Verified RealEstate™

REFERENCE
47/2024-2025

ISSUED
30 November 2024

PP APPROVAL RECORD

Planning Permission

Krishnagiri district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

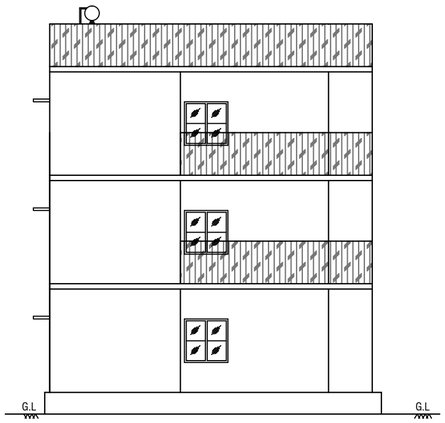
The approval as the planning authority issued it, reproduced in full behind this page.

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

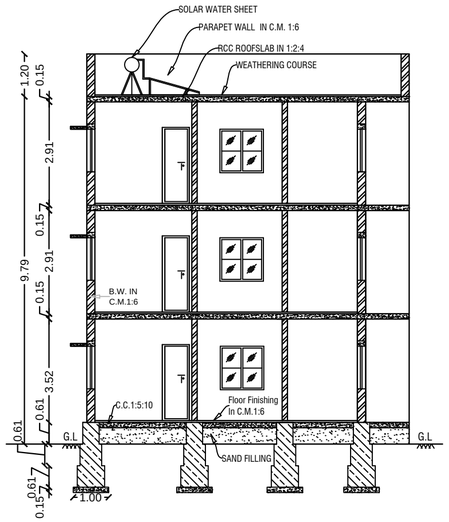
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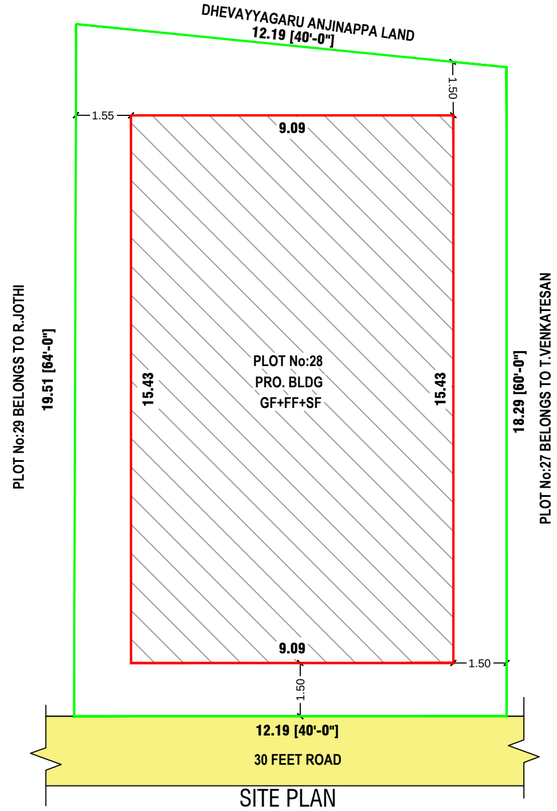
PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C.ROOF GROUND FLOOR, FIRST FLOOR & SECOND FLOOR RESIDENTIAL BUILDING IN PLOT No:28, S.F.No:256, SUBDIVISION S.F.No:256/121 OF BEGEPALLI VILLAGE & PANCHAYAT,HOSUR UNION COUNCIL & TALUK, KRISHNAGIRI DISTRICT.



ELEVATION

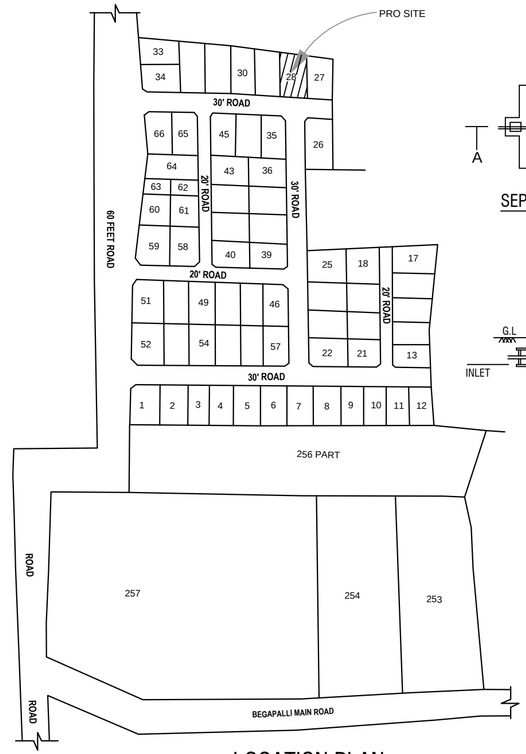


SECTION -AA



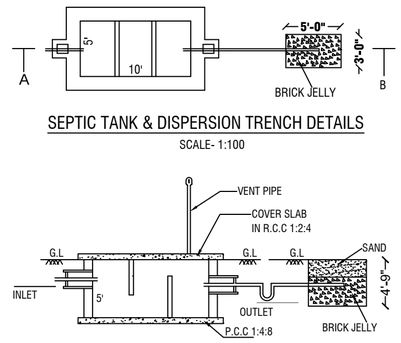
SITE PLAN

SCALE - 1:100



LOCATION PLAN

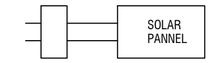
NOT TO SCALE



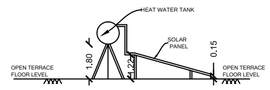
SEPTIC TANK & DISPERSION TRENCH DETAILS

SCALE- 1:100

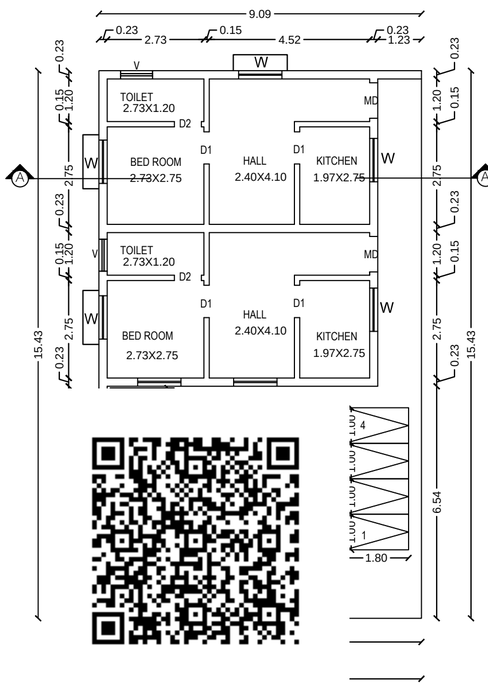
SECTION-AB



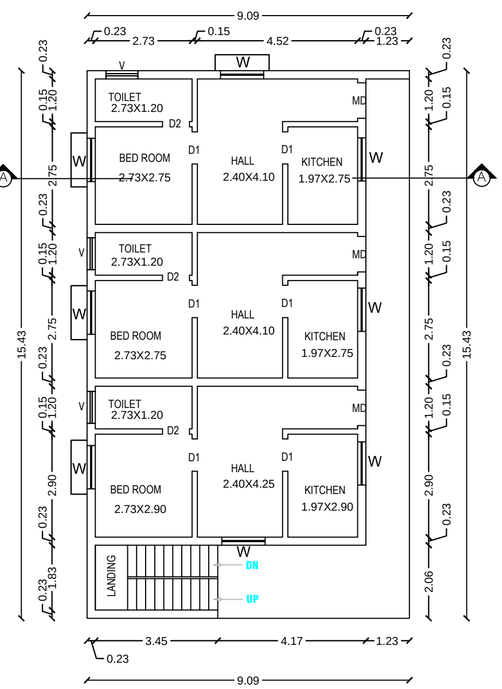
SOLAR WATER HEATER PLAN



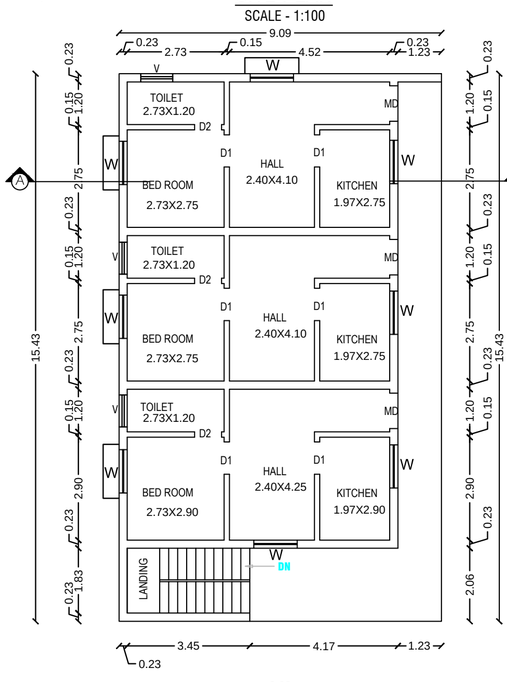
SIDE ELEVATION



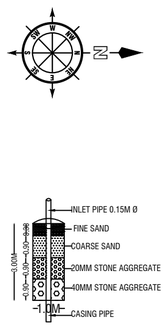
GROUND FLOOR PLAN



FIRST FLOOR PLAN

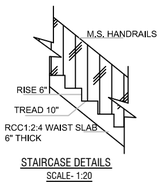


SECOND FLOOR PLAN



DETAILS OF RAIN WATER HARVESTING STRUCTURES

(NOT to SCALE)



STAIRCASE DETAILS

SCALE- 1:20

DWELLING UNIT AREA	
AREA OF DWELLING UNIT	35.83 Sq.Mt

PARKING STANDARDS	
REQUIRED	PROVIDED
DWELLING UNIT BELOW 50 Sq.Mt	DWELLING UNIT WITH 35.83 Sq.Mt
1 TWO WHEELER FOR EVERY DWELLING UNIT	8 TWO WHEELER SPACE

SCHEDULE OF JOINERIES		WIDTH	HEIGHT	AREA IN Sqm
D	DOOR	1.00	2.10	2.10
D1	DOOR	0.91	2.10	1.91
D2	DOOR	0.76	2.10	1.60
W	WINDOW	1.22	1.30	1.59
O	OPEN	1.50	2.10	3.15
AO	ARCH OPEN	1.22	2.10	2.56
V	VENTILATOR	0.90	0.60	0.54

AREA DETAILS		
PARTICULARS	Sq.Mt.	Sq.Ft.
TOTAL AREA OF THE SITE	230.40	2480.00
PLINTH AREA OF THE PRO. BLDG G.F	140.23	1509.44
PLINTH AREA OF THE PRO. BLDG F.F	140.23	1509.44
PLINTH AREA OF THE PRO. BLDG S.F	140.23	1509.44
OPEN SPACE	90.17	970.56
PLOT COVERAGE IN %	60.86	
FLOOR SPACE INDEX	1.83	

COLOUR INDEX	
SITE BOUNDARY	
PROPOSED BUILDING	
EXISTING ROAD	

NOTES

- ALL THE DOORS AND WINDOWS ARE OUTSIDE OPENING.
- WASTE WATER WILL BE USED FOR GARDEN PURPOSE
- ALL DIMENSIONS ARE IN FEET AND METRES

APPLICANT

Mrs.PRIYANKA SANKAR
D/o Mr.K.SANKAR

ENGINEER

Er G.NANDA KUMAR,B.E,M.Sc.Rev.,
Govt.HCMC Registered Engineer Grade-III
Registration No:153/LS/2020/00009

Name of Profession	R.E	R.SE	R.CE	R.QA
Grade&DTCP Regd No	II-19/21	II-23/21	I-29/21	I-06/21

64, Kalyan's Complex,Above Bigboss &
Kumar Medicals, Taluk Office road ,HOSUR-635109.
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GLOBAL INFRA-9159809614

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

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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.