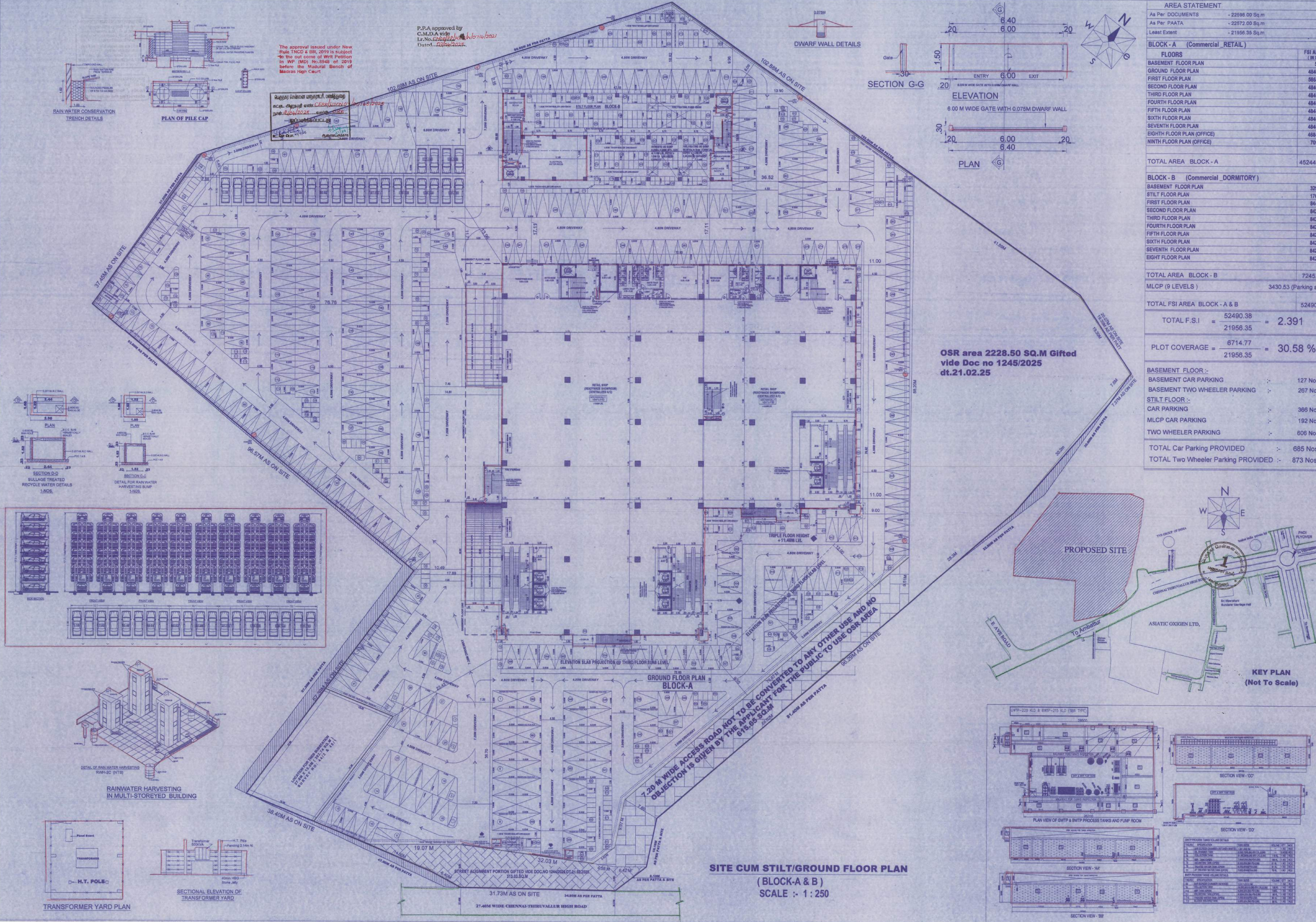


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The approval issued under New Rule TNC& & DR, 2019 is subject to the outcome of Writ Petition in WP (MD) No.8948 of 2019 before the Madras Bench of Madras High Court.

P.P.A approved by C.M.D.A vide Lr.No.1245/2025 dt.21.02.25

OSR area 2228.50 SQ.M Gifted vide Doc no 1245/2025 dt.21.02.25

SITE CUM STILT/GROUND FLOOR PLAN (BLOCK-A & B) SCALE :- 1 : 250

AREA STATEMENT	
As Per DOCUMENTS	- 22598.00 Sq.m
As Per P.A.A	- 22572.00 Sq.m
Least Extent	- 21956.35 Sq.m

BLOCK - A (Commercial RETAIL)	
FLOORS	FSI AREA (IN SQ.M)
BASEMENT FLOOR PLAN	59.7
GROUND FLOOR PLAN	4846.06
FIRST FLOOR PLAN	4846.26
SECOND FLOOR PLAN	4846.26
THIRD FLOOR PLAN	4846.26
FOURTH FLOOR PLAN	4846.26
FIFTH FLOOR PLAN	4846.26
SIXTH FLOOR PLAN	4846.26
SEVENTH FLOOR PLAN	4846.26
EIGHTH FLOOR PLAN (OFFICE)	4846.26
NINTH FLOOR PLAN (OFFICE)	709.35
TOTAL AREA BLOCK - A	45244.80

BLOCK - B (Commercial DORMITORY)	
FLOORS	FSI AREA (IN SQ.M)
BASEMENT FLOOR PLAN	329.78
STILT FLOOR PLAN	176.82
FIRST FLOOR PLAN	844.50
SECOND FLOOR PLAN	842.10
THIRD FLOOR PLAN	842.10
FOURTH FLOOR PLAN	842.10
FIFTH FLOOR PLAN	842.10
SIXTH FLOOR PLAN	842.10
SEVENTH FLOOR PLAN	842.10
EIGHT FLOOR PLAN	842.10
TOTAL AREA BLOCK - B	7245.78

MLCP (9 LEVELS)	3430.53 (Parking area)
TOTAL FSI AREA BLOCK - A & B	52490.38
TOTAL F.S.I	$\frac{52490.38}{21956.35} = 2.391$
PLOT COVERAGE	$\frac{6714.77}{21956.35} = 30.58\%$

BASEMENT FLOOR :-	
BASEMENT CAR PARKING	127 Nos
BASEMENT TWO WHEELER PARKING	267 Nos
STILT FLOOR :-	
CAR PARKING	366 Nos
MLCP CAR PARKING	192 Nos
TWO WHEELER PARKING	606 Nos
TOTAL Car Parking PROVIDED	685 Nos
TOTAL Two Wheeler Parking PROVIDED	873 Nos

SHEET - 01/12

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUP DEVELOPMENT OF HIGH RISE COMMERCIAL BUILDINGS WITH 2 BLOCKS IN WHICH BLOCK - A: WITH EXTENDED BASEMENT FLOOR (MEANT FOR PARKING) + GROUND FLOOR + 1ST FLOOR TO 7TH FLOOR (FOR RETAIL SHOP USE) + 8TH FLOOR & 9TH FLOOR PART ARE FOR OFFICE USE BUILDING, BLOCK - B: BASEMENT FLOOR (STP, SUMP & PUMP ROOM) + STILT FLOOR (MEANT FOR PARKING) + 1ST FLOOR (DINING HALL) + 2ND FLOOR TO 8TH FLOOR FOR DORMITORY USE AND MLCP (9 LEVEL WITH CAR PARKING 192 NOS) ABUTTING C.T.H.ROAD (FORMERLY M.T.H. ROAD) PADI, CHENNAI - 600 050, COMPRISED IN OLD S.NO:3/1,4/1&2 OF KAKAPALLAM VILLAGE, T.S.NOS:44/2, 44/3,45/1 & 46/2, BLOCK NO:81, WARD - E OF AMBATTUR TOWN, AMBATTUR TALUK, THIRUVALLUR DISTRICT, WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION, ZONE - VII, DIVISION - 84.

SPECIFICATION

- R.C.C COLUMN FOOTING IN FOUNDATION.
- COLUMNS ARE CONNECTED BY BEAMS.
- VITRIFIED TILES FLOORING / SPARTAX FLOORING.
- R.C.C WALL IN BASEMENT AND CEMENT BLOCK IN SUPER STRUCTURE IN C.M 1:5.
- WALLS ARE PLASTERED BY CEMENT PLASTER.
- JOINERY WORK IN COUNTRY WOOD AND UPVC.
- LINTEL OVER OPENINGS.
- ROOF COVERED BY R.C.C SLAB.
- ALL R.C.C WORK IN CEMENT CONCRETE RATIO 1:1:2 (M25 Grade)
- WEATHERING COURSE LAID WITH PROPER

JOINERY DETAILS

RS	ROLLING SHUTTER	4.88 x 2.90
RS1	ROLLING SHUTTER	3.05 x 2.44
ED	ENTRANCE DOOR	1.83 x 2.44
D	DOOR	1.20 x 2.44
D1	DOOR	1.00 x 2.44
D2	DOOR	0.76 x 2.13
V	VENTILATOR	1.00 x 1.00

NOTE:

- MULTI TYPE FIRE FIGHTER
- FIRE EXTINGUISHER

COLOUR INDEX :-

PROPOSED	ALL DIMENSIONS ARE IN METERS
BOUNDARY	SCALE :- 1 : 200
ROAD	

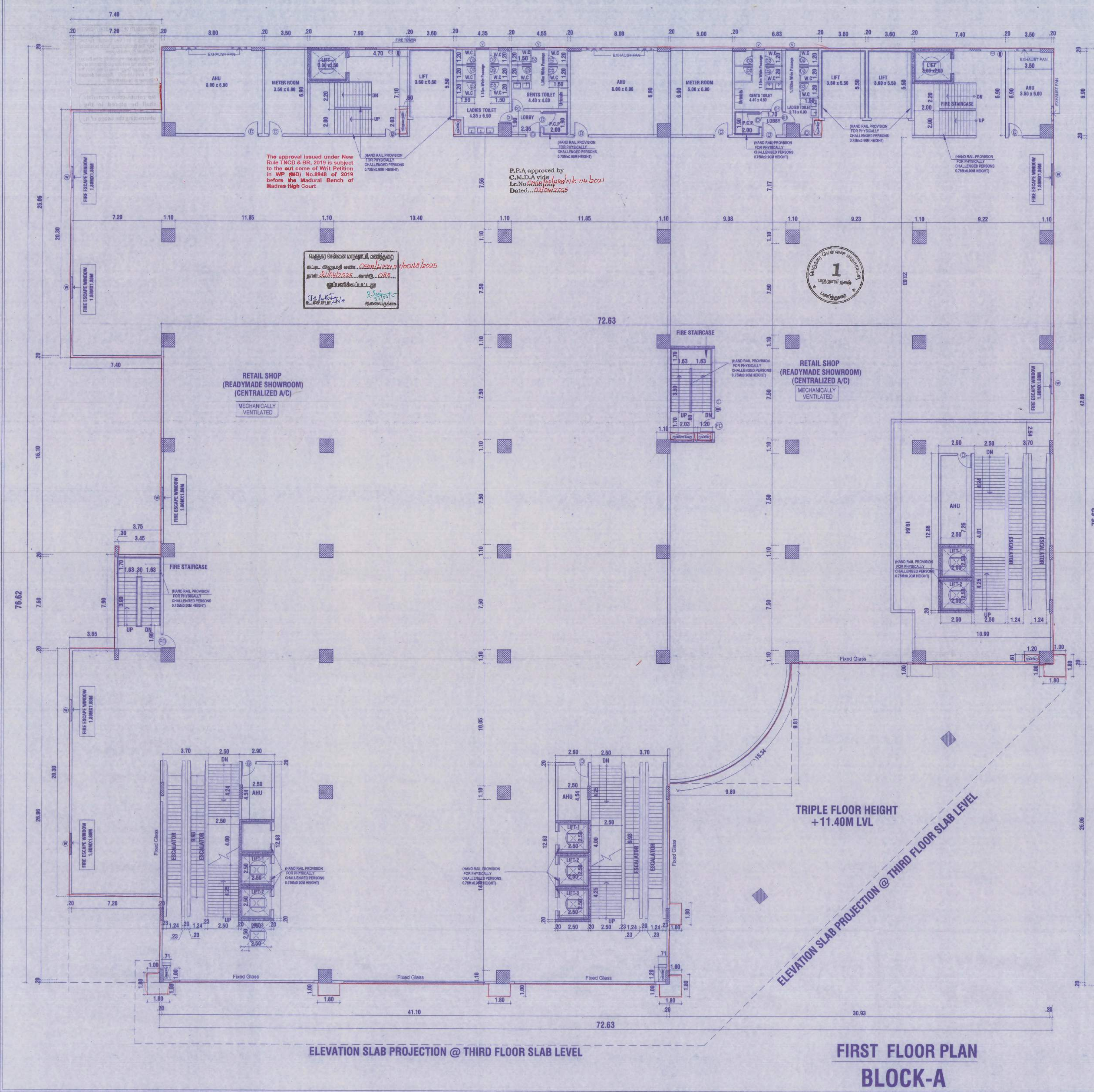
LESSEE SIGNATURE :-

Dr. J. SURESH, M.E., MIE., PH.D.
Structural Engineer
Plot No. 555, Vengal Rao Nagar, Thiruvallur, Chennai - 600 119.
Reg. No. 121/2024 T.U. 0054
Cell No. 9842000000
Reg. No. 021/2021 S.E. & 04/2024/ 071/005

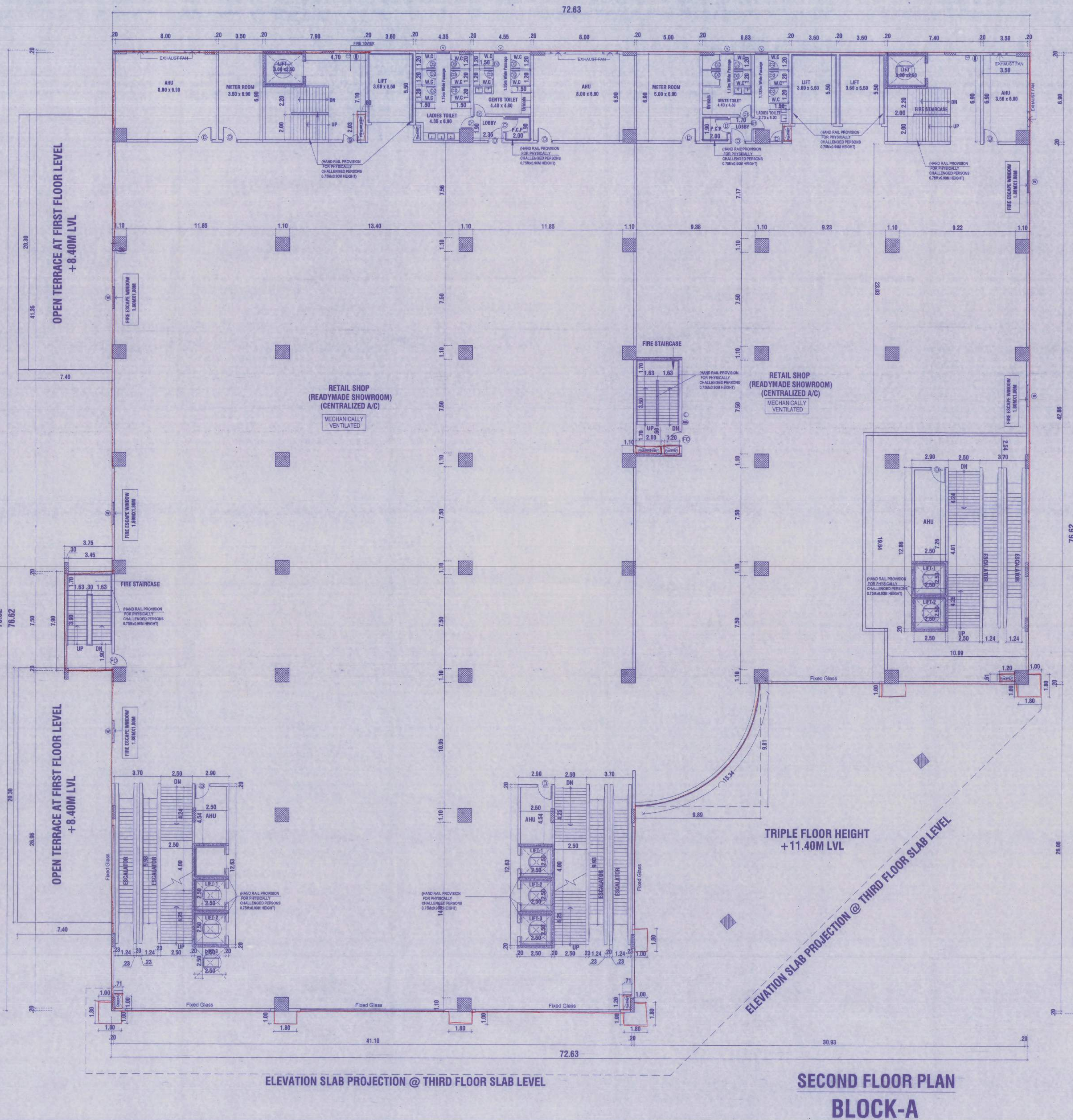
STRUCTURAL SIGNATURE :-

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Cell No. 9842000000
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ARCHITECTS SIGNATURE :-



FIRST FLOOR PLAN
BLOCK-A



SECOND FLOOR PLAN
BLOCK-A

SHEET NO : 03 / 12

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUP DEVELOPMENT OF HIGH RISE COMMERCIAL BUILDINGS WITH 2 BLOCKS IN WHICH BLOCK-A: WITH EXTENDED BASEMENT FLOOR (MEANT FOR PARKING) + GROUND FLOOR (FOR RETAIL SHOP USE) + 8TH FLOOR & 9TH FLOOR PART ARE FOR OFFICE USE BUILDING, BLOCK - B: BASEMENT FLOOR (STP, SUMP & PUMP ROOM) + STILT FLOOR (MEANT FOR PARKING) + 1ST FLOOR (DINING HALL) + 2ND FLOOR TO 8TH FLOOR FOR DORMITORY USE AND MLCP (9 LEVEL WITH CAR PARKING 192 NOS) ABUTTING C.T.H. ROAD (FORMERLY M.T.H. ROAD) PADL, CHENNAI - 600 050, COMPRISED IN OLD S.NO: 3/1, 4/1 & 2 OF KAKAPALLAM VILLAGE, T.S.NOS: 44/2, 44/3, 45/1 & 46/2, BLOCK NO: 81, WARD - E OF AMBATTUR TOWN, AMBATTUR TALUK, THIRUVALLUR DISTRICT, WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION, CHENNAI - VII, DIVISION - 84.

SPECIFICATIONS

1. R.C.C COLUMN, FOOTING OR PILES IN FOUNDATION.

2. COLUMNS ARE CONNECTED BY PLINTH BEAMS.

3. MOSAIC FLOORING / SPARTAX FLOORING.

4. BRICK WORK IN BASEMENT AND SUPER STRUCTURE IN CM 1:5.

5. WALLS ARE PLASTERED BY GANESH PLASTER.

6. JOINERY WORK IN TEAK AND COUNTRY WOOD.

7. LINTIL OVER OPENING.

8. ROOF COVERED BY R.C.C SLAB.

9. ALL R.C.C WORK IN CEMENT CONCRETE M-25.

10. WEATHERING COURSE LAID WITH PROPER SLOPE OVER R.C.C SLAB.

JOINERYDETAIL

D DOOR 1.20 x 2.44

D1 DOOR 1.00 x 2.44

D2 DOOR 0.70 x 2.44

FD DOOR 1.20 x 2.90

V VENTILATOR 1.00 x 1.00

SCALE - 1 : 100

ALL DIMENSION ARE IN METRE

COLOR INDEX :-

PROPOSED

BOUNDARY

ROAD

LESSEE SIGNATURE :-

DR. J. SURESH M.E. M.E. P.D.

Structural Engineer

Reg. No. 555, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000

Reg. No. 555, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000

STRUCTURAL SIGNATURE :-

DR. J. SURESH M.E. M.E. P.D.

Structural Engineer

Reg. No. 555, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000

Reg. No. 555, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000

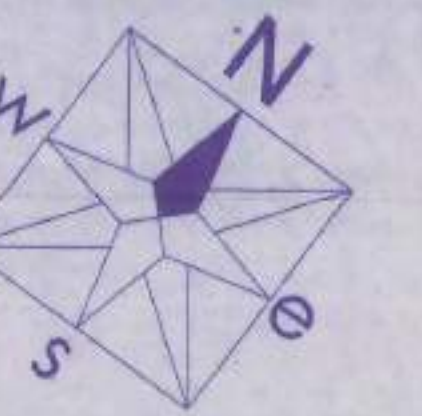
ARCHITECTS SIGNATURE :-

DR. J. SURESH M.E. M.E. P.D.

Architect

Reg. No. 555, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000

Reg. No. 555, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571,



JOINERYDETAIL		
D	DOOR	1.20 x 2.44
D1	DOOR	1.00 x 2.44
D2	DOOR	0.70 x 2.44
FD	DOOR	1.20 x 2.90
V	VENTILATOR	1.00 x 1.00

ALL DIMENSION ARE IN METRE

PROPOSED

PROPOSED

ROAD

3. Ramesh

21. 22.

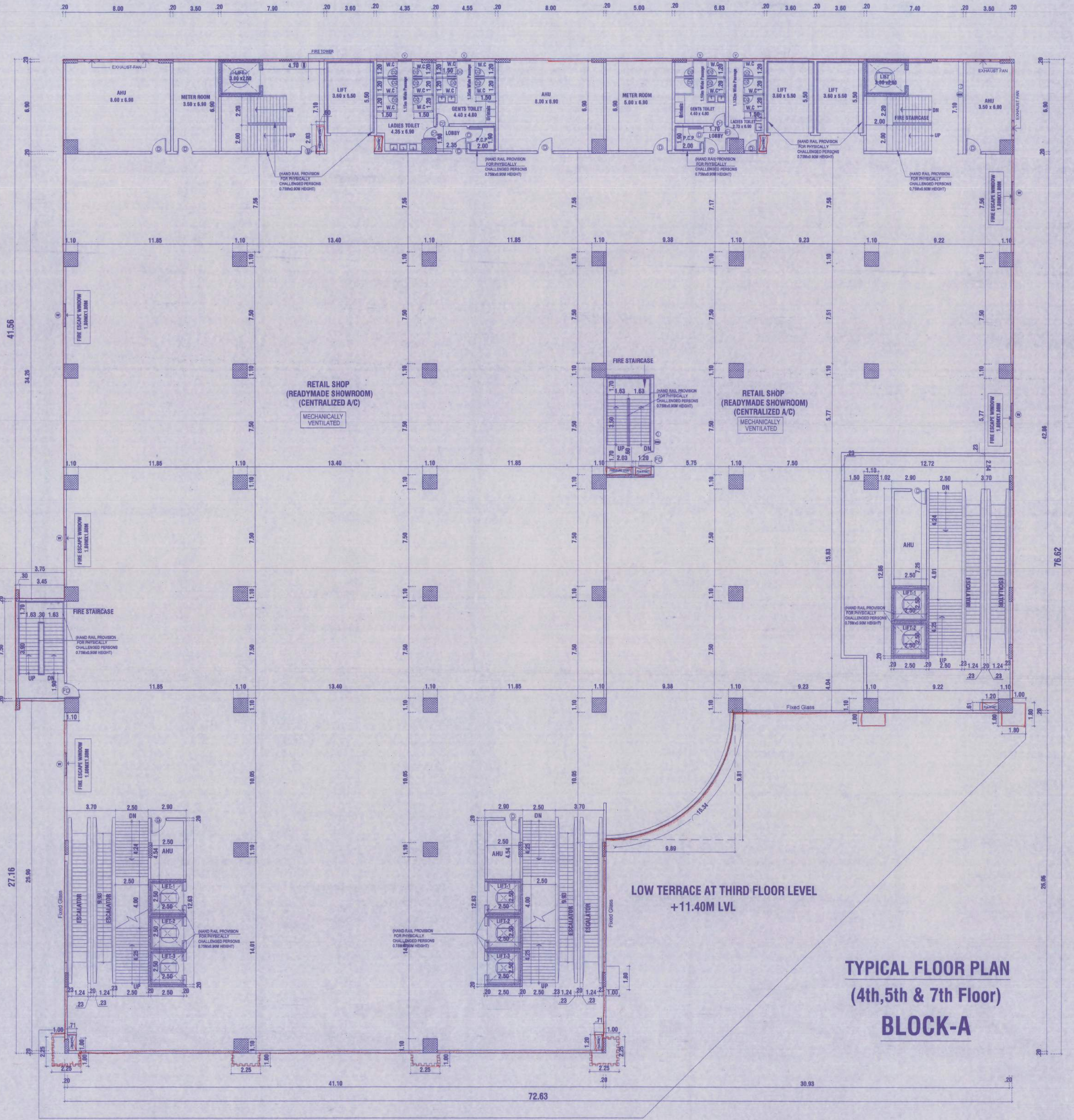
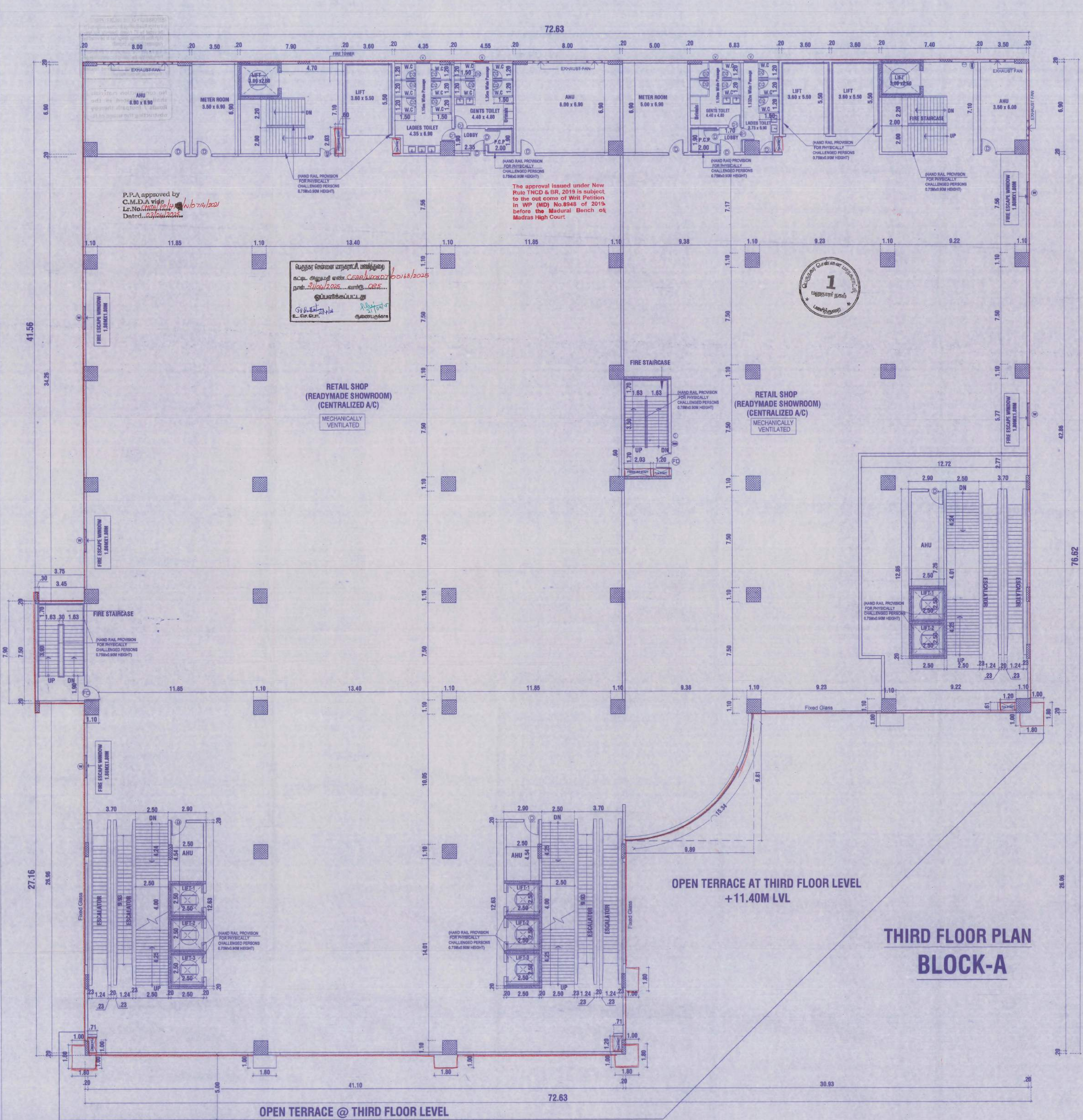
STRUCTURAL SIGNATURE :

21

B. Singh
N. SATHAKUM BOCHI

Plot No.48, Kamaraj Nagar,

ARCHITECTS SIGNATURE:-



SCALE - 1 : 100

ALL DIMENSION ARE IN METRE

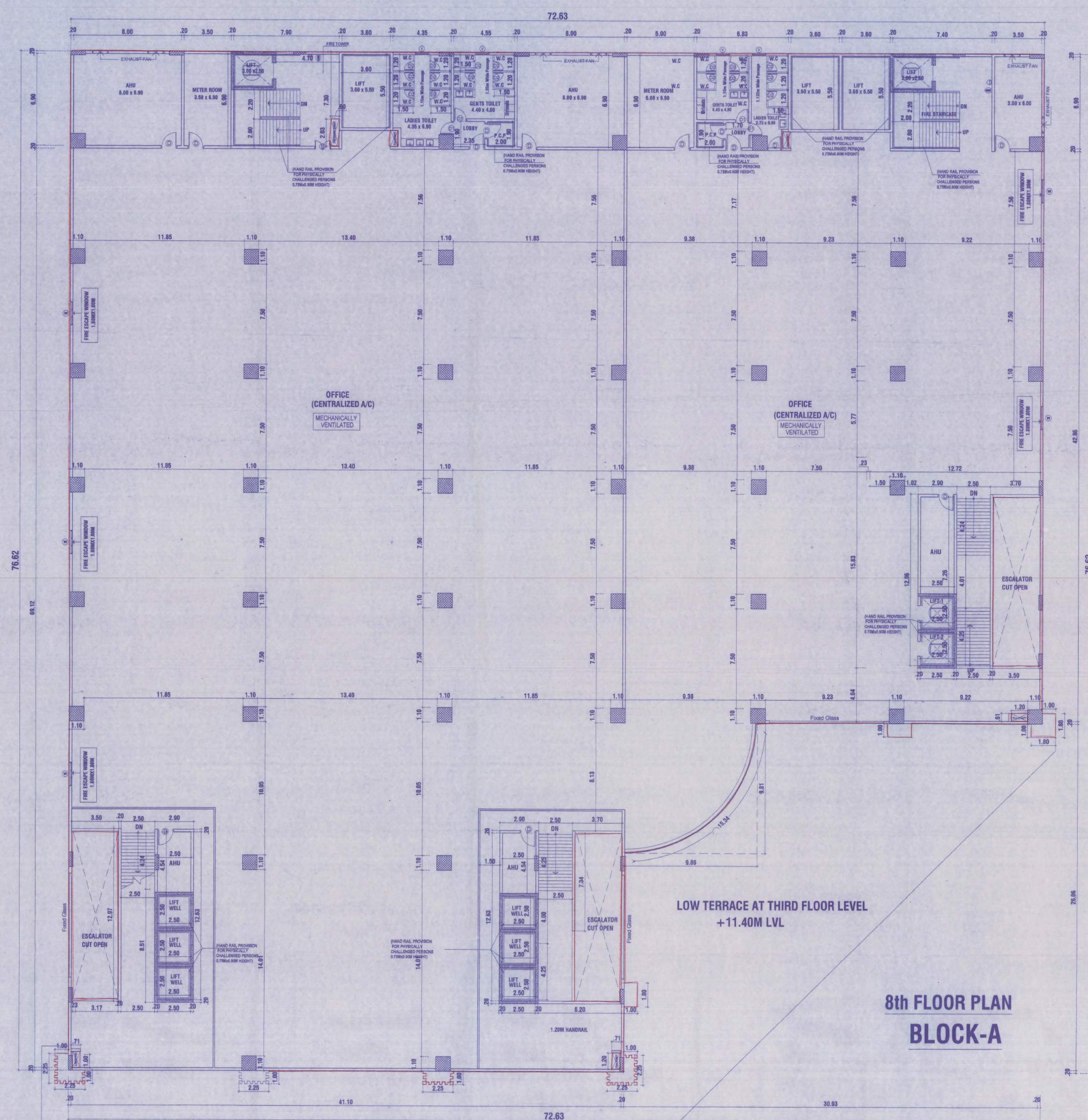
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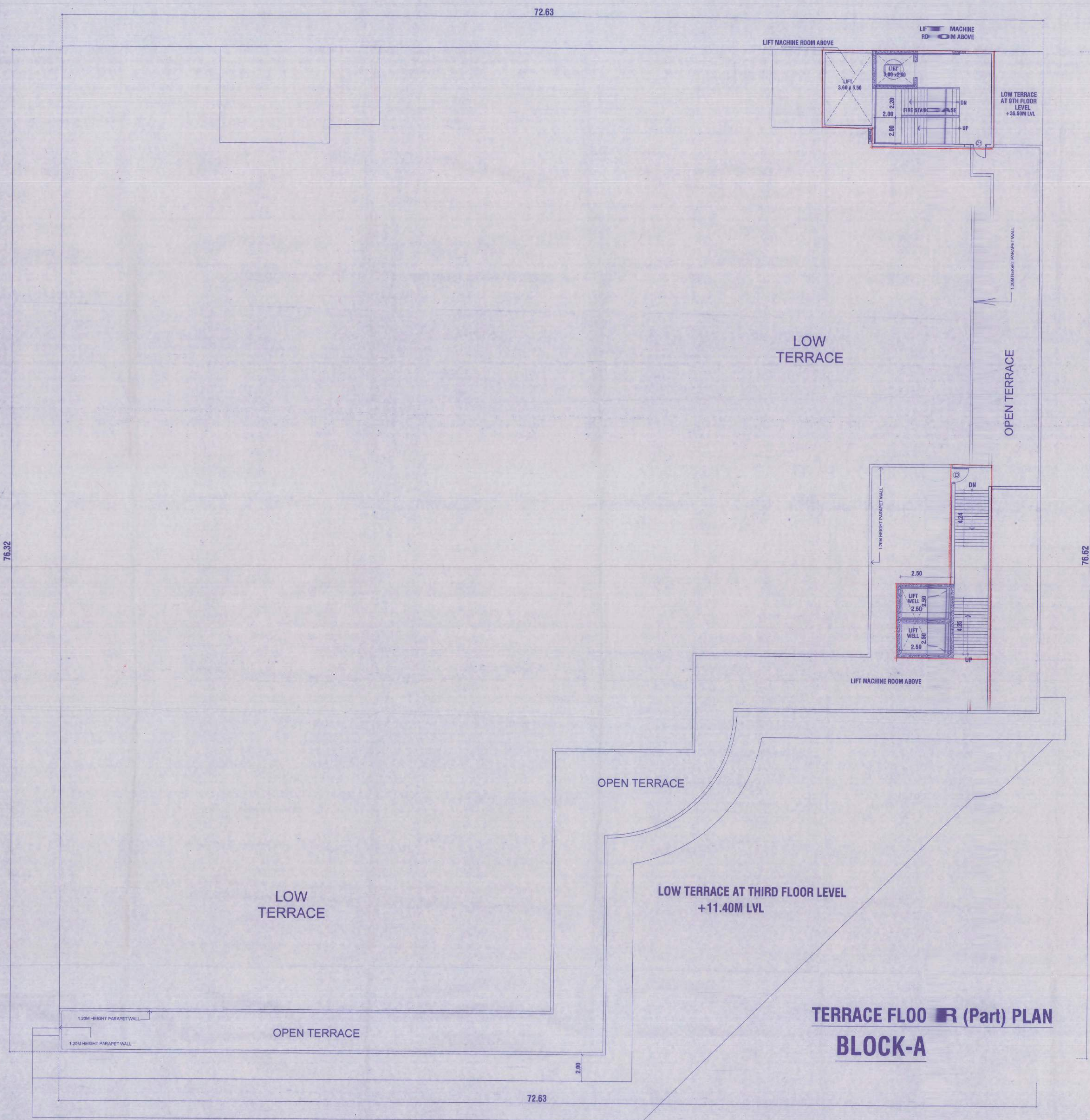
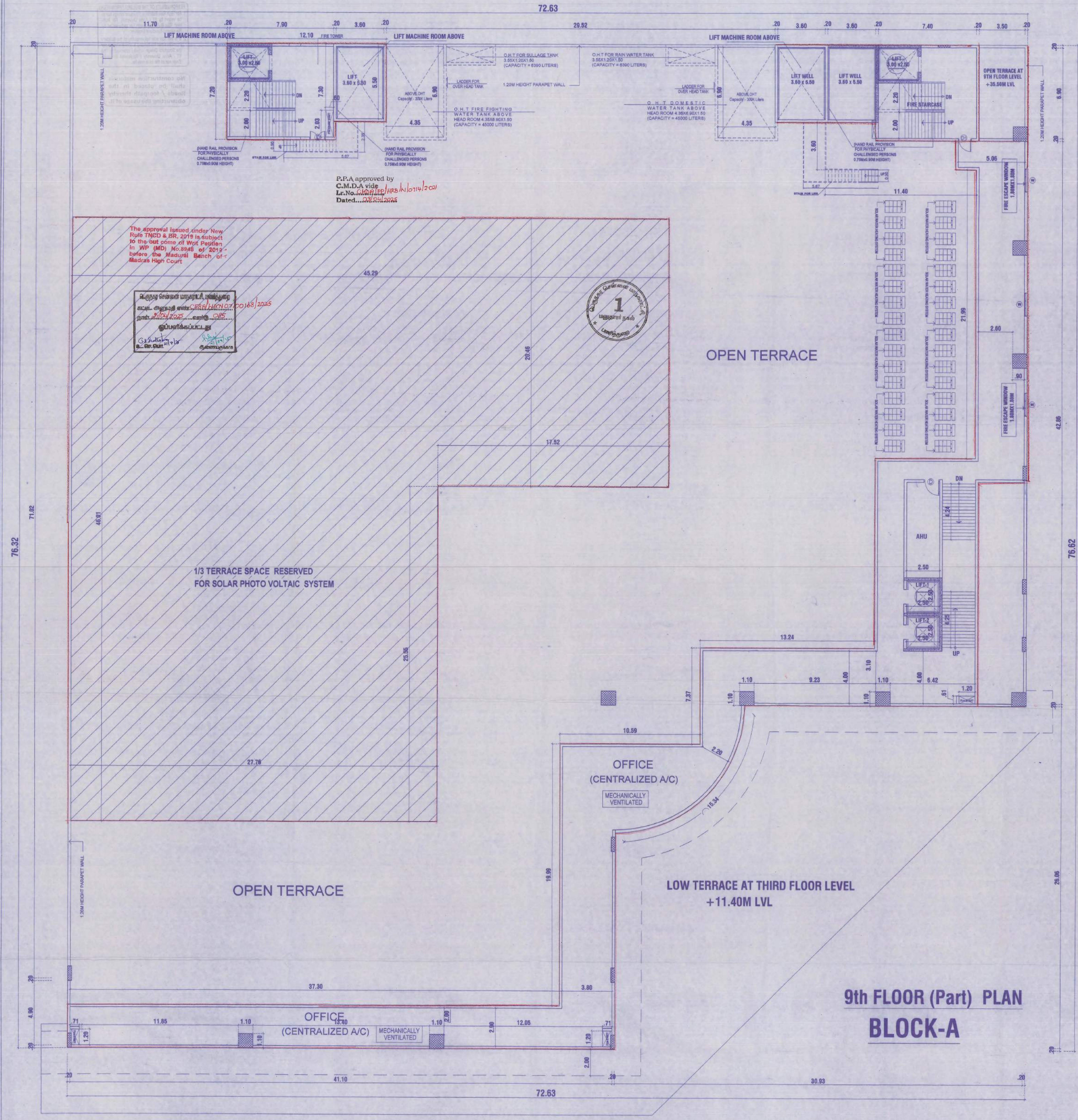
PROPOSED	
BOUNDARY	
ROAD	

LESSEE SIGNATURE :-

STRUCTURAL SIGNATURE :-

ARCHITECTS SIGNATURE:-





SHEET NO : 06 / 12

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUP DEVELOPMENT OF HIGH RISE COMMERCIAL BUILDINGS WITH 2 BLOCKS IN WHICH BLOCK - A: WITH EXTENDED BASEMENT FLOOR (MEANT FOR PARKING) + GROUND FLOOR + 1ST FLOOR TO 7TH FLOOR (FOR RETAIL SHOP USE) + 8TH FLOOR & 9TH FLOOR PART ARE FOR OFFICE SUE BUILDING. BLOCK - B: BASEMENT FLOOR (STP, SUMP & PUMP ROOM)+ STILT FLOOR (MEANT FOR PARKING) + 1ST FLOOR (DINING HALL) + 2ND FLOOR TO 8TH FLOOR FOR DORMITORY USE AND MLCP (9 LEVEL WITH CAR PARKING 192 NOS) ABUTTING C.T.H.ROAD (FORMERLY M.T.H. ROAD) PADI, CHENNAI - 600 050, COMPRISED IN OLD S. NO: 3/1, 4/1 & 2 OF KAKAPALLAM VILLAGE, T.S.NOS:44/2, 44/3, 45/1 & 46/2, BLOCK NO:81, WARD - E OF AMBATTUR TOWN, AMBATTUR TALUK, THIRUVALLUR DISTRICT, WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION, ZONE - VII, DIVISION - 84.

SPECIFICATIONS

1. R.C.C COLUMN FOOTING OR PILES IN FOUNDATION.
2. COLUMNS ARE CONNECTED BY PUNTH BEAMS.
3. MOBAND FLOORING / SPARTAX FLOORING.
4. BRICK WORK IN BASEMENT AND SUPER STRUCTURE IN CM 1:5.
5. WALLS ARE PLASTERED BY CEMENT PLASTER.
6. JOINERY WORK IN TEAK AND COUNTRY WOOD.
7. LINTEL OVER OPENING.
8. ROOF COVERED BY R.C.C SLAB.
9. ALL R.C.C WORK IN CEMENT CONCRETE M-25
10. WEATHERING COURSE LAID WITH PROPER SLOPE OVER R.C SLAB.

JOINERYDETAIL

D	DOOR	1.20 x 2.44
D1	DOOR	1.00 x 2.44
D2	DOOR	0.70 x 2.44
FD	DOOR	1.20 x 2.90
V	VENTILATOR	1.00 x 1.00

SCALE - 1 : 100

ALL DIMENSION ARE IN METRE

COLOR INDEX :-

PROPOSED

BOUNDARY

ROAD

LESSEE SIGNATURE :-

Dr. J. SURESH, M.E., MIE., Ph.D.
Structural Engineer
Flat No. 555, VGP Layout, Padi Street,
Uthirapadi, Chennai - 600 119.
Reg. No. 12/2015/72/0514
Reg. No. 12/2015/72/0514
Reg. No. 12/2015/72/0514

STRUCTURAL SIGNATURE :-

M. SATHYANARAYAN
Civil Engineer
Flat No. 555, VGP Layout, Padi Street,
Uthirapadi, Chennai - 600 119.
Reg. No. 12/2015/72/0514
Reg. No. 12/2015/72/0514
Reg. No. 12/2015/72/0514

ARCHITECTS SIGNATURE:-

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUP DEVELOPMENT OF HIGH RISE COMMERCIAL BUILDINGS WITH 2 BLOCKS IN WHICH BLOCK- A: WITH EXTENDED BASEMENT FLOOR (MEANT FOR PARKING) + GROUND FLOOR + 1ST FLOOR TO 7TH FLOOR (FOR RETAIL SHOP USE) + 8TH FLOOR & 9TH FLOOR PART ARE FOR OFFICE USE BUILDING, BLOCK - B: BASEMENT FLOOR (STP, SUMP & PUMP ROOM)+ STILT FLOOR (MEANT FOR PARKING) + 1ST FLOOR (DINING HALL) + 2ND FLOOR TO 8TH FLOOR FOR DORMITORY USE AND MLCP (9 LEVEL WITH CAR PARKING 192 NOS) ABUTTING C.T.H.ROAD (FORMERLY M.T.H. ROAD) PADI, CHENNAI - 600 050, COMPRISED IN OLD S.NO:3/1,4/1&2 OF KAKAPALLAM VILLAGE, T.S.NOS:44/2, 44/3,45/1 & 46/2, BLOCK NO:81, WARD - E OF AMBATTUR TOWN, AMBATTUR TALUK, THIRUVALLUR DISTRICT, WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION, ZONE - VII, DIVISION - 84.

- SPECIFICATIONS
1. R.C.C COLUMN, FOOTING OR PILES IN FOUNDATION.
 2. COLUMN ARE CONNECTED BY PUMP HEADS.
 3. MASONRY FLOORING / SPARTAN FLOORING.
 4. BRICK WORK IN BASEMENT AND SUPER STRUCTURE IN C.M. 1:5.
 5. WALLS ARE PLASTERED BY CEMENT PLASTER.
 6. JOINTS WORK IN TEAK AND COUNTRY WOOD.
 7. UNTEL OVER OPENING.
 8. ROOF COVERED BY R.C.C SLAB.
 9. ALL R.C.C WORK IN CEMENT CONCRETE M 25.
 10. WEATHERING COURSE LAID WITH PROPER SLOPE OVER R.C.C SLAB.

SCALE - 1 : 100
ALL DIMENSION ARE IN METRE
COLOR INDEX :-
PROPOSED
BOUNDARY
ROAD

NOTE :-
— MULTI TYPE FIRE FIGHTER
— FIRE EXTINGUISHER

For VRS PROJECT DEVELOPERS PVT LTD
Director

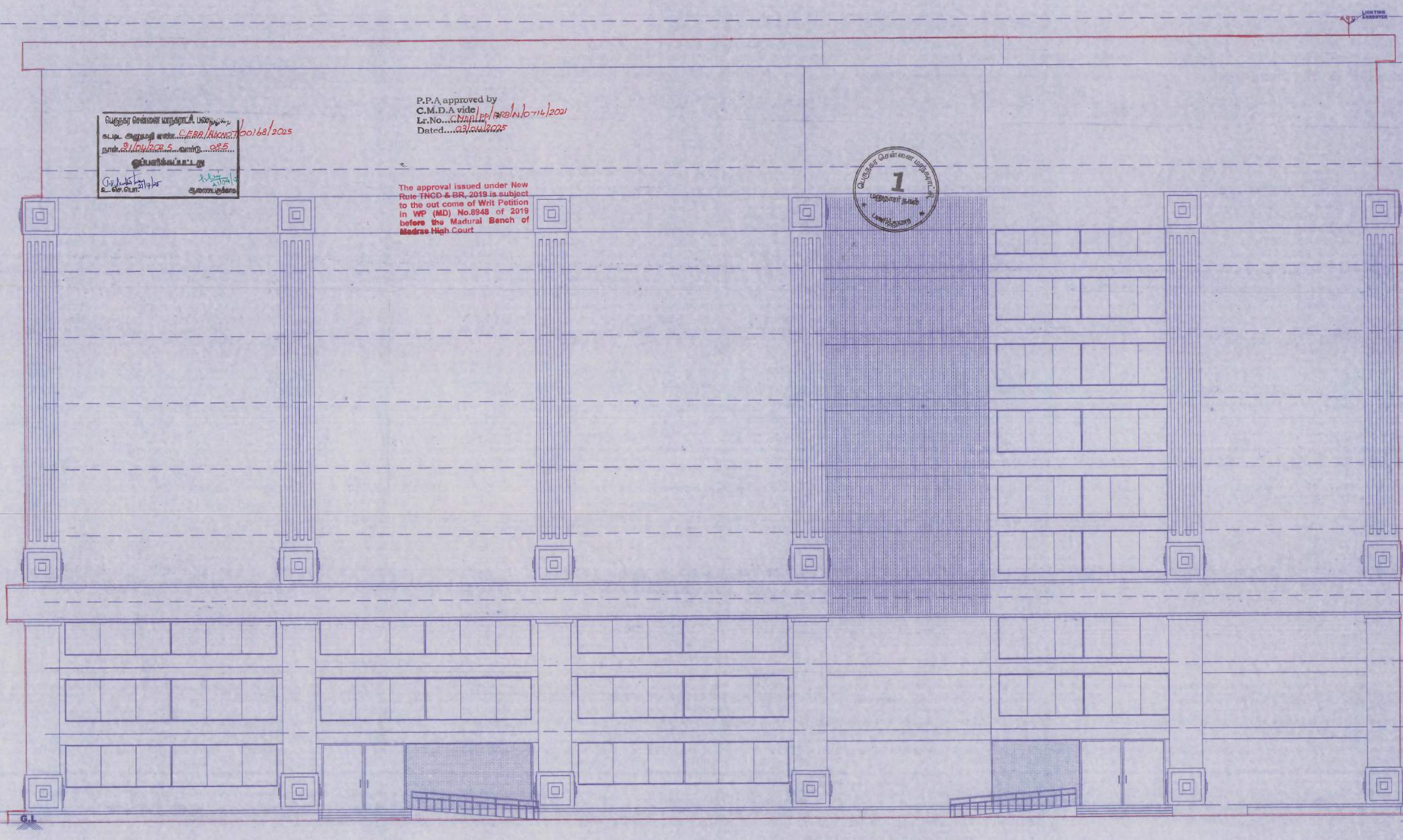
LESSEE SIGNATURE :-

Dr. J. SURESH, M.E., M.E., P.D.
Structural Engineer
Plot No. 555, VSP Layout, Padi Street,
Chennai - 600 019.
Reg. No. 57/17/2014/2/2014
Reg. No. 57/17/2014/2/2014
Reg. No. 57/17/2014/2/2014

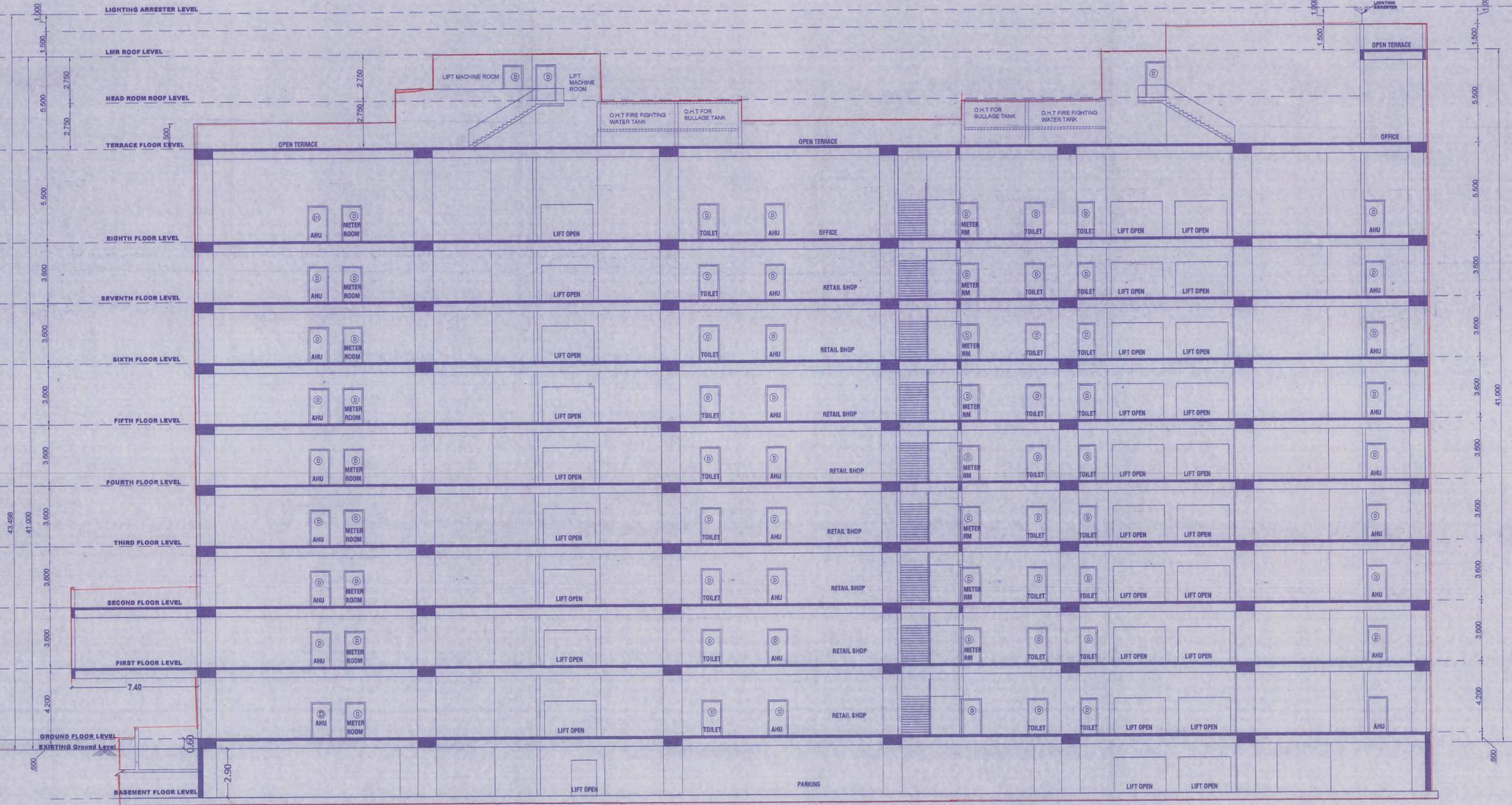
STRUCTURAL SIGNATURE :-

H. SATHANARAYAN
Civil Engineer
B.T.P. No. 10, Padi Street,
Chennai - 600 019.
Reg. No. 57/17/2014/2/2014
Reg. No. 57/17/2014/2/2014
Reg. No. 57/17/2014/2/2014

ARCHITECTS SIGNATURE :-



SOUTH SIDE ELEVATION
BLOCK-A



SECTION ON -AA
BLOCK-A

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUP DEVELOPMENT OF HIGH RISE COMMERCIAL BUILDINGS WITH 2 BLOCKS IN WHICH BLOCK- A: WITH EXTENDED BASEMENT FLOOR (MEANT FOR PARKING) + GROUND FLOOR + 1ST FLOOR TO 7TH FLOOR (FOR RETAIL SHOP USE) + 8TH FLOOR & 9TH FLOOR PART ARE FOR OFFICE USE BUILDING, BLOCK - B: BASEMENT FLOOR (STP, SUMP & PUMP ROOM) + STILT FLOOR (MEANT FOR PARKING) + 1ST FLOOR (DINING HALL) + 2ND FLOOR TO 8TH FLOOR FOR DORMITORY USE AND MLCP (9 LEVEL WITH CAR PARKING 192 NOS) ABUTTING C.T.H.ROAD (FORMERLY M.T.H. ROAD) PADI, CHENNAI - 600 050, COMPRISED IN OLD S.NO:3/1,4/1&2 OF KAKAPALLAM VILLAGE, T.S.NOS:44/2, 44/3,45/1 & 46/2, BLOCK NO:81, WARD - E OF AMBATTUR TOWN, AMBATTUR TALUK, THIRUVALLUR DISTRICT, WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION, ZONE - VII, DIVISION - 84.

SPECIFICATIONS

1. R.C.C COLUMN FOOTING OR PILES IN FOUNDATION.
2. COLUMNS ARE CONNECTED BY PLINTH BEAMS.
3. MOSAIC FLOORING / SPARTAX FLOORING.
4. BRICK WORK IN BASEMENT AND SUPER STRUCTURE IN C.M.1:5.
5. WALLS ARE PLASTERED BY CEMENT PLASTER.
6. JOINERY WORK IN TEAK AND COUNTRY WOOD.
7. LINTEL OVER OPENING.
8. ROOF COVERED BY R.C.C SLAB.
9. ALL R.C.C WORK IN CEMENT CONCRETE M-25.
10. WEATHERING COURSE LAID WITH PROPER SLOPE OVER R.C SLAB.

SCALE - 1 : 100

ALL DIMENSION ARE IN METRE

COLOR INDEX :-

PROPOSED

BOUNDARY

ROAD

NOTE :

— MULTI TYPE FIRE FIGHTER

— FIRE EXTINGUISHER

FOR ADVISORY DEVELOPERS PVT. LTD.

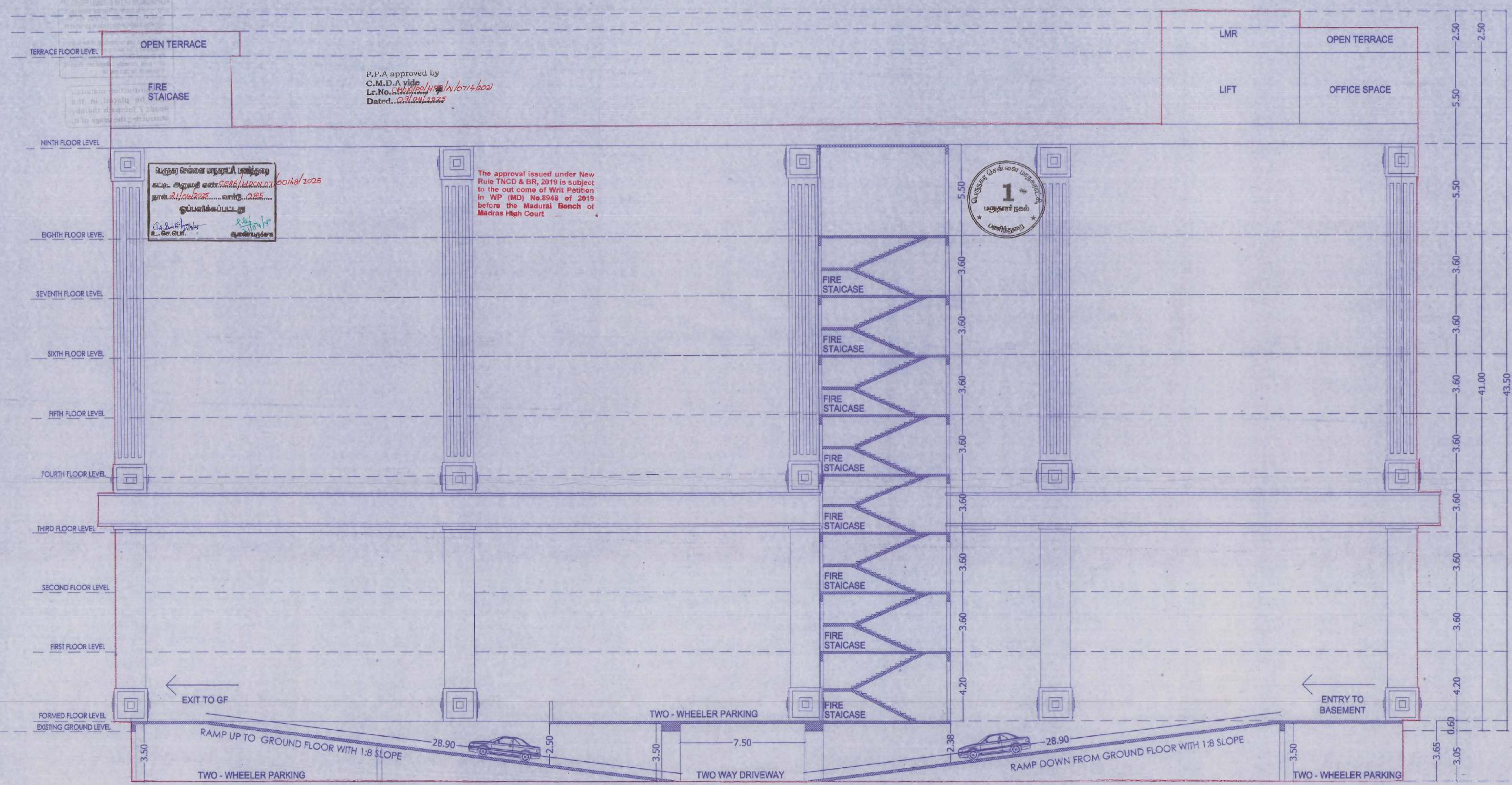
LESSEE SIGNATURE :-

Dr. J. SURESH, M.E., M.B., Ph.D.
Structural Engineer
PCC No. 555, VGP Layout, Madhav Street,
Uttarakhand, Chennai - 600 135,
Reg. No. SE/1/2024/12/0014
Reg. No. PWD/2024/01/005
Rep. No. CUL/DIST/2024/01/005

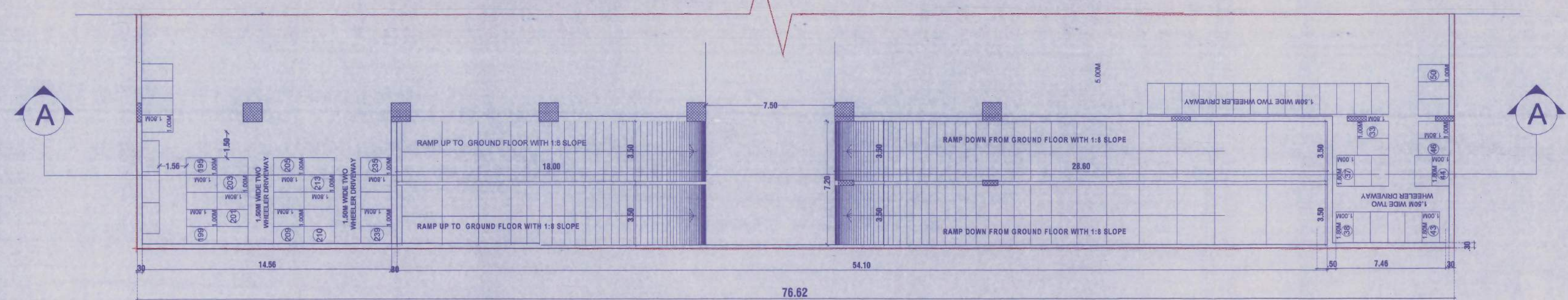
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H. RAJAN, M.E., M.B., Ph.D.
CMAA Regd No. RA-118000218
OTOP Regd. No. CUL/DIST/2024/01/005
G.C.C. No. RA/01/2024/01/005
Reg. No. CA/2024/01/005
Post No.41, Kanungo Nagar,
Puducherry, Chennai-605 006.
Ph:9176000000
Email:rajah@rajahengg.com

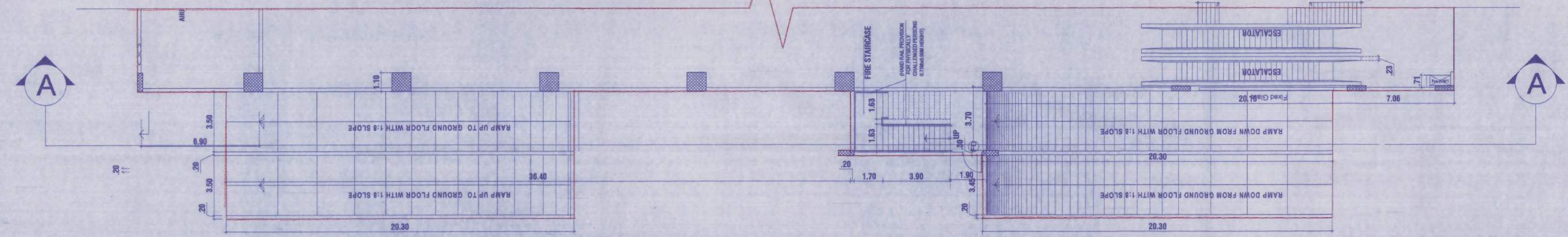
ARCHITECTS SIGNATURE:-



RAMP SECTION



GROUND FLOOR PLAN (PART)



BASEMENT FLOOR PLAN (PART)

The approval issued under New Rule INCD & BR, 2019 is subject to the outcome of Writ Petition in WP (MD) No.8948 of 2019 before the Madras Bench of Madras High Court

P.P.A approved by
C.M.D.A vide
Lr.No. CMDB/PA/107/14/2021
Dated: 03/04/2025

SHEET - 09 / 12

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUP DEVELOPMENT OF HIGH RISE COMMERCIAL BUILDINGS WITH 2 BLOCKS IN WHICH BLOCK- A: WITH EXTENDED BASEMENT FLOOR (MEANT FOR PARKING) + GROUND FLOOR + 1ST FLOOR TO 7TH FLOOR (FOR RETAIL SHOP USE) + 8TH FLOOR & 9TH FLOOR PART ARE FOR OFFICE SUE BUILDING, BLOCK - B: BASEMENT FLOOR (STP, SUMP & PUMP ROOM)+ STILT FLOOR (MEANT FOR PARKING) + 1ST FLOOR (DINING HALL) + 2ND FLOOR TO 8TH FLOOR FOR DORMITORY USE AND MLCP (9 LEVEL WITH CAR PARKING 192NOS) ABUTTING C.T.H.ROAD (FORMERLY M.T.H. ROAD) PADI, CHENNAI - 600 050, COMPRISED IN OLD S.NO:3/1,4/1&2 OF KAKAPALLAM VILLAGE, T.S.NOS:44/2, 44/3,45/1 & 46/2, BLOCK NO:81, WARD - E OF AMBATTUR TOWN, AMBATTUR TALUK, THIRUVALLUR DISTRICT, WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION, ZONE - VII, DIVISION - 84.

SPECIFICATIONS

1. R.C.C COLUMN, FOOTING OR PILES IN FOUNDATION.
2. COLUMNS ARE CONNECTED BY PLINTH BEAMS.
3. MOSAIC FLOORING / SPARTAX FLOORING.
4. BRICK WORK IN BASEMENT AND SUPER STRUCTURE IN C.M 1:5.
5. WALLS ARE PLASTERED BY CEMENT PLASTER.
6. JOINERY WORK IN TEAK AND COUNTRY WOOD.
7. LUNTEL OVER OPENING.
8. ROOF COVERED BY R.C.C SLAB.
9. ALL R.C.C WORK IN CEMENT CONCRETE M-25.
10. WEATHERING COURSE LAID WITH PROPER SLOPE OVER R.C.C SLAB.

JOINERY DETAIL

ED	DOOR	1.83 x 2.13
D1	DOOR	0.91 x 2.13
D2	DOOR	0.76 x 2.13
W	WINDOW	1.83 x 1.37
V1	VENTILATOR	1.00 x 1.00
V2	VENTILATOR	1.00 x 0.60

SCALE - 1 : 100

ALL DIMENSION ARE IN METRE

COLOR INDEX :-

PROPOSED

BOUNDARY

ROAD

NOTE:

— MULTI TYPE FIRE FIGHTER

— FIRE EXTINGUISHER

LESSEE SIGNATURE :-

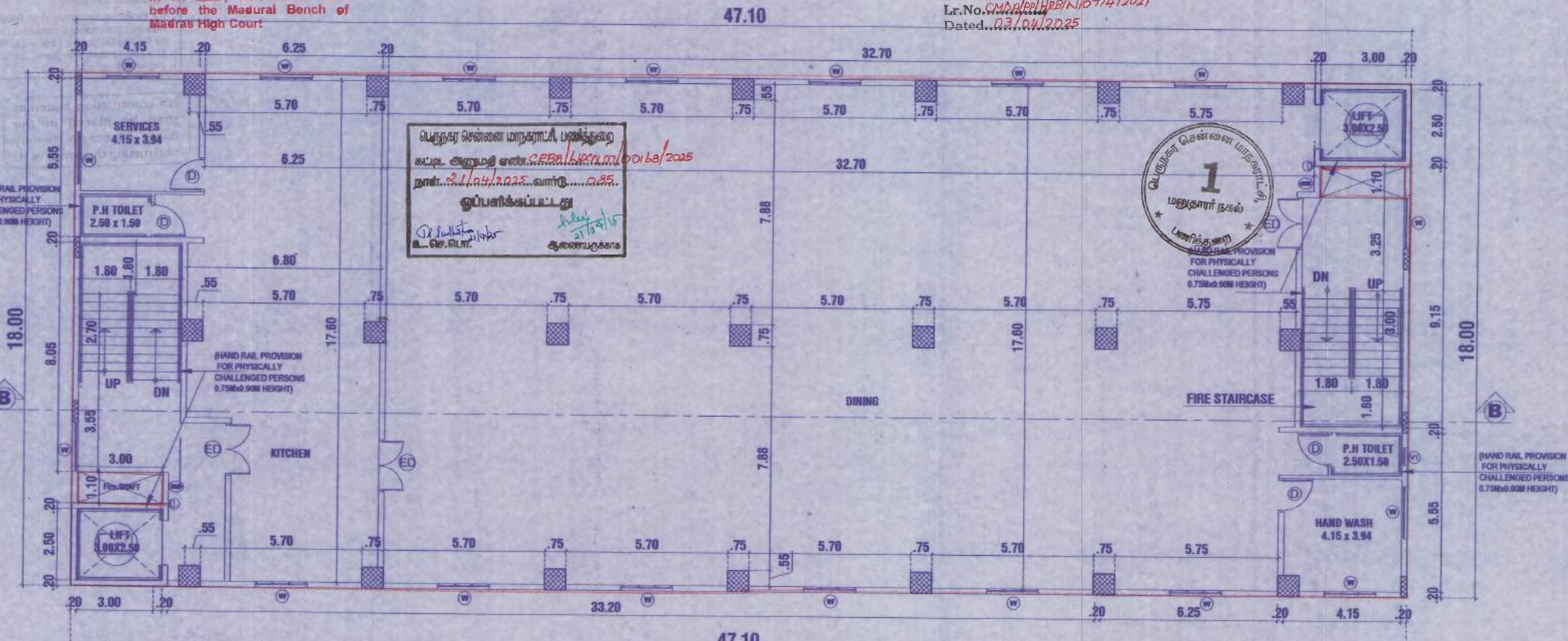
Dr. J. SURESH, M.E., MIE., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Mulla Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/1/2024/2/0014
Reg. No. RSE/00302019
Reg. No. CE/001000000

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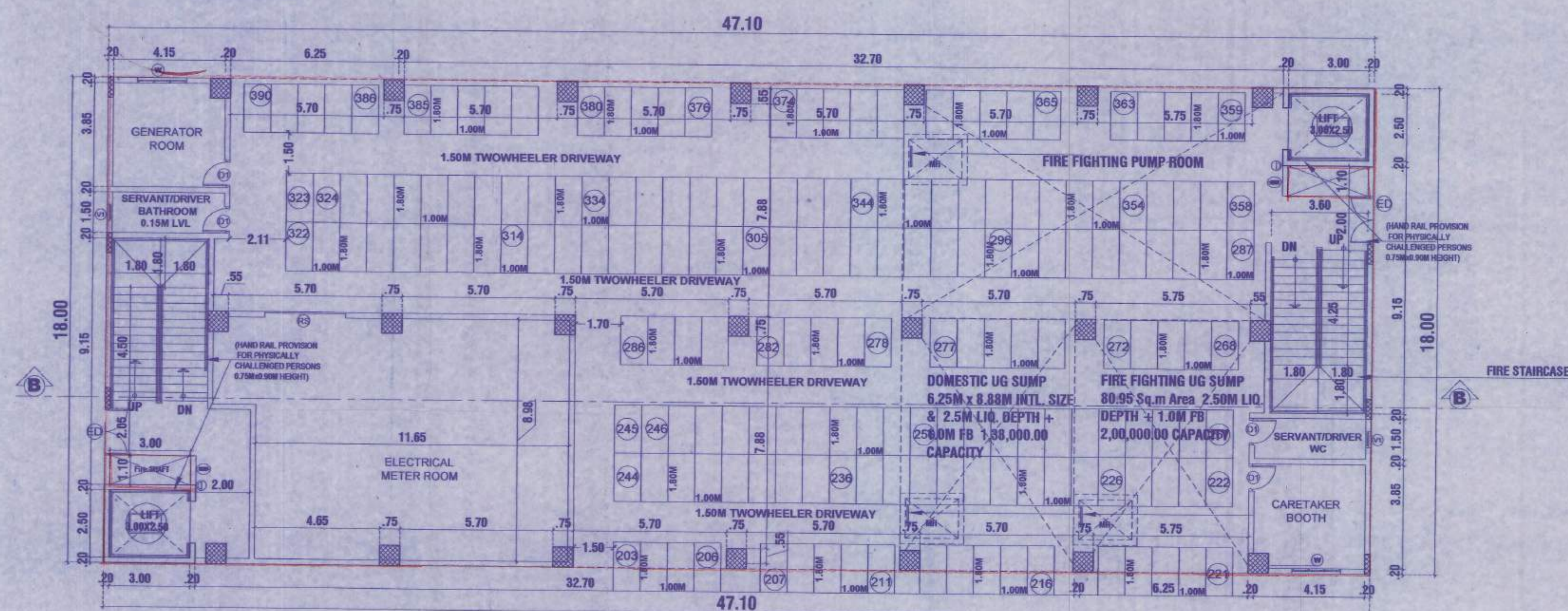
H. SATHAKUNTHAN
CMDA Regd No: RA/01/1805/218
OTCP Regd. No: CGLR/RA/01/2019/12/060
O.C.C. No: RA/01/1805/218
Regd. No: CA/201807819
Plot No. 48, Kamaraj Nagar,
Periyasanthur, Chennai-600 068.
Ph: 9711609007
Email: shreekanthnagar@gmail.com

ARCHITECTS SIGNATURE:-

FIRST FLOOR PLAN
BLOCK-B



STILT FLOOR PLAN
BLOCK-B



SHEET - 10 / 12

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUP DEVELOPMENT OF HIGH RISE COMMERCIAL BUILDINGS WITH 2 BLOCKS IN WHICH BLOCK - A: WITH EXTENDED BASEMENT FLOOR (MEANT FOR PARKING) + GROUND FLOOR + 1ST FLOOR TO 7TH FLOOR (FOR RETAIL SHOP USE) + 8TH FLOOR & 9TH FLOOR PART ARE FOR OFFICE SUE BUILDING, BLOCK - B: BASEMENT FLOOR (STP, SUMP & PUMP ROOM) + STILT FLOOR (MEANT FOR PARKING) + 1ST FLOOR (DINING HALL) + 2ND FLOOR TO 8TH FLOOR FOR DORMITORY USE AND MLCP (9 LEVEL WITH CAR PARKING 192NOS) ABUTTING C.T.H.ROAD (FORMERLY M.T.H. ROAD) PADI, CHENNAI - 600 050, COMPRISED IN OLD S.NO:3/1,4/1&2 OF KAKAPALLAM VILLAGE, T.S.NOS:44/2, 44/3,45/1 & 46/2, BLOCK NO:81, WARD - E OF AMBATTUR TOWN, AMBATTUR TALUK, THIRUVALLUR DISTRICT, WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION, ZONE - VII, DIVISION - 84.

SPECIFICATIONS

1. R.C.C COLUMN, FOOTING OR PILES IN FOUNDATION.
2. COLUMNS ARE CONNECTED BY PLINTH BEAMS.
3. MOSAIC FLOORING / SPARTAX FLOORING.
4. BRICK WORK IN BASEMENT AND SUPER STRUCTURE IN C.M 1:5.
5. WALLS ARE PLASTERED BY CEMENT PLASTER.
6. JOINERY WORK IN TEAK AND COUNTRY WOOD.
7. LINTEL OVER OPENING.
8. ROOF COVERED BY R.C.C SLAB.
9. ALL R.C.C WORK IN CEMENT CONCRETE M-25
10. WEATHERING COURSE LAID WITH PROPER SLOPE OVER R.C.C SLAB.

JOINERY DETAIL

ED	DOOR	1.83 x 2.13
D1	DOOR	0.91 x 2.13
D2	DOOR	0.76 x 2.13
W	WINDOW	1.83 x 1.37
V1	VENTILATOR	1.00 x 1.00
V2	VENTILATOR	1.00 x 0.60

SCALE - 1 : 100

ALL DIMENSION ARE IN METRE

COLOR INDEX :-

PROPOSED	
BOUNDARY	
ROAD	

NOTE:

- 1. MULTI TYPE FIRE FIGHTER
- 2. FIRE EXTINGUISHER

KVP'S PROPERTY DEVELOPERS PVT. LTD.

Director

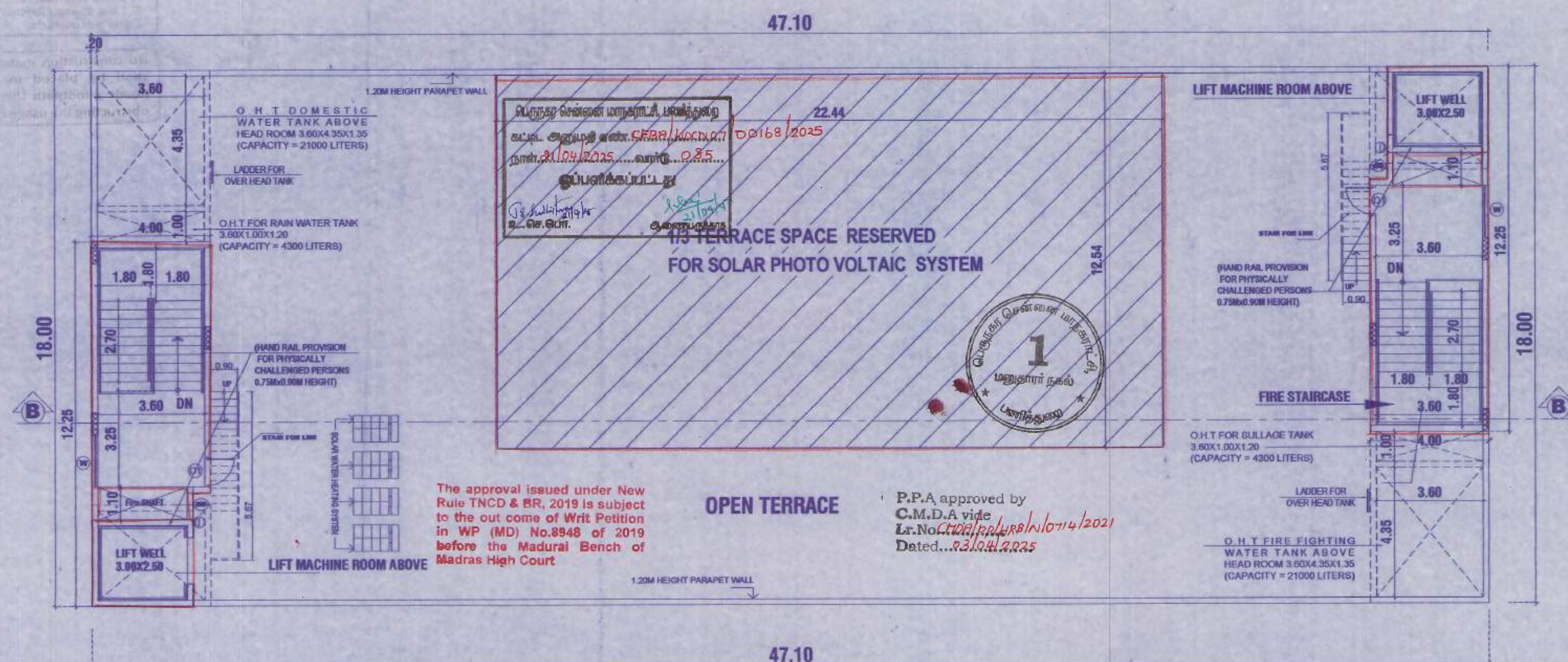
LESSEE SIGNATURE :-

Dr. J. SURESH, M.E., MIE, Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Multi Street,
Uthandi, Chennai - 600 115.
Reg. No. SE/1/2024/2/0014
Reg. No. RSE100302019
Reg. No. COLDIST/SE/1/2024/07/005

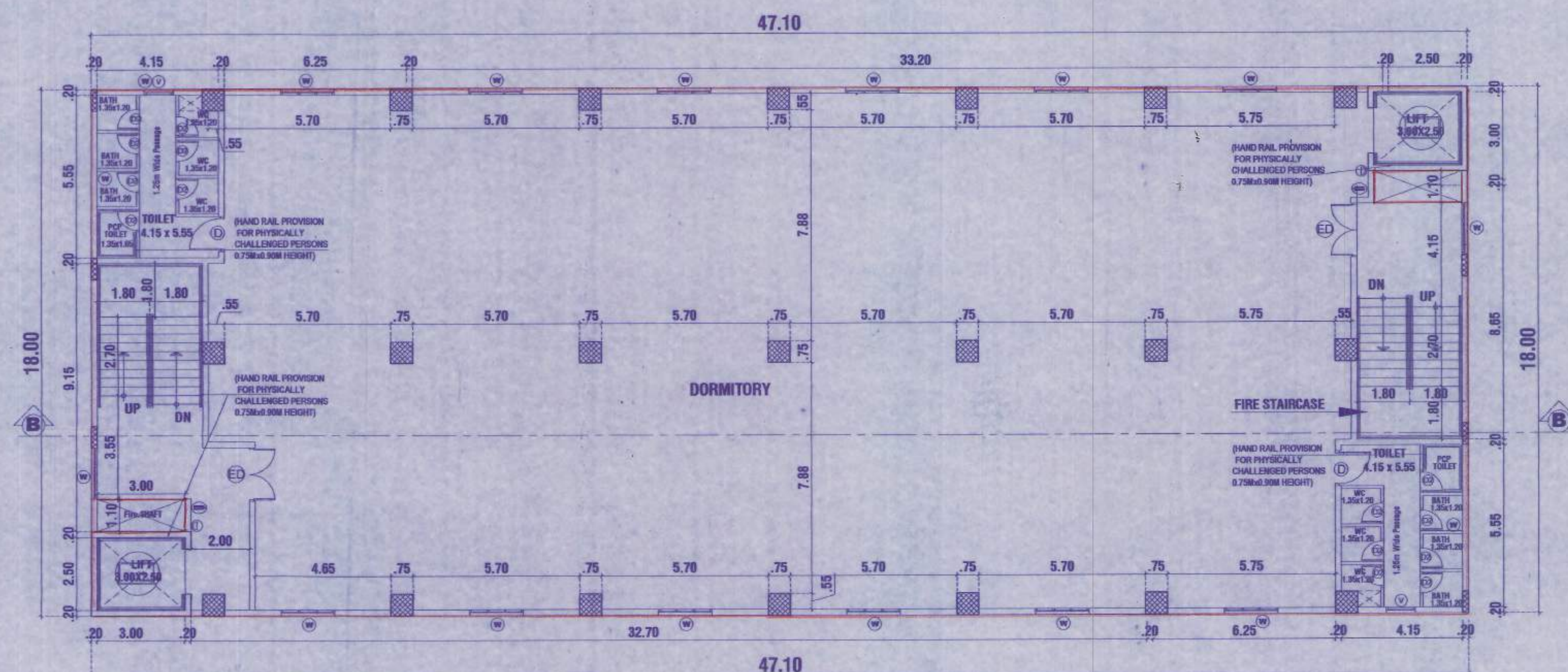
STRUCTURAL SIGNATURE :-

H. SATHAN MOOHI
CMDA Regd No: RA/Gr. 1/19/05/218
DTCP Regd. No: COLRGNRA/Gr-J/2019/12/000
G.C.C. No: RA/01302018
Rgn. No: CA/2015/07810
Plot No. 48, Kamaraj Nagar,
Periyas Mathur, Chennai-600 068.
Ph: 9171090007
Email: shroekapiladesigns@gmail.com

ARCHITECTS SIGNATURE:-



TERRACE FLOOR PLAN BLOCK-B



TYPICAL FLOOR PLAN BLOCK-B
(2nd To 8th Floor)

JOINERY DETAIL		
D1	DOOR	2.44 x 2.13
D2	DOOR	1.83 x 2.13
D3	DOOR	1.22 x 2.13
D4	DOOR	0.91 x 2.13
W1	WINDOW	2.44 x 1.37
W2	WINDOW	1.83 x 1.37
V1	VENTILATOR	2.44 x 0.60
V2	VENTILATOR	1.22 x 0.60

SCALE - 1 : 100

ALL DIMENSION ARE IN METRE

COLOR INDEX :-

PROPOSED

BOUNDARY

BOUNDARY
ROAD

NOTE:

 — MULTI TYPE FIRE FIGHTER

○

●

For KVPS PROPERTY DEVELOPERS PVT. LTD

3 Points

LESSEE SIGNATURE :-



Dr. J. SURESH, M.F. M.F. Ph.D.

Structural Engineer
Plot No. 555, VCD Layout, Mullai Street

Uthandi, Chennai - 600 119.
 Tel. No. 664312021-2, 20214.

Reg. No. RSE100382019

STRUCTURAL SIGNATURE :-

01

7/11

H. SATHAKI & BOCHT

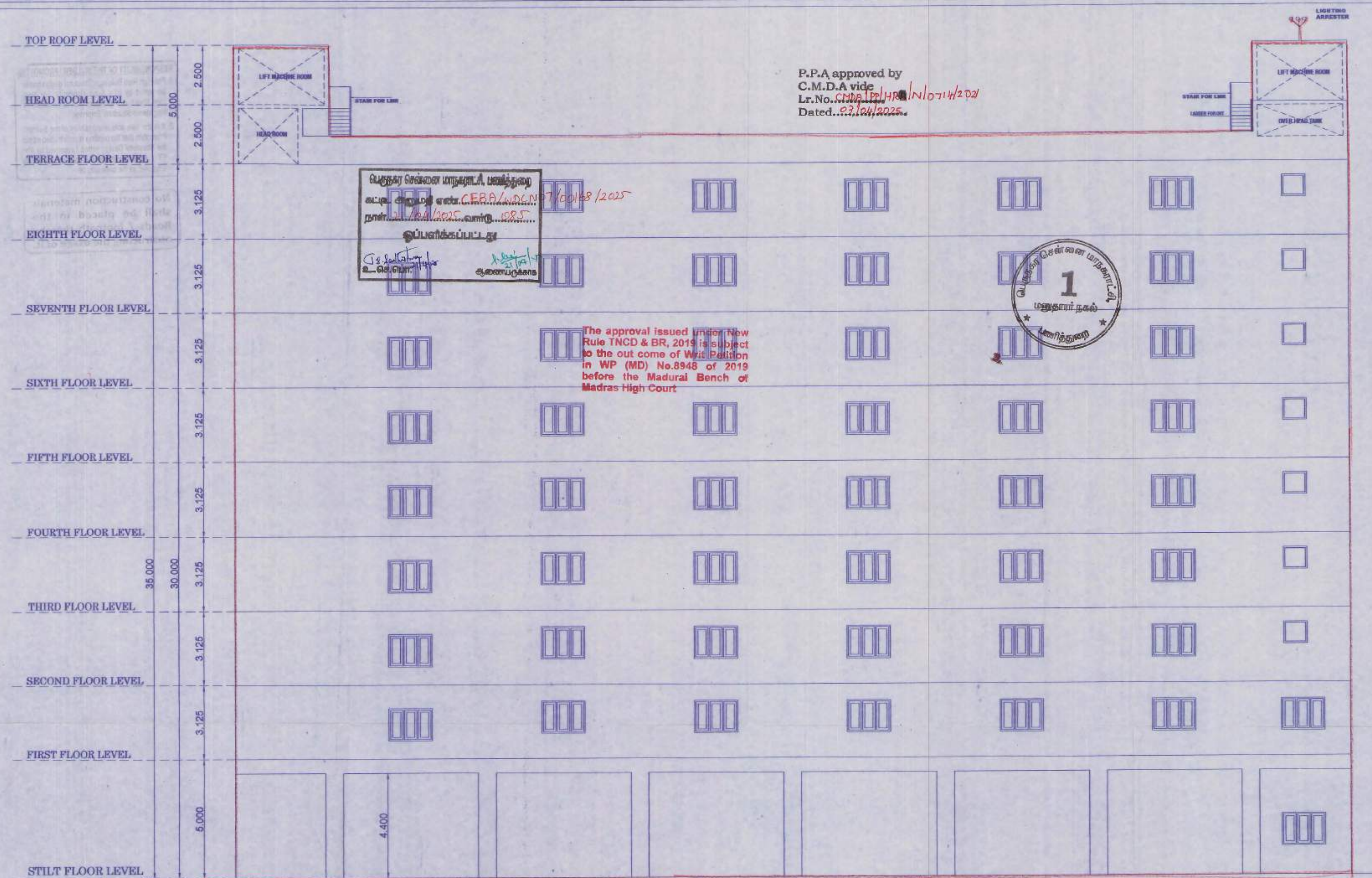
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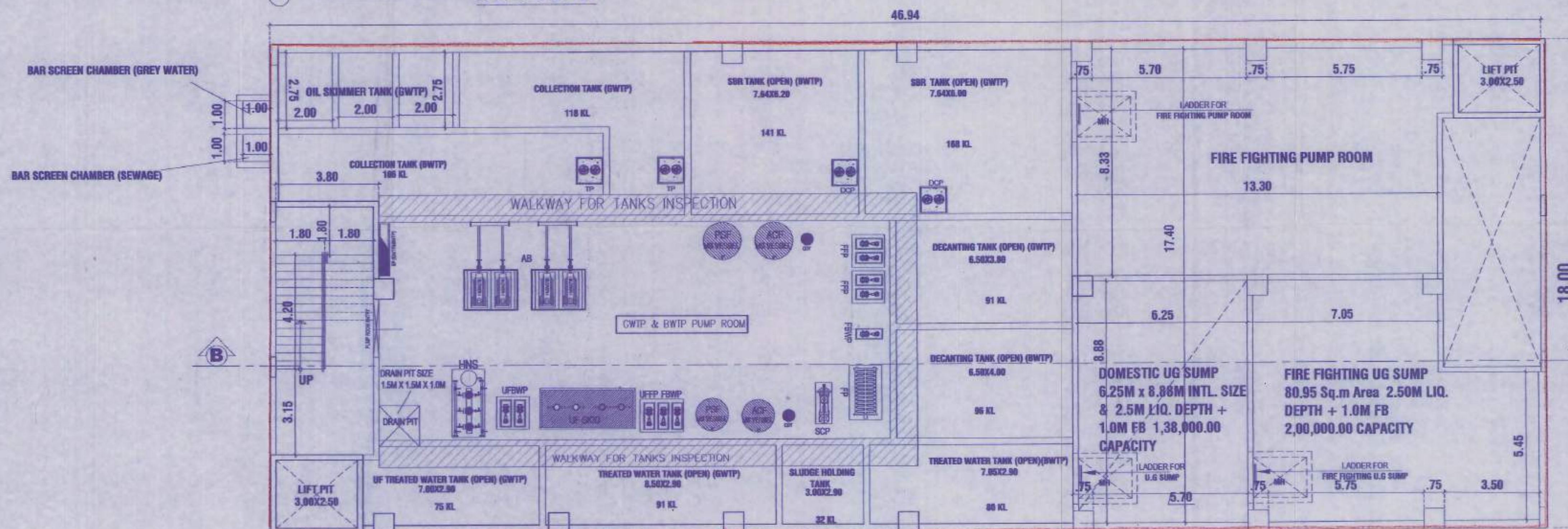
Plot No.48, Kamaraj Nagar,
Pariyathur, Chennai-600 058.

PH: 9171609007
Email: shreekapiladesigns@gmail.com

ARCHITECTS SIGNATURE:-



FRONT ELEVATION BLOCK-B



BASEMENT FLOOR PLAN BLOCK-B

P.P.A approved by
C.M.D.A vide
Lr.No. 100/100/2021/07/4/2021
Dated... 03/04/2025

TOP ROOF LEVEL

HEAD ROOM LEVEL

TERRACE FLOOR LEVEL

EIGHTH FLOOR LEVEL

SEVENTH FLOOR LEVEL

SIXTH FLOOR LEVEL

FIFTH FLOOR LEVEL

FOURTH FLOOR LEVEL

THIRD FLOOR LEVEL

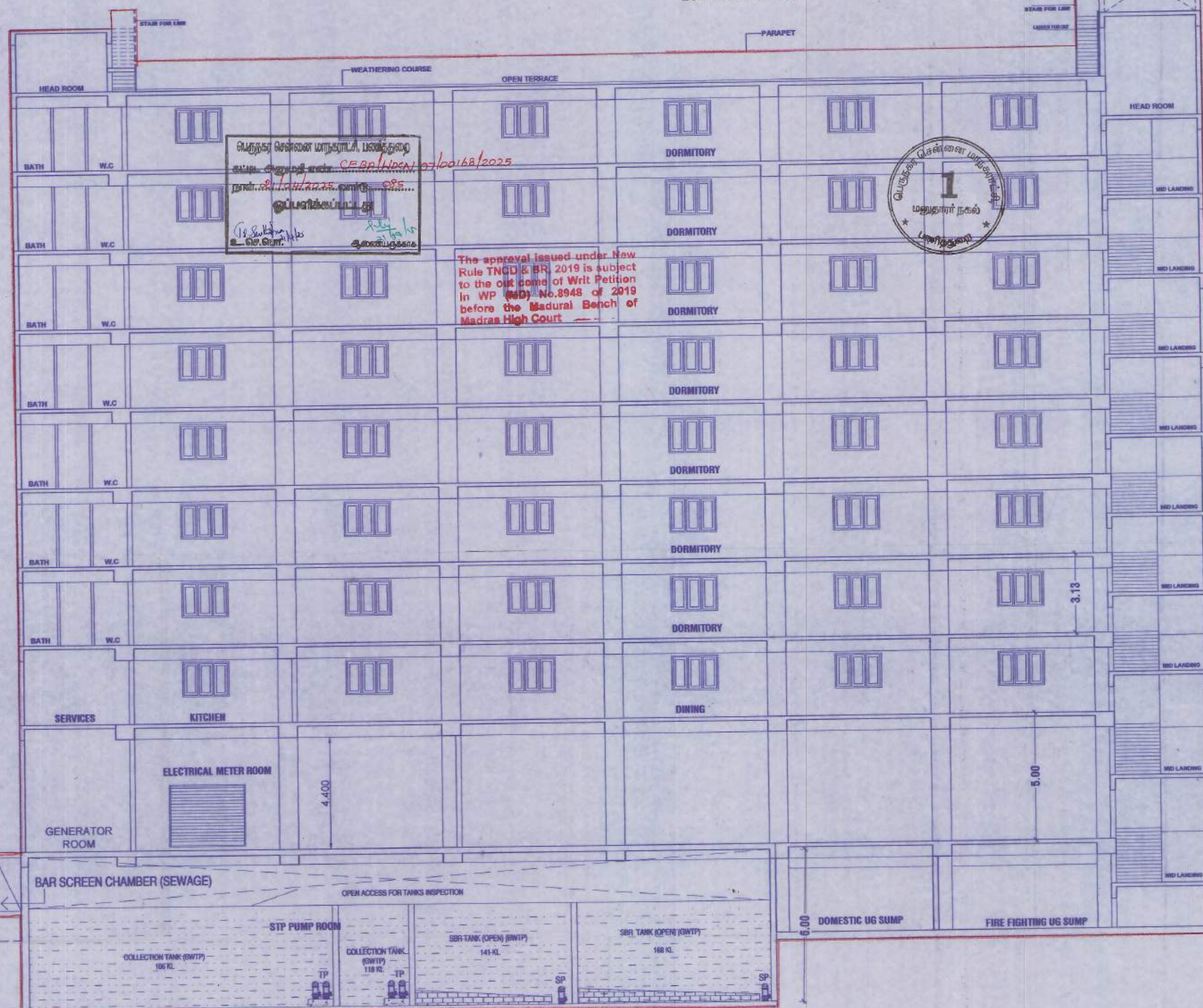
SECOND FLOOR LEVEL

FIRST FLOOR LEVEL

STILT FLOOR LEVEL

BASEMENT FLOOR LEVEL

STP ROOM FLOOR LEVEL



SECTION ON-BB
BLOCK-B

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUP DEVELOPMENT OF HIGH RISE COMMERCIAL BUILDINGS WITH 2 BLOCKS IN WHICH BLOCK- A: WITH EXTENDED BASEMENT FLOOR (MEANT FOR PARKING) + GROUND FLOOR + 1ST FLOOR TO 7TH FLOOR (FOR RETAIL SHOP USE) + 8TH FLOOR & 9TH FLOOR PART ARE FOR OFFICE SUE BUILDING, BLOCK - B: BASEMENT FLOOR (STP, SUMP & PUMP ROOM) + STILT FLOOR (MEANT FOR PARKING) + 1ST FLOOR (DINING HALL) + 2ND FLOOR TO 8TH FLOOR FOR DORMITORY USE AND MLCP (9 LEVEL WITH CAR PARKING 192 NOS) ABUTTING C.T.H.ROAD (FORMERLY M.T.H. ROAD) PADI, CHENNAI - 600 050, COMPRISED IN OLD S.NO:3/1,4/1&2 OF KAKAPALLAM VILLAGE, T.S.NOS:44/2, 44/3,45/1 & 46/2, BLOCK NO:81, WARD - E OF AMBATTUR TOWN, AMBATTUR TALUK, THIRUVALLUR DISTRICT, WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION, ZONE - VII, DIVISION - 84.

SPECIFICATIONS

1. R.C.C COLUMN, FOOTING OR PILES IN FOUNDATION.
2. COLUMNS ARE CONNECTED BY PUNTH BEAMS.
3. MOSAIC FLOORING / SPARTAX FLOORING.
4. BRICK WORK IN BASEMENT AND SUPER STRUCTURE IN C.M 1:5.
5. WALLS ARE PLASTERED BY CEMENT PLASTER.
6. JOINERY WORK IN TEAK AND COUNTRY WOOD.
7. UNTEL OVER OPENING.
8. ROOF COVERED BY R.C.C SLAB.
9. ALL R.C.C WORK IN CEMENT CONCRETE M-25.
10. WEATHERING COURSE LAID WITH PROPER SLOPE OVER R.C.C SLAB.

JOINERY DETAIL

D1	DOOR	2.44 x 2.13
D2	DOOR	1.83 x 2.13
D3	DOOR	1.22 x 2.13
D4	DOOR	0.91 x 2.13
W1	WINDOW	2.44 x 1.37
W2	WINDOW	1.83 x 1.37
V1	VENTILATOR	2.44 x 0.60
V2	VENTILATOR	1.22 x 0.60

SCALE - 1 : 100

ALL DIMENSION ARE IN METRE

COLOR INDEX :-

PROPOSED

BOUNDARY

ROAD

NOTE:

— MULTI TYPE FIRE FIGHTER

— FIRE EXTINGUISHER

For KVPS PROPERTY DEVELOPERS PVT. LTD

Director

LESSEE SIGNATURE :-

Dr. J. SURESH, M.E., M.I.E., Ph.D.
Structural Engineer
Plot No. 553, VCP Layout, Mullai Street,
Uthandi, Chennai - 600 139,
Reg. No. SE/1/2014/2/0014
Reg. No. RSE100302019
Reg. No. COL0157/SE/Gr-I/2024/07/005

STRUCTURAL SIGNATURE :-

H. SATHAKUR ROOHI
CMDA Regd No. RA/Gr. I/19/05218
OTCP Regd. No. COLRGN/RA/Gr. I/2019/12060
G.C.C. No. RA/10/180019
Regn. No. CA/2015/87818
Plot No. 48, Kamarej Nagar,
Periya Mathur, Chennai-600 068.
Ph: 9171809007
Email: shreekapiladesigns@gmail.com

ARCHITECTS SIGNATURE:-

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](#)



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



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.

