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Official Property Record



PROCEEDINGS OF THE COMMISSIONER, PUNITHA THOMAIYAR MALAI
PANCHAYAT UNION @ CHITLAPAKKAM, CHENNAI - 600 064.

PRESENT : Tmt.E.MALATHI,

D.DIS NO. 2304/2024/A4

DATED : 04/09/2024

SUB : Planning Permission - Building - Panchayat Union Punitha
Thomaiyar Malai at Chitlapakkam - Construction of building at
Vengalaval Village in S.No. 209/3D & 209/4C
Plot No. 99-A Planning Permission - Granted.

REF : 1. Application from Thiru/Tmt. Emerald Haven Realty Limited

ORDER:

Permission is granted to Thiru/Tmt. Emerald Haven Realty Limited
Residing at P.No. Topkani Centre 4th floor, No 123, 124, Nungambakkam, Chennai 34,
of Vengalaval Village in S.No. 209/3D & 209/4C
Plot No. 99-A who was proposed to construct a building as per plan approved and
returned which will be in force for a period of Eight years from the date of issue the order.

CONDITIONS

1. This order is subject to all rules prescribed by the Panchayat Union, Government and C.M.D.A.,
2. No encroachment should be made on any Government land and poramboke etc.
3. The approved building plan should be kept at the proposed site at all times during construction of the said residential building.
4. Previous approval should be obtained before any deviations are made from the approved plan.
5. This proceedings and approval of plans will not confer any right on the part of the individual to contravene the rules on the provisions of the act.
6. The new construction should always be kept clean so that it may not be at any nuisance to the public.
7. The applicant should not occupy the building without obtaining the certificate of occupation from this office.
8. The drains in the building should be constructed in such a way within the compound so that the effluent does not spill over to the road or adjacent compound.
9. The applicant should construct RAIN WATER HARVEST STRUCTURE within the compound.
10. In case of non adherence to any of the above mentioned rules or if the documents submitted by the applicant is found false at any time during the construction or later, this approval shall stand cancelled.


COMMISSIONER

PUNITHA THOMAIYAR MALAI PANCHAYAT UNION
@ CHITLAPAKKAM

To:

Thiru/Tmt. Emerald Haven Realty Limited
Topkani Centre 4th floor,
No 123, 124, Nungambakkam High Road,
Nungambakkam, Chennai 34.

Copy to the President
Copy to the Member Secretary C.M.D.A., Chennai - 600 008.

Vengalaval Panchayat

PROCEEDINGS OF THE COMMISSIONER, PUNITHA THOMAIYAR MALAI
PANCHAYAT UNION @ CHITLAPAKKAM, CHENNAI - 600 064,

PRESENT : Tmt.E.MALATHI,

D.DIS NO. 2308/2024/A4

DATED : 04/09/2024

SUB: Planning Permission - Building - Panchayat Union Punitha
Thomaiyar Malai at Chitlapakkam - Construction of building at
Vengalaval Village in S.No. 209/4c
Plot No. 99-B Planning Permission - Granted.

REF: 1. Application from Thiru/Tmt. Emerald Haven Realty Limited

ORDER:

Permission is granted to Thiru/Tmt. Emerald Haven Realty Limited
Residing at P.No. Isipahani Centre 4th floor, No 123, 124, Nungambakkam, Chennai 34.
of Vengalaval Village in S.No. 209/4c
Plot No. 99-B who was proposed to construct a building as per plan approved and
returned which will be in force for a period of Eight years from the date of issue the order.

CONDITIONS

1. This order is subject to all rules prescribed by the Panchayat Union, Government and C.M.D.A.,
2. No encroachment should be made on any Government land and poramboke etc.
3. The approved building plan should be kept at the proposed site at all times during construction of the said residential building.
4. Previous approval should be obtained before any deviations are made from the approved plan.
5. This proceedings and approval of plans will not confer any right on the part of the individual to contravene the rules on the provisions of the act.
6. The new construction should always be kept clean so that it may not be at any nuisance to the public.
7. The applicant should not occupy the building without obtaining the certificate of occupation from this office.
8. The drains in the building should be constructed in such a way within the compound so that the effluent does not spill over to the road or adjacent compound.
9. The applicant should construct RAIN WATER HARVEST STRUCTURE within the compound.
10. In case of non adherence to any of the above mentioned rules or if the documents submitted by the applicant is found false at any time during the construction or later, this approval shall stand cancelled.

COMMISSIONER

PUNITHA THOMAIYAR MALAI PANCHAYAT UNION
@ CHITLAPAKKAM

To:

Thiru/Tmt. Emerald Haven Realty Limited
Isipahani Centre 4th floor,
No 123, 124, Nungambakkam High Road,
Nungambakkam, Chennai 34.

Copy to the President
Copy to the Member Secretary C.M.D.A., Chennai - 600 008.

Vengalaval Panchayat

PROCEEDINGS OF THE COMMISSIONER, PUNITHA THOMAIYAR MALAI
PANCHAYAT UNION @ CHITLAPAKKAM, CHENNAI - 600 064.

PRESENT : Tmt.E.MALATHI,

D.DIS NO. 2305 /2024 /A4

DATED : 04 /09 / 2024

SUB : Planning Permission - Building - Panchayat Union Punitha
Thomaiyar Malai at Chitlapakkam - Construction of building at
Vengalrajal Village in S.No. 209/1C, 209/3D & 209/4C
Plot No. 100- Planning Permission - Granted.
REF : 1. Application from Thiru/Tmt. Emerald Haven Realty Limited

ORDER:

Permission is granted to Thiru/Tmt. Emerald Haven Realty Limited
Residing at P.No. Isipahan Centre 4th floor, No 123, 124, Nungambakkam, Chennai 34.
of Vengalrajal Village in S.No. 209/1C, 209/3D & 209/4C
Plot No. 100- who was proposed to construct a building as per plan approved and
returned which will be in force for a period of Eight years from the date of issue the order.

CONDITIONS

1. This order is subject to all rules prescribed by the Panchayat Union, Government and C.M.D.A.,
2. No encroachment should be made on any Government land and poramboke etc.
3. The approved building plan should be kept at the proposed site at all times during construction of the said residential building.
4. Previous approval should be obtained before any deviations are made from the approved plan.
5. This proceedings and approval of plans will not confer any right on the part of the individual to contravene the rules on the provisions of the act.
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7. The applicant should not occupy the building without obtaining the certificate of occupation from this office.
8. The drains in the building should be constructed in such a way within the compound so that the effluent does not spill over to the road or adjacent compound.
9. The applicant should construct RAIN WATER HARVEST STRUCTURE within the compound.
10. Incase of non adherence to any of the above mentioned rules or if the documents submitted by the applicant is found false at any time during the construction or later, this approval shall stand cancelled.

COMMISSIONER

PUNITHA THOMAIYAR MALAI PANCHAYAT UNION
@ CHITLAPAKKAM

To:
Thiru/Tmt. Emerald Haven Realty Limited an
Isipahan Centre 4th floor,
no 123, 124, Nungambakkam High Road,
Nungambakkam, Chennai 34.

Copy to the President
Copy to the Member Secretary C.M.D.A., Chennai - 600 008.

Vengalrajal Panchayat

PROCEEDINGS OF THE COMMISSIONER, PUNITHA THOMAIYAR MALAI
PANCHAYAT UNION @ CHITLAPAKKAM, CHENNAI - 600 064,

PRESENT : Tmt.E.MALATHI,

D.DIS NO. 2306 /2024 /A4

DATED : 04 /09 / 2024

SUB : Planning Permission - Building - Panchayat Union Punitha
Thomaiyar Malai at Chitlapakkam - Construction of building at
Vengalaval Village in S.No. 209 /4D
Plot No. 103 - A Planning Permission - Granted.

REF : 1. Application from Thiru/Tmt. Emerald Haven Realty Limited

ORDER:

Permission is granted to Thiru/Tmt. Emerald Haven Realty Limited
Residing at P.No. Isipahen Centre 4th floor, No 123, 124, Nungambakkam, Chennai 34
of Vengalaval Village in S.No. 209 /4D
Plot No. 103 - A who was proposed to construct a building as per plan approved and
returned which will be in force for a period of Eight years from the date of issue the order.

CONDITIONS

1. This order is subject to all rules prescribed by the Panchayat Union, Government and C.M.D.A.,
2. No encroachment should be made on any Government land and poramboke etc.
3. The approved building plan should be kept at the proposed site at all times during construction of the said residential building.
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9. The applicant should construct RAIN WATER HARVEST STRUCTURE within the compound.
10. Incase of non adherence to any of the above mentioned rules or if the documents submitted by the applicant is found false at any time during the construction or later, this approval shall stand cancelled.

COMMISSIONER

PUNITHA THOMAIYAR MALAI PANCHAYAT UNION
@ CHITLAPAKKAM

To
Thiru/Tmt. Emerald Haven Realty Limited
Isipahen Centre 4th floor,
No 123, 124, Nungambakkam High Road,
Nungambakkam, Chennai 34.

Copy to the President
Copy to the Member Secretary C.M.D.A., Chennai - 600 008.

Vengalaval Panchayat

PROCEEDINGS OF THE COMMISSIONER, PUNITHA THOMAIYAR MALAI
PANCHAYAT UNION @ CHITLAPAKKAM, CHENNAI - 600 064.

PRESENT : Tmt.E.MALATHI,

D.DIS NO. 2302 /2024 /A4

DATED : 04.09.2024

SUB : Planning Permission - Building - Panchayat Union Punitha

Thomaiyar Malai at Chitlapakkam - Construction of building at

Vengalimal Village in S.No. 2094D & 20915

Plot No. 103-B Planning Permission - Granted.

REF : 1. Application from Thiru/Tmt. Emerald Haven Realty Limited

ORDER:

Permission is granted to Thiru/Tmt. Emerald Haven Realty Limited

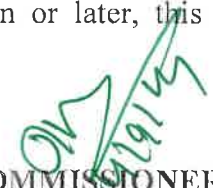
Residing at P.No. Tspahan Centre 4th floor, No 123, 124, Nungambakkam, Chennai 34.

of Vengalimal Village in S.No. 2094D & 20915

Plot No. 103-B who was proposed to construct a building as per plan approved and returned which will be in force for a period of Eight years from the date of issue the order.

CONDITIONS

1. This order is subject to all rules prescribed by the Panchayat Union, Government and C.M.D.A.,
2. No encroachment should be made on any Government land and poramboke etc.
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COMMISSIONER

PUNITHA THOMAIYAR MALAI PANCHAYAT UNION
@ CHITLAPAKKAM

To

Thiru/Tmt. Emerald Haven Realty Limited 04/09/24

Tspahan Centre 4th floor,

No 123, 124, Nungambakkam High Road,

Nungambakkam, Chennai 34.

Copy to the President

Copy to the Member Secretary C.M.D.A., Chennai - 600 008.

Vengalimal

Panchayat

PROCEEDINGS OF THE COMMISSIONER, PUNITHA THOMAIYAR MALAI
PANCHAYAT UNION @ CHITLAPAKKAM, CHENNAI - 600 064,

PRESENT : Tmt.E.MALATHI,

D.DIS NO. 2307 /2024/A4

DATED : 04.09.2024

SUB : Planning Permission - Building - Panchayat Union Punitha
Thomaiyar Malai at Chitlapakkam - Construction of building at
vengalrahal..... Village in S.No. 209/15 & 209/16
Plot No. 103-C..... Planning Permission - Granted.

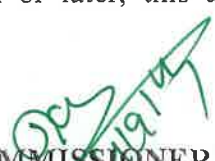
REF : 1. Application from Thiru/Tmt. Emerald Haven Realty Limited

ORDER:

Permission is granted to Thiru/Tmt. Emerald Haven Realty Limited
Residing at P.No. Isipahan Centre 4th floor, No 123, 124, Nungambakkam, Chennai 34.
of vengalrahal..... Village in S.No. 209/15 & 209/16
Plot No. 103-C..... who was proposed to construct a building as per plan approved and
returned which will be in force for a period of Eight years from the date of issue the order.

CONDITIONS

1. This order is subject to all rules prescribed by the Panchayat Union, Government and C.M.D.A.,
2. No encroachment should be made on any Government land and poramboke etc.
3. The approved building plan should be kept at the proposed site at all times during construction of the said residential building.
4. Previous approval should be obtained before any deviations are made from the approved plan.
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10. Incase of non adherence to any of the above mentioned rules or if the documents submitted by the applicant is found false at any time during the construction or later, this approval shall stand cancelled.


COMMISSIONER

PUNITHA THOMAIYAR MALAI PANCHAYAT UNION
@ CHITLAPAKKAM

To
Thiru/Tmt. Emerald Haven Realty Limited
Isipahan Centre 4th floor,
No 123, 124, Nungambakkam High Road,
Nungambakkam Chennai 34.

Copy to the President
Copy to the Member Secretary C.M.D.A., Chennai - 600 008.

vengalrahal Panchayat

PROCEEDINGS OF THE COMMISSIONER, PUNITHA THOMAIYAR MALAI
PANCHAYAT UNION @ CHITLAPAKKAM, CHENNAI - 600 064.

PRESENT : Tmt.E.MALATHI,

D.DIS NO. 2303 /2024 /A4

DATED : 04 /09 / 2024

SUB : Planning Permission - Building - Panchayat Union Punitha
Thomaiyar Malai at Chitlapakkam - Construction of building at
Vengalaval Village in S.No. 209/3B & 209/4A
Plot No. 109-A & 109-B Planning Permission - Granted.

REF : 1. Application from Thiru/Tmt. Emerald Haven Realty Limited

ORDER:

Permission is granted to Thiru/Tmt. Emerald Haven Realty Limited
Residing at P.No. Topakani Centre 4th floor, No 123, 124, Nungambakkam, Chennai 34.
of Vengalaval Village in S.No. 209/3B & 209/4A
Plot No. 109-A & 109-B who was proposed to construct a building as per plan approved and
returned which will be in force for a period of Eight years from the date of issue the order.

CONDITIONS

1. This order is subject to all rules prescribed by the Panchayat Union, Government and C.M.D.A.,
2. No encroachment should be made on any Government land and poramboke etc.
3. The approved building plan should be kept at the proposed site at all times during construction of the said residential building.
4. Previous approval should be obtained before any deviations are made from the approved plan.
5. This proceedings and approval of plans will not confer any right on the part of the individual to contravene the rules on the provisions of the act.
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7. The applicant should not occupy the building without obtaining the certificate of occupation from this office.
8. The drains in the building should be constructed in such a way within the compound so that the effluent does not spill over to the road or adjacent compound.
9. The applicant should construct RAIN WATER HARVEST STRUCTURE within the compound.
10. Incase of non adherence to any of the above mentioned rules or if the documents submitted by the applicant is found false at any time during the construction or later, this approval shall stand cancelled.


COMMISSIONER

PUNITHA THOMAIYAR MALAI PANCHAYAT UNION
@ CHITLAPAKKAM

To

Thiru/Tmt. Emerald Haven Realty Limited
Topakani Centre 4th floor,
No 123, 124, Nungambakkam High Road,
Nungambakkam, Chennai 34.

Copy to the President
Copy to the Member Secretary C.M.D.A., Chennai - 600 008.

Vengalaval Panchayat

Our services go beyond



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.

Smarter Tools, Stronger Decisions



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 RealEstateTM

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

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

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+91 9996 12 9996
www.verified.realestate