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APPROVAL RECORD

# Planning Permission

## Survey 523

Zuzuvadi, Hosur taluk

Krishnagiri district, Tamil Nadu

### APPROVAL TYPE

**Layout Approval**

### ISSUING AUTHORITY

**DTCP**

### PURPOSE

**Industrial**

The approval as the planning authority issued it, reproduced in full behind this page.

An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

## Town and Country Planning Department(Planning Permission)

Krishnagiri,639 001



ROC No. MBARUOYY/2024/TCP

Date : 08/04/2024

From:

Joint Director / Deputy Director / Assistant Director  
Krishnagiri,639 001

To :

The commissioner,  
Hosur City Municipal Corporation,  
Hosur.

Sir/ Madam,

Sub : Layout Subdivision: District Town and country planning office-Krishnagiri District-Hosur New Town Development authority- Hosur Taluk/Corporation -Zuzuvadi Village, Sf.no 523pt, 524pt, 525pt, 530pt, 531pt, 532pt, 564pt, 568pt, 569pt, 571pt, 572pt, 573pt, 574pt, 582pt, 589pt & 590pt, extent of 85546.51 sq.meter of already approved sipcot industrial layout no LP.1/R(VD) No 2/78, plot no 11, 12, 23, 24 & 27 are revised area and plot revised into 11, 12, 23, 24, 27A & 27B - Sub division Approval regarding

Ref : 1. Application Reference Number MBARUOYY received through Single Window Portal from Dated: 28.11.2023  
2. G.O.No.18, Department of Municipal Administration and Water Supply, dated: 04.02.2019, G.O.16 Department of Municipal Administration and Water Supply, Dated: 31.01.2020.  
3. Payment Of Centage charges & Development charges received from the applicant on 26.03.2023

### ORDER:

The application seeking planning permission for the proposed formation industrial plot sub division to an extent of 85546.51 in the land bearing 523pt, 524pt, 525pt, 530pt, 531pt, 532pt, 564pt, 568pt, 569pt, 571pt, 572pt, 573pt, 574pt, 582pt, 589pt & 590pt, at Zuzuvadi village of Hosur Taluk/corporation of Krishnagiri District, was processed as per the prevailing rules and after perusing the records and after conducting site inspection, the applicant was instructed to payment of centage charges reference 3rd cited above the technical clearance is issued to the mentioned layout subject to the following conditions.

Sipcot industrial approved layout no LP.1/R(VD) No 2/78, plot no 11, 12, 23, 24 & 27, extent of 85546.51 sq.m, area revised for proposed subdivision of revised Plot No 11, 12, 23, 24, 27A & 27B are numbered as L.P/H.N.T.D.A.(K.D) (SWP) No: 58/ 2024 and Planning Permission NO 29/2024

### Special conditions:

1. All the conditions which are mentioned in sipcot industrial layout approval no LP.1/R(VD) No 2/78 also applicable for this sub division.
2. As per TNCD BR 2019 Rule 47 (7) (b) Sub-division plot roads to be maintained by SIPCOT.
3. The Commissioner, Hosur City municipal Corporation it is requested for further order to the applicant
4. The applicant advised to approach Commissioner, Hosur City municipal Corporation for further orders

Copy to

The project officer,  
Sipcot industrial complex,  
Zuzuvadi village,  
Hosur taluk, Krishnagiri District



| S.No | Description of Charges | Amount    | Receipt No and Date |
|------|------------------------|-----------|---------------------|
| 1    | Scrutiny fee           | 152783    | 28/11/2023          |
| 2    | OSR Fee                |           |                     |
| 3    | Centage Charges        | 2100.00   | 26/03/2024          |
| 4    | Development Charges    | 256642.00 | 26/03/2024          |
| 5    | Display Board Charges  | 11500.00  | 26/03/2024          |
| 6    | Satellite town charge  |           |                     |



Joint Director/Deputy Director/Assistant  
Director(i/c)  
District Town and Country Planning,

Krishnagiri District.

Enclosure

1.Layout original map and Condition – 2 set

# 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.

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Legal opinions, due diligence and title verification

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Building plan, layout and sub-division approvals

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Completion and occupancy certificates, regularisation

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Escrow, negotiation and NRI property management

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Land survey, soil testing, architecture and construction

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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.

