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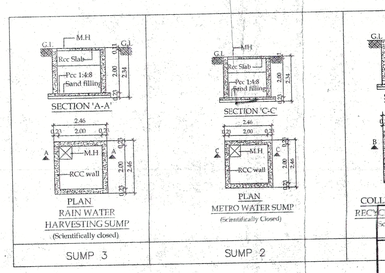
Official Property Record

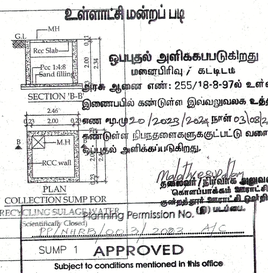
Digitally Verified Record - Powered by Verified RealEstate™

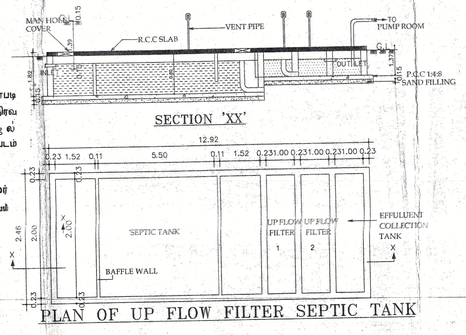


PRODUCED BY AN AUTODESK STUDENT VERSION

A/C







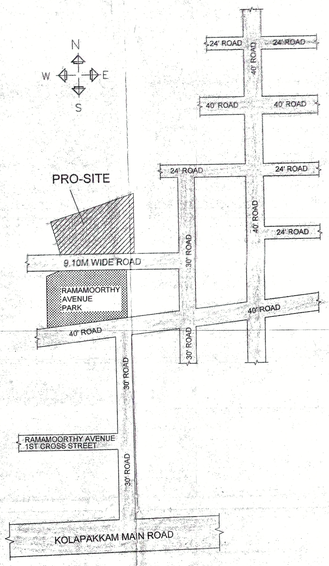
UPFLOW FILTER

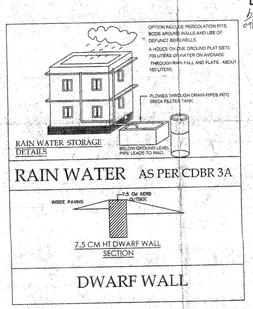
NO OF FLATS OR DWELLING	- 50
5 PERSONS PER FLAT	- 50 X 5 = 250
NO OF PERSONS	
NO OF USERS	- 250
ASSUME FIXTURES PER FLAT PER HOUR DISCHARGE	- 250 X 6 = 1500 LPM
SEPTIC TANK SURFACE AREA NEEDED	- 1500 X 0.92 / 10 = 138 sqmt
VOLUME OF SEDIMENTATION ASSUMING 0.3M DEPTH	= 125X0.3 = 37.50 cu.m
FOR DEGESTION	= 250X0.032 = 8.00 cu.m
FOR SLUDGE STORAGE	0.0002x365x250 = 18.25 cu.m
FREE BOARD FOR SLUDGE	125 x 0.30 = 37.50 cu.m
	SAY = 101.25 cu.m

DEPTH = VOLUME / STORAGE = 101.25 / 125.00 = 0.81M

SIZE OF SEPTIC TANK = 5.50 X 2.10 X 2.00M

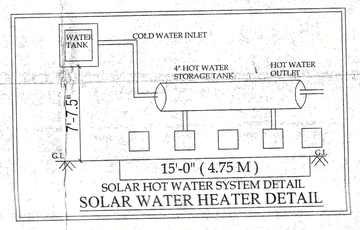
UPFLOW FILTER
LIQUID DEPTH OF SEPTIC TANK : 0.81M
VOLUME :250 X 0.045 = 11.25cu.m
UPFLOW FILTER DEPTH =0.8 (minimum)
ALLOWING 0.3M FREE BOARD
AREA NEEDED 10.125 / 0.8 = 12.66 sqmt
SIZE OF UPFLOW FILTER DEPTH = 6.30 X 1.0 M
UPFLOW FILTER NO :1 = 6.30 X 1.00 X 0.80M
UPFLOW FILTER NO :2 = 6.30 X 1.00 X 0.80M

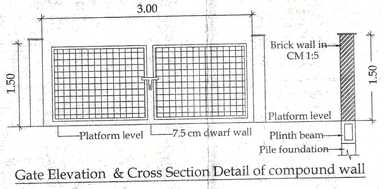




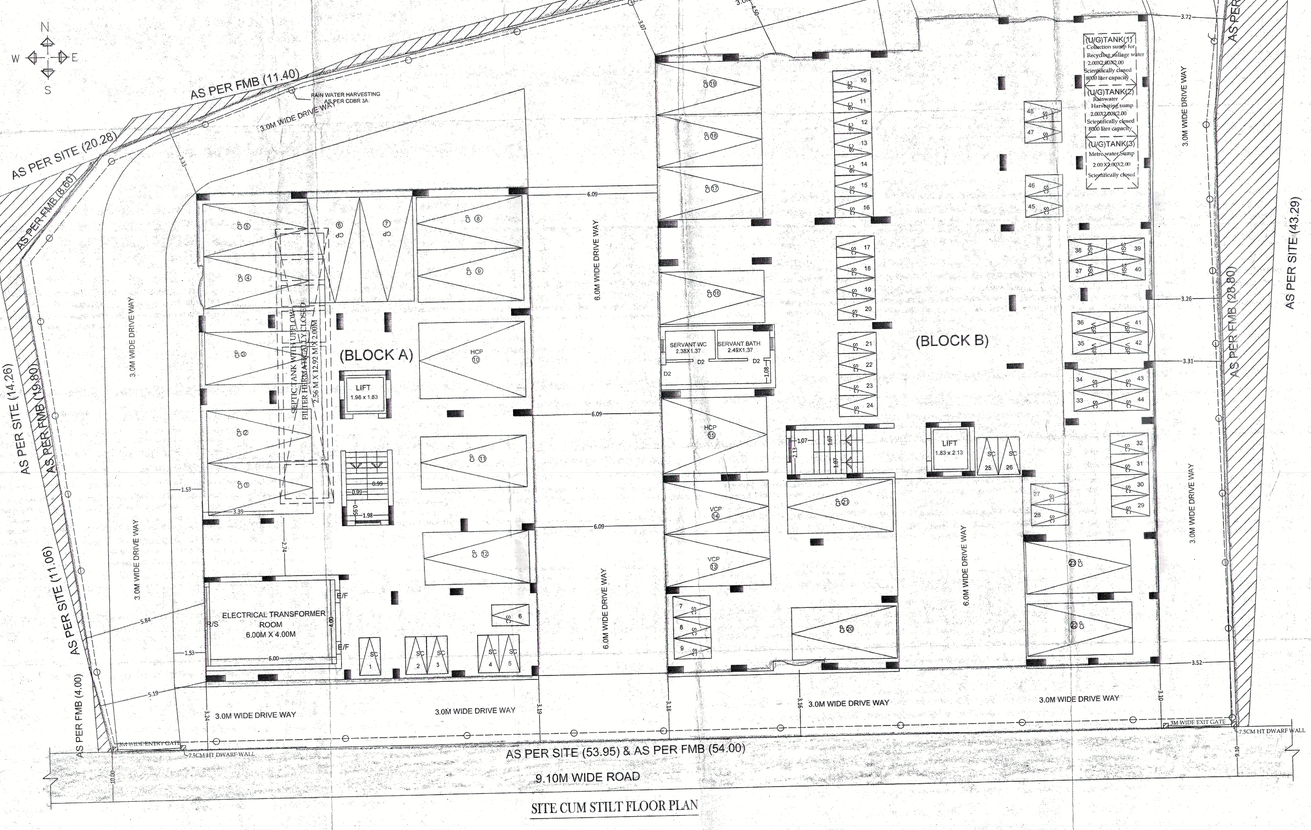
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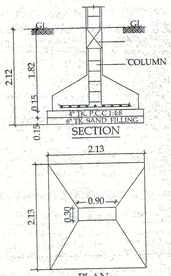
This Planning Permission as per the delegated powers given by Member Secretary, CMDA in Office Order No. 7/2019 dated 12.03.2019.

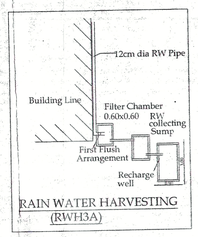


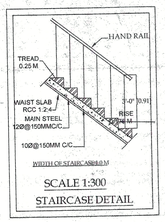


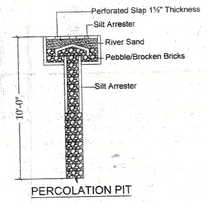
Gate Elevation & Cross Section Detail of compound wall











உள்ளாட்சி மன்றப் படி

SHEET NO: 1/3

PLAN SHOWING THE PROPOSED CONSTRUCTION OF THE 2 BLOCKS OF RESIDENTIAL BUILDING - BLOCK A STILT+5th FLOOR WITH 20 AFFORRDABLE DWELLING UNITS AND BLOCK B STILT+4 FLOORS + 5th FLOOR PART WITH 30 AFFORDABLE DWELLING UNITS (TOTALLY 50 AFFORDABLE DWELLING UNITS) AVAILING PREMIUM FSI AT RAMAMOORTHY AVENUE, KOLAPAKKAM, CHENNAI COMPRISED IN S.NO: 58/1(AS PER DOCUMENT) S.NO: 58/1A1A (AS PER PATTA) OF KOLAPAKKAM VILLAGE WITHIN THE LIMIT OF KUNDRATHUR PU.

PREMIUM FSI

JOINERY DETAILS

MD	DOOR	1.00 x 2.10
D	DOOR	0.90 x 2.10
D1	DOOR	0.76 x 2.10
O	OPENING	0.90 x 2.10
KW	WINDOW	0.91 x 1.20
W3	WINDOW	0.91 x 1.20
W4	WINDOW	1.22 x 1.20
V	VENTILATOR	0.61 x 0.60

SPECIFICATION :

BRICK WORK	:	SUPER STRUCTURE WITH MAIN WALL USING CM 1:5 MORTAR PARAPET WALL CM 1:4 MORTAR.
WOOD WORK	:	MAIN DOOR TEAK, AND OTHER DOORS KONGU WOOD
RCC WORK	:	MINIMUM GRADE OF CONCRETE M25 (1:1:2)
FLOORING	:	ALL ROOM CERAMICS TILES FLOORING.
PLASTERING WORK	:	PLASTERING WORK IN C.M. 1:4.
WEATHERING COURSE	:	WEATHERING COURSE IN BRICK JELLY CONCRETE IN C.M. WITH TWO COURSES OF FLAT TILES LAID TO DETAIL

AREA DETAILS

S.NO.	PLOT AREA DETAILS IN SQ.M	
	AS PER DOC.	1806.00 SQ.M
	AS PER PATTA	1802.00 SQ.M

FSI AREA DETAILS IN SQ.M

S.NO	FLOOR	F.S.I AREA
	A BLOCK	
1	STILT FLOOR (ELECTRIC TRANSFORMER ROOM)	28.81
2	FIRST FLOOR	324.15
3	SECOND FLOOR	324.15
4	THIRD FLOOR	324.15
5	FOURTH FLOOR	324.15
6	FIFTH FLOOR	324.15
	B BLOCK	
7	STILT FLOOR	-
8	FIRST FLOOR	612.02
9	SECOND FLOOR	612.02
10	THIRD FLOOR	612.02
11	FOURTH FLOOR	612.02
12	FIFTH FLOOR (PART)	582.03
13	TOTAL	4679.67
14	F.S.I	2.596
15	CAR PARKING Required - 20 Provided - 23	
16	TWO WHEELER Required - 44 Provided - 48	

COLOR INDEX

PROPOSED
ROAD
BOUNDARY

SITE PLAN | SCALE 1: 100

OWNER

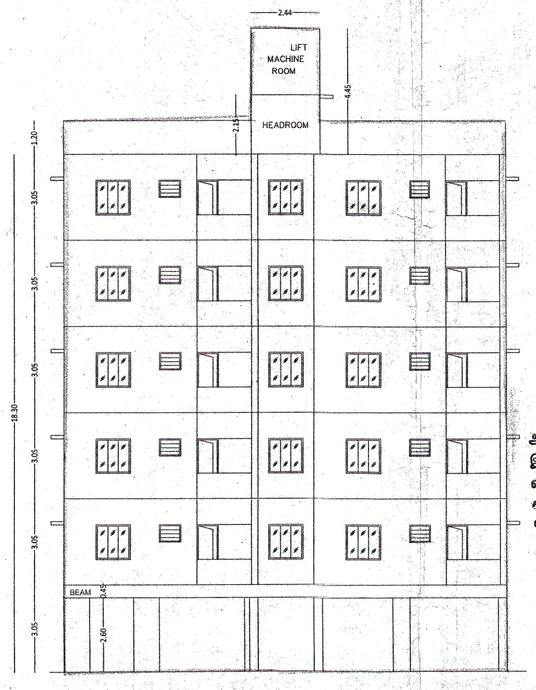
S.P.S. INBARAJAN, M.E.,(Struct)
Registered Structural Engineer
Grade-I (SE) in CMDA
Reg. No.SE/GR-I/19/00/0/3 dt. 27.02.2019
Grade-I (RSE) in Greater Chennai Corporation
Reg. No. RSE/I/0032/2019 dt. 30.09.2019
Door No.3, Flat No.G-2, Ramakrishnapuram III Street, Virugambakkam, Chennai-600 092.

STRUCTURAL ENGINEER

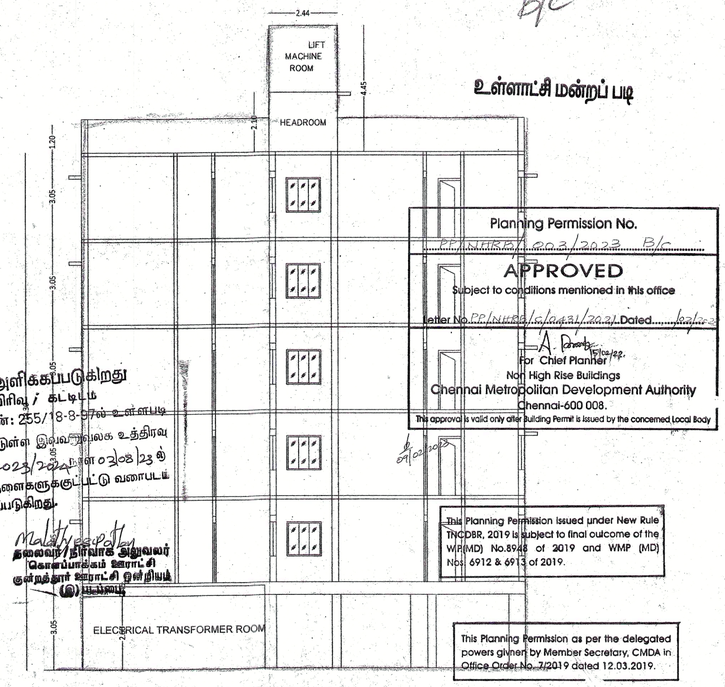
E.V.SEETHA RAAMAN
LICENSED SURVEYOR & REGISTERED ENGINEER
CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY (CMDA)
REGISTRATION No: R/GR-I/7/P/00225
GREATER CHENNAI CORPORATION REGISTRATION NO : R1X/1/0307
No.51, Power House Road, Egmore, Chennai - 600 002. Cell : 99623 76466, 98924 98018

LICENSED SURVEYOR

PRODUCED BY AN AUTODESK STUDENT VERSION



ELEVATION
BLOCK - A



SECTION ON AA
BLOCK - A

B/c

உள்ளாட்சி மன்றப் படி

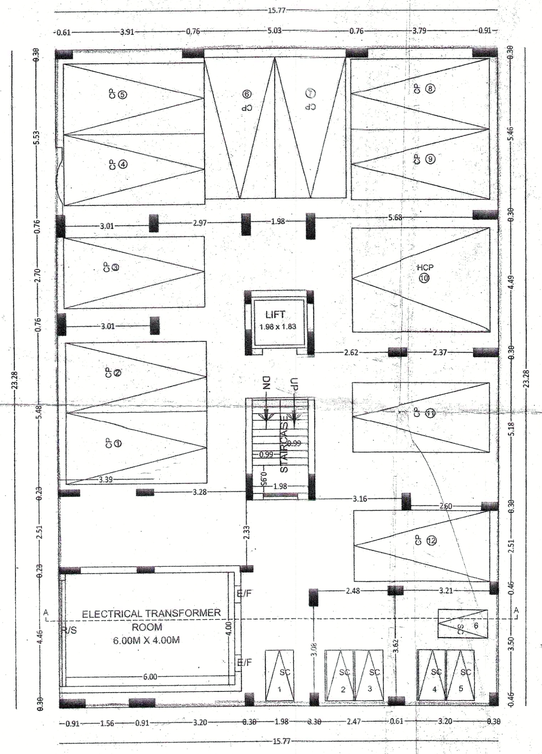
ஒப்புதல் அளிக்கப்படுகிறது
மனைபிரிவு / கட்டிடம்
அரசு ஆணை எண்: 255/18-8-97ல் உள்ளபடி
இணைபபில் கண்டுள்ள இடவொதுக்க உத்திரவு
எண் சமமு 20/2023/2022 நாள் 03/08/23 ல்
கண்டுள்ள நிபந்தனைகளுக்குட்பட்டு வரைபடம்
ஒப்புதல் அளிக்கப்படுகிறது.

தலைவர்/நிர்வாக அலுவலர்
கோலப்பாக்கம் ஊராட்சி
குன்றத்தூர் ஊராட்சி ஒன்றியம்
(இ) பட்டியல்

Planning Permission No.
PP/NHRB/603/2023 B/c
APPROVED
Subject to conditions mentioned in this office
Letter No. PP/NHRB/603/2023 Dated
For Chief Planner
Non High Rise Buildings
Chennai Metropolitan Development Authority
Chennai-600 008.
This approval is valid only after Building Permit is issued by the concerned Local Body

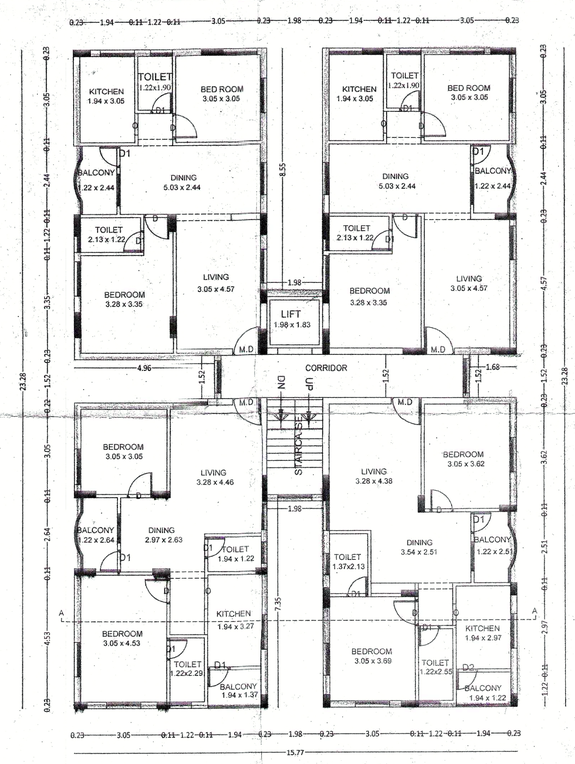
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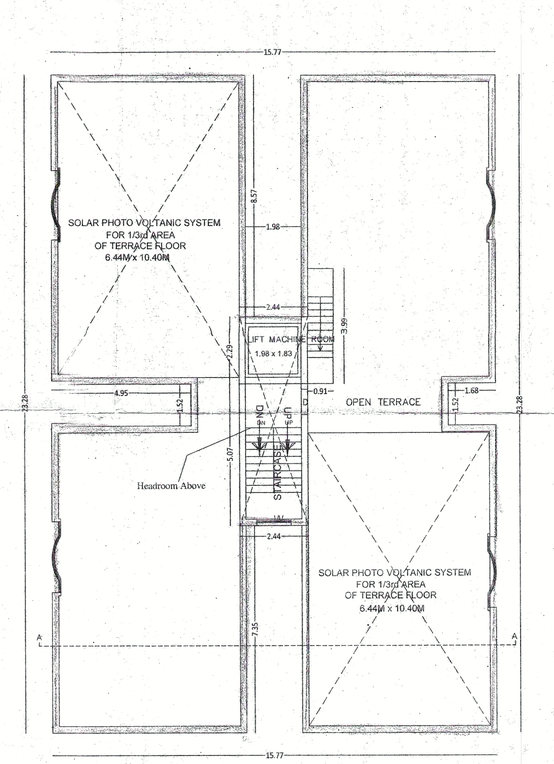


STILT FLOOR PLAN
BLOCK - A

(BLOCK - A)



TYPICAL - 1,2,3,4,5 FLOOR PLAN
BLOCK - A



TERRACE FLOOR PLAN
BLOCK - A

உள்ளாட்சி மன்றப் படி

SHEET NO: 2/3

PLAN SHOWING THE PROPOSED CONSTRUCTION OF THE 2 BLOCKS OF RESIDENTIAL BUILDING - BLOCK A STILT+5th FLOOR WITH 20 AFFORRDABLE DWELLING UNITS AND BLOCK B STILT+4 FLOORS + 5th FLOOR PART WITH 30 AFFORDABLE DWELLING UNITS (TOTALLY 50 AFFORDABLE DWELLING UNITS) AVAILING PREMIUM FSI AT RAMAMOORTHY AVENUE, KOLAPAKKAM, CHENNAI COMPRISED IN S.NO: 58/1(AS PER DOCUMENT) S.NO: 58/1A1A (AS PER PATTA) OF KOLAPAKKAM VILLAGE WITHIN THE LIMITS OF KUNDRATHUR PU.

PREMIUM FSI

JOINERY DETAILS

MD	DOOR	1.00 x 2.10
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O	OPENING	0.90 x 2.10
KW	WINDOW	0.91 x 1.20
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V	VENTILATOR	0.61 x 0.60

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WEATHERING COURSE	:	WEATHERING COURSE IN BRICK JELLY CONCRETE IN C.M. WITH TWO COURSES OF FLAT TILES LAID TO DETAIL

COLOR INDEX

PROPOSED
ROAD
BOUNDARY

BLOCK - A | SCALE 1: 100

OWNER

S.P.S. INBARAJAN, M.E.,(Struct)
Registered Structural Engineer
Grade-I (SE) in CMDA
Reg. No.SE/GR-I/19/02/069 dt. 27.02.2019
Grade-I (RSE) in Greater Chennai Corporation
Reg. No. RSE/100302019 dt. 30.09.2019
Door No.3, Flat No.G-2, Ramakrishnapuram III Street,
West Mambalam, Chennai-600 033.

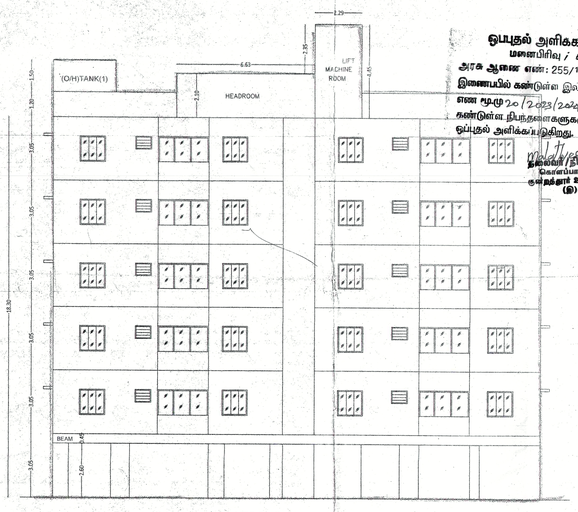
STRUCTURAL ENGINEER

Dr. T.SEETHA RAAMAN
LICENSED SURVEYOR & REGISTERED ENGINEER
CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY (CMDA)
REGISTRATION No: R&DP-III/19/096225
GREATER CHENNAI CORPORATION REGISTRATION
NO : RES/613/2019
No:51, Power Tower, Arcot Road, Vinayagambakkam,
Chennai - 600 092. Cell : 98423 78456, 80324 10688

LICENSED SURVEYOR

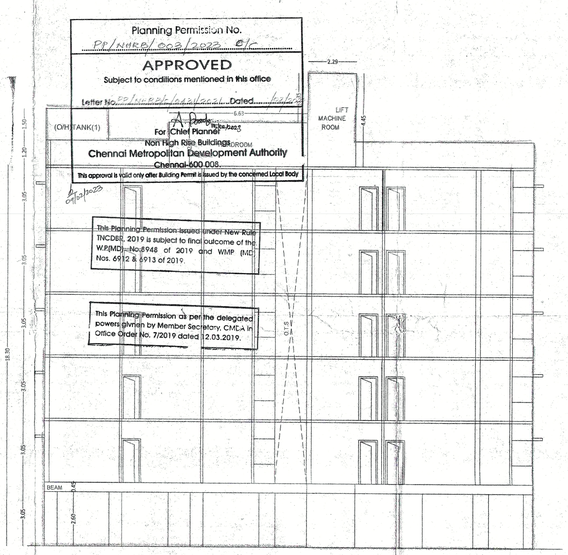
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உள்ளாட்சி மன்றப் படி

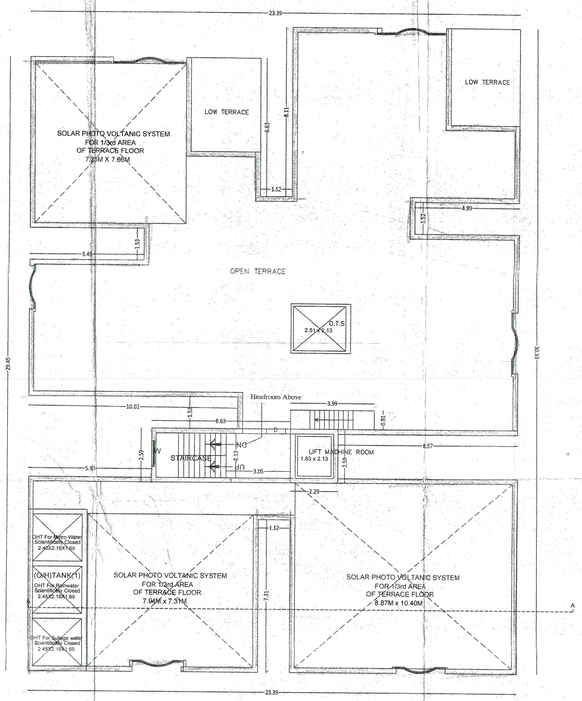


ELEVATION
BLOCK - B

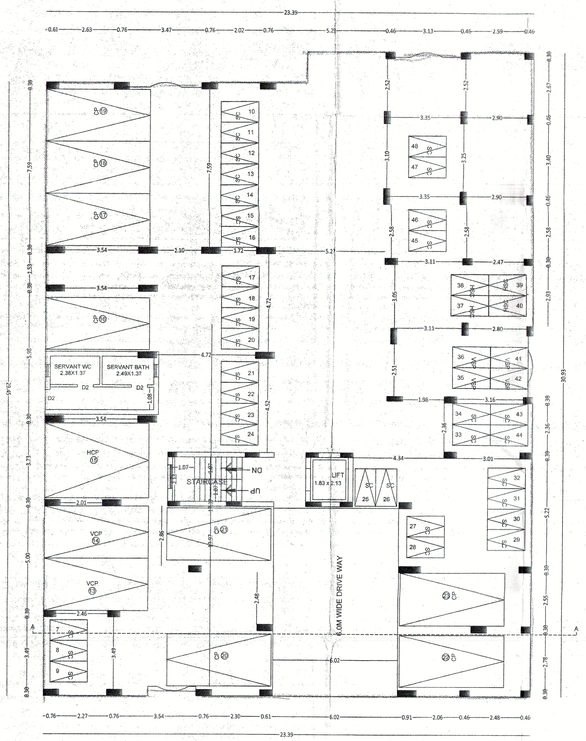
ஒப்புதல் அளிக்கப்படுகிறது
மனைபிரிவு / கட்டிடம்
அரசு ஆணை எண்: 255/18-8-97ல் உள்ளபடி
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ஒப்புதல் அளிக்கப்படுகிறது.
உதவி இயக்குநர் / நிர்வாக அலுவலர்
கோயம்பேடுக்கும் மாநகராட்சி
குமாத்தூர் நகராட்சி மெற்றியல்
(இ) பட்டயம்



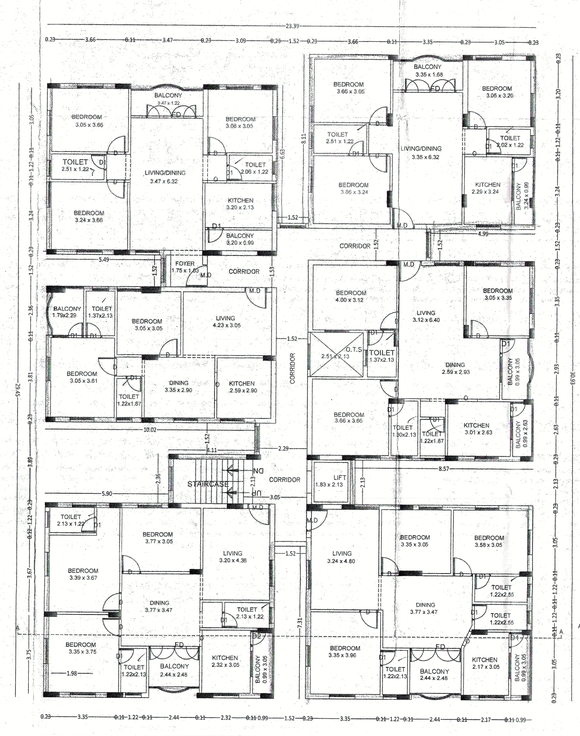
SECTION ON AA
BLOCK - B



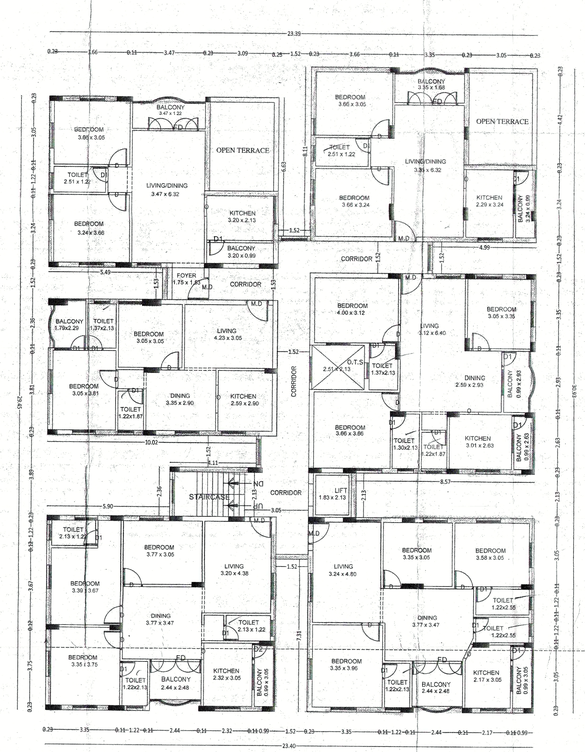
TERRACE FLOOR PLAN
BLOCK - B



STILT FLOOR PLAN
BLOCK - B



TYPICAL - 1,2,3,4 FLOOR PLAN
BLOCK - B



FIFTH FLOOR (PART) PLAN
BLOCK - B

(BLOCK - B)

உள்ளாட்சி மன்றப் படி NO: 3/3.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF THE 2 BLOCKS OF RESIDENTIAL BUILDING - BLOCK A STILT+5th FLOOR WITH 20 AFFORRDABLE DWELLING UNITS AND BLOCK B STILT+4 FLOORS + 5th FLOOR PART WITH 30 AFFORDABLE DWELLING UNITS (TOTALLY 50 AFFORDABLE DWELLING UNITS) AVAILING PREMIUM FSI AT RAMAMOORTHY AVENUE, KOLAPAKKAM, CHENNAI COMPRISED IN S.NO: 58/1(AS PER DOCUMENT) S.NO: 58/1A1A (AS PER PATTA) OF KOLAPAKKAM VILLAGE WITHIN THE LIMIT OF KUNDRATHUR PU.

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WEATHERING COURSE	: WEATHERING COURSE IN BRICK JELLY CONCRETE IN C.M. WITH TWO COURSES OF FLAT TILES LAID TO DETAIL

COLOR INDEX

PROPOSED

ROAD

BOUNDARY

BLOCK - B | SCALE 1: 100

OWNER

STRUCTURAL ENGINEER

S.P.S. INBARAJAN, M.E.,(Struct)
Registered Structural Engineer
Grade-I (SE) in CMDA
Reg. No.SE/GR-I/115/02/2019 dt. 27.02.2019
Grade-I (RSE) in Greater Chennai Corporation
Reg. No. RSE/100320019 dt. 30.09.2019
Door No.3, Flat No.G-2, Rameshwaram III Street,
West Mambalam, Chennai-600 033.

LICENSED SURVEYOR

E. T. SEETHA RAAMAN
LICENSED SURVEYOR & REGISTERED ENGINEER
CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY (CMDA)
REGISTRATION No: R/LIS/A-III-99/2020
GREATER CHENNAI CORPORATION REGISTRATION
NO : RE/LIS/16/2019
No.91, Power Towers, Arcot Road, Virugambakkam,
Chennai - 600 092. Cell : 98423 78496, 98924 98665

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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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