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RE REGULATORY RECORD

# RERA Document

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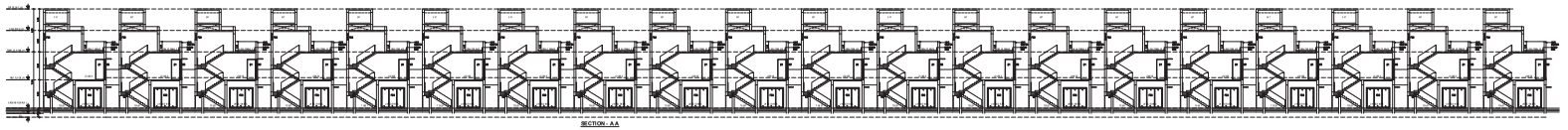
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DIGITALLY VERIFIED RECORD

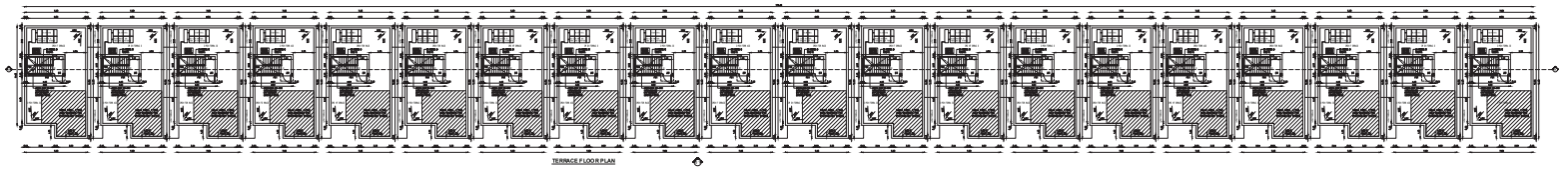
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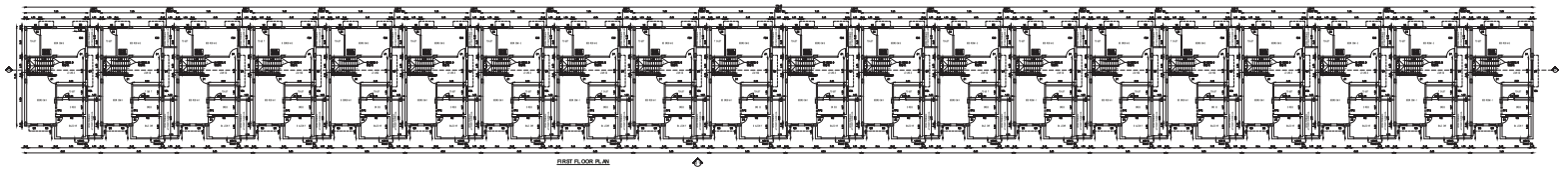
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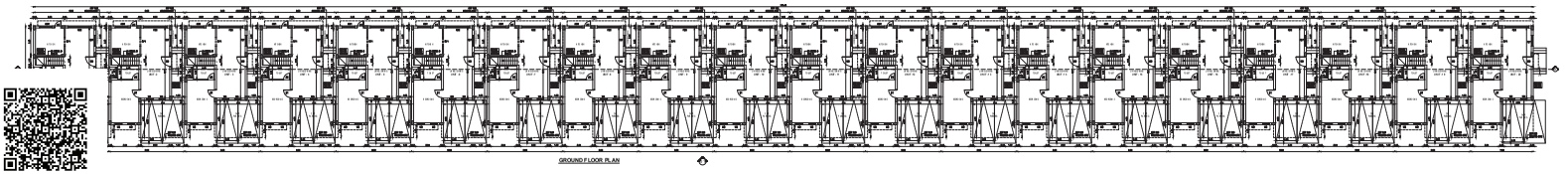
ELEVATION 01



TERRACE FLOOR PLAN



FIRST FLOOR PLAN



GROUND FLOOR PLAN

SCHEDULE OF JOINERY

| TYPE | SIZE | DESCRIPTION |
|---|---|---|
| MD | 1.20X 2.40 | DOOR |
| D1 | 1.00 X 2.40 | DOOR |
| D2 | 0.80 X 2.40 | DOOR |
| SD | 0.90 X 2.1 | DOOR |
| FD1 | 3.60ft 2.40 | FRENCH DOOR |
| FD2 | 3.55ft 2.40 | FRENCH DOOR |
| FD3 | 3.00 X2.40 | FRENCH DOOR |
| FD4 | 3.55 X2.40 | FRENCH DOOR |
| FD5 | 2.45 X2.40 | FRENCH DOOR |
| FD6 | 2.00 X2.40 | FRENCH DOOR |
| FD7 | 1.50 X2.40 | FRENCH DOOR |
| OP1 | 1.80 X 2.40 | WALL OPENING |
| OP2 | 0.60 X 2.40 | WALL OPENING |
| W1 | 3.30X 2.30ft | WINDOW |
| W2 | 4.95X 4.30ft | WINDOW |
| W3 | 2.40X 2.30ft | WINDOW |
| W4 | 2.10 X 2.30ft | WINDOW |
| W5 | 1.35 X 2.30ft | WINDOW |
| W6 | 0.7Y0X2.30ft | WINDOW |
| W7 | 0.80X2.30ft | WINDOW |
| W8 | 1.20 X 1.20 | WINDOW |
| WV1 | 1.80 X 1.05ft | WINDOW |
| WV2 | 1.80X1.05 | WINDOW |
| WV3 | 0.75X2.30ft | WINDOW |
| V1 | 1.20 X 0.40 | VENTILATOR |
| V2 | 1.60 X 0.40 | VENTILATOR |
| V3 | 1.80 X 0.40 | VENTILATOR |
| V4 | 1.00 X 0.40 | VENTILATOR |
| V5 | 0.70 X 0.40 | VENTILATOR |
| V6 | 0.60 X 0.40 | VENTILATOR |
| V7 | 0.60 X 0.40 | VENTILATOR |

BLOCK -1 | SHEET NO: 01/ 12

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING IN S.F.NO: 478/1A1A1A1A1, 1A1B,1A2B AT THAIYUR - A VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

| | | |
|---|---|---|
| FOUNDATION | : | RCC 1:11/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8. |
| RCC WORK | : | All Column, Beams, Roof Slab, Lintel,& Sunshade are in CC 1:1 1/2:3(M-25) |
| BRICKWORK | : | B.W in Basement & Superstructure are in CM 1:5. |
| JOINERY | : | Joineries are made with Country wood / Enginnred Doors. |
| WEATHERING COURSE | : | 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortor and sloped with water proofing compound. |
| PLASTERING | : | Ceiling plastering with CM 1:3inside & Outside walls are plastering with CM 1:4. |
| PAINTING | : | White washing with two coats over the one coat of primer for Ceiling.Colour washing with two coats over one coat of primer for all Walls. |

COLOUR INDEX :

PROPOSED

BOUNDARY

ROAD

DRIVEWAY

REFERENCE :

SCALE : 1:100

DATE : 24 FEB 2026

N W E S

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

For FELIXA BUILDER PRIVATE LIMITED

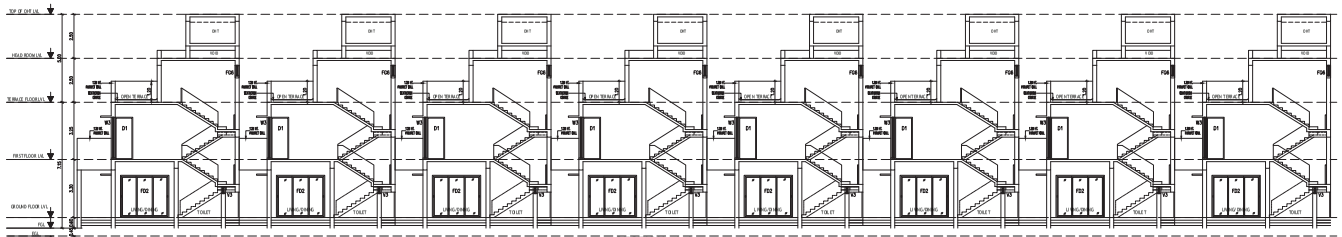
Authorised Signatory

ARCHITECT / REGISTERED ENGINEER :

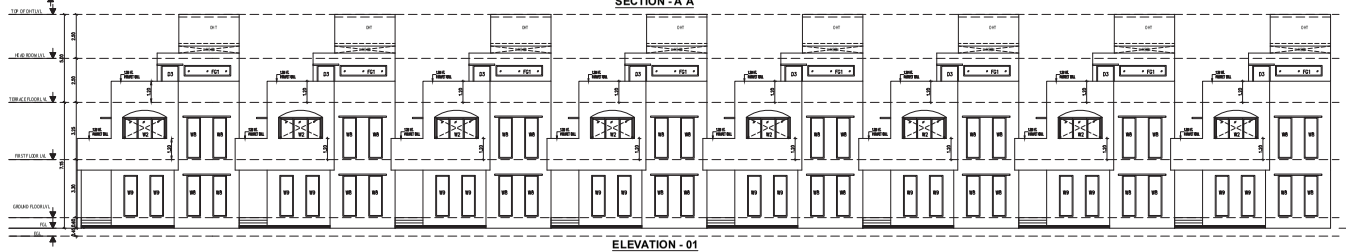
Dhinesh I Architect
CA / 2009 / 43967
10/1, 2nd Street, Kasthuribai Nagar,
Avadi, Chennai - 600 054.
dhinesh.architect@gmail.com

REGISTERED STRUCTURAL ENGINEER :

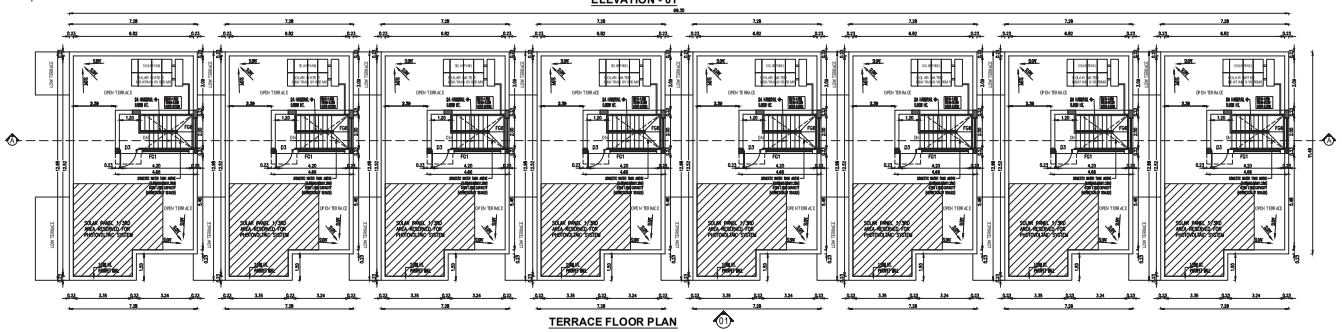
DR. I. DINESH B.E., MIE., Ph.D.
Structural Consultant
Plot No. 535, VGP Layout, Main Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/1/2024/2/0014
Reg. No. RSE/100182019
Reg. No. CGLDIST/ SE / Gr-I / 2024/ 07/ 005



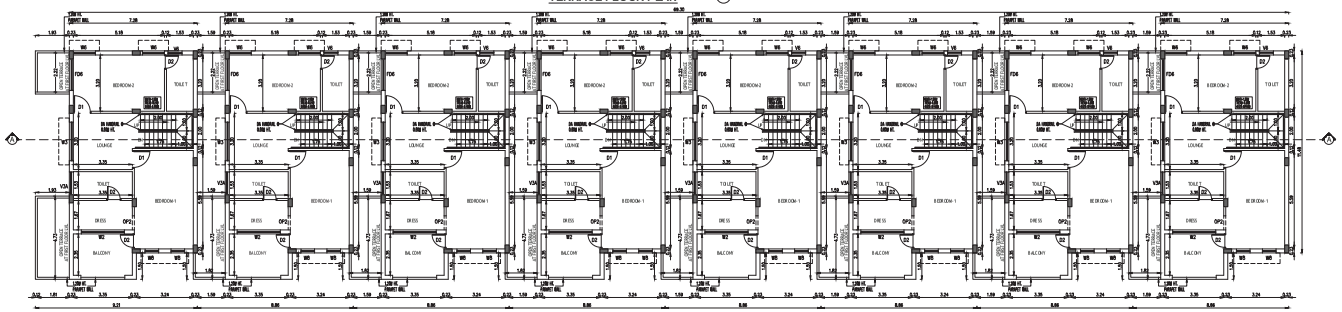
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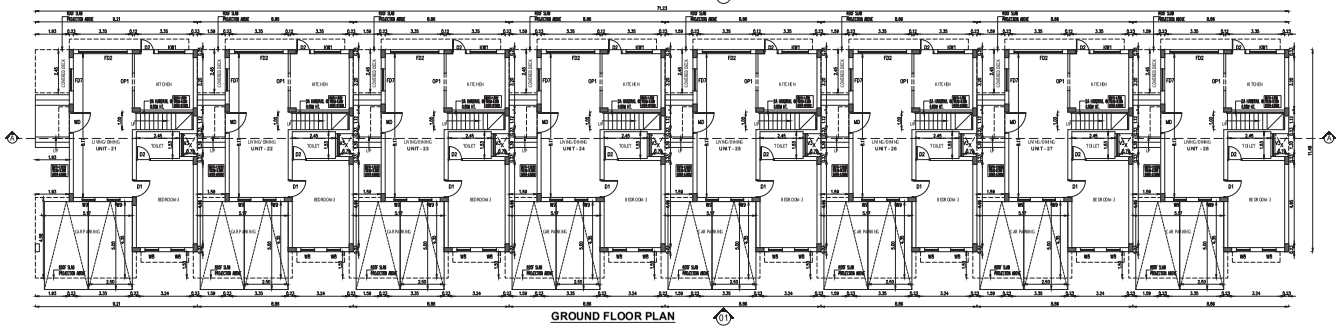
ELEVATION - 01



TERRACE FLOOR PLAN



FIRST FLOOR PLAN



GROUND FLOOR PLAN

| SCHEDULE OF JOINERY | | |
|---|---|---|
| TYPE | SIZE | DESCRIPTION |
| MD | 1.20 X 2.40 | DOOR |
| D1 | 1.00 X 2.40 | DOOR |
| D2 | 0.80 X 2.40 | DOOR |
| D3 | 0.90 X 2.1 | DOOR |
| FD1 | 3.65X 2.40 | FRENCH DOOR |
| FD2 | 3.35X 2.40 | FRENCH DOOR |
| FD3 | 3.20 X2.40 | FRENCH DOOR |
| FD4 | 3.05 X2.40 | FRENCH DOOR |
| FD5 | 2.45 X2.40 | FRENCH DOOR |
| FD6 | 2.20 X2.40 | FRENCH DOOR |
| FD7 | 1.80 X2.40 | FRENCH DOOR |
| OP1 | 1.050 X 2.40 | WALL OPENING |
| OP2 | 0.80 X 2.40 | WALL OPENING |
| W1 | 3.20 X 2.325 | WINDOW |
| W2 | 3.00 X 2.325 | WINDOW |
| W3 | 2.45 X 2.325 | WINDOW |
| W4 | 2.10 X 2.325 | WINDOW |
| W5 | 1.25 X 2.325 | WINDOW |
| W6 | 0.775X2.325 | WINDOW |
| W7 | 0.60X2.325 | WINDOW |
| W8 | 1.20 X 1.35 | WINDOW |
| KW1 | 1.50 X 1.55 | WINDOW |
| KW2 | 1.20X1.55 | WINDOW |
| KW3 | 0.775X2.325 | WINDOW |
| V1 | 1.75 X 0.40 | VENTILATOR |
| V2 | 1.50 X 0.40 | VENTILATOR |
| V3 | 1.30 X 0.40 | VENTILATOR |
| V4 | 1.00 X 0.40 | VENTILATOR |
| V5 | 0.770 X 0.40 | VENTILATOR |
| V6 | 0.60 X 0.40 | VENTILATOR |
| V7 | 0.80 X 0.40 | VENTILATOR |

BLOCK -2 | SHEET NO: 02/ 12

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING IN S.F.NO: 478/1A1A1A1A1, 1A1B,1A2B AT THAIYUR - A VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

FOUNDATION : RCC 1:11/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8.

RCC WORK : All Column, Beams, Roof Slab, Lintel,& Sunshade are in CC 1:11/2:3(M-25)

BRICKWORK : B.W in Basement & Superstructure are in CM 1:5.

JOINERY : Joineries are made with Country wood / Engivred Doors.

WEATHERING COURSE : 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortor and sloped with water proofing compound.

PLASTERING : Ceiling plastering with CM 1:3Inside & Outside walls are plastering with CM 1:4.

PAINTING : White washing with two coats over the one coat of primer for Ceiling,Colour washing with two coats over one coat of primer for all Walls.

COLOUR INDEX :

PROPOSED

BOUNDARY

ROAD

DRIVEWAY

REFERENCE :

SCALE : 1:100

DATE : 24 FEB 2026

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

For FELIXA BUILDER PRIVATE LIMITED

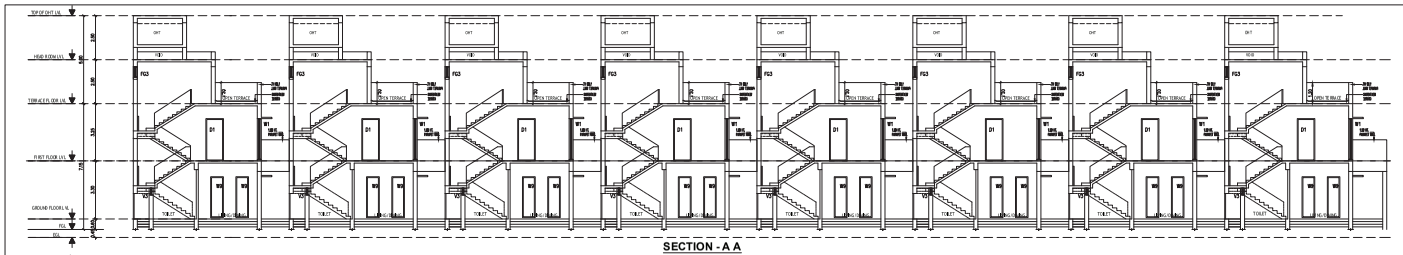
Authorised Signatory

ARCHITECT / REGISTERED ENGINEER :

Dhinesh T Architect
CA / 2009 / 43967
10/1, 2nd Street, Kasthuribai Nagar,
Avadi, Chennai - 600 054.
dhinesh.architect@gmail.com

REGISTERED STRUCTURAL ENGINEER :

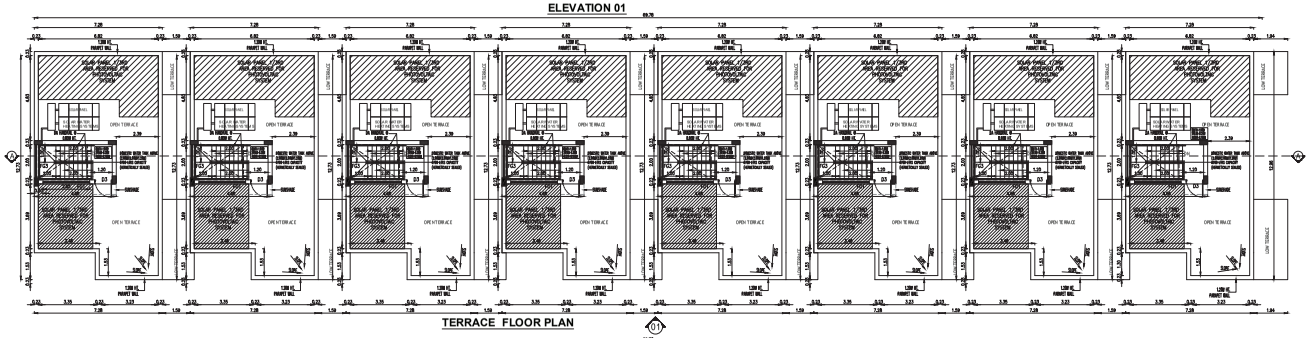
Dr. J. SURESH, B.E., MIE., Ph.D.
Structural Consultant
Plot No. 555, VGP Layout, Mahai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/1/2024/2/0014
Reg. No. ISSE(IOI)/6/2019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005



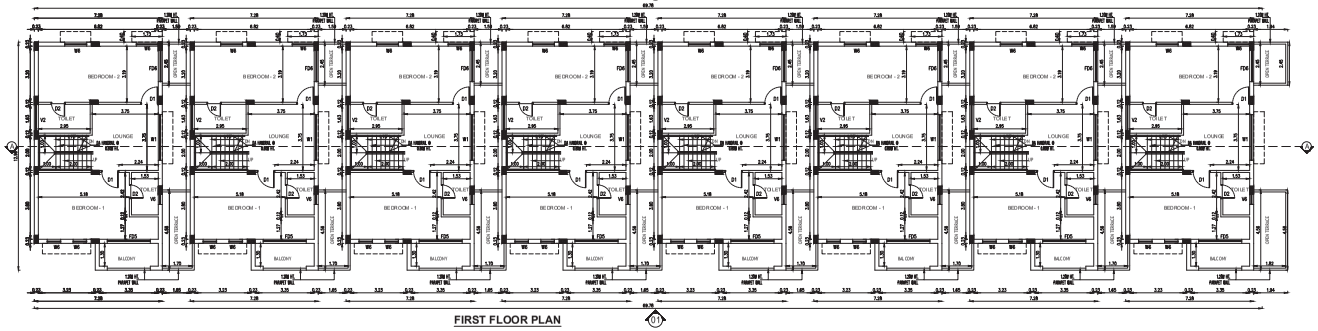
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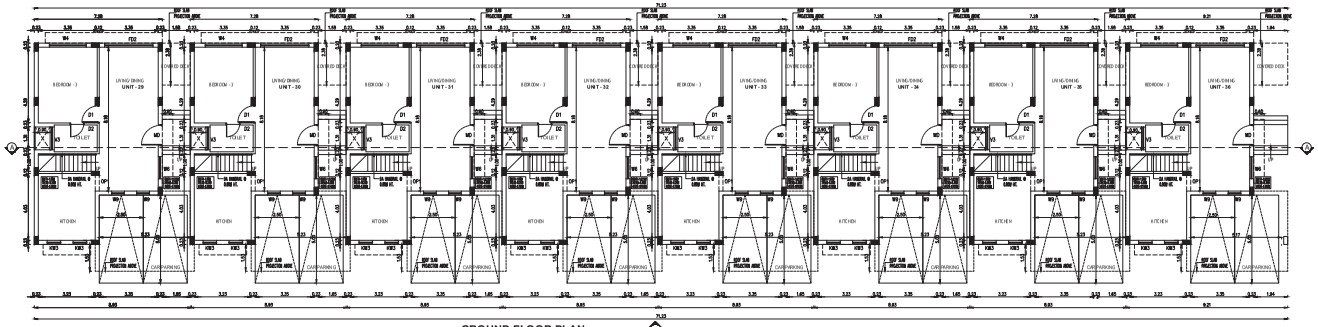
ELEVATION 01



TERRACE FLOOR PLAN



FIRST FLOOR PLAN



GROUND FLOOR PLAN

| SCHEDULE OF JOINERY | | |
|---|---|---|
| TYPE | SIZE | DESCRIPTION |
| MD | 1.20X2.40 | DOOR |
| D1 | 1.00 X 2.40 | DOOR |
| D2 | 0.80 X 2.40 | DOOR |
| D3 | 0.90 X 2.1 | DOOR |
| FD1 | 3.65X 2.40 | FRENCH DOOR |
| FD2 | 3.35X 2.40 | FRENCH DOOR |
| FD3 | 3.20 X2.40 | FRENCH DOOR |
| FD4 | 3.05 X2.40 | FRENCH DOOR |
| FD5 | 2.45 X2.40 | FRENCH DOOR |
| FD6 | 2.20 X2.40 | FRENCH DOOR |
| FD7 | 1.80 X2.40 | FRENCH DOOR |
| OP1 | 1.050 X 2.40 | WALL OPENING |
| OP2 | 0.80 X 2.40 | WALL OPENING |
| W1 | 3.20X 2.325 | WINDOW |
| W2 | 3.00X 2.325 | WINDOW |
| W3 | 2.45X 2.325 | WINDOW |
| W4 | 2.10 X 2.325 | WINDOW |
| W5 | 1.25 X 2.325 | WINDOW |
| W6 | 0.775X2.325 | WINDOW |
| W7 | 0.60X2.325 | WINDOW |
| W8 | 1.20 X 1.35 | WINDOW |
| KW1 | 1.50 X 1.55 | WINDOW |
| KW2 | 1.20X1.55 | WINDOW |
| KW3 | 0.775X2.325 | WINDOW |
| V1 | 1.75 X 0.40 | VENTILATOR |
| V2 | 1.50 X 0.40 | VENTILATOR |
| V3 | 1.30 X 0.40 | VENTILATOR |
| V4 | 1.00 X 0.40 | VENTILATOR |
| V5 | 0.770 X 0.40 | VENTILATOR |
| V6 | 0.60 X 0.40 | VENTILATOR |
| V7 | 0.80 X 0.40 | VENTILATOR |

BLOCK -3 | SHEET NO: 03/ 12

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING IN S.F.NO: 478/1A1A1A1A1, 1A1B,1A2B AT THAIYUR - A VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

FOUNDATION : RCC 1:11/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8.

RCC WORK : All Column, Beams, Roof Slab, Lintel,& Sunshade are in CC 1:11/2:3(M-25)

BRICKWORK : B.W in Basement & Superstructure are in CM 1:5.

JOINERY : Joineries are made with Country wood / Enginred Doors.

WEATHERING COURSE : 0" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortor and sloped with water proofing compound.

PLASTERING : Ceiling plastering with CM 1:3Inside & Outside walls are plastering with CM 1:4.

PAINTING : White washing with two coats over the one coat of primer for Ceiling.Colour washing with two coats over one coat of primer for all Walls.

COLOUR INDEX :

PROPOSED

BOUNDARY

ROAD

DRIVEWAY

REFERENCE :

SCALE : 1:100

DATE : 24 FEB 2026

W S N E

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

For FELIXA BUILDER PRIVATE LIMITED

Authorised Signatory

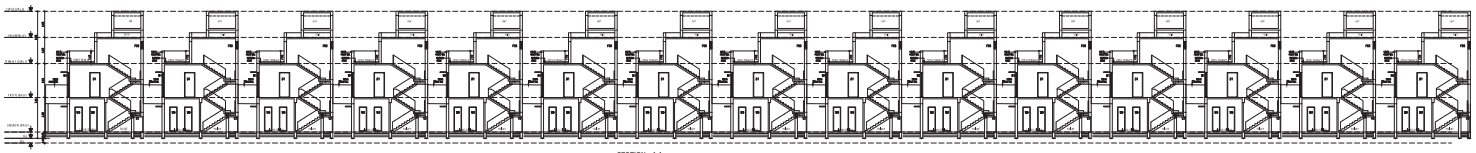
ARCHITECT / REGISTERED ENGINEER :

Dhinesh T Architect
CA / 2009 / 43967
10/1, 2nd Street, Kasthuribai Nagar,
Avadi, Chennai - 600 054.
dhinesh.architect@gmail.com

REGISTERED STRUCTURAL ENGINEER :

Dr. T. DINESH B.E., MIE., Ph.D.
Plot No. 555, VGP Layout, Mittai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/1/2024/2/0014
Reg. No: ISSE(IDC)/62019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005

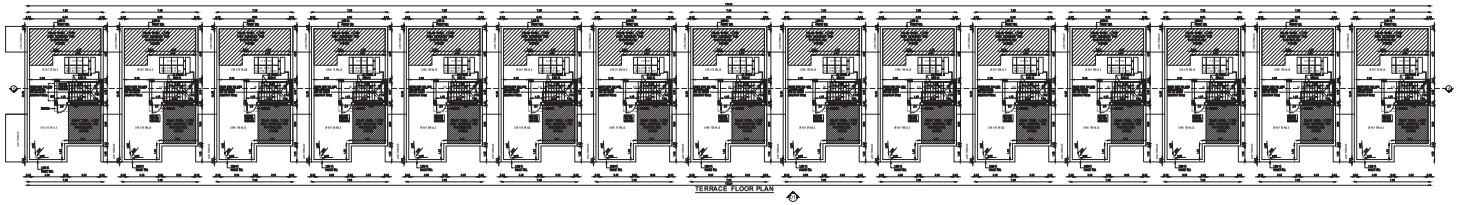
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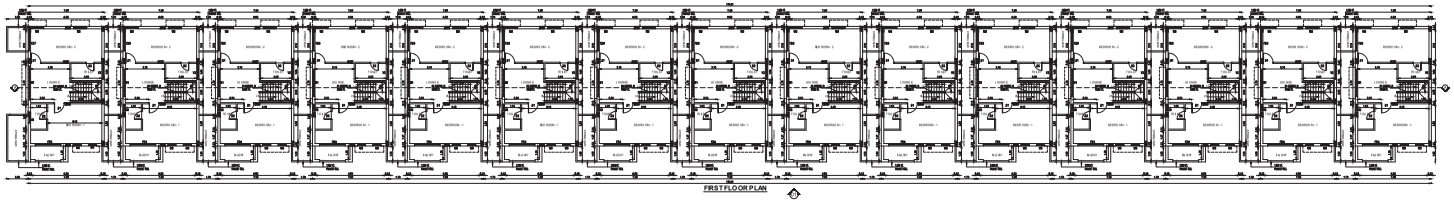
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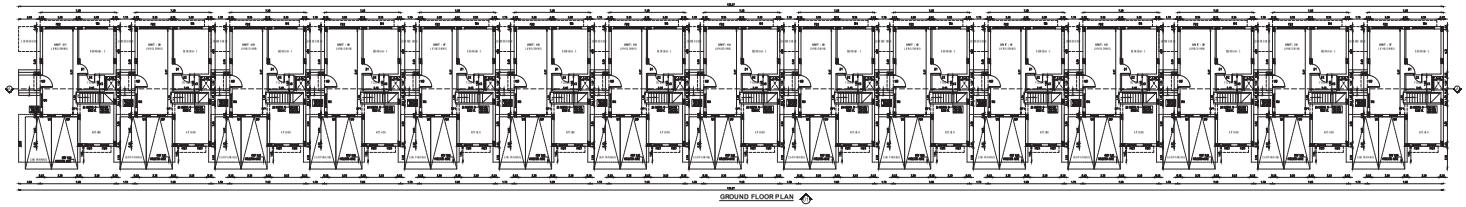
ELEVATION 01
BLOCK - 04



TERRACE FLOOR PLAN



FIRST FLOOR PLAN



GROUND FLOOR PLAN

| SCHEDULE OF JOINERY | | |
|---|---|---|
| TYPE | SIZE | DISCRIPTION |
| MD | 1.20X2.40 | DOOR |
| D1 | 1.00 X 2.40 | DOOR |
| D2 | 0.80 X 2.40 | DOOR |
| D3 | 0.80 X 2.1 | DOOR |
| FD1 | 3.65X2.40 | FRENCH DOOR |
| FD2 | 3.35X2.40 | FRENCH DOOR |
| FD3 | 3.27X2.40 | FRENCH DOOR |
| FD4 | 3.05X2.40 | FRENCH DOOR |
| FD5 | 2.40X2.40 | FRENCH DOOR |
| FD6 | 2.20X2.40 | FRENCH DOOR |
| FD7 | 1.80X2.40 | FRENCH DOOR |
| OP1 | 1.00 X 2.40 | WALL OPENING |
| OP2 | 0.80 X 2.40 | WALL OPENING |
| W1 | 3.30 X 2.325 | WINDOW |
| W2 | 3.00 X 2.325 | WINDOW |
| W3 | 2.45 X 2.325 | WINDOW |
| W4 | 2.10 X 2.325 | WINDOW |
| W5 | 1.25 X 2.325 | WINDOW |
| W6 | 0.77.5X2.325 | WINDOW |
| W7 | 0.60.X2.325 | WINDOW |
| W8 | 1.20 X 1.35 | WINDOW |
| HW1 | 1.5 0 X 1.55 | WINDOW |
| HW2 | 1.20X1.55 | WINDOW |
| HW3 | 0.77.5X2.325 | WINDOW |
| V1 | 1.75 X 0.40 | VENTILATOR |
| V2 | 1.50 X 0.40 | VENTILATOR |
| V3 | 1.30 X 0.40 | VENTILATOR |
| V4 | 1.00 X 0.40 | VENTILATOR |
| V5 | 0.77.5 X 0.40 | VENTILATOR |
| V6 | 0.60 X 0.40 | VENTILATOR |
| V7 | 0.80 X 0.40 | VENTILATOR |

BLOCK -4 | SHEET NO: 04/ 12

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING IN S.F.NO: 478/1A1A1A1A1, 1A1B,1A2B AT THAIYUR - A VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

| | | |
|---|---|---|
| FOUNDATION | : | RCC 1:11/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8. |
| RCC WORK | : | All Column, Beams, Roof Slab, Lintel,& Sunshade are in CC 1:1 1/2:3(M-25) |
| BRICKWORK | : | B.W in Basement & Superstructure are in CM 1:5. |
| JOINERY | : | Joineries are made with Country wood / Enginrred Doors. |
| WEATHERING COURSE | : | 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortor and sloped with water proofing compound. |
| PLASTERING | : | Ceiling plastering with CM 1:3Inside & Outside walls are plastering with CM 1:4. |
| PAINTING | : | White washing with two coats over the one coat of primer for Ceiling.Colour washing with two coats over one coat of primer for all Walls. |

COLOUR INDEX :

PROPOSED
BOUNDARY
ROAD
DRIVEWAY

REFERENCE :

SCALE : 1:100

DATE : 24 FEB 2026

N W E S

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

For FELIXA BUILDER PRIVATE LIMITED

Authorised Signatory

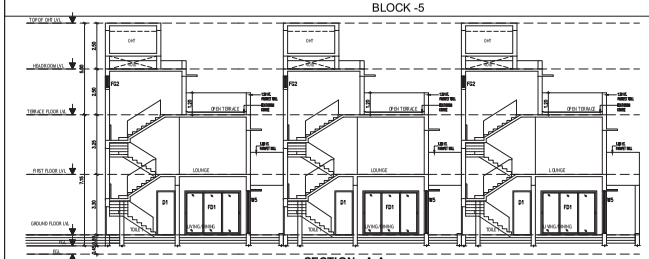
ARCHITECT / REGISTERED ENGINEER :


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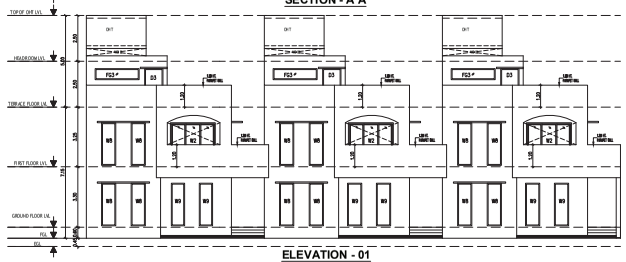

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Structural Engineer
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Reg. No. SE/1/2024/2/0014
Reg. No. ISC100192019
Reg. No. CGLDIST/ SE / Gr-I / 2024/ 07/ 005

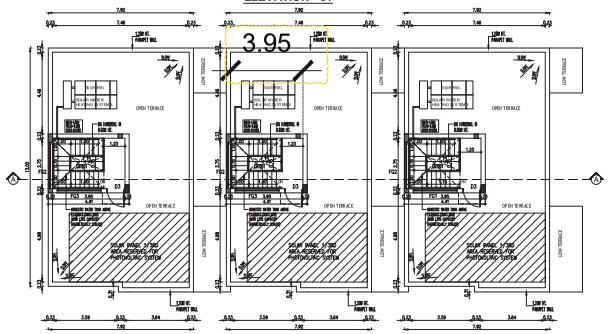
BLOCK -5



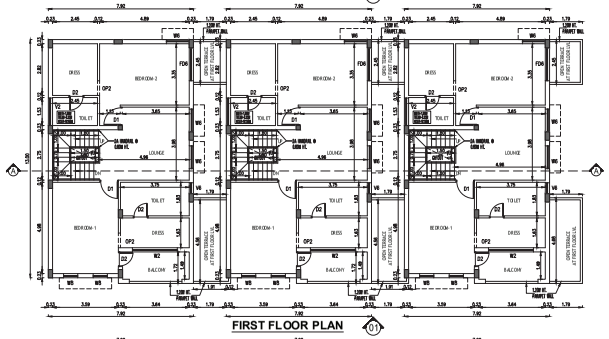

SECTION - A A




ELEVATION - 01

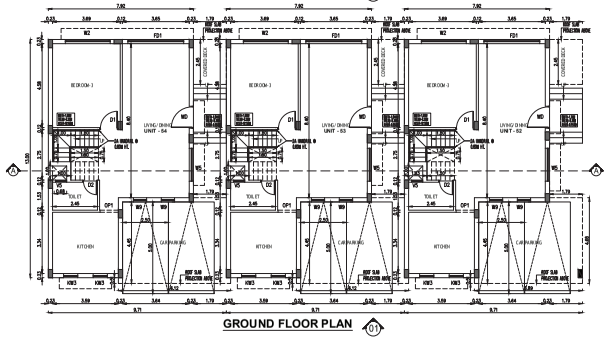



TERRACE FLOOR PLAN 01



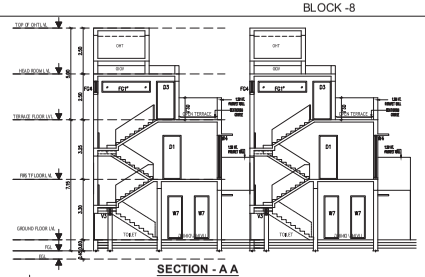

FIRST FLOOR PLAN 01

| SCHEDULE OF JOINERY | | |
|---|---|---|
| TYPE | SIZE | DESCRIPTION |
| M2 | 1.20X 2.40 | DOOR |
| D1 | 1.00 X 2.40 | DOOR |
| D2 | 0.80 X 2.40 | DOOR |
| D3 | 1.00 X 2.1 | DOOR |
| FD1 | 0.65X2.40 | FIRE HIGH DOOR |
| FD2 | 0.55X2.40 | FIRE HIGH DOOR |
| FD3 | 0.50X2.40 | FIRE HIGH DOOR |
| FD4 | 0.65-2.40 | FIRE HIGH DOOR |
| FD5 | 0.65-2.40 | FIRE HIGH DOOR |
| FD6 | 0.65-2.40 | FIRE HIGH DOOR |
| FD7 | 0.65-2.40 | FIRE HIGH DOOR |
| OP1 | 1.00X0.6 40 | WALL OPENING |
| OP2 | 0.80 X 2.40 | WALL OPENING |
| W1 | 1.20 X 2.0 0 | WINDOW |
| W2 | 0.40 X 2.0 0 | WINDOW |
| W3 | 1.40 X 2.0 0 | WINDOW |
| W4 | 0.90 X 2.0 0 | WINDOW |
| W5 | 1.20 X 2.0 0 | WINDOW |
| W6 | 0.7 5X2.0 0 | WINDOW |
| W7 | 0.60X0.60 | WINDOW |
| W8 | 1.20 X 1.65 | WINDOW |
| KW1 | 1.50 X 1.65 | WINDOW |
| KW2 | 0.60X1.65 | WINDOW |
| KW3 | 0.7 5X2.0 0 | WINDOW |
| V1 | 1.2 0X 0.45 | VENTILATOR |
| V2 | 1.5 0X 0.45 | VENTILATOR |
| V3 | 1.8 0X 0.45 | VENTILATOR |
| V4 | 0.6 0X 0.45 | VENTILATOR |
| V5 | 0.7 5X 0.45 | VENTILATOR |
| V6 | 0.8 0X 0.45 | VENTILATOR |
| V7 | 0.9 0X 0.45 | VENTILATOR |

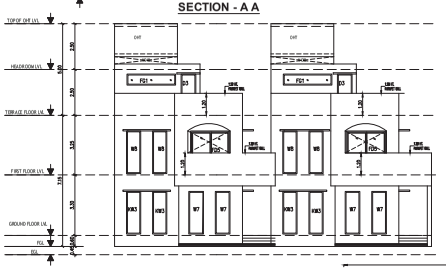



GROUND FLOOR PLAN 01

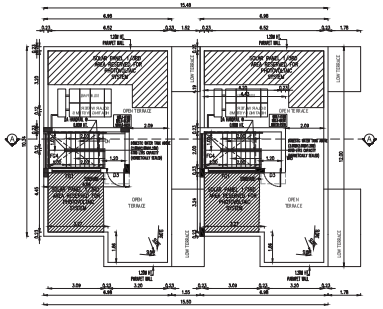
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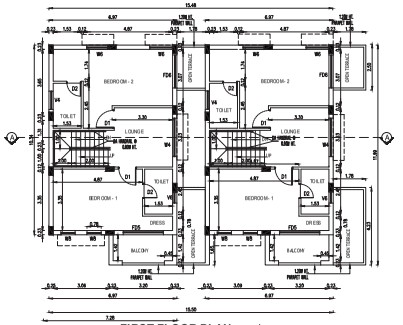

SECTION - A A



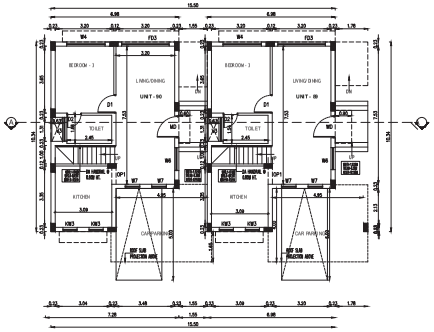

| SCHEDULE OF JOINERY | | |
|---|---|---|
| TYPE | SIZE | DESCRIPTION |
| D3 | 1.00 X 2.1 0 | DOOR |
| D1 | 1.00 X 2.40 | DOOR |
| D2 | 0.80 X 2.40 | DOOR |
| D3 | 0.90X 2.1 | DOOR |
| FD1 | 0.65X2.40 | FIRE HIGH DOOR |
| FD2 | 0.55X2.40 | FIRE HIGH DOOR |
| FD3 | 0.50X2.40 | FIRE HIGH DOOR |
| FD4 | 0.65-2.40 | FIRE HIGH DOOR |
| FD5 | 0.65-2.40 | FIRE HIGH DOOR |
| FD6 | 0.65-2.40 | FIRE HIGH DOOR |
| FD7 | 0.65-2.40 | FIRE HIGH DOOR |
| OP1 | 1.00 X 2.40 | WALL OPENING |
| OP2 | 0.80 X 2.40 | WALL OPENING |
| W1 | 1.20 X 2.0 0 | WINDOW |
| W2 | 0.40 X 2.0 0 | WINDOW |
| W3 | 1.40 X 2.0 0 | WINDOW |
| W4 | 0.90 X 2.0 0 | WINDOW |
| W5 | 1.20 X 2.0 0 | WINDOW |
| W6 | 0.7 5X2.0 0 | WINDOW |
| W7 | 0.60X0.60 | WINDOW |
| W8 | 1.20 X 1.65 | WINDOW |
| KW1 | 1.50 X 1.65 | WINDOW |
| KW2 | 0.60X1.65 | WINDOW |
| KW3 | 0.7 5X2.0 0 | WINDOW |
| V1 | 1.2 0X 0.45 | VENTILATOR |
| V2 | 1.5 0X 0.45 | VENTILATOR |
| V3 | 1.8 0X 0.45 | VENTILATOR |
| V4 | 0.6 0X 0.45 | VENTILATOR |
| V5 | 0.7 5X 0.45 | VENTILATOR |
| V6 | 0.8 0X 0.45 | VENTILATOR |
| V7 | 0.9 0X 0.45 | VENTILATOR |




TERRACE FLOOR PLAN 01




FIRST FLOOR PLAN 01




GROUND FLOOR PLAN 01

BLOCK -5 & 8 | SHEET NO: 05/ 12

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING IN S.F.NO: 478/1A1A1A1A1, 1A1B,1A2B AT THAIYUR - A VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

| | | |
|---|---|---|
| FOUNDATION | : | RCC 1:1 1/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8. |
| RCC WORK | : | All Column, Beams, Roof Slab, Lintel,& Sunshade are in CC 1:1 1/2:3(M-25) |
| BRICKWORK | : | B.W in Basement & Superstructure are in CM 1:5. |
| JOINERY | : | Joineries are made with Country wood / Enginrred Doors. |
| WEATHERING COURSE | : | 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortor and sloped with water proofing compound. |
| PLASTERING | : | Ceiling plastering with CM 1:3Inside & Outside walls are plastering with CM 1:4. |
| PAINTING | : | White washing with two coats over the one coat of primer for Ceiling Colour washing with two coats over one coat of primer for all Walls. |

COLOUR INDEX :

PROPOSED
BOUNDARY
ROAD
DRIVEWAY

REFERENCE :

SCALE : 1:100

DATE : 24 FEB 2026

W S N E

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

For FELIXA BUILDER PRIVATE LIMITED

Authorised Signatory

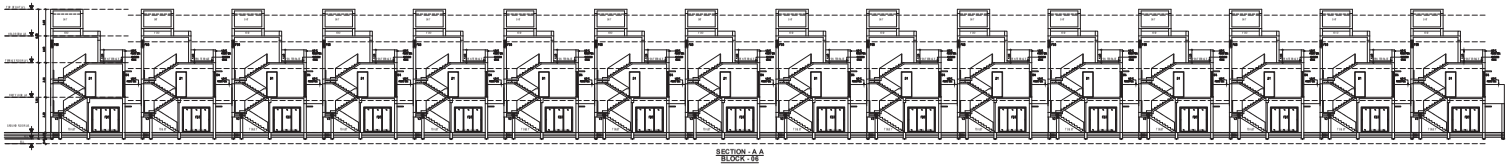
ARCHITECT / REGISTERED ENGINEER :

Dhinesh T Architect
CA / 2009 / 43967
10/1, 2nd Street, Kasthuribai Nagar,
Avadi, Chennai - 600 054.
dhinesh.architect@gmail.com

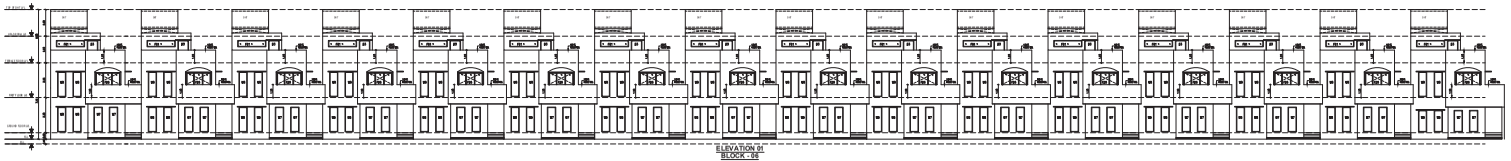
REGISTERED STRUCTURAL ENGINEER :

Dr. P. SURESH, M.E., MIE., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Millai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/1/2024/2/0014
Reg. No. ISCI001902019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005

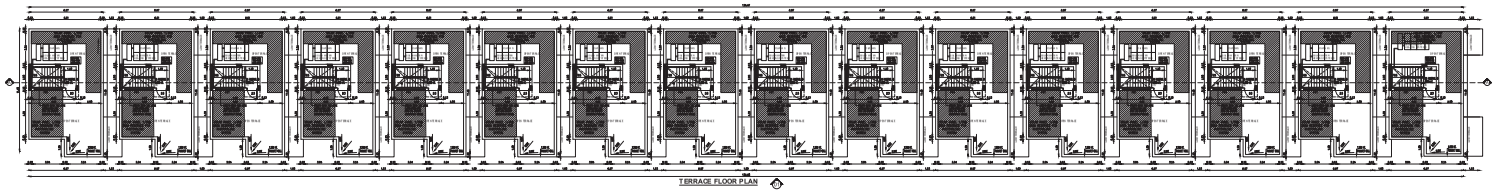
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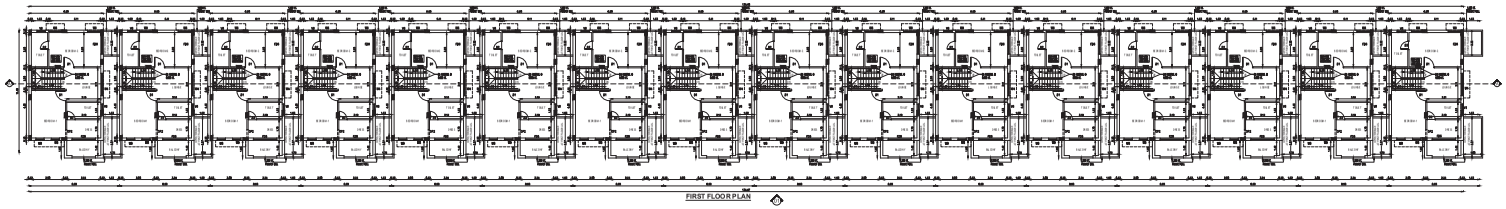
SECTION - A A
BLOCK - 06



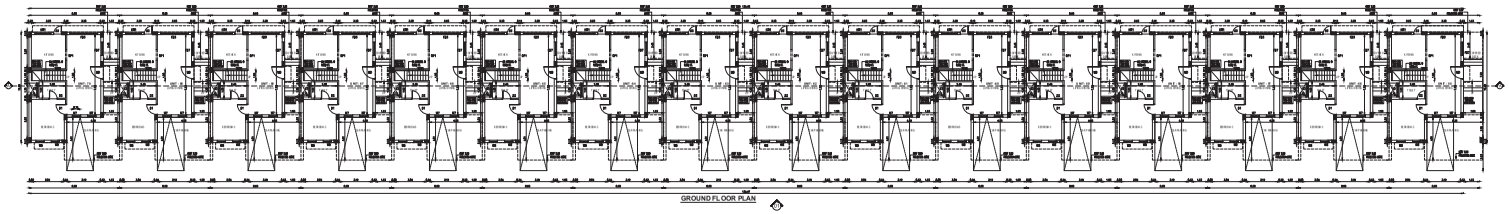
ELEVATION 01
BLOCK - 06



TERRACE FLOOR PLAN



FIRST FLOOR PLAN



GROUND FLOOR PLAN

SCHEDULE OF JOINERY

| TYPE | W.(ft) | DESCRIPTION |
|---|---|---|
| MD | 1.20X 2.40 | DOOR |
| D1 | 1.00 X 2.40 | DOOR |
| D2 | 0.90 X 2.40 | DOOR |
| D3 | 0.90 X 2.1 | DOOR |
| FD1 | 3.60X 2.40 | FRENCH DOOR |
| FD2 | 3.00X 2.40 | FRENCH DOOR |
| FD3 | 3.20 X2.40 | FRENCH DOOR |
| FD4 | 3.05 X2.40 | FRENCH DOOR |
| FD5 | 2.40 X2.40 | FRENCH DOOR |
| FD6 | 7.20 X2.40 | FRENCH DOOR |
| FD7 | 1.80 X2.40 | FRENCH DOOR |
| OP1 | 1.050 X 2.40 | WALL OPENING |
| OP2 | 0.60 X 2.40 | WALL OPENING |
| W1 | 3.00X 2.325 | WINDOW |
| W2 | 3.00X 2.325 | WINDOW |
| W3 | 2.45X 2.325 | WINDOW |
| W4 | 2.10 X 2.325 | WINDOW |
| W5 | 1.25 X 2.325 | WINDOW |
| W6 | 0.77502.325 | WINDOW |
| W7 | 0.6252.325 | WINDOW |
| W8 | 1.20 X 1.35 | WINDOW |
| KW1 | 1.50 X 1.65 | WINDOW |
| KW2 | 1.20X1.65 | WINDOW |
| KW3 | 0.77502.325 | WINDOW |
| V1 | 1.75 X 0.60 | VENTILATOR |
| V2 | 1.50 X 0.60 | VENTILATOR |
| V3 | 1.30 X 0.60 | VENTILATOR |
| V4 | 1.00 X 0.60 | VENTILATOR |
| V5 | 0.770 X 0.60 | VENTILATOR |
| V6 | 0.60 X 0.60 | VENTILATOR |
| V7 | 0.60 X 0.60 | VENTILATOR |

BLOCK -6 | SHEET NO: 06/ 12

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING IN S.F.NO: 478/1A1A1A1A1, 1A1B,1A2B AT THAIYUR - A VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

| | |
|---|---|
| FOUNDATION | : RCC 1:11/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8. |
| RCC WORK | : All Column, Beams, Roof Slab, Lintel,& Sunshade are in CC 1:11/2:3(M-25) |
| BRICKWORK | : B.W in Basement & Superstructure are in CM 1:5. |
| JOINERY | : Joineries are made with Country wood / Enginrred Doors. |
| WEATHERING COURSE | : 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortor and sloped with water proofing compound. |
| PLASTERING | : Ceiling plastering with CM 1:3Inside & Outside walls are plastering with CM 1:4. |
| PAINTING | : White washing with two coats over the one coat of primer for Ceiling.Colour washing with two coats over one coat of primer for all Walls. |

COLOUR INDEX :

PROPOSED
BOUNDARY
ROAD
DRIVEWAY

REFERENCE :

SCALE : 1:100
DATE : 24 FEB 2026

N
W E
S

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

For FELIXA BUILDER PRIVATE LIMITED

Authorised Signatory

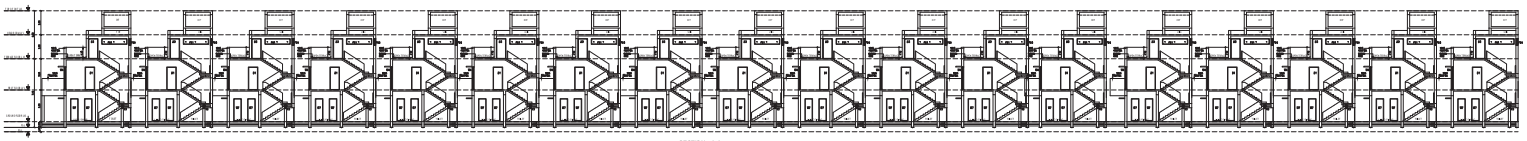
ARCHITECT / REGISTERED ENGINEER :

Dhinesh T Architect
CA / 2009 / 43967
10/1, 2nd Street, Kasthuribai Nagar,
Avadi, Chennai - 600 054.
dhinesh.architect@gmail.com

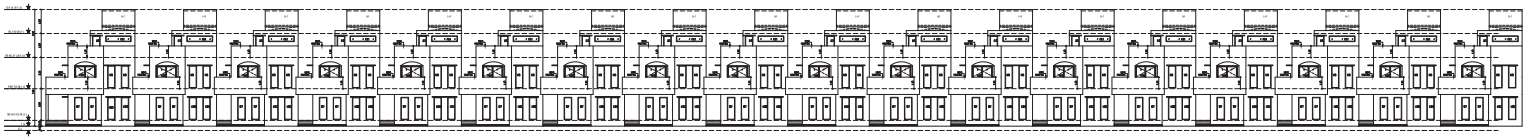
REGISTERED STRUCTURAL ENGINEER :

Dr. P. SURESH M.E., MIE., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Mettai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/1/2024/2/0014
Reg. No. RSE100182019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005

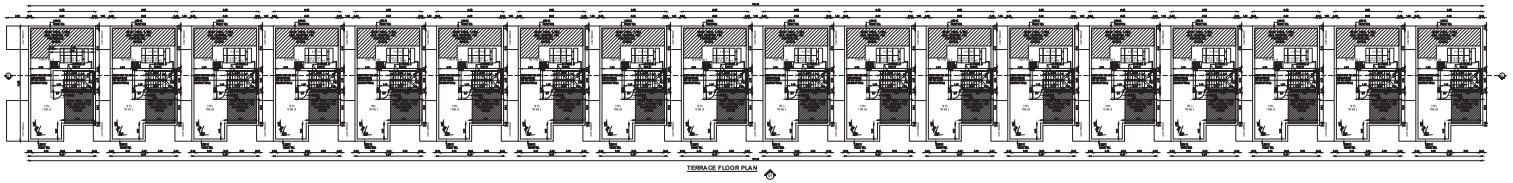
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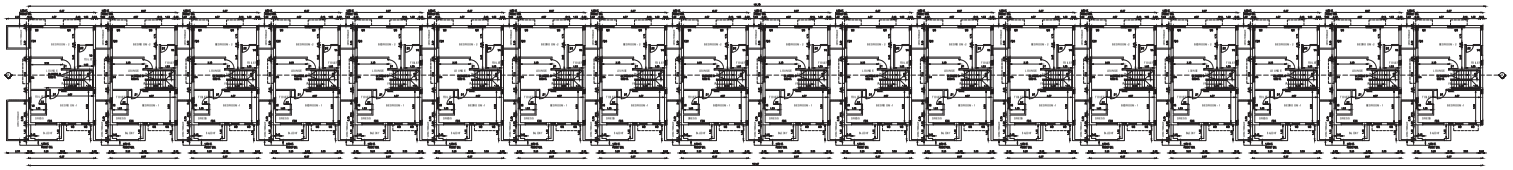
SECTION - A A



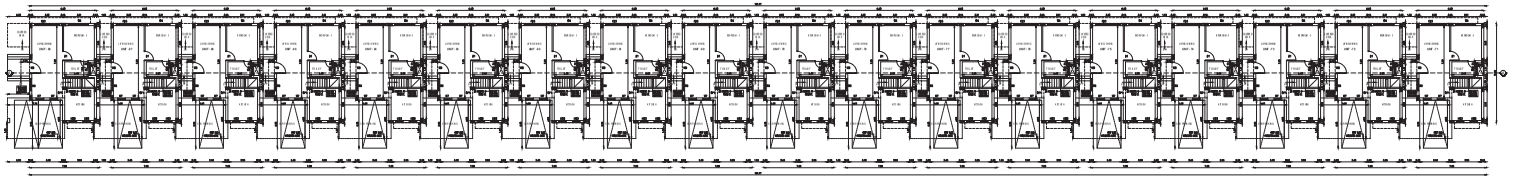
ELEVATION 01



TERRACE FLOOR PLAN



FIRST FLOOR PLAN



GROUND FLOOR PLAN

| SCHEDULE OF JOINERY | | |
|---|---|---|
| TYPE | SIZE | DESCRIPTION |
| MD | 1.30 X 2.40 | DOOR |
| D1 | 1.00 X 2.40 | DOOR |
| D2 | 0.80 X 2.40 | DOOR |
| D3 | 0.80 X 2.1 | DOOR |
| FD 1 | 3.65 X 2.40 | FRENCH DOOR |
| FD 2 | 3.30 X 2.40 | FRENCH DOOR |
| FD 3 | 3.20 X2.40 | FRENCH DOOR |
| FD 4 | 3.05 X2.40 | FRENCH DOOR |
| FD 5 | 2.45 X2.40 | FRENCH DOOR |
| FD 6 | 2.20 X2.40 | FRENCH DOOR |
| FD 7 | 1.80 X2.40 | FRENCH DOOR |
| OP1 | 1.00 X 2.40 | WALL OPENING |
| OP2 | 0.80 X 2.40 | WALL OPENING |
| W1 | 3.20 X 2.325 | WINDOW |
| W2 | 3.00 X 2.325 | WINDOW |
| W3 | 2.45 X 2.325 | WINDOW |
| W4 | 2.10 X 2.325 | WINDOW |
| W5 | 1.20 X 2.325 | WINDOW |
| W6 | 0.77 X 2.325 | WINDOW |
| W7 | 0.60 X 2.325 | WINDOW |
| W8 | 1.20 X 1.35 | WINDOW |
| KW1 | 1.50 X 1.55 | WINDOW |
| KW2 | 1.20 X 1.05 | WINDOW |
| KW3 | 0.77 X 2.325 | WINDOW |
| V1 | 1.75 X 0.40 | VENTILATOR |
| V2 | 1.50 X 0.40 | VENTILATOR |
| V3 | 1.30 X 0.40 | VENTILATOR |
| V4 | 1.00 X 0.40 | VENTILATOR |
| V5 | 0.77 X 0.40 | VENTILATOR |
| V6 | 0.60 X 0.40 | VENTILATOR |
| V7 | 0.80 X 0.40 | VENTILATOR |

BLOCK -7 | SHEET NO: 07/12

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING IN S.F.NO: 478/1A1A1A1A1, 1A1B,1A2B AT THAIYUR - A VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

| | | |
|---|---|---|
| FOUNDATION | : | RCC 1:11/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8. |
| RCC WORK | : | All Column, Beams, Roof Slab, Lintel,& Sunshade are in CC 1:11/2:3(M-25) |
| BRICKWORK | : | B.W in Basement & Superstructure are in CM 1:5. |
| JOINERY | : | Joineries are made with Country wood / Enginrred Doors. |
| WEATHERING COURSE | : | 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortor and sloped with water proofing compound. |
| PLASTERING | : | Ceiling plastering with CM 1:3Inside & Outside walls are plastering with CM 1:4. |
| PAINTING | : | White washing with two coats over the one coat of primer for Ceiling.Colour washing with two coats over one coat of primer for all Walls. |

COLOUR INDEX :

PROPOSED

BOUNDARY

ROAD

DRIVEWAY

REFERENCE :

SCALE : 1:100

DATE : 24 FEB 2026

S E W N

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

For FELIXA BUILDER PRIVATE LIMITED

Authorised Signatory

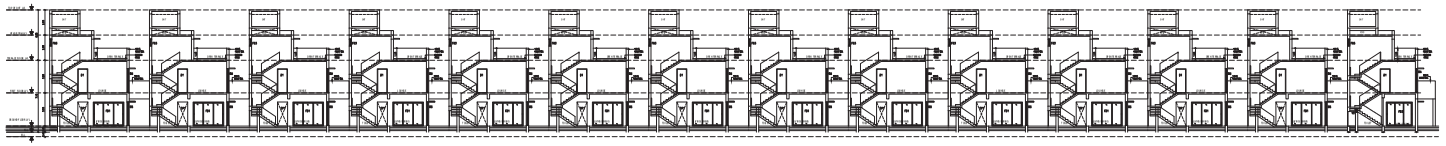
ARCHITECT / REGISTERED ENGINEER :

Dhinesh T Architect
CA / 2009 / 43967
10/1, 2nd Street, Kasthuribai Nagar,
Avadi, Chennai - 600 054.
dhinesh.architect@gmail.com

REGISTERED STRUCTURAL ENGINEER :

Dr. P. SURESH, B.E., M.E., Ph.D.
Structural Consultant
Plot No. 555, VGP Layout, Mittai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/1/2024/2/0014
Reg. No. ISC100302019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005

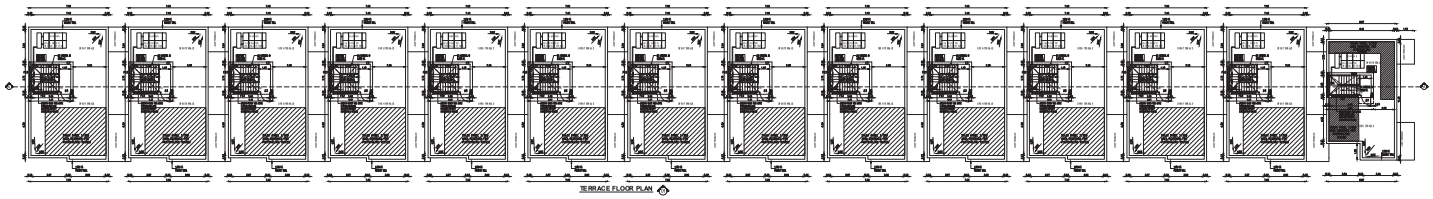
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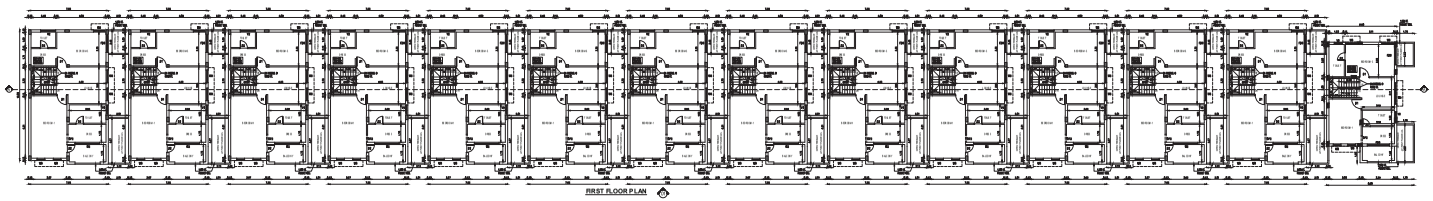
SECTION - A A
BLOCK - 09



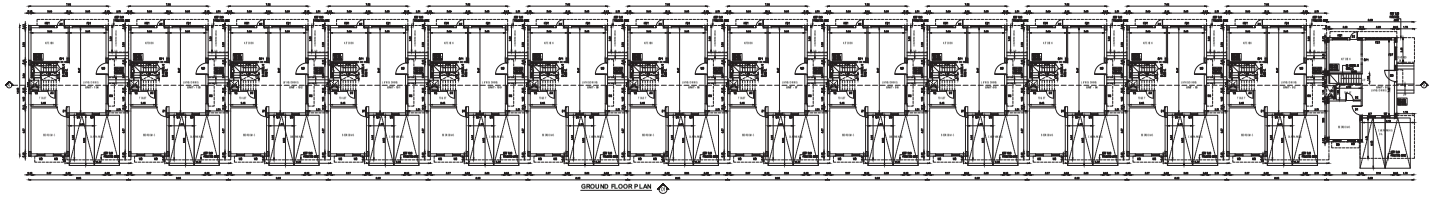
ELEVATION - 01
BLOCK - 09



TERRACE FLOOR PLAN



FIRST FLOOR PLAN



GROUND FLOOR PLAN

SCHEDULE OF JOINERY

| TYPE | SIZE | DESCRIPTION |
|---|---|---|
| MD | 1.00X2.40 | DOOR |
| D1 | 1.00 X 2.40 | DOOR |
| D2 | 0.80 X 2.40 | DOOR |
| D3 | 0.90 X 2.1 | DOOR |
| FD1 | 3.65X 2.40 | FRENCH DOOR |
| FD2 | 1.30X 2.40 | FRENCH DOOR |
| FD3 | 3.20 X 2.40 | FRENCH DOOR |
| FD4 | 3.05 X 2.40 | FRENCH DOOR |
| FD5 | 2.45 X 2.40 | FRENCH DOOR |
| FD6 | 2.20 X 2.40 | FRENCH DOOR |
| FD7 | 1.80 X 2.40 | FRENCH DOOR |
| OP1 | 1.00X 2.4.0 | WALL OPENING |
| OP 2 | 4.60X 2.40 | WALL OPENING |
| W1 | 3.60X 2.325 | WINDOW |
| W2 | 3.00X 2.325 | WINDOW |
| W3 | 2.45X 2.325 | WINDOW |
| W4 | 2.10 X 2.325 | WINDOW |
| W5 | 1.20 X 2.325 | WINDOW |
| W6 | 0.77 M 2.325 | WINDOW |
| W7 | 0.60X2.325 | WINDOW |
| WA | 1.20 X 1.35 | WINDOW |
| WA1 | 1.60 X 1.35 | WINDOW |
| WA2 | 1.00X1.35 | WINDOW |
| WA3 | 0.77M X 325 | WINDOW |
| V1 | 1.75 X 0.45 | VENTILATOR |
| V2 | 1.30 X 0.45 | VENTILATOR |
| V3 | 1.20 X 0.45 | VENTILATOR |
| V4 | 1.00 X 0.45 | VENTILATOR |
| V5 | 0.70 X 0.45 | VENTILATOR |
| V6 | 0.60 X 0.45 | VENTILATOR |
| V7 | 0.60 X 0.45 | VENTILATOR |

BLOCK -9 | SHEET NO: 08/ 12

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING IN S.F.NO: 478/1A1A1A1A1, 1A1B,1A2B AT THAIYUR - A VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

| | |
|---|---|
| FOUNDATION | : RCC 1:11/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8. |
| RCC WORK | : All Column, Beams, Roof Slab, Lintel,& Sunshade are in CC 1:11/2:3(M-25) |
| BRICKWORK | : B.W in Basement & Superstructure are in CM 1:5. |
| JOINERY | : Joineries are made with Country wood / Enginrred Doors. |
| WEATHERING COURSE | : 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortor and sloped with water proofing compound. |
| PLASTERING | : Ceiling plastering with CM 1:3Inside & Outside walls are plastering with CM 1:4. |
| PAINTING | : White washing with two coats over the one coat of primer for Ceiling.Colour washing with two coats over one coat of primer for all Walls. |

COLOUR INDEX :

PROPOSED
BOUNDARY
ROAD
DRIVEWAY

REFERENCE :

SCALE : 1:100
DATE : 24 FEB 2026

N
W E
S

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

For FELIXA BUILDER PRIVATE LIMITED

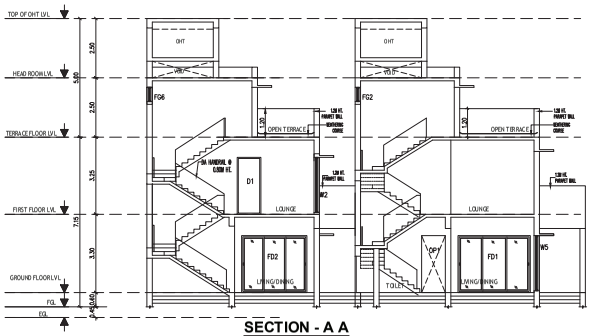
Authorised Signatory

ARCHITECT / REGISTERED ENGINEER :

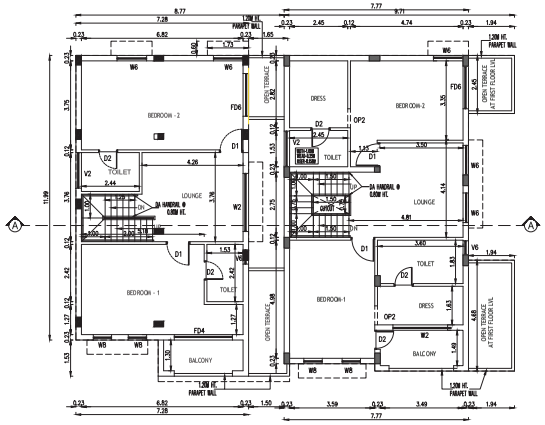
Dhinesh T Architect
CA / 2009 / 43967
10/1, 2nd Street, Kasthuribai Nagar,
Avadi, Chennai - 600 054.
dhinesh.architect@gmail.com

REGISTERED STRUCTURAL ENGINEER :

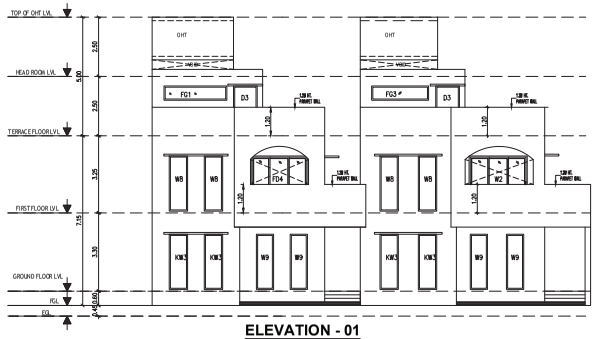
Dr. V. SURESH B.E., MIE., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Mullai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/1/2024/2/0014
Reg. No. RSE100382019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005



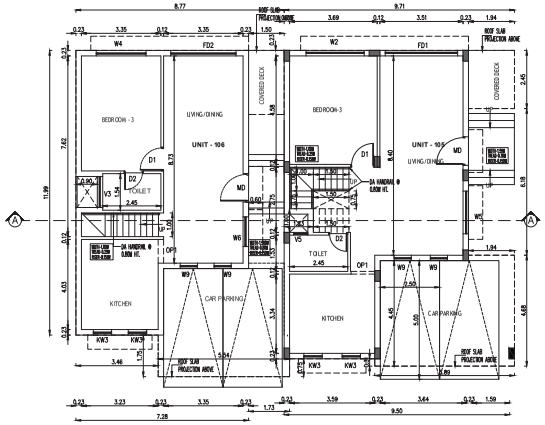

**SECTION - A A**
**BLOCK - 10**



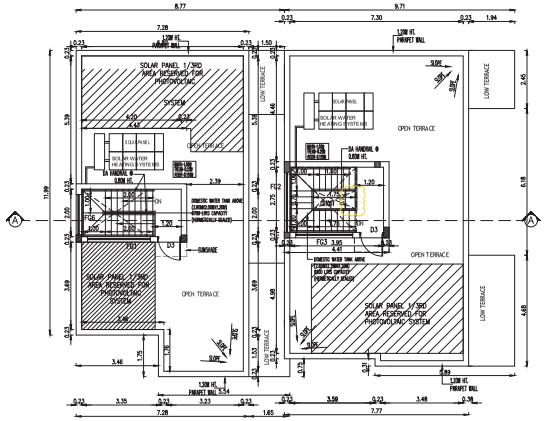

**FIRST FLOOR PLAN**
**BLOCK - 10**




**ELEVATION - 01**
**BLOCK - 10**




**GROUND FLOOR PLAN**
**BLOCK - 10**




**TERRACE FLOOR PLAN**
**BLOCK - 10**

| SCHEDULE OF JOINERY | | |
|---|---|---|
| TYPE | SIZE | DESCRIPTION |
| D.DOORS | | |
| MD | 1.20 X 2.40 | DOOR |
| D1 | 1.00 X 2.40 | DOOR |
| D2 | 0.80 X 2.40 | DOOR |
| D3 | 0.90 X 2.1 | DOOR |
| FD1 | 3.65X 2.40 | FRENCH DOOR |
| FD2 | 3.35X 2.40 | FRENCH DOOR |
| FD3 | 3.20 X2.40 | FRENCH DOOR |
| FD4 | 3.05 X2.40 | FRENCH DOOR |
| FD5 | 2.45 X2.40 | FRENCH DOOR |
| FD6 | 2.20 X2.40 | FRENCH DOOR |
| FD7 | 1.80 X2.40 | FRENCH DOOR |
| OP1 | 1.092 X 2.40 | WALL OPENING |
| OP2 | 0.80 X 2.40 | WALL OPENING |
| W1 | 3.20X 2.32 | WINDOW |
| W2 | 3.00X 2.32 | WINDOW |
| W3 | 2.45X 2.32 | WINDOW |
| W4 | 2.10 X 2.32 | WINDOW |
| W5 | 1.25 X 2.32 | WINDOW |
| W6 | 0.77X2.32 | WINDOW |
| W7 | 0.610X2.325 | WINDOW |
| W8 | 1.20 X 1.35 | WINDOW |
| KW1 | 1.50 X 1.55 | WINDOW |
| KW2 | 1.20 X 1.55 | WINDOW |
| KW3 | 0.77 X 2.32 | WINDOW |
| V1 | 1.75 X 0.40 | VENTILATOR |
| V2 | 1.50 X 0.40 | VENTILATOR |
| V3 | 1.20 X 0.40 | VENTILATOR |
| V4 | 1.00 X 0.40 | VENTILATOR |
| V5 | 0.77 X 0.40 | VENTILATOR |
| V6 | 0.60 X 0.40 | VENTILATOR |
| V7 | 0.60 X 0.40 | VENTILATOR |

| BLOCK -10 | SHEET NO: 09/ 12 |
|---|---|

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING IN S.F.NO: 478/1A1A1A1A1, 1A1B,1A2B AT THAIYUR - A VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

| | | |
|---|---|---|
| FOUNDATION | : | RCC 1:11/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8. |
| RCC WORK | : | All Column, Beams, Roof Slab, Lintel,& Sunshade are in CC 1:11/2:3(M-25) |
| BRICKWORK | : | B.W in Basement & Superstructure are in CM 1:5. |
| JOINERY | : | Joineries are made with Country wood / Enginrred Doors. |
| WEATHERING COURSE | : | 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortor and sloped with water proofing compound. |
| PLASTERING | : | Ceiling plastering with CM 1:3Inside & Outside walls are plastering with CM 1:4. |
| PAINTING | : | White washing with two coats over the one coat of primer for Ceiling.Colour washing with two coats over one coat of primer for all Walls. |

COLOUR INDEX :

PROPOSED
BOUNDARY
ROAD
DRIVEWAY

REFERENCE :

SCALE : 1:100
DATE : 18 FEB 2026

W S N E

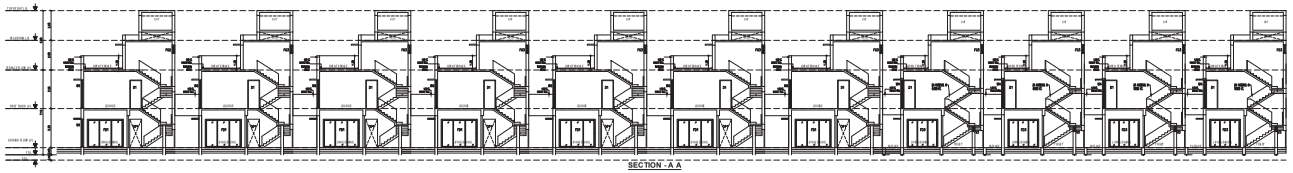
MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

ARCHITECT / REGISTERED ENGINEER :

REGISTERED STRUCTURAL ENGINEER :

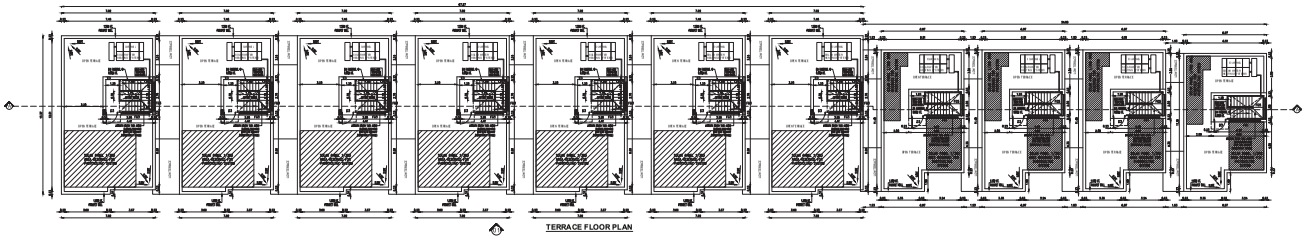
BLOCK -11



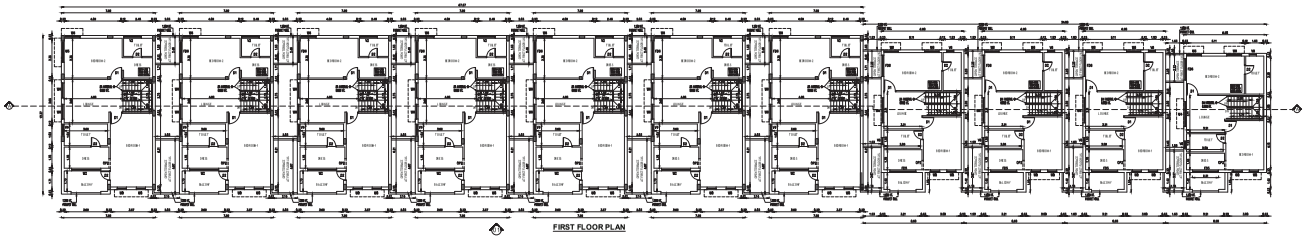
SECTION - A A



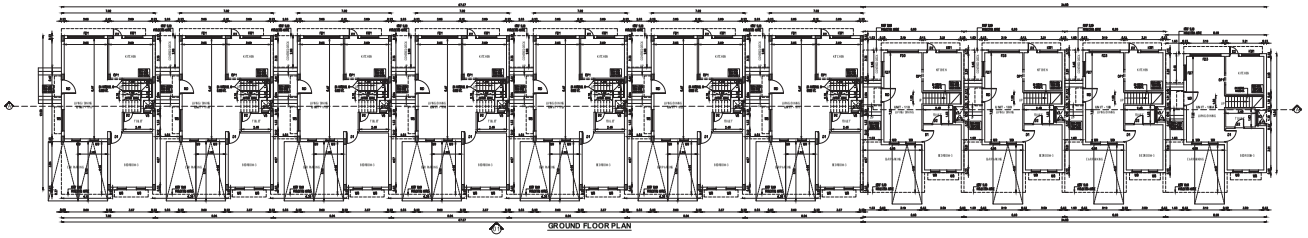
ELEVATION - 01



TERRACE FLOOR PLAN



FIRST FLOOR PLAN



GROUND FLOOR PLAN

| SCHEDULE OF JOINERY | | |
|---|---|---|
| TYPE | SIZE | DESCRIPTION |
| MD | 1.20X 2.40 | DOOR |
| D1 | 1.00 X 2.40 | DOOR |
| D2 | 0.80 X 2.40 | DOOR |
| D3 | 0.90 X 2.1 | DOOR |
| FD1 | 3.65X 2.40 | FRENCH DOOR |
| FD2 | 3.35X 2.40 | FRENCH DOOR |
| FD3 | 3.20 X2.40 | FRENCH DOOR |
| FD4 | 3.05 X2.40 | FRENCH DOOR |
| FD5 | 2.45 X2.40 | FRENCH DOOR |
| FD6 | 2.20 X2.40 | FRENCH DOOR |
| FD7 | 1.80 X2.40 | FRENCH DOOR |
| OP1 | 1.050 X 2.40 | WALL OPENING |
| OP2 | 0.80 X 2.40 | WALL OPENING |
| W1 | 3.20X 2.325 | WINDOW |
| W2 | 3.00X 2.325 | WINDOW |
| W3 | 2.45X 2.325 | WINDOW |
| W4 | 2.10 X 2.325 | WINDOW |
| W5 | 1.25 X 2.325 | WINDOW |
| W6 | 0.775X2.325 | WINDOW |
| W7 | 0.60X2.325 | WINDOW |
| W8 | 1.20 X 1.35 | WINDOW |
| KW1 | 1.50 X 1.55 | WINDOW |
| KW2 | 1.20X1.55 | WINDOW |
| KW3 | 0.775X2.325 | WINDOW |
| V1 | 1.75 X 0.40 | VENTILATOR |
| V2 | 1.50 X 0.40 | VENTILATOR |
| V3 | 1.30 X 0.40 | VENTILATOR |
| V4 | 1.00 X 0.40 | VENTILATOR |
| V5 | 0.770 X 0.40 | VENTILATOR |
| V6 | 0.60 X 0.40 | VENTILATOR |
| V7 | 0.80 X 0.40 | VENTILATOR |

BLOCK -11 | SHEET NO: 10/ 12

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING IN S.F.NO: 478/1A1A1A1A1, 1A1B,1A2B AT THAIYUR - A VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

| | | |
|---|---|---|
| FOUNDATION | : | RCC 1:11/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8. |
| RCC WORK | : | All Column, Beams, Roof Slab, Lintel,& Sunshade are in CC 1:11/2:3(M-25) |
| BRICKWORK | : | B.W in Basement & Superstructure are in CM 1:5. |
| JOINERY | : | Joineries are made with Country wood / Enginred Doors. |
| WEATHERING COURSE | : | 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortor and sloped with water proofing compound. |
| PLASTERING | : | Ceiling plastering with CM 1:3Inside & Outside walls are plastering with CM 1:4. |
| PAINTING | : | White washing with two coats over the one coat of primer for Ceiling.Colour washing with two coats over one coat of primer for all Walls. |

COLOUR INDEX :

PROPOSED

BOUNDARY

ROAD

DRIVEWAY

REFERENCE :

SCALE : 1:100

DATE : 24 FEB 2026

E N S W

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

For FELIXA BUILDER PRIVATE LIMITED

Authorised Signatory

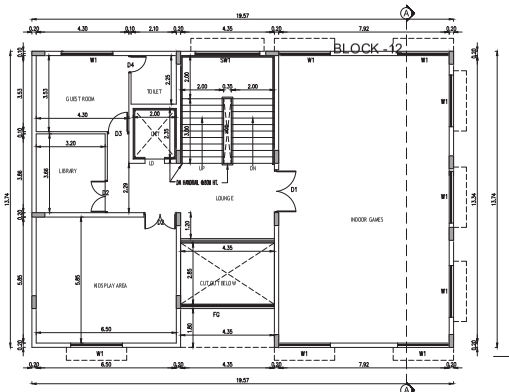
ARCHITECT / REGISTERED ENGINEER :

Dhinesh T Architect
CA / 2009 / 43967
10/1, 2nd Street, Kasthuribai Nagar,
Avadi, Chennai - 600 054.
dhinesh.architect@gmail.com

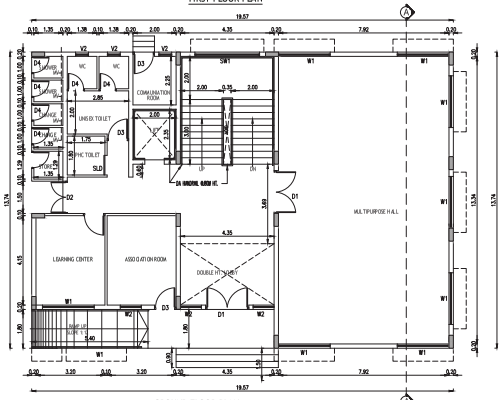
REGISTERED STRUCTURAL ENGINEER :

Dr. J. SURESH M.E., MIE., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Mullai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/1/2024/2/0014
Reg. No. KSE100192019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005

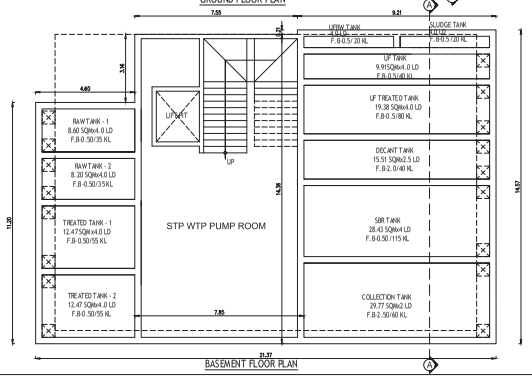
BLOCK -12



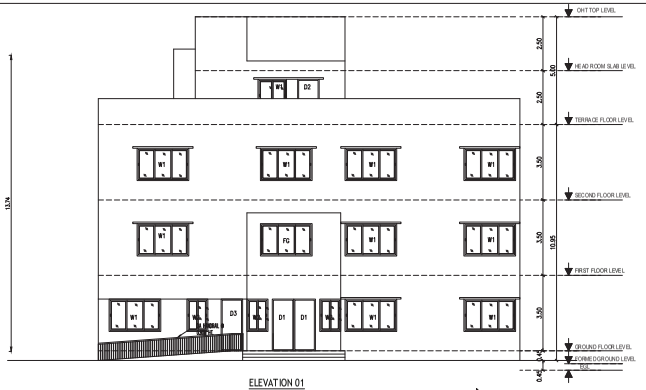

FIRST FLOOR PLAN



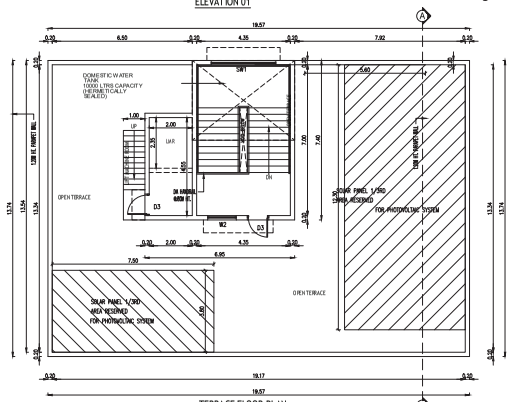

GROUND FLOOR PLAN



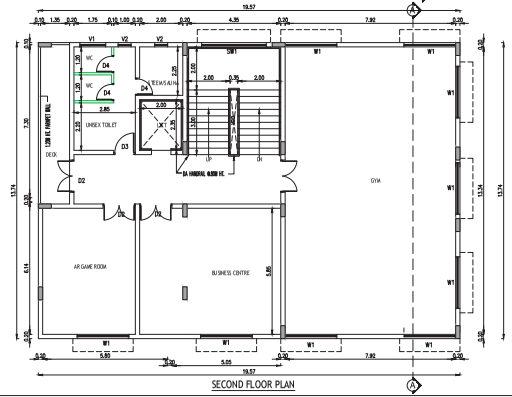

BASEMENT FLOOR PLAN




ELEVATION 01

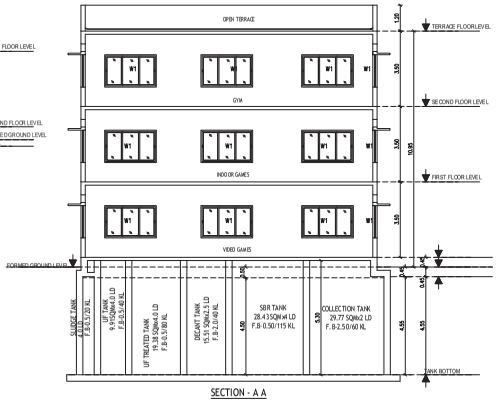



TERRACE FLOOR PLAN



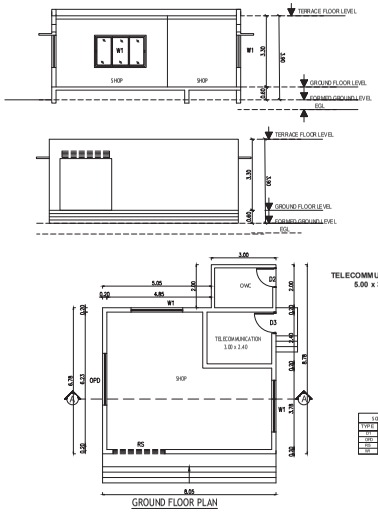

SECOND FLOOR PLAN

| SCHEDULE OF JOINERY | | |
|---|---|---|
| TYPE | DESCRIPTION | SIZE |
| D1 | DOUBLE DOOR | 2.0 X 2.10 |
| D2 | DOOR | 1.20 X 2.10 |
| D3 | DOOR | 1.00 X 2.10 |
| D4 | DOOR | 0.80 X 2.10 |
| W1 | WINDOW | 2.40 X 1.50 |
| W2 | WINDOW | 1.33 X 1.50 |
| FG | FIXED GLASS | 5.05 X 1.50 |
| V1 | VENTILATOR | 1.20 X 1.00 |
| V2 | VENTILATOR | 0.60 X 1.00 |
| LD | LIFT DOOR | 0.90 X 2.10 |
| | | 3.00 X 1.50 |




SECTION - A A

BLOCK -13




GROUND FLOOR PLAN

BLOCK -12 & 13 | SHEET NO: 11/ 12

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING IN S.F.NO: 478/1A1A1A1A1, 1A1B,1A2B AT THAIYUR - A VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

| | | |
|---|---|---|
| FOUNDATION | : | RCC 1:1 1/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8. |
| RCC WORK | : | All Column, Beams, Roof Slab, Lintel,& Sunshade are in CC 1:1 1/2:3(M-25) |
| BRICKWORK | : | B.W in Basement & Superstructure are in CM 1:5. |
| JOINERY | : | Joineries are made with Country wood / Enginrred Doors. |
| WEATHERING COURSE | : | 9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortor and sloped with water proofing compound. |
| PLASTERING | : | Ceiling plastering with CM 1:3Inside & Outside walls are plastering with CM 1:4. |
| PAINTING | : | White washing with two coats over the one coat of primer for Ceiling.Colour washing with two coats over one coat of primer for all Walls. |

COLOUR INDEX :

PROPOSED
BOUNDARY
ROAD
DRIVEWAY

REFERENCE :

SCALE : 1:100

DATE : 24 FEB 2026

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

APPLICANT :

For FELIXA BUILDER PRIVATE LIMITED

Authorised Signatory

ARCHITECT / REGISTERED ENGINEER :

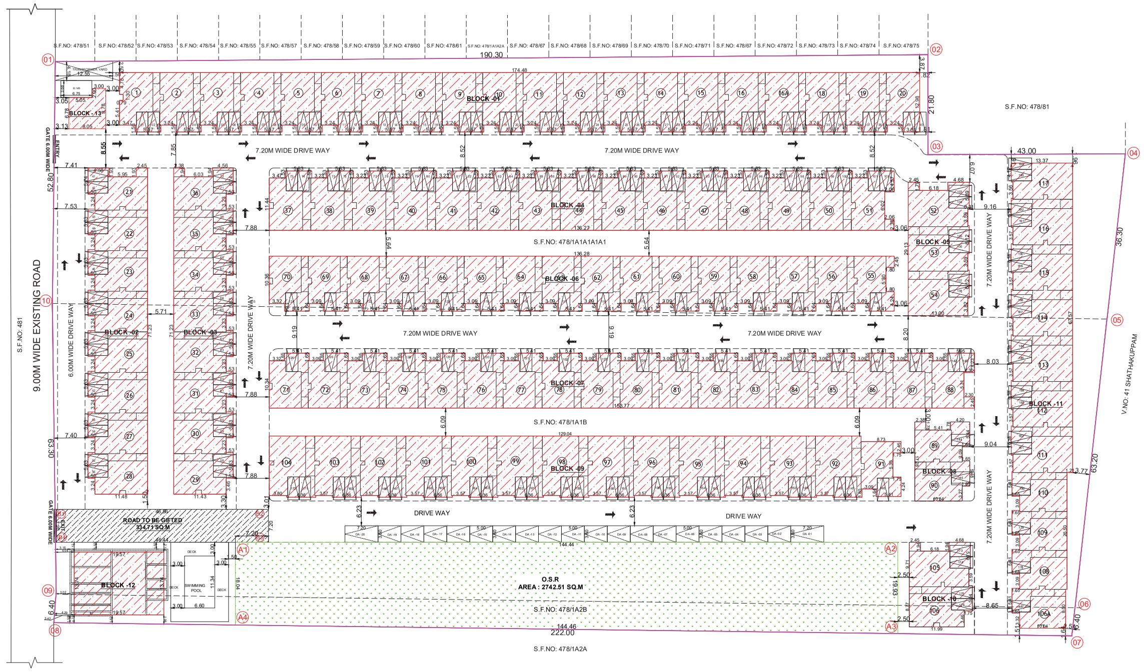
Dhinesh I Architect
CA / 2009 / 43967
10/1, 2nd Street, Kasthuribai Nagar,
Avadi, Chennai - 600 054.
dhinesh.architect@gmail.com

REGISTERED STRUCTURAL ENGINEER :

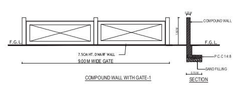
Dr. D. SURESH B.E., M.E., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Mallai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/1/2024/2/0014
Reg. No. RSE100382019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005

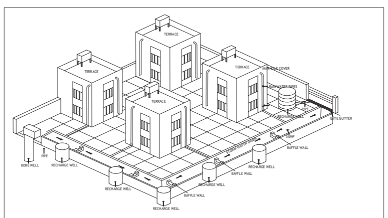
| SITE PLAN | SHEET NO: 12/12 |
|---|---|

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING IN S.F.NO: 478/1A1A1A1A1, 1A1B,1A2B AT THAIYUR - A VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISTRICT.

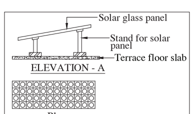


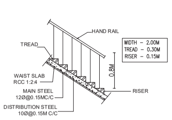

**SITE PLAN**
**SCALE 1:400**



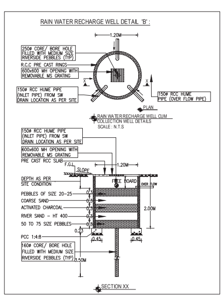



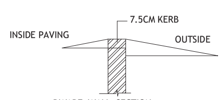

RWH -3B
RAINWATER HARVESTING IN GROUP DEVELOPMENTS
(ROOFTOP AND SURFACE RUNOFF THROUGH STORM WATER DRAWIN, GATE GUTTER TO RECHARGE WELLS)

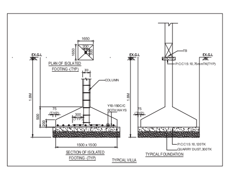


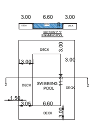




STAIR CASE DETAILS-COMMERCIAL
SCALE 1:100

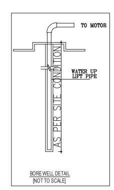



SWIMMING POOL DETAIL




BOREWELL DETAIL [NOT TO SCALE]

| UNITS AREA DETAILS | | | |
|---|---|---|---|
| Block | Typical Units | Total no of Dwelling Units (Nos) | Dwelling Unit Area (Sq.m) |
| Block -01 | Units - 01 to 19 | 19 | 188.51 sq.m |
| Block -01 | Units - 20 | 1 | 177.45 sq.m |
| Block -02 | Units - 21 | 1 | 191.05 sq.m |
| Block -02 | Units -22 to 28 | 7 | 188.93 sq.m |
| Block -03 | Units - 29 to 35 | 7 | 188.17 sq.m |
| Block -03 | Units - 36 | 1 | 190.25 sq.m |
| Block -04 | Units -51 | 1 | 192.49 sq.m |
| Block -04 | Units - 37 to 50 | 14 | 189.63 sq.m |
| Block -05 | Units - 53 to 54 | 2 | 220.34 sq.m |
| Block -05 | Units - 52 | 1 | 220.27 sq.m |
| Block -06 | Units - 70 to 56 | 15 | 166.05 sq.m |
| Block -06 | Units - 55 | 1 | 167.51 sq.m |
| Block -07 | Units - 88 | 1 | 170.83 sq.m |
| Block -07 | Units - 71 to 87 | 17 | 165.95 sq.m |
| Block -08 | Units - 90 | 1 | 166.39 sq.m |
| Block -08 | Units - 89 | 1 | 167.84 sq.m |
| Block -09 | Units - 104 to 93 | 12 | 222.68 sq.m |
| Block -09 | Units - 92 | 1 | 223.01 sq.m |
| Block -09 | Units - 91 | 1 | 167.12 sq.m |
| Block -10 | Units - 106 | 1 | 188.62 sq.m |
| Block -10 | Units - 105 | 1 | 215.99 sq.m |
| Block -11 | Units - 117 | 1 | 210.05 sq.m |
| Block -11 | Units - 116 to111 | 6 | 218.31 sq.m |
| Block -11 | Units - 110 | 1 | 165.75 sq.m |
| Block -11 | Units - 109 to 108 | 2 | 166.08 sq.m |
| Block -11 | Units - 106A | 1 | 161.43 sq.m |
| TOTAL | | 117 | |

| SITE AREA DETAILS | |
|---|---|
| S.F.NO | PATTA AREA (SQ.M) |
| 478/1A1A1A1A1 | 12145.00 |
| 478/1A1B | 14170.00 |
| 478/1A2B | 1400.00 |
| TOTAL | 27715.00 |

AREA STATEMENT DETAILS

| | |
|---|---|
| SITE AREA AS PER DOCUMENT | : 27715.00 SQ.M |
| SITE AREA AS PER PATTA | : 27715.00 SQ.M |
| ROAD TO BE GIFTED | : 334.71 SQ.M |
| SUPER IMPOSED SITE AREA | : 27380.29 SQ.M |

**PROPOSED BUILDING AREA DETAILS :**

| S.NO | DESCRIPTION | DWELLING UNITS | FSI (SQ.M) | NON-FSI (SQ.M) | TOTAL (SQ.M) |
|---|---|---|---|---|---|
| 01 | BLOCK-01 - RESIDENTIAL | | | | |
| | GROUND FLOOR | 20 NOS | 1993.85 | - | 1993.85 |
| | FIRST FLOOR | | 1784.61 | - | 1784.61 |
| | HEAD ROOM | - | - | 229.20 | 229.20 |
| | SUB TOTAL | 20 NOS | 3778.46 | 229.20 | 4007.66 |
| 02 | BLOCK-02 - RESIDENTIAL | | | | |
| | GROUND FLOOR | 08 NOS | 799.72 | - | 799.72 |
| | FIRST FLOOR | | 713.84 | - | **713.84** |
| | HEAD ROOM | - | - | 91.68 | 91.68 |
| | SUB TOTAL | 08 NOS | 1513.56 | 91.68 | 1605.24 |
| 03 | BLOCK- 03 - RESIDENTIAL | | | | |
| | GROUND FLOOR | 08 NOS | 795.52 | - | 795.52 |
| | FIRST FLOOR | | 712.01 | - | 712.01 |
| | HEAD ROOM | - | - | 91.68 | 91.68 |
| | SUB TOTAL | 08 NOS | 1507.53 | 91.68 | 1599.21 |
| 04 | BLOCK- 04 - RESIDENTIAL | | | | |
| | GROUND FLOOR | 15 NOS | 1511.04 | - | 1511.04 |
| | FIRST FLOOR | | 1334.99 | - | 1334.99 |
| | HEAD ROOM | - | - | 171.90 | 171.90 |
| | SUB TOTAL | 15 NOS | 2846.03 | 171.90 | 3017.93 |
| 05 | BLOCK- 05 - RESIDENTIAL | | | | |
| | GROUND FLOOR | 03 NOS | 349.12 | - | 349.12 |
| | FIRST FLOOR | | 312.38 | - | 312.38 |
| | HEAD ROOM | - | - | 42.48 | 42.48 |
| | SUB TOTAL | 03 NOS | 661.50 | 42.48 | 703.98 |
| 06 | BLOCK- 06 - RESIDENTIAL | | | | |
| | GROUND FLOOR | 16 NOS | 1407.45 | - | 1407.45 |
| | FIRST FLOOR | | 1250.90 | - | 1250.90 |
| | HEAD ROOM | - | - | 183.36 | 183.36 |
| | SUB TOTAL | 16 NOS | 2658.35 | 183.36 | 2841.71 |
| 07 | BLOCK- 07 - RESIDENTIAL | | | | |
| | GROUND FLOOR | 18 NOS | 1585.05 | - | 1585.05 |
| | FIRST FLOOR | | 1407.10 | - | 1407.10 |
| | HEAD ROOM | - | - | 206.28 | 206.28 |
| | SUB TOTAL | 18 NOS | 2992.15 | 206.28 | 3198.43 |
| 08 | BLOCK- 08 - RESIDENTIAL | | | | |
| | GROUND FLOOR | 02 NOS | 177.25 | - | 177.25 |
| | FIRST FLOOR | | 156.50 | - | 156.50 |
| | HEAD ROOM | - | - | 22.92 | 22.92 |
| | SUB TOTAL | 02 NOS | 333.75 | 22.92 | 356.67 |
| 09 | BLOCK- 09 - RESIDENTIAL | | | | |
| | GROUND FLOOR | 14 NOS | 1629.92 | - | 1629.92 |
| | FIRST FLOOR | | 1435.18 | - | 1435.18 |
| | HEAD ROOM | - | - | 195.54 | 195.54 |
| | SUB TOTAL | 14 NOS | 3065.10 | 195.54 | 3260.64 |
| 10 | BLOCK- 10 - RESIDENTIAL | | | | |
| | GROUND FLOOR | 02 NOS | 219.63 | - | 219.63 |
| | FIRST FLOOR | | 195.26 | - | 195.26 |
| | HEAD ROOM | - | - | 25.62 | 25.62 |
| | SUB TOTAL | 02 NOS | 414.89 | 25.62 | 440.51 |
| 11 | BLOCK- 11 - RESIDENTIAL | | | | |
| | GROUND FLOOR | 11 NOS | 1164.85 | - | 1164.85 |
| | FIRST FLOOR | | 1042.71 | - | 1042.71 |
| | HEAD ROOM | - | - | 144.96 | 144.96 |
| | SUB TOTAL | 11 NOS | 2207.56 | 144.96 | 2352.52 |
| 12 | BLOCK-12 - CLUB HOUSE | | | | |
| | BASEMENT FLOOR | - | 112.72 | 181.44 | 294.16 |
| | GROUND FLOOR | - | 268.90 | - | 268.90 |
| | FIRST FLOOR | - | 248.66 | - | 248.66 |
| | SECOND FLOOR | - | 268.90 | - | 268.90 |
| | HEAD ROOM | - | - | 46.04 | 46.04 |
| | SUB TOTAL | - | 899.18 | 227.48 | 1126.66 |
| 13 | BLOCK-13 - RETAIL SHOP | | | | |
| | GROUND FLOOR | - | 60.54 | - | 60.54 |
| | TOTAL | 117 NOS | 22938.60 | 1633.10 | 24571.70 |

TOTAL FSI AREA = 22938.60 SQ.M

FLOOR SPACE INDEX = 22938.60 / 27380.29 = 0.838

PROPOSED PARKING CALCULATION:

PARKING DETAILS :

| PARKING CATEGORY | DWELLING UNITS | CAR REQUIRED | TWO WHEELER REQUIRED |
|---|---|---|---|
| RESIDENTIAL ABOVE 100 | 117 NOS | 117 NOS | - |
| VISITORS PARKING OF 10% | - | 12 NOS | - |
| TOTAL | 117 NOS | 129 NOS | - |

| DESCRIPTION | REQUIRED | PROVIDED |
|---|---|---|
| CAR PARKING | 116+13DA = 129 NOS (EV) | 194 +20DA = 214 NOS (EV) |

PARKING SLOT SIZE :

194 CARS WITH DIMENSION 2.50 x 5.0M
20 DA CARS WITH DIMENSION 3.60 x 7.0M

O.S.R DETAILS :

| | |
|---|---|
| O.S.R REQUIRED | = 2738.03 SQ.M |
| O.S.R PROVIDED | = 2742.51 SQ.M |
| APPROACH ROAD FOR OSR TO BE GIFTED | = 334.71 SQ.M |

COLOUR INDEX :
PROPOSED
BOUNDARY
ROAD
DRIVEWAY

REFERENCE :
SCALE : 1:400
DATE : 24 FEB 2026

N W E S

APPLICANT :

For FELIXA BUILDER PRIVATE LIMITED
Authorised Signatory

ARCHITECT / REGISTERED ENGINEER :

Dhinesh T Architect
CA / 2009 / 43967
10/1, 2nd Street, Kasthuribai Nagar,
Avadi, Chennai - 600 054.
dhinesh.architect@gmail.com

REGISTERED STRUCTURAL ENGINEER :

Dr. J. SURESH, M.E., MIE., Ph.D.
Structural Engineer
Plot No. 555, VGP Layout, Mullai Street,
Uthandi, Chennai - 600 119.
Reg. No. SE/1/2024/2/0014
Reg. No RSE100382019
Reg. No. CGLDIST/SE/Gr-I/2024/07/005

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.