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RE REGULATORY RECORD

RERA Document

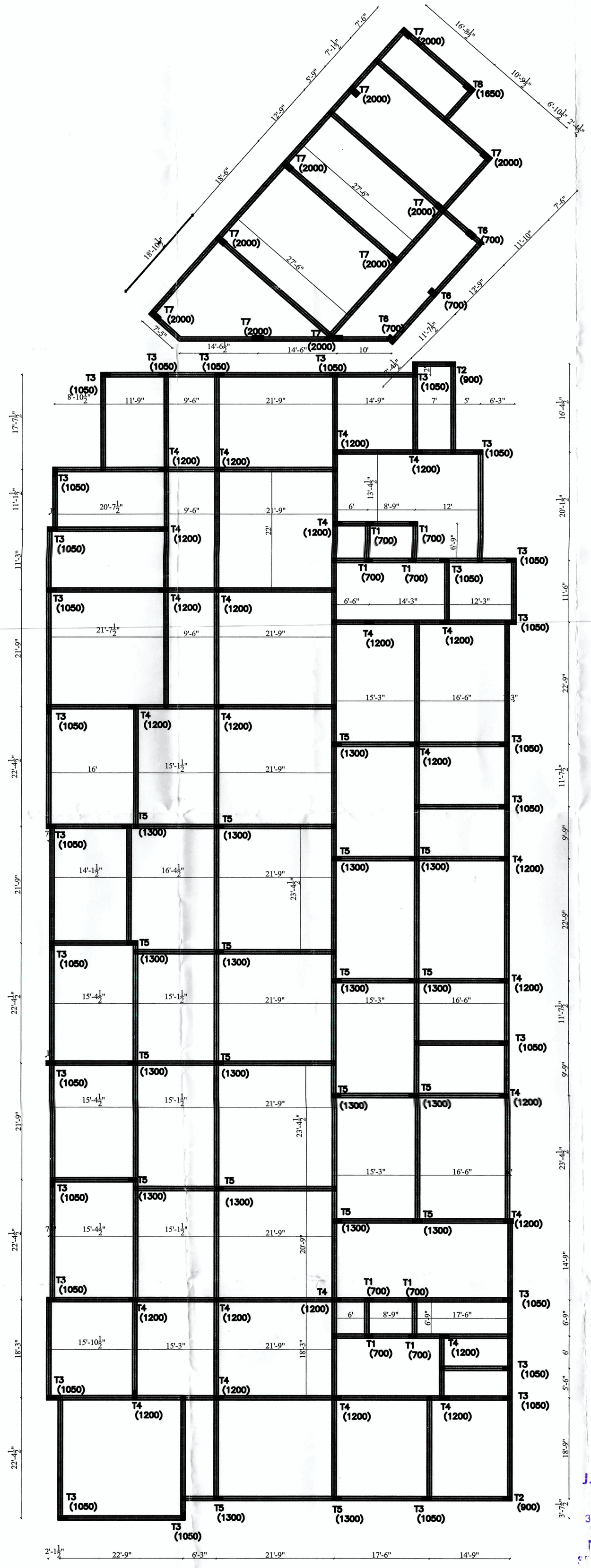
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Published for reference. The authority's own register is the operative record.

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DIGITALLY VERIFIED RECORD



Load on Plinth beam:
Wall Thickness = 230 TK
Wall height = 3.05m
Beam Size = 230x450
Self weight of beam = 2.58KN/Sqm.
Wall Loads acting on plinth beam = 0.23x 19 x 3.05m =13.329 KN/m
Total Loads on plinth beam = 15.909 KN/Sqm

Site address : T.S.NO: 3, Block-9, Ward "A"
Friends enclave Ext., Contonment, Trichy-1.

No of floors : Stilt + 5 floors

J.RAGHAVENDIRAN,B.E.,F.I.V.,
REGISTERED STRUCTURAL ENGINEER
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3rd Cross, Behind Ammayyappa Nagar,
Vayalur Road, Trichy- 620 017
M:98424 45699, 63817 553[illegible]
[illegible] / DTCP / TRICHY / [illegible]

STRUCTURAL CONSULTANT:
J.RAGHAVENDIRAN, B.E., D.C.M., F.I.V.,
VENUS BUILDERS,
NO:83, 1st FLOOR, AANANDAM NAGAR,3rd CROSS, BEHIND AMMAYYAPPA NAGAR, VAYALUR ROAD,TRICHY - 17.
CELL : 98424 - 45699

VENUS BUILDERS

j.raghavendiran,b.e.,d.c.m.,f.i.v.,
structural consultant,
builder & valuer,
venus builders,
no:83,1st floor,aanandam nagar,
3rd cross, behind ammaiyappa nagar,vayalur road,
trichy-17.
cell:98424 45699

COLUMN AND FOUNDATION DESIGN FOR PROPOSED CONSTRUCTION OF MULTI DWELLING RESIDENTIAL APARTMENT BUILDING IN T.S. NO: 3, BLOCK NO: 9, WARD NO: AB, SOUTH BANK CANAL ROAD, CONTONMENT, K.ABISHEKAPURAM VILLAGE, ZONE - IV, TIRUCHIRAPPALLI CITY CORPORATION.

The column and foundation shall be designed for the maximum critical span of (24'3") 7.39m

DESIGN:

Live load	-	300Kg/m^2
Dead load	-	(1.00x1.00x0.15x2400) =360Kg/m^2
Live load + Dead load		=660Kg/m^2
Load to be transferred to the Beam	-	1x5.33x660x1 =3517.8Kg/m (Or) 3600Kg/m
Load to be taken by column for the span of 7.39m	-	3600 x 7.39m = 26,604Kg/floor

Since the proposed building will have S+5.

The column shall be designed for 6 floors.

Hence the total load taken by a critical column - 6 x 26,604Kg/floor
= 1,59,624 Kg/2 = 79,812 Kg

Wall load calculation:

Wall Load considered by only 4 Floors

- 2000x0.23x3.05x11.087
- 15,555 Kg/floor
- 4x15,555 Kg/floor

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Hence the total load taken by a critical column = 62,220 Kg

Total Load Taken by Column

= 79,812 Kg + 62,220 Kg

= 1,42,032Kg (Say 1,43,000Kg)

= 143Tons

Assuming Self weight of column & foundation @ 10%

Total load taken by a column 128.7 Tons.

Using R.C.C. M25 mix concrete and Fe 550 steel.

Assuming area of column Ac

Area of column main rod 1.5% of Ac

$Pu = 0.4 \times 200 \times Ac + 0.67 \times fy \times Ast$

$1,43,000 = 0.4 \times 200 \times (Ac-0.015Ac) + 0.67x5500x0.015Ac$

$1,43,000 = 78.4Ac + 73.7Ac$

$134.1Ac = 1,43,000$

$Ac = 1,066.37\ cm^2$

Hence Provided Column Size as 30 cm x 60 cm

Area of column $Ac = 30 \times 60 = 1800cm^2$

$>1,066.37cm^2$

Hence safe.

Ast. Required $1.5/ 100 \times 1,066.37 = 16\ cm^2$

Hence provided 14 nos of 25mm dia bars

$25mm = 14X\ 4.91 = 68.74\ cm^2$

$= 68.74\ cm^2 > 16\ cm^2$

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63817 55326

Hence Safe

FOUNDATION:

From soil test report the safe bearing capacity of soil can be taken as 30T/m^2

Size of footing 143T/30T m^2 = 4.77m^2

Provide isolated footing to the size of 2.18m x 2.18 m

Hence area of footing provided = 3.2m x 3.2m = 10.24m^2

>4.76m^2

Hence Safe.

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SE.Gr - II / DTCP / TRICHY / JULY-2024 / 21

STABILITY CERTIFICATE
FORM-A

1. Applicant : Mrs.Sumathi

2. Location of site : Proposed Construction of Multi Dwelling Residential Apartment Building in T.S. No: 3, Block No: 9, Ward No: AB, South Bank Canal Road, Cantonment, K.Abishekapuram Village, Zone - IV, Tiruchirappalli City Corporation.

3. Year of Construction : Proposed Building

4. Approximate cost of Construction as Per current rates : Rs.24,81,64,000/-

5. Purpose for which the Building is to be proposed : Residential Building

6. Details of Construction of the Building
(Particulars of the foundation soil, Specification of the various parts under)

1. Foundation	:	RCC framed Structure, Isolated Footing
2. Basement	:	RCC Column& Plinth beam in 1:1:2 mix & Brick Wall CM 1:6
3. Super Structure	:	RCC Column With Brick Wall in CM 1:6
4. Floor and Roof Stilt, First, Second, Third, Four & Five	:	RCC Roof with Ceramic tiles Flooring

7. Period for which License required : Proposed Building

8. No of persons to accommodate : 200 Persons

Hence I certify that this structure consisting of Stilt+5 floors in Residential Building will be Safe, Stable and Sound.

JR

ENGINEER

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SE Gr.-II / DTCP / TRICHY / JULY 2021

FORM-B

Form of Certificate of structural soundness under sub-section (4) of the Tamil Nadu public buildings (Licensing) Act 1965.

(Tamil Nadu Act13 of 1965) referred it is rule 4 of the Tamil Nadu public buildings (Licensing) rules 1966.

Since the building is a proposed one, this Certificate is not issued.

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SE.Gr - II / DTCP / TRICHY / JULY-2024 / 21

ENGINEER

STATEMENT TO ACCOMPANY THE CERTIFICATE OF STRUCTURAL SOUNDNESS

1. Location of the building	: Proposed Construction of Multi Dwelling Residential Apartment Building in T.S. No: 3, Block No: 9, Ward No: AB, South Bank Canal Road, Cantonment, K.Abishekapuram Village, Zone - IV, Tiruchirappalli City Corporation.
2. Age of the Building	: Proposed Building
3. Purpose for which the Building Will be Structurally Sound	: Residential Building
4. The period for which the Building Will be Structurally Sound	: Proposed Building
5. Number of persons to accommodate	: 200 persons
6. Remarks	: Proposed Framed structure with RCC 1:1:2 Column ,Beams ,Slabs With Brick Walls in CM 1:6

ENGINEER

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FORM-C

(C Form of Certificate of structural soundness under sub-section (4) of section 4 of the Tamil Nadu public buildings (Licensing) Act 1965.

(Tamil Nadu Act13 of 1965) referred to in rule 4 of the Tamil Nadu public buildings (Licensing rule 1966).

1. FOUNDATION

i. Depth below ground level : 3m from Ground Level

ii. Nature of soil at which the foundation rest : Gravel

iii. Safe bearing Capacity of the soil met with at foundation : 30 T /m^2

iv. Load to be transmitted by foundation : 30 T /m^2

2. SUPER STRUCTURE

i. Maximum stress in the most Critical section of masonry : 75 Kg / cm^2

Permissible maximum stress in Masonry : 100 Kg / cm^2

ii. Maximum stress in the most Critical section RCC Structure : 90 Kg / cm^2

Safe maximum permissible stress in RCC Structure : 150 Kg / cm^2

This is stated the building will be designed to take seismic force and other loads as per the relevant Indian Standard codes.

JR

ENGINEER

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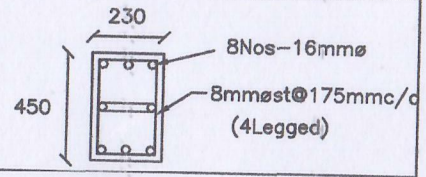
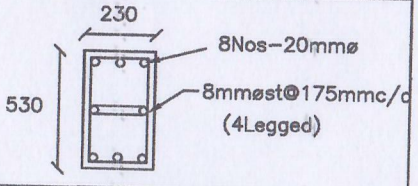
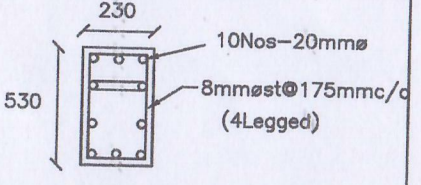
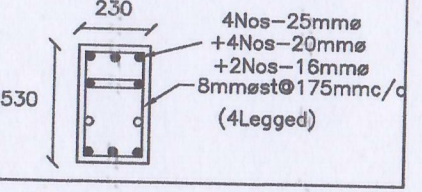
LOAD CALCULATION DETAILS FOR PROPOSED CONSTRUCTION OF MULTI DWELLING RESIDENTIAL APARTMENT BUILDING IN T.S. NO: 3, BLOCK NO: 9, WARD NO: AB, SOUTH BANK CANAL ROAD, CONTONMENT, K.ABISHEKAPURAM VILLAGE, ZONE - IV, TIRUCHIRAPPALLI CITY CORPORATION

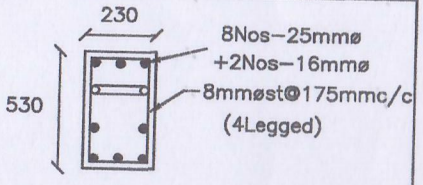
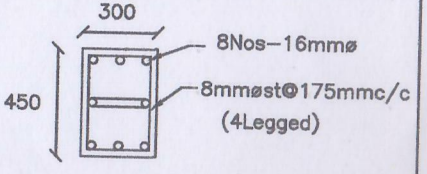
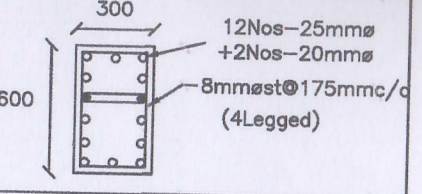
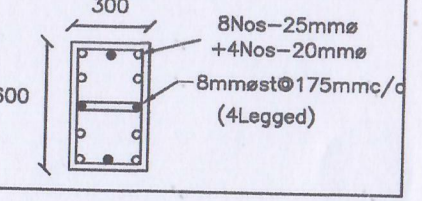
LOAD CALCULATIONS AS PER IS 875

Sl.No	Description	Length in 'm'		Width in 'm'		Depth in 'm'		Sp.Wt	Total Load in KN
1	LOADING ON SLAB/Sq.m Input								
	Thickness of Slab	0.15		m					
	Live Load	3		KN/m^2					
	Self Weight of Slab	1	x	1	x	0.15	x	24	3.60
	Live Load	1	x	1	x	1	x	3	3
	Floor finish load	1	x	1	x	1	x	2	2
							Total Load		8.60 KN/m^2
2	LOADING ON OUTER BEAM/M Input								
	Slab Length for distribution of load	6.90	m						
	Width of Beam	0.23	m						
	Depth of Beam	0.53	m						
	Thick&Height of Brick Wall	0.23	m			3.05	m		
	Self Weight of Beam	1	x	0.23	x	0.53	x	24	2.926
	Brick wall Weight	1	x	0.23	x	3.05	x	20	14.03
	Load from Slab	6.90	x	0.5	x	1	x	8.60	29.67
							Total		46.63 KN/M
3	LOADING ON INNER BEAM/M								
	Slab Length for distribution of load	7.39	m						
	Width of Beam	0.30	m						
	Depth of Beam	0.60	m						
	Thick&Height of Brick Wall	0.23	m			3.05	m		
	Self Weight of Beam	1	x	0.30	x	0.60	x	24	4.32
	Brick wall Weight	1	x	0.23	x	3.05	x	20	14.03
	Load from Slab	7.39	x	1	x	1	x	8.60	63.55
							Total		81.90 KN/M

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COLUMN CROSS SECTION DETAILS FOR PROPOSED CONSTRUCTION OF MULTI DWELLING RESIDENTIAL APARTMENT BUILDING IN T.S. NO: 3, BLOCK NO: 9, WARD NO: AB, SOUTH BANK CANAL ROAD, CONTONMENT, K.ABISHEKAPURAM VILLAGE, ZONE - IV, TIRUCHIRAPPALLI CITY CORPORATION

COLUMN TYPE	C/S OF COLUMN
TYPE 1	
TYPE 2	
TYPE 3	
TYPE 4	

COLUMN TYPE	C/S OF COLUMN
TYPE 5	
TYPE 6	
TYPE 7	
TYPE 8	

NOTE:

Structure Engineer Takes no Responsibility in the Violation /Deviation of setback &FSI Norms in the DCR

NOTE:

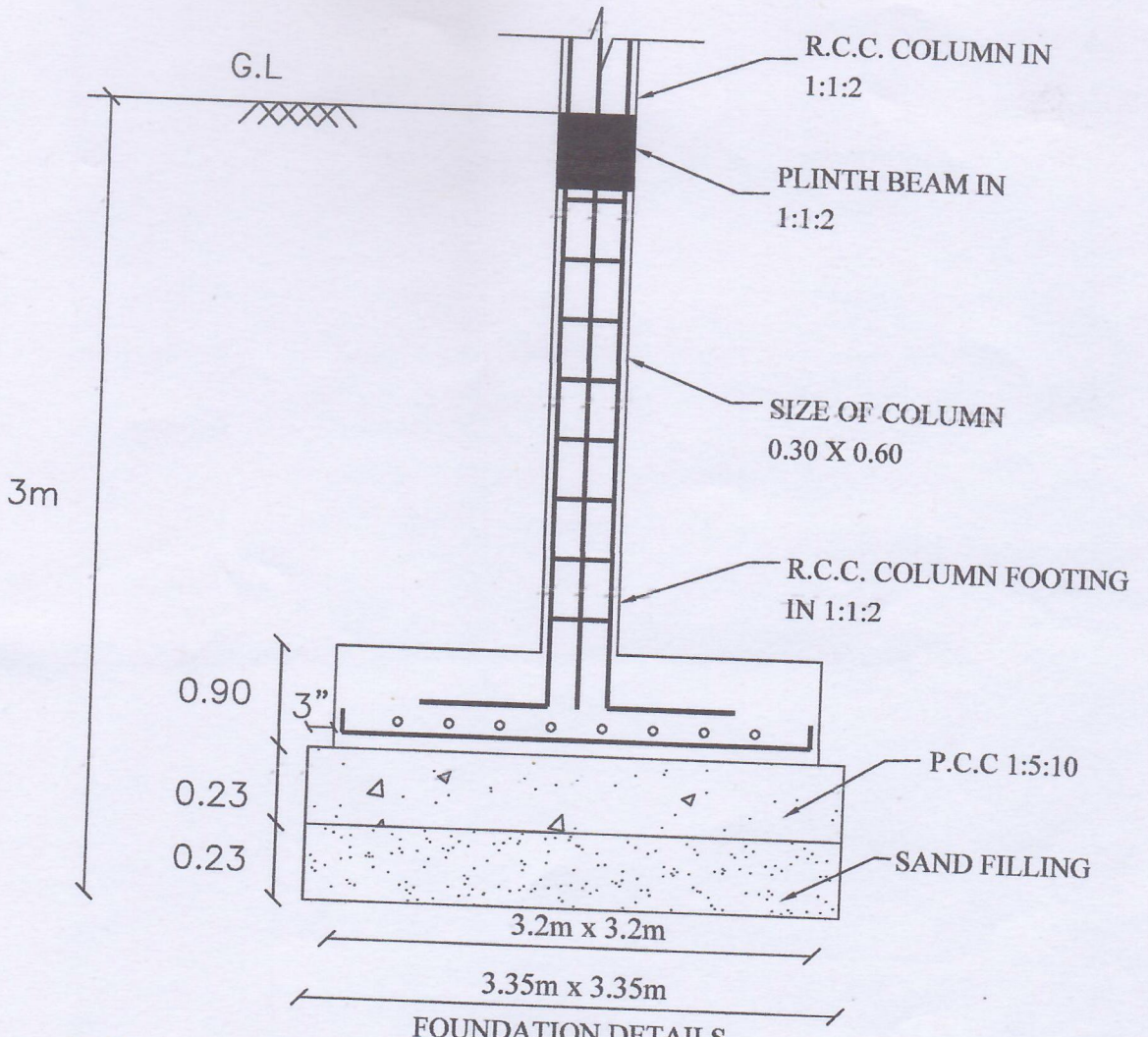
RCC MIX	- M25
REINFORCEMENT	- Fe550
CLEAR COVER FOR COLUMN	= 40mm
CLEAR COVER FOR COLUMN FOOTING	= 50mm

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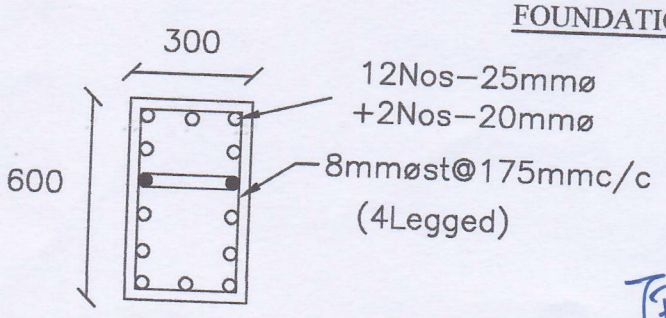
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STRUCTURAL CONSULTANT:
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FOUNDATION DETAILS



COLUMN DESIGN

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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

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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

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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.