

PP

APPROVAL RECORD

Planning Permission

Namakkal

Coimbatore district, Tamil Nadu

APPROVAL TYPE

Building Plan

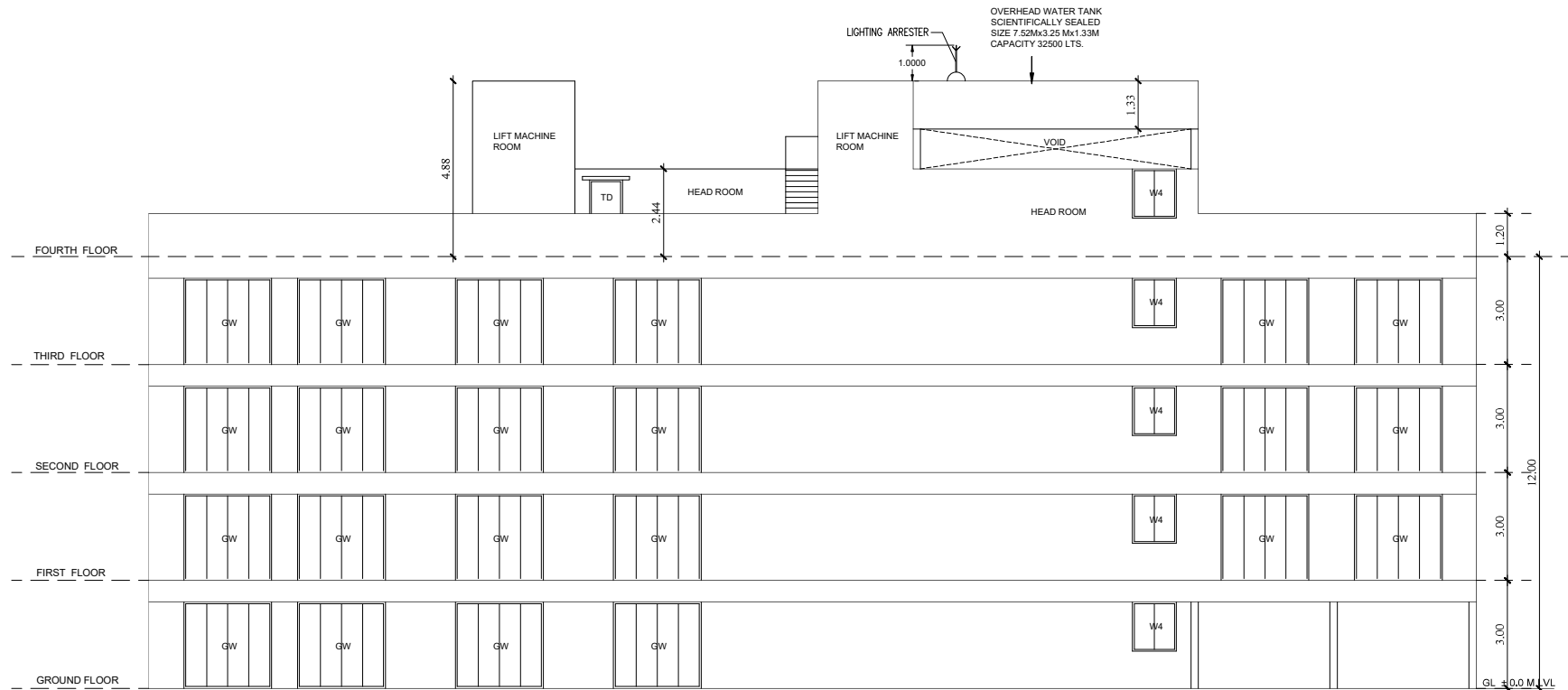
ISSUING AUTHORITY

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.

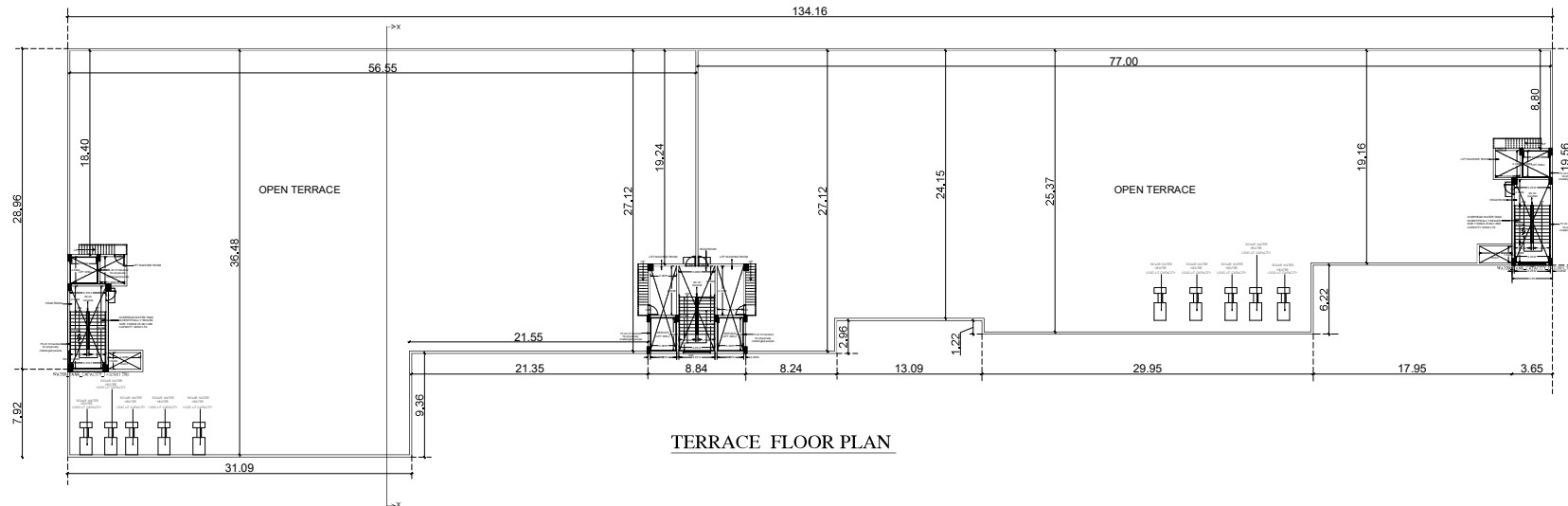
**PLAN SHOWING THE PROPOSED COMMERCIAL SPACE WITH
BASEMENT +GROUND+3 FLOORS AT T.S.NO.1668/8, BLOCK NO: 24,
WARD NO:J(10) KAMARAJ ROAD, PULIKULAM VILLAGE,
COIMBATORE CORPORATION.**



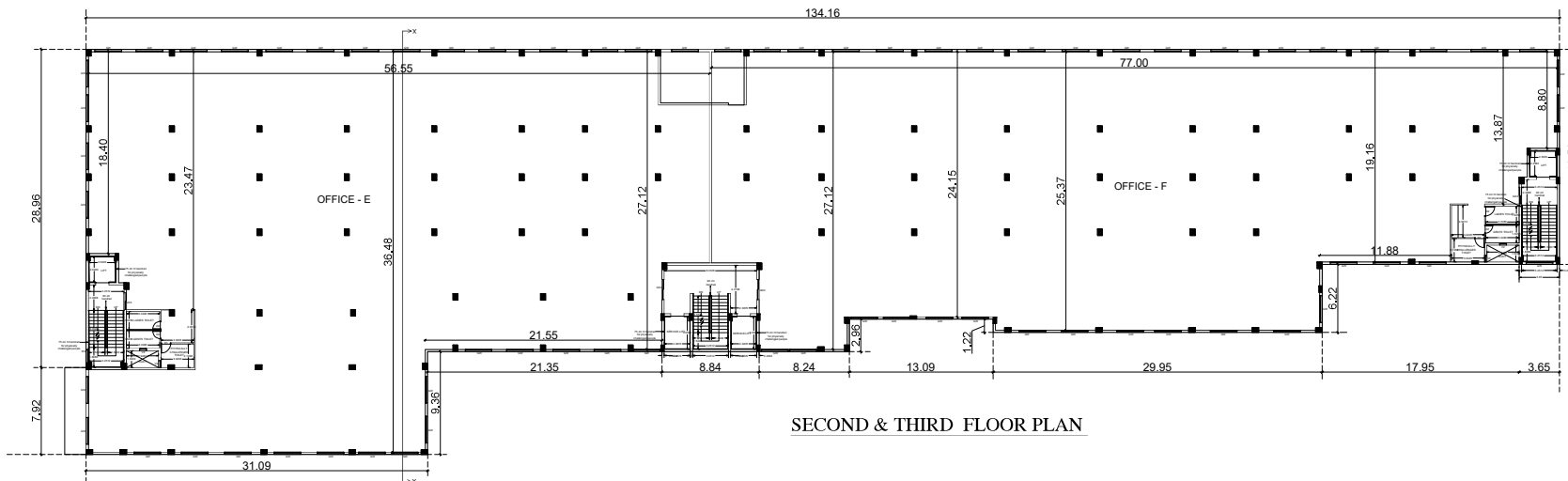
ELEVATION

Online Application No:			
SWP/BPA/004692/2022 Date: 17-12-2022			
REFERENCE:			
DESCRIPTION	CALCULATION	ALLOWED	PROVIDED
FLOOR AREA RATIO	14715.45 6470.36	2.80	2.77
PARKING AREA			110 New CAR PARK 464 New TW PARK
AREA STATEMENT			
PLOT AREA AS PER DOCUMENT 6470.36 sq.m			
PLOT AREA AS PER FMB 6470.00 sq.m			
PLOT AREA AS PER SITE 7085.40 sq.m			
ALLOWABLE FSI AREA (2.8) 18117.01 sq.m			
ACHIEVED FSI AREA 14715.45 sq.m			
TOTAL FSI = 14715.45 / 6470.36 = 2.27			
FLOOR WISE AREA DETAILS			
FLOOR NAME	BUILT UP AREA	COVERED PARKING	INCIDENTAL STRUCTURE
BASEMENT FLOOR	4125.98	4125.98	
GROUND FLOOR	3760.00		
FIRST FLOOR	3760.00		
SECOND FLOOR	3760.00		
THIRD FLOOR	3760.00		
FOURTH FLOOR	3760.00		
TOTAL	15100.00	4125.98	
HEIGHT OF BUILDING 12.60 M			
SCHEDULE OF JOINERY METERS			
GD1	GLASS DOOR	4.88x2.40	
GD2	GLASS DOOR	1.83x2.40	
GD3	GLASS DOOR	1.52x2.40	
D1	DOOR	0.91x2.13	
D2	DOOR	0.76x2.13	
GW	GLASS WINDOW	2.40x2.40	
W4	WINDOW	1.22x1.37	
V2	VENTILATOR	0.60x0.91	
TD	TERRACE DOOR	0.91x2.13	
LMD	LIFT MACHINE DOOR	0.91x2.13	
COLOUR INDEX			
PROPOSED	☐	ROAD	☐
BOUNDARY	☐	OSR	☐
 V. PRASANTH PARTHASARATHY J.L. CIVIL ENGRG. Structural Engineer DTCP Reg. No. 8230-010004/2021/ Mobile: 9176523268 E-Mail: prasanthparthasarathy@gmail.com			
STRUCTURAL ENGINEER			
 M. BHARATHI, B.E., M. Tech (Structural) DTCP Registered Engineer/ Grade II COLLEGE REG. NO. 2679/07/2008 A.KOMI ENGINEERS No. 207A, Shivaramanagar Main Road, Madhavaram, Chennai - 600 091. Mobile: 9445050491			
ARCHITECT / LICENSED SURVEYOR			
 For PTMK PROMOTERS M. Ram Prasad Managing Partner			
APPLICANT			

PLAN SHOWING THE PROPOSED COMMERCIAL SPACE WITH
BASEMENT +GROUND+3 FLOORS AT T.S.NO.1668/8, BLOCK NO: 24,
WARD NO:J(10) KAMARAJ ROAD, PULIKULAM VILLAGE,
COIMBATORE CORPORATION.



TERRACE FLOOR PLAN



SECOND & THIRD FLOOR PLAN

Online Application No: SWP/BPA/004692/2022 Date: 17-12-2022

REFERENCE:

DESCRIPTION	CALCULATION	ALLOWED	PROVIDED
FLOOR AREA RATIO	$\frac{14715.45}{6470.36}$	2.80	2.27
PARKING AREA			110 New CAR PARK 464 New TW PARK

AREA STATEMENT:

FLAT AREA AS PER DOCUMENT	FLAT AREA AS PER FMB	FLAT AREA AS PER SITE
6670.36 sq.m	6770.00 sq.m	7085.40 sq.m

ALLOWABLE FSI AREA (2.8) 18117.01 sq.m
ACHIEVED FSI AREA 14715.45 sq.m
TOTAL FSI = $\frac{14715.45}{6470.36} = 2.27$

FLOOR NAME	FULLY COVERED AREA	UNCOVERED AREA	NO OF CHILLERS
BASEMENT FLOOR	1410.58	4125.98	---
GROUND FLOOR	---	---	---
COMMERCIAL FLOOR	---	---	---
STAIRS FLOOR	776.24	---	7770.00
ROOF FLOOR	770.51	101.51	1066.32
SECOND FLOOR	770.51	---	7711.63
THIRD FLOOR	770.51	---	7711.63
TERRACE FLOOR	116.57	---	---
TOTAL	10137.36	4125.98	14711.63

HEIGHT OF BUILDING 12.60 M

SCHEDULE OF JOINERY METERS

ITEM	DESCRIPTION	METERS
GD1	GLASS DOOR	4.88x2.40
GD2	GLASS DOOR	1.83x2.40
GD3	GLASS DOOR	1.52x2.40
D1	DOOR	0.91x2.13
D2	DOOR	0.76x2.13
GW	GLASS WINDOW	2.40x2.40
W4	WINDOW	1.22x1.37
V2	VENTILATOR	0.60x0.91
TD	TERRACE DOOR	0.91x2.13
LMD	LIFT MACHINE DOOR	0.91x2.13

COLOUR INDEX

PROPOSED ☐ ROAD ☐
BOUNDARY ☐ OSR ☐

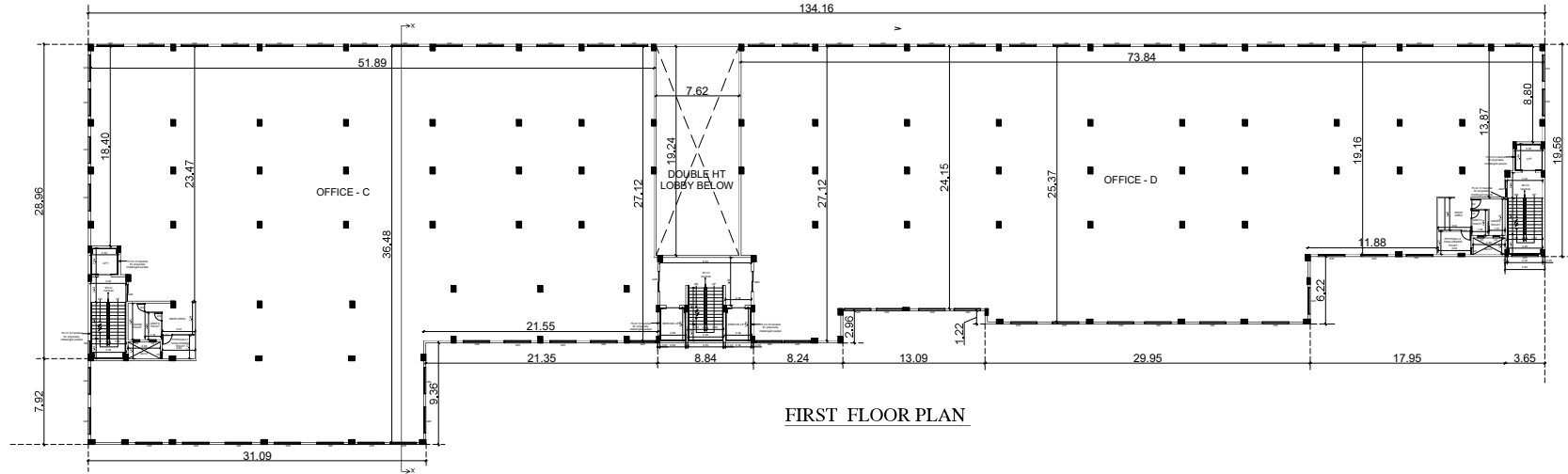
STRUCTURAL ENGINEER

ARCHITECT / LICENSED SURVEYOR

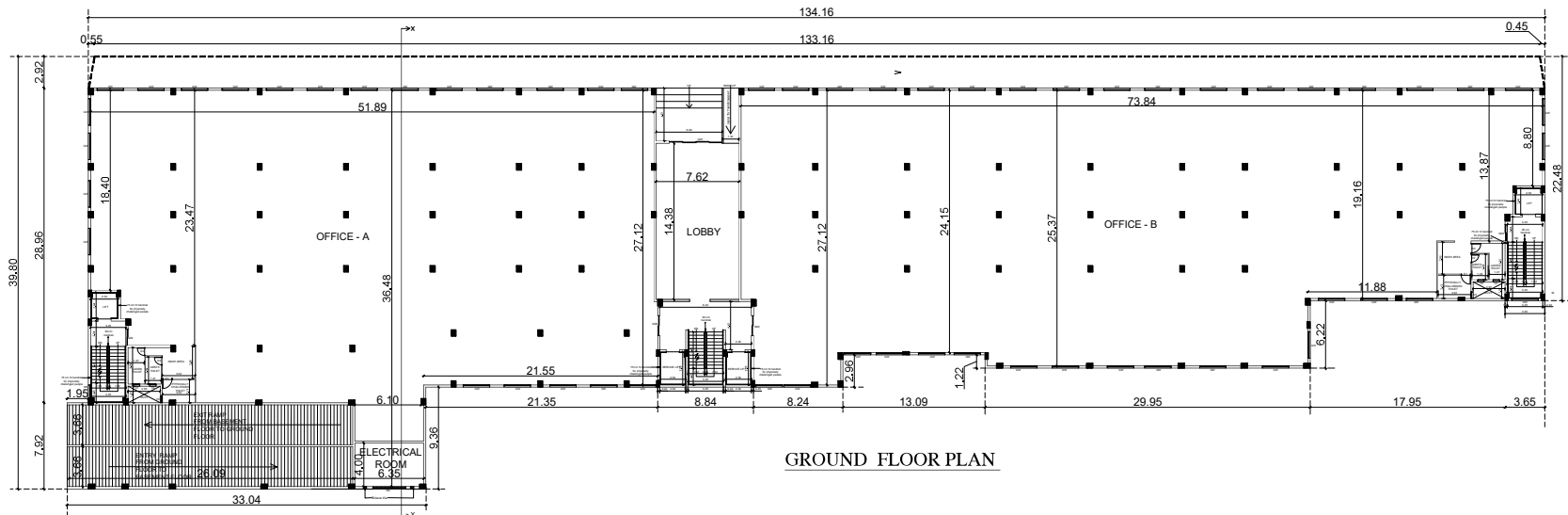
For PTMK PROMOTERS

Managing Partner

**PLAN SHOWING THE PROPOSED COMMERCIAL SPACE WITH
BASEMENT +GROUND+3 FLOORS AT T.S.NO.1668/8, BLOCK NO: 24,
WARD NO:J(10) KAMARAJ ROAD, PULIKULAM VILLAGE,
COIMBATORE CORPORATION.**



FIRST FLOOR PLAN



GROUND FLOOR PLAN

Online Application No:

SWP/BPA/004692/2022 Date: 17-12-2022

REFERENCE:

DESCRIPTION	CALCULATION	ALLOWED	PROVIDED
FLOOR AREA RATIO	14715.45 6400.36	2.80	2.27
PARKING AREA			110 Nos CAR PARK 464 Nos TW PARK

AREA STATEMENT

PLOT AREA AS PER DOCUMENT	6470.36 sq.m
PLOT AREA AS PER FMB	6478.00 sq.m
PLOT AREA AS PER SITE	7085.40 sq.m

ALLOWABLE FSI AREA (2.8) 18117.01 sq.m

ACHIEVED FSI AREA 14715.45 sq.m

TOTAL FSI = $\frac{14715.45}{100\%} = 2.27$

FLOOR WISE AREA DETAILS

FLOOR NAME	BUILT UP AREA	COVERED PARKING	UNCOVERED PARKING	FSI	NO. OF DWELLING UNITS
BASEMENT FLOOR	612.39	412.39	—	—	—
GROUND FLOOR	—	—	—	—	—
COMMERCIAL BLOCK	—	—	—	—	—
GROUND FLOOR	139.24	—	—	0.05	177.09
FIRST FLOOR	135.81	—	—	0.05	166.47
SECOND FLOOR	135.81	—	—	0.05	171.63
THIRD FLOOR	135.81	—	—	0.05	171.63
TERRACE FLOOR	2.45	—	—	—	—
TOTAL	1019.96	412.39	131.42	—	526.82

HEIGHT OF BUILDING 12.60 M

SCHEDULE OF JOINERY METERS

GD1	GLASS DOOR	4.88x2.40
GD2	GLASS DOOR	1.83x2.40
GD3	GLASS DOOR	1.52x2.40
D1	DOOR	0.91x2.13
D2	DOOR	0.76x2.13
GW	GLASS WINDOW	2.40x2.40
W4	WINDOW	1.22x1.37
V2	VENTILATOR	0.60x0.91
TD	TERRACE DOOR	0.91x2.13
LMD	LIFT MACHINE DOOR	0.91x2.13

COLOUR INDEX

PROPOSED	☐	ROAD	☐
BOUNDARY	☐	OSR	☐

V. PRASANTH PARTHASARATHY at JMDA Ltd.
Structural Engineer
DTPC Reg. No. 3810-18006/2017/
Mobile: 9379322504
E-Mail: prasantparthasarathy@gmail.com

STRUCTURAL ENGINEER

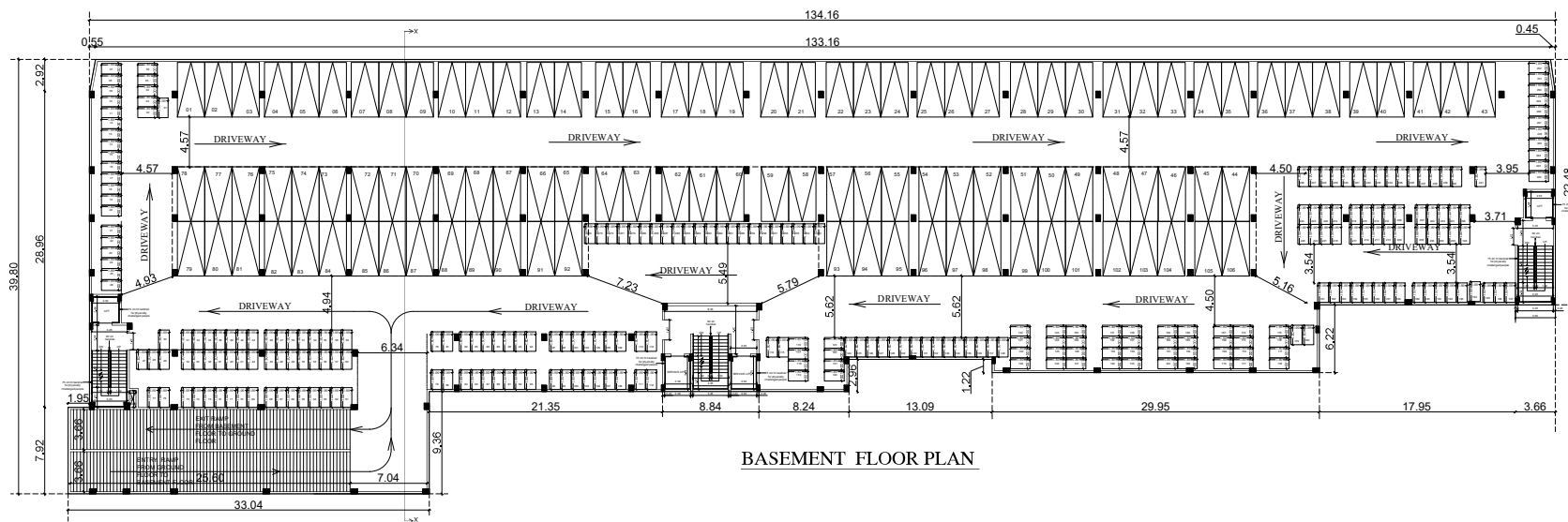
M. BHARATHI, B.E., M. Tech (Structural)
DTPC Registered Engineer Grade II
Civil Rank: PG-0547, dated: 07/10/2018
No. 207A, Muvattupuzha Main Road,
Muvattupuzha, Coimbatore - 641 001.
Mobile: 9845555491.

ARCHITECT / LICENSED SURVEYOR

For PTMK PROMOTERS
M. Pan Deo
Managing Partner

APPLICANT

PLAN SHOWING THE PROPOSED COMMERCIAL SPACE WITH
BASEMENT +GROUND+3 FLOORS AT T.S.NO.1668/8, BLOCK NO: 24,
WARD NO:J(10) KAMARAJ ROAD, PULIKULAM VILLAGE,
COIMBATORE CORPORATION.



BASEMENT FLOOR PLAN

Online Application No:

SWP/BPA/004692/2022 Date: 17-12-2022

REFERENCE:

DESCRIPTION	CALCULATION	ALLOWED	PROVIDED
FLOOR AREA RATIO	$\frac{14715.45}{6470.36}$	2.80	2.27
PARKING AREA			110 Nos CAR PARK 464 Nos TW PARK

AREA STATEMENT

PLOT AREA AS PER DOCUMENT	6470.36 sq.m
PLOT AREA AS PER FMB	6479.00 sq.m
PLOT AREA AS PER SITE	7085.40 sq.m

ALLOWABLE FSI AREA (28) 18117.01 sq.m

ACHIEVED FSI AREA	14715.45 sq.m
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$$\text{TOTAL FSI} = \frac{14715.45}{6600.26} = 2.27$$

FLOOR WISE AREA	
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333	334

FLOOR NAME	BUILT UP AREA	COVERED PARKING	REDUCTION	INCIDENTAL STRUCTURES	PTE AREA	SQ. OF DWELLING UNITS
BASEMENT FLOOR	4125.58	4125.58	—	—	—	—
GROUND FLOOR	—	—	—	—	—	—

COMMERCIAL BLOCK							
GROUND FLOOR	3736.04	---	8.88	-----	3727.09	---	
FIRST FLOOR	3720.61	---	135.51	-----	3965.17	---	
SECOND FLOOR	3720.61	---	8.88	-----	3711.63	---	
THIRD FLOOR	3720.61	---	8.88	-----	3711.63	---	
TERRACE FLOOR	216.32	-----	-----	-----	-----	-----	
TOTAL	15510.36	4125.58	352.42	-----	14725.48	-----	

HEIGHT OF BUILDING	12.60 M
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SCHEDULE OF JOINERY	METERS
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GD1	GLASS DOOR	4.88x2.4
GD2	GLASS DOOR	1.83x2.4
GD3	GLASS DOOR	1.52x2.4
D1	DOOR	0.91x2.1
D2	DOOR	0.76x2.1
GW	GLASS WINDOW	2.40x2.4
W4	WINDOW	1.22x1.3
V2	VENTILATOR	0.60x0.9
TD	TERRACE DOOR	0.91x2.1
LMD	LIFT MACHINE DOOR	0.91x2.1

COLOUR INDEX

PROPOSED		ROAD	
BOUNDARY		OSR	

V. PRASANTH PARTHASARATHY B.E., Civi/M.Tech.,
Structural Engineer
DTCP-Reg. No. SE/G-11/006/2021/
Mobile : 9176522658
E-Mail : -prasanthparthasarathy@gmail.com

STRUCTURAL ENGINEER

M. B. R. R.
M. BHARATH, B.E., M.Tech (Structural)
DTCP Registered Engineer Grade II
COLRGN / REG-8 / 2019 / 07 / 006
AXIOM ENGINEERS
No.3/218, Moovarasampet Main Road,
Madipakkam, Chennai - 600 091.
Mobile : 9940533491.

ARCHITECT / LICENSED SURVEYOR

For PTMK PROMOTERS
M. Tomasz
Managing Partner

APPLICANT

APPLICANT

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](#)



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

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

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

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



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.

