PP APPROVAL RECORD

Planning Permission

Perandapalli

Krishnagiri district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

PURPOSE
Commercial

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

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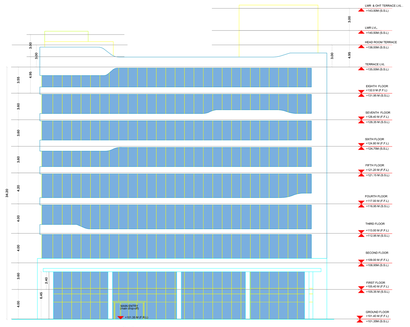
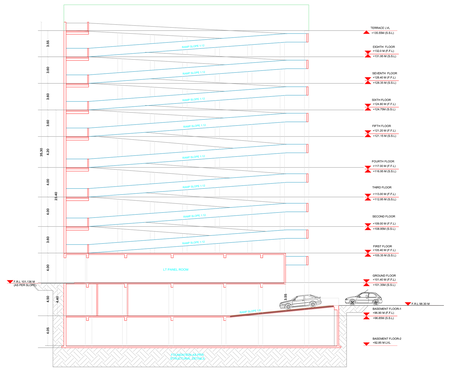
DETIAL PLAN SHOWING THE PROPOSED CONSTRUCTION OF RCC ROOF HOSPITAL BUILDING "1.EVERSTRAT MOET PRIVATE LIMITED, 2.EVERNEST MANSION PRIVATE LIMITED, 3.EVERSTRAT PEAK PRIVATE LIMITED & 4.EVERSTRAT TOWERS PRIVATE LIMITED" IN SF.No: 409/1A2B, 409/1B2 & 409/2 AT MORANAPALLI VILLAGE, PERANDAPALLI PANCHAYAT, SHOOLAGIRI PANCHAYAT UNION, HOSUR TALUK, KRISHNAGIRI DISTRICT.

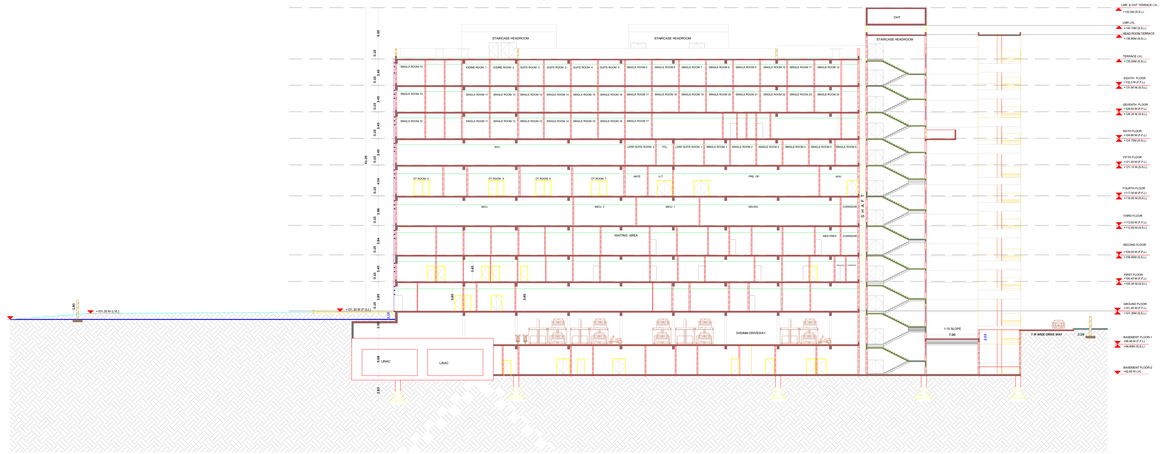
SHEET No.1/3

OFFICE USE

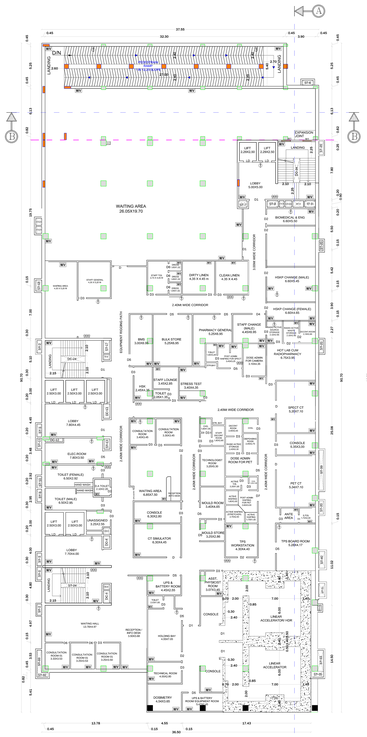


ELEVATION



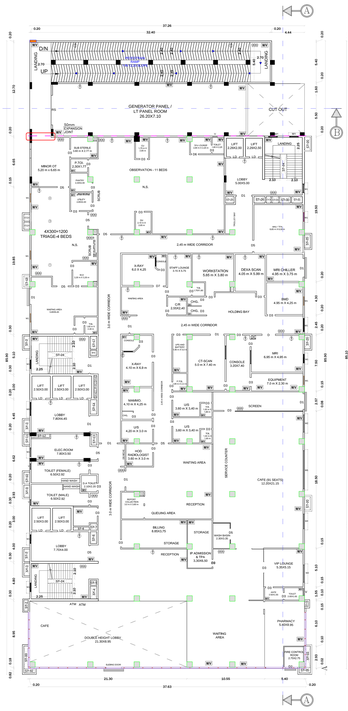


SECTION-AA



BLOCK-I
BASEMENT-02 FLOOR PLAN
(SCALE 1:100)

BLOCK-I
BASEMENT-01 FLOOR PLAN
(SCALE 1:100)

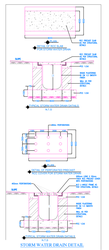


BLOCK-I
GROUND FLOOR PLAN
(SCALE 1:100)

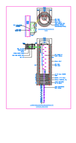
BLOCK-I
FIRST FLOOR PLAN
(SCALE 1:100)

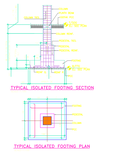
BLOCK-I
SECOND FLOOR PLAN
(SCALE 1:100)

BLOCK-I
THIRD FLOOR PLAN
(SCALE 1:100)



STORM WATER DRAIN DETAIL

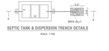




TYPICAL ISOLATED FOOTING SECTION

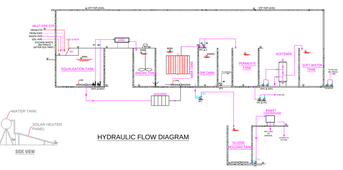
TYPICAL ISOLATED FOOTING PLAN

STAIRCASE DETAILS
SCALE-1:50



SEPTIC TANK & DISPERSION TRENCH DETAILS

SECTION-AB

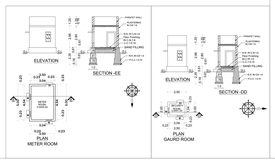


HYDRAULIC FLOW DIAGRAM

SIDE VIEW

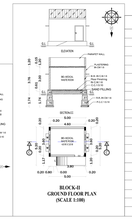
SOLAR PANNEL

PLAN
SOLAR WATER HEATER
SCALE- 1:50



PLAN
METER ROOM

PLAN
GAURD ROOM



BLOCK-II
GROUND FLOOR PLAN
(SCALE 1:100)

JOINERY DETAILS		JOINERY DETAILS	
ST-22	0.80X3.65	ST-1	0.62X3.65
ST-23	3.30X0.60	ST-2	0.60X1.50
ST-24	3.30X0.90	ST-3	0.80X1.70
ST-25	1.15X0.90	ST-4	0.90X1.70
ST-26	1.50X0.90	ST-5	0.50X0.70
ST-27	0.56X0.40	ST-6	0.90X1.60
ST-28	0.65X0.90	ST-7	0.95X0.90
ST-29	0.90X0.30	ST-8	2.15X0.41
ST-30	1.45X0.90	ST-9	0.80X1.65
ST-31	1.52X0.60	ST-10	0.80X1.55
ST-32	1.42X0.90	ST-11	0.80X1.45
ST-33	0.59X3.05	ST-12	2.50X0.50
ST-34	0.78X2.89	ST-13	0.75X1.50
ST-35	1.50X0.80	ST-14	0.90X1.95
ST-36	0.56X0.50	ST-15	0.40X0.80
ST-37	0.56X0.55	ST-16	0.65X1.60
ST-38	0.56X0.45	ST-17	0.90X1.75
ST-39	0.65X0.42	ST-18	0.80X1.50
ST-40	1.00X2.23	ST-19	0.81X0.95
ST-41	1.00X2.80	ST-20	0.80X1.80
ST-42	1.00X1.54	ST-21	0.50X0.75

JOINERY DETAILS			JOINERY DETAILS		
D	DOOR	1.80X2.10	W7	WINDOW	1.40X1.20
D1	DOOR	2.10X2.10	W8	WINDOW	4.90X1.50
D2	DOOR	1.20X2.10	W9	WINDOW	2.55X1.20
D3	DOOR	1.00X2.10	W10	WINDOW	6.20X1.50
D4	DOOR	1.65X2.10	W11	WINDOW	3.30X1.50
D5	DOOR	1.50X2.10	W12	WINDOW	8.20X1.50
D6	DOOR	0.90X2.10	W13	WINDOW	5.35X1.50
D7	DOOR	1.35X2.10	W14	WINDOW	0.90X1.50
LD	LIFT DOOR	1.20X3.50	W15	WINDOW	4.35X1.50
W1	WINDOW	1.20X1.37	W16	WINDOW	2.20X1.50
W2	WINDOW	2.35X1.37	W17	WINDOW	6.50X1.50
W3	WINDOW	2.90X1.37	W18	WINDOW	4.00X1.50
W4	WINDOW	2.00X1.37	V	VENTILATOR	0.76X0.61
W5	WINDOW	5.20X1.37	V1	VENTILATOR	1.70X0.61
W6	WINDOW	1.80X1.37			

COLOR INDEX

- SITE BOUNDARY
- PROPOSED BLDG.
- EXISTING ROAD
- PROPOSED MASTER PLAN (A4-A4) ROAD
- DRIVEWAY
- OSR AREA 10.30%

PARKING AS PER SWP SYSTEM

TYPE OF PARKING	REQUIRED	REQUIRED (SPLIT UP)	PROVIDED	PROVIDED (SPLIT UP)
CARS=(H.BILD.AREA/150 =(28669.18/150)=191.10	192	172	196	173
PHY.CH.CAR PARKING (RESERVED)		20		21
AMBULANCE (RESERVED)		0		2
TWO WHEELERS=(H.BILD AREA/150 =(28669.18/150)=191.10	192	172	196	175
PHY.CH.TWOWHEELER PARKING (RESERVED)		20		21

AREA DETAILS

TOTAL AREA OF THE SITE	IN SQMT
AREA AS PER PATTA	17226.00
AREA AS PER DOCUMENT	17226.00
SUPER IMPOSED PLOT AREA (AFTER DEDUCTING TO BE GIFTED MASTER PLAN SCHEME ROAD (1722E.00-1561.00))	15665.00

BULIDING AREA DETIALS

BLOCK	FLOOR	FSI AREA (sqmt)	NON FSI AREA (sqmt)	OTS DEDUCTION AREA (sqmt)	TOTAL BUILDING AREA (sqmt)
BLOCK-I	BASEMENT-2 FLOOR	3277.14	103.71	-	3380.85
	BASEMENT-1 FLOOR	761.31	3318.14	-	4079.45
	GROUND FLOOR	3019.56	97.74	-	3117.30
	FIRST FLOOR	2649.31	102.34	-	2751.65
	SECOND FLOOR	2838.87	102.34	-	2941.21
	THIRD FLOOR	2838.87	102.34	-	2941.21
	FOURTH FLOOR	2837.31	103.90	-	2941.21
	FIFTH FLOOR	2831.34	109.87	-	2941.21
	SIXTH FLOOR	2542.86	114.88	288.48	2657.74
	SEVENTH FLOOR	2535.50	122.24	295.84	2657.74
	EIGHT FLOOR	2537.11	120.63	294.23	2657.74
	HEAD ROOM & LIFT ROOM	-	369.09	-	369.09
BLOCK-II	GROUND FLOOR	24.80	-	-	24.80
GAURD ROOM	GROUND FLOOR	-	5.00	-	5.00
METER ROOM	GROUND FLOOR	17.50	-	-	17.50
TOTAL AREA		28711.48	4772.22	878.55	33483.70

DESCRIPTIONS

(FE) Fire Extinguisher	-
(FA) Fire Alarm	-
Rain Water Perculation	-
SAND BUCKETS	-
MECHANICAL VENTILATION TO BE PROVIDED WHEREVER NECESSARY	- M/V

AREA CALCULATION

PLOT COVERAGE (PC)= TOTAL GROUND FLOOR AREA / SITE AREA *100
=3164.60 / 15665 *100=20.20%

FOOR SPACE INDEX (FSI)= TOTAL FSI AREA / SITE AREA
= 28711.48 / 15665 = 1.83

OPEN SPACE RESERVATION (OSR)= (SITE AREA/100)*10
=(15665.00 / 100)*10= 1566.50 Sq.Mt 10%

OPEN SPACE RESERVATION (OSR)= PROVIDED AREA
=1616.80 Sq.Mt 10.30%

PROPOSED MASTER PLAN ROAD AREA
HAND OVER TO LOCAL BODY = 1561.00 Sq.Mt

REGISTERED GEO TECH ENGINEER

Thiru.N.SANTOSH RAO,M.Tech(Civil), Ph.D
Reg Geotech Engineer
Registration No:CGLDIST/ROTE/2019/05/002

REG.STRUCTURAL ENGINEER

Er N. PRAVEEN KUMAR, ME..
CREATIVE CONSTRUCTION
Structural Engineer / Chartred Engineer
Govt.INTD4 Reg.Structural Engineer-I(14/2023)
MOBILE:7502330468, 6380345365
MAIL:creativeconstructionhosur@gmail.com

APPLICANT

1.EVERSTRAT MOET PRIVATE LIMITED,
2.EVERNEST MANSION PRIVATE LIMITED,
3.EVERSTRAT PEAK PRIVATE LIMITED
4.EVERSTRAT TOWERS PRIVATE LIMITED

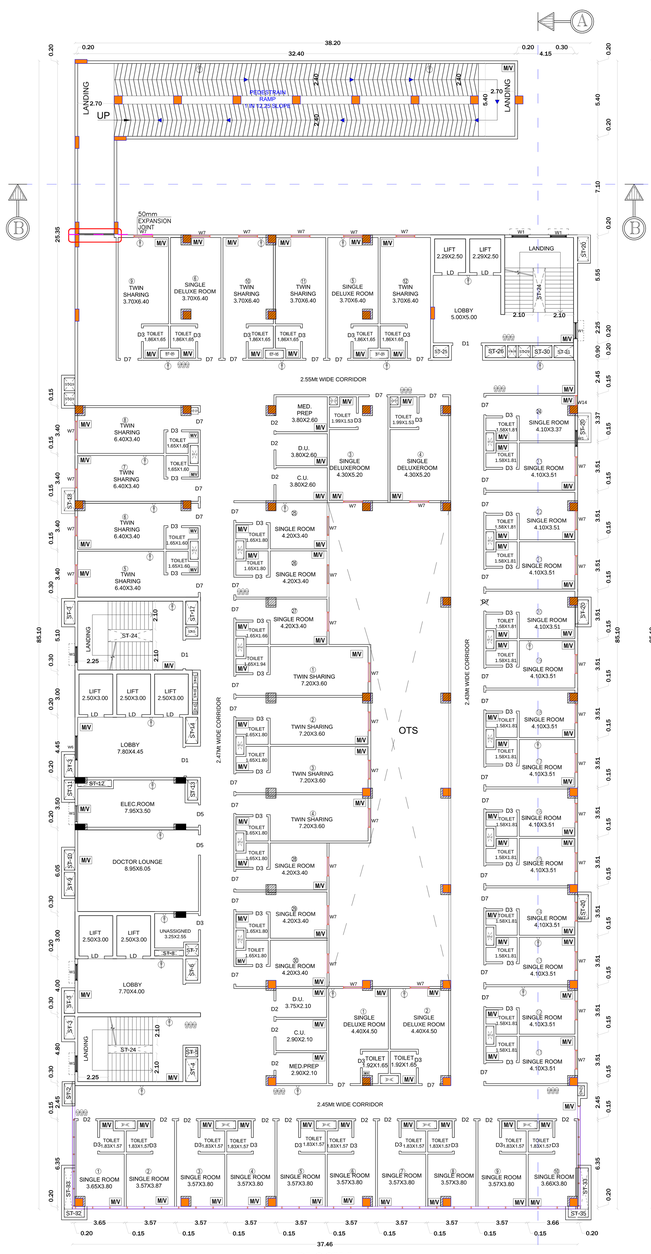
Dr.S.VIJAYABASKARAN

REGISTER ENGINEER

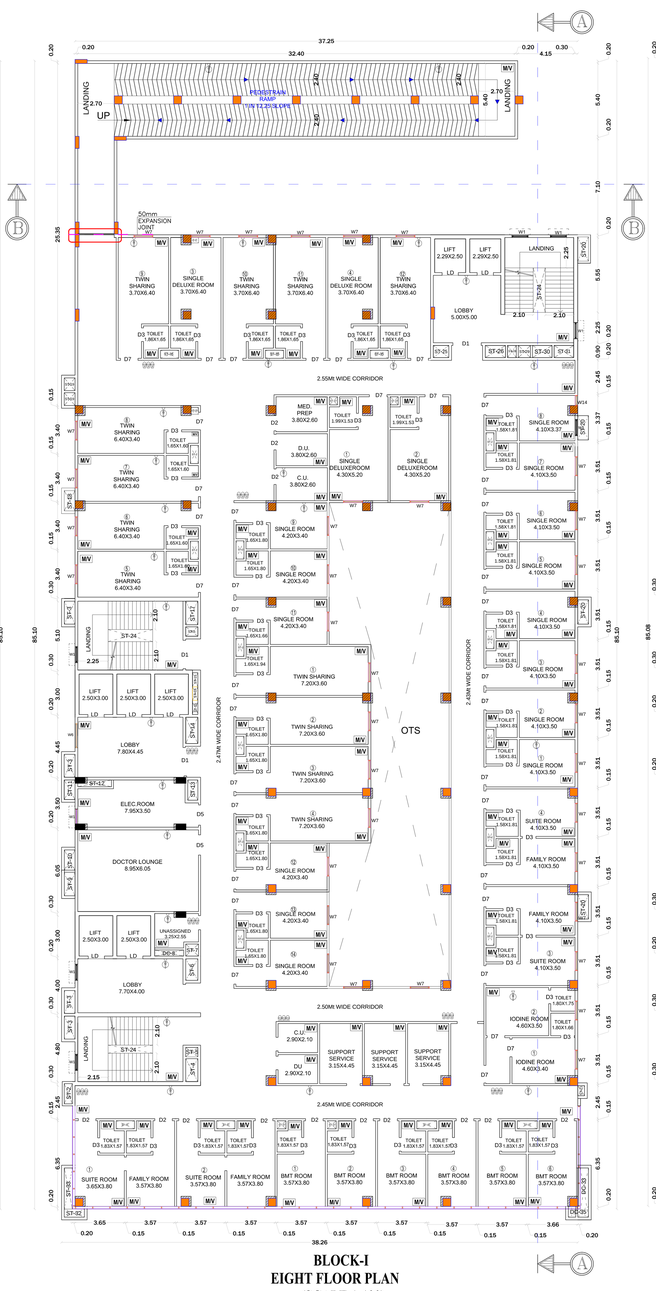
Er.S.SURESH BABU, ME..
Structural Engineer / Chartred Engineer
Govt.INTD4 Reg.Engineer-II(7/2020)
Mobile:7502330468, 6380345365
Mail:creativeconstructionhosur@gmail.com

DETIAL PLAN SHOWING THE PROPOSED CONSTRUCTION OF RCC ROOF HOSPITAL BUILDING "1.EVERSTRAT MOET PRIVATE LIMITED, 2.EVERNEST MANSION PRIVATE LIMITED, 3.EVERSTRAT PEAK PRIVATE LIMITED & 4.EVERSTRAT TOWERS PRIVATE LIMITED" IN SF.No: 409/1A2B, 409/1B2 & 409/2 AT MORANAPALLI VILLAGE, PERANDAPALLI PANCHAYAT, SHOOLAGIRI PANCHAYAT UNION, HOSUR TALUK, KRISHNAGIRI DISTRICT.

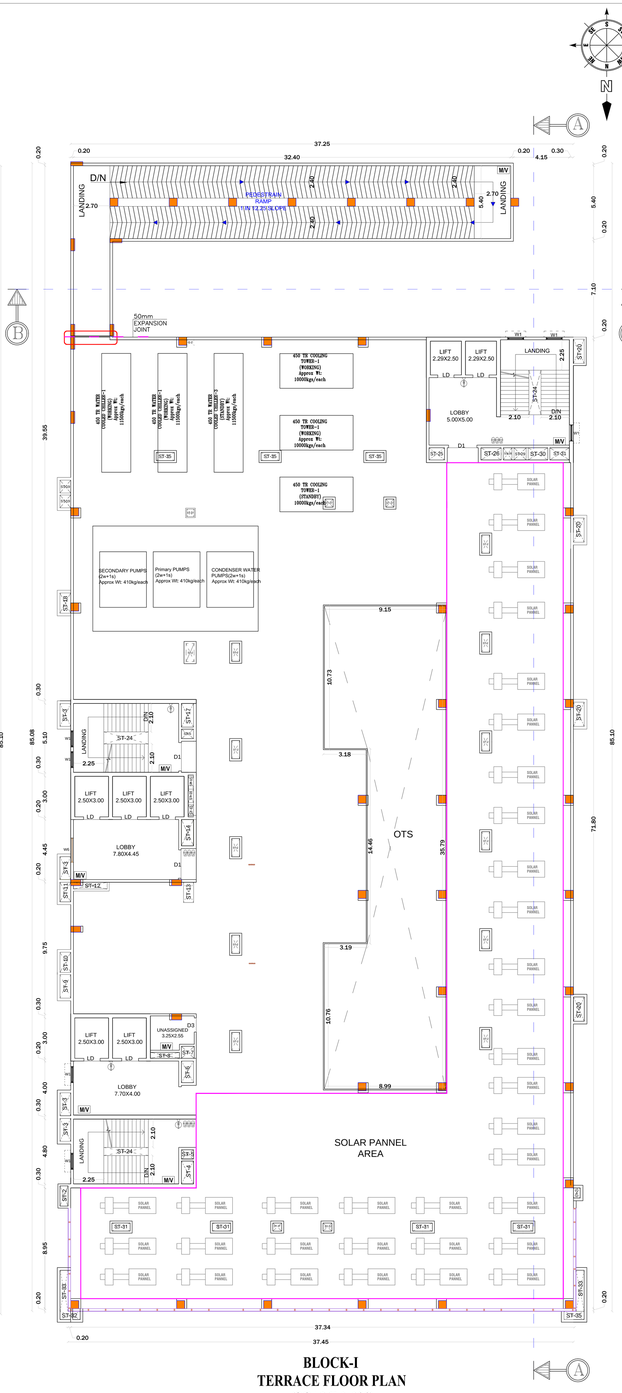
OFFICE USE | **SHEET No.2/3**



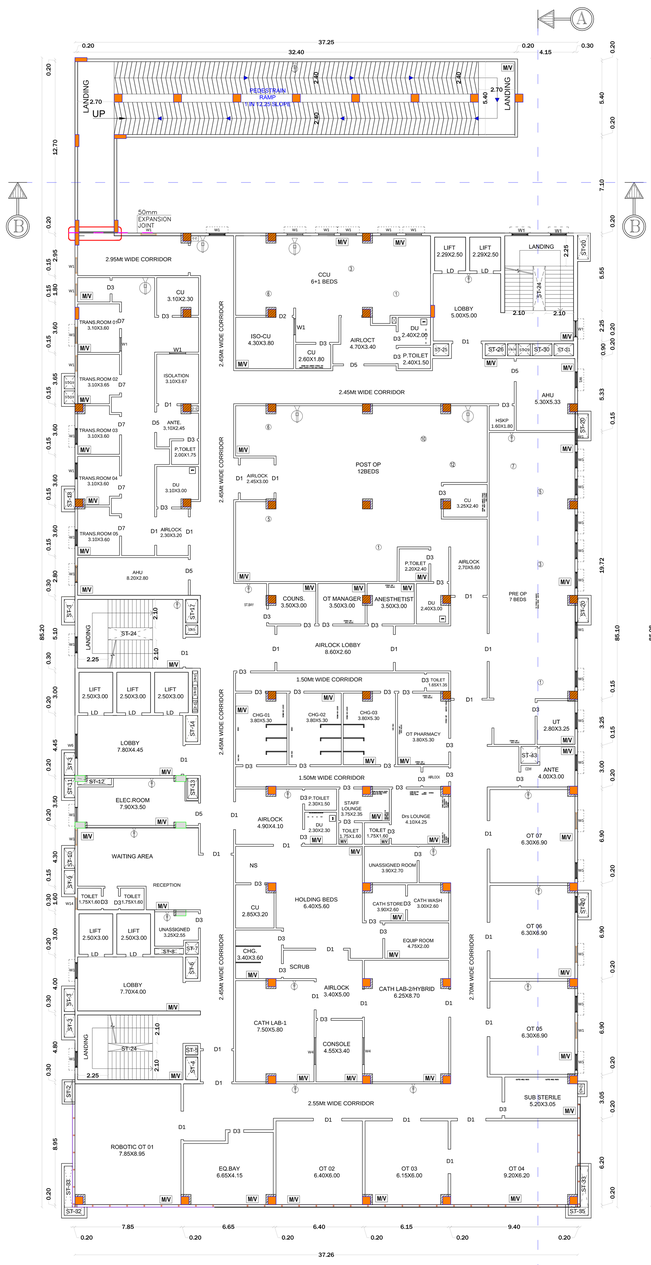
BLOCK-I
SEVENTH FLOOR PLAN
(SCALE 1:100)



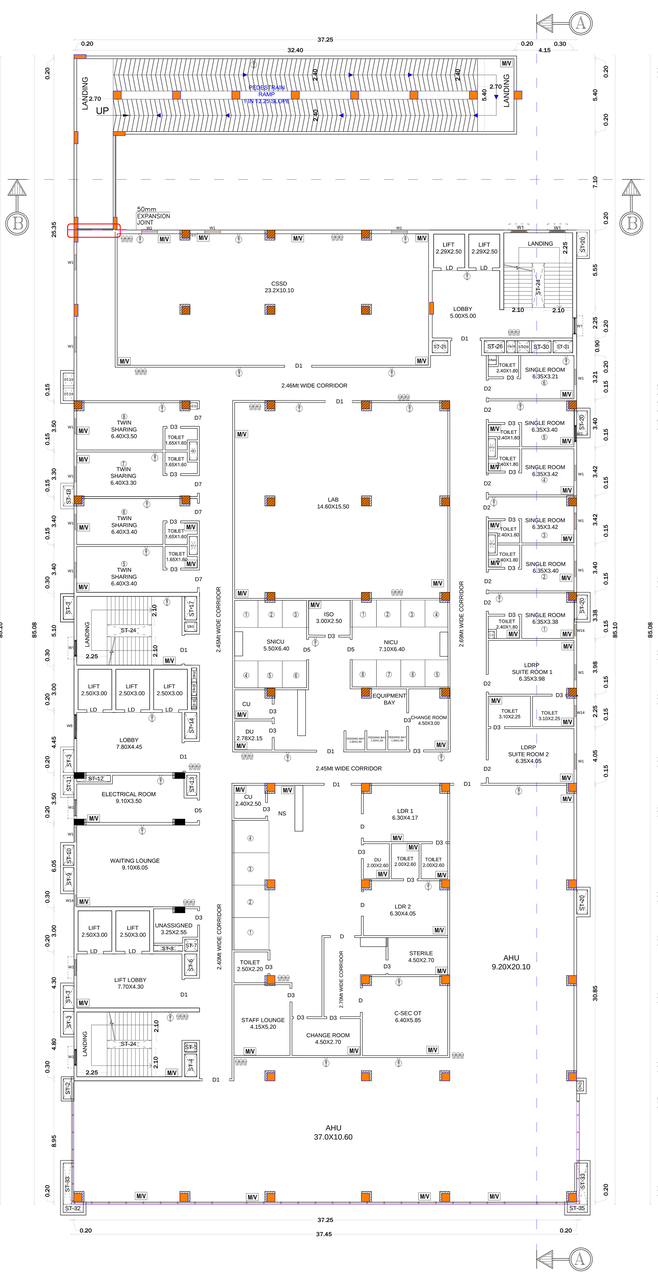
BLOCK-I
EIGHT FLOOR PLAN
(SCALE 1:100)



BLOCK-I
TERRACE FLOOR PLAN
(SCALE 1:100)

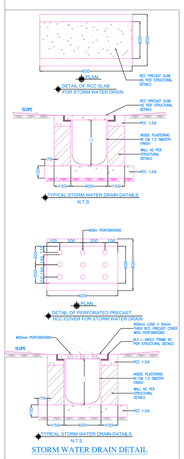


BLOCK-I
FOURTH FLOOR PLAN
(SCALE 1:100)

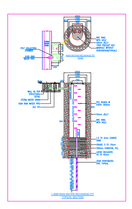


BLOCK-I
FIFTH FLOOR PLAN
(SCALE 1:100)

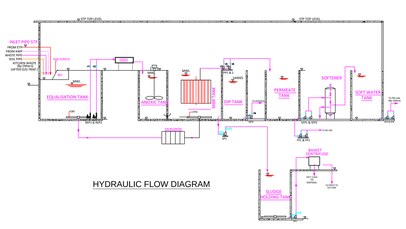
BLOCK-I
SIXTH FLOOR PLAN
(SCALE 1:100)



STORM WATER DRAIN DETAIL

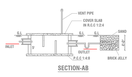


STAIRCASE DETAILS
SCALE- 1:20

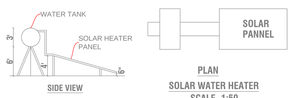


HYDRAULIC FLOW DIAGRAM

SEPTIC TANK & DISPERSION TRENCH DETAILS
SCALE- 1:100



SECTION-AB



SIDE VIEW

PLAN
SOLAR WATER HEATER
SCALE- 1:50

COLOR INDEX

SITE BOUNDARY	
PROPOSED BLDG.	
EXISTING ROAD	
PROPOSED MASTER PLAN (A4-A4) ROAD	
DRIVEWAY	
OSR AREA 10.30%	

PARKING AS PER SWP SYSTEM

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BLOCK-II	GROUND FLOOR	24.80	-	-	24.80
GAURD ROOM	GROUND FLOOR	-	5.00	-	5.00
METER ROOM	GROUND FLOOR	17.50	-	-	17.50
TOTAL AREA		28711.48	4772.22	878.55	33483.70

DESCRIPTIONS

(FE) Fire Extinguisher	-
(FA) Fire Alarm	-
Rain Water Perculation	-
SAND BUCKETS	-
MECHANICAL VENTILATION TO BE PROVIDED WHEREVER NECESSARY	-

M/V

JOINERY DETAILS		JOINERY DETAILS	
ST-22	0.80X3.65	ST-1	0.62X3.65
ST-23	3.30X0.60	ST-2	0.60X1.50
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ST-37	0.56X0.55	ST-16	0.40X1.00
ST-38	0.56X0.45	ST-17	0.90X1.75
ST-39	0.65X0.42	ST-18	0.80X1.50
ST-40	1.00X2.23	ST-19	0.81X0.95
ST-41	1.00X2.80	ST-20	0.80X1.80
ST-42	1.00X1.54	ST-21	0.50X0.75

JOINERY DETAILS			JOINERY DETAILS		
D	DOOR	1.80X2.10	W7	WINDOW	1.40X1.20
D1	DOOR	2.10X2.10	W8	WINDOW	4.90X1.50
D2	DOOR	1.20X2.10	W9	WINDOW	2.55X1.20
D3	DOOR	1.00X2.10	W10	WINDOW	6.20X1.50
D4	DOOR	1.65X2.10	W11	WINDOW	3.30X1.50
D5	DOOR	1.50X2.10	W12	WINDOW	8.20X1.50
D6	DOOR	0.90X2.10	W13	WINDOW	5.35X1.50
D7	DOOR	1.35X2.10	W14	WINDOW	0.90X1.50
LD	LIFT DOOR	1.20X3.50	W15	WINDOW	4.35X1.50
W1	WINDOW	1.20X1.37	W16	WINDOW	2.20X1.50
W2	WINDOW	2.35X1.37	W17	WINDOW	6.50X1.50
W3	WINDOW	2.90X1.37	W18	WINDOW	4.00X1.50
W4	WINDOW	2.00X1.37	V	VENTILATOR	0.76X0.61
W5	WINDOW	5.20X1.37	V1	VENTILATOR	1.70X0.61
W6	WINDOW	1.80X1.37			

REGISTERED GEO TECH ENGINEER

Thiru.N.SANTOSH RAO,M.Tect(Civil), Ph.D
Reg.Geotech Engineer
Registration No:CGLDIST/RGTE/2019/05/002

REG.STRUCTURAL ENGINEER

Er N. PRAVEEN KUMAR, ME.,
CREATIVE CONSTRUCTION
Structural Engineer / Charted Engineer
Govt.HNTDA Reg.Structural Engineer-I(14/2023)
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MAIL:creativeconstructionhosur@gmail.com

APPLICANT

1.EVERSTRAT MOET PRIVATE LIMITED,
2.EVERNEST MANSION PRIVATE LIMITED,
3.EVERSTRAT PEAK PRIVATE LIMITED
4.EVERSTRAT TOWERS PRIVATE LIMITED

Dr.S.VIJAYABASKARAN

REGISTER ENGINEER

Er S.SURESH BABU, ME.,
Structural Engineer / Charted Engineer
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Mobile:7502330468, 6380345365
Mail:creativeconstructionhosur@gmail.com

AREA CALCULATION

PLOT COVERAGE (PC)= $\frac{\text{TOTAL GROUND FLOOR AREA}}{\text{SITE AREA}}$*100
$=\frac{3164.60}{15665}$*100=20.20%

FOOR SPACE INDEX (FSI)= $\frac{\text{TOTAL FSI AREA}}{\text{SITE AREA}}$
$=\frac{28711.48}{15665}$= 1.83

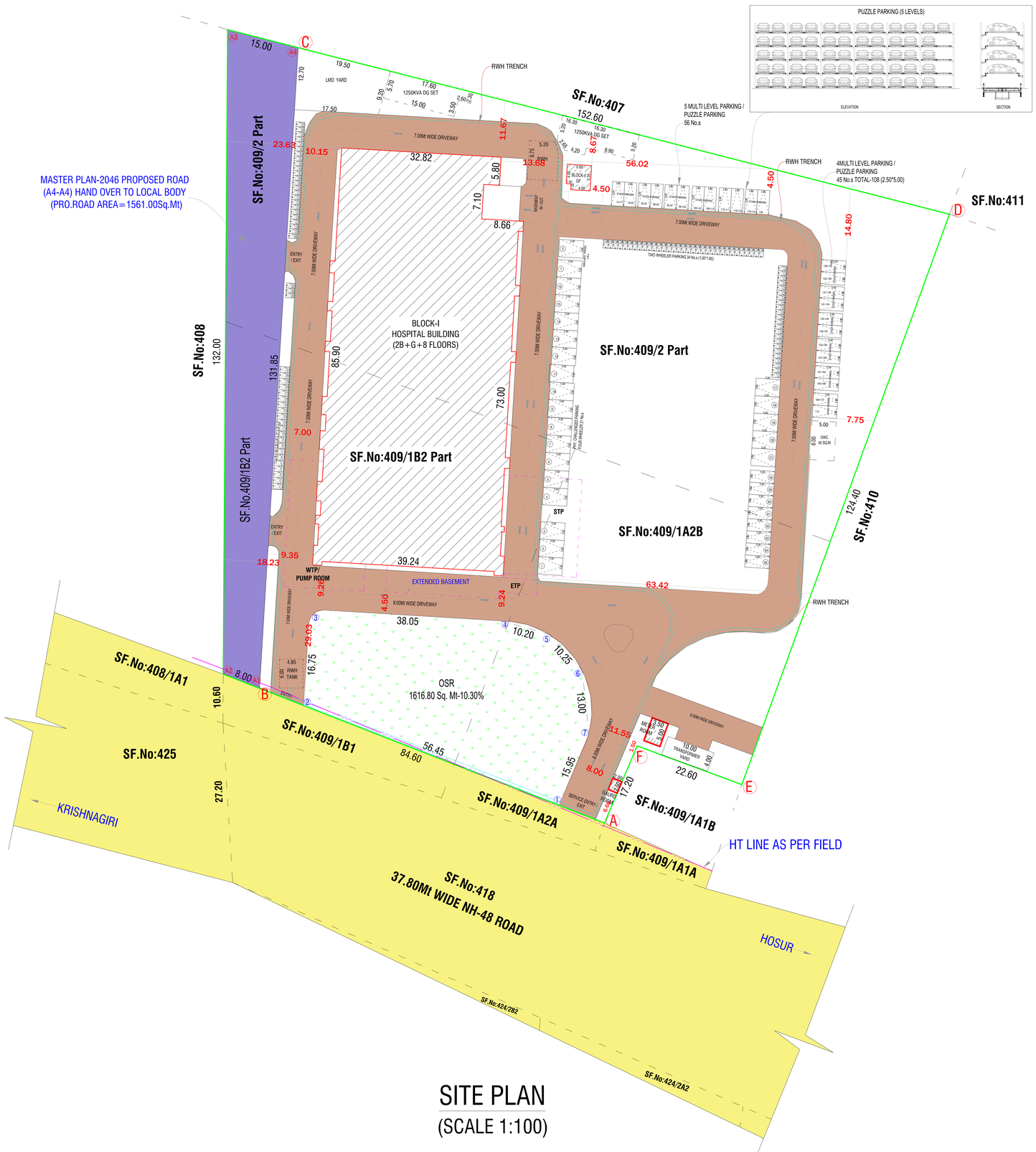
OPEN SPACE RESERVATION (OSR)= (SITE AREA/100)*10
$=(\frac{15665.00}{100})$*10= 1566.50 Sq.Mt 10%

OPEN SPACE RESERVATION (OSR)= PROVIDED AREA
=1616.80 Sq.Mt 10.30%

PROPOSED MASTER PLAN ROAD AREA
HAND OVER TO LOCAL BODY = 1561.00 Sq.Mt

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF RCC ROOF HOSPITAL BUILDING "1.EVERSTRAT MOET PRIVATE LIMITED, 2.EVERNEST MANSION PRIVATE LIMITED, 3.EVERSTRAT PEAK PRIVATE LIMITED & 4.EVERSTRAT TOWERS PRIVATE LIMITED" IN SF.No: 409/1A2B, 409/1B2 & 409/2 AT MORANAPALLI VILLAGE, PERANDAPALLI PANCHAYAT, SHOOLAGIRI PANCHAYAT UNION, HOSUR TALUK, KRISHNAGIRI DISTRICT.

SHEET No.3/3



SITE PLAN
(SCALE 1:100)

OFFICE USE

COLOR INDEX

SITE BOUNDARY	
PROPOSED BLDG.	
EXISTING ROAD	
PROPOSED MASTER PLAN (A4-A4) ROAD	
DRIVEWAY	
OSR AREA 10.30%	

PARKING AS PER SWP SYSTEM

TYPE OF PARKING	REQUIRED	REQUIRED (SPLIT UP)	PROVIDED	PROVIDED (SPLIT UP)
CARS=H.BILD.AREA/150 =(28669.18/150)=191.10	192	172	196	173
PHY.CH.CAR PARKING (RESERVED)		20		21
AMBULANCE (RESERVED)		0		2
TWO WHEELERS=H.BILD AREA/150 =(28669.18/150)=191.10	192	172	196	175
PHY.CH.TWOWHEELER PARKING (RESERVED)		20		21

AREA DETAILS

TOTAL AREA OF THE SITE	IN SQMT
AREA AS PER PATTA	17226.00
AREA AS PER DOCUMENT	17226.00
SUPER IMPOSED PLOT AREA {AFTER DEDUCTING TO BE GIFTED MASTER PLAN SCHEME ROAD (17226.00-1561.00)}	15665.00

BULIDING AREA DETIALS

BLOCK	FLOOR	FSI AREA (sqmt)	NON FSI AREA (sqmt)	OTS DEDUCTION AREA (sqmt)	TOTAL BUILDING AREA (sqmt)
BLOCK-I	BASEMENT-2 FLOOR	3277.14	103.71	-	**3380.85**
	BASEMENT-1 FLOOR	761.31	3318.14	-	**4079.45**
	GROUND FLOOR	3019.56	97.74	-	**3117.30**
	FIRST FLOOR	2649.31	102.34	-	**2751.65**
	SECOND FLOOR	2838.87	102.34	-	**2941.21**
	THIRD FLOOR	2838.87	102.34	-	**2941.21**
	FOURTH FLOOR	2837.31	103.90	-	**2941.21**
	FIFTH FLOOR	2831.34	109.87	-	**2941.21**
	SIXTH FLOOR	2542.86	114.88	288.48	**2657.74**
	SEVENTH FLOOR	2535.50	122.24	295.84	**2657.74**
	EIGHT FLOOR	2537.11	120.63	294.23	**2657.74**
	HEAD ROOM & LIFT ROOM	-	369.09	-	**369.09**
BLOCK-II	GROUND FLOOR	24.80	-	-	**24.80**
GAURD ROOM	GROUND FLOOR	-	5.00	-	**5.00**
METER ROOM	GROUND FLOOR	17.50	-	-	**17.50**
TOTAL AREA		**28711.48**	**4772.22**	**878.55**	**33483.70**

AREA CALCULATION

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REG.STRUCTURAL ENGINEER	**REGISTER ENGINEER**
Er N. PRAVEEN KUMAR, ME.. CREATIVE CONSTRUCTION Structural Engineer / Chartred Engineer Govt.HNTDA Reg.Structural Engineer-I(14/2023) MOBILE:7502330468, 6380345365 MAIL:creativeconstructionhosur@gmail.com	Er S.SURESH BABU, ME.. Structural Engineer / Chartred Engineer Govt.HNTDA Reg.Engineer-II(17/2020) Mobile:7502330468, 6380345365 Mail:creativeconstructionhosur@gmail.com

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

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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

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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.