PP APPROVAL RECORD

Planning Permission

Coimbatore

Coimbatore 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.

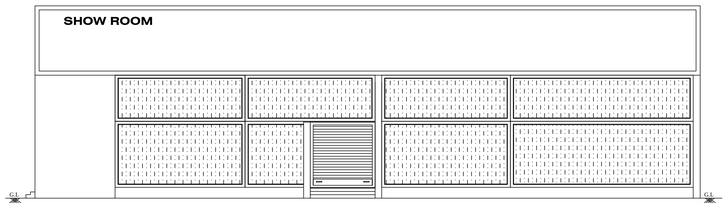
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3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

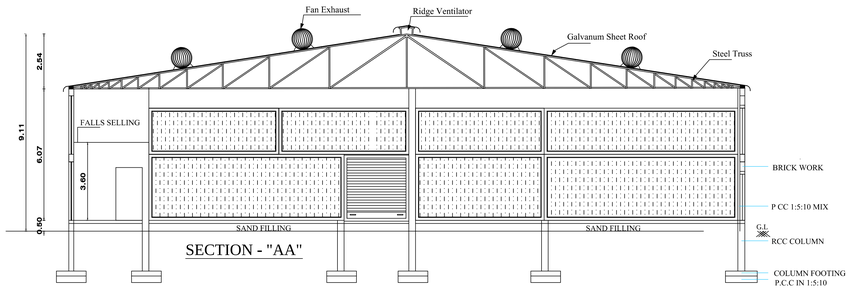
hello@verified.realestate

+91 9996 12 9996

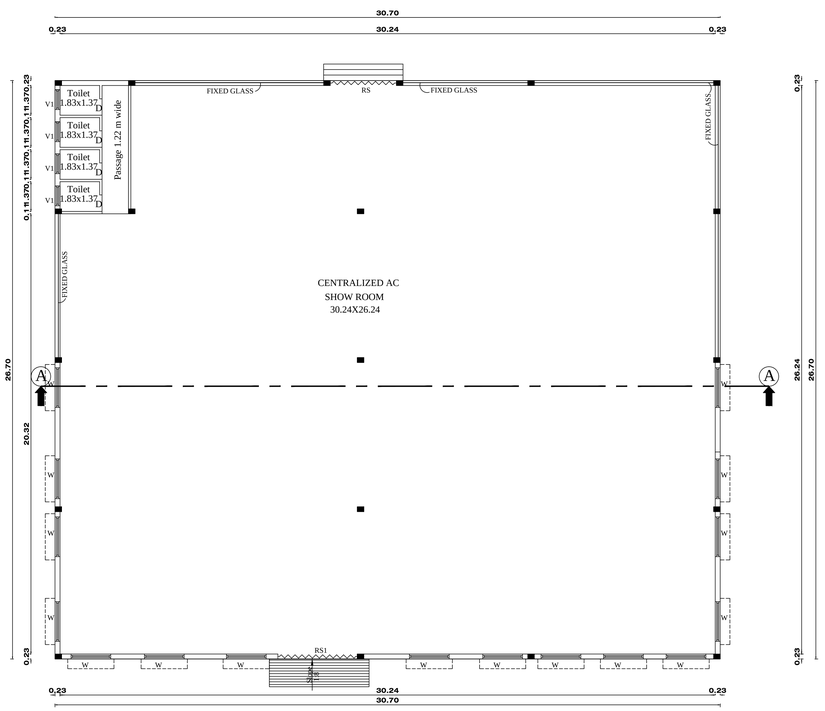
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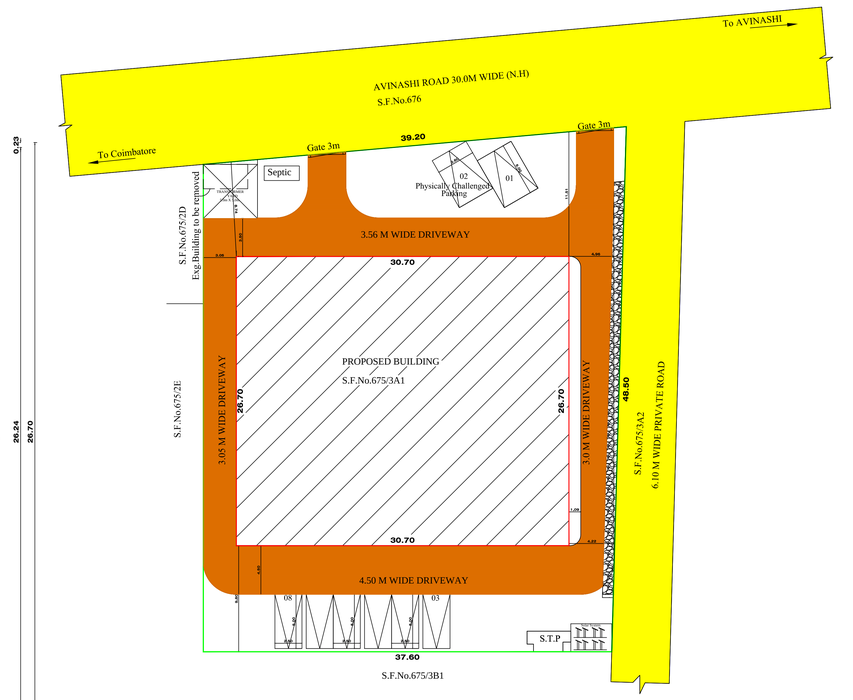
FRONT ELEVATION



SECTION - "AA"



GROUND FLOOR PLAN



Site Plan (Scale 1:200)

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUND FLOOR AUTO MOBILE SHOW ROOM BUILDING IN S.F.No.675/3A1 At KALAPTTI VILLAGE, COIMBATORE CORPORATION.

KALAPATTI DD PLAN No.23

Name of the Applicant:	Scale:1:100	North
Mr.M.Subbian Mr.S.Raghu		

Area Details	As per Patta	As per Doucment
AREA OF THE SITE	1700 sqm	1700 sqm

AREA OF THE SUPER IMPOSED PLOT - 1792.39 Sq.mt.

Floor Name	Total Buildup Area in Sqm	Non FSI Area	Commercial Total Covered FSI Area in Sqm
FLOOR-GROUND	819.69	-	819.69
TOTAL AREA	819.69	-	819.69

Floor Space Index - $\frac{819.69}{1700.00}$ 0.482

Joinery's Details:

Description of works	In Meter
RS - R.Shutter	3.05 x 3.66
RS1- R.Shutter	3.66 x 3.66
D - Door	0.76 x 2.13
W - Window	1.83 x 1.52
V - Ventilator	0.91 x 0.61
FG - Fixed Glass	

	Required	Provided
Car Parking	08 Nos.	08 Nos.
Physically challenged parking	02 Nos.	02 Nos.

All metric dimensions are in metre
Capacity of the septic tank - 450 Glns
Horizontal Distance From Elec If Any - Nil

Scale:
Plan, Elevation, Section = 1:100

Note:
Site Boundary
Proposed Building
Existing Road
Drive way

Online Application No : SWP/BPA/001925/2022
Planning Permission No : 107/2023
ம.வ/கோ.உ.தி.கு எண : 97/2023

SIGNATURE OF THE ENGINEER
S. ARUN KUMAR, ME., (Struct.)
CBE Rgn /SE/Gr-I/2019/07/006
METIS STRUCTURES
9,9-1 Lakshmi Garden, Sankara Collage Road,
Saravanampatti, Coimbatore - 35.
GSTIN : 33AAXFM9597P1ZT

Structural Engineer

Applicant

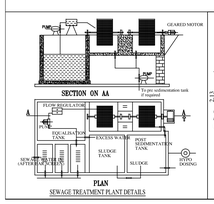
G. JANARTHANAN, B.ARCH.,
REGD. ARCHITECT,
No. CA/97/13111, Lab Grade - I (RA)
Competency Link/RA/GR - I/19/04/015
70/1, Third Floor,
Ganesam Centre Annexe, Avinashi Road,
Coimbatore - 641 018. Ph : 2248281

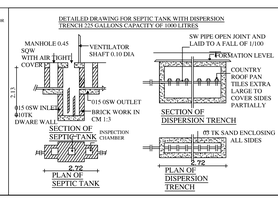
Registered Engineer

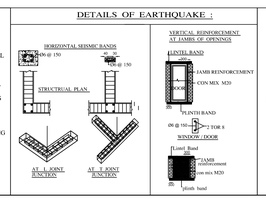
திவ்யா
அளவர்/உதவி வரைவாளர்

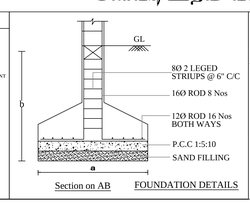
கோ.பாலமுருகன்
வரைவாளர் நிலை III

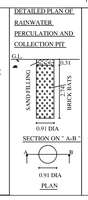
சு.மோகனா
மேற்பார்வையாளர்/ வரைவாளர்

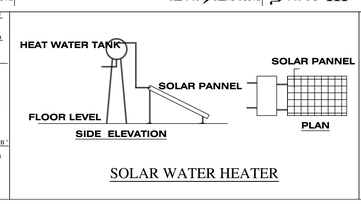




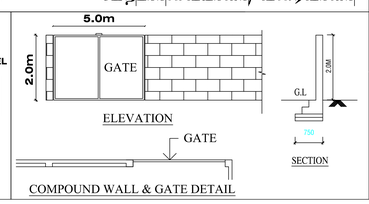








SOLAR WATER HEATER



COMPOUND WALL & GATE DETAIL

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
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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.