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The approval issued under New Rule TNCD & BR, 2019 is subject to the out come of Writ Petition in WP (MD) No.8948 of 2019 before the Madurai High Court

P.P.A approved by
C.M.D.A vide
Lr.No.13307/2023
Dated.09/04/2024



TWO WHEELER PARKING:
NO OF PARKING REQUIRED - 339 Nos
NO OF PARKING PROVIDED - 339 Nos

TYPICAL COMPOUND WALL DETAILS

Proposed Rain Water Harvesting System
Provided As Per CBR Norms Drawing NO:3A
(Not to Scale)

COMPOUND WALL & GATE DETAIL
(NOT TO SCALE)

TAMIL NADU URBAN HABITAT DEVELOPMENT BOARD

SHEET :1/3

PLAN SHOWING THE PROPOSED RECONSTRUCTION OF HIGH RISE BUILDING (HRB) COMPRISING 2 BLOCKS WITH 35.35m HEIGHT CONSISTING OF STILT FLOOR + 11 FLOORS - RESIDENTIAL BUILDING WITH 153 DWELLING UNITS IN EACH BLOCK, TOTALLY 306 DWELLING UNITS (EXCLUDING 2 DWELLING UNITS FOR REFUGE AREA) AT PILLAYARKOILTHOTTAM, RAMAKRISHNA MUTT ROAD, BEARING R.S.NO 3545/1, BLOCK NO 70 OF MYLAPORE VILLAGE WITHIN THE LIMIT OF GREATER CHENNAI CORPORATION.

Description	
NO. OF FLOORS	S + 11
PLINTH AREA / UNIT	39.18 Sq.m
NO. OF BLOCKS	02 Nos.
NO. OF UNITS / BLOCK	[153 in 1 BLOCK]
TOTAL NO. OF TENEMENTS	308 Nos.

AREA STATEMENT:

PLOT EXTENT (as per Site)	- 4722.33 sq.m.
FLOOR SPACE INDEX (FSI)	- 2.59
PLOT COVERAGE	- 23.56 %

BLOCK 01- 02

Floor	Number of Dwelling Units	FSI area
Stilt floor	PARKING	85.31 m^2
1st Floor	14	556.22 m^2
2nd Floor	14	547.82 m^2
3rd Floor	14	547.82 m^2
4th Floor	14	547.82 m^2
5th Floor	14	547.82 m^2
6th Floor	14	547.82 m^2
7th Floor	13 (1 Refuge Area)	547.82 m^2
8th Floor	14	547.82 m^2
9th Floor	14	547.82 m^2
10th Floor	14	547.82 m^2
11th Floor	14	547.82 m^2
TOTAL	153	6119.73 m^2

FSI - 12239.46 / 4722.33 = 2.59

BLOCK 01- 02

BLOCK	Number of Dwelling Units	FSI area
BLOCK - 1	154 (1)	6119.73 m^2
BLOCK - 2	154 (1)	6119.73 m^2
TOTAL	306 (2)	12239.46 m^2

NOTE: ALL DIMENSIONS ARE IN METER.

SCALE. 1:400	PROJECT	PILLAYAR KOIL THOTTAM
SIZE A0	DWG. TITLE	SITE PLAN

TECHNICAL ASST.

TOWN PLANNING SPECIALIST

B. SATHIYA PRABA
PLANNING ASSISTANT
Registration No: RE/GR-I/19/09/293
Registered Engineer Grade-I (RE)
Tamil Nadu Urban Habitat Development Board
5, Kamarajar Salai, Chennai-600 005.
ARCHITECT

ASST. PLANNER

Executive Engineer
DN - V
CMDA / Chennai - 600 008
EXECUTIVE ENGINEER

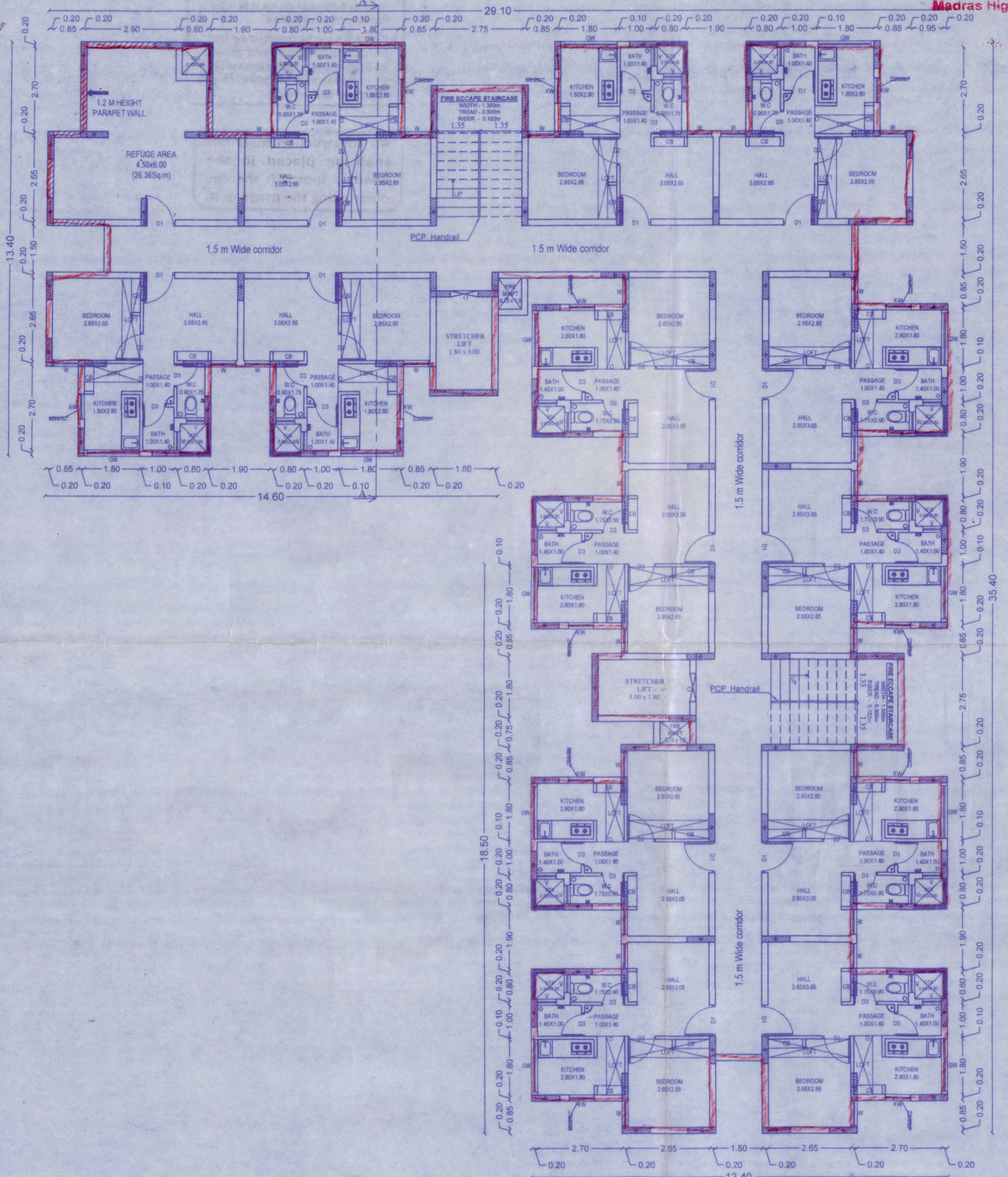
R. Balamourougane
M.Tech., F.I.A.Struct.E., FIV., MISE., MISC., MIEI(CAG), MISTE.,
Centre for Urbanization, Buildings & Environment
IIT Madras Research Park, Chennai – 600 113.
Registered Structural Engineer (GR – I)
CMDA REGD. No. SE/GR-I/2022/07/328
STRUCTURAL ENGINEER

SENIOR PLANNER

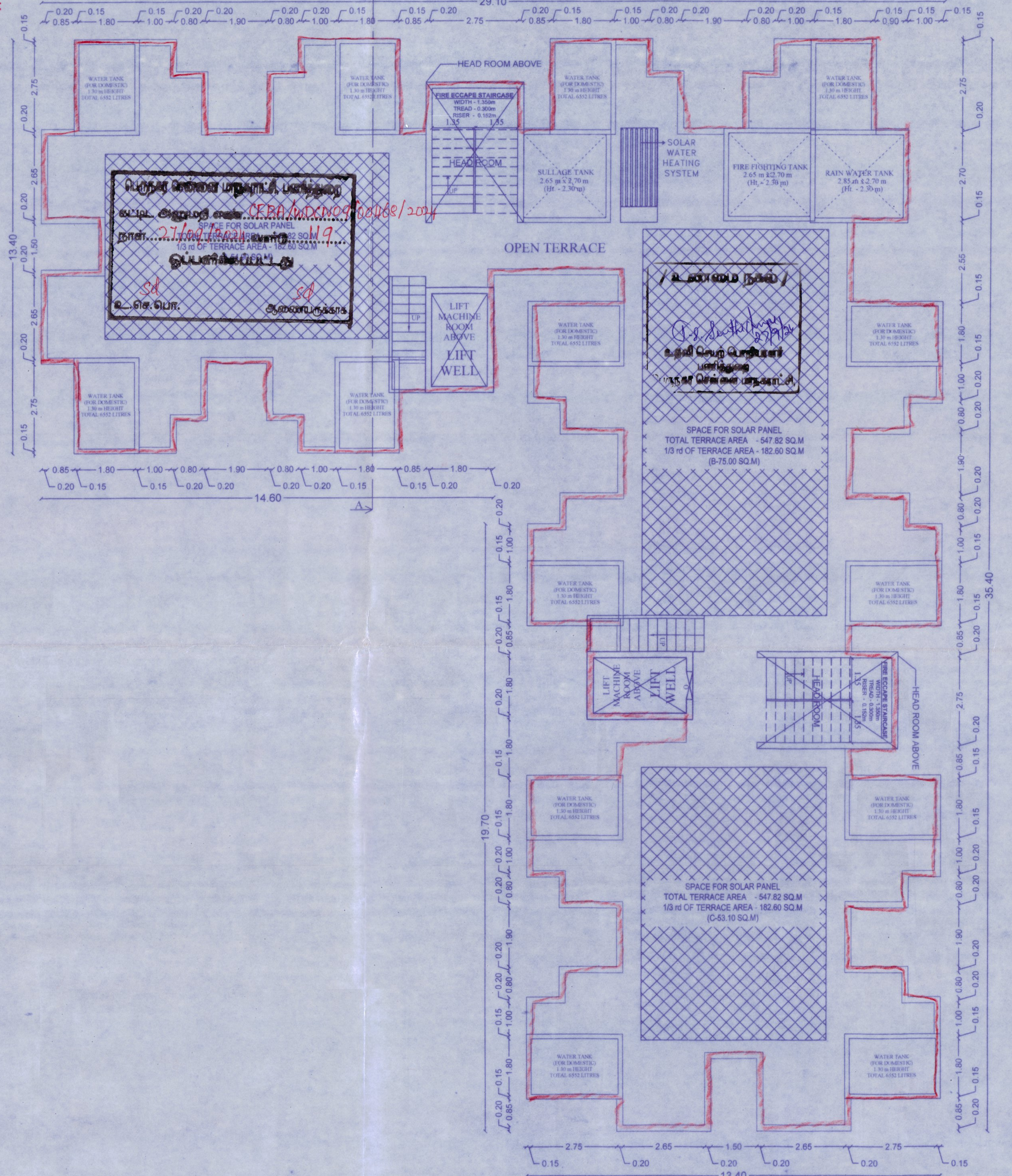
U. MANIMEKALAI, M.A., MTP., AITP.,
SENIOR PLANNER
Tamil Nadu Urban Habitat Development Board
5, Kamarajar Salai, Chennai-600 005.
for CHIEF ENGINEER

The approval issued under New Rule TNCD & BR, 2019 is subject to the out come of Writ Petition in WP (MD) No.8948 of 2019 before the Madurai Bench of Madras High Court

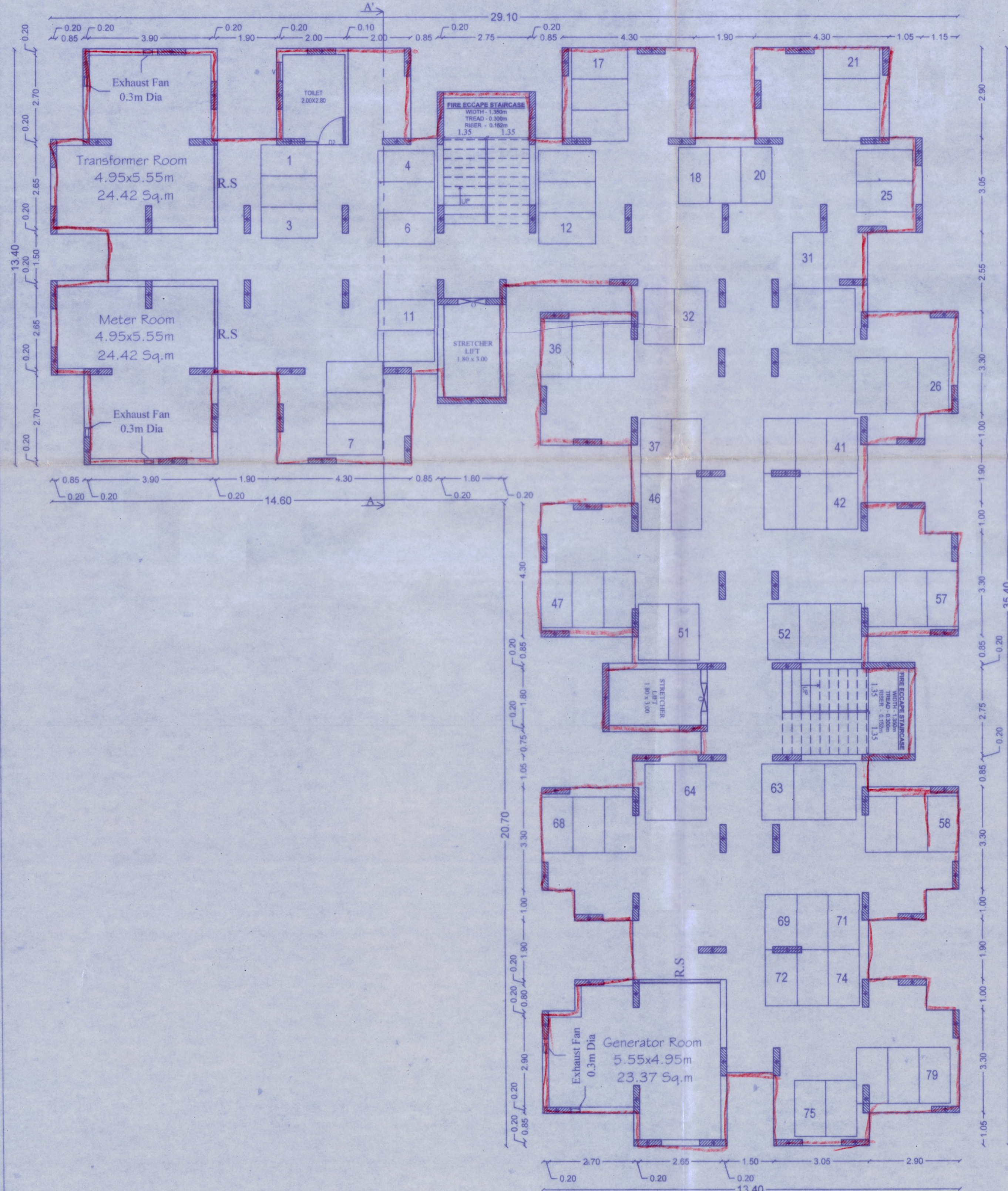
P.P.A approved by
C.M.D.A vide
Lr.No.C3/3/302/2023
Dated.02/04/2024



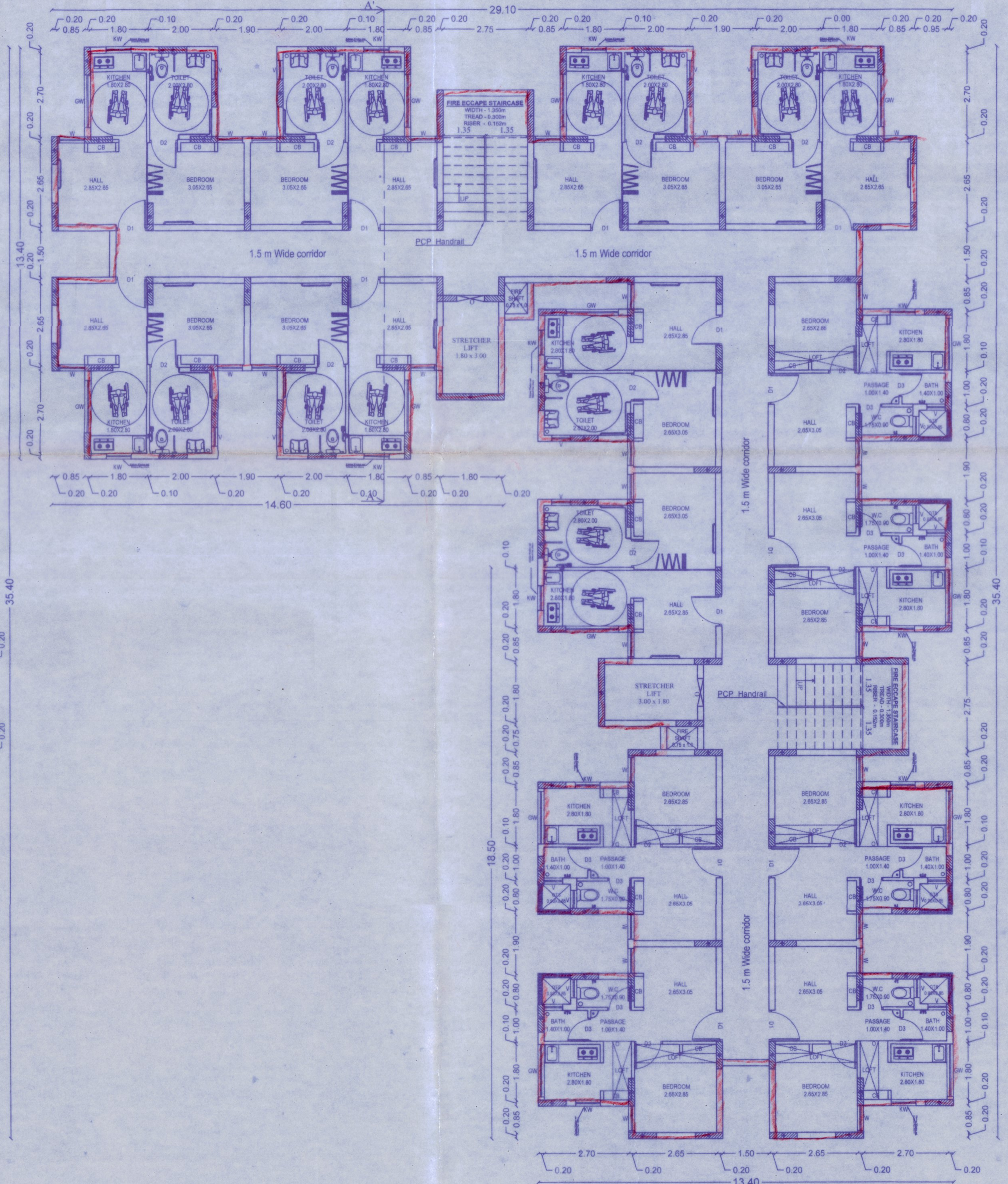
SEVENTH FLOOR PLAN



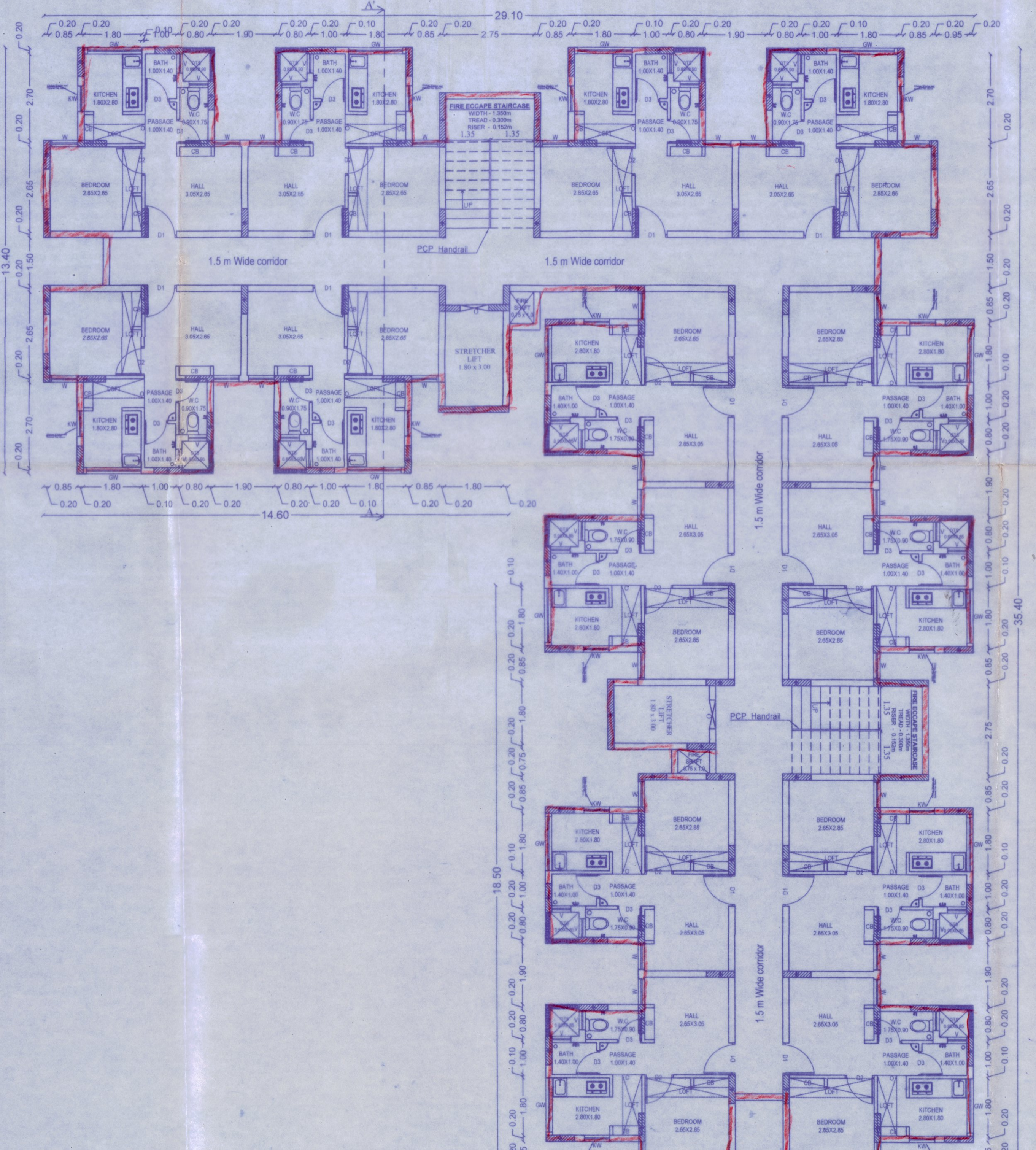
TERRACE FLOOR PLAN



STILT FLOOR PLAN



FIRST FLOOR PLAN



TYPICAL FLOOR PLAN
(SECOND TO SIXTH & EIGHT TO ELEVENTH FLOOR)

SHEET :2/3

TAMIL NADU URBAN HABITAT DEVELOPMENT BOARD

T.D.NO.92/2022
(BLOCK NO. 01)
(STILT+11 FLOORS)
(14 DWELLING UNIT / FLOOR)
[154 DWELLING UNIT/BLOCK]

PLAN SHOWING THE PROPOSED RECONSTRUCTION OF GROUP DEVELOPMENT WITH 02 BLOCKS OF STILT FLOOR+11 FLOORS RESIDENTIAL BUILDING WITH 306 DWELLING UNITS AND TWO UNIT FOR REFUGE AREA TOTALLY 308 DWELLING UNITS AT PILLAYAR KOIL THIOTTAM IN R.S.NO.3545/1 IN BLOCK NO 70 MYLAPORE VILLAGE WITHIN THE LIMIT OF GREATER CHENNAI CORPORATION.

AREA DETAILS :

PLINTH AREA / UNIT (INCLUDING COMMON AREA) - 39.18 sq.m
COMMON AREA / UNIT - 8.49 sq.m
PLINTH AREA / UNIT (EXCLUDING COMMON AREA) - 30.69 sq.m
CARPET AREA / UNIT (GENERAL UNIT) - 25.40 sq.m
CARPET AREA / UNIT (PwD UNIT) - 26.80 sq.m

SCHEDULE OF JOINERY PER TENEMENT

TYPE	DESCRIPTION	SIZE(M)
D1	MAIN DOOR	1.00 X 2.10
D2	DOOR	0.90 X 2.10
D3	DOOR	0.75 X 2.10
O	OPENING	0.90 X 2.10
W	WINDOW	0.80 X 1.50
GW	GRILL WINDOW	1.70 X 1.20
KW	KITCHEN WINDOW	0.80 X 1.20
V	VENTILATOR	0.60 X 0.60

NOTE:

1. ALL DIMENSIONS ARE IN METER.

SCALE.	1:400	PROJECT	PILLAYAR KOIL THOTTAM
SIZE	A0	DWG. TITLE	SITE PLAN

TECHNICAL ASST.	TOWN PLANNING SPECIALIST
B. SATHIYA PRABA, PLANNING ASSISTANT, Registration No: RE/GR-I/19/09/293, Registered Engineer Grade-I (RE), Tamil Nadu Urban Habitat Development Board, 5, Kamarajar Salai, Chennai-600 005. ARCHITECT	ASST. PLANNER
Executive Engineer, DN - V, TNUHDB / Chennai - 600 004. EXECUTIVE ENGINEER	R. Balamourougane, M.Tech, FIASTructE, FIV, MISE, MISSE, MIBC, MINSDAG, MISTE, Centre for Urbanization, Buildings & Environment, IIT Madras Research Park, Chennai – 600 113. Registered Structural Engineer (GR – I), CMDA REGD. No. SE/GR-I/2022/07/328. STRUCTURAL ENGINEER
SENIOR PLANNER	U. MANIMEKALAI, M.A., MTP., AITP., SENIOR PLANNER, Tamil Nadu Urban Habitat Development Board, 5, Kamarajar Salai, Chennai-600 005. for CHIEF ENGINEER

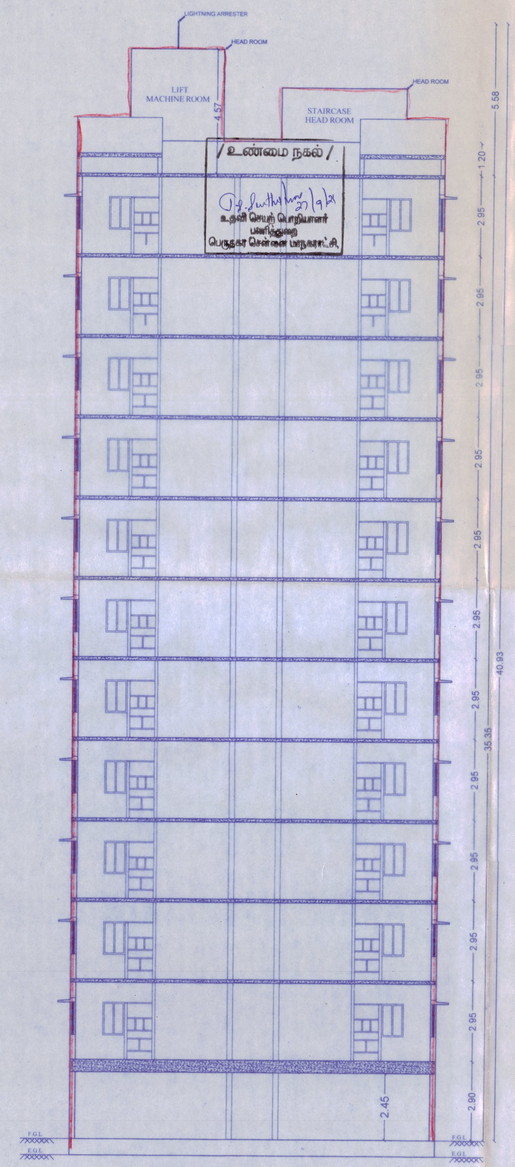
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P.P.A approved by
C.M.D.A vide
Lr.No. 1251/2023
Dated 02/01/2024



பெருநகர சென்னை மாநகராட்சி, பணித்துறை
கட்டிட அனுமதி எண்.....CMDA/TNDB/Tech/163/2024
நாள்.....27/02/2024.....வார்டு.....
ஒப்புவிக்கப்பட்டது
உ.செ.பொ. ஆணையருக்காக

ELEVATION



SECTION AA'

TAMIL NADU URBAN HABITAT DEVELOPMENT BOARD

SHEET :3/3

T.D.NO.92/2022
(BLOCK NO. 01)
(STILT+11 FLOORS)
(14 DWELLING UNIT / FLOOR)
[154 DWELLING UNIT/BLOCK]

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for CHIEF ENGINEER



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Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

Verified RealEstate™

We're honored to be part of your real estate journey

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