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Official Property Record

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S&P Foundations Private Limited Rep By its Managing Director Mr S. Prabakar Date: 14-11-2024

Regd. Office at 4th Floor, No.7, City Towers, 3rd Cross Street, Kasturibai Nagar,

System Generated Auto Assessment for Height Clearance

1. Airports Authority of India (AAI) in pursuance of responsibility conferred by and as per the provisions of Govt. of India (Ministry of Civil Aviation) order GSR 751 (E) dated 30th Sep. 2015 for Safe and Regular Aircraft Operations has assessed the site data filled by the applicant.

2. Assessment details for Height Clearance:

NOC ID :	**CHEN/SOUTH/B/110624/1331704**
Applicant Name*	**P..Lalbahadursastri**
Site Address*	**Proposed construction of High Rise Residential Buildings, Wing-7, located at Vandalur Kelambakkam Road. Mambakkam Village, Comprised in S.Nos. 131/1A, 1B of Mambakkam Village and Old S.Nos. Nos.76/BPart,77/1,77/2Part,78/1,78/2,78/3,78/4,78/5,78/6,78/7A,78/7B,78/8,79,80/1,80/2Part,81A/9 and 81A/10, New S.Nos. 76/B1, 77/1, 2A, 78/1A, 2, 5, 8A, 79, 80/1, 2A, 81A/9, and 81A/10 of**
Site Coordinates*	**12 50 14.77N 80 09 24.21E, 12 50 14.37N 80 09 24.80E, 12 50 17.40N 80 09 26.23E, 12 50 16.99N 80 09 26.77E**
Site Elevation in mtrs AMSL as submitted by Applicant*	**20.2 M**
Type Of Structure*	**Building**

*As provided by applicant

Your site is located at a distance 17457 mts from ARP and lies in the grid U11 of the published CCZM of Chennai airport. The Permitted top elevation for this grid is 156 mts.

Since the requested top elevation 100.2 mts in AMSL is below CCZM permitted top elevation, the NOC for height clearance is not required from Airports Authority of India.

3. This assessment is subject to the terms and conditions as given below:

a. The site-elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation for the proposed structure. If however, at any stage it is established that the actual data is different from the one provided by the applicant, this assessment will become invalid.

b. The Site coordinates as provided by the applicant in the NOC application has been plotted on the street view map and satellite map as shown in ANNEXURE. Applicant/Owner to ensure that the plotted coordinates corresponds to his/her site.In case of any discrepancy,this assessment shall be treated as null and void

c. Airport operator or his designated representative may visit the site (with prior coordination with applicant or owner) to ensure that assessment terms & conditions are complied with.

d. The assessment is further subject to the provisions of Section 9-A of the Indian Aircraft Act, 1934 and any notifications issued there under from time to time including the Aircraft(Demolition of Obstruction caused by Buildings and Trees etc.) Rules,1994.

e. The applicant is responsible to obtain all other statutory clearances from the concerned authorities including the approval of building plans. This assessment for height is to ensure the safe and regular aircraft operations and shall not be used as document for any other purpose/claim whatsoever, including ownership of land etc.

f. Use of oil, electric or any other fuel which does not create smoke hazard for flight operations is obligatory, within 8 KM of the Aerodrome Reference Point.

g. This assessment has been issued w.r.t. the Civil Airports as notified in GSR 751(E). Applicant needs to seek separate NOC for Defence, if the site lies within jurisdiction of Defence Airport. Applicants also need to seek clearance from state Govt. as applicable, for sites which lies in the jurisdiction of unlicensed civil aerodrome as outlined in Rule 13 of GSR751 (E).

This assessment is system auto generated and thus does not require any signature

Designated Officer

Region Name: SOUTH

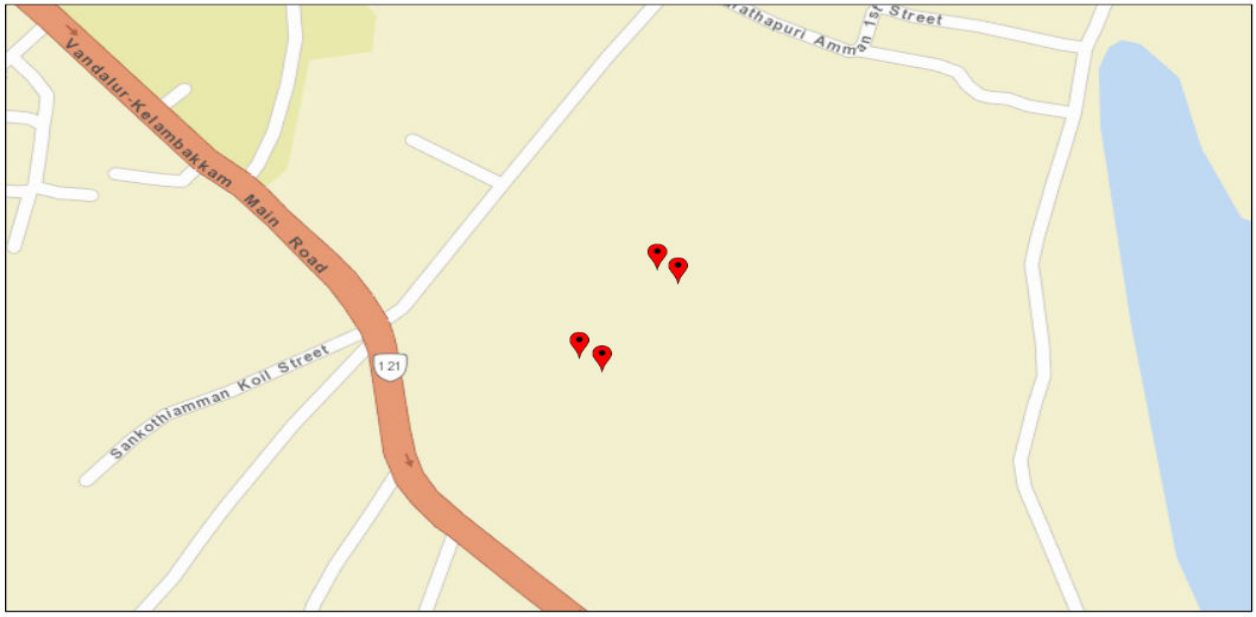
Address: General Manager Airports Authority of India, Regional Headquarter, Southern Region, Chennai Airport, Chennai-600027 (Tamil Nadu)

Email ID: vomm.noc@aai.aero

Contact No: 044-22560046

ANNEXURE

Street View



November 6, 2024

1:3,600
0 0.03 0.06 0.12 mi
0 0.05 0.1 0.19 km

Sources: Esri, HERE, Garmin, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand), NGCC, (c) OpenStreetMap contributors, and the GIS User Community

AAI

Satellite View



November 6, 2024

1:3,600
0 0.03 0.06 0.12 mi
0 0.05 0.1 0.19 km

Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community

AAI

We, S&P Foundations Private Limited Rep By its Managing Director Mr S. Prabakar Date: 14-11-2024

Regd. Office at 4th Floor, No.7, City Towers, 3rd Cross Street, Kasturibai Nagar,

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2. Assessment details for Height Clearance:

NOC ID :	**CHEN/SOUTH/B/110624/1331697**
Applicant Name*	**P..Lalbahadursastri**
Site Address*	**Proposed construction of High Rise Residential Buildings, Wing-2, located at Vandalur Kelambakkam Road. Mambakkam Village, Comprised in S.Nos. 131/1A, 1B of Mambakkam Village and Old S.Nos. Nos.76/BPart,77/1,77/2Part,78/1,78/2,78/3,78/4,78/5,78/6,78/7A,78/7B,78/8,79,80/1,80/2Part,81A/9 and 81A/10, New S.Nos. 76/B1, 77/1, 2A, 78/1A, 2, 5, 8A, 79, 80/1, 2A, 81A/9, and 81A/10 of**
Site Coordinates*	**12 50 12.13N 80 09 25.45E, 12 50 12.73N 80 09 25.61E, 12 50 13.91N 80 09 25.86E, 12 50 12.71N 80 09 25.87E, 12 50 14.46N 80 09 25.96E, 12 50 13.85N 80 09 26.12E, 12 50 11.88N 80 09 26.26E, 12 50 14.32N 80 09 26.74E**
Site Elevation in mtrs AMSL as submitted by Applicant*	**20.25 M**
Type Of Structure*	**Building**

*As provided by applicant

Your site is located at a distance 17615 mts from ARP and lies in the grid U11 of the published CCZM of Chennai airport. The Permitted top elevation for this grid is 156 mts.

Since the requested top elevation 100.25 mts in AMSL is below CCZM permitted top elevation, the NOC for height clearance is not required from Airports Authority of India.

3. This assessment is subject to the terms and conditions as given below:

a. The site-elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation for the proposed structure. If however, at any stage it is established that the actual data is different from the one provided by the applicant, this assessment will become invalid.

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Designated Officer

Region Name: SOUTH

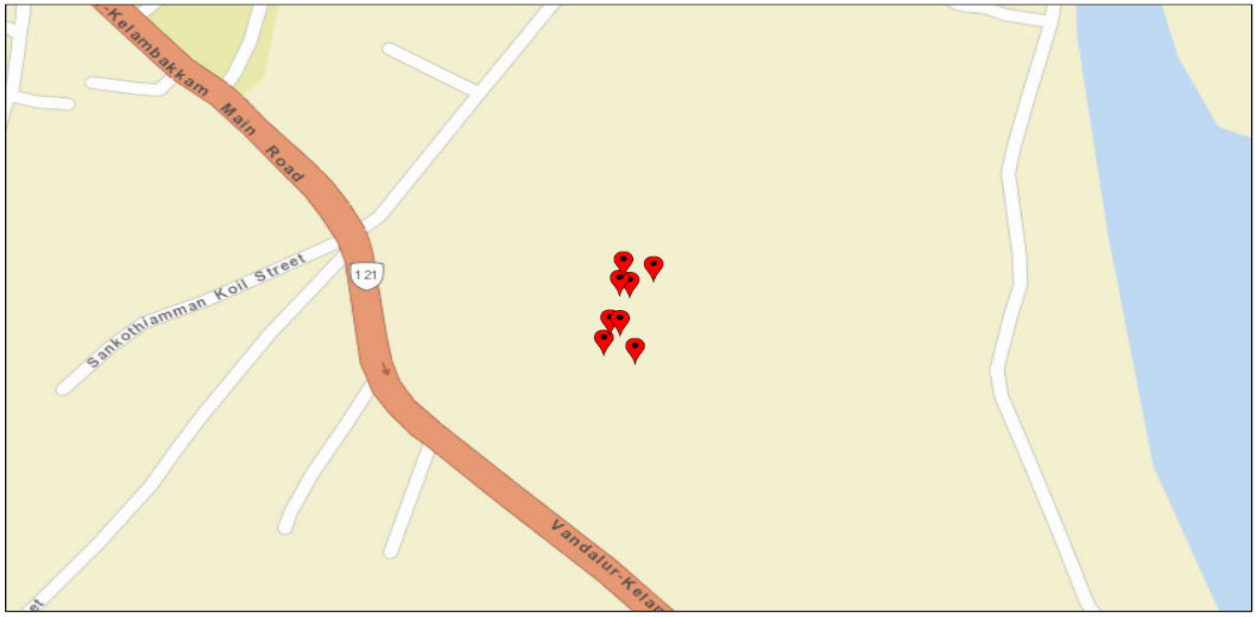
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Email ID: vomm.noc@aai.aero

Contact No: 044-22560046

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Satellite View



November 6, 2024

1:3,600
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0 0.05 0.1 0.19 km
Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community

AAI



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

Verified RealEstate™

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

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