

PP

APPROVAL RECORD

Planning Permission

The Nilgiris

The Nilgiris district, Tamil Nadu

APPROVAL TYPE

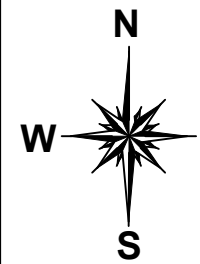
Building Plan

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.



PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING IN R.S.No: 4/2B2B, 4/2B2C, 4/2B2D, 4/3, AT KENGARAI-1 VILLAGE AND PANCHAYAT, KOTAGIRI TALUK, THE NILGIRIS DISTRICT.

SCALE : 1:100 ALL DIMENSIONS ARE IN METERS

AREA DETAILS
AS PER SITE BOUNDARY : 4492.00 SqM
AS PER DOCUMENT : 4492.00 SqM
AS PER SUPER IMPOSED(A-H) : 4570.00 SqM

SPECIFICATIONS
FOUNDATION CONCRETE : C.C. 1:4:10 USING 40MM METAL
FOUNDATION : R.C.C. COLUMN IN CEMENT
SUPER STRUCTURE : MORTAR 1:2:4
ROOF : BRICK WORK IN C.M 1:6 MIX
STEEL RAFTERS OVER GI SHEETS
CEMENT MORTAR IN CM 1:6
TOP PLASTERING WITH CM 1:4 MIX
WOOD AND STEEL
DOORS & WINDOWS

DETAILS OF JOINERIES:-

S.NO	TYPE	DISCRIPTION	SIZE
1	GMD	GLAZED MAIN DOOR	4.00 X 2.10
2	D1	DOOR	1.00 X 2.10
3	D2	DOOR	0.90 X 2.10
4	D3	DOOR	0.78 X 2.10
5	D4	DOOR	1.52 X 2.10
6	SD1	SLINING DOOR	1.19 X 2.10
7	W2	GLAZED WINDOW	1.20 X 1.80
8	W3	GLAZED WINDOW	1.00 X 2.10
9	W4	GLAZED WINDOW	4.00 X 2.10
10	W5	GLAZED WINDOW	3.20 X 2.10
11	W6	GLAZED WINDOW	7.92 X 2.10
12	W7	GLAZED WINDOW	4.72 X 2.10
13	W8	GLAZED WINDOW	2.52 X 2.10
14	W9	GLAZED WINDOW	9.02 X 2.10
15	W10	GLAZED WINDOW	9.02 X 2.10
16	W11	GLAZED WINDOW	9.57 X 2.10
17	W12	GLAZED WINDOW	7.92 X 2.10
18	W13	GLAZED WINDOW	6.46 X 2.10
19	W14	GLAZED WINDOW	1.30 X 2.10
20	W15	GLAZED WINDOW	1.27 X 2.10
21	W16	GLAZED WINDOW	1.12 X 2.10
22	W17	GLAZED WINDOW	2.58 X 2.10
23	W18	GLAZED WINDOW	2.66 X 2.10
24	W19	GLAZED WINDOW	3.45 X 2.10
25	W20	GLAZED WINDOW	2.88 X 2.10
26	W21	GLAZED WINDOW	2.09 X 2.10
27	W22	GLAZED WINDOW	1.81 X 2.10
28	W23	GLAZED WINDOW	2.63 X 2.10
29	W24	GLAZED WINDOW	3.00 X 2.10
30	W25	GLAZED WINDOW	2.35 X 2.10
31	V2	VENTILATOR	0.90 X 0.90

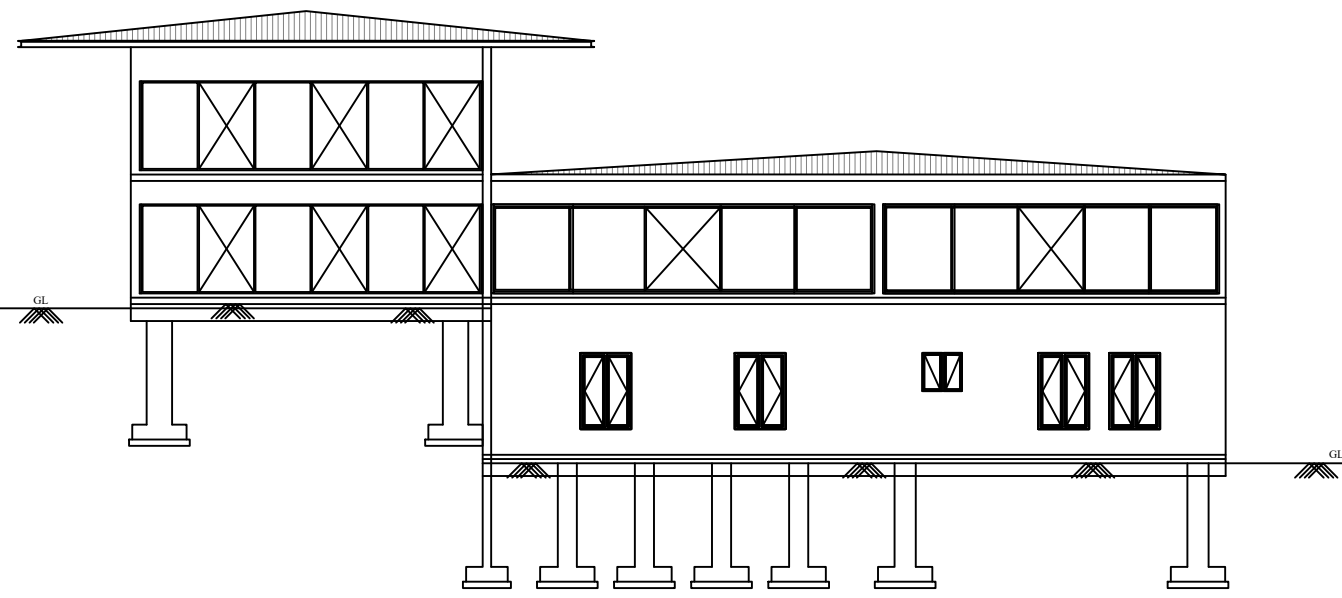
AREA DETAILS	
TOTAL EXTENT (As per Patta)	4492.00 SqM
TOTAL BUILD UP AREA	726.00 SqM
OPEN SPACE	3766.00 SqM
PLOT COVERAGE	8.459%
F.S.I (FLOOR SPACE INDEX)	0.16

BUILDING AREA STATEMENT :-			
FLOOR NAME	FSI AREA IN SQ.MT	NON - FSI AREA SQ.MT	TOTAL AREA IN SQ.MT
DWELLING -1			
GROUND FLOOR	213.00	140.00	353.00
FIRST FLOOR	230.00	-	230.00
TOTAL	443.00	140.00	583.00

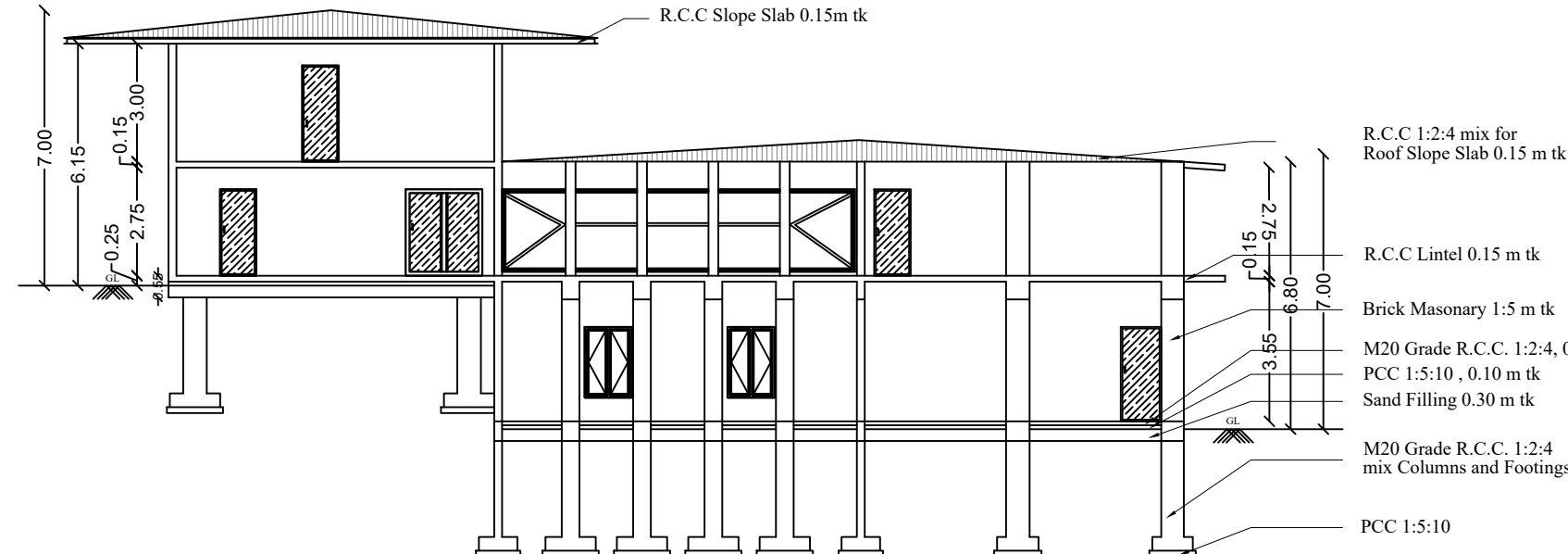
DWELLING -2			
GROUND FLOOR	167.00	40.00	207.00
FIRST FLOOR	116.00	-	116.00
TOTAL	283.00	40.00	323.00
GRAND TOTAL	726.00	180.00	906.00

PARKING DETAILS		
	Required	Provided
Two Wheeler Parking 1.0m x 1.80m	09 Nos	10 Nos
Four Wheeler Parking 2.5m x 5.0m	06 Nos	10 Nos

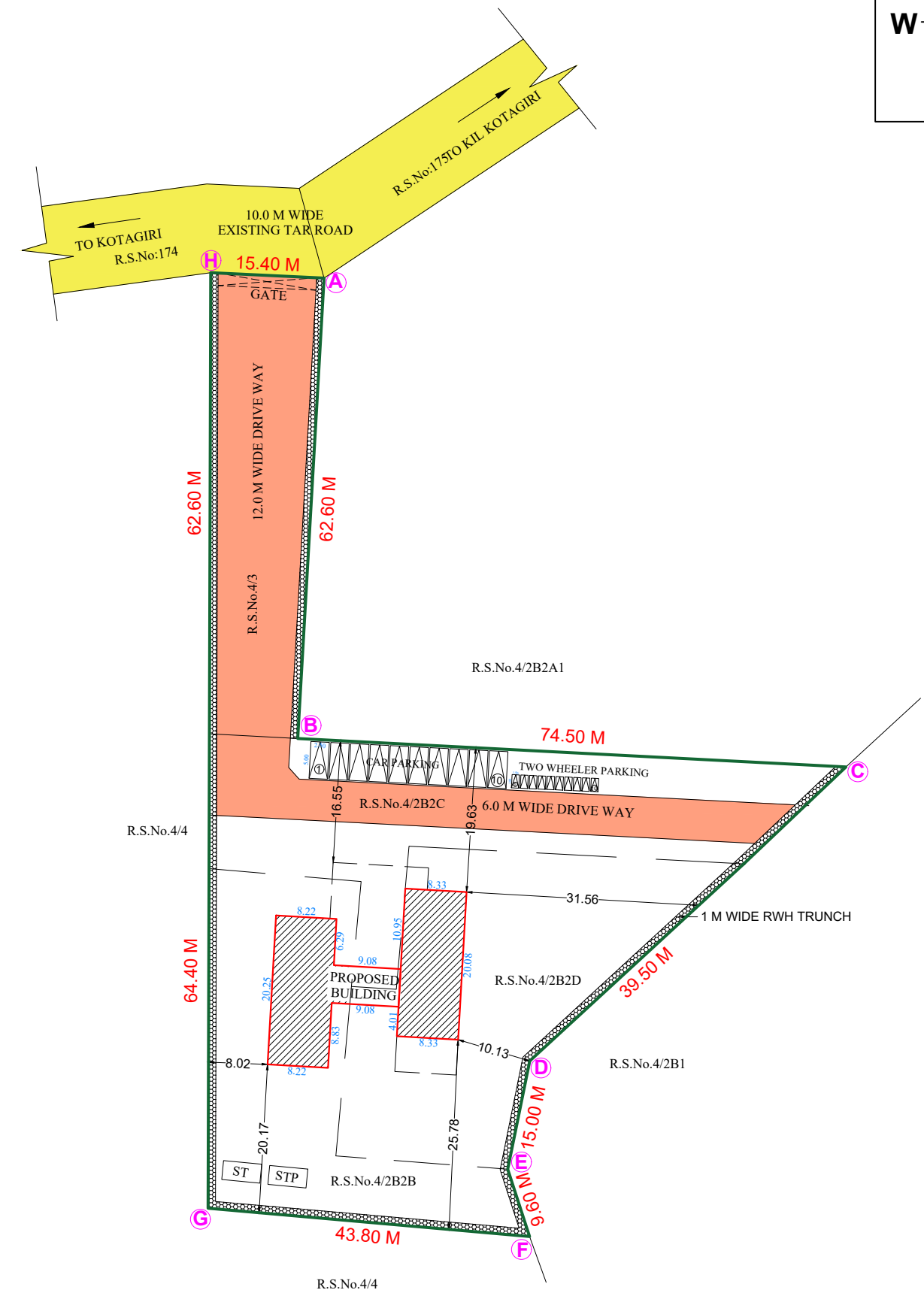
COLOUR INDEX :-		
SITE BOUNDARY		
PROPOSED BUILDING		
PROPOSED DRIVEWAY		
EXISTING ROAD		



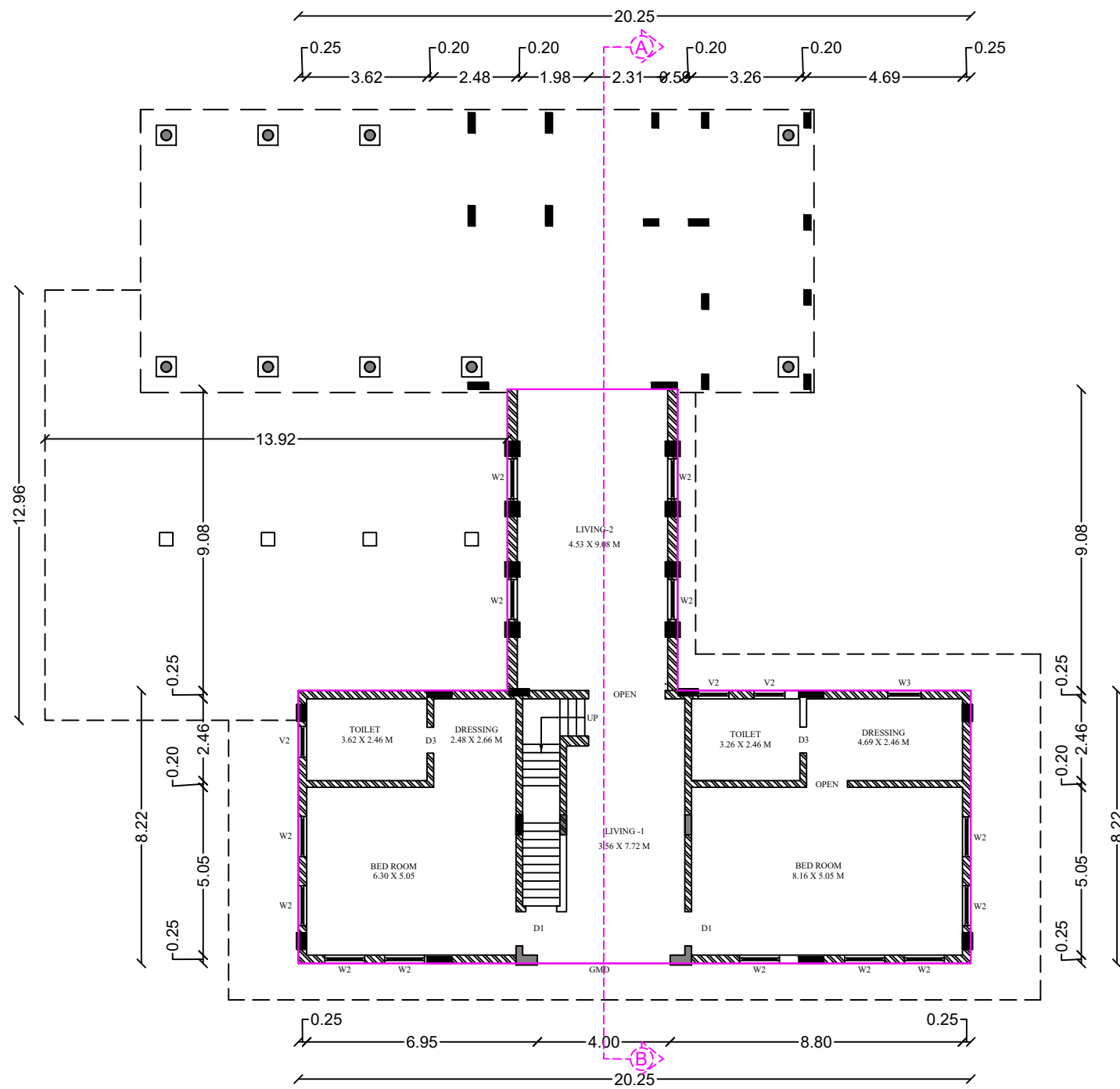
WEST SIDE ELEVATION



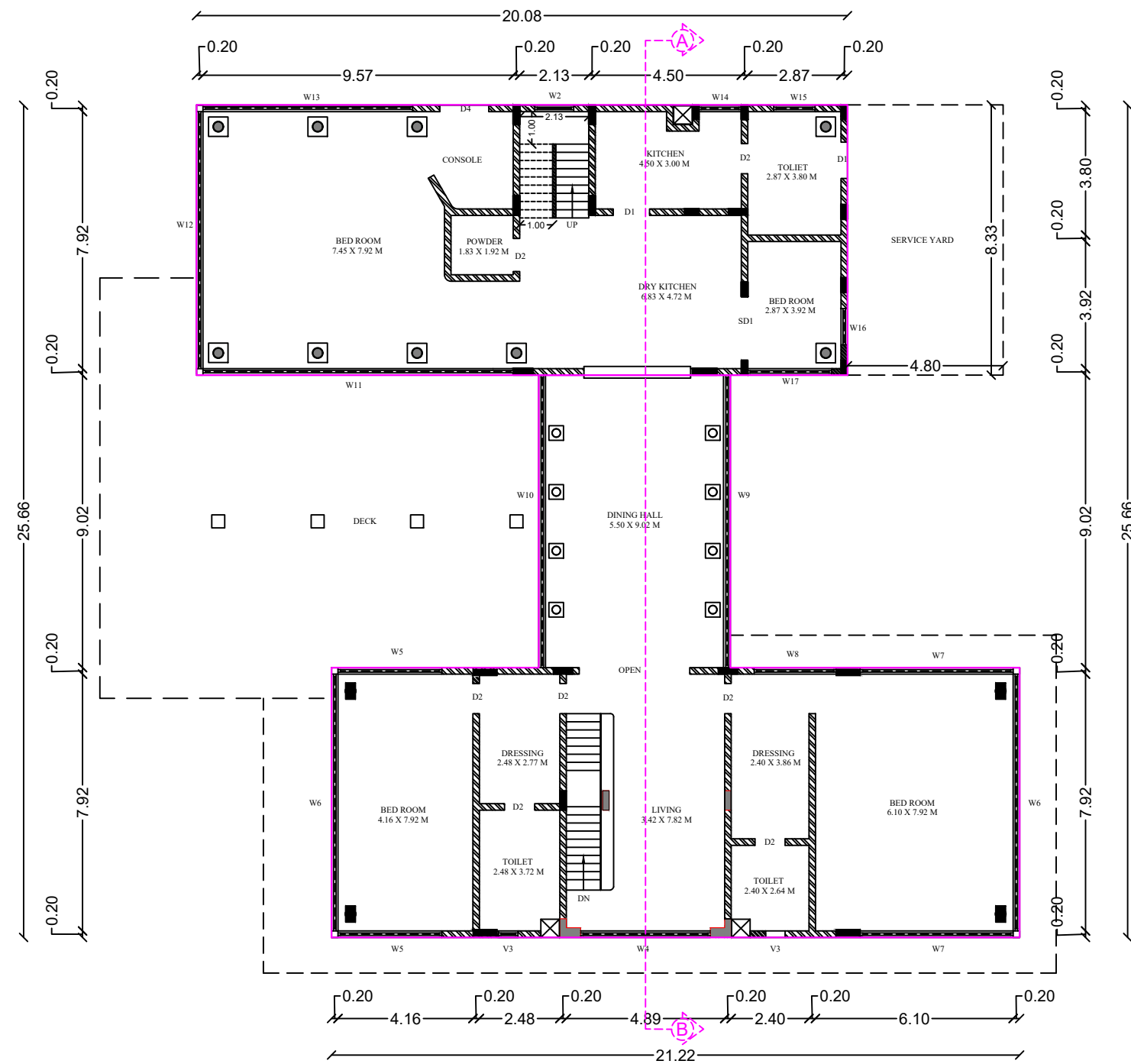
SECTION ON - "AB"



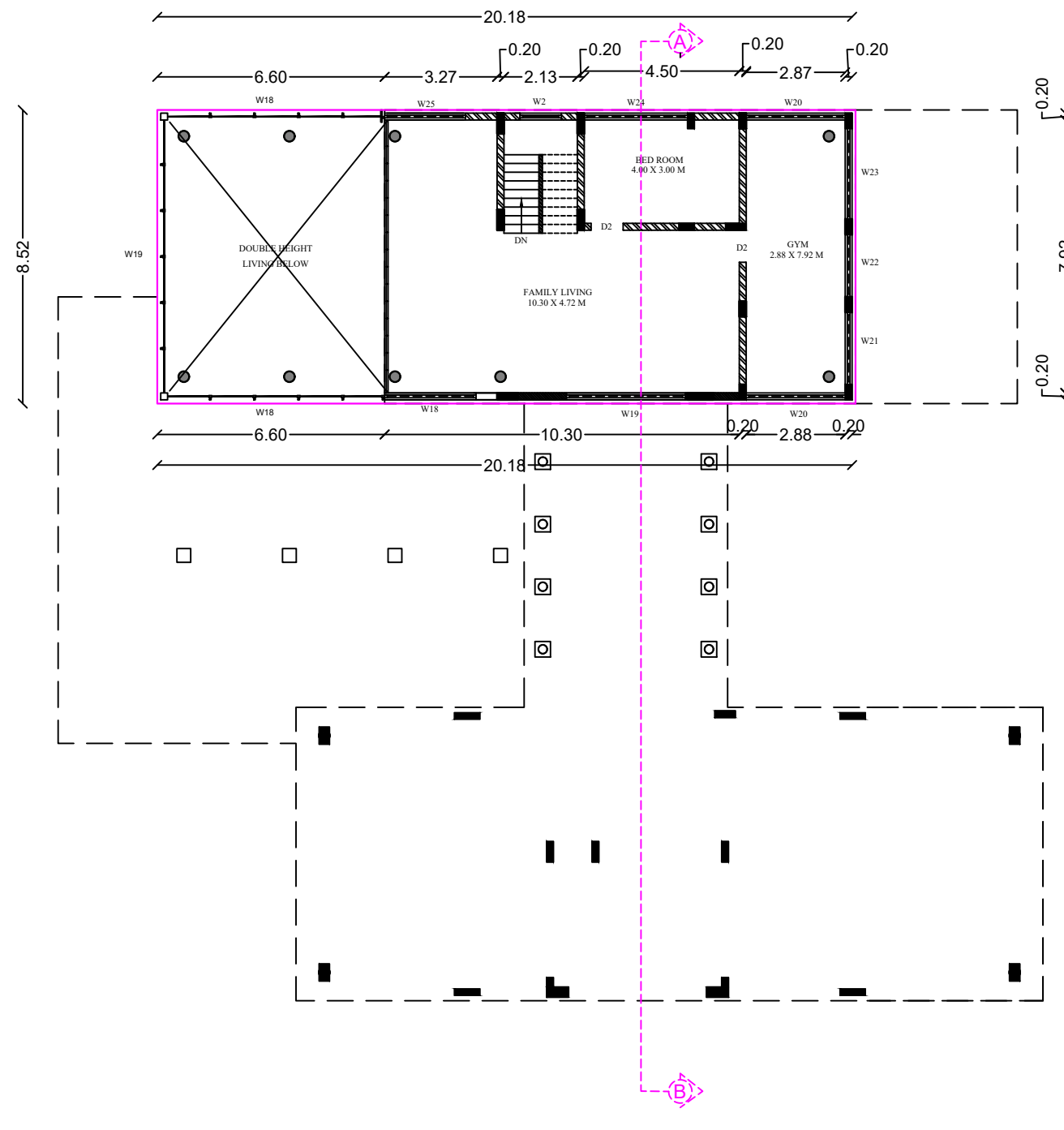
SITE PLAN
(SCALE 1 : 400)



DWELLING-1 - GROUND FLOOR



DWELLING-1 - FIRST FLOOR



DWELLING-2 - FIRST FLOOR

DWELLING-2- GROUND FLOOR



SEE

PROPOSED BUILDING

PROPOSED DRIVEWAY

EXISTING ROAD

NOT TO SCALE

SECTION

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

VESTING TANK

NOT TO SCALE

NOT TO SCALE

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EARTH QUAKE SAFE DESIGN DETAILS

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

WASTE WATER TREATMENT PLAN

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

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NOT TO SCALE

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NOT TO SCALE

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NOT TO SCALE

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SOLAR WATER HEATER

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TYPICAL DESIGN FOR ENTRANCE FROM MAIN ROAD

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

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STRUCTURAL DETAILS

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

NOT TO SCALE

TECHNICAL CONCURRENCE

ONLINE APPLICATION NUMBER : SWP/BPA/120342/2024

BP/TCP/ NLG. NO. 11/2024

Rangal

APPLICANT

REGISTERED STRUCTURAL ENGINEER

Er. S. PRADEEP, B.E., M.E. (ST)
REGISTERED STRUCTURAL ENGINEER Grade-II
DTC/ / NAMAKKAL / RSE-II / 001 / 2022
Peelamedu, Coimbatore - 641 004.
Ph: 96550 08064

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.

