

SLUM CLEARANCE BOARD

T.D.NO.35C/2019
(G-5) FLOORS (12 UNITS / FLOOR).
[72 UNITS/BLOCK]
T.D.NO.46/2019(G+5) FLOORS (10UNITS/FLOOR).
[60 UNITS/BLOCK]

PLAN SHOWING THE PROPOSED RECONSTRUCTION GROUP DEVELOPMENT OF BLOCK A GROUND FLOOR + 5 FLOORS RESIDENTIAL BUILDING WITH 72 DWELLING UNITS, BLOCK B GROUND + 5 FLOORS RESIDENTIAL BUILDING WITH 60 DWELLING UNITS TOTALLY 132 AFFORDABLE HOUSING UNIT AT JAMALIA LANE, COMPRISED IN OLD S.NO.78/2,T.S.NO.52, BLOCK NO.10, MADURAI SWAMY MADAM STREET, WARD 1 OF SEMBIUM VILLAGE, PERAMBUR TALUK WITHIN THE LIMIT OF GREATER CHENNAI CORPORATION.

REFERENCE:

ADOPTED T.D. NO.	TYPE-A	TYPE-B
35C / 2019,46/2019	G+5	G+5
NO. OF FLOORS	12 Nos.	10 Nos.
PLINTH AREA / UNIT	38.44	37.31
NO. OF UNITS / FLOOR	1 No.	1 No.
NO. OF BLOCKS	72 Nos.	60 Nos.
NO. OF UNITS / BLOCK	72 Nos.	60 Nos.
TOTAL NO. OF UNITS	72 Nos.	60 Nos.

TOTAL NO. OF TENEMENTS (72+60) 132 Nos.

AREA STATEMENT:

PLOT EXTENT (as per Document)	- 2520.5 sq.m.
PLOT EXTENT (as per DRAWING)	- 2431.64 sq.m.
DENSITY	- 542.84 units/Hect.
FLOOR SPACE INDEX (FSI)	- 1.98
PLOT COVERAGE	- 34.31%

FLOOR WISE AREA DETAILS:

USAGE	G.FLOOR	F.FLOOR	S.FLOOR	T.FLOOR	F.FLOOR	F.FLOOR	TOTAL
	In sq.m.	In sq.m.	In sq.m.	In sq.m.	In sq.m.	In sq.m.	In sq.m.
Residential Units (TYPE A)	461.02	461.02	461.02	461.02	461.02	461.02	2766.12
Residential Units (TYPE B)	372.76	372.76	372.76	372.76	372.76	372.76	2236.56
TOTAL	833.78	833.78	833.78	833.78	833.78	833.78	5002.68

LAND USE DETAILS:

Sl.No.	LANDUSE	EXTENT in sq.m	% OF LAND	NOTATION
1.	RESIDENTIAL	1159.43	47.68 %	
2.	CPS	382.44	15.72 %	
3.	PUBLIC PURPOSE	110.03	4.52 %	
4.	VEHICLE PARKING	261	10.73%	
5.	VEHICULAR ACCESS WAY	518.74	21.33 %	
TOTAL		2431.64	100.00 %	

SOLAR CALCULATION DETAILS:

NO. OF TENEMENTS	: 132 Nos.
NO. OF PERSONS/FAMILY	: 5.0 Persons.
TOTAL NO. OF PERSONS	: 660 Nos.
REQUIRED WATER FOR IPERSION	: 60 Lit/Day
TOTAL WATER REQUIREMENT(660 x 60)	: 39600 Lit /Day
ONE SOLAR CAPACITY	: 3000 Lit
REQUIRED SOLAR (39600/3000)	: 13 Nos.

VEHICLE PARKING AREA DETAILS:

No. of Parking Required (132+13)	- 145 Nos.
No. of Parking Provided	- 145 Nos.
Parking lot size	- (1.00 x 1.80) m.
Area/Parking lot	- 1.80 sq.m.
TOTAL V.P AREA (145 x 1.80)	- 261 sq.m.

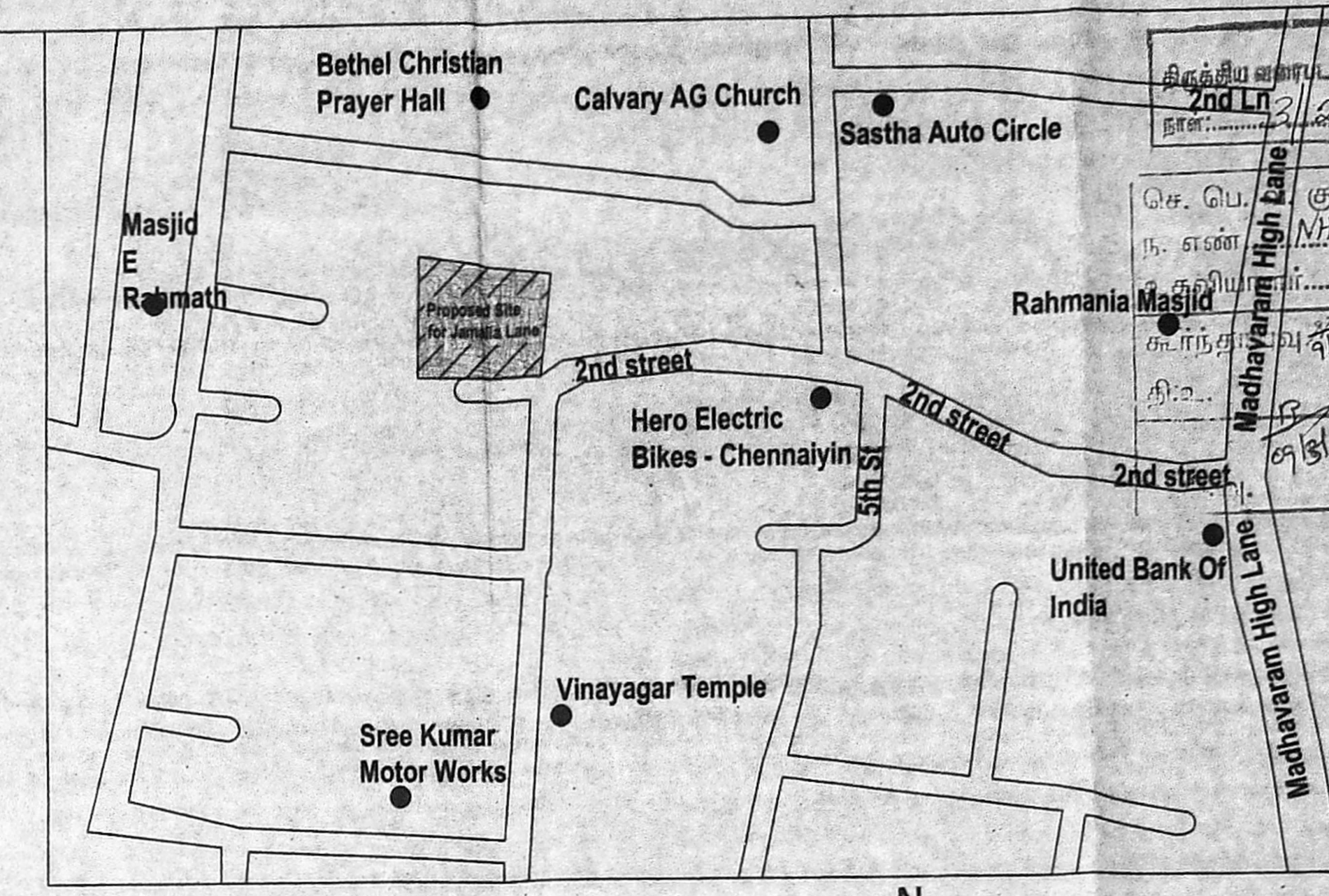
COLOUR CODE NOTATION

BOUNDARY (As per Document)	
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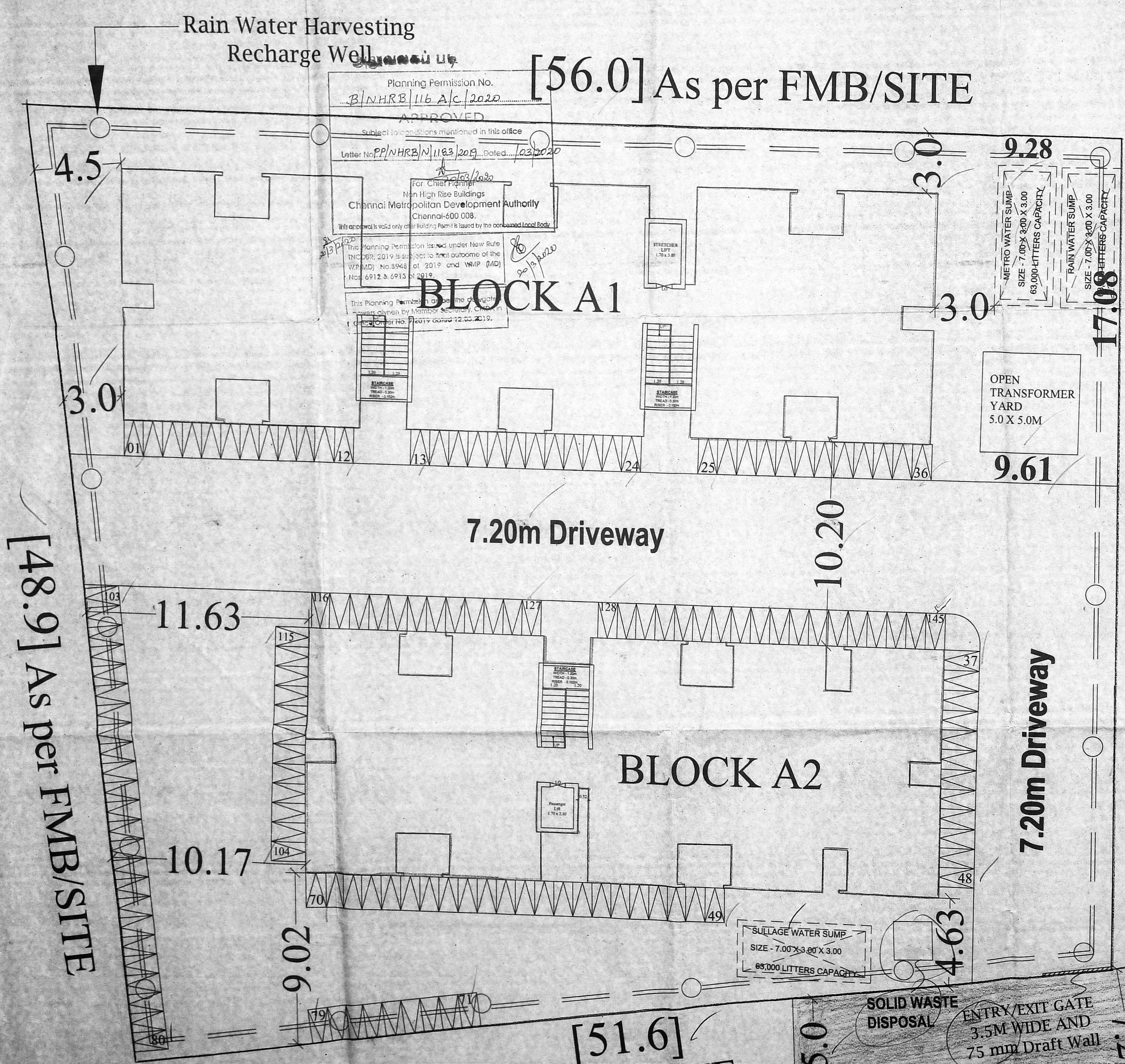
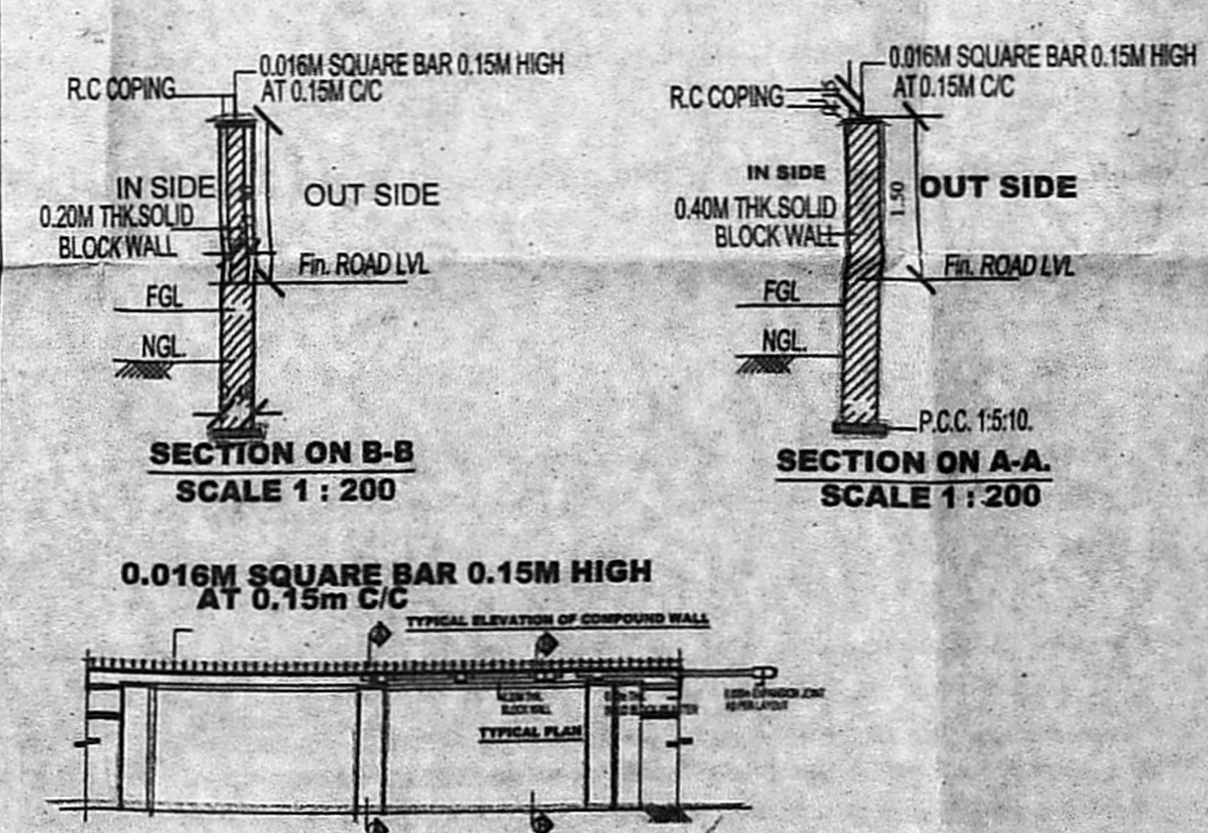
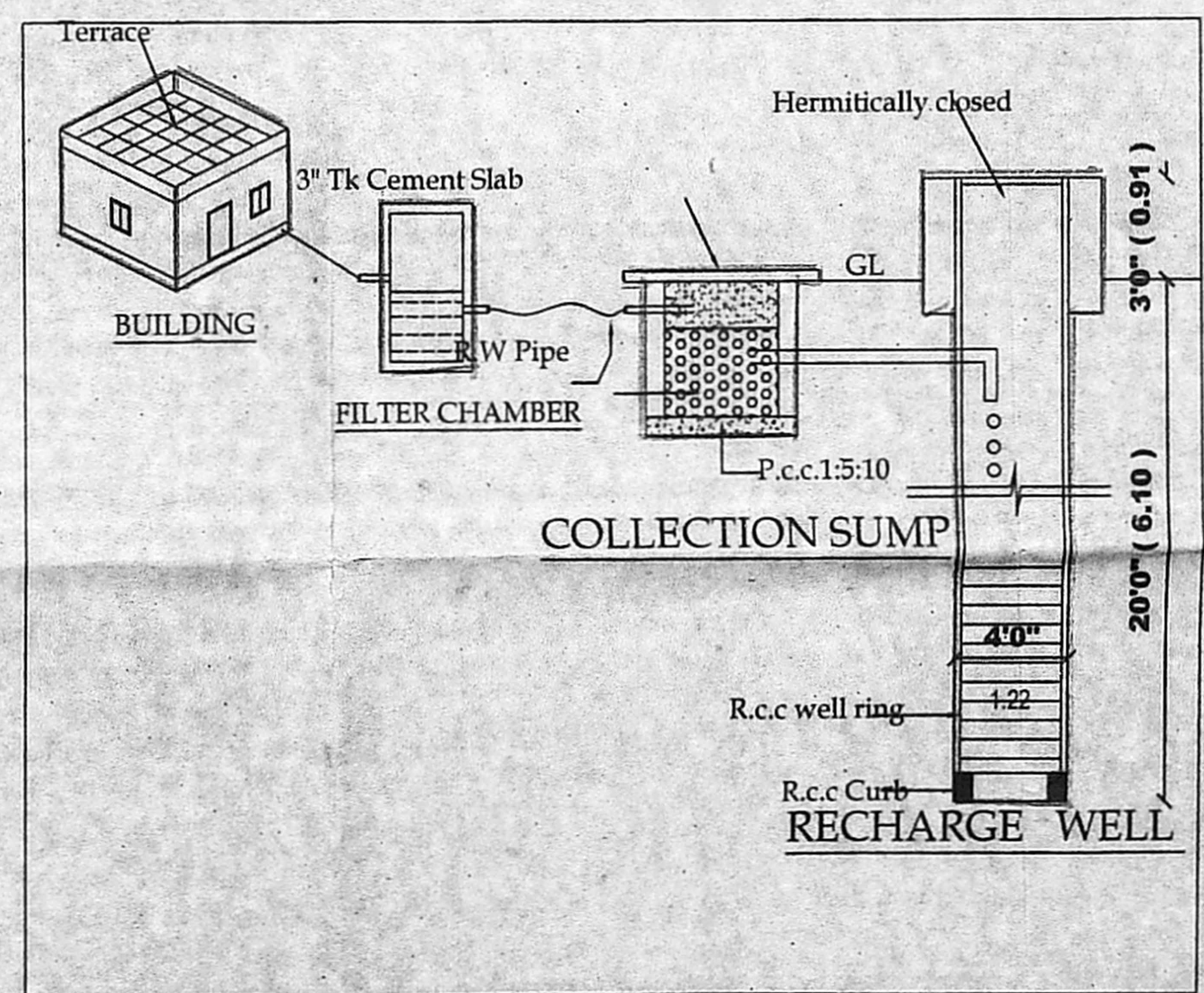
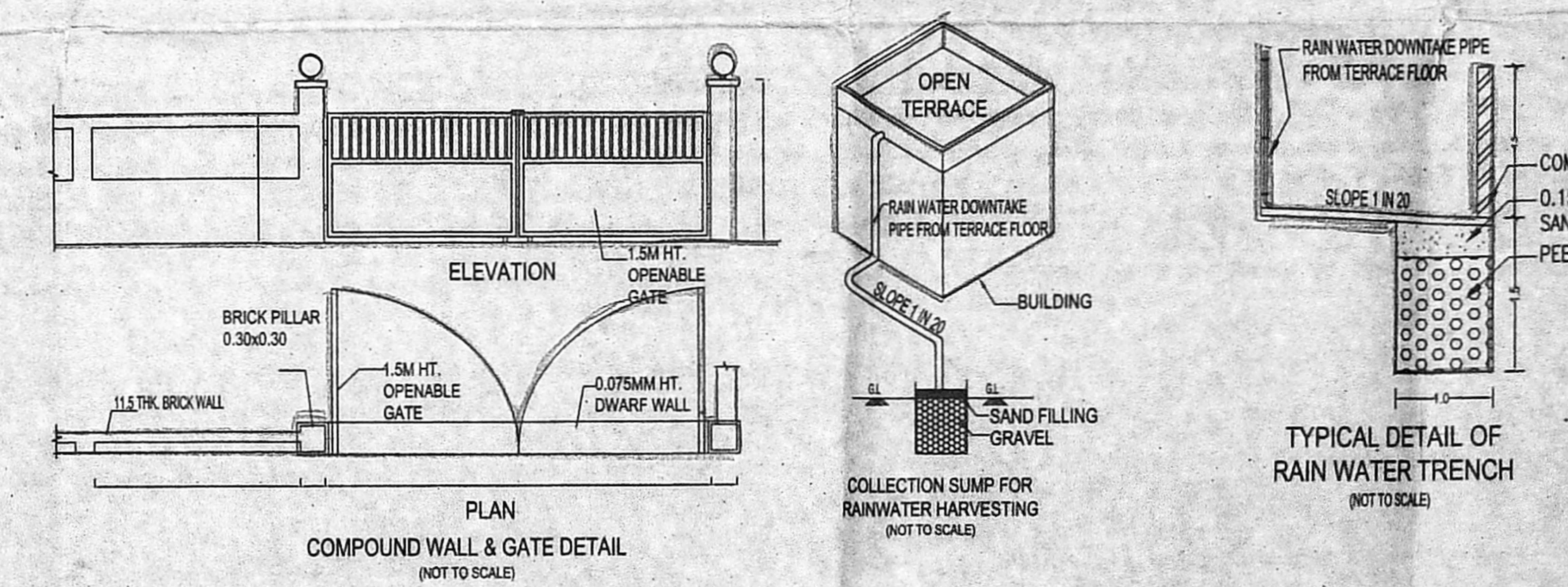
NOTE:
1. ALL DIMENSIONS ARE IN METER.
2. THE TYPE DESIGN TO BE ADOPTED FOR JAMALIA LANE SCHEME.

SCALE	PROJECT	JAMALIA LANE
1:100	DWG.TITLE	TYPE DESIGN
A0	DWG. NO.	TNSCB/SP/HFA/JL/T.D
	FILE LOC.	D/K/JAMALIA LANE

TECHNICAL ASSISTANT ARCHITECT
PLANNING ASSISTANT ASSISTANT PLANNER
EXECUTIVE ENGINEER
STRUCTURAL ENGINEER
SENIOR PLANNER
CHIEF ENGINEER



KEY PLAN (NOT TO SCALE)

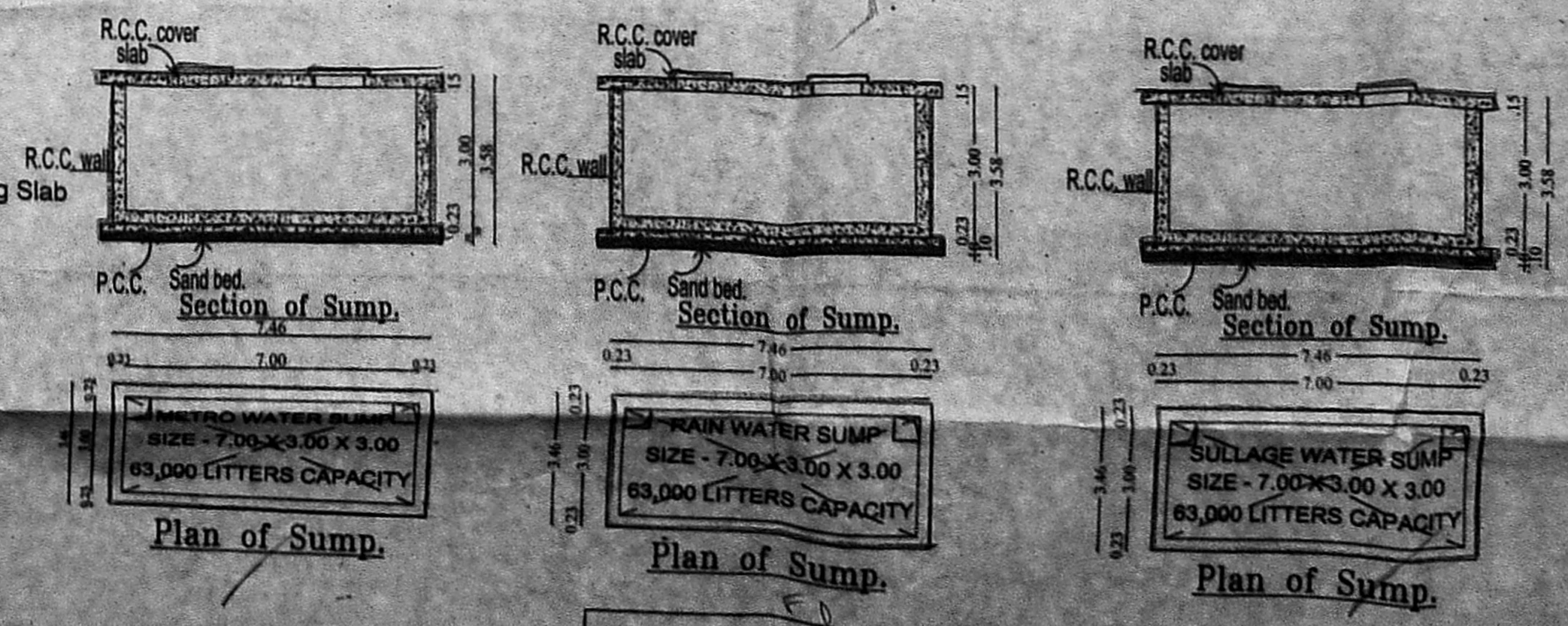
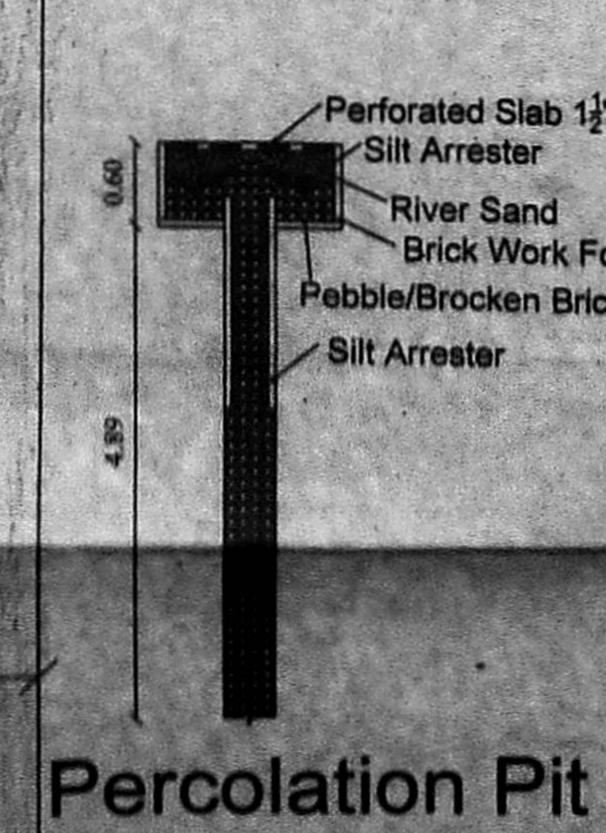


[48.9] As per FMB/SITE

[56.0] As per FMB/SITE

[41.8] As per FMB/SITE

[51.6] As per FMB/SITE



EXECUTIVE ENGINEER
STRUCTURAL ENGINEER
SENIOR PLANNER
CHIEF ENGINEER

T.D.NO. 35C/2019
(BLOCK - A1)
(GROUND+5 FLOORS)
(12 DWELLING UNIT / FLOOR)
(72 DWELLING UNIT / BLOCK)

TAMIL NADU SHEET : 2/3
SLUM CLEARANCE BOARD

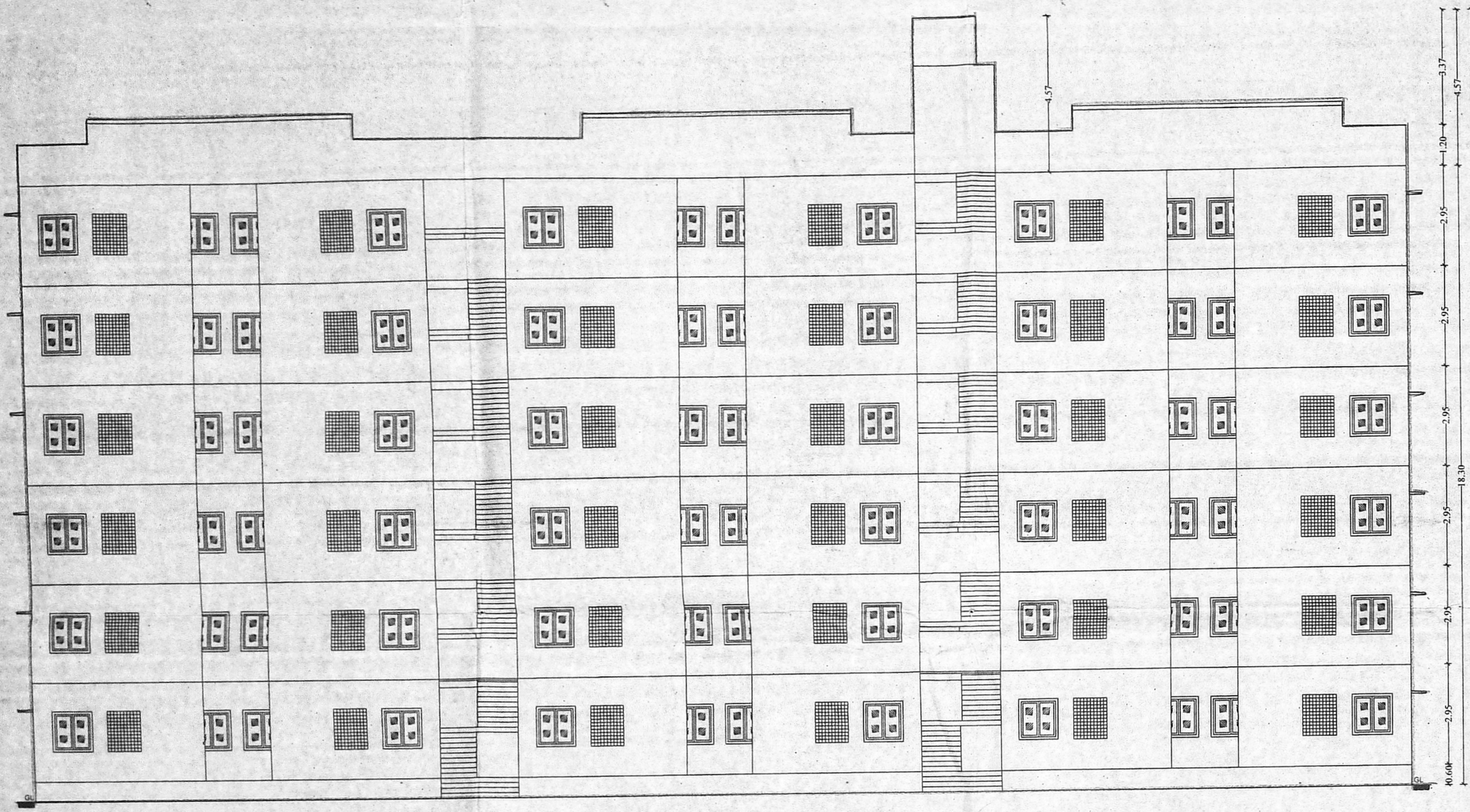
PLAN SHOWING THE PROPOSED RECONSTRUCTION GROUP DEVELOPMENT OF BLOCK A GROUND FLOOR + 5 FLOORS RESIDENTIAL BUILDING WITH 72 DWELLING UNITS, BLOCK B GROUND + 5 FLOORS RESIDENTIAL BUILDING WITH 60 DWELLING UNITS TOTALLY 132 AFFORDABLE HOUSING UNITS AT JAMALIA LANE, COMPRISED IN OLD S.NO.78/2, T.S.NO.52, BLOCK NO.10, MADURAI SWAMY MADAM STREET, WARD 1 OF SEMBIUM VILLAGE, PERAMBUR TALUK WITHIN THE LIMIT OF GREATER CHENNAI CORPORATION.

SCHEDULE OF JOINERIES

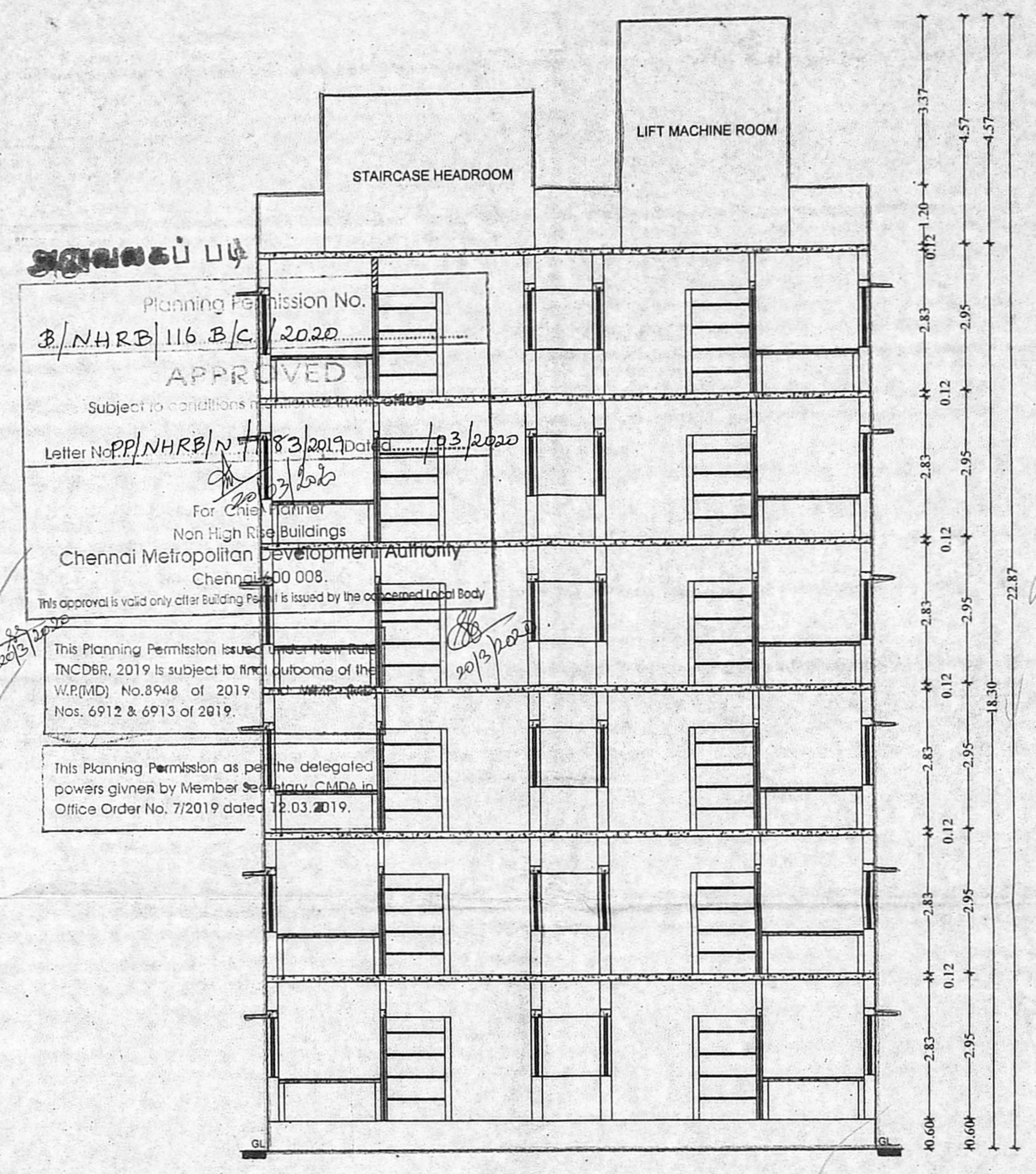
TYPE	DESCRIPTION	SIZE
D1	Solid core flush door	0.90 x 2.10
D2	Solid core PVC door	0.75 x 2.10
O	OPENING	0.75 x 2.10
O1	OPENING	1.00 x 2.10
W	UPVC sliding Window	1.20 x 1.20
G	GRIL	1.00 x 1.20
V	UPVC VENTILATOR	0.60 x 0.60

AREA DETAILS:

PLINTH AREA / UNIT (INCLUDING COMMON AREA)	- 38.42 sq.m
COMMON AREA / UNIT	-- 6.32 sq.m
PLINTH AREA / UNIT (INCLUDING COMMON AREA)	- 32.12 sq.m
CARPET AREA / UNIT	- 26.34 sq.m

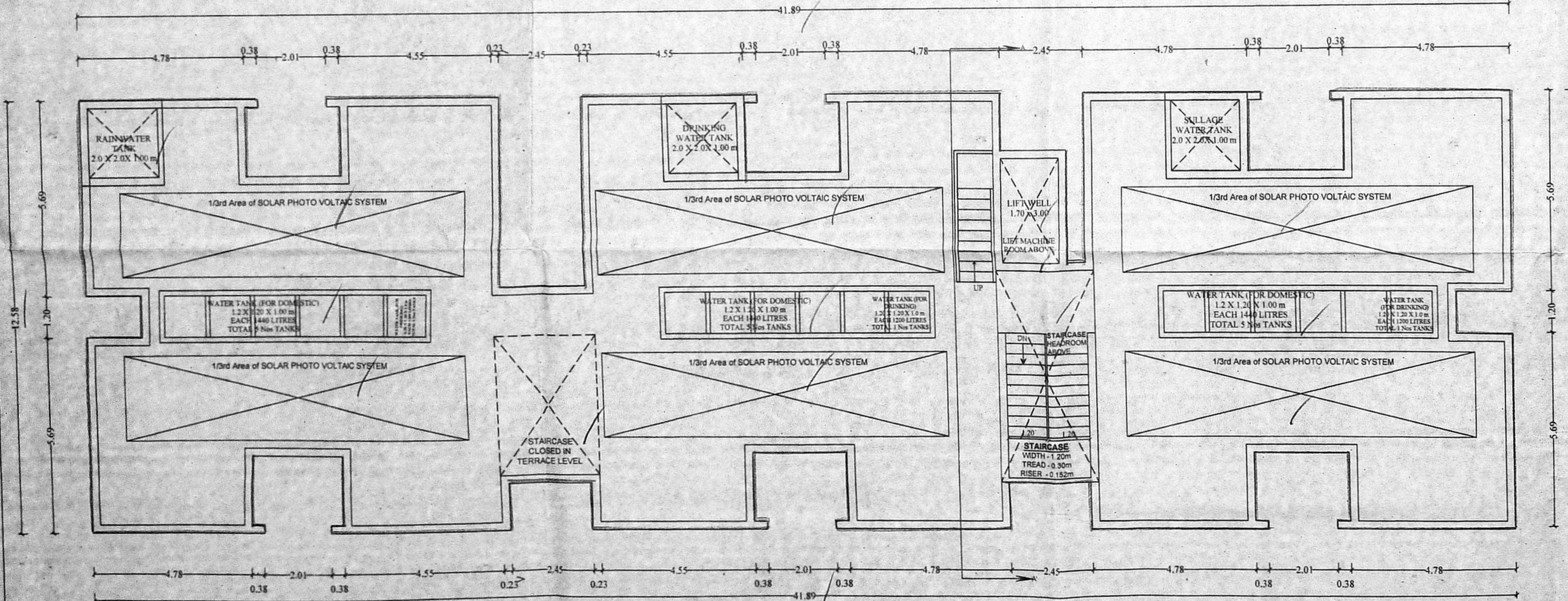


FRONT ELEVATION

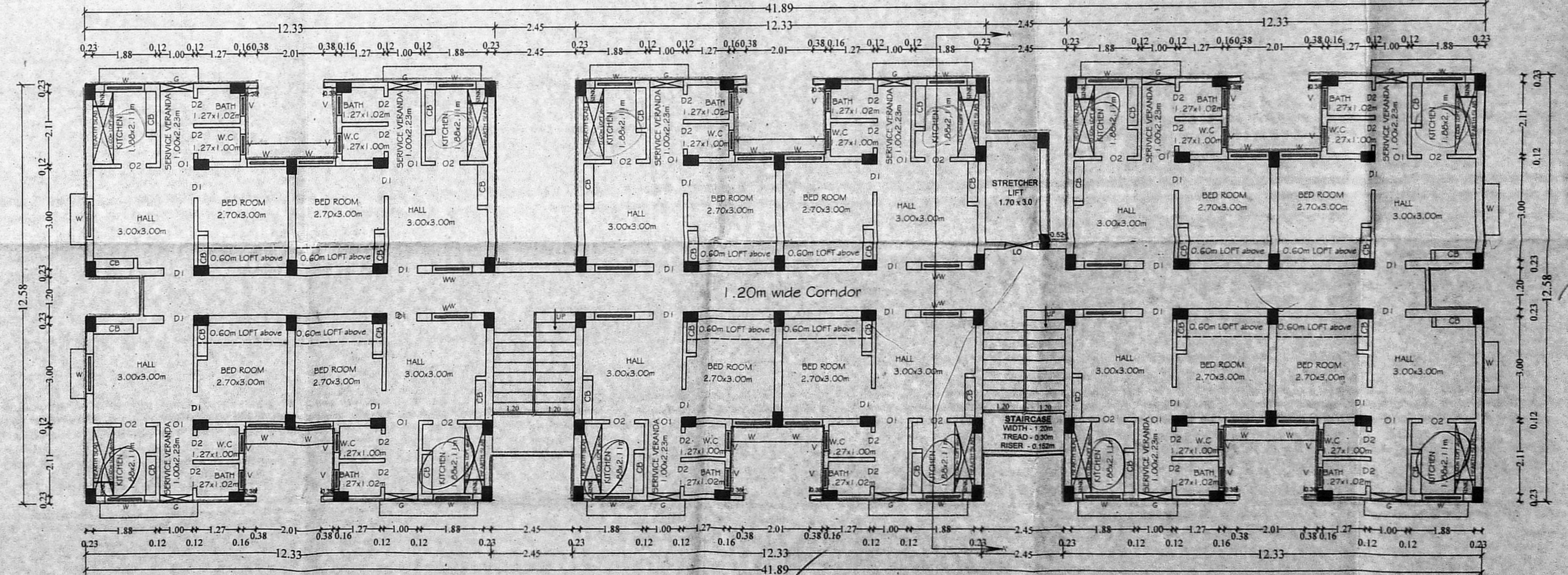


SECTION - AA'

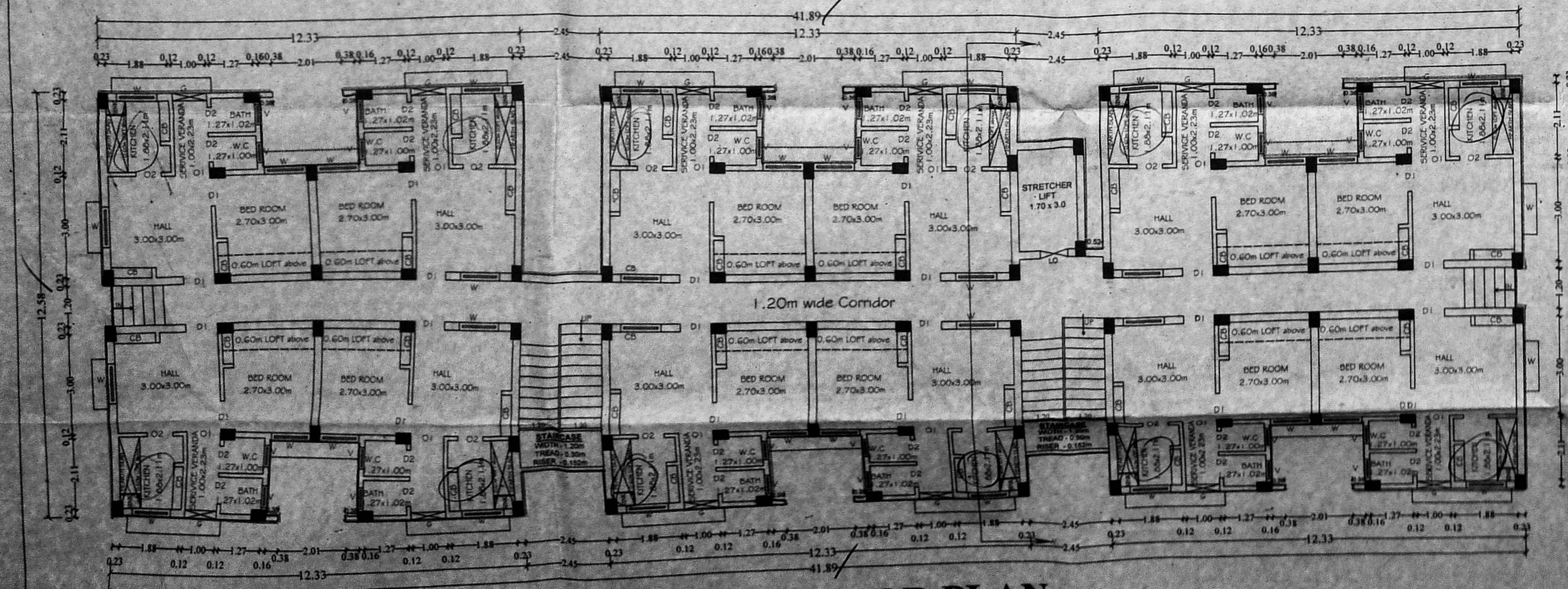
Planning Permission No. 3/NHRB/116 B/C/2020 APPROVED
Subject: 12 Dwelling Units per Floor
Letter No: PPNHRB/N/116 B/C/2020 dated 03/02/2020
For Class: Non High Rise Building
Chennai Metropolitan Corporation, Chennai-600 008.
This Planning Permission is valid only for the Building Plan as issued by the competent authority.
This Planning Permission is subject to the provisions of the W.P.P.D. No.8948 of 2019 Nos. 4912 & 4913 of 2019.
This Planning Permission as per powers given by Member Secy, Office Order No. 72019 dated 11/03/2019.



TERRACE FLOOR



TYPICAL FLOOR PLAN I, II, III, IV & V



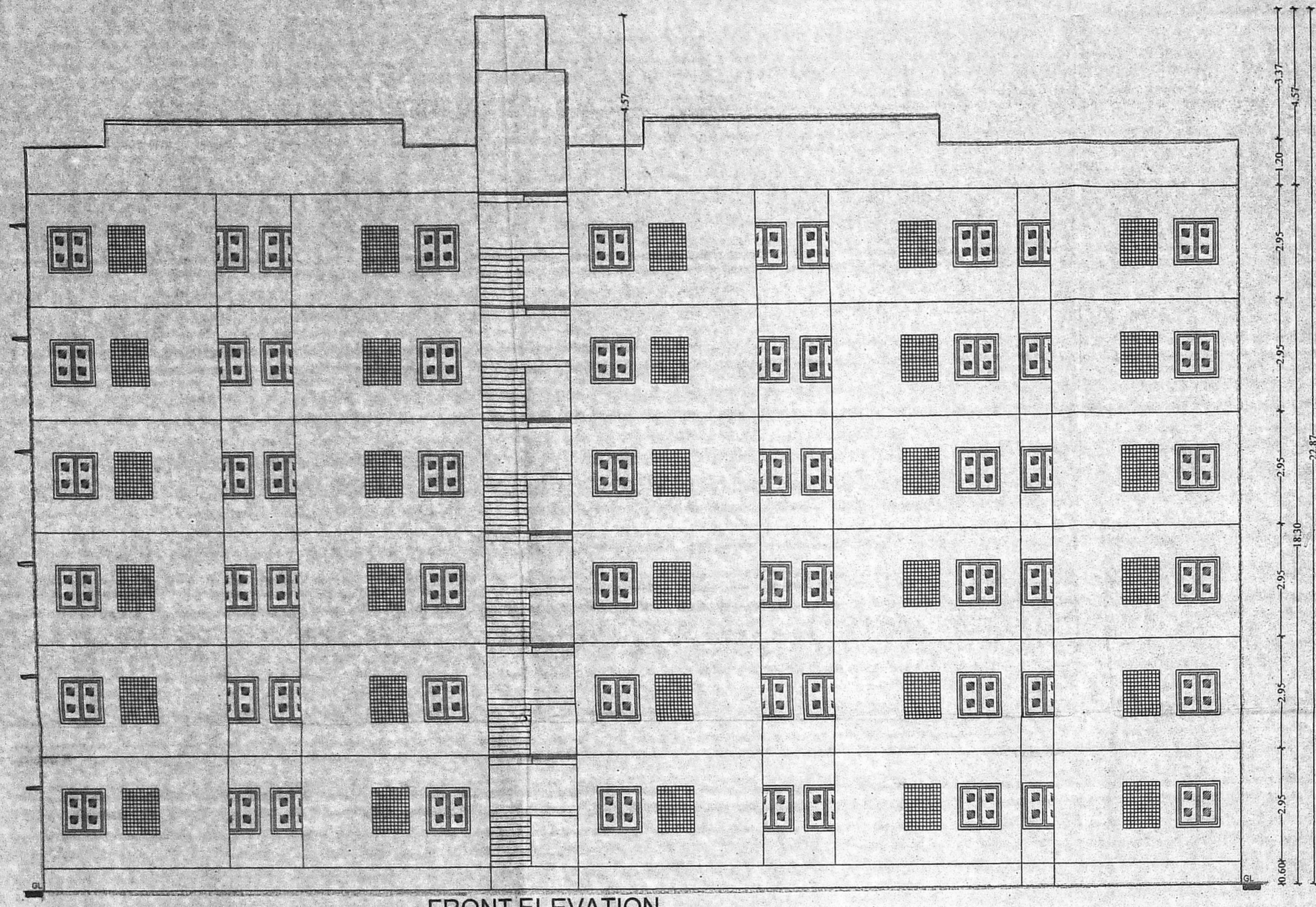
GROUND FLOOR PLAN

NO	DATE	REVISION	PROP	CHKD	DEALT	APPD.

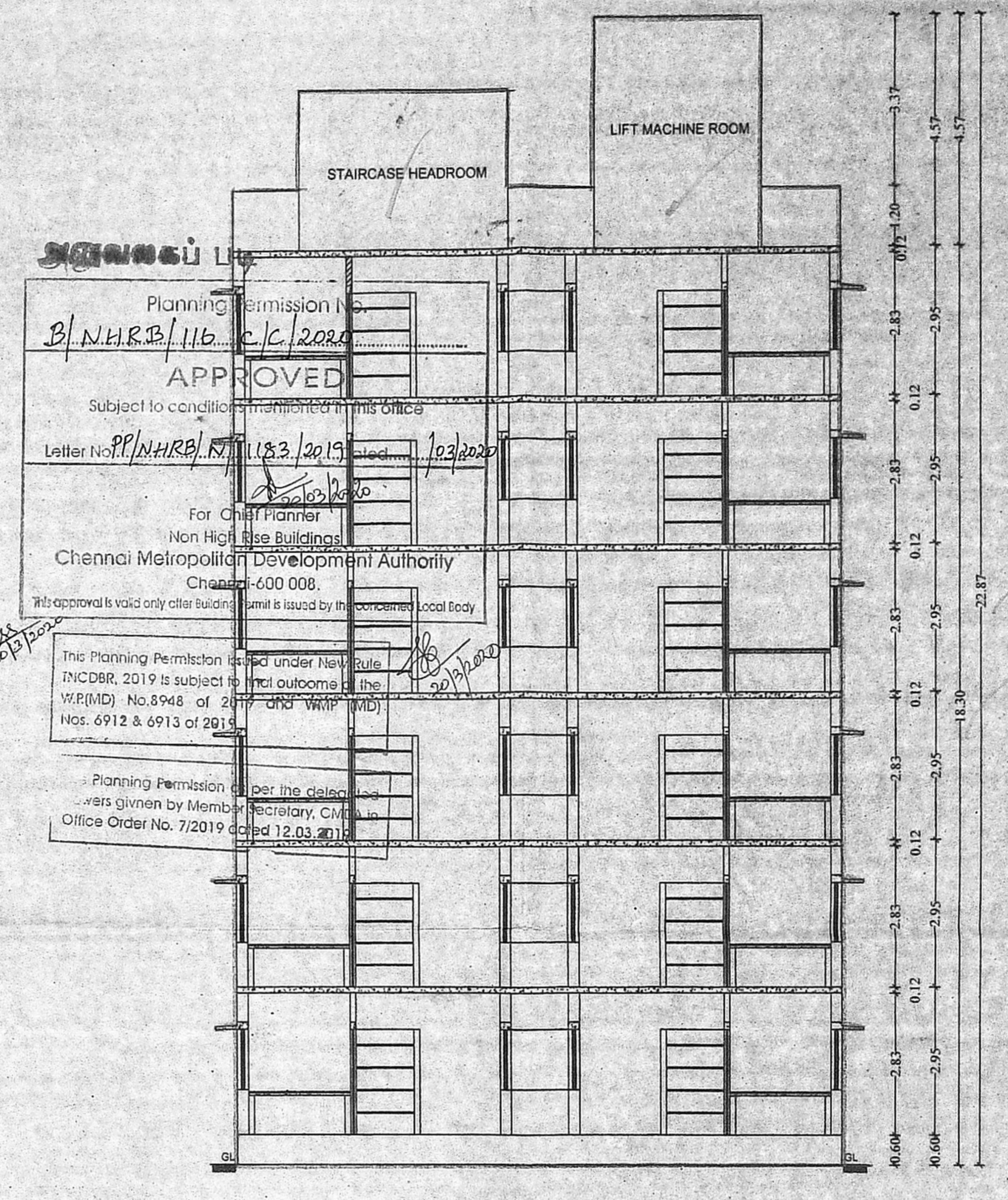
NOTE:
1. ALL DIMENSIONS ARE IN METER.
SCALE 1:100 PROJECT JAMALIA LANE
SIZE A0 DWG. TITLE BUILDING PLAN
DWG. NO. TNSCB/SP/JL BUILDING PLAN REV. 00
FILE LOC. DKK/JAMALIA LANE

TECHNICAL ASSISTANT ARCHITECT
PLANNING ASSISTANT ASSISTANT PLANNER
EXECUTIVE ENGINEER
EXECUTIVE ENGINEER
SENIOR PLANNER
CHIEF ENGINEER
TAMIL NADU SLUM CLEARANCE BOARD
No. 5, KAMARAJAR SALAI,
CHENNAI-600 005.

SLUM CLEARANCE BOARD
 T.D.NO. 46/2019
 (BLOCK - A2)
 (GROUND+5 FLOORS)
 (10 DWELLING UNIT / FLOOR)
 [60 DWELLING UNIT/BLOCK]



FRONT ELEVATION



SECTION - AA'

Planning Permission No. B/NHRB/116/PC/2019
 APPROVED
 Subject to conditions mentioned in this order.
 Letter No. PP/NHRB/RT/116/3/2019 dated 10/3/2019
 For Chief Planner
 Non High Rise Building
 Chennai Metropolitan Development Authority
 Chennai-600 006
 The Planning Permission is issued under the provisions of the Chennai Metropolitan Act, 1920 and the Chennai Metropolitan Development Authority Act, 1971.
 The Planning Permission is valid for a period of 3 years from the date of issue of this order.
 Office Order No. 7/2019 dated 12.03.2019

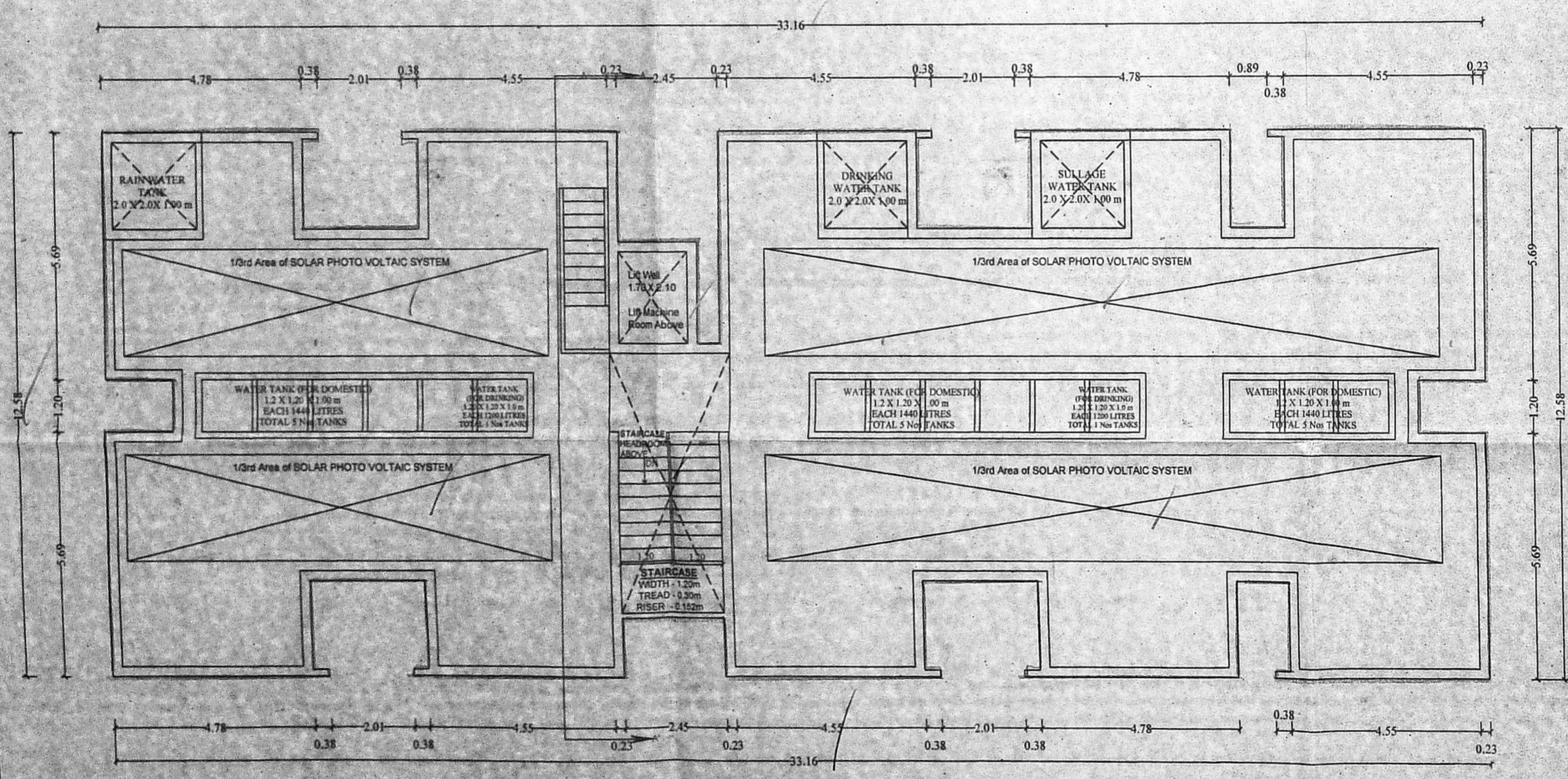
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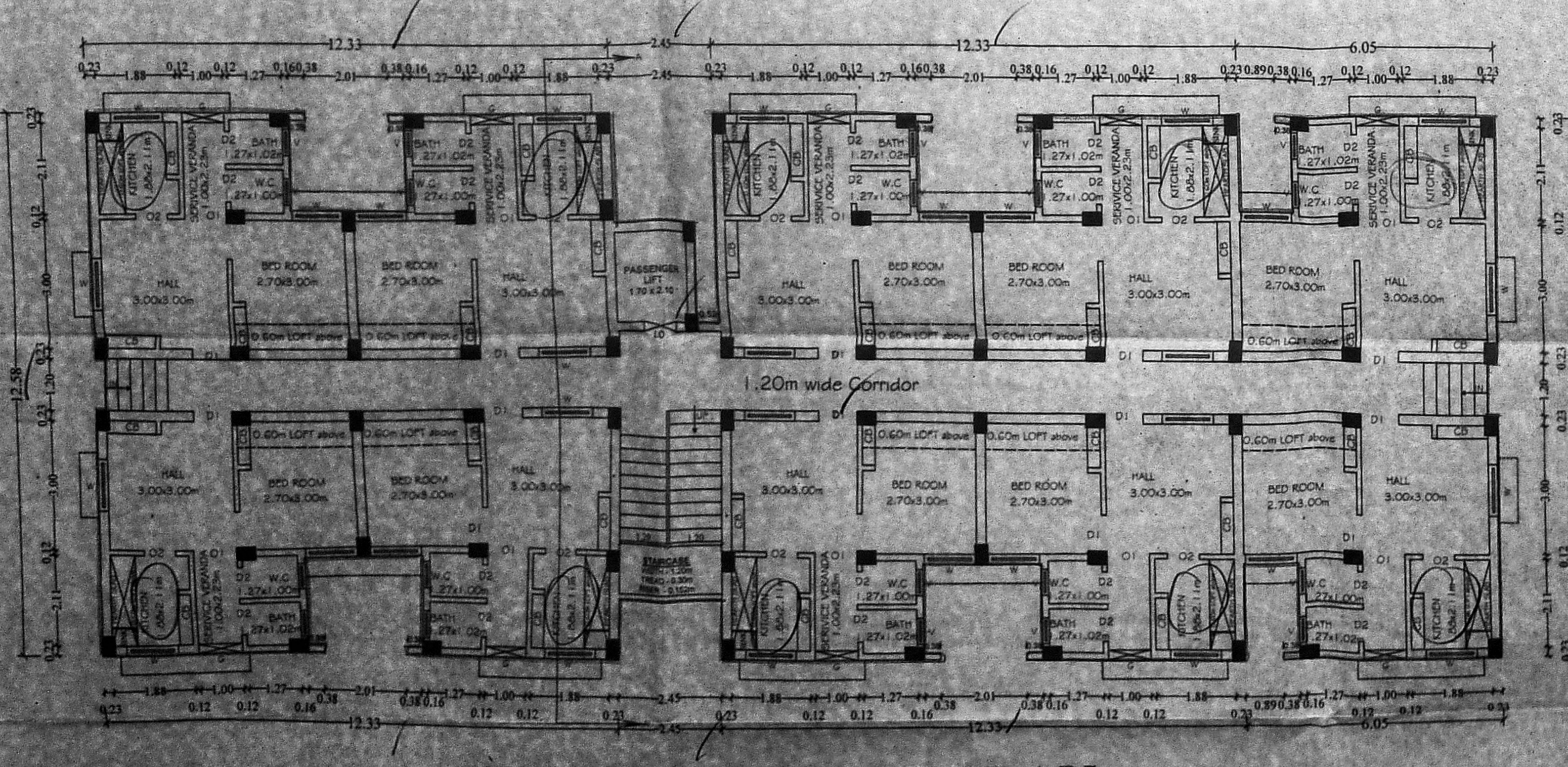
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AREA DETAILS:

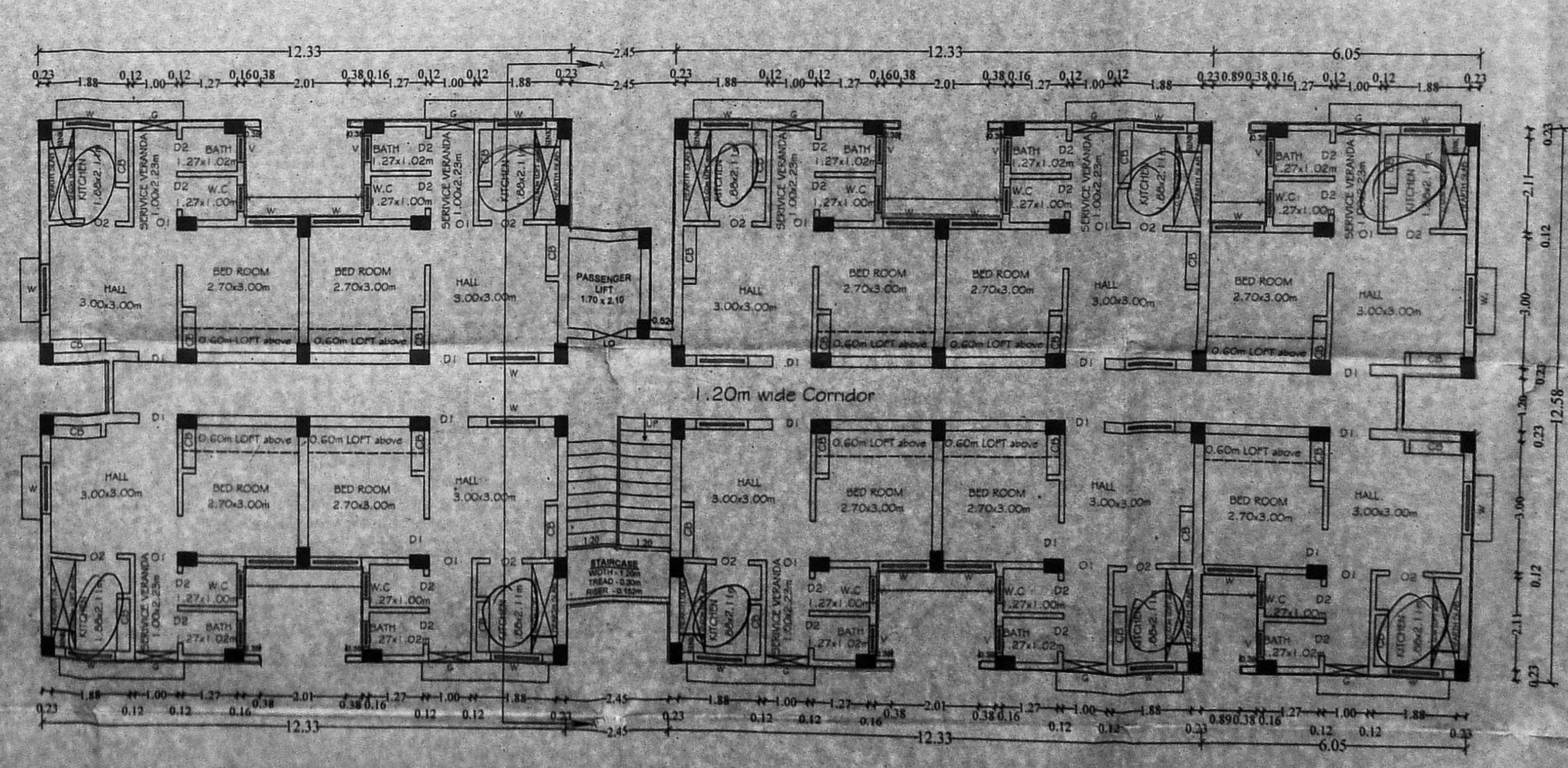
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TERRACE FLOOR



GROUND FLOOR PLAN



TYPICAL FLOOR PLAN I, II, III, IV & V

NO	DATE	REVISION	PROP. CHKD/DEALT. APPD.

NOTE:
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 DWG. NO. TNSCB/SP/L/BUILDING PLAN REV. 00
 FILE LOC. D/KK/JAMALIA LANE

TECHNICAL ASSISTANT ARCHITECT
 PLANNING ASSISTANT ASSISTANT PLANNER
 EXECUTIVE ENGINEER Tamil Nadu Slum Clearance Board
 EXECUTIVE ENGINEER STRUCTURAL ENGINEER
 SENIOR PLANNER CHIEF ENGINEER
 U. MANIMEKALAM I.A.M.A. I.P.P. I.P.P.
 TAMIL NADU SLUM CLEARANCE BOARD,
 No. 5, KAMARAJ STREET, CHENNAI-600 006