Verified RealEstate™

RE REGULATORY RECORD

RERA Document

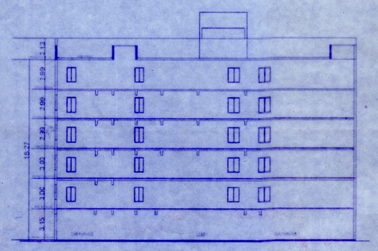
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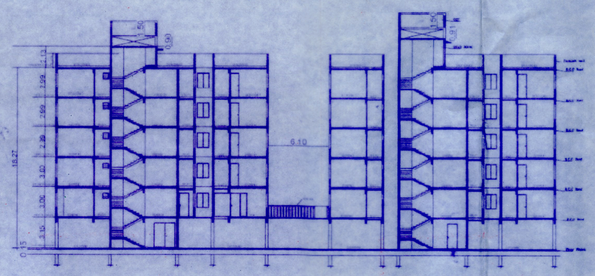
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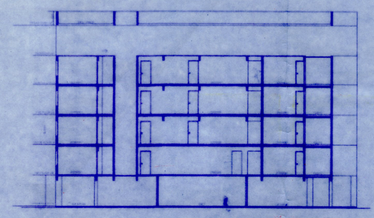
PLAN SHOWING THE PROPOSED CONSTRUCTION OF AFFORDABLE RESIDENTIAL APARTMENT BUILDING (STILT + 5 FLOOR) IN TS NO - 75/4 , WARD -AG ,BLOCK -33, PONMALAI ZONE (ZONE -IV) TRICHY CITY CORPORATION



Elevation

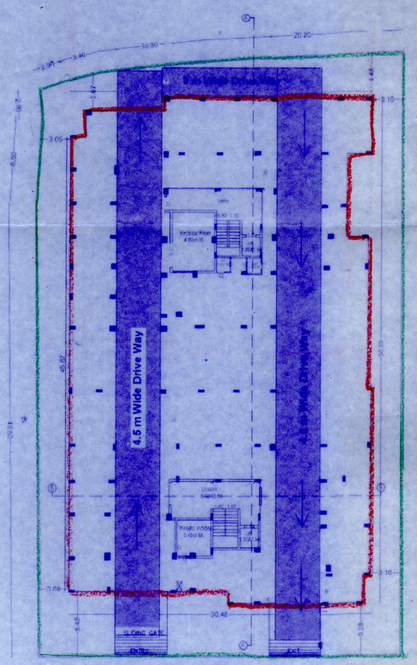


SECTION - AA

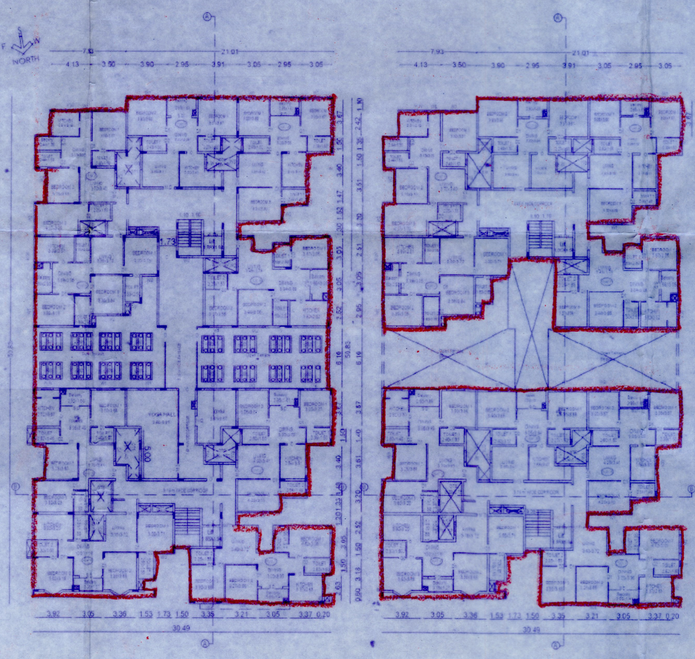


SECTION - BB

B.P/DTCP No. /2025

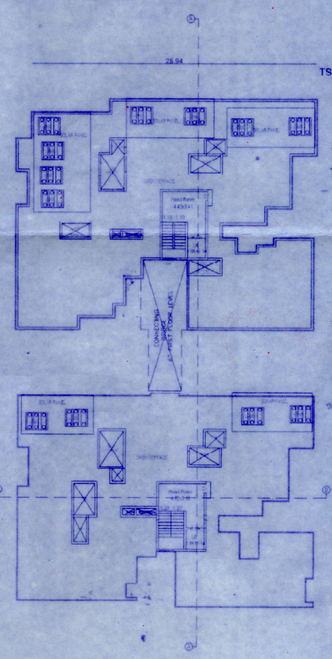


STILT FLOOR
(Single Block)

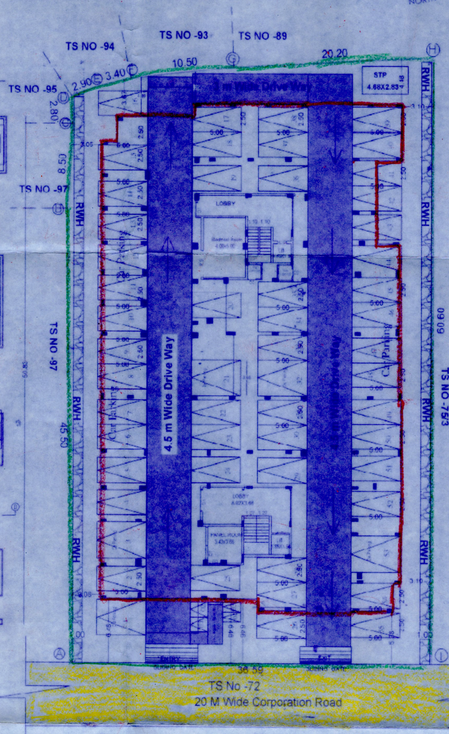


1ST FLOOR

TYPICAL FLOOR
2nd, 3rd,4th,5th Floor



TERRACE FLOOR



SITE PLAN

AREA DETAILS		TOTAL AREA SQ.M
AREA OF THE PMB & PATTA		2230.00
AREA OF THE DOCUMENT		2230.00
AREA OF THE SITE		2187.96

AREA DETAILS	FSI AREA SQ.M	NON FSI AREA SQ.M	TOTAL AREA SQ.M
PROPOSED RESIDENTIAL BUILDING			
STILT FLOOR AREA	111.13	1482.57	1593.70
1ST FLOOR AREA	1180.67	60.04	1240.71
2ND FLOOR AREA	1127.91	60.04	1187.95
3RD FLOOR AREA	1127.91	60.04	1187.95
4TH FLOOR AREA	1127.91	60.04	1187.95
5TH FLOOR AREA	1127.91	60.04	1187.95
TOTAL PROPOSED BUILDING AREA	5803.44	1782.77	7586.21
FLOOR SPACE INDEX (F.S.I)	(5803.44 / 2187.56)		2.65>2.00
FLOOR SPACE INDEX (F.S.I)	Permissible - 3.00		Provided-2.60

BLOCK	FLOOR	Unit Area in m2	Carpet Area in m2
1	1	100.01	87.26
1	1	85.00	76.47
1	1	102.75	83.31
1	1	104.84	89.35
1	1	103.92	89.42
1	1	100.05	89.44
1	1	105.71	89.81
1	1	101.80	87.51
1	1	101.85	88.11
1	2,3,4,5	100.01	87.26
1	2,3,4,5	85.00	76.47
1	2,3,4,5	102.75	83.31
1	2,3,4,5	104.84	89.35
1	2,3,4,5	103.92	89.42
1	2,3,4,5	100.05	89.44
1	2,3,4,5	105.71	89.81
1	2,3,4,5	101.80	87.51
1	2,3,4,5	101.85	88.11
1	2,3,4,5	84.87	76.20

Car Parking Details - Total No of Units - 49 nos

S.N	DESCRIPTION	REQUIRED	PROVIDED
1	CAR PARKING	49	50
2	DA CAR PARKING	05	05
3	TWO WHEELER PARKING	02	02
4	DA -TWO WHEELER PARKING	02	02

JOINERIES DETAILS

S.N	SCHEDULE OF JOINERIES	METER
01	DOOR - MD	1.07 x 2.10
02	DOOR - D1	1.07 x 2.10
03	DOOR - D2	0.91 x 2.10
04	DOOR - D3	0.76 x 2.10
05	WINDOW - W	1.84 x 1.22
06	WINDOW - W1	1.65 x 1.22
07	WINDOW - W2	1.50 x 1.37
08	WINDOW - W3	1.08x1.37
09	KITCHEN WINDOW - KW	1.20x1.37
10	VENTILATOR - V	0.91 x0.66
11	ROLLING SHUTTER-RS	3.05x2.13
12	SLIDING DOOR-SD	0.76 x 2.10

SITE BOUNDARY DETAILS
1. SITE BOUNDARY SHOWN IN
2. PROPOSED BUILDING AREA SHOWN IN
3. EXISTING ROAD

NOTE
1. ALL DIMENSION IN METER
2. EMERGENCY ALARM WILL BE PROVIDED
3. F.E - FIRE EXTINGUISHER WILL BE PROVIDED
4. SCALE - 1:100

APPLICANT	CONSTRUCTION ENGINEER
STRUCTURAL ENGINEER	REGISTERED ENGINEER

ONLINE APPICATION NO : SWP/BPA/474361/2025/TCP

BUILDING PERMISSION NO: BP/JD/DTCP (TD) No :

PLANNING PERMISSION NO: PP/JD/DTCP (TD) No :

APPROVAL AUTHORITY

//E-SIGNED//
Joint Director / Member Secretary,
District Town and Country Planning office
Tiruchirappalli District

கட்டிட அனுமதி

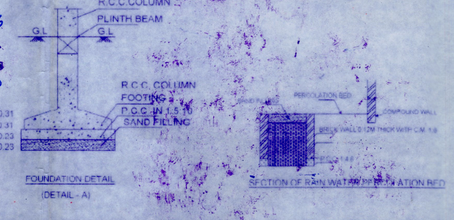
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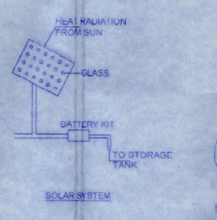
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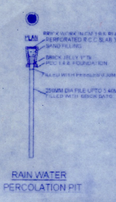
கட்டிடம் கட்ட ஐந்தாண்டு காலத்திற்கு 29/7/2025 முதல் 25/7/2030 முடிய அனுமதி உத்தரவில் கண்டுள்ள நிபந்தனைகளுக்கு உட்பட்டு உரிமம் வழங்கப்பட்டது.

உதவி ஆணையர்
வார்டு குழு அலுவலகம்-IV
திருச்சிராப்பள்ளி மாநகராட்சி

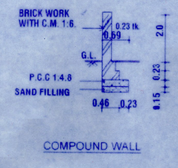
Signature Valid Signature Valid











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.