

PP

APPROVAL RECORD

# Planning Permission

Krishnagiri

Krishnagiri district, Tamil Nadu

APPROVAL TYPE

**Building Plan**

ISSUING AUTHORITY

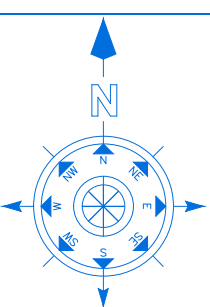
**DTCP**

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.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C. ROOF RESIDENTIAL APARTMENT BUILDING IN STILT, FIRST, SECOND, THIRD, FOURTH & FIFTH FLOOR ( D T C P - A P P R O V E D LAYOUT NO.26/2022) IN PLOT NO: B, S.No:540/1B1A, NEW S.No:540/3 AT MATHIGIRI VILLAGE, HOSUR CITY MUNICIPAL CORPORATION & TALUK, KRISHNAGIRI D I S T R I C T .

SCALE 1:100



NOTE: ALL DIMENSIONS ARE IN M

JOINERY DETAILS

| REF. ID | DESCRIPTIONS | SIZES       |
|---------|--------------|-------------|
| LD      | LIFT DOOR    | 1.00 X 2.10 |
| MD      | MAIN DOOR    | 1.00 X 2.13 |
| D1      | DOOR         | 0.91 X 2.13 |
| D2      | DOOR         | 0.76 X 2.13 |
| O       | OPEN         | 0.91 X 2.13 |
| W       | WINDOW       | 1.86 X 1.83 |
| W1      | WINDOW       | 1.50 X 1.83 |
| W2      | WINDOW       | 1.22 X 1.83 |
| W3      | WINDOW       | 1.00 X 1.83 |
| V       | VENTILATOR   | 0.61 X 0.61 |
| SD      | SLIDING DOOR | 1.68 X 2.13 |

AREA DETAILS / FLOOR

| SE.NO      | FLAT NAME | AREA   |
|------------|-----------|--------|
| 1          | A         | 75.32  |
| 2          | B         | 71.75  |
| 3          | C         | 73.92  |
| 4          | D         | 82.48  |
| 5          | E         | 74.83  |
| 6          | F         | 76.32  |
| Total Area |           | 454.62 |

UNITS PER FLOOR = 6 UNITS

TOTAL UNITS = (6 UNITS X 4 FLOORS) + (3UNITS FOR 5TH FLOOR)  
= 27 UNITS

AREA STATEMENT

| S. No | PARTICULARS              | TOTAL AREA<br>-S.MT | NON FSI<br>AREA<br>-S.MT | Net FSI<br>Area in<br>S.MT |
|-------|--------------------------|---------------------|--------------------------|----------------------------|
| 1     | TOTAL AREA OF THE SITE   | 972.00              | -                        | -                          |
| 2     | AREA OF THE STILT FLOOR  | 568.89              | 568.89                   | -                          |
| 3     | AREA OF THE FIRST FLOOR  | 568.89              | 28.27                    | 540.62                     |
| 4     | AREA OF THE SECOND FLOOR | 568.89              | 28.27                    | 540.62                     |
| 5     | AREA OF THE THIRD FLOOR  | 568.89              | 28.27                    | 540.62                     |
| 6     | AREA OF THE FOURTH FLOOR | 568.89              | 28.27                    | 540.62                     |
| 7     | AREA OF THE FIFTH FLOOR  | 296.66              | 14.51                    | 282.15                     |
| 8     | AREA OF THE HEAD ROOM    | 16.20               | 16.20                    | -                          |
| 9     | TOTAL AREA OF ALL FLOORS | 3157.31             | 712.68                   | 2444.63                    |

|                     |   |                         |
|---------------------|---|-------------------------|
| AREA OF THE SITE    | - | 972.00 Sq.Mt.           |
| AREA OF STILT FLOOR | - | 568.89 Sq.Mt.           |
| PLOT COVERAGE       | - | 568.89 / 972.00 X 100   |
|                     | - | 58.52% < 75 %           |
| FLOOR SPACE INDEX   | - | 2444.63 / 972.00 = 2.51 |

PARKING REQUIREMENT

| SE.NO | DESCRIPTION                                 | REQUIRED | PROVIDED |
|-------|---------------------------------------------|----------|----------|
| 1     | CAR PARKING                                 | 20       | 26       |
| 2     | PH CAR PARKING<br>(10% of Visitors parking) | 2        | 2        |
| 3     | TWO WHEELER PARKING                         | 18       | 20       |

NOTE: ALL DIMENSIONS ARE IN M

KEY

(FE) Fire Extinguisher -   
(FA) Fire Alarm -

APPLICANT

S. manjula

Mrs. S. MANJULA  
W/o.Mr. C. SRINIVASULU

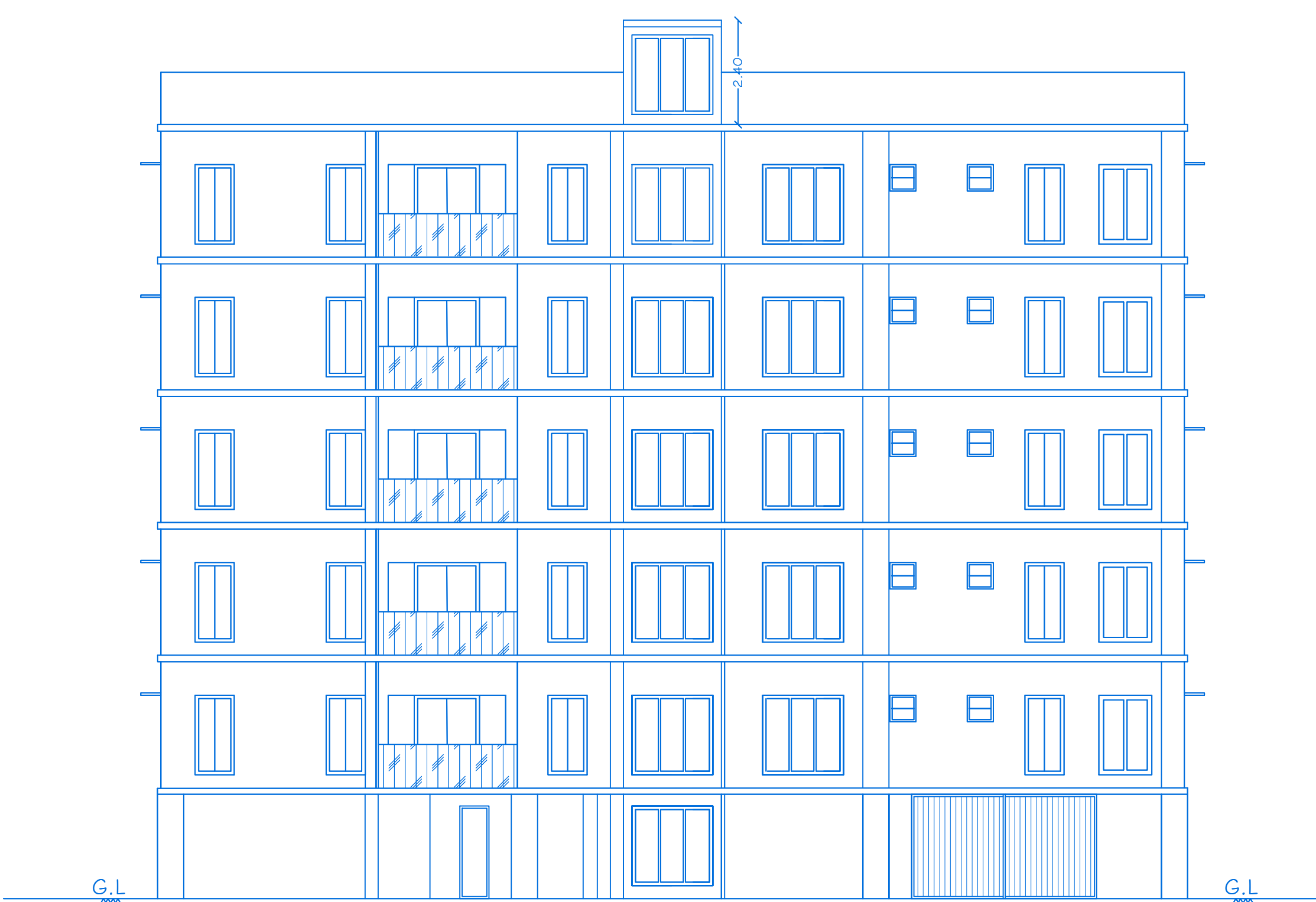
REGISTERED PROFESSION

Er.A.Harikumar, M.E.,(Struct),M.Sc.,Rev.AMIE,MISTE,A.I.V,  
Structural Eng, Chartered Eng(I), Approved Valuer,  
TN.Govt.Registered Professional of DTCP(HNTDA)

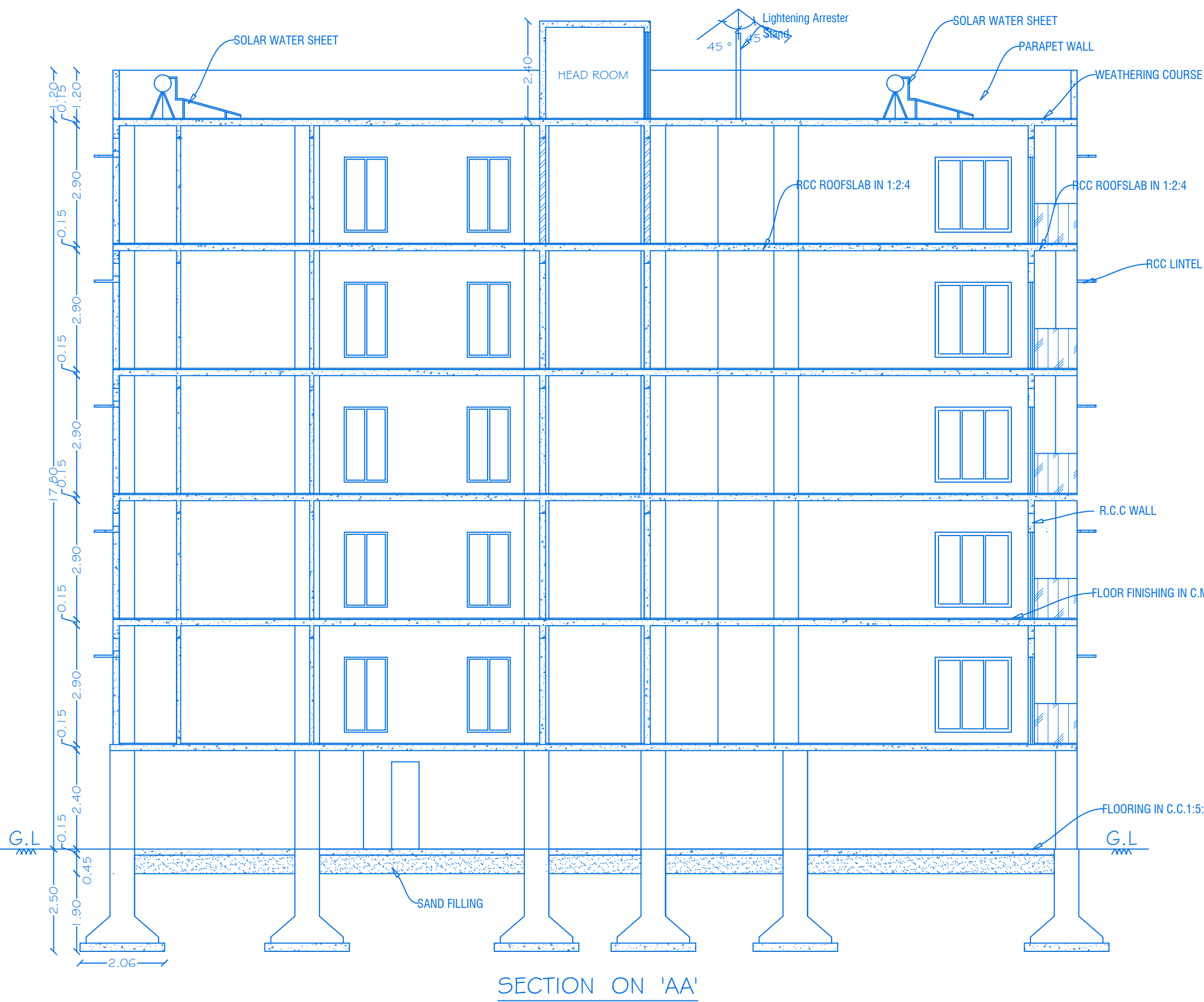
| Name of Profession | R.E     | R.S.E   | C.E     | B.Q.A   | R.D     |
|--------------------|---------|---------|---------|---------|---------|
| Grade              | II      | I       | I       | II      |         |
| Reg.No's           | 01/2019 | 11/2022 | 04/2019 | 02/2019 | 15/2022 |

CIVIL TEC, Door No.2A, 1st Floor, Bagalur HUDCO Road,  
TNHB Phase III, Near TNHB Office, Bagalur Road, Hosur-635109.  
Email-civiltec261@gmail.com,srihari.prim@gmail.com  
Cell:95243-20261, 94899-84416.

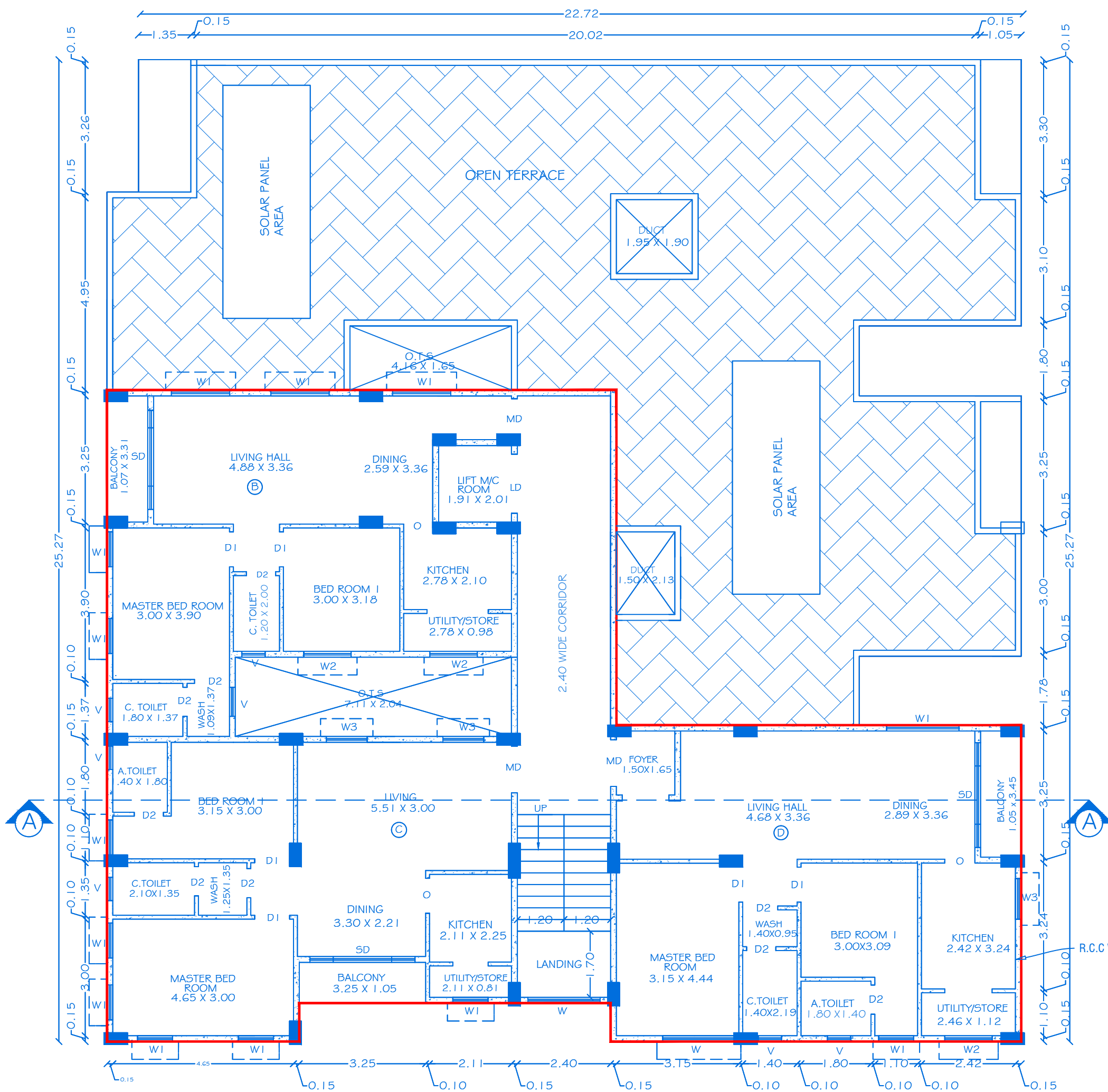
CIVIL TEC\SERVER\DRAWING-2024\HNTDA\RESIDENTIAL\1. MANJULA.XG-IV.XX24



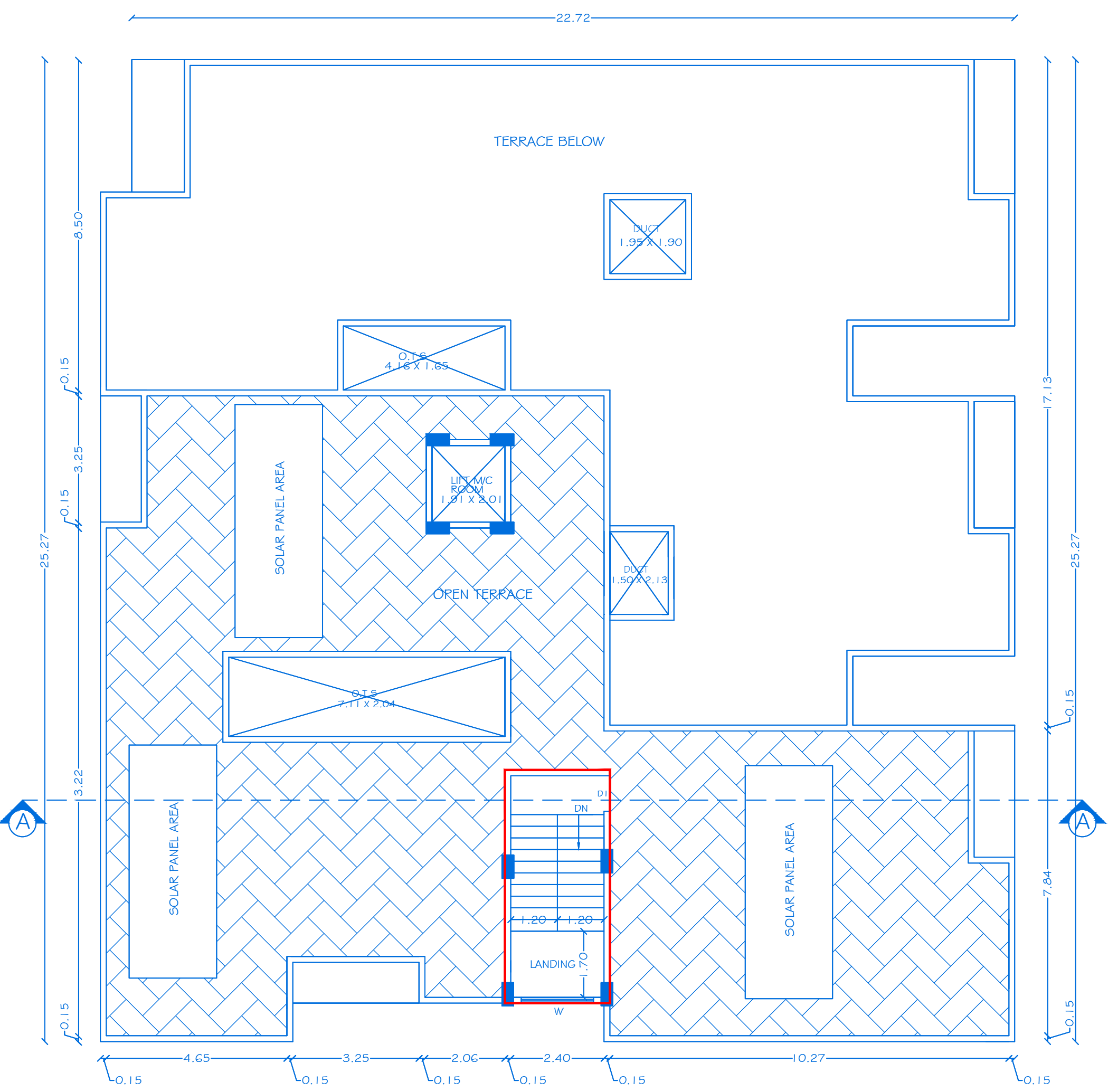
ELEVATION



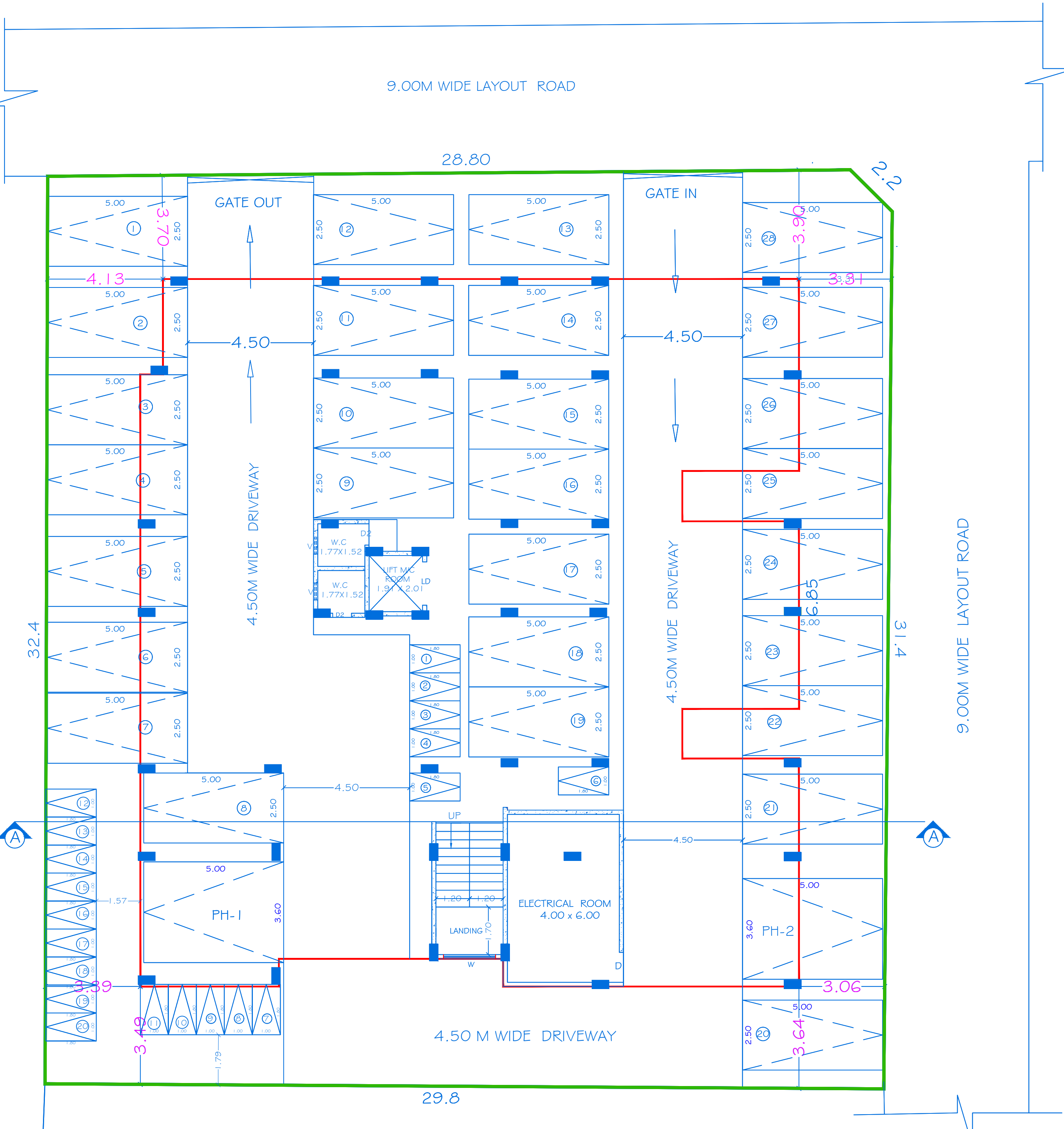
SECTION ON 'AA'



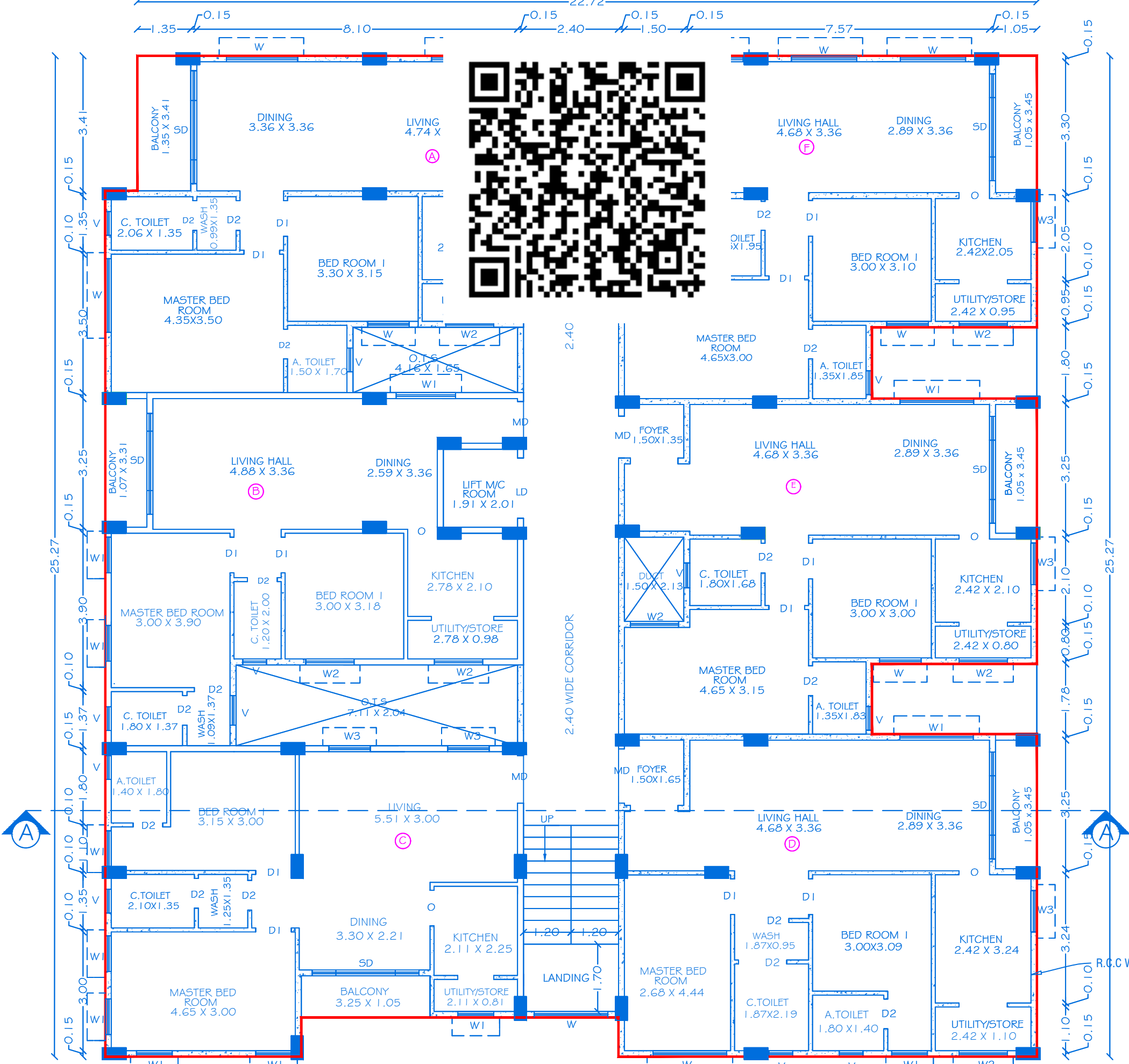
FIFTH FLOOR PLAN  
Centralized A/C Provided



TERRACE FLOOR PLAN



STILT FLOOR PLAN



TYPICAL FIRST, SECOND, THIRD & FOURTH FLOOR PLAN  
Centralized A/C Provided

OFFICE USE  
PLANNING PERMISSION  
ROC NO:SNRPBPA / 119787/2024, DATE:27.04.2024.  
BUILDING PLAN PLANNING PERMISSION AS B.P.D.T.C.P (K.D) NO-39/2024  
PLANNING PERMISSION PERIOD FROM: 27.04.2024 TO 26.04.2032.

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C. ROOF RESIDENTIAL APARTMENT BUILDING IN STILT, FIRST, SECOND, THIRD, FOURTH & FIFTH FLOOR ( DTCP APPROVED LAYOUT NO.26/2022) IN PLOT NO: B, S.No:540/1B1A, NEW S.NO:540/3 AT MATHIGIRI VILLAGE, HOSUR CITY MUNICIPAL CORPORATION & TALUK, KRISHNAGIRI D I S T R I C T :

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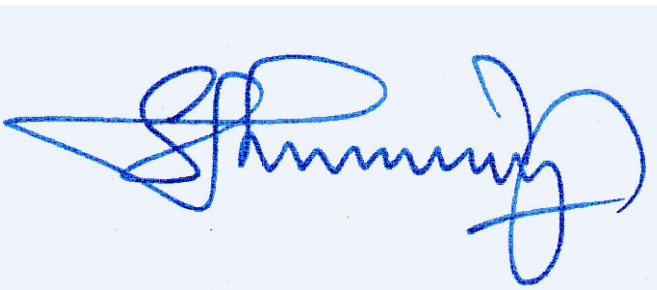
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| Reg.No's           | 01/2019 | 11/2022 | 04/2019 | 02/2019 | 15/2022 |

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S.NO.540/1B1A1

9.00M WIDE LAYOUT ROAD

28.8

RWH

GATE OUT

GATE IN

SUMP

PROPOSED CONSTRUCTION IN  
IN STILT, FIRST,SECOND,THIRD,  
FOURTH AND FIFTH FLOOR

S.NO.540/3  
Plot No: B

9.00M WIDE LAYOUT ROAD

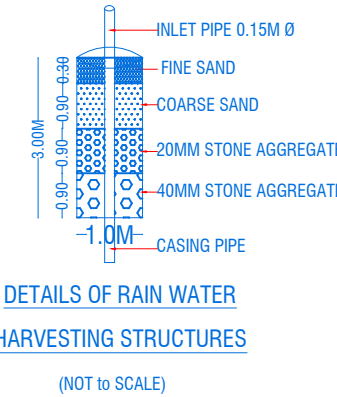
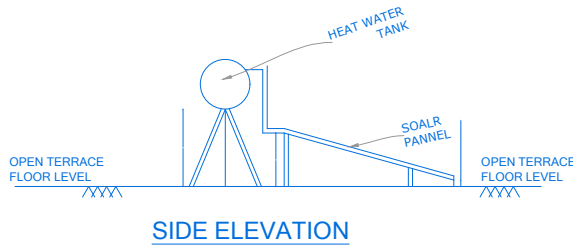
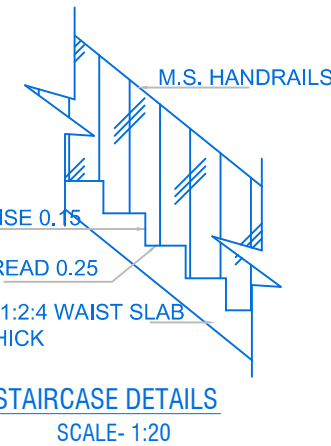
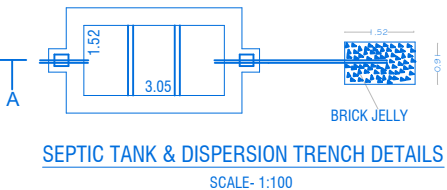
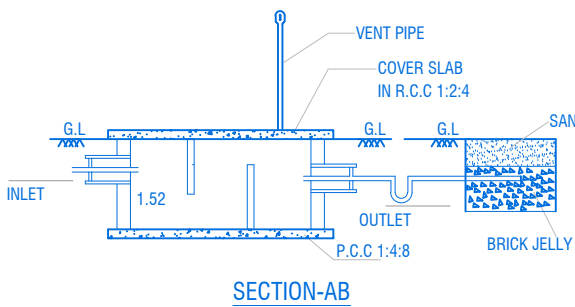
29.8

S.NO.540/4

Approved Layout 26/22/HNTDA  
Plot Number -A

SITE PLAN

SCALE 1:100



OFFICE USE

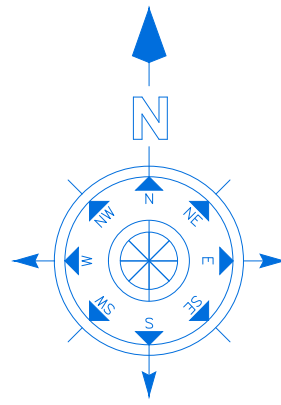
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COLOR INDEX

SITE BOUNDARY



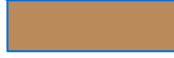
PROPOSED BLDG



EXTG. ROAD



DRIVE WAY



# 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

---

Escrow, negotiation and NRI property management

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Land survey, soil testing, architecture and construction

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**Verified RealEstate**  
3/350/2 Mettukuppam,  
OMR Thoraipakkam,  
Chennai 600 097, India  
[hello@verified.realestate](mailto: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.

