

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.

PLAN SHOWING THE EXISTING AND PROPOSED ADDITIONAL CONSTRUCTION OF INDUSTRIAL BUILDING FOR M/s.NAHARS ENGINEERING INDIA PVT LTD, IN S.F.NO: 469/3B, 470/1B, 472/1, 2B, 610/2A, 611/1A1, 613/1A, AT NAGONDAPALLI PANCHAYAT & VILLAGE, HOSUR UNION PANCHYAT, HOSUR TALUK, KRISHNAGIRI DISTRICT.

MANUFACTURING OF " WINDSHIELD ASSEMBLY, CABIN WITH TAIL DOOR AND CHASSIS ASSEMBLY"

INDUSTRY CLASSIFIED AS "GREEN"

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

- FOUNDATION : RCC 1:11/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8.
- RCC WORK : All Column, Beams, Roof Slab, Lintel,& Sunshade are in CC 1:11/2:3(M-25)
- BRICKWORK : B.W in Basement & Superstructure are in CM 1:5.
- JOINERY : Joineries are made with Steel (or) first class teak wood.
- WEATHERING : 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortor and sloped with water proofing compound.
- PLASTERING : Ceiling plastering with CM 1:3Inside & Outside walls are plastering with CM 1:4.
- PAINTING : White washing with two coats over the one coat of primer for Ceiling.Colour washing with two coats over one coat of primer for all Walls.

JOINERY SCHEDULE

RS1	4.50 x 5.00	ROLLING SHUTTER
RS	2.00 x 5.00	ROLLING SHUTTER
DD	2.00 x 2.40	DOUBLE DOOR
D	1.20 x 2.40	DOOR
D1	0.90 x 2.40	DOOR
D2	0.75 x 2.10	DOOR
W	2.00 x 2.63	WINDOW
V	1.20 x 0.90	VENTILATOR
V1	0.90 x 0.90	VENTILATOR

COLOUR INDEX :		REFERENCE :	
PROPOSED		SCALE	: 1:200
BOUNDARY		DATE	: 25 FEB 2025
ROAD			
DRIVEWAY			

N

W

E

S

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

For NAHARS ENGINEERING INDIA PVT.LTD.,

[Signature]

Authorised Signatory

ARCHITECT / REGISTERED ENGINEER :

[Signature]

K. RAJENDRAN,PD.Arch,I.D

REGISTERED ARCHITECT

CA. 92 /15005

TVLR / RA / Gr-I / 2019 / 09 / 007

8A, Gangadeeswarar Koil Street,

Ondikuppam, Manavalanagar,

Thiruvallur - 602 002.

REGISTERED STRUCTURAL ENGINEER :

[Signature]

Er. M. ULAGANATHAN,M.E.,

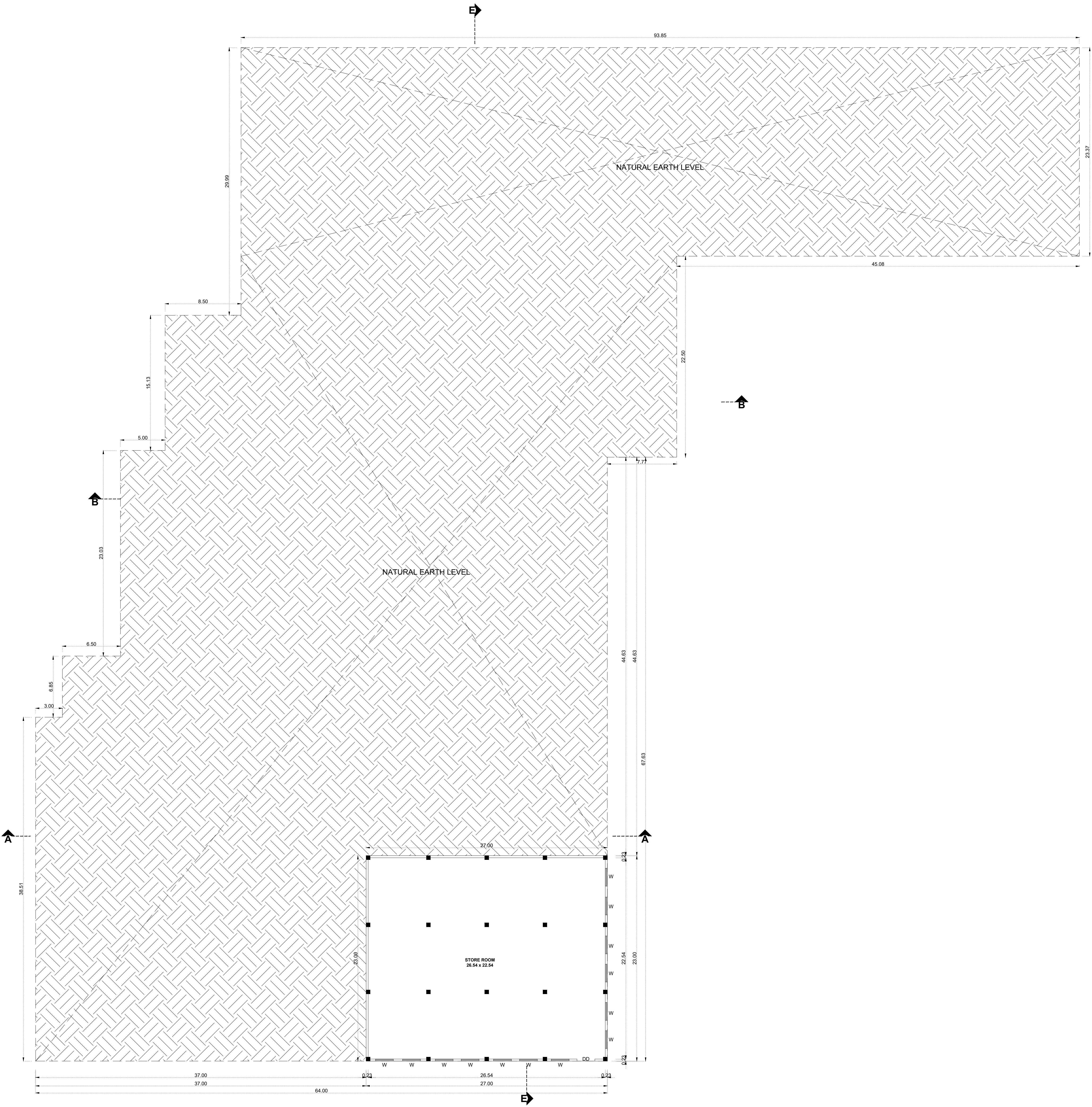
REG STRUCTURAL ENGINEER GRADE-I

CMDA Reg. No. SE/GR-I/19/03/014

DTCP Reg.No.TVLR/RSE/GR-I/2019/07/002

34 / 83, Third Floor, Mandaveli Street

Chennai -600 028 Cell : 9841158368



LOWER GROUND FLOOR PLAN



PLAN SHOWING THE EXISTING AND PROPOSED ADDITIONAL CONSTRUCTION OF INDUSTRIAL BUILDING FOR M/s.NAHARS ENGINEERING INDIA PVT LTD, IN S.F.NO: 469/3B, 470/1B, 472/1, 2B, 610/2A, 611/1A1, 613/1A, AT NAGONDAPALLI PANCHAYAT & VILLAGE, HOSUR UNION PANCYAT, HOSUR TALUK, KRISHNAGIRI DISTRICT.

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COLOUR INDEX :	REFERENCE :
PROPOSED	SCALE : 1:200
BOUNDARY	DATE : 25 FEB 2025
ROAD	
DRIVEWAY	

N

W

E

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Authorised Signatory

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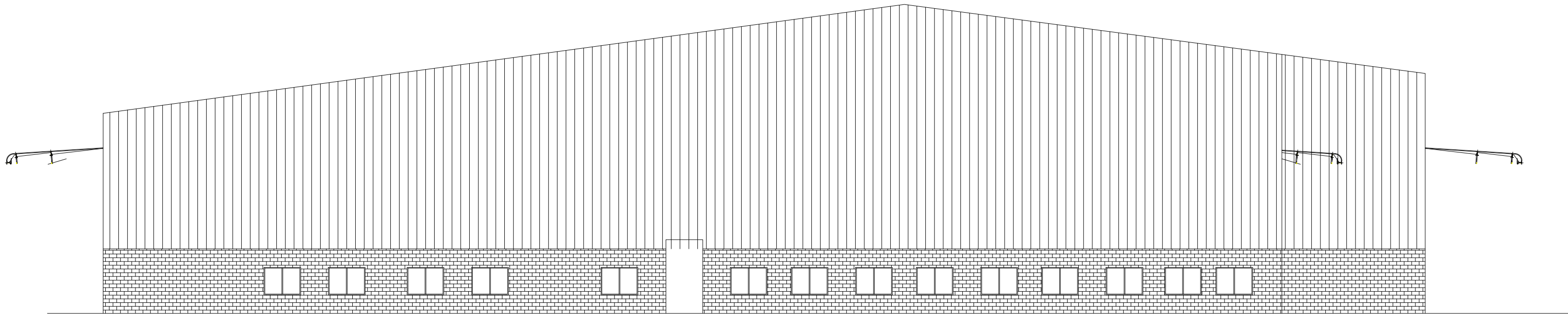
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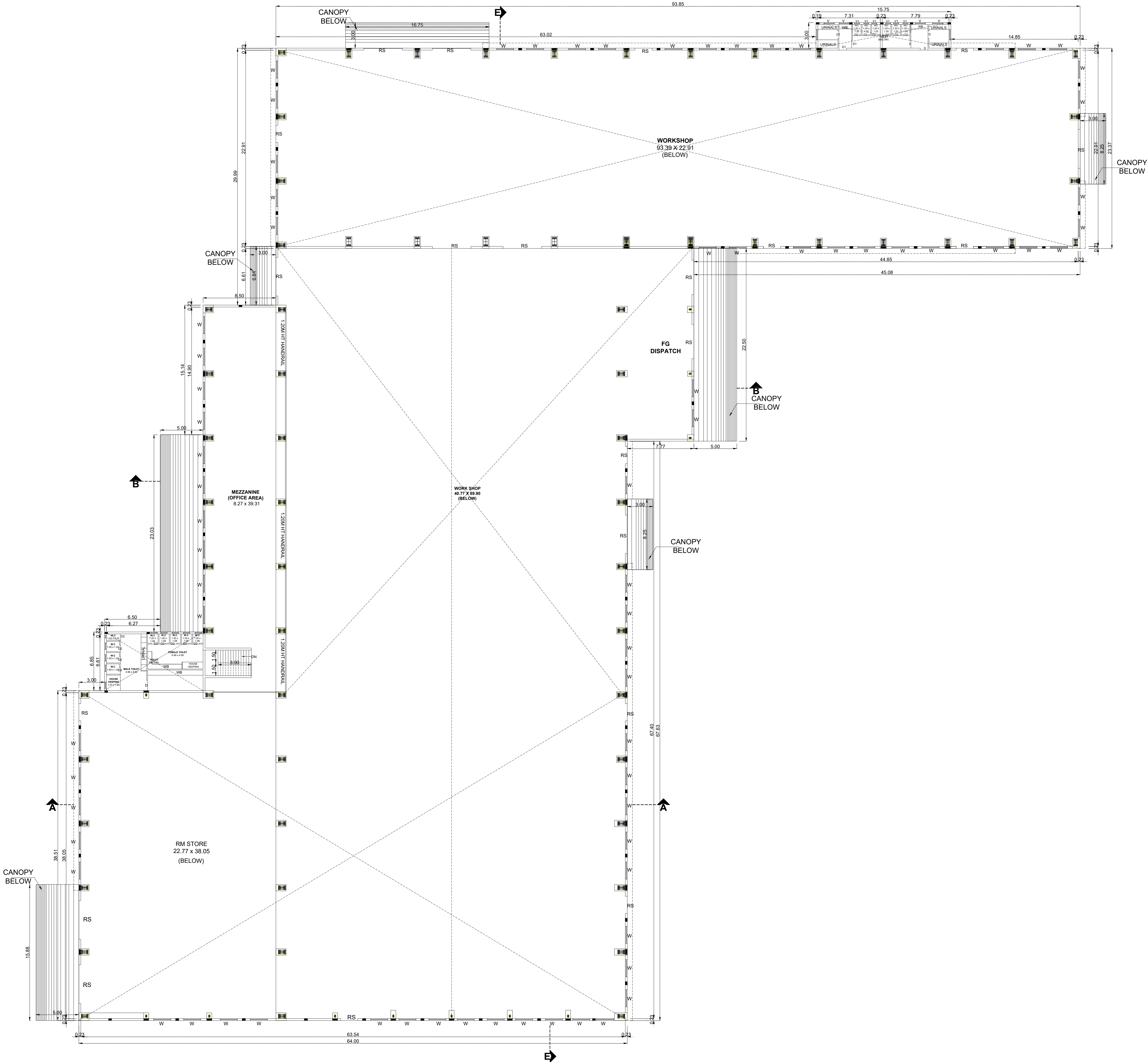
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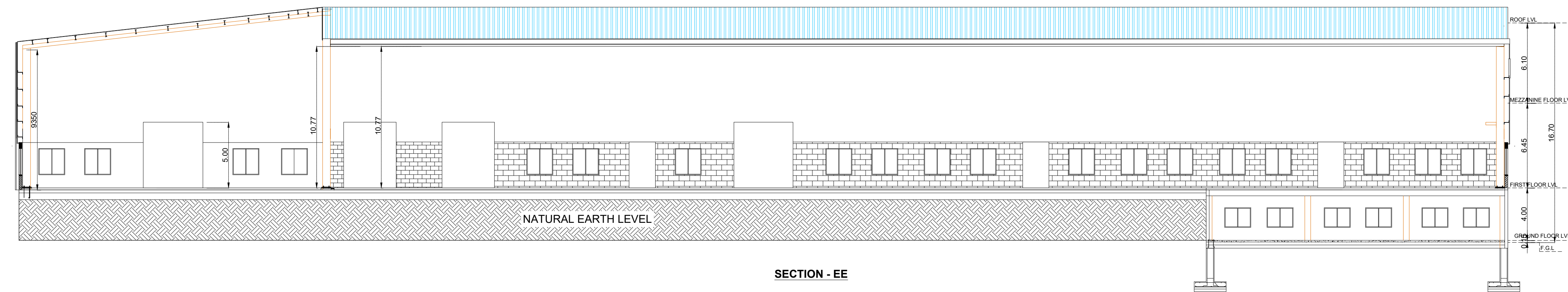
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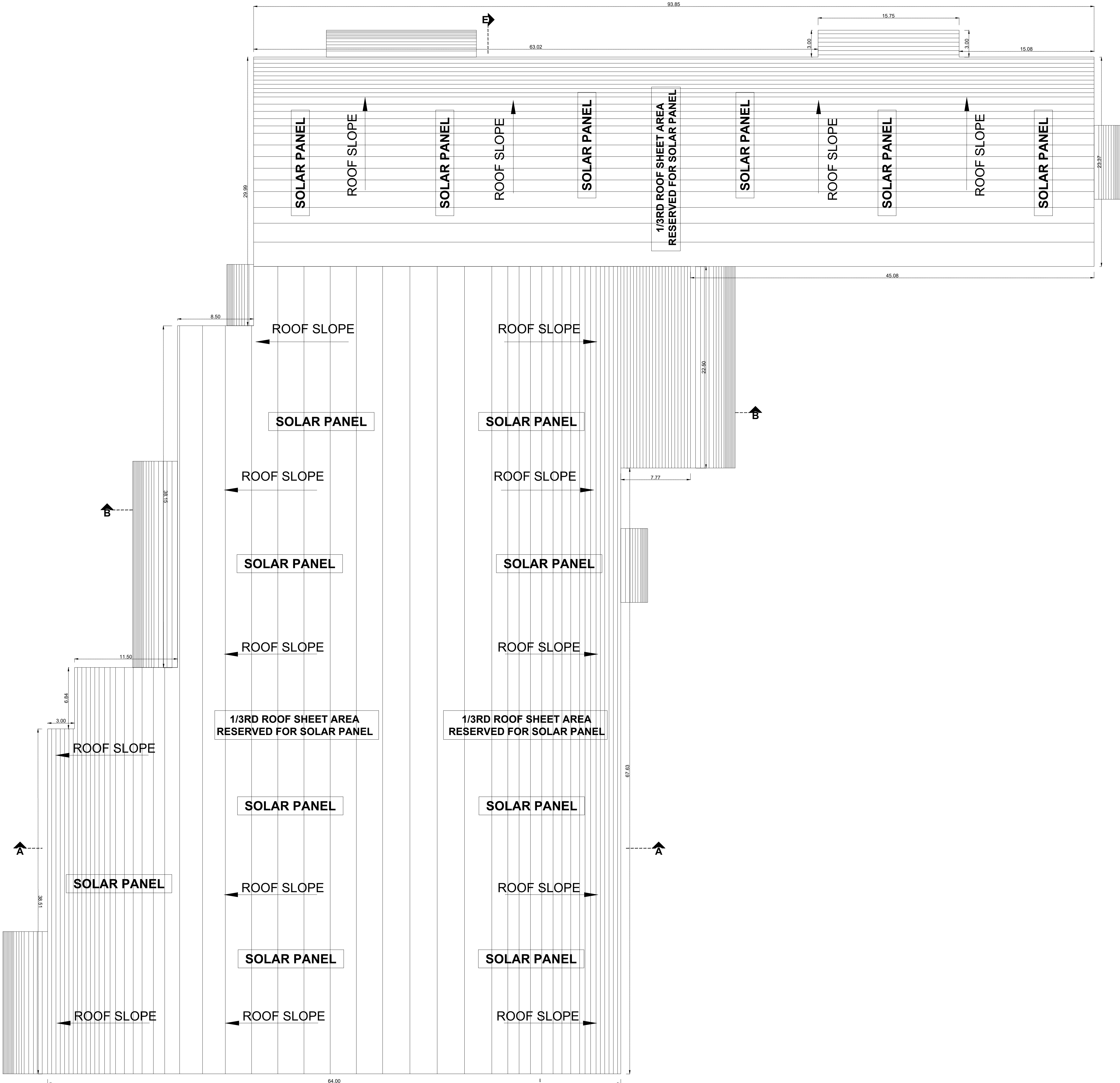
NORTH SIDE ELEVATION



MEZZANINE FLOOR PLAN



SECTION - EE



ROOF PLAN

BLOCK -03

SHEET NO: 04 / 05

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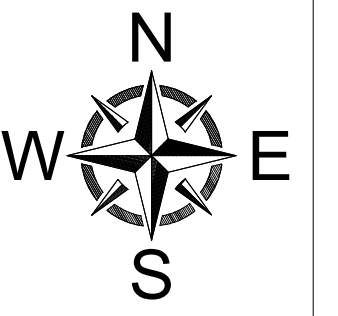
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COLOUR INDEX :		REFERENCE :	
PROPOSED	☐	SCALE	: 1:200
BOUNDARY	☐	DATE	: 25 FEB 2025
ROAD	☐		
DRIVEWAY	☐		



MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

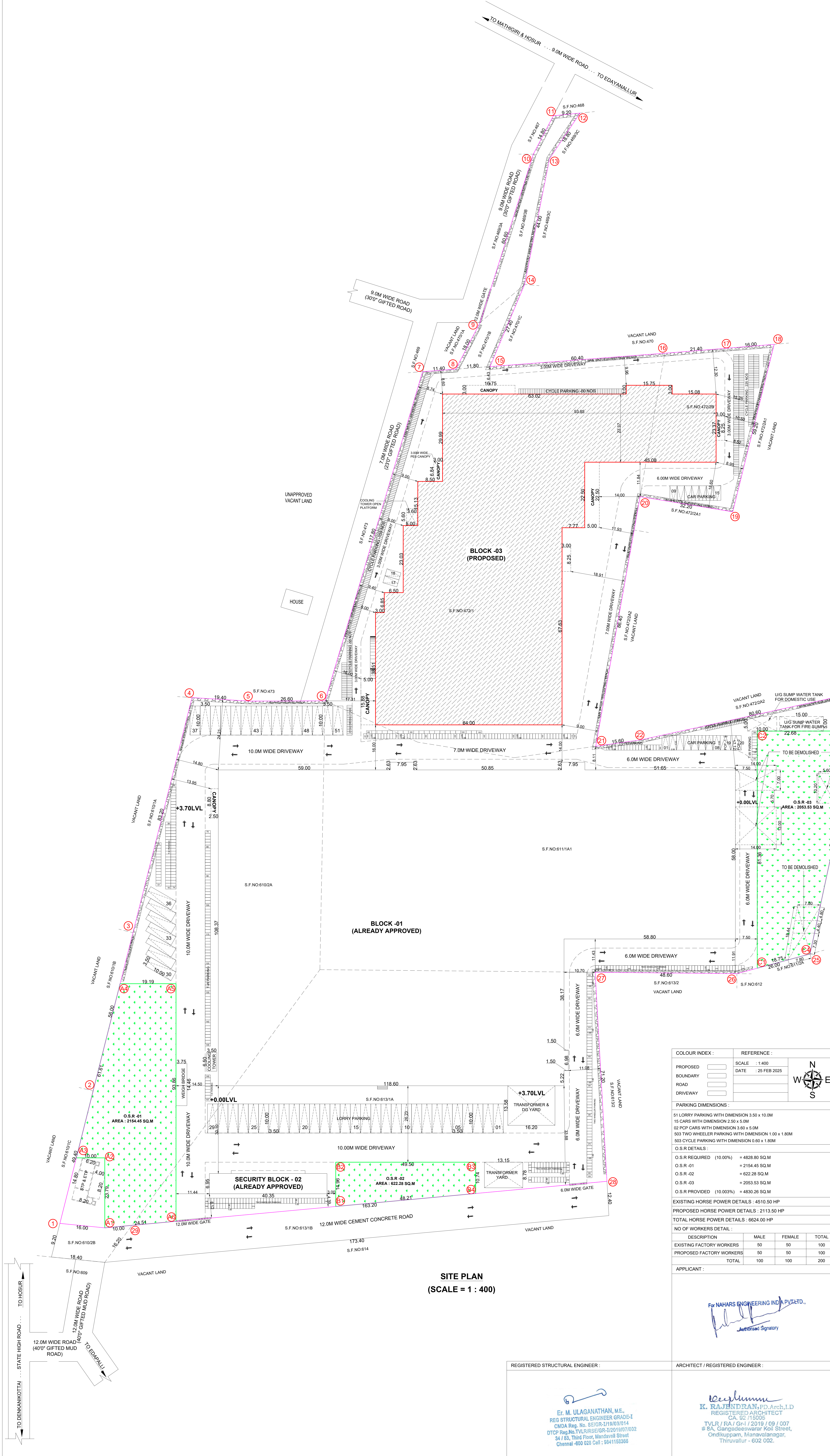
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SITE AREA DETAILS	
S.F.NO	AREA (SQ.M)
469/3B	587.00
470/1B	222.00
472/1	11750.00
472/2B	1820.00
610/2A	9630.00
611/1A1	14250.00
613/1A	10029.00
TOTAL	48288.00

SITE PLAN SHOWING THE EXISTING AND PROPOSED ADDITIONAL CONSTRUCTION OF INDUSTRIAL BUILDING FOR M/s.NAHARS ENGINEERING INDIA PVT LTD, IN S.F.NO: 469/3B, 470/1B, 472/1, 2B, 610/2A, 611/1A1, 613/1A, AT NAGONDAPALLI PANCHAYAT & VILLAGE, HOSUR UNION PANCHAYAT, HOSUR TALUK, KRISHNAGIRI DISTRICT.

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EXISTING APPROVAL DETAILS:

TECHNICAL CLEARANCE NUMBER - 375 / 2021

PLANNING PERMISSION NUMBER - 12A /2022

PLANNING PERMISSION DATE - 22.02.2022

NOTE : ALL DIMENSIONS AREA IN METRE

AREA STATEMENT DETAILS	
SITE AREA AS PER DOCUMENT	: 48288.00 SQ.M
SITE AREA AS PER PATTA	: 48288.00 SQ.M
SUPER IMPOSED SITE AREA	: 48288.00 SQ.M
EXISTING APPROVED BUILDING AREA DETAILS :	

01	BLOCK - 1 - MAIN FACTORY BUILDING		
	GROUND FLOOR	3638.63	-
	FIRST FLOOR	16404.38	-
	SECOND FLOOR (OFFICE)	1397.37	60.02
	SUB-TOTAL	21440.38	60.02
02	BLOCK - 02 - SECURITY		
	GROUND FLOOR	305.78	-
	EXISTING TOTAL	21746.16	60.02

PROPOSED BUILDING AREA DETAILS :			
S.NO	DESCRIPTION	FSI (SQ.M)	NON-FSI (SQ.M)
03	BLOCK - 03 - MAIN FACTORY BUILDING		
	LOWER GROUND FLOOR	621.00	-
	UPPER GROUND FLOOR	7885.28	-
	MEZZANINE FLOOR (OFFICE)	438.74	-
	PROPOSED TOTAL	8945.02	-

APPROVED EXISTING FSI AREA	=	21746.16 SQ.M
PROPOSED FSI AREA	=	8945.02 SQ.M
TOTAL FSI AREA	=	30691.18 SQ.M
FLOOR SPACE INDEX =	30691.18 / 48288.00	= 0.636

EXISTING PARKING DETAILS :		
DESCRIPTION	REQUIRED	PROVIDED
LORRY PARKING	41 NOS	41 NOS
CAR PARKING	14 NOS	15 NOS
TWO WHEELER PARKING	407 NOS	410 NOS
CYCLE PARKING	407 NOS	410 NOS

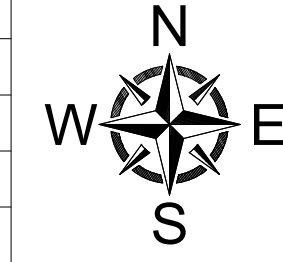
PROPOSED PARKING DETAILS :		
WORKSHOP AREA : 7183.34 SQ.M		
1 LORRY PARKING SPACE FOR EVERY 750.00 SQ.M		
1 TWO WHEELER & CYCLE SPACE FOR EVERY 75.00 SQ.M		
OFFICE AREA : 438.74 SQ.M		
1 CAR PARKING SPACE FOR EVERY 150.00 SQ.M		

DESCRIPTION	REQUIRED	PROVIDED
LORRY PARKING	10 NOS	10 NOS
CAR PARKING	1+2(PCP)= 03 NOS	1+2(PCP)= 03 NOS
TWO WHEELER PARKING	96 NOS	96 NOS
CYCLE PARKING	96 NOS	96 NOS

EXISTING & PROPOSED PARKING DETAILS :	
DESCRIPTION	PROVIDED
LORRY PARKING	51 NOS
CAR PARKING	(15+ 2(PCP)) = 17NOS
TWO WHEELER PARKING	503 NOS
CYCLE PARKING	503 NOS

COLOUR INDEX :	
PROPOSED	
BOUNDARY	
ROAD	
DRIVEWAY	

REFERENCE :	
SCALE :	1:400
DATE :	25 FEB 2025



PARKING DIMENSIONS :			
51 LORRY PARKING WITH DIMENSION 3.50 x 10.0M			
15 CARS WITH DIMENSION 2.50 x 5.0M			
02 PCP CARS WITH DIMENSION 3.00 x 5.0M			
503 TWO WHEELER PARKING WITH DIMENSION 1.00 x 1.80M			
503 CYCLE PARKING WITH DIMENSION 0.60 x 1.80M			

O.S.R DETAILS :			
O.S.R REQUIRED (10.00%)	=	4828.80 SQ.M	
O.S.R -01	=	2154.45 SQ.M	
O.S.R -02	=	622.28 SQ.M	
O.S.R -03	=	2053.53 SQ.M	
O.S.R PROVIDED (10.003%)	=	4830.26 SQ.M	

EXISTING HORSE POWER DETAILS : 4510.50 HP			
PROPOSED HORSE POWER DETAILS : 2113.50 HP			
TOTAL HORSE POWER DETAILS : 6624.00 HP			
NO OF WORKERS DETAIL :			
DESCRIPTION	MALE	FEMALE	TOTAL
EXISTING FACTORY WORKERS	50	50	100
PROPOSED FACTORY WORKERS	50	50	100
TOTAL	100	100	200

APPLICANT :

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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.

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
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India
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.

