

PP

APPROVAL RECORD

Planning Permission

The Nilgiris

The Nilgiris district, Tamil Nadu

APPROVAL TYPE

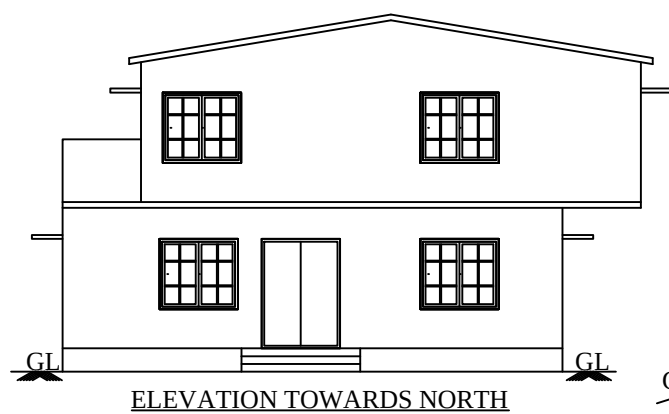
Building Plan

ISSUING AUTHORITY

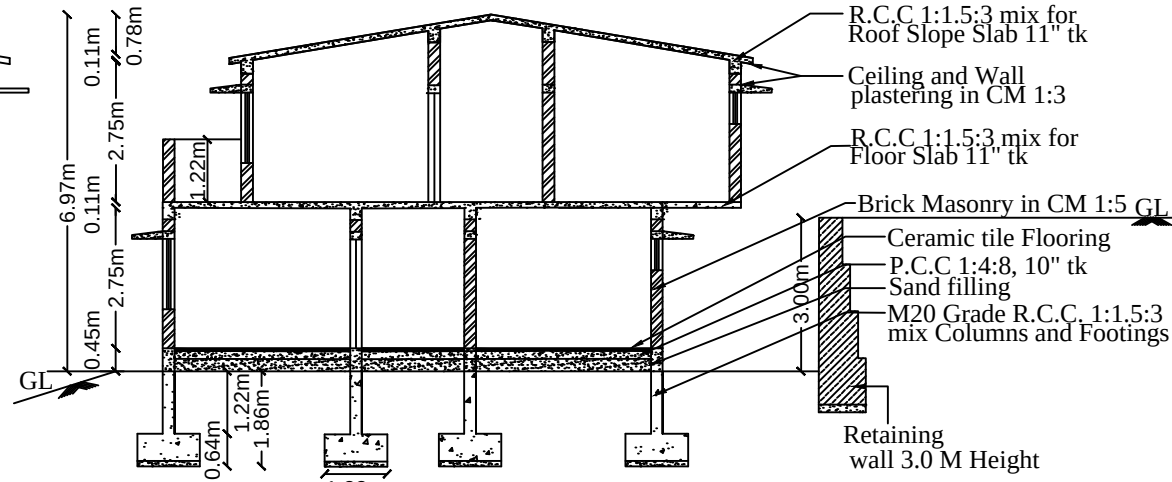
DTCP

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

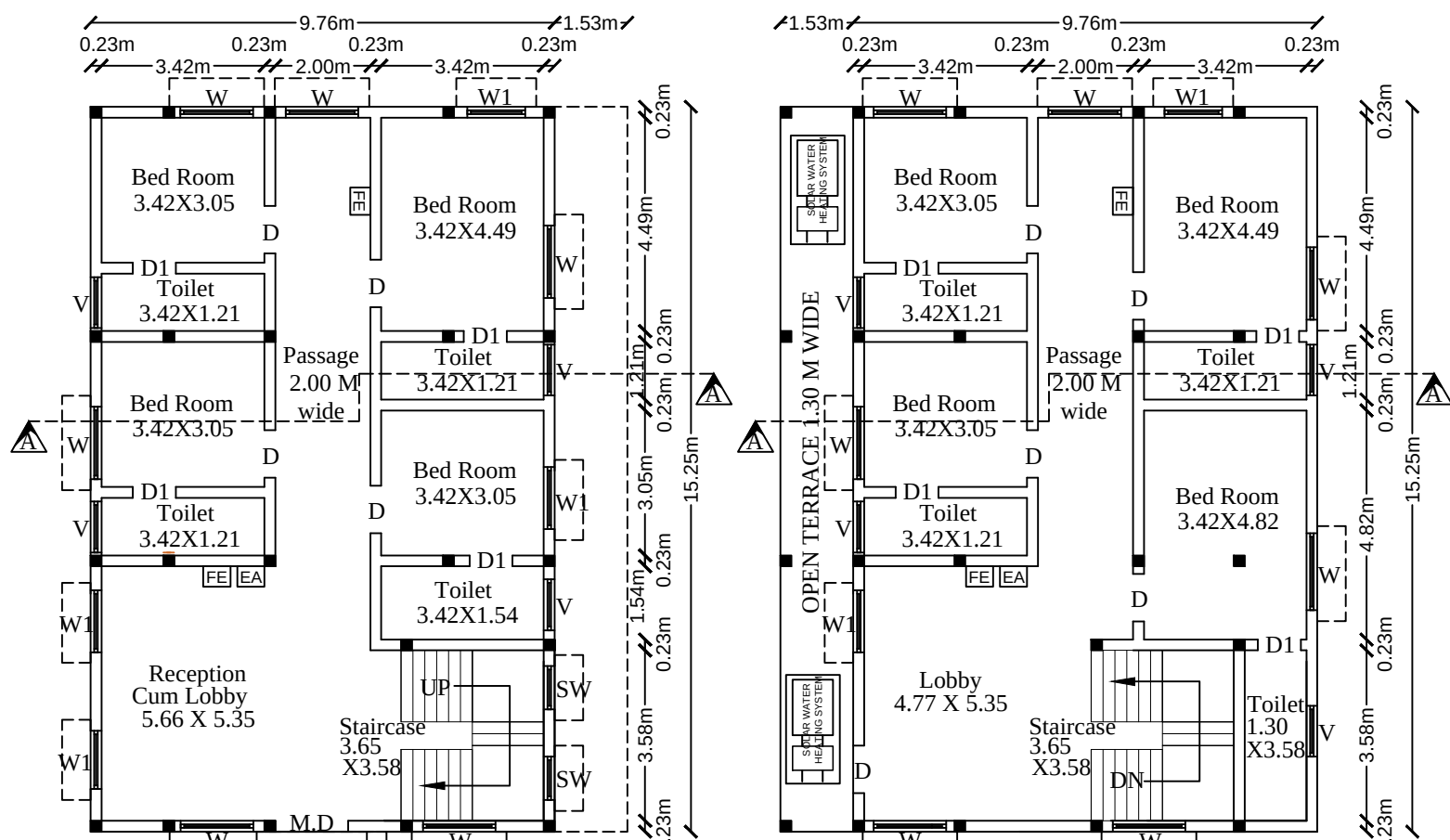
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



ELEVATION TOWARDS NORTH

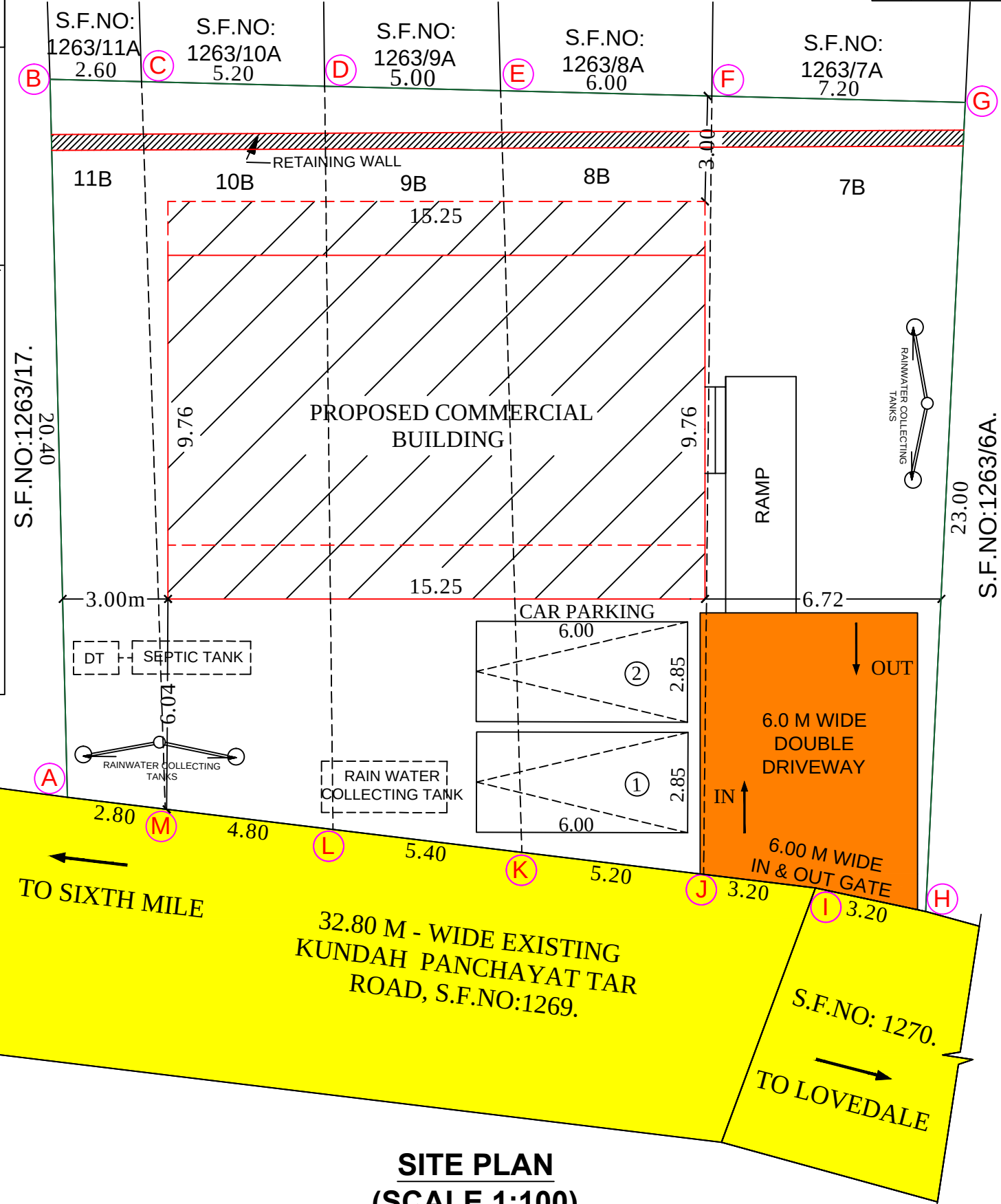
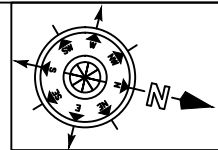
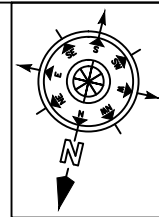


SECTION ON AA



GROUND FLOOR PLAN

FIRST FLOOR PLAN



SITE PLAN
(SCALE 1:100)

SITE AND DETAILED PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF GROUND & FIRST FLOOR COMMERCIAL BUILDING (GUEST HOUSE) IN S.F.NO : 1263/7B,8B,9B,10B & 11B AT NUNTHALA MATTAM, ITHALAR -2 VILLAGE AND PANCHAYAT, KUNDAH TALUK, THE NILGIRIS DISTRICT.

APPLICANT :-

Mrs.DEEPTHI SHINJU, W/o.SHINJU.

SCALE : 1 : 100. ALL DIMENSIONS ARE IN METRE.

SITE AREA DETAILS:

SITE AREA (Patta) = 498.00 Sqm.
SITE AREA (Document) = 485.61 Sqm.
SITE AREA (Super Imposed) = 543.58 Sqm.

BUILDING AREA DETAILS:

AREA DETAILS:-	F.S.I AREA SQM	NON F.S.I AREA SQM	TOTAL SQM
GROUND FLOOR	148.84	-	148.84
FIRST FLOOR	148.84	-	148.84
TOTAL	297.68	-	297.68

$FSI = \frac{297.68 \text{ SQM}}{485.61 \text{ SQM}} = 0.613$ $PC = \frac{148.84 \text{ SQM}}{485.61 \text{ SQM}} \times 100 = 30.65 \%$

S.NO	PARKING AREA DESCRIPTION	AREA REQUIRED SQM	PROVIDED (Nos)
1	ONE CAR SPACE UPTO 200 SQM & ONE FOR EVERY ABOVE 100 SQM	297.68	2

SCHEDULE OF JOINERIES:

S.NO	REFERENCE	METER
1	MD - MAIN DOOR	1.22 x 2.14
2	D - FLUSH DOOR	1.00 x 2.14
3	D1 - FLUSH DOOR	0.76 x 2.14
4	W - GLAZED WINDOW	1.53 x 1.37
5	W1 - GLAZED WINDOW	0.92 x 1.37
6	SW - STAIR WINDOW	0.92 x 1.37
7	V - VENTILATOR	1.22 x 0.61

FE = FIRE EXTINGUISHER	COLOR INDEX
EA = EMERGENCY ALARM	SITE BOUNDRY
	PROPOSED BUILDING
	EXISTING ROAD
	DRIVEWAY

N. Karthikeyan
N. KARTHIKEYAN B.E.,
Registered Structural Engineer Grade-II
DTCP Reg.No:TD/RSE/Gr-II/2024/08/005
M.M.R.N.K. Engineers and Constructions
17/28, Palayakadu 2nd Street,
Mangalam Road, Tiruppur - 641 804.
Mob : 99446 42012

REGISTERED STRUCTURAL ENGINEER

N. Karthikeyan
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Registered Engineer Grade-II
DTCP Reg.No:TD/RSE/Gr-II/2024/08/007
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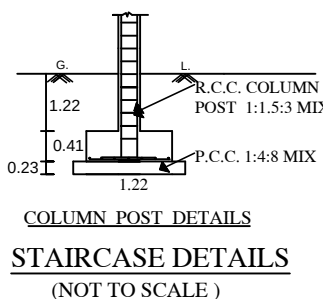
REGISTERED ENGINEER

(Signature)

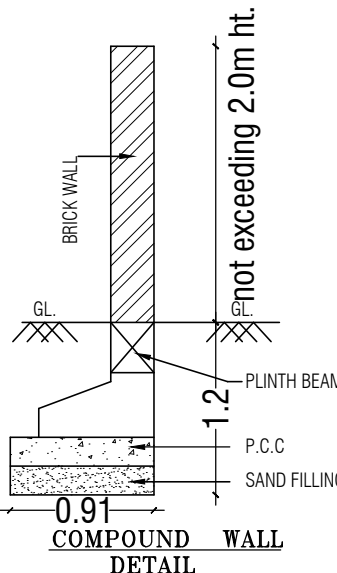
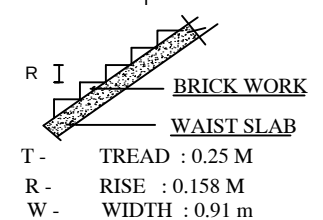
APPLICANT

TECHNICAL CONCURRENCE
ONLINE APPLICATION NUMBER :
SWP/BPA/279880/2024

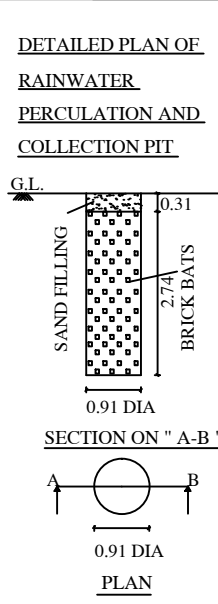
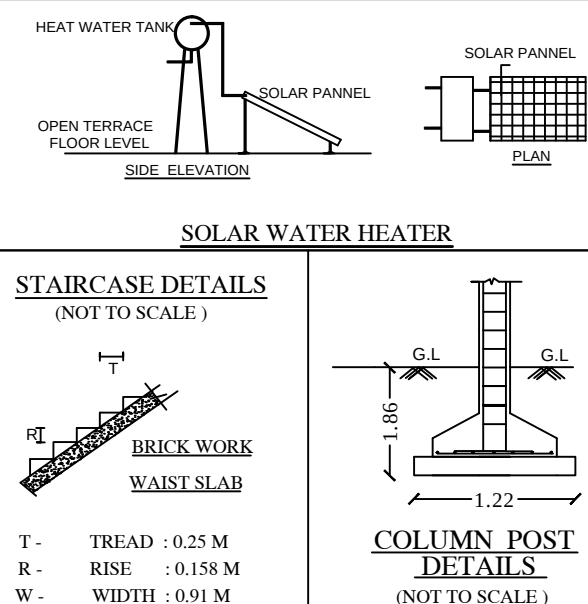
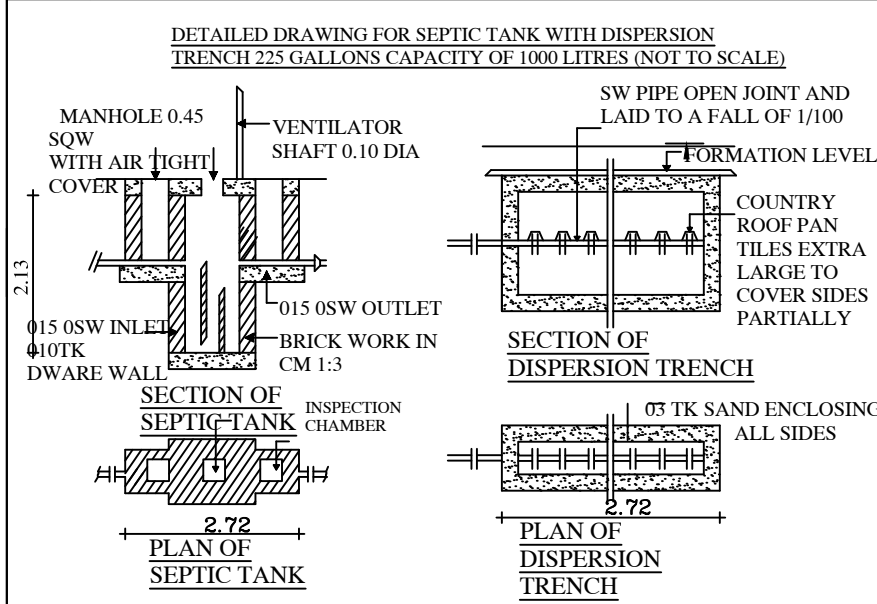
BP / TCP / NLG. No: 05/2025



STAIRCASE DETAILS
(NOT TO SCALE)



COMPOUND WALL
DETAIL



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

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

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

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.

