Verified RealEstate™

RE REGULATORY RECORD

RERA Document

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Published for reference. The authority's own register is the operative record.

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

hello@verified.realestate
+91 9996 12 9996
verified.realestate

DIGITALLY VERIFIED RECORD

energy livingscapes
Value . Fortune . Pride

Energy Livingscapes Pvt. Ltd

Madurai- Plot No 264, LIG Colony,
Off Lake View Road,
KK Nagar, Madurai -20

P: 0452-25 81 450
E: info@energyls.in

Date: 20 June 2025

To

The Secretary
Tamil Nadu Real Estate Regulatory Authority (TNRERA)
3rd Floor, CMDA Tower-II
Gandhi Irwin Bridge Road, Egmore
Chennai – 600008

Subject: Confirmation of Receipt of Approved Drawing (Digital Copy Only)

Dear Sir/Madam,

We, Energy Livingscapes Private Ltd hereby confirm that our company has received only the digital copy of the approved drawing in relation to the project located at **T.S.No.2/11A2,2/11C, BLOCK-10, WARD-B, KODAIKANAL MUNICIPALITY, DINDIGUL DISTRICT, TAMIL NADU-624101** bearing,

- Site Approval Number: SWP/DTCP/DINDIGUL/SITE APPROVAL.138/2024
- Building Plan Approval Number: SWP/DTCP/DINDIGUL/BUILDING PERMISSION NO.31/2024

We further confirm that no physical/hard copy of the approved plan has been received by us.

This letter is submitted for your kind information and records.

Thanking you,

Yours faithfully,

ENERGY LIVINGSCAPES PVT. LTD. * MDU *

Yogesh Thirukonda Eswarlal,

Managing Director,

Energy Livingscapes Pvt Ltd

N

SCALE 1:100

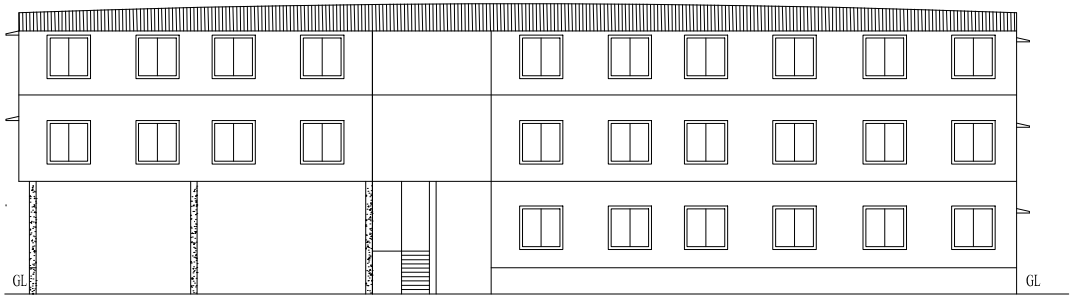
SHEET NO:03/03

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A (RESIDENTIAL)IN T.S BLOCK-10,WARD-B,K MUNICIPALITY,DINDI

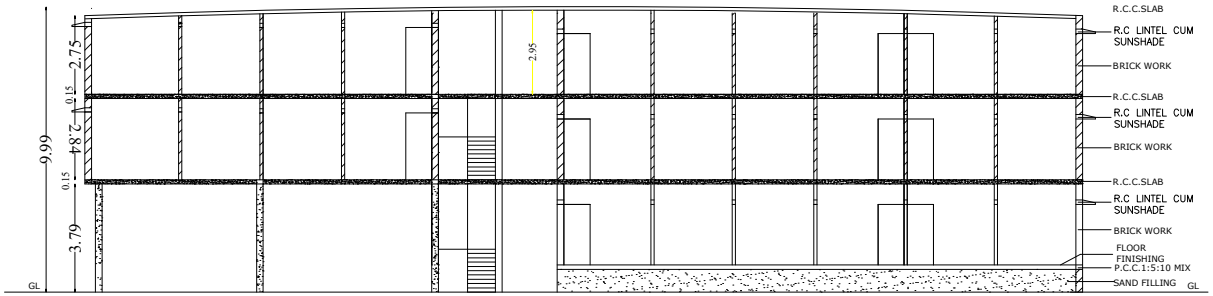
SITE ARI

AS PER SITE = 752

AS PER FMB = 799.54 Sqm. 8606.24 Sft



ELEVATION



SECTION A-A

AREA DETAILS	FSI AREA SQ.M	NON FSI AREA SQ.M	TOTAL BUILTUP AREA SQ.M
STILT &GROUND FLOOR AREA	173.58	198.50	372.08
FIRST FLOOR AREA	291.12	80.96	372.08
SECOND FLOOR AREA	291.12	94.55	385.67
HEAD ROOM	8.36	-	8.36
TOTAL	764.18	141.88	1138.19

$$\frac{\text{TOTAL BUILTUP AERA AS PER FSI RULES}}{\text{SITE AREA}} = \frac{764.18}{752.70} = 1.01 < 2.0$$

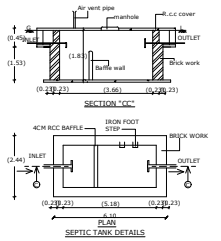
$$\%\ \text{OF PLOT COVERAGE AREA} = \frac{291.12}{752.70} \times 100 = 38.67\%$$

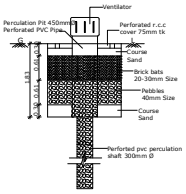
PARKING DETAILS

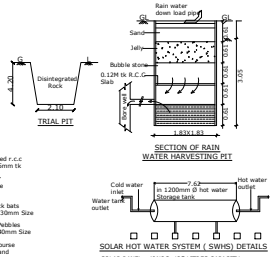
NO.Of CAR Parking Required -16Nos.

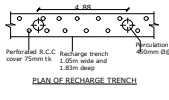
NO.Of Bike Parking Provided - 16Nos

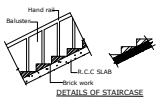
SPECIFICATION (NOT TO SCALE)

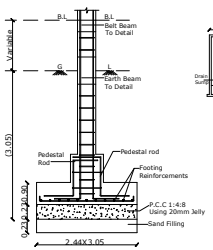


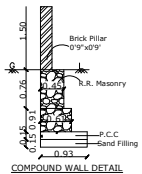


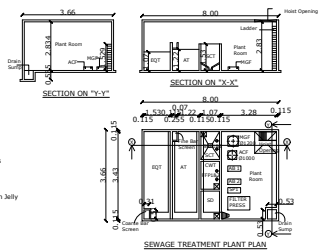


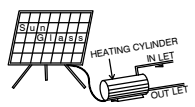












SOLAR WATER HEATING SYSTEM

APPLICANT

STRUCTURAL ENGINEER

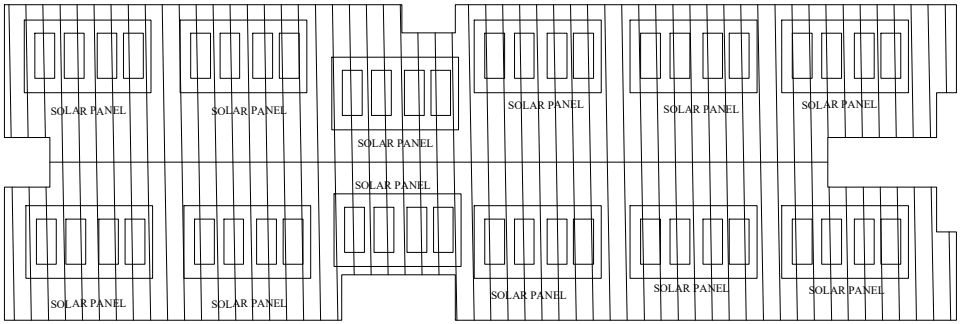
T. KARTHIK, DCE.,BE.,
Licenced Structural Engineer
Grade - II
(MLPA) (Reg.No.008/2019)

CONSTRUCTION ENGINEER

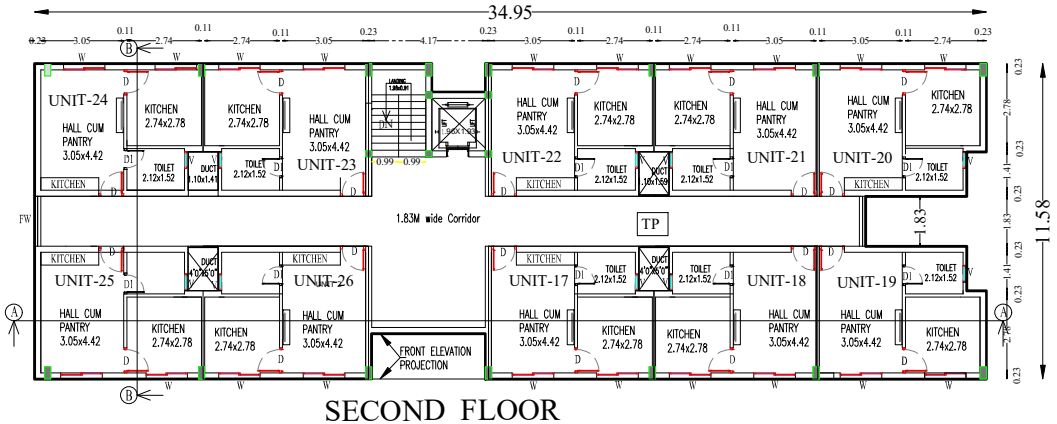
Er. C.SUNDARA PANDI, B.E.,PGDCA.,
Registration No: CE/2021/08/963
Construction Engineer - CMDA
CS Associates
10C, Kaja Street, South Vell Street,
Madurai - 01. Mob:9655307709

REGISTERED ENGINEER

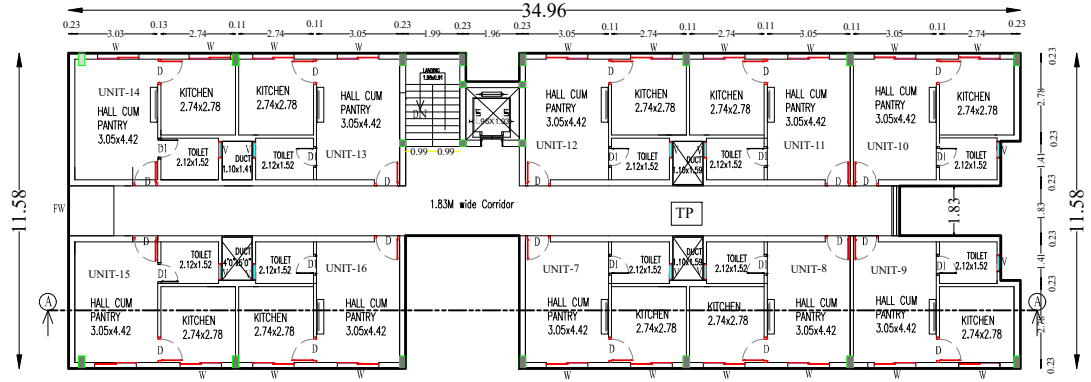
Er.R.THIRUPATHI RAJA,B.E.,
MCP REGISTERED ENGINEER
RE-8/48/2021
INDIKA PLANNERS PVT LTD.,
Shop No1, Kalaignar Complex,
Thalaikulam,Madurai - 625020. Cell: 9894914830



TERRACE



SECOND FLOOR



FIRST FLOOR

N

SCALE 1:100

SHEET NO:02/03

PLAN SHOWING THE PROPOSED CONSTRUCTION OF APARTMENT BUILDING (RESIDENTIAL)IN T.S.NO.2/11A2,2/11C,IN BLOCK-10,WARD-B,KODAIKANAL MUNICIPALITY,DINDIGUL DISTRICT.

SITE AREA

AS PER SITE = 752.72 Sqm. 8102.27 Sft

AS PER FMB = 799.54 Sqm. 8606.24 Sft

AREA DETAILS	FSI AREA SQ.M	NON FSI AREA SQ.M	TOTAL BUILTUP AREA SQ.M
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SECOND FLOOR AREA	291.12	94.55	385.67
HEAD ROOM	8.36	-	8.36
TOTAL	764.18	374.01	1138.19

TOTAL BUILTUP AERA AS PER FSI RULES / SITE AREA = 764.18 / 752.70 = 1.01<2.0

% OF PLOT COVERAGE AREA = 291.12 / 752.70 x 100=38.67%

PARKING DETAILS

NO.Of CAR Parking Required -16Nos.

NO.Of Bike Parking Provided - 16Nos

APPLICANT

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Licenced Structural Engineer
Grade - II
(MLPA) (Reg.No.008/2019)

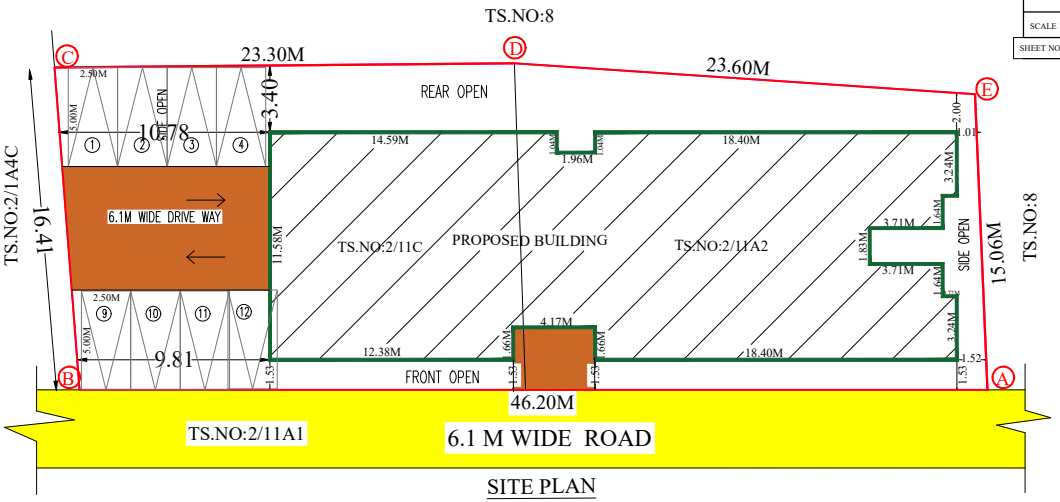
STRUCTURAL ENGINEER

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Construction Engineer - CMDA
CS Associates
10C, Kaja Street, South Veli Street,
Madurai - 01. Mob:9655307709

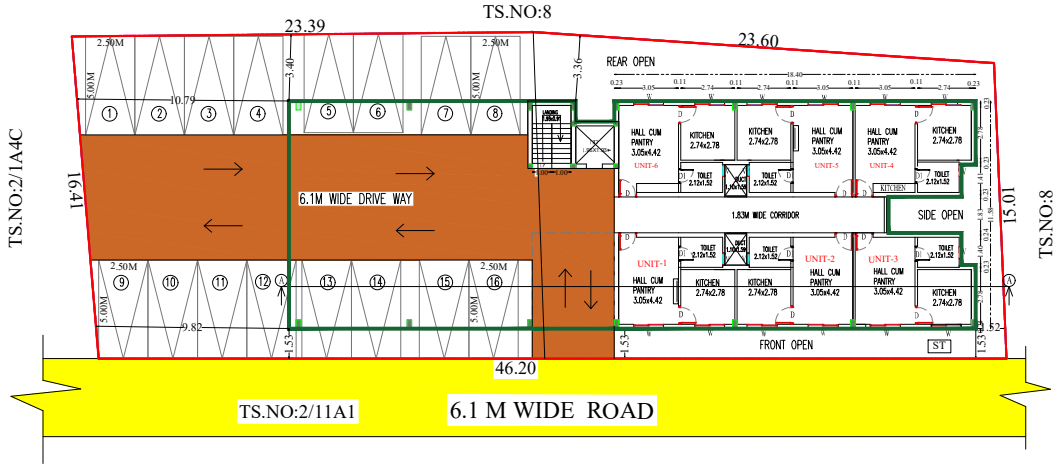
CONSTRUCTION ENGINEER

Er.R.THIRUPATHI RAJA,B.E.
MCP REGISTERED ENGINEER
REGISTER
KENDA PLANNERS PVT LTD.,

REGISTERED ENGINEER



SITE PLAN



STILT CUM GROUND FLOOR PLAN

DISTRICT TOWN AND COUNTRY PLANNING OFFICE
DINDIGUL DISTRICT
ONLINE APPLICATION NO. SWP/BPA/0192664/2024
DRAWING SCRUTINY NO. EKZQJ9AU
Site Approved and numbered as
SWP/DTCP/DINDIGUL/SITE APPROVAL NO.138/2024
Building plan approved and numbered as
SWP/DTCP/DINDIGUL/BUILDING PERMISSION NO.31/2024

DEPUTY DIRECTOR
DISTRICT TOWN AND COUTRY PLANNING OFFICE
DINDIGUL DISTRICT

Signature Valid

N

SCALE 1:100

SHEET NO:01/03

PLAN SHOWING THE PROPOSED CONSTRUCTION OF APARTMENT BUILDING (RESIDENTIAL)IN T.S.NO.2/11A2,2/11C,IN BLOCK-10,WARD-B,KODAIKANAL MUNICIPALITY,DINDIGUL DISTRICT.

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% OF PLOT COVERAGE AREA = 291.12 / 752.70 x 100=38.67%

PARKING DETAILS

NO.Of CAR Parking Required -16Nos.

NO.Of Bike Parking Provided - 16Nos

REFERENCE

SITE BOUNDARY -

EXISTING ROAD -

DRIVEWAY -

PROPOSED BLOCK -

APPLICANT

T. KARTHIK, DCE.,BE.,
Licenced Structural Engineer Grade - II
(MLPA),(Reg.No.008/2019)

STRUCTURAL ENGINEER

Er. C.SUNDARA PANDI, B.E.,PGDCA.,
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CONSTRUCTION ENGINEER

E.R.THIRUPATHI RAJA, B.E.,
DTCP REGISTERED ENGINEER
REGN:2021
HEMA PLANNERS PVT LTD.,
Shop No:1, Rakkiyar Complex,
Thalakulam,Madurai - 625020. Cell:9894180830

REGISTERED ENGINEER

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.