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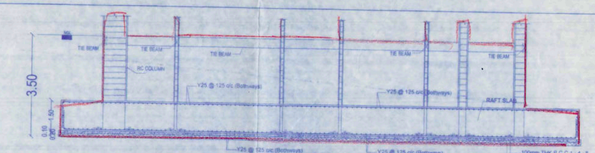
Official Property Record

Digitally Verified Record - Powered by Verified RealEstate™

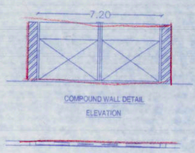


BLOCK NAME	FLOOR NAME	TOTAL BUILT-UP AREA	Non FSI Area		Incidental Structures	FSI AREA		
			Covered Parking	Deduction		Residential FSI Area	Commercial FSI Area	TOTAL FSI Area
BLOCK B5	Stilt Floor	4070.07	3977.00	-	93.07	93.07	-	
	1st Floor	3770.97	2838.62	113.73	-	827.62	-	
	2nd Floor	941.35	-	48.39	-	892.96	-	
	3rd Floor	941.35	-	48.39	-	892.96	-	
	4th Floor	941.35	-	48.39	-	892.96	-	
	5th Floor	941.35	-	48.39	-	892.96	-	
	6th Floor	941.35	-	48.39	-	892.96	-	
	7th Floor	941.35	-	48.39	-	892.96	-	
	8th Floor	993.25	-	48.39	-	944.86	-	
	9th Floor	941.35	-	48.39	-	892.96	-	
	10th Floor	941.35	-	48.39	-	892.96	-	
	11th Floor	941.35	-	48.39	-	892.96	-	
	12th Floor	941.35	-	48.39	-	892.96	-	
	13th Floor	993.25	-	48.39	-	944.86	-	
	14th Floor	941.35	-	48.39	-	892.96	-	
	Total	20,191.39	6,815.62	742.80	93.07	12,632.97	-	12,632.97
BLOCK B6	Stilt Floor	973.30	880.23	-	93.07	93.07	-	
	1st Floor	941.35	-	113.73	-	827.62	-	
	2nd Floor	941.35	-	48.39	-	892.96	-	
	3rd Floor	941.35	-	48.39	-	892.96	-	
	4th Floor	941.35	-	48.39	-	892.96	-	
	5th Floor	941.35	-	48.39	-	892.96	-	
	6th Floor	941.35	-	48.39	-	892.96	-	
	7th Floor	941.35	-	48.39	-	892.96	-	
	8th Floor	993.25	-	48.39	-	944.86	-	
	9th Floor	941.35	-	48.39	-	892.96	-	
	10th Floor	941.35	-	48.39	-	892.96	-	
	11th Floor	941.35	-	48.39	-	892.96	-	
	12th Floor	941.35	-	48.39	-	892.96	-	
	13th Floor	993.25	-	48.39	-	944.86	-	
	14th Floor	941.35	-	48.39	-	892.96	-	
	Total	14,256.00	880.23	742.80	93.07	12,632.97	-	12,632.97
BLOCK C1	Stilt Floor	4283.96	3485.43	27.59	173.62	374.26	396.66	
	1st Floor	4134.63	2746.69	68.11	-	1319.89	-	
	2nd Floor	1388.00	-	68.11	-	1319.89	-	
	3rd Floor	1388.00	-	68.11	-	1319.89	-	
	4th Floor	1388.00	-	68.11	-	1319.89	-	
	5th Floor	1388.00	-	68.11	-	1319.89	-	
	6th Floor	1388.00	-	68.11	-	1319.89	-	
	7th Floor	1388.00	-	68.11	-	1319.89	-	
	8th Floor	1452.34	-	68.11	-	1384.23	-	
	9th Floor	1388.00	-	68.11	-	1319.89	-	
	10th Floor	1388.00	-	68.11	-	1319.89	-	
	11th Floor	1388.00	-	68.11	-	1319.89	-	
	12th Floor	1388.00	-	68.11	-	1319.89	-	
	13th Floor	1452.34	-	68.11	-	1384.23	-	
	14th Floor	1388.00	-	68.11	-	1319.89	-	
	Total	26,591.27	6,232.06	981.13	173.62	18,981.42	396.66	19,378.08
BLOCK C2	Stilt Floor	4,259.11	3434.68	26.79	124.77	379.12	418.52	
	1st Floor	4,128.37	2738.38	68.18	-	1321.81	-	
	2nd Floor	1389.99	-	68.18	-	1321.81	-	
	3rd Floor	1389.99	-	68.18	-	1321.81	-	
	4th Floor	1389.99	-	68.18	-	1321.81	-	
	5th Floor	1389.99	-	68.18	-	1321.81	-	
	6th Floor	1389.99	-	68.18	-	1321.81	-	
	7th Floor	1389.99	-	68.18	-	1321.81	-	
	8th Floor	1438.05	-	66.85	-	1371.20	-	
	9th Floor	1389.99	-	68.18	-	1321.81	-	
	10th Floor	1389.99	-	68.18	-	1321.81	-	
	11th Floor	1389.99	-	68.18	-	1321.81	-	
	12th Floor	1389.99	-	68.18	-	1321.81	-	
	13th Floor	1438.05	-	66.85	-	1371.20	-	
	14th Floor	1389.99	-	68.18	-	1321.81	-	
	Total	26,553.47	6,173.06	976.65	124.77	18,983.24	418.52	19,401.76

BLOCK NAME	FLOOR NAME	TOTAL BUILT-UP AREA	Non FSI Area		Incidental Structures	FSI AREA		
			Covered Parking	Deduction		Residential FSI Area	Commercial FSI Area	TOTAL FSI Area
BLOCK C3	Stilt Floor	4294.62	3495.49	27.59	173.62	374.26	396.66	
	1st Floor	4133.83	2746.83	68.11	-	1319.89	-	
	2nd Floor	1388.00	-	68.11	-	1319.89	-	
	3rd Floor	1388.00	-	68.11	-	1319.89	-	
	4th Floor	1388.00	-	68.11	-	1319.89	-	
	5th Floor	1388.00	-	68.11	-	1319.89	-	
	6th Floor	1388.00	-	68.11	-	1319.89	-	
	7th Floor	1388.00	-	68.11	-	1319.89	-	
	8th Floor	1452.34	-	68.11	-	1384.23	-	
	9th Floor	1388.00	-	68.11	-	1319.89	-	
	10th Floor	1388.00	-	68.11	-	1319.89	-	
	11th Floor	1388.00	-	68.11	-	1319.89	-	
	12th Floor	1388.00	-	68.11	-	1319.89	-	
	13th Floor	1452.34	-	68.11	-	1384.23	-	
	14th Floor	1388.00	-	68.11	-	1319.89	-	
	Total	26,600.53	6,241.32	981.13	173.62	18,981.42	396.66	19,378.08
BLOCK C4	Stilt Floor	4,282.71	3438.26	26.79	124.77	379.12	418.52	
	1st Floor	4,103.05	2713.80	68.18	-	1321.81	-	
	2nd Floor	1389.99	-	68.18	-	1321.81	-	
	3rd Floor	1389.99	-	68.18	-	1321.81	-	
	4th Floor	1389.99	-	68.18	-	1321.81	-	
	5th Floor	1389.99	-	68.18	-	1321.81	-	
	6th Floor	1389.99	-	68.18	-	1321.81	-	
	7th Floor	1389.99	-	68.18	-	1321.81	-	
	8th Floor	1439.05	-	66.85	-	1371.20	-	
	9th Floor	1389.99	-	68.18	-	1321.81	-	
	10th Floor	1389.99	-	68.18	-	1321.81	-	
	11th Floor	1389.99	-	68.18	-	1321.81	-	
	12th Floor	1389.99	-	68.18	-	1321.81	-	
	13th Floor	1438.05	-	66.85	-	1371.20	-	
	14th Floor	1389.99	-	68.18	-	1321.81	-	
	Total	28,532.68	6,152.17	978.65	124.77	18,983.24	418.52	19,401.76
BLOCK C5	Stilt Floor	1540.96	1325.77	7.79	207.40	207.40		
	1st Floor	1387.96	-	67.04	-	1320.92	-	
	2nd Floor	1387.96	-	67.04	-	1320.92	-	
	3rd Floor	1387.96	-	67.04	-	1320.92	-	
	4th Floor	1387.96	-	67.04	-	1320.92	-	
	5th Floor	1387.96	-	67.04	-	1320.92	-	
	6th Floor	1387.96	-	67.04	-	1320.92	-	
	7th Floor	1387.96	-	67.04	-	1320.92	-	
	8th Floor	1439.61	-	67.04	-	1372.57	-	
	9th Floor	1387.96	-	67.04	-	1320.92	-	
	10th Floor	1387.96	-	67.04	-	1320.92	-	
	11th Floor	1387.96	-	67.04	-	1320.92	-	
	12th Floor	1387.96	-	67.04	-	1320.92	-	
	13th Floor	1439.61	-	67.04	-	1372.57	-	
	14th Floor	1387.96	-	67.04	-	1320.92	-	
	Total	21,075.70	1325.77	940.35	207.40	18,803.58	-	18,803.58
BLOCK C6	Stilt Floor	1527.57	1341.49	9.90	176.18	176.18		
	1st Floor	1390.45	-	68.01	-	1322.44	-	
	2nd Floor	1390.45	-	68.01	-	1322.44	-	
	3rd Floor	1390.45	-	68.01	-	1322.44	-	
	4th Floor	1390.45	-	68.01	-	1322.44	-	
	5th Floor	1390.45	-	68.01	-	1322.44	-	
	6th Floor	1390.45	-	68.01	-	1322.44	-	
	7th Floor	1390.45	-	68.01	-	1322.44	-	
	8th Floor	1456.15	-	66.91	-	1388.14	-	
	9th Floor	1390.45	-	68.01	-	1322.44	-	
	10th Floor	1390.45	-	68.01	-	1322.44	-	
	11th Floor	1390.45	-	68.01	-	1322.44	-	
	12th Floor	1390.45	-	68.01	-	1322.44	-	
	13th Floor	1456.15	-	66.91	-	1388.14	-	
	14th Floor	1390.45	-	68.01	-	1322.44	-	
	Total	21,125.27	1341.49	982.04	176.18	18,821.74	-	18,821.74



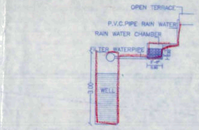
RAFT FOUNDATION

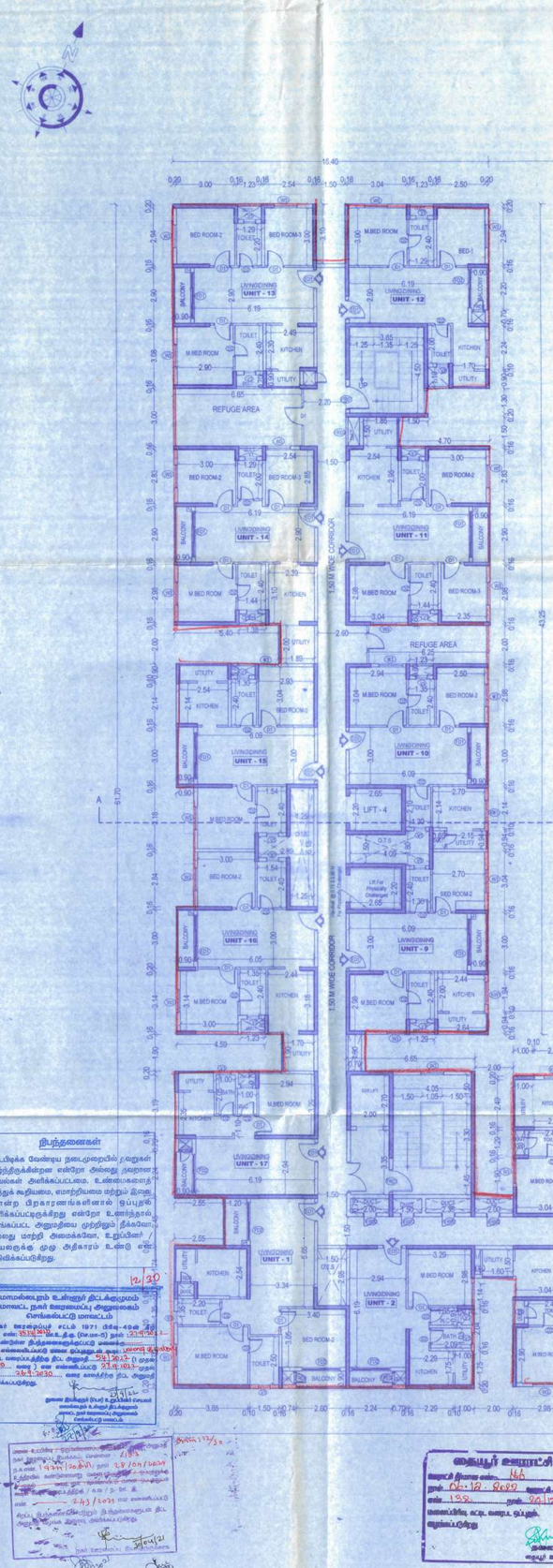


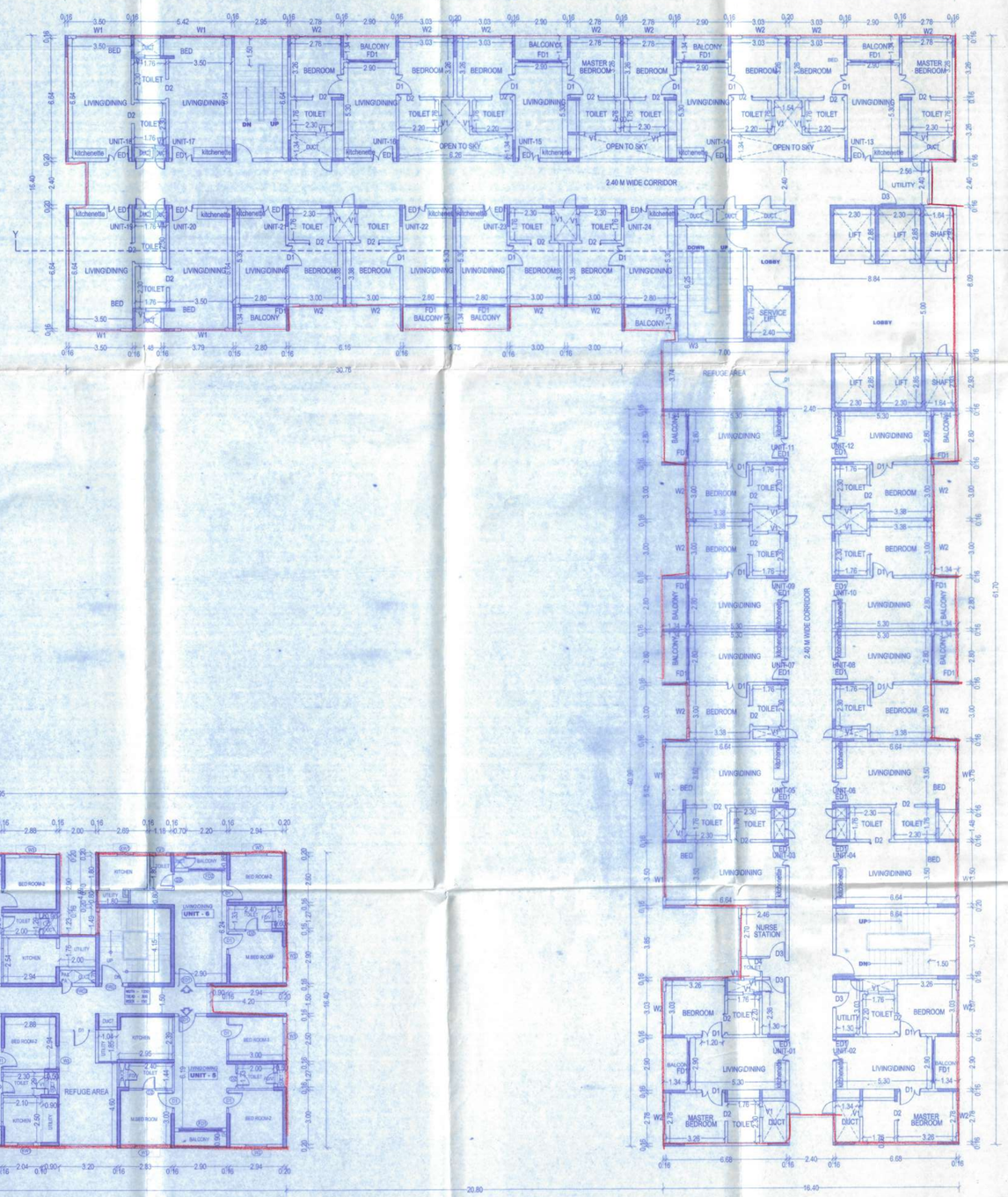
COMPOUND WALL DETAIL ELEVATION

SECTION

TYPICAL GATE PLAN


OPEN TERRACE
P.V.C PIPE RAIN WATER
RAIN WATER CHAMBER
TERRACE
2.00
WELL
0.60
0.60
0.60





CUT-OUT NOMENCLATURE

S.No.	TYPE	DESCRIPTION
	ACD	AIR CONDITIONING CUTOUT
	DUCT	FIRE CUTOUT
	DUCT	ELECTRICAL CUTOUT
	SPCO	STAIRCASE PRESSURISATION CUTOUT
	SDUCT	TOILET EXHAUST CUTOUT
	DUCT	TOILET PLUMBING CUTOUT
	RCO	RAINWATER CUTOUT
	BMS	BMS CUTOUT
	LA	LIGHTNING ARRESTOR CUTOUT

SCHEDULE OF JOINERY

TYPE	DESCRIPTION	SIZE
	1 NO.ENTRANCE DOOR	1100 X 2150
ED1	1 NO.ENTRANCE DOOR	1000 X 2150
	FLUSH DOOR	900 X 2150
	FLUSH DOOR	750 X 2150
	FLUSH DOOR (JANITORS CUPBOARD)	750 X 2150
D1o	FLUSH DOOR	900 X 2150
D2o	FLUSH DOOR	750 X 2150
FRD	FIRE DOOR-(2HRS FIRE RATED-DOUBLE DOOR)ELECTRICAL ROOM	1500 X 2150
FRD1	FIRE DOOR-(2HRS FIRE RATED)STAIRCASE,LMR	1200 X 2150
FRD1o	FIRE DOOR-(2HRS FIRE RATED)STAIRCASE	1200 X 2100
FRD2	GLAZED FIRE DOOR-DOUBLE DOOR (DUCT-1)	700 X 1500
FRD3	FIRE DOOR-DUCT&RCO	600 X 1500
FRD4	FIRE DOOR-GARBAGE ROOM	900 X 2150
FD/V	STEEL DOOR WITH VENTILATOR	650 X 2150
	UPVC GLAZED WINDOW	2400 X 1200
W1	UPVC GLAZED WINDOW	1800 X 1200
W2	UPVC GLAZED WINDOW	1500 X 1200
W3	UPVC GLAZED WINDOW	1200 X 1200
W4	UPVC GLAZED WINDOW	3000 X 1200
W4o	UPVC GLAZED WINDOW	900 X 1200
W5	UPVC GLAZED WINDOW	900 X 1200
KW1	UPVC GLAZED WINDOW	1800 X 1050
KW2	UPVC GLAZED WINDOW	1300 X 1050
KW3	UPVC GLAZED WINDOW	800 X 1050
V1	VENTILATOR	600 X 600
FD1	UPVC -FRENCH DOOR	2400 X 2150
FD2	UPVC -FRENCH DOOR	2000 X 2150
	ROLLING SHUTTER	1200 X 2150
RS1	ROLLING SHUTTER	1450 X 2150
RS2	ROLLING SHUTTER	3000 X 2150
MD1	MAIN DOOR	4600 X 5250
MD2	MAIN DOOR	3500 X 5350
	FIXED GLASS	1800 X 4600

REVISED PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF HIGH RISE BUILDINGS IN THE EXISTING GROUP DEVELOPMENT COMPRISING OF BLOCK B5, B6, C1, C2, C3, C4, C5 & C6 (RESIDENTIAL) WITH STILT + 14 FLOORS ; BLOCK E1 & E2 (EWS - RESIDENTIAL) WITH STILT + 14 FLOORS ; CLUB HOUSE BLOCK (CLUB HOUSE & MLCP PARKING 5 LEVELS) WITH GROUND + 4 FLOORS AT RAJIV GANDHI SALAI (OLD MAHABALIPURAM ROAD), THAIYUR, PIN - 603 103.

COMPRISED IN SURVEY NOS. 1380/1, 1382, 1383, 1401/97, 1401/22B, 1401/22C, 1401/23A1, 1401/23A2, 1401/23A3, 1401/23B, 1401/24A, 1401/24B , 1401/24C, 1401/24D, 1401/25,1401/26,1401/27A, 1401/27B1, 1401/27B2, 1401/28A, 1401/28B, 1401/29A, 1401/29B1, 1401/29B2, 1401/30A, 1401/30B1,1401/30B2, 1401/31A, 1401/31B1,1401/31B2, 1401/32, 1401/33,1401/42B1 & 1485 THAIYUR "B" VILLAGE & PANCHAYAT, THIRUPORUR PANCHAYAT UNION, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

EARLIER APPROVAL NO.

1. DTCP APPROVAL NO : 13/2014 IN LETTER NO : 18011/2013 / spl cell dated - 29.01.2014
M.L.P.A. APPROVAL NO : 3/2014 IN LETTER NO : 8642/2013/MLPA, dated - 28.02.2014

2. DTCP APPROVAL NO : 83/2016 IN LETTER NO : 20956/2016 / spl cell dated - 12.09.2016
M.L.P.A. APPROVAL NO : 222/2017 IN LETTER NO : 10092/2016 /MLPA, dated - 21.06.2017
THAIYUR VILLAGE PANCHAYAT APPROVAL NO : 6 Dt - 02.08.2017.

3. DTCP APPROVAL NO : 271/2017 IN LETTER NO : 8179/2017 / spl cell dated - 28.12.2017
M.L.P.A. APPROVAL NO : 222/2018 IN LETTER NO : 2812/2018/MLPA, dated - 08.06.2018
THAIYUR VILLAGE PANCHAYAT APPROVAL IN LETTER NO. 1512/2018.B1 , dated - 20.06.2018

COLOUR INDEX :

PROPOSED

DRAWING TITLE :

BLOCK - C2 & E2

TYPICAL REFUGE FLOOR PLAN

(8th & 13th Floor)

STRUCTURAL ENGINEER :

ES. KUMAR, M.Tech.-Structures
DTCP Structural Engineer-Grade - I
Reg. No: CGLR/2N1 SE1/Gr-I/2019/041001
97-B/1, Dr. Abdul Kalam Street,
Ramakrishna Nagar, Melamaiyur
Chengalpattu - 603 003
Cell : 98 40 44 86 13

ARCHITECT :

K. JAMAL MOHIDEEN, B.Arch
Registered Architect - CA/2003/07686
New No:15, 54th Main Road,
Ashok Nagar, Chennai - 600 083.
Council Registration No.
CB/LR/06/A/Gr-II/2018/004503
Mobile : 9840069429
E-mail : cenbhdm@gmail.com

OWNER :

For Incor Chennai Two Pvt. Ltd.
Incor Chennai Three Pvt. Ltd.
Incor Chennai Four Pvt. Ltd.
PBEL Property Development India Pvt. Ltd.
PBEL Developers India Pvt. Ltd.

Authorised Signatory

SCALE - 1:100

SHEET NO - 12/30

நிபந்தனைகள்

கடைபிடிக்க வேண்டிய நடைமுறையில் உலூதல் நிபந்தனைக்குள்ளான என்ற அல்லது அலுவல நகலல்கள் அளிக்கப்படவை. உண்மைகளைத் திரித்துக் கூறியவை, மாற்றியவை மற்றும் இதை போன்ற பிறகாரணங்களினால் ஒப்புதல் அளிக்கப்படாதுக்கிறது என்ற உண்மைதால் வழங்கப்பட்ட அனுமதியை முற்றிலும் நீக்கவோ, அல்லது மாற்றி அமைக்கவோ, உரிமையோ / செயலுக்கு முழு அதிகாரம் உண்டு என அறிவிக்கப்படுகிறது.

மாமல்லபுரம் உள்ளூர் திட்டக்குழுமம்
மாவட்ட நகர் வரைமைப்பு அலுவலகம்
செங்கல்பட்டு மாவட்டம்

12/30

ஒப்புதல் உரையாணை



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Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

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We're honored to be part of your real estate journey

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