PP APPROVAL RECORD

Planning Permission

Krishnagiri district, Tamil Nadu

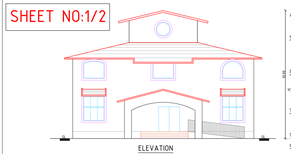
APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

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.

SHEET NO:1/2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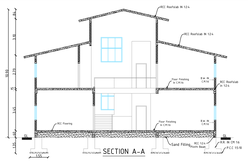
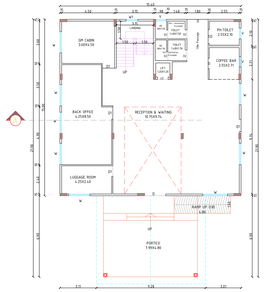
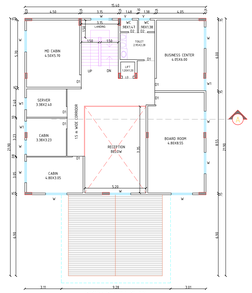
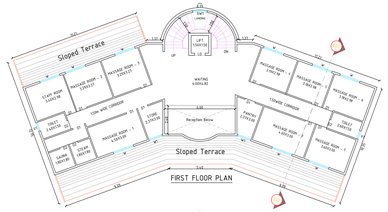

SECTION A-A

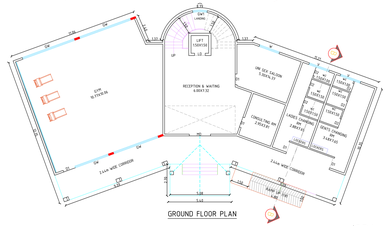

GROUND FLOOR PLAN

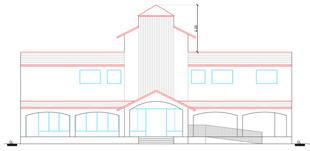

FIRST FLOOR PLAN

(RECEPTION - BLOCK:1)

Schedule of Joineries		
MD	Main Door	1.80 X 2.10
D1	Door	1.00 X 2.10
D2	Door	0.75 X 2.10
LD	Lift Door	0.90 X 2.10
W	Window	1.80 X 1.20
W1	Window	1.00 X 1.20
V	Ventilator	0.75 X 0.60


FIRST FLOOR PLAN


GROUND FLOOR PLAN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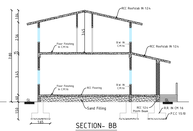
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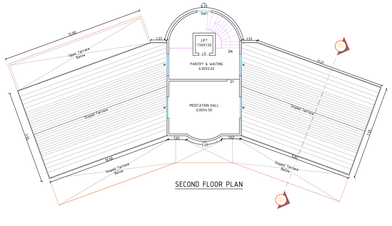
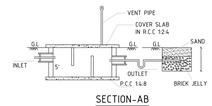
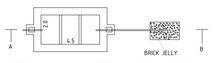

SECOND FLOOR PLAN

(SPA - BLOCK:2)

Schedule of Joineries		
MD	Main Door	1.80 X 2.10
D1	Door	1.00 X 2.10
D2	Door	0.75 X 2.10
LD	Lift Door	0.90 X 2.10
GW	Glass Window	4.70 X 1.20
GW1	Glass Window	1.20 X 1.20
W	Window	1.80 X 1.20
W1	Window	1.00 X 1.20
V	Ventilator	1.80 X 0.60
V1	Ventilator	0.75 X 0.60

STAIRCASE DETAILS


SECTION-AB


SEPTIC TANK & DISPERSION TRENCH DETAILS

PLAN SHOWING THE PROPOSED CLUB HOUSE BUILDINGS (COMMERCIAL) IN S.F.No:968/3A1; 969/2A1B, 2A2A1, 2A2B1, 2A3A1, 2B1A AT MALLACHANDHIRAM VILLAGE, DENKANIKOTTA TALUK, KRISHNAGIRI DISTRICT.

Area Details

Particulars	Area in Sq.mt.
Area of the Site As Per FMB	9873.00
Area of the Site As Per Document	9873.00
Area of the Site As Per Super imposed	9895.73

Particulars	Area in Sq.mt.	Non FSI Area	FSI Area
Block: 1- Ground Floor (RECEPTION)	286.12	38.22	247.90
Block: 1- First Floor	231.00	-	231.00
Block: 2- Ground Floor (SPA)	328.01	-	328.01
Block: 2- First Floor	328.01	101.17	226.84
Block: 2- Second Floor	56.40	-	56.40
Block: 3- Basement Floor (RESTAURANT)	669.80	-	669.80
Block: 3- Ground Floor	878.62	-	878.62
Block: 3- First Floor	670.66	6.48	664.18
Block: 3- Second Floor	670.66	6.48	664.18
Block: 4- Ground Floor (BANQUET HALL)	1228.77	-	1228.77
Block: 4- First Floor	1170.61	-	1170.61
Total Area	6518.66	**152.35**	**6366.31**
Floor Space Index (F.S.I)			0.645

Parking Requirements

Description	Stall Size	Required	Provided
Car Parking	2.5 x 5.0	2 Nos	65 Nos
P.H. Car Parking	3.6 x 5.0	2 Nos	7 Nos
Two Wheller Parking	1.0 x 1.8	2 Nos	130 Nos
DA Two Wheller Parking	1.0 x 1.8	2 Nos	15 Nos

Applicant

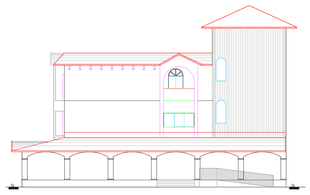
For Triguna Farms Pvt. Ltd.

Director

Engineer

Er. N. Sridhar, DCE.,B.E.,(Civil)
Registered Construction Engineer Grade (CE)
Reg. No: 06/2019-CE, Valid up to 24-04-2024
Mob: 9952426600

Er. J. PARVESH, B.Tech. MTech.(Structural)
Registered Engineer Grade - II (HNTDA)
(RE-GR-II, 02/2019, Valid up to 01.04.2024)
Mobile: 9655223333 / 9790080750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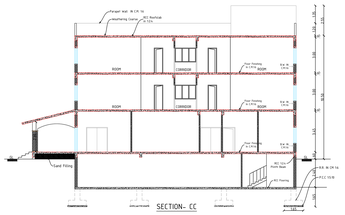
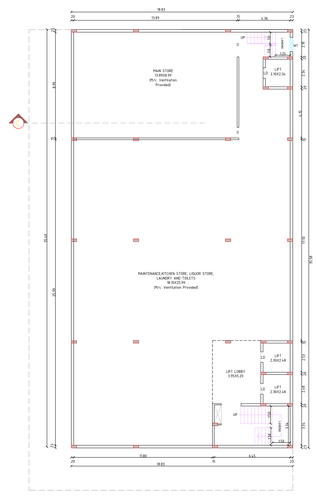
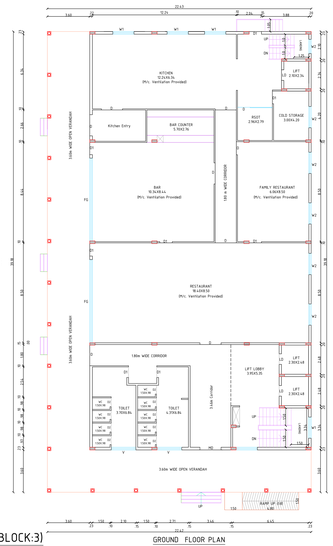
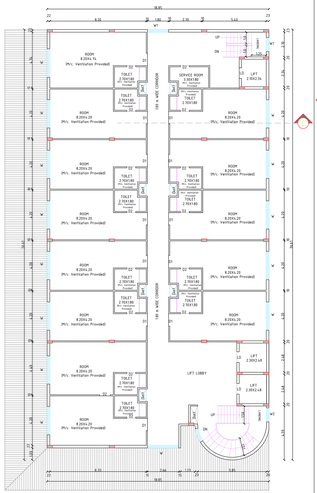

SECTION- CC

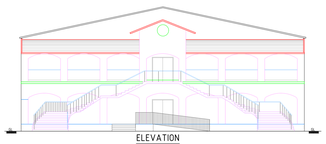
Schedule of Joineries		
MD	Main Door	1.80 X 2.10
D	Door	1.80 X 2.10
D1	Door	1.00 X 2.10
D2	Door	0.75 X 2.10
LD	Lift Door	0.90 X 2.10
GW	Glass Window	1.80 X 1.20
FG	Fixed Glass	7.0 X 1.20
W	Window	2.40 X 1.20
W1	Window	1.80 X 1.20
W2	Window	1.20 X 1.20
V	Ventilator	2.10 X 0.60


BASEMENT FLOOR PLAN


GROUND FLOOR PLAN


TYPICAL FLOOR PLANS OF FIRST & SECOND

(RESTAURANT - BLOCK:3)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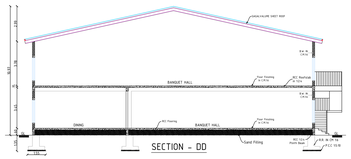
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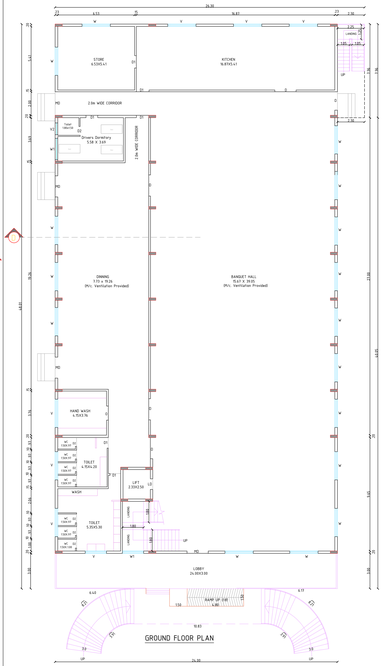
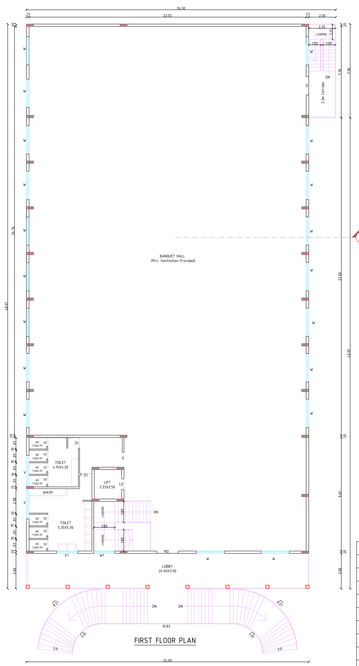

GROUND FLOOR PLAN


FIRST FLOOR PLAN

(BANQUET HALL - BLOCK:4)

Schedule of Joineries		
MD	Main Door	1.80 X 2.10
D	Door	1.80 X 2.10
D1	Door	1.00 X 2.10
D2	Door	0.75 X 2.10
LD	Lift Door	0.90 X 2.10
W	Window	2.40 X 1.20
W1	Window	1.80 X 1.20
V	Ventilator	2.40 X 0.60
V1	Ventilator	1.80 X 0.60
V2	Ventilator	1.00 X 0.60

SHEET NO:2/2

SITE PLAN
Scale-1:200

Mallachandhiram Village Land Area Details	
S.F.No:	As per Patta in Hec.
968/3A1	0.14.06
969/2A1B	0.24.80
969/2A2A1	0.35.90
969/2A2B1	0.00.30
969/2A3A1	0.23.27
969/2A1A	0.00.40
Total Area	0.98.73

SITE PLAN SHOWING THE PROPOSED CLUB HOUSE BUILDINGS (COMMERCIAL) IN S.F.No:968/3A1; 969/2A1B, 2A2A1, 2A2B1, 2A3A1, 2B1A AT MALLACHANDHIRAM VILLAGE & PANCHAYAT, THALLY UNION, DENKANIKOTTA TALUK, KRISHNAGIRI DISTRICT.

Area Details

Particulars	Area in Sq.mt.
Area of the Site As Per FMB	9873.00
Area of the Site As Per Document	9873.00
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Mobile: 9655223333 / 9790080750

COLOR INDEX

Site Boundary	
Proposed Building	
Existing Road	

Parking Standards

S.No:	Description	Required	Provided
1	1 Car Space for every 10 Guest Room = 26 Rooms	$\frac{26}{10}$ = 2.60 (or) 3 Nos.	3 Nos
2	1 Car Space for every 100m² of Non-Room area, Store, Restaurant, Store, Banquet Hall & Spa Area	$\frac{5177.34}{100}$ = 51.77 (or) 52 Nos.	62 Nos
3	1 TW Space for every 10 Guest Room = 26 Rooms	$\frac{26}{10}$ = 2.60 (or) 3 Nos.	3 Nos
4	1 TW Space for every 100m² of Non-Room area, Store, Restaurant, Store, Banquet Hall & Spa Area	$\frac{5177.34}{50}$ = 103.54 (or) 104 Nos.	127 Nos

THE LANDLENS SUITE

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

FREE TOOLS · NO ACCOUNT NEEDED

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

Verified RealEstate™

Every claim in this document traces back to a government record.

- Legal opinions, due diligence and title verification
- Building plan, layout and sub-division approvals
- Completion and occupancy certificates, regularisation
- Escrow, negotiation and NRI property management
- Land survey, soil testing, architecture and construction

Verified RealEstate
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OMR Thoraipakkam,
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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.