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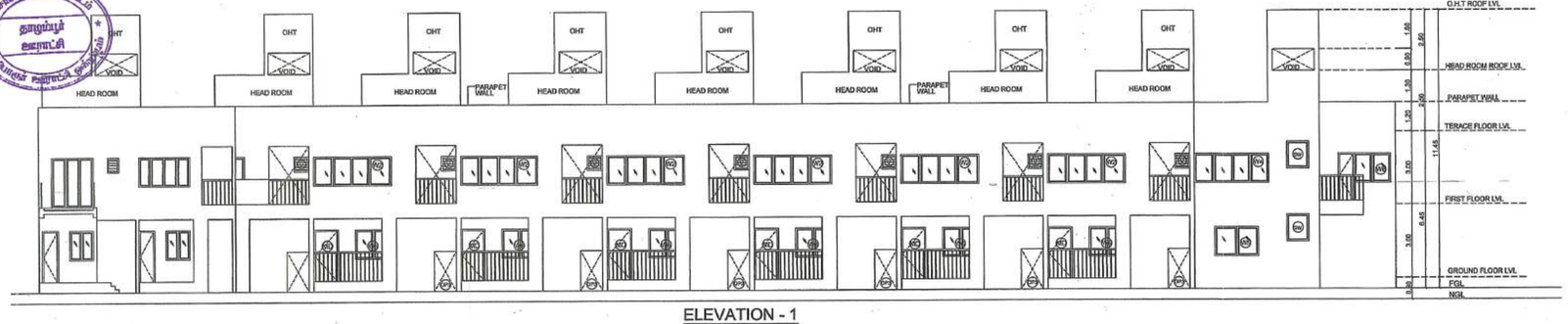
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

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+91 9996 12 9996
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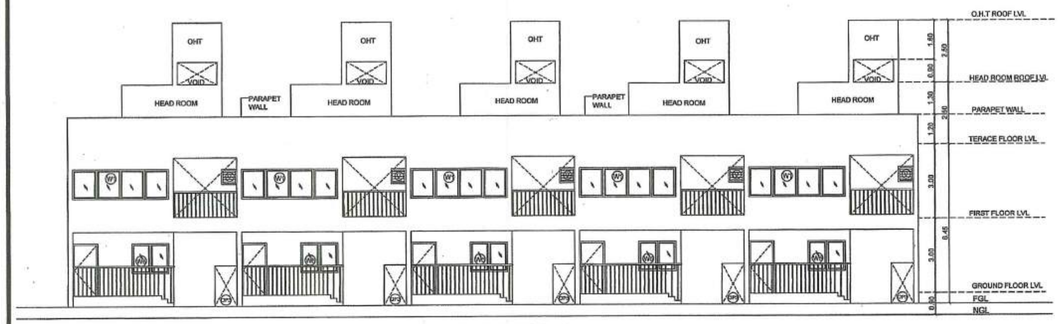
Official Property Record



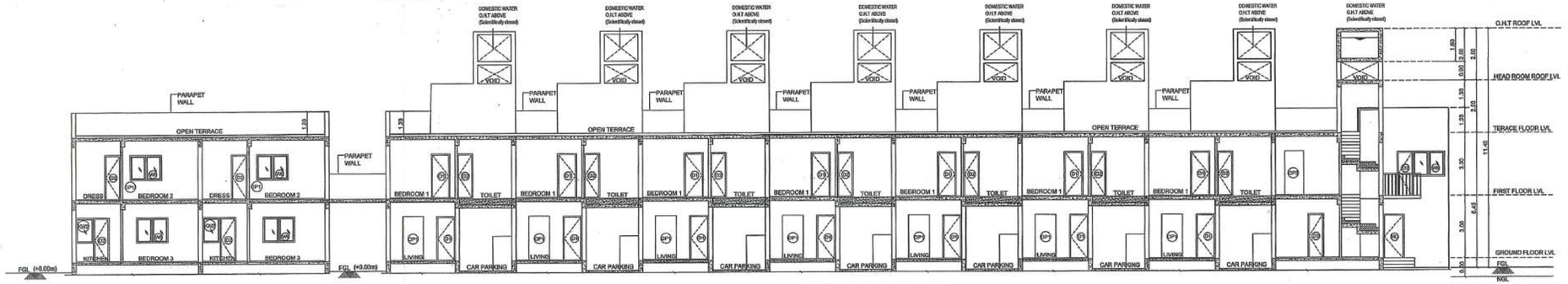
Digitally Verified Record - Powered by Verified RealEstate™



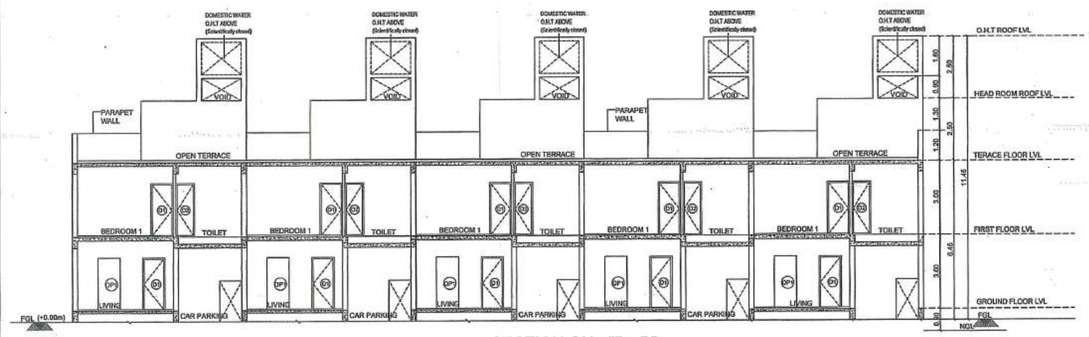
ELEVATION - 1
BLOCK-1



ELEVATION - 2
BLOCK-2



SECTION ON - "A - A"
BLOCK-1



SECTION ON - "B - B"
BLOCK-2

கட்டட வரைபடம் / மனைப்பிரிவு
அனுமதி எண்....60 நாள் 18.03.2024
ஒப்புதல் அளிக்கப்படுகிறது
ஊ.நி.எண்....164 நாள் 04.04.2024
தாழம்பூர் ஊராட்சி
திருப்போரூர் ஊராட்சி ஒன்றியம்
செங்கல்பட்டு மாவட்டம்

JOB TITLE

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUND FLOOR + FIRST FLOOR GROUP ROW HOUSE RESIDENTIAL BUILDING WITH 17 DWELLING UNITS(GYM & KIDS PLAY AREA AT ONE BUILDING) AT 9.0M WIDE EXISTING ROAD,THAZHAMBUR, CHENGALPATTU–600 130. COMPRISED IN OLD S.NO.28/11 Part & 32/3 Part, AS PER PATTA NO : 2205 & 2364, NEW S.NO.28/11B & 32/9,OF THAZHAMBUR VILLAGE, VANDALUR TALUK, CHENGALPATTU DISTRICT.

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8. TEAK WOOD DOOR FRAMES & FLUSH DOOR SHUTTERS
9. UPVC SLIDING WINDOWS WITH 4mm THICK GLASS
10. WEATHERING COURSE-BRICK JELLY CONCRETE LAID WITH WEATHER PROOF TILES

JOINERY SCHEDULE

SYMBOL	DESCRIPTION	SIZE IN 'METRES'
MD	MAIN DOOR	0.10 x 2.10
D1	MAIN DOOR	0.90 x 2.10
D2	MAIN DOOR	0.75 x 2.10
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RS	ROLLING SHUTTER	3.00 x 2.10

COLOR INDEX:

PROPOSED BUILDING
ROAD LIMITS
SITE BOUNDARY

For VARMAN CONSTRUCTIONS PVT. LTD.
R. Director

GPA / OWNER SIGNATURE

ARCHITECT : AMERNATH.A
REG. No. CA/2014/64905
CMDA Regd. No. RA/Gr.I/19/03/030
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Besant Nagar, Chennai-600 090.
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Email: info@amernianchitects.com

REGISTERED ENGINEER / ARCHITECT

Dr. J. SURESH, M.E., MIE., Ph.D.
Structural Engineer
Flat No.-555, VGP Layout, Mullai Street,
Uthandi, Chennai - 600 119.
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Reg. No. CGLRGN/SE/GR-I/2019/05/012

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K. MURALIDHARAN
CONSTRUCTION ENGINEER
Regn. No.CGLDIST/RE&I/2022/02/004

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ONLINE APPLICATION : SWP/BPA/026388/2023
SCRUTINY PERMISSION NO :BL9KQ4CE

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THE PROPOSED SITE BOUNDARY AS "A - H"

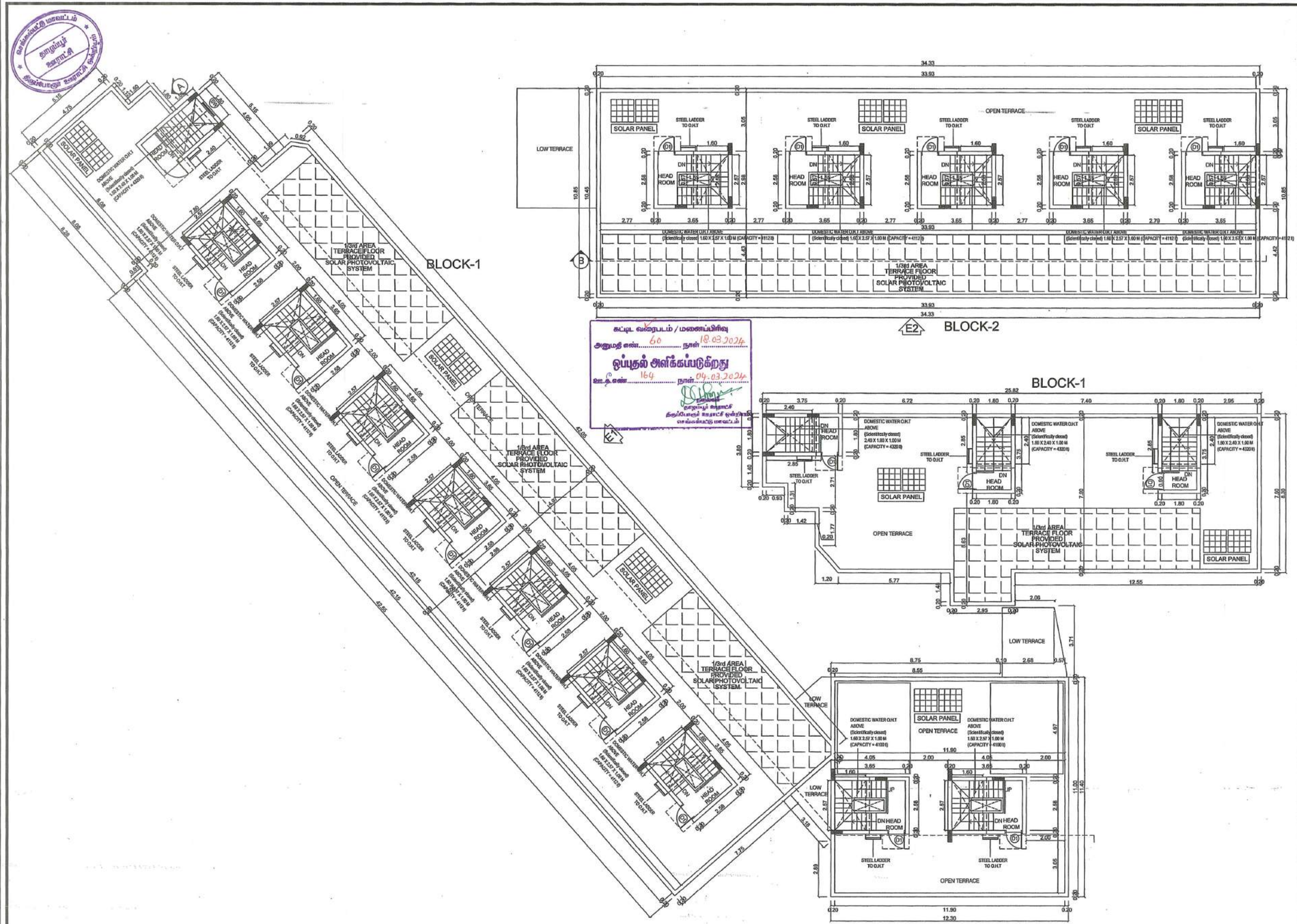
DRAWING TITLE: **ELEVATION - 1 & 2**
SECTION ON "A-A" & SECTION ON "B-B"

ALL DIMENSIONS ARE IN M.

SCALE 1 :100

SHEET NO:- 01/04

N W E S



கட்டிட வரைபடம் / மனைப்பிரிவு
அனுமதி எண்..... 60 ..... நாள் 18.03.2024
ஒப்புதல் அளிக்கப்படுக்கிறது
இ.த.எண்..... 164 ..... நாள் 09.03.2024
தொழில்நுட்ப வல்லுநர்
நிறுவனங்கள் உதவி ஒன்றிணைப்பு
செங்கல்பட்டு மாவட்டம்

TERRACE FLOOR PLAN

JOB TITLE

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SITE BOUNDARY

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Director
GPA / OWNER SIGNATURE

ARCHITECT : AMERNATH.A
REG. No. CA/2014/64905
CMDA Regd. No. RA/Gr.I/19/03/030
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Structural Engineer
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Reg. No. RSE100362019
REGISTERED STRUCTURAL ENGINEER

Reg. No. CG/GN/SE/ GR-I / 2019 / 06 / 012
K. MURALIDHARAN
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THE PROPOSED SITE BOUNDARY AS "A - H"

DRAWING TITLE:

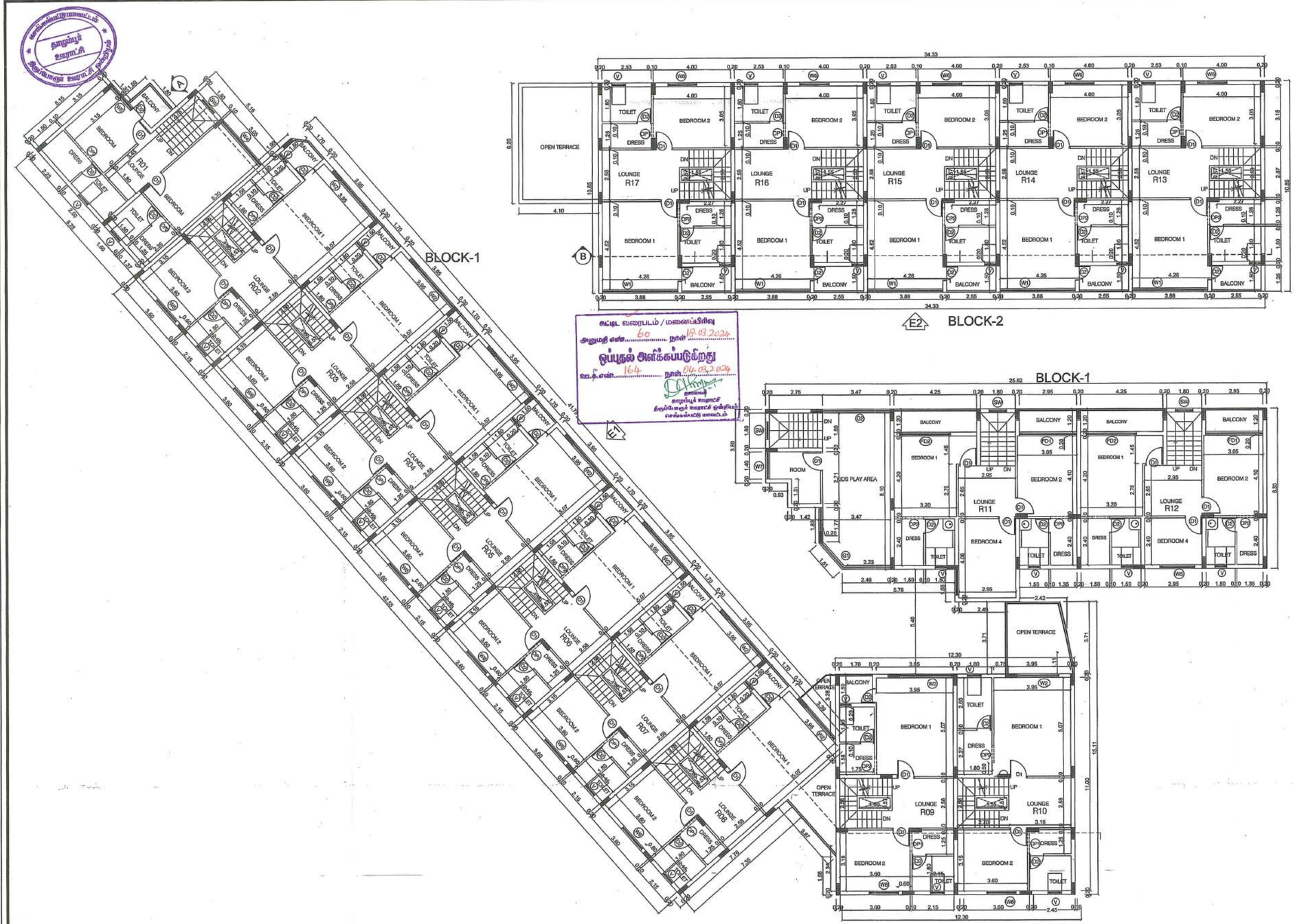
TERRACE FLOOR PLAN

ALL DIMENSIONS ARE IN M.

SCALE 1 :100

SHEET NO:- 02/04

N W E S



கட்டிட வரைபடம் / மனைப்பிரிவு
அனுமதி எண்: 60 நாள்: 19.03.2024
ஒப்புதல் அளிக்கப்படுகிறது
ஒ.த.எண்: 164 நாள்: 04.03.2024
செயல் அலுவலர்
தாழம்பூர் பேரூராட்சி
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FIRST FLOOR PLAN

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SITE BOUNDARY

For VARMAN CONSTRUCTIONS PVT. LTD.
Director
GPA / OWNER SIGNATURE

ARCHITECT : AMERNATH. A
REG. No. CA/2014/64005
CMDA Regd. No. RA/Gr.I/19/03/030
No. 14, Ground Floor, 32nd Cross Street, Besant Nagar, Chennai - 600 090.
Mob: +91 9500042904
Email: info@amernatharchitects.com
REGISTERED ENGINEER / ARCHITECT:

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THE PROPOSED SITE BOUNDARY AS "A - H"

DRAWING TITLE:
FIRST FLOOR PLAN

ALL DIMENSIONS ARE IN M.

SCALE 1 :100

SHEET NO:- 03/04

DTCP APPROVED LAYOUT

9.0M WIDE EXISTING ROAD

7.20M WIDE EXISTING ROAD

DTCP APPROVED LAYOUT

9.0M WIDE EXISTING ROAD

7.20M WIDE EXISTING ROAD

SECURITY BOOTH

PLAN

SECTION 'C C'

ELEVATION

SECURITY CABIN DETAILS

54.60 AS PER FMB

54.55 AS ON SITE

16.80 AS PER FMB

13.39 AS ON SITE

3.50 AS ON SITE

Solid waste Management

ENTRY & EXIT

7.20 M Wide Gate 75mm Dwarf Wall

WATCHMAN BOOTH

RECHARGE PIT

TREATED WATER 250KL 2.5M DEPTH

RAW WATER 250KL 2.5M DEPTH

ELECTRICAL TRANSFORMER ROOM

BLOCK-1

BLOCK-2

6.0M WIDE DRIVEWAY

4.5 WIDE DRIVEWAY

21.60 AS PER FMB

60.39 AS ON SITE

VACANT LAND - S.NO:33

38.80 AS PER FMB

24.84 AS ON SITE

27.40 AS PER FMB

VACANT LAND - S.NO:33

9.76 AS ON SITE

9.00 AS PER FMB

17.40 AS PER FMB

16.28 AS ON SITE

VACANT LAND - S.NO:28/1C

31.60 AS ON SITE

31.58 AS PER FMB

VACANT LAND - S.NO:28/2

கட்டிட வரைபடம் / மனைப்பிரிவு

அனுமதி எண் 60 நாள் 15.03.2024

ஒப்புதல் அளிக்கப்படுகிறது

பெ.எ.எண் 164 நாள் 04.03.2024

PLAN

PROPOSED RAIN WATER HARVESTING SYSTEM
PROVIDED AS PER CBR NORMS DRAWING NO 3A
NOT TO SCALE

SECTION-1

SEPTICK TANK DETAILS
SCALE - NTS

SOLAR SYSTEM
Not to Scale

SOLAR HOT WATER SYSTEM DETAIL

DWARF WALL DETAIL
SCALE - NTS

PLAN

SECTION - 2

UG SUMP DETAIL
SCALE - NTS

PERCOLATION PIT DETAIL
(NOT TO SCALE)

SITE CUM GROUND FLOOR PLAN

ELEVATION

PLAN OF COMPOUND WALL

SECTION OF COMPOUND WALL

DETAILS OF BORE WELL
SCALE - NTS

SECTION ON 'B-B'

TYPICAL FOOTING PLAN
SCALE - NTS

SCALE - NTS

TYP. SEC. FOR STP. DETAILS
(NOT TO SCALE)

KEY PLAN
(Not To Scale)

PROPOSED SITE

CASA GRAND LUXERIA

ROOMSCAPES THE VILLAGES

AREA STATEMENT (Area in sq.m)				
PLOT AREA AS PER PATTA		2200.00		
PLOT AREA PER DOCUMENT		2202.30		
FLOORS	FSI AREA	NON FSI AREA	DWELLING UNITS	USAGE
BLOCK - 01				
FLOOR- GROUND	694.39	166.90	12 UNITS	RESIDENTIAL
FLOOR01	851.69	18.49	---	RESIDENTIAL
FLOOR- GROUND	43.05	0.00	---	GYM
FLOOR01	43.05	0.00	---	KIDS PLAY AREA
BLOCK - 02				
FLOOR- GROUND	338.88	58.97	05 UNITS	RESIDENTIAL
FLOOR01	372.43	0.00	---	RESIDENTIAL
WATCHMAN BOOTH	-	6.25		
TERRACE AREA				
HEADROOM (BLOCK 1)		135.83		
HEADROOM		9.13		
HEADROOM (BLOCK 2)		60.24		
TOTAL	2343.49	455.81	17 UNITS	

FSI	2343.49/2200.00 Sq.m =	1.064
TOTAL NUMBER OF DWELLINGS		17 nos
TOTAL NUMBER OF CAR PARKING REQUIRED		19 nos
TOTAL NUMBER OF CAR PARKING PROVIDED		19 nos
TOTAL NUMBER OF TWO WHEELERS PARKING REQUIRED		03 nos
TOTAL NUMBER OF TWO WHEELERS PARKING PROVIDED		03 nos

PARKING REQUIREMENTS	UNITS	CAR	TWO WHEELER
Residential Units : 50 -75 Sqm	---	---	---
Residential Units : 75 -100 Sqm	---	---	---
Residential Units : Above 100 Sqm	17	17	---
GYM & KIDS PLAY AREA EVERY 100 Sqm	01	---	02
VISITORS	---	02	01
TOTAL	---	19	03

DWELLING UNIT AREA (Area in sq.m) BLOCK : 01	
UNITS	G+1
01	120.92
02	125.33
03	125.00
04	125.00
05	125.00
06	125.00
07	125.00
08	126.78
09	127.28
10	131.48
11	145.24
12	141.26
GYM & INDOOR GAME	86.10

DWELLING UNIT AREA (Area in sq.m) BLOCK : 02	
UNITS	G+1
13	138.48
14	136.31
15	136.31
16	136.31
17	137.86

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R. Mallaki
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DRAWING TITLE:

SITE CUM GROUND FLOOR PLAN

ALL DIMENSIONS ARE IN M.

SCALE 1 :500

SHEET NO:- 04/04

N W E S

Signature valid

Our services go beyond

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.

Smarter Tools, Stronger Decisions

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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