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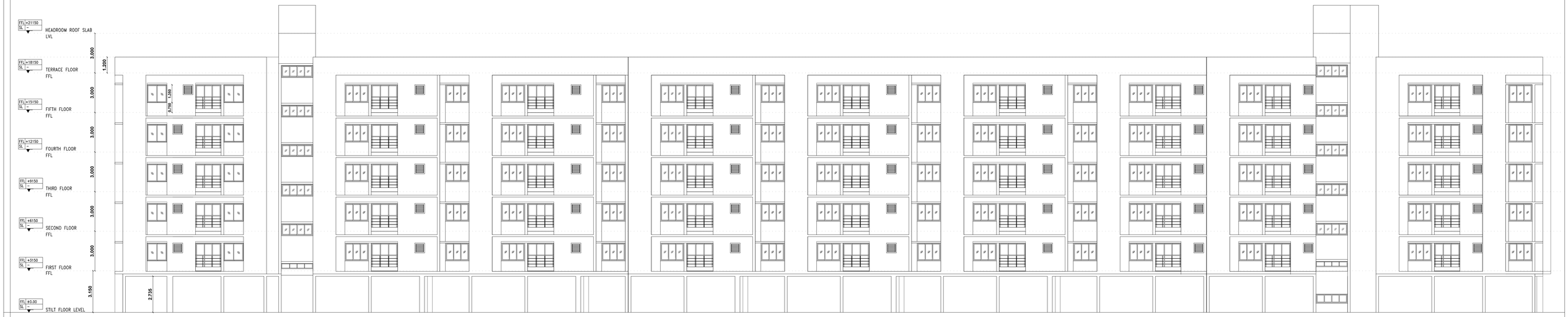
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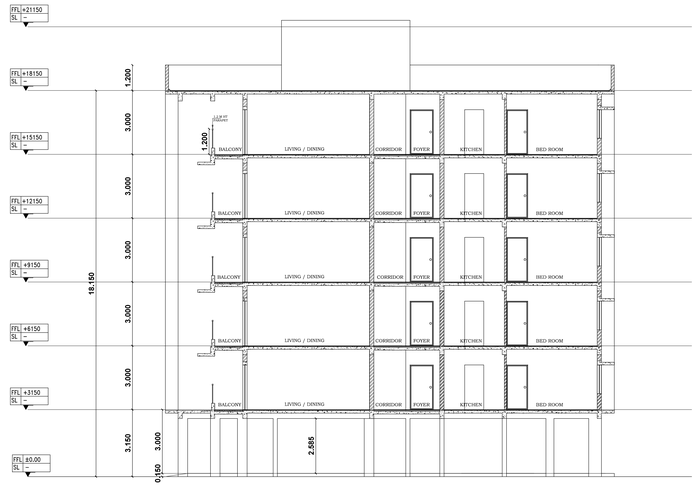
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3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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NORTH ELEVATION



SECTION - AA

PLAN SHOWING THE PROPOSED RESIDENTIAL BUILDINGS (STILT + 5)

CO RVEY NOS : 229/1 IN
PEI /ADAKADAMPADI
PAI HUKUNDRAM TALUK,
CH CT.

FILE NO: SWP/BPA/763685/2026/TCP

MATERIAL SPECIFICATION FOR PROPOSED WORK

1. FOUNDATION IN P.C.C 1:5:10 OVER SAND FILLING.
2. SUPER STRUCTURE IN BLOCK WORK.
3. FOUNDATION WITH R.C.C COLUMNS M25 MIX
4. FLOORING IN CEMENT CONCRETE 1:4:8 MIX IN UTILITY AREA
5. INTERNAL PLASTERING OF 12mm THK. C.M. 1:3 AND EXTERNAL PLASTERING OF 18mm THK. C.M 1:6
6. RCC ROOF SLAB OF M25 WITH REQUIRED DEPTH. 7. RCC LINTEL OF M25 WITH REQUIRED DEPTH 8. WEATHERING COURSE PROVIDED OVER ROOF SLAB 9. JOINERY - UPVC/ALUMINIUM GLAZED WINDOWS, VENTILATORS AND DOORS

NOTE: ALL DIMENSIONS ARE IN METERS

DRAWING TITLE :

BLOCK - 1

ELEVATION & SECTION

SCALE : 1 : 100

JOINERY DETAIL

TYPE	DISCRIPTION	SIZE
MD	MAIN DOOR	1.10 X 2.10
D1	DOOR	1.00 X 2.10
D2	DOOR	0.90 X 2.10
MS	DOOR	1.20 X 2.10
FD1	FRENCH DOOR	2.40 X 2.10
FD2	FRENCH DOOR	2.00 X 2.10
FD3	FRENCH DOOR	1.935 X 2.10
TD	TERRACE DOOR	1.00 X 2.10
LD	LMR DOOR	1.00 X 2.10
W1	WINDOW	1.80 X 1.35
W2	WINDOW	1.50 X 1.35
W3	WINDOW	1.35 X 1.95
W4	WINDOW	1.35 X 1.35
W5	WINDOW	1.00 X 1.35
W6	WINDOW	0.80 X 1.35
SW	WINDOW	2.40 X 1.35
SW1	WINDOW	2.50 X 1.35
KW1	KITCHEN WINDOW	1.10 X 0.90
KW2	KITCHEN WINDOW	0.90 X 0.90
KW3	KITCHEN WINDOW	0.75 X 1.20
V1	VENTILATOR	0.90 X 0.90
V2	VENTILATOR	0.75 X 0.90
v3	VENTILATOR	0.75 X 0.75
VS1	VENTILATOR	2.50 X 0.40
VS2	VENTILATOR	2.40 X 0.40

OWNER'S SIGNATURE

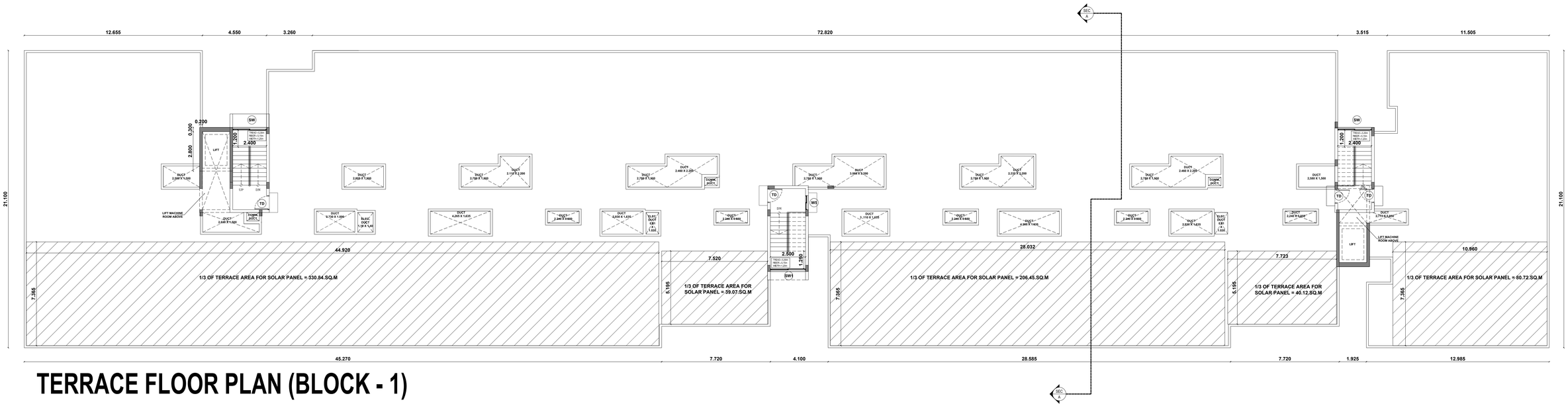
P SURESH
Registered Developer / Owner
DTCP Regn.No.CGL.DIST/RGD/2019/0510/011
Valid upto 29-09-2029
Arun Excello Homes Pvt Ltd
Bhattad Tower, 18, West Coll Road,
Royapettah, Chennai - 600 014

REGISTERED ARCHITECT

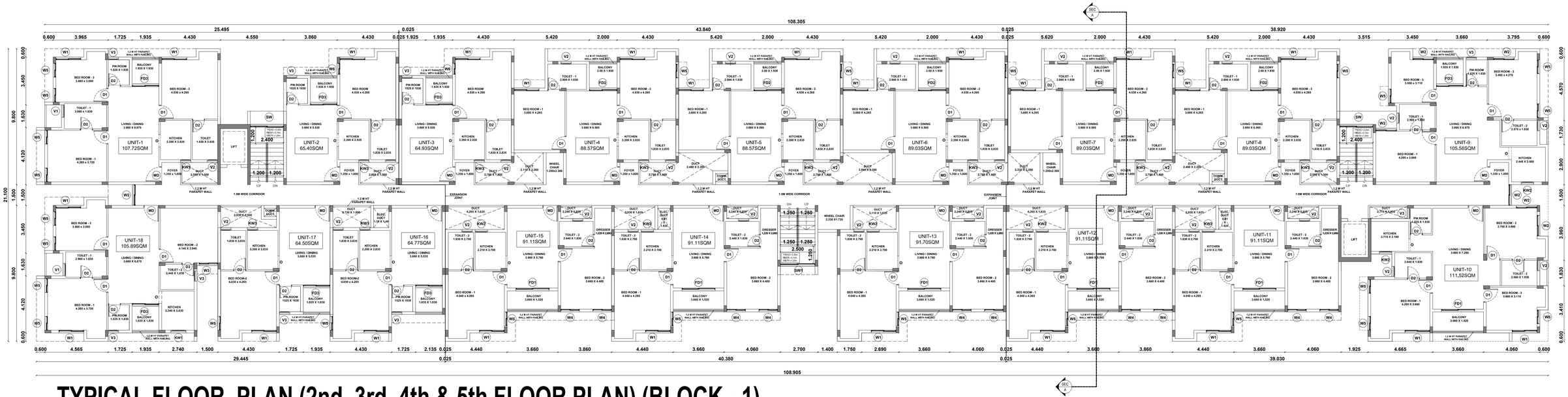
V.VISALAKSHI
Registered Architect CA/2004/34604
Valid upto 31-12-2035
No2, Plot No.254, 42nd Street, 8th Sector,
K.K.Nagar, Chennai-600 078.

REGISTERED STRUCTURAL ENGINEER

P.JEGATHEESAN, M.Tech (Struct.)
Registered Structural Engineer
DTCP Regn. No.CGLDIST/SE/Gr-I/2019/07/020
Valid upto 10-10-2029
New No.31, Old No.14, Besant Avenue,
Adyar, Chennai - 600 020



TERRACE FLOOR PLAN (BLOCK - 1)



TYPICAL FLOOR PLAN (2nd, 3rd, 4th & 5th FLOOR PLAN) (BLOCK - 1)

PLAN SHOWING THE PROPOSED RESIDENTIAL BUILDINGS (STILT + 5)
CONSTRUCTION AT SURVEY NOS : 229/1 IN PERUMALERI VILLAGE, VADAKADAMPADI PANCHAYAT, THIRUKAZHUKUNDRAM TALUK, CHENGALPATTU DISTRICT.

FILE NO: SWP/BPA/763685/2026/TCP

MATERIAL SPECIFICATION FOR PROPOSED WORK

1. FOUNDATION IN P.C.C 1:5:10 OVER SAND FILLING.
2. SUPER STRUCTURE IN BLOCK WORK.
3. FOUNDATION WITH R.C.C COLUMNS M25 MIX
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NOTE: ALL DIMENSIONS ARE IN METERS

DRAWING TITLE :

BLOCK - 1

TYPICAL FLOOR PLAN & TERRACE FLOOR PLAN

SCALE : 1 : 100

BUILDING NAME	FSI AREA (IN SQM)	NON - FSI AREA (IN SQM)	TOTAL BUILT-UP AREA (IN SQM)	NO OF DWELLING UNITS
BLOCK - 1 (STILT + 5)				
STILT FLOOR	115.21	2170.03	2285.24	-
FIRST FLOOR	1833.47	-	1833.47	18
SECOND FLOOR	1833.47	-	1833.47	18
THIRD FLOOR	1833.47	-	1833.47	18
FOURTH FLOOR	1833.47	-	1833.47	18
FIFTH FLOOR	1833.47	-	1833.47	18
TERRACE FLOOR	-	50.78	50.78	-
TOTAL	9282.56	2220.81	11503.37	90

JOINERY DETAIL

TYPE	DESCRIPTION	SIZE
MD	MAIN DOOR	1.10 X 2.10
D1	DOOR	1.00 X 2.10
D2	DOOR	0.90 X 2.10
MS	DOOR	1.20 X 2.10
FD1	FRENCH DOOR	2.40 X 2.10
FD2	FRENCH DOOR	2.00 X 2.10
FD3	FRENCH DOOR	1.935 X 2.10
TD	TERRACE DOOR	1.00 X 2.10
LD	LMR DOOR	1.00 X 2.10
W1	WINDOW	1.80 X 1.35
W2	WINDOW	1.50 X 1.35
W3	WINDOW	1.35 X 1.95
W4	WINDOW	1.35 X 1.35
W5	WINDOW	1.00 X 1.35
W6	WINDOW	0.80 X 1.35
SW	WINDOW	2.40 X 1.35
SW1	WINDOW	2.50 X 1.35
KW1	KITCHEN WINDOW	1.10 X 0.90
KW2	KITCHEN WINDOW	0.90 X 0.90
KW3	KITCHEN WINDOW	0.75 X 1.20
V1	VENTILATOR	0.90 X 0.30
V2	VENTILATOR	0.75 X 0.90
V3	VENTILATOR	0.75 X 0.75
V51	VENTILATOR	2.50 X 0.40
V52	VENTILATOR	2.40 X 0.40

OWNER'S SIGNATURE

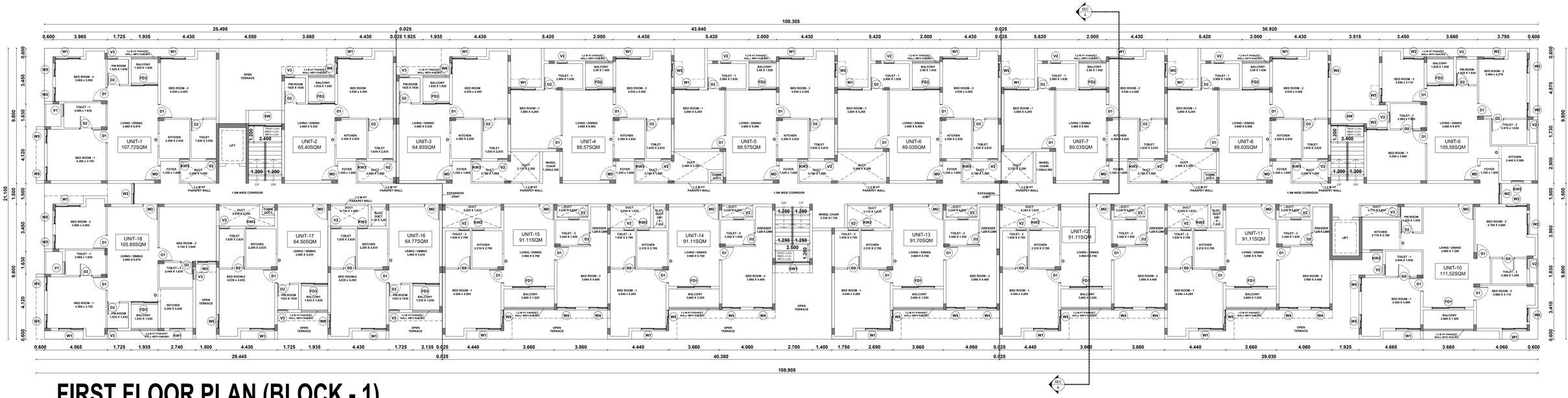
P SURESH
Registered Developer / Owner
DTCP Regn.No.CGL.DIST/RD/(2019)/05/011
Valid upto 28-02-2027
Address : Sri Sai Ram Infra Pvt Ltd
Bhattad Tower, 1B, West Cott Road,
Royapettah, Chennai - 600 014

REGISTERED ARCHITECT

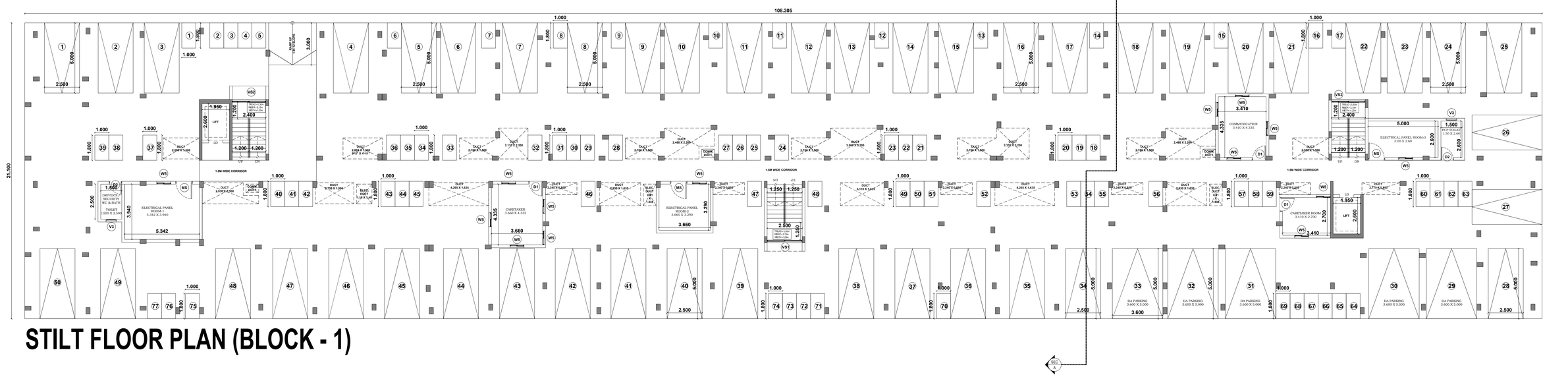
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Valid upto 10-2029
New No.31, Old No.14, Besant Avenue,
Adyar, Chennai - 600 020



FIRST FLOOR PLAN (BLOCK - 1)



STILT FLOOR PLAN (BLOCK - 1)

PLAN SHOWING THE PROPOSED RESIDENTIAL BUILDINGS (STILT + 5)
CONSTRUCTION AT SURVEY NOS : 229/1 IN PERUMALERI VILLAGE, VADAKADAMPADI PANCHAYAT, THIRUKAZHUKUNDRAM TALUK, CHENGALPATTU DISTRICT.

FILE NO: SWP/BPA/763685/2026/TCP

MATERIAL SPECIFICATION FOR PROPOSED WORK

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NOTE: ALL DIMENSIONS ARE IN METERS

DRAWING TITLE :

BLOCK - 1

STILT FLOOR PLAN & FIRST FLOOR PLAN

SCALE : 1 : 100

BUILDING NAME	FSI AREA (IN SQM)	NON - FSI AREA (IN SQM)	TOTAL BUILT-UP AREA (IN SQM)	NO OF DWELLING UNITS
BLOCK - 1 (STILT + 5)				
STILT FLOOR	115.21	2170.03	2285.24	-
FIRST FLOOR	1833.47	-	1833.47	18
SECOND FLOOR	1833.47	-	1833.47	18
THIRD FLOOR	1833.47	-	1833.47	18
FOURTH FLOOR	1833.47	-	1833.47	18
FIFTH FLOOR	1833.47	-	1833.47	18
TERRACE FLOOR	-	50.78	50.78	-
TOTAL	9282.56	2220.81	11503.37	90

JOINERY DETAIL

TYPE	DISCRIPTION	SIZE
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D2	DOOR	0.90 X 2.10
MS	DOOR	1.20 X 2.10
FD1	FRENCH DOOR	2.40 X 2.10
FD2	FRENCH DOOR	2.00 X 2.10
FD3	FRENCH DOOR	1.935 X 2.10
TD	TERRACE DOOR	1.00 X 2.10
LD	LWR DOOR	1.00 X 2.10
W1	WINDOW	1.80 X 1.35
W2	WINDOW	1.50 X 1.35
W3	WINDOW	1.35 X 1.95
W4	WINDOW	1.35 X 1.35
W5	WINDOW	1.00 X 1.35
W6	WINDOW	0.80 X 1.35
SW	WINDOW	2.40 X 1.35
SW1	WINDOW	2.50 X 1.35
KW1	KITCHEN WINDOW	1.10 X 0.90
KW2	KITCHEN WINDOW	0.90 X 0.90
KW3	KITCHEN WINDOW	0.75 X 1.20
V1	VENTILATOR	0.90 X 0.90
V2	VENTILATOR	0.75 X 0.90
V3	VENTILATOR	0.75 X 0.75
VS1	VENTILATOR	2.50 X 0.40
VS2	VENTILATOR	2.40 X 0.40

OWNER'S SIGNATURE

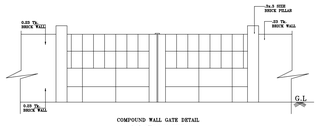
P SURESH
Registered Developer / Owner
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Valid upto 28-02-2029
As Authorised Signatory of M/s. Ltd
Bhaktad Tower, 18, West Cott Road,
Royapettah, Chennai - 600 014

REGISTERED ARCHITECT

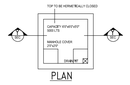
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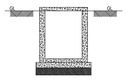


COMPOUND WALL GATE DETAIL
(14'-0"X6.0 M WIDE
(SCALE - 1:100)

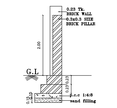


PLAN

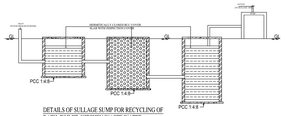
RAIN WATER COLLECTION SUMP DETAIL



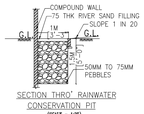
SECTION – Y



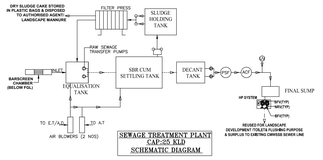
SECTION OF COMPOUND WALL
(SCALE - 1:25)

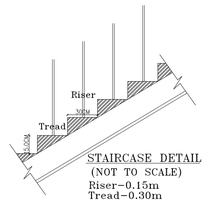


DETAILS OF SULLAGE SUMP FOR RECYCLING OF BATH, TOILET, KITCHEN WASTE WATER

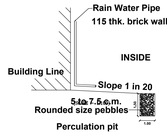


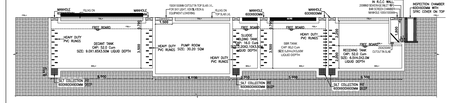
SECTION THRO' RAINWATER CONSERVATION PIT
(SCALE - 1:25)

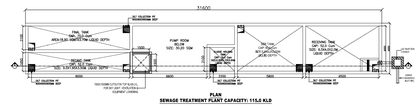




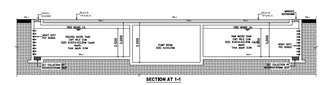
STAIRCASE DETAIL
(NOT TO SCALE)
Riser–0.15m
Tread–0.30m
Width–1.20m

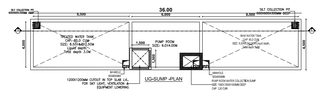




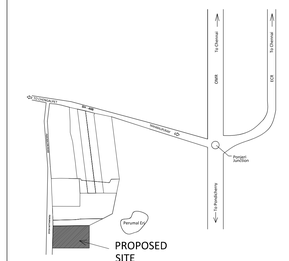


SEWAGE TREATMENT PLANT - 115.0 KLD
(SCALE - 1:250)





(SCALE – 1:400)



KEY PLAN

SHEET NO: 1/4

PLAN SHOWING THE PROPOSED RESIDENTIAL BUILDINGS (STILT + 5)
CONSTRUCTION AT SURVEY NOS :229/1
IN PERUMALERI VILLAGE, (VADAKADAMPADI PANCHAYAT)
THIRUKAZHUKUNDRAM TALUK, CHENGALPATTU DISTRICT.

MATERIAL SPECIFICATION FOR PROPOSED WORK

1. FOUNDATION IN P.C.C 1:5:10 OVER SAND FILLING.
2. SUPER STRUCTURE IN BLOCK WORK.
3. FOUNDATION WITH R.C.C COLUMNS M25 MIX
4. FLOORING IN CEMENT CONCRETE 1:4:8 MIX IN UTILITY AREA
5. INTERNAL PLASTERING OF 12mm THK, C.M. 1:3 AND EXTERNAL PLASTERING OF 18mm THK, C.M 1:6
6. RCC ROOF SLAB OF M25 WITH REQUIRED DEPTH.
7. RCC LINTEL OF M25 WITH REQUIRED DEPTH
8. WEATHERING COURSE PROVIDED OVER ROOF SLAB.
9. JOINERY = UPVC/ALUMINIUM GLAZED WINDOWS, VENTILATORS AND DOORS

AREA DETAIL

	AREA IN SQM
PLOT AREA AS PER DOC	9874.34 SQM(2.44 ACRES)
PLOT AREA AS PER PATTA	9850.00SQM
OSR PROVIDED	686.32SQM

PROPOSED BUILDING AREA STATEMENT

S.NO	BUILDING NAME	FSI AREA (IN SQM)	NON - FSI AREA (IN SQM)	TOTAL BUILT-UP AREA (IN SQM)	NO OF DWELLING UNITS
1	BLOCK - 1 (STILT + 5)				
	STILT FLOOR	115.21	2170.03	2285.24	-
	FIRST FLOOR	1833.47	-	1833.47	18
	SECOND FLOOR	1833.47	-	1833.47	18
	THIRD FLOOR	1833.47	-	1833.47	18
	FOURTH FLOOR	1833.47	-	1833.47	18
	FIFTH FLOOR	1833.47	-	1833.47	18
	TERRACE FLOOR	-	50.78	50.78	-
	TOTAL	9282.56	2220.81	11503.37	90
2	STP PUMP ROOM	142.19	-	142.19	-
3	UG SUMP PUMP ROOM	108.00	-	108.00	-
	TOTAL AREA	9532.75	2220.81	11753.56	90

TOTAL FSI AREA = 9532.75 SQM

REFERENCE

DESCRIPTION	CALCULATION
FLOOR SPACE INDEX	9532.75 / 9850.00 = 0.97

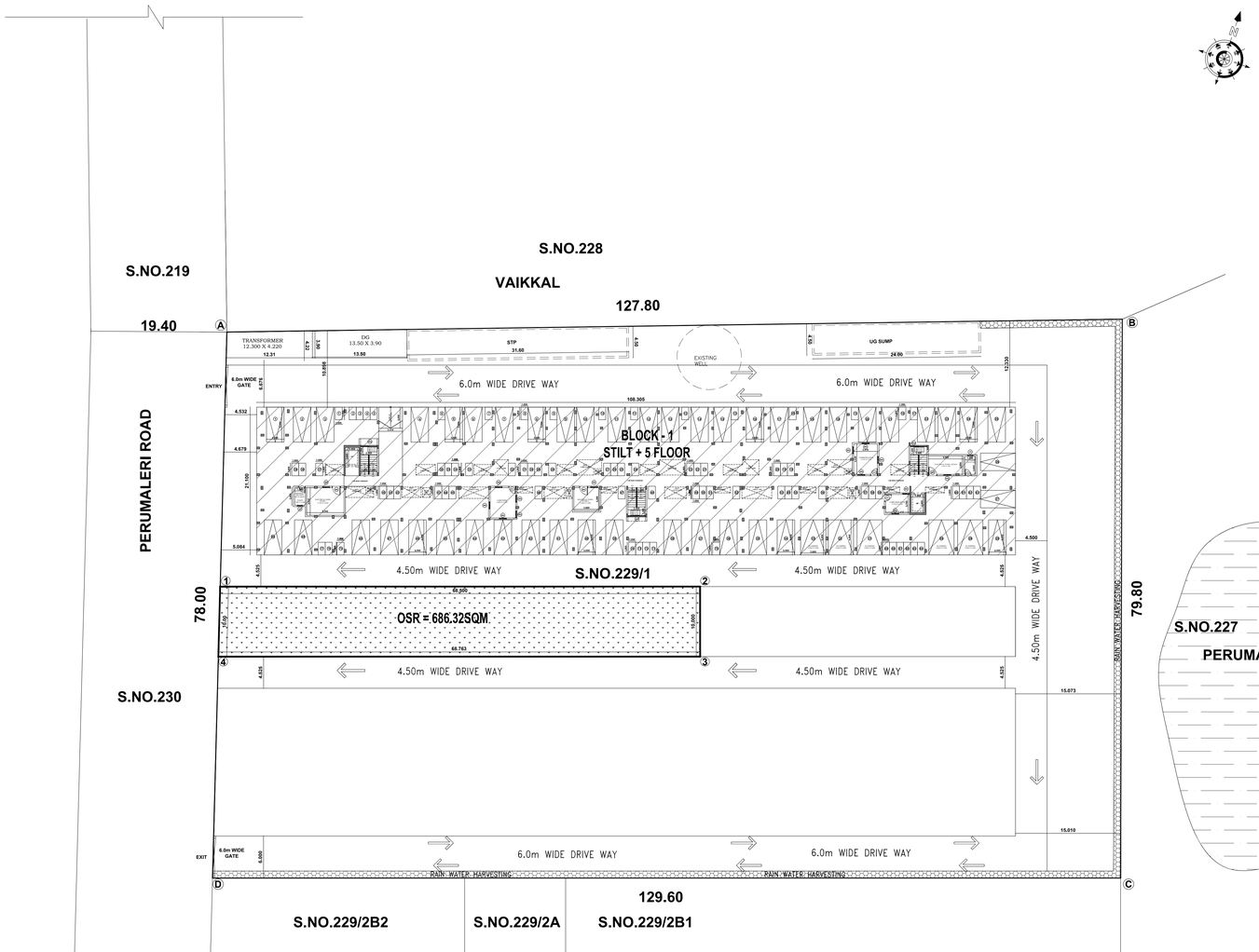
PARKING CALCULATION

SLOT	REQUIRED	PROVIDED
CAR	45 + 5 (10% VISITOR CAR PARK) = 45 + 4.5 = 50	50
TWO WHEELER	70 + 7 (10% VISITOR PARKING) = 70 + 7 = 77	77

SITE PLAN

SCALE : 1:400 | SHEET NO : 01

FILE NO: SWP/BPA/763685/2026/TCP



UNIT NO	DWELLING UNIT AREA IN SQM
BLOCK - 1	
1	107.72
2	65.40
3	64.93
4	88.57
5	88.57
6	89.03
7	89.03
8	89.03
9	105.58
10	111.52
11	91.11
12	91.11
13	91.70
14	91.11
15	91.11
16	64.77
17	64.50
18	105.89

TWO WHEELER PARKING

AREA	NO.OF. DWELLING UNITS	AS PER CLAUSE TNCDBR-2019	NO.OF. PARKING (PER BLOCK)	TOTAL PARKING (PER BLOCK)	VISITOR PARKING	TOTAL PARKING
	BLOCK-1		BLOCK-1			
BELOW 50 - 75 SQ.M	20	1 TWO WHEELER SPACE FOR EVERY DWELLING UNIT	20 (20X1)	20	7 (70X10%)	70+7 = 77
ABOVE 75-1OO SQ.M	50	1 TWO WHEELER SPACE FOR EVERY DWELLING UNIT	50 (50X1)	50		
ABOVE 1OO SQ.M	20	NOT APPLICABLE	0 (20X0)	0		

TOTAL NO. OF TWO WHEELER REQUIRED - 77 No's
TOTAL NO. OF TWO WHEELER PROVIDED - 77 No's

CAR PARKING

AREA	NO.OF. DWELLING UNITS	AS PER CLAUSE TNCDBR-2019	NO.OF. PARKING (PER BLOCK)	TOTAL PARKING (PER BLOCK)	VISITOR PARKING	TOTAL PARKING
	BLOCK-1		BLOCK-1			
BELOW 50 - 75 SQ.M	20	NOT APPLICABLE	0 (20X0)	0	4.5 (45X10%)	45 + 4.5 =50
ABOVE 75-1OO SQ.M	50	1 CAR SPACE FOR EVERY 2 DWELLING UNIT	25 (50/2)	25		
ABOVE 1OO SQ.M	20	1 CAR SPACE FOR EVERY 100 SQ.M	20 (20X1)	20		

TOTAL NO. OF CAR REQUIRED - 50 No's
TOTAL NO. OF CAR PROVIDED - 50 No's

OWNER'S SIGNATURE

P SURESH
Registered Developer / Owner
DTCP Regn. No.CC/LOT/BE/Gr-I/2020/00911
Valid upto 28-08-2033
Arun Excello Homes Pvt Ltd
No.2, Old No.54, Ground Floor, 8th Street,
Priyambiah, Chennai - 600 014

REGISTERED ARCHITECT

V.VISALAKSHI
Registered Architect CA/2004/34604
Valid upto 31-12-2026
No2, Plot No.254, 42nd Street, 8th Sector,
K.K.Nagar, Chennai-600 078.

REGISTERED STRUCTURAL ENGINEER

P.JEGATHEESAN, M.Tech (Struct.)
Registered Structural Engineer
ITCP Regn. No.CC/LOT/BE/Gr-I/2019/07020
Valid upto 10-2029
New No.31, Old No.14, Ground Avenue,
Adyar, Chennai - 600 020

Signature valid Signature valid Signature valid
Signed by: Director Town and Country Planning Department Date: 28-01-2026 16:47:22
Signed by: Assistant Director Town and Country Planning Department Date: 28-01-2026 16:47:22
Signed by: Village Panchayat Assistant Director Town and Country Planning Department Date: 28-01-2026 16:47:22

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.