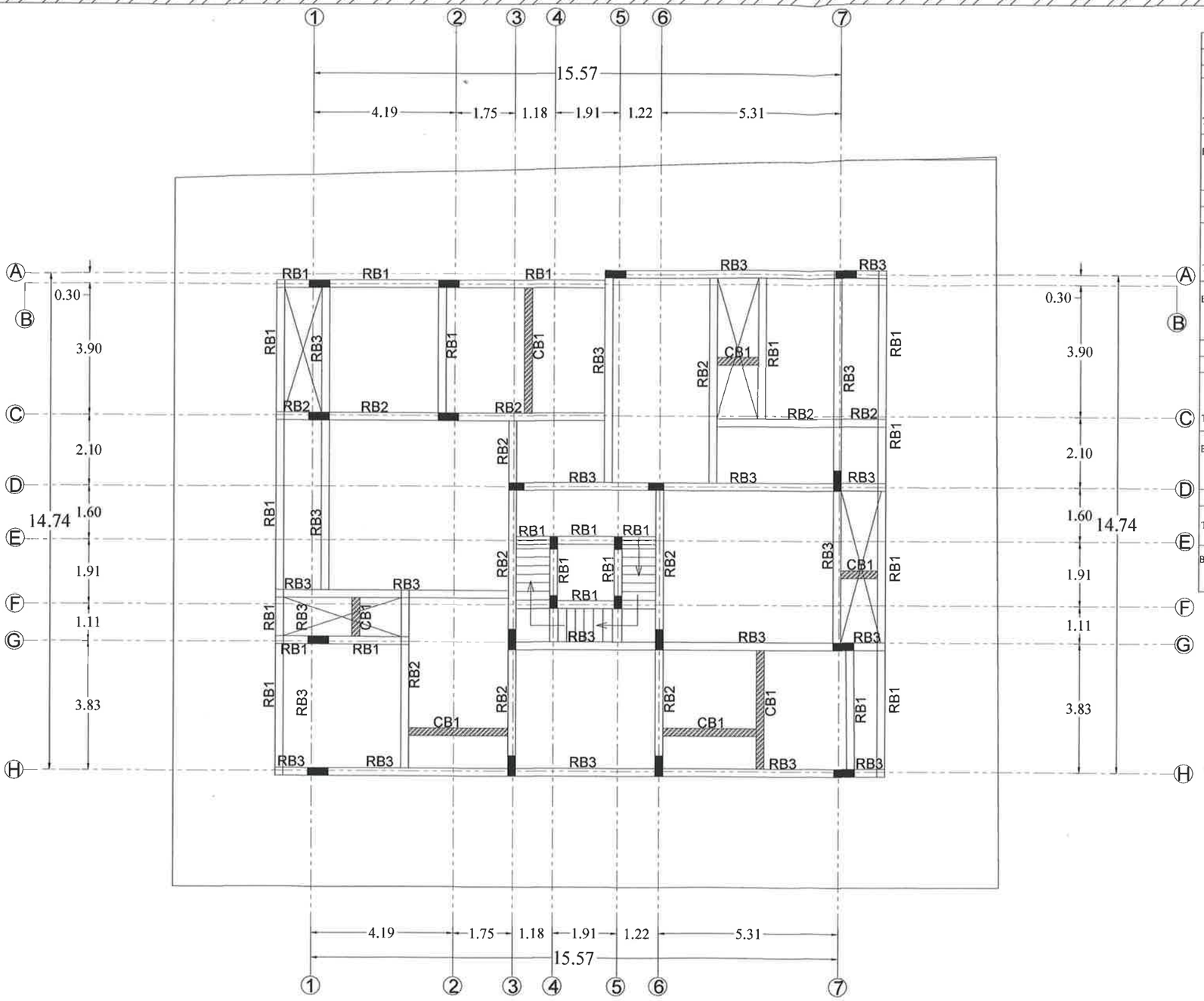
ADDRESS:
PLOT NOS 62 & 63, 14TH STREET, KUBERAN NAGAR EXTENSION, MADIPAKKAM, CHENNAI-600 091 AND COMPRISED IN S.NO. 135/20 & 135/21 OF MADIPAKKAM VILLAGE, SHOLINGANALLUR TALUK AND WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

PROJECT NO:	SCALE:	SHEET SIZE:
260/05	1:100	A3

DRAWING NO:	SHEET NO:
AR/NS/001	

REVISION: R0

UNIT: FEET&INCHES



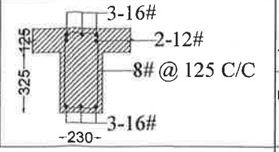
ROOF BEAM REINFORCEMENT DETAILS

ROOF BEAM SCHEDULE - RB1

AT END

TYPE : RB1

BEAM SIZE 450 X 230



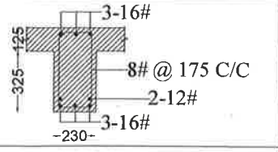
ROOF BEAM REINFORCEMENT DETAILS

ROOF BEAM SCHEDULE - RB1

AT MID

TYPE : RB1

BEAM SIZE 450 X 230

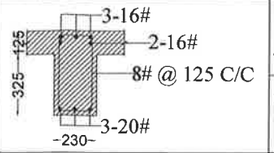


ROOF BEAM REINFORCEMENT DETAILS

ROOF BEAM SCHEDULE - RB2

TYPE : RB2

BEAM SIZE 450 X 230

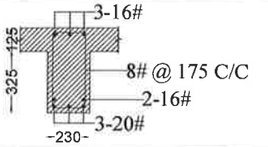


ROOF BEAM REINFORCEMENT DETAILS

ROOF BEAM SCHEDULE - RB2

TYPE : RB2

BEAM SIZE 450 X 230

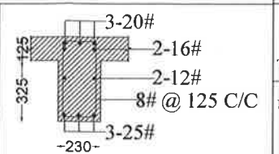


ROOF BEAM REINFORCEMENT DETAILS

ROOF BEAM SCHEDULE - RB3

TYPE : RB3

BEAM SIZE 600 X 230

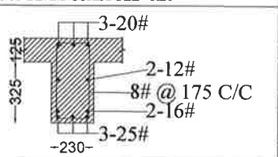


ROOF BEAM REINFORCEMENT DETAILS

ROOF BEAM SCHEDULE - RB3

TYPE : RB3

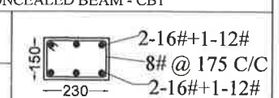
BEAM SIZE 600 X 230



CONCEALED BEAM - CB1

TYPE : CB1

BEAM SIZE 150 X 230



SECOND FLOOR ROOF BEAM LAYOUT

Er.A.SENTHIL KUMAR
M.Tech (Struc), MIE, CE.
HAYDANS ENGINEERS
Registered Structural Engineer Grade 1
Chennai Metropolitan Development Authority
Reg.No.: SE/GR-1/2020/02/254

CMDA GRADE -1 STRUCTURAL ENGINEER
Er. A.Senthil Kumar (Strl,Engr.)
B.Tech(Civil).,M.Tech(Struct).,
MIE.,C.ENGG.

STRUCTURAL ENGINEER:
Er.JAYAKUMAR

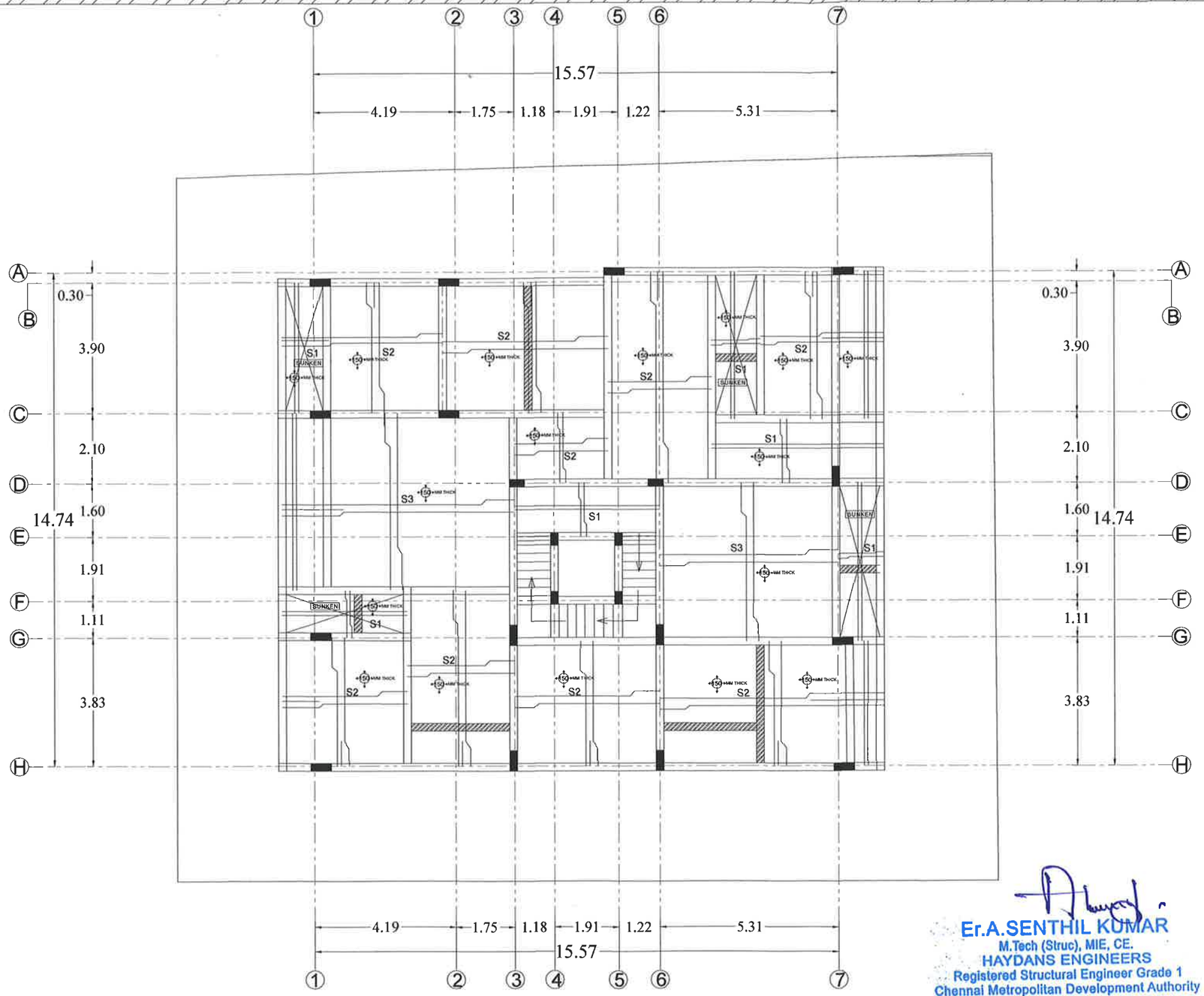
DRAWING TITLE:
RESIDENTIAL BUILDING S+5

DRAWN BY: Er.K.KISHORE
CHECKED BY: Er.A.SENTHIL KUMAR
APPROVED BY: Er.A.SENTHIL KUMAR
DATE:

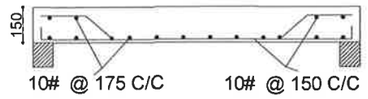
CLIENT NAME:
Mr.SAI RAM
M/S.COST PLUS CONSTRUCTION PVT LTD.

ADDRESS:
PLOT NOS 62 & 63, 14TH STREET, KUBERAN NAGAR EXTENSION, MADIPAKKAM, CHENNAI-600 091 AND COMPRISED IN S.NO. 135/20 & 135/21 OF MADIPAKKAM VILLAGE, SHOLINGANALLUR TALUK AND WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

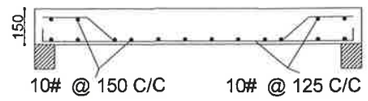
PROJECT NO: 260/05
SCALE: 1:100
SHEET SIZE: A3
DRAWING NO: AR/NS/001
SHEET NO:
REVISION: R0
UNIT: FEET&INCHES



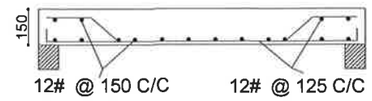
SECOND FLOOR ROOF SLAB LAYOUT



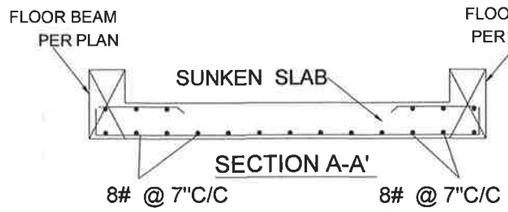
CROSS SECTIN OF SLAB S1
ONE WAY SLAB



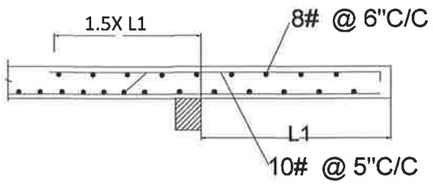
CROSS SECTIN OF SLAB S2
TWO WAY SLAB



CROSS SECTIN OF SLAB S3
TWO WAY SLAB



CROSS SECTIN OF SLAB
SUNKEN SLAB



CROSS SECTION OF SLAB
CANTILEVER SLAB(5" THICK)

Er.A.SENTHIL KUMAR
M.Tech (Struc), MIE, CE.
HAYDANS ENGINEERS
Registered Structural Engineer Grade 1
Chennai Metropolitan Development Authority
Reg.No.: SE/GR-1/2020/02/254

CMDA GRADE -1 STRUCTURAL ENGINEER
Er. A.Senthil Kumar (Strl,Engr.)
B.Tech(Civil).,M.Tech(Struct).,
MIE.,C.ENGG.

STRUCTURAL ENGINEER:
Er.JAYAKUMAR

DRAWING TITLE:
RESIDENTIAL BUILDING S+5

DRAWN BY:	CHECKED BY:	APPROVED BY:	DATE:
Er.K.KISHORE	Er.A.SENTHIL KUMAR	Er.A.SENTHIL KUMAR	

CLIENT NAME:
Mr.SAI RAM
M/S.COST PLUS CONSTRUCTION PVT LTD.

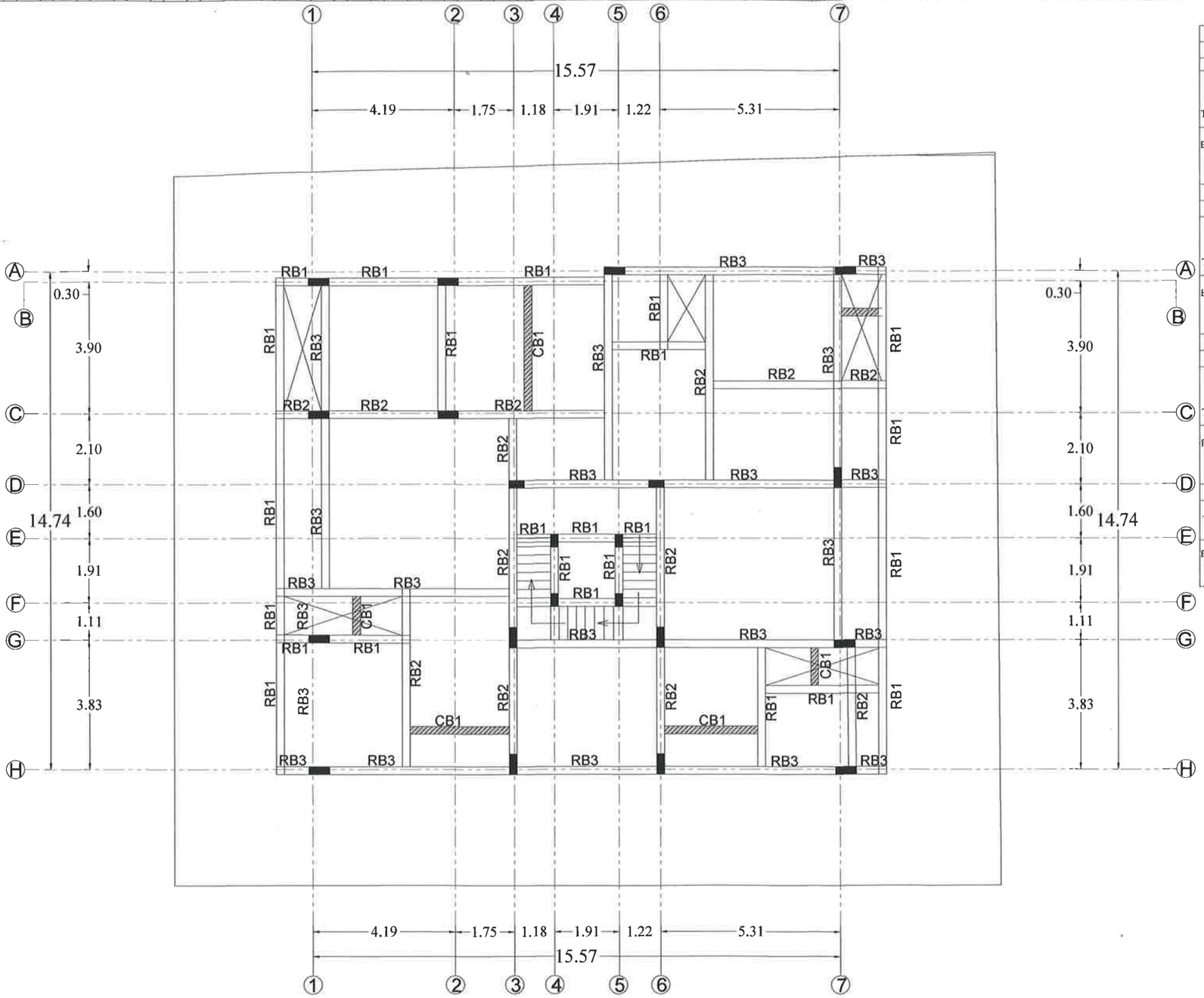
ADDRESS:
PLOT NOS 62 & 63, 14TH STREET, KUBERAN NAGAR EXTENSION, MADIPAKKAM, CHENNAI-600 091 AND COMPRISED IN S.NO. 135/20 & 135/21 OF MADIPAKKAM VILLAGE, SHOLINGANALLUR TALUK AND WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

PROJECT NO:	SCALE:	SHEET SIZE:
260/05	1:100	A3

DRAWING NO:	SHEET NO:
AR/NS/001	

REVISION: R0

UNIT: FEET&INCHES



ROOF BEAM REINFORCEMENT DETAILS	ROOF BEAM REINFORCEMENT DETAILS
ROOF BEAM SCHEDULE - RB1	ROOF BEAM SCHEDULE - RB1
AT END	AT MID
TYPE : RB1 BEAM SIZE 450 X 230 3-16#, 2-12#, 8# @ 125 C/C, 3-16#, 125, 325, 230	TYPE : RB1 BEAM SIZE 450 X 230 3-16#, 8# @ 175 C/C, 2-12#, 3-16#, 125, 325, 230
ROOF BEAM REINFORCEMENT DETAILS	ROOF BEAM REINFORCEMENT DETAILS
ROOF BEAM SCHEDULE - RB2	ROOF BEAM SCHEDULE - RB2
TYPE : RB2 BEAM SIZE 450 X 230 3-16#, 2-16#, 8# @ 125 C/C, 3-20#, 125, 325, 230	TYPE : RB2 BEAM SIZE 450 X 230 3-16#, 8# @ 175 C/C, 2-16#, 3-20#, 125, 325, 230
ROOF BEAM REINFORCEMENT DETAILS	ROOF BEAM REINFORCEMENT DETAILS
ROOF BEAM SCHEDULE - RB3	ROOF BEAM SCHEDULE - RB3
TYPE : RB3 BEAM SIZE 600 X 230 3-20#, 2-16#, 2-12#, 8# @ 125 C/C, 3-25#, 125, 325, 230	TYPE : RB3 BEAM SIZE 600 X 230 3-20#, 2-12#, 8# @ 175 C/C, 2-16#, 3-25#, 125, 325, 230
CONCEALED BEAM - CB1	
TYPE : CB1 BEAM SIZE 150 X 230 2-16#+1-12#, 8# @ 175 C/C, 2-16#+1-12#, 150, 230	

TYPICAL THIRD AND FOURTH FLOOR ROOF BEAM LAYOUT

Er.A.SENTHIL KUMAR
M.Tech (Struc), MIE, CE.
HAYDANS ENGINEERS
Registered Structural Engineer Grade 1
Chennai Metropolitan Development Authority
Reg.No.: SE/GR-1/2020/02/254

CMDA GRADE -1 STRUCTURAL ENGINEER
Er. A.Senthil Kumar (Strl,Engr.)
B.Tech(Civil).,M.Tech(Struct).,
MIE.,C.ENGG.

STRUCTURAL ENGINEER: Er.JAYAKUMAR

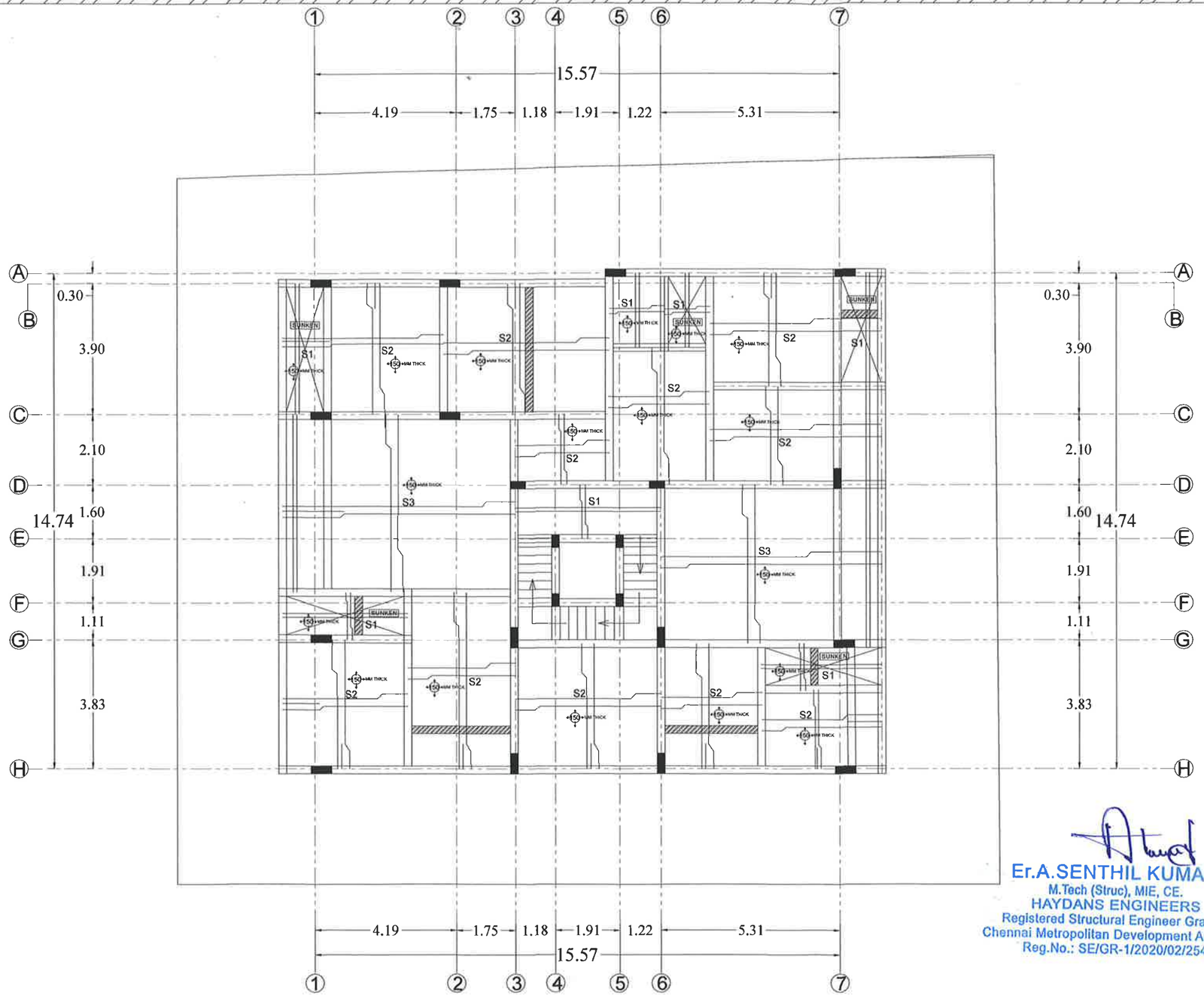
DRAWING TITLE: RESIDENTIAL BUILDING S+5

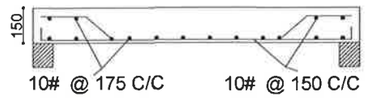
DRAWN BY:	CHECKED BY:	APPROVED BY:	DATE:
Er.K.KISHORE	Er.A.SENTHIL KUMAR	Er.A.SENTHIL KUMAR	

CLIENT NAME: Mr.SAI RAM
M/S.COST PLUS CONSTRUCTION PVT LTD.

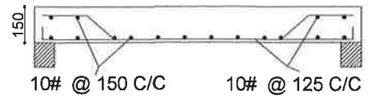
ADDRESS: PLOT NOS 62 & 63, 14TH STREET, KUBERAN NAGAR EXTENSION, MADIPAKKAM, CHENNAI-600 091 AND COMPRISED IN S.NO. 135/20 & 135/21 OF MADIPAKKAM VILLAGE, SHOLINGANALLUR TALUK AND WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

PROJECT NO:	SCALE:	SHEET SIZE:
260/05	1:100	A3
DRAWING NO: AR/NS/001	SHEET NO:	
REVISION: R0		
UNIT: FEET&INCHES		

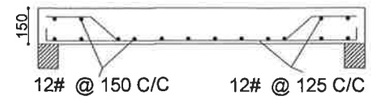




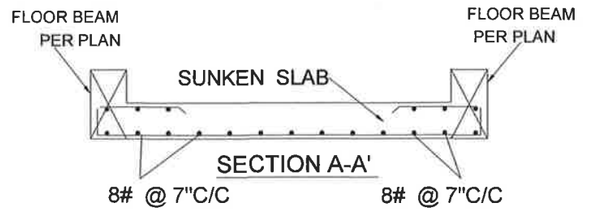
CROSS SECTIN OF SLAB S1
ONE WAY SLAB



CROSS SECTIN OF SLAB S2
TWO WAY SLAB

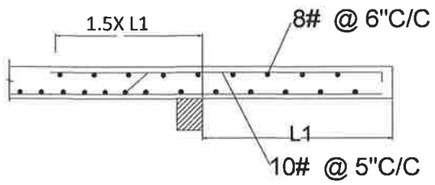


CROSS SECTIN OF SLAB S3
TWO WAY SLAB



SECTION A-A'

CROSS SECTIN OF SLAB
SUNKEN SLAB



CROSS SECTION OF SLAB
CANTILEVER SLAB(5" THICK)

Er.A.SENTHIL KUMAR
M.Tech (Struc), MIE, CE.
HAYDANS ENGINEERS
Registered Structural Engineer Grade 1
Chennai Metropolitan Development Authority
Reg.No.: SE/GR-1/2020/02/254

TYPICAL THIRD AND FOURTH FLOOR ROOF SLAB LAYOUT

CMDA GRADE -1 STRUCTURAL ENGINEER
Er. A.Senthil Kumar (Strl,Engr.)
B.Tech(Civil).,M.Tech(Struct).,
MIE.,C.ENGG.

STRUCTURAL ENGINEER:
Er.JAYAKUMAR

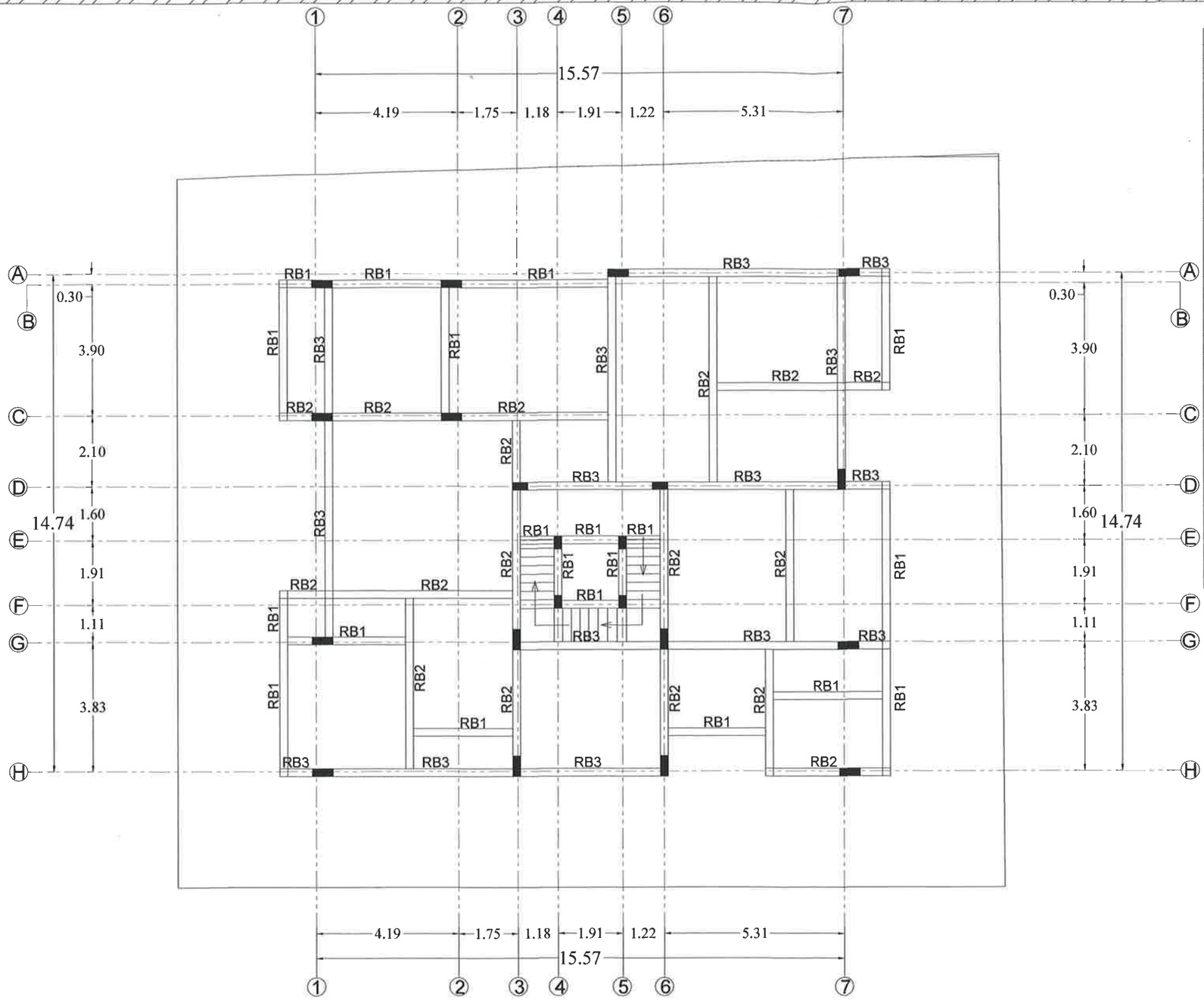
DRAWING TITLE:
RESIDENTIAL BUILDING S+5

DRAWN BY:	CHECKED BY:	APPROVED BY:	DATE:
Er.K.KISHORE	Er.A.SENTHIL KUMAR	Er.A.SENTHIL KUMAR	

CLIENT NAME:
Mr.SAI RAM
M/S.COST PLUS CONSTRUCTION PVT LTD.

ADDRESS:
PLOT NOS 62 & 63, 14TH STREET, KUBERAN NAGAR EXTENSION, MADIPAKKAM, CHENNAI-600 091 AND COMPRISED IN S.NO. 135/20 & 135/21 OF MADIPAKKAM VILLAGE, SHOLINGANALLUR TALUK AND WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

PROJECT NO:	SCALE:	SHEET SIZE:
260/05	1:100	A3
DRAWING NO: AR/NS/001	SHEET NO:	
REVISION: R0		
UNIT: FEET&INCHES		



ROOF BEAM REINFORCEMENT DETAILS	ROOF BEAM REINFORCEMENT DETAILS
ROOF BEAM SCHEDULE - RB1	ROOF BEAM SCHEDULE - RB1
AT END	AT MID
TYPE : RB1 BEAM SIZE 450 X 230 3-16# 2-12# 8# @ 125 C/C 3-16# 125, 325, 230	TYPE : RB1 BEAM SIZE 450 X 230 3-16# 8# @ 175 C/C 2-12# 3-16# 125, 325, 230
ROOF BEAM REINFORCEMENT DETAILS	ROOF BEAM REINFORCEMENT DETAILS
ROOF BEAM SCHEDULE - RB2	ROOF BEAM SCHEDULE - RB2
TYPE : RB2 BEAM SIZE 450 X 230 3-16# 2-16# 8# @ 125 C/C 3-20# 125, 325, 230	TYPE : RB2 BEAM SIZE 450 X 230 3-16# 8# @ 175 C/C 2-16# 3-20# 125, 325, 230
ROOF BEAM REINFORCEMENT DETAILS	ROOF BEAM REINFORCEMENT DETAILS
ROOF BEAM SCHEDULE - RB3	ROOF BEAM SCHEDULE - RB3
TYPE : RB3 BEAM SIZE 600 X 230 3-20# 2-16# 2-12# 8# @ 125 C/C 3-25# 125, 325, 230	TYPE : RB3 BEAM SIZE 600 X 230 3-20# 2-12# 8# @ 175 C/C 2-16# 3-25# 125, 325, 230
CONCEALED BEAM - CB1	
TYPE : CB1 BEAM SIZE 150 X 230 2-16#+1-12# 8# @ 175 C/C 2-16#+1-12# 150, 230	

FIFTH FLOOR ROOF BEAM LAYOUT

Er.A.SENTHIL KUMAR
M.Tech (Struc), MIE, CE.
HAYDANS ENGINEERS
Registered Structural Engineer Grade 1
Chennai Metropolitan Development Authority
Reg.No.: SE/GR-1/2020/02/254

CMDA GRADE -1 STRUCTURAL ENGINEER
Er. A.Senthil Kumar (Strl,Engr.)
B.Tech(Civil).,M.Tech(Struct).,
MIE.,C.ENGG.

STRUCTURAL ENGINEER: Er.JAYAKUMAR

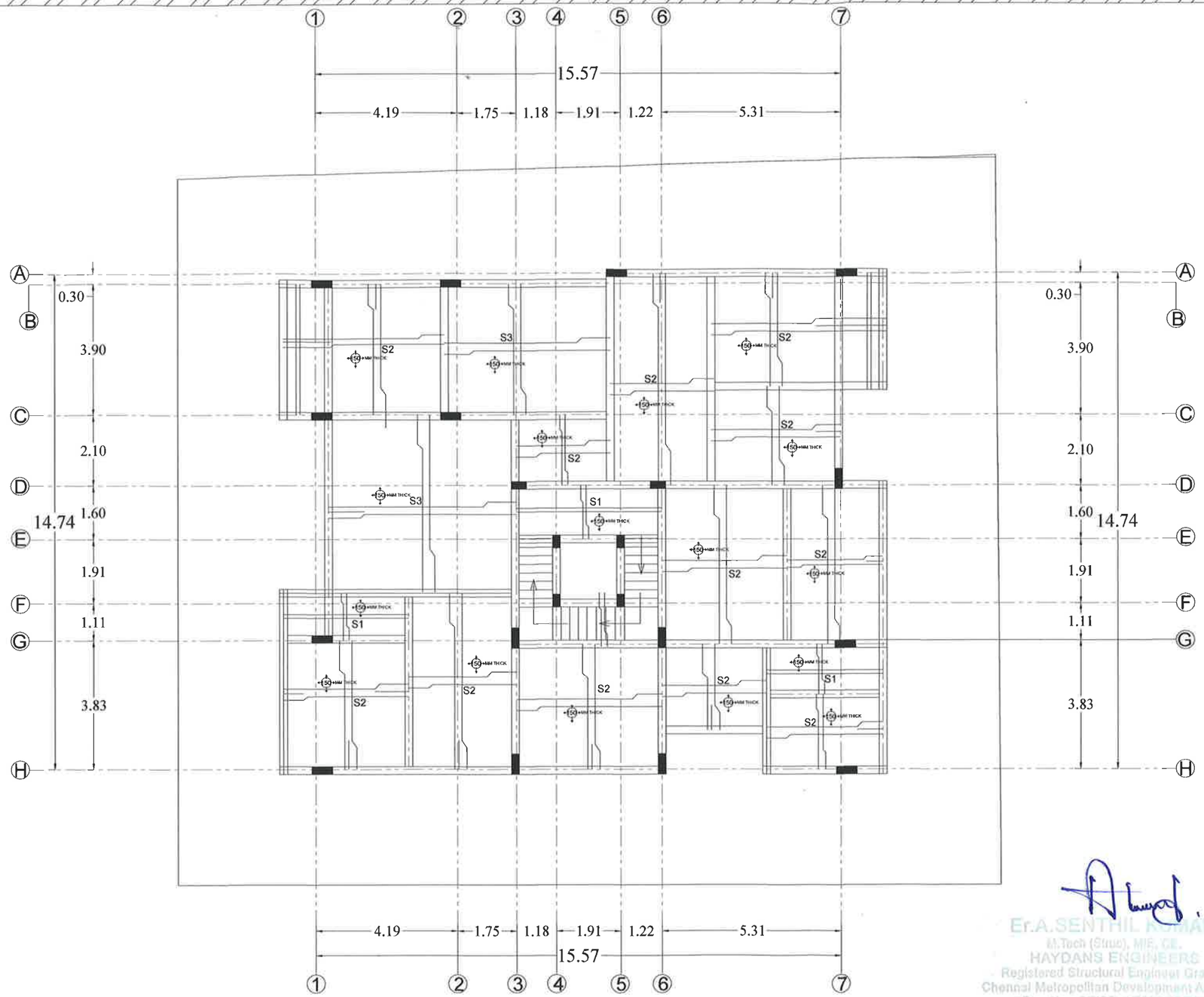
DRAWING TITLE: RESIDENTIAL BUILDING S+5

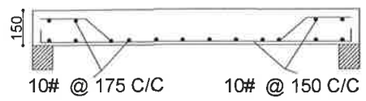
DRAWN BY:	CHECKED BY:	APPROVED BY:	DATE:
Er.K.KISHORE	Er.A.SENTHIL KUMAR	Er.A.SENTHIL KUMAR	

CLIENT NAME: Mr.SAI RAM
M/S.COST PLUS CONSTRUCTION PVT LTD.

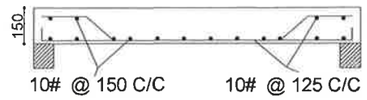
ADDRESS: PLOT NOS 62 & 63, 14TH STREET, KUBERAN NAGAR EXTENSION, MADIPAKKAM, CHENNAI-600 091 AND COMPRISED IN S.NO. 135/20 & 135/21 OF MADIPAKKAM VILLAGE, SHOLINGANALLUR TALUK AND WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

PROJECT NO:	SCALE:	SHEET SIZE:
260/05	1:100	A3
DRAWING NO: AR/NS/001	SHEET NO:	
REVISION: R0		
UNIT: FEET&INCHES		

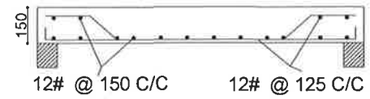




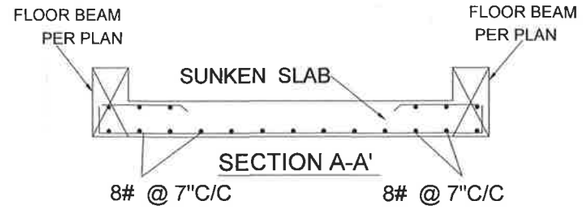
CROSS SECTIN OF SLAB S1
ONE WAY SLAB



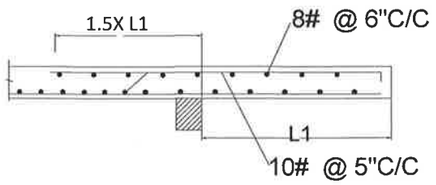
CROSS SECTIN OF SLAB S2
TWO WAY SLAB



CROSS SECTIN OF SLAB S3
TWO WAY SLAB



CROSS SECTIN OF SLAB
SUNKEN SLAB



CROSS SECTION OF SLAB
CANTILEVER SLAB(5" THICK)

FIFTH FLOOR ROOF BEAM LAYOUT

Er.A.SENTHIL KUMAR
M.Tech (Struc), MIE, CE.,
HAYDANS ENGINEERS
Registered Structural Engineer Grade 1
Chennai Metropolitan Development Authority
Reg.No.: SE/GR-1/2020/02254

CMDA GRADE -1 STRUCTURAL ENGINEER
Er. A.Senthil Kumar (Strl,Engr.)
B.Tech(Civil).,M.Tech(Struct).,
MIE.,C.ENGG.

STRUCTURAL ENGINEER:
Er.JAYAKUMAR

DRAWING TITLE:
RESIDENTIAL BUILDING S+5

DRAWN BY:	CHECKED BY:	APPROVED BY:	DATE:
Er.K.KISHORE	Er.A.SENTHIL KUMAR	Er.A.SENTHIL KUMAR	

CLIENT NAME:
Mr.SAI RAM
M/S.COST PLUS CONSTRUCTION PVT LTD.

ADDRESS:
PLOT NOS 62 & 63, 14TH STREET, KUBERAN NAGAR EXTENSION, MADIPAKKAM, CHENNAI-600 091 AND COMPRISED IN S.NO. 135/20 & 135/21 OF MADIPAKKAM VILLAGE, SHOLINGANALLUR TALUK AND WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

PROJECT NO:	SCALE:	SHEET SIZE:
260/05	1:100	A3

DRAWING NO:	SHEET NO:
AR/NS/001	

REVISION:	
R0	

UNIT: FEET&INCHES

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.