PP APPROVAL RECORD

Planning Permission

Krishnagiri district, Tamil Nadu

APPROVAL TYPE
Building Plan

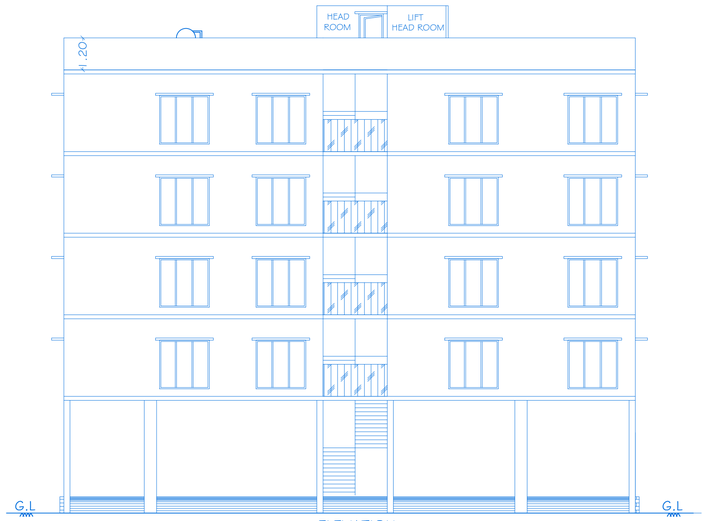
ISSUING AUTHORITY
DTCP

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

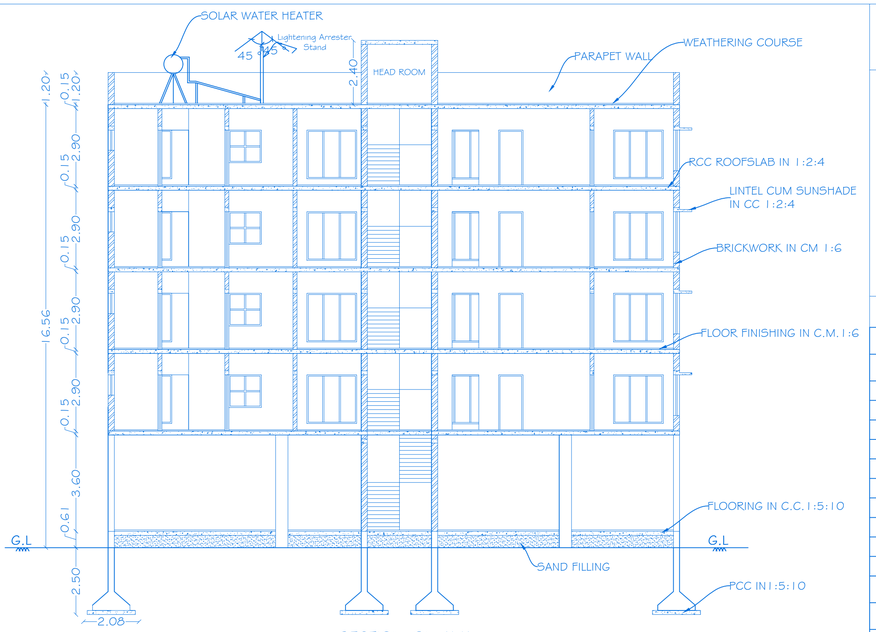
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

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

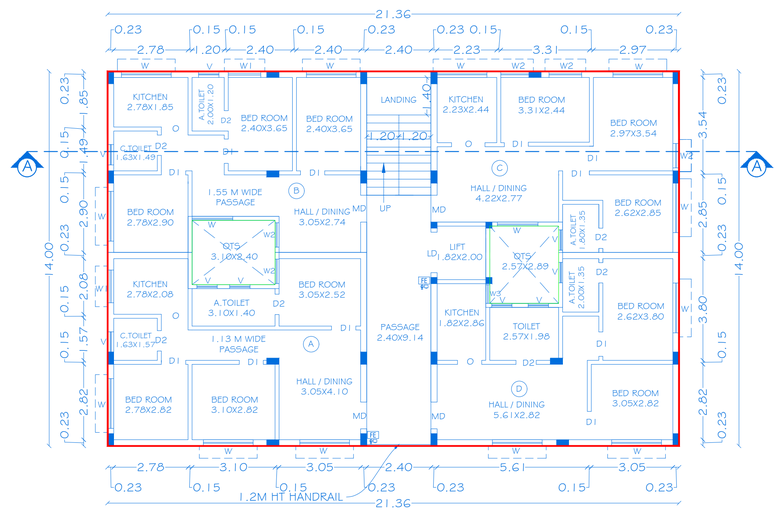
hello@verified.realestate
+91 9996 12 9996
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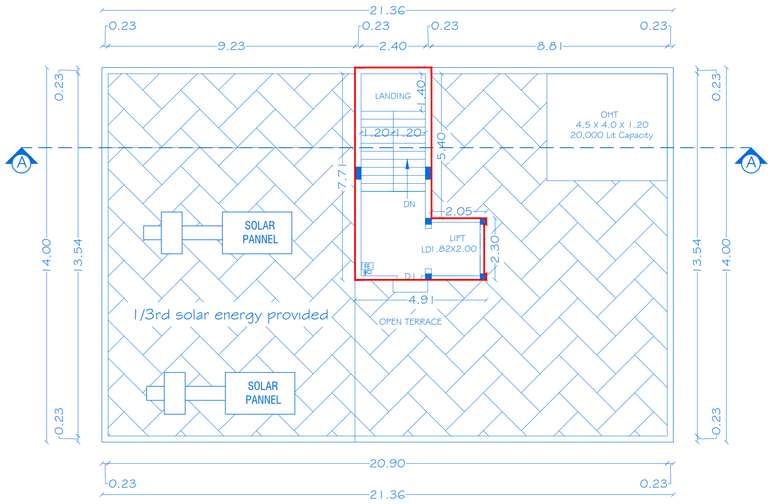
ELEVATION



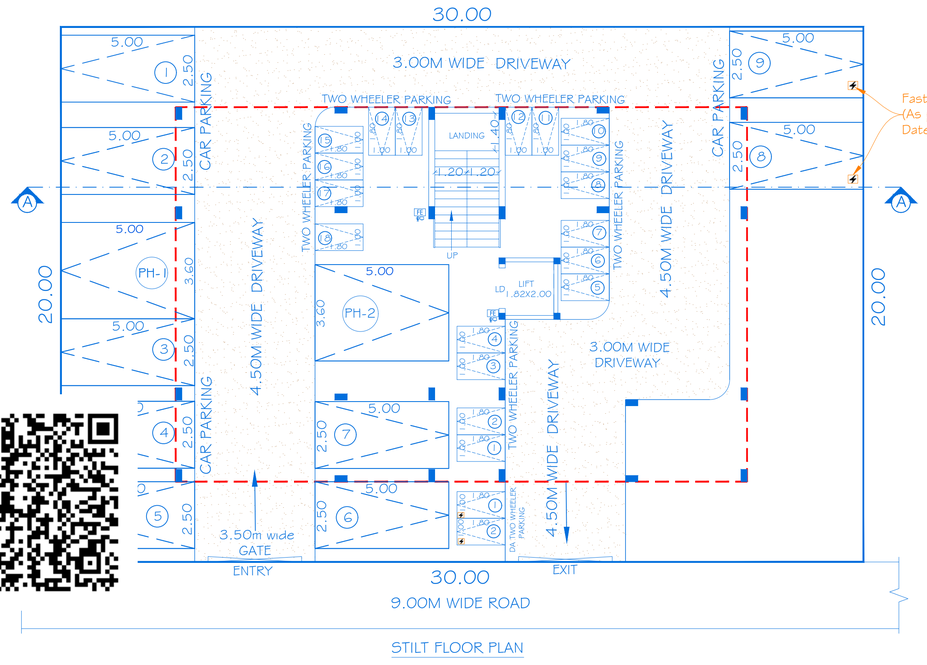
SECTION ON 'AA'



TYPICAL FIRST, SECOND, THIRD & FOURTH FLOOR PLAN



TERRACE FLOOR PLAN



Fast Charging Point (As per GO.NO. 171/2025, Dated. 30.10.2025)

STILT FLOOR PLAN

SHEET NO:01/02

SCALE 1:100

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RCC ROOF RESIDENTIAL APARTMENT BUILDING IN STILT, FIRST, SECOND, THIRD & FOURTH FLOOR (DTCP APPROVED LAYOUT NO.501/1998) IN PLOT NO: A48 & A49, SFNo:82 Part & 93 Part, AT SIPCOT HOUSING COMPLEX AT HOSUR PHASE-1, MOOKONDAPALLI VILLAGE, HOSUR CITY MUNICIPAL CORPORATION & TALUK, KRISHNAGIRI DISTRICT.

NOTE: ALL DIMENSIONS ARE IN METER

JOINERY DETAILS

REF. ID	DESCRIPTIONS	SIZES
LD	LIFT DOOR	1.51 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	1.52 X 1.83
W2	WINDOW	1.22 X 1.83
W3	WINDOW	0.70 X 1.22
V	VENTILATOR	0.76X 0.61

AREA DETAILS / FLOOR

S.NO	FLAT NAME	AREA
1	A	66.33
2	B	61.86
3	C	57.19
4	D	59.90
Total Area	245.28	

UNITS PER FLOOR = 4 UNITS

TOTAL UNITS = (4 UNITS X 4 FLOORS)

= 16 UNITS

AREA DETAILS

TOTAL AREA OF THE SITE = 600.00 Sq.mt

S. No	PARTICULARS	TOTAL BUILTUP AREA -Sq.mt	NON FSI AREA -Sq.mt	FSI Area in Sq.mt
1	AREA OF THE STILT FLOOR	299.04	299.04	-
2	AREA OF THE FIRST FLOOR	299.04	14.88	284.16
3	AREA OF THE SECOND FLOOR	299.04	14.88	284.16
4	AREA OF THE THIRD FLOOR	299.04	14.88	284.16
5	AREA OF THE FOURTH FLOOR	299.04	14.88	284.16
6	AREA OF THE HEAD ROOM	27.27	27.27	-
7	TOTAL AREA	1522.47	385.83	1136.64

KEY

(FE) FIRE EXTINGUISHER -

(FA) FIRE ALARM -

(FH) FIRE HYDRANT -

APPLICANT

M/S. TRUPTHI HARDWARE AND TOOLS MART HOSUR PVT LTD
Mr. R. NAGARAJ, S/o. Mr. RAMAREDDY

SITE APPROVAL

ROC NO.SWP/BPA/731419/2025, DATE:12.02.2026.
SITE BOUNDARY EAR MARKED AS A' to D' AND
NUMBERED AS L.P/HNTDA (K.D) No: 39/2026
SITE APPROVAL ISSUED

OFFICE USE

PLANNING PERMISSION

ROC NO.SWP/BPA/731419/2025, DATE: 12.02.2026.
BUILDING PLAN PLANNING PERMISSION AS B.P/H.N.T.D.A (KD) NO: 21/2026
PLANNING PERMISSION PERIOD FROM 12.02.2026 TO 11.02.2034.

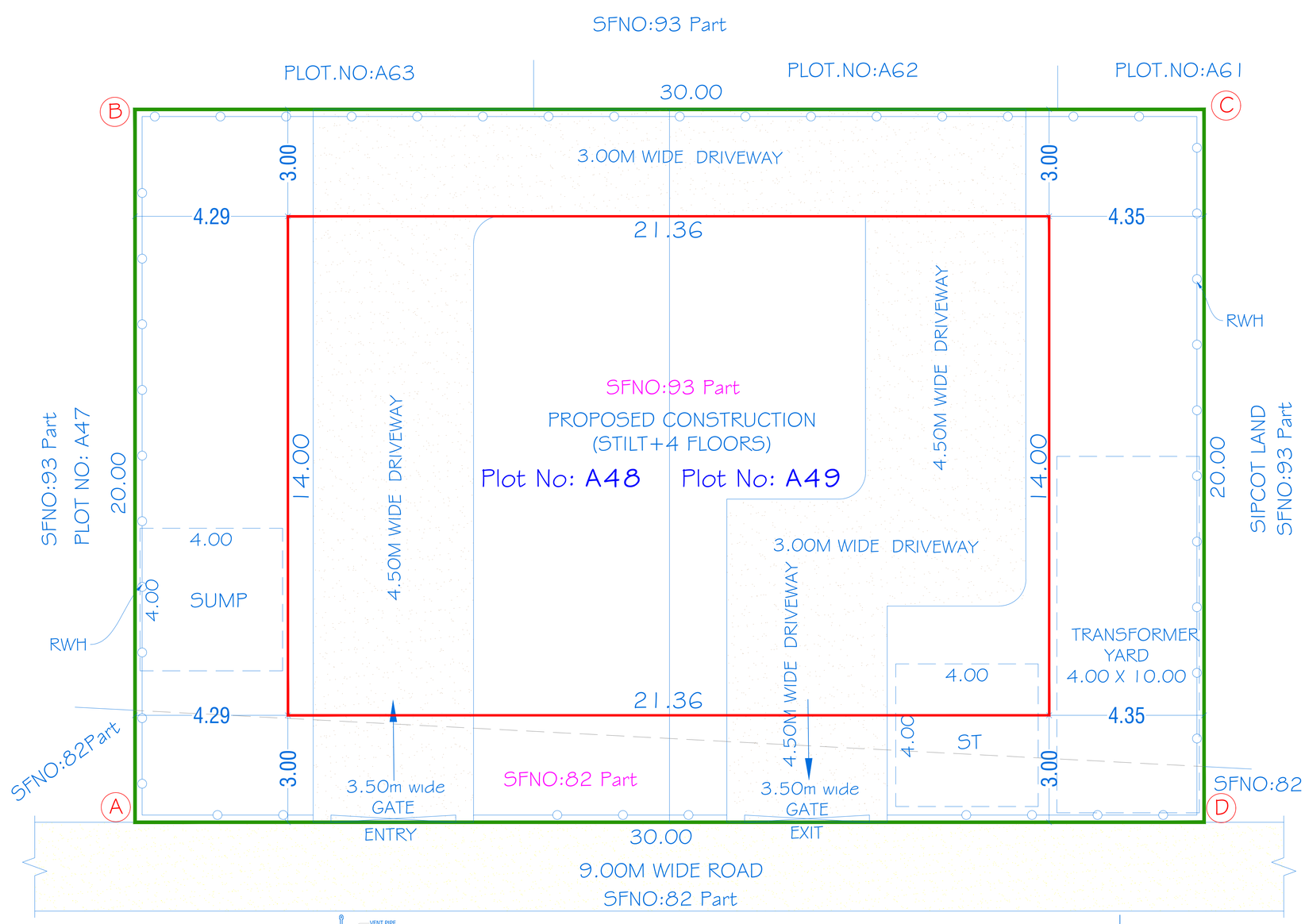
REGISTERED PROFESSION

Er.A.Harikumar, M.E.,(Struct),M.Sc.,Rev.AMIE,MISTE,A.I.V,LLB,
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	I	I	I	I.I	
Reg.No's	21/2024	11/2022	04/2019	02/2019	15/2022

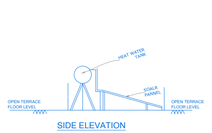
CIVIL TEC, Door No.2A, Ist Floor, Bagalur HUDCO Road,
TNHB Phase III, Near TNHB Office, Bagalur Road, Hosur-635109.
Email-civiltec261@gmail.com,srihari.prim@gmail.com
Cell:95243-20261, 94899-84416.

CIVIL TEC - \\SERVER\DRAWING 2025-HNTDA\APARTMENT\1.TIRUPTHI-XVI.XII.XX25

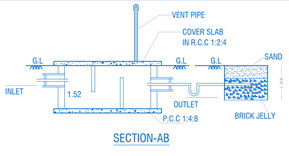


SITE PLAN

SCALE 1:100



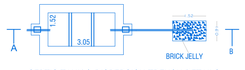
SIDE ELEVATION



SECTION-AB

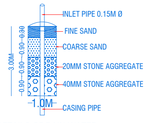


SOLAR WATER HEATER PLAN



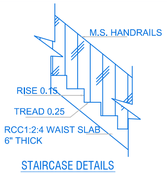
SEPTIC TANK & DISPERSION TRENCH DETAILS

SCALE- 1:100



DETAILS OF RAIN WATER HARVESTING STRUCTURES

(NOT TO SCALE)



STAIRCASE DETAILS

SCALE- 1:20

SITE APPROVAL

ROC NO.SWP/BPA/731419/2025, DATE:12.02.2026.

SITE BOUNDARY EAR MARKED AS A' to D' AND

NUMBERED AS L.P/HNTDA (K.D) No: 39 /2026

SITE APPROVAL ISSUED

OFFICE USE

PLANNING PERMISSION

ROC NO.SWP/BPA/731419/2025, DATE: 05.02.2026.

BUILDING PLAN PLANNING PERMISSION AS B.P/H.N.T.D.A (KD) NO:21/2026

PLANNING PERMISSION PERIOD FROM 12.02.2026 TO 11.02.2034.

COLOR INDEX

SITE BOUNDARY	
PROPOSED BUILDING	
EXISTING ROAD	
DRIVE WAY	

KEY

(FE) FIRE EXTINGUISHER -

(FA) FIRE ALARM -

(FH) FIRE HYDRANT -

PARKING CALCULATION

S. No	TYPE OF CONSTRUCTION		Dwelling Units No.	Dwelling Unit Area	Car Parking Required	Car Parking Provided	Two Wheeler Required	Two Wheeler Provided
1	Residential Apartment							
	Dwelling Unit Reference							
	A	66.33	16	981.12 / 75 Smt	14	16	16	18
	B	61.86						
	C	57.19						
	D	59.90						
	Total	245.28						
	4 Floors x 245.28	981.12						
2	PH Parking				2	2		
	Total				16	18	16	18

SHEET NO:02/02

SCALE 1:100

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C.ROOF RESIDENTIAL APARTMENT BUILDING IN STILT, FIRST, SECOND, THIRD & FOURTH FLOOR (DTCP APPROVED LAYOUT NO.501/1998) IN PLOT NO: A48 & A49, S.No:82Part & 93 Part, AT SIPCOT HOUSING COMPLEX AT HOSUR PHASE-1, MOOKONDAPALLI VILLAGE, HOSUR CITY MUNICIPAL CORPORATION & TALUK, KRISHNAGIRI DISTRICT.

NOTE: ALL DIMENSIONS ARE IN METER

AREA DETAILS

TOTAL AREA OF THE SITE = 600.00 Sq.mt

S. No	PARTICULARS	TOTAL BUILTUP AREA -Sq.mt	NON FSI AREA -Sq.mt	FSI Area in Sq.mt
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2	AREA OF THE FIRST FLOOR	299.04	14.88	284.16
3	AREA OF THE SECOND FLOOR	299.04	14.88	284.16
4	AREA OF THE THIRD FLOOR	299.04	14.88	284.16
5	AREA OF THE FOURTH FLOOR	299.04	14.88	284.16
6	AREA OF THE HEAD ROOM	27.27	27.27	-
7	TOTAL AREA	1522.47	385.83	1136.64

PLOT COVERAGE (PC) = 299.04/600.00 X 100
= 49.84%

FLOOR SPACE INDEX = 1136.64/600.00
= 1.89 < 2.00

AREA DETAILS / FLOOR

S.NO	FLAT NAME	AREA
1	A	66.33
2	B	61.86
3	C	57.19
4	D	59.90
Total Area	245.28	

UNITS PER FLOOR = 4 UNITS

TOTAL UNITS = (4 UNITS X 4 FLOORS)

= 16 UNITS

APPLICANT

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REGISTERED PROFESSION

Er.A.Harikumar, M.E.,(Struct),M.Sc.,Rev.AMIE,MISTE,A.I.V,LLB,
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 Reg.No's	I 21/2024	I 11/2022	I 04/2019	I.I 02/2019	15/2022

CIVIL TEC, Door No.2A, Ist 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 2025-HNTDA\APARTMENT\1.TIRUPTHI-XVI.XII.XX25

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
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.