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.

Verified RealEstate™

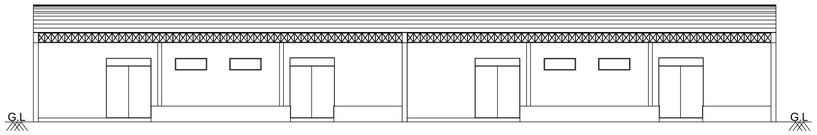
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate

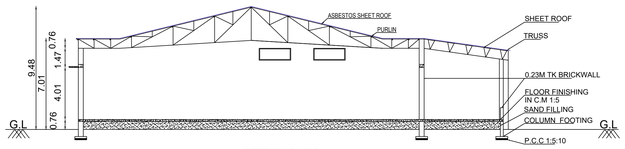
+91 9996 12 9996

verified.realestate

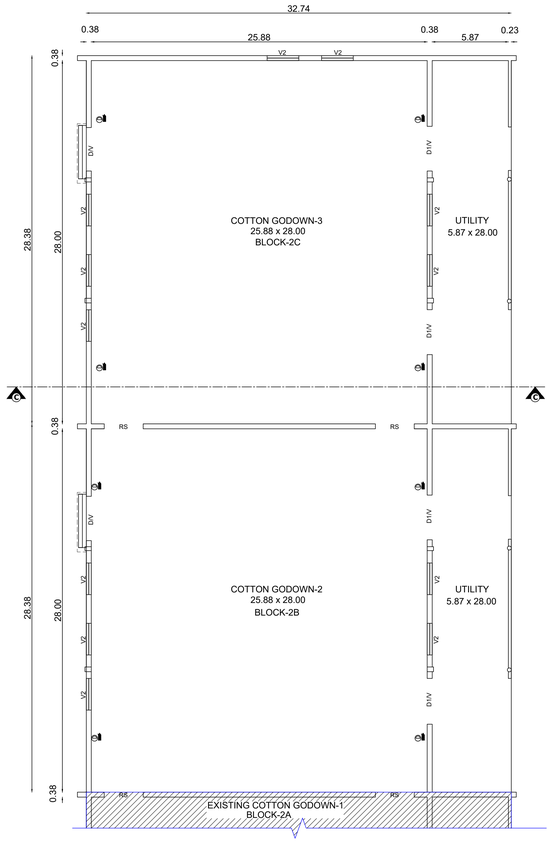
BLOCK-2B & 2C (COTTON GODOWN)



ELEVATION ON (EAST SIDE)

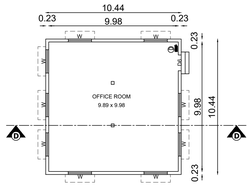


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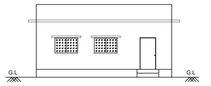


GROUND FLOOR PLAN

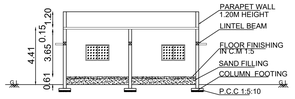
BLOCK-5 (OFFICE ROOM)



GROUND FLOOR PLAN

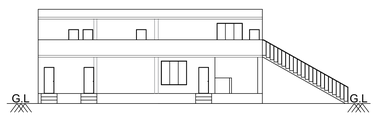


ELEVATION ON (EAST SIDE)

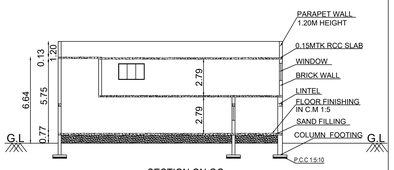


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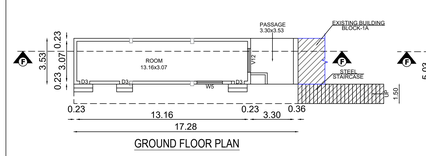
BLOCK-1C (SPINNING MILL EXTENSION -2)



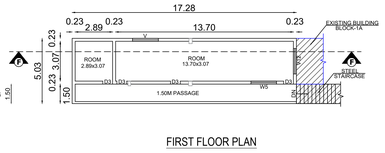
ELEVATION (NORTH SIDE)



SECTION ON GG

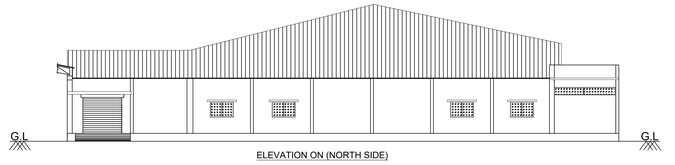


GROUND FLOOR PLAN

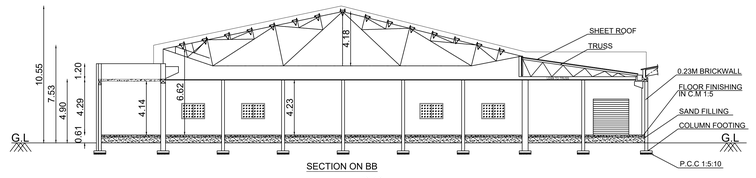


FIRST FLOOR PLAN

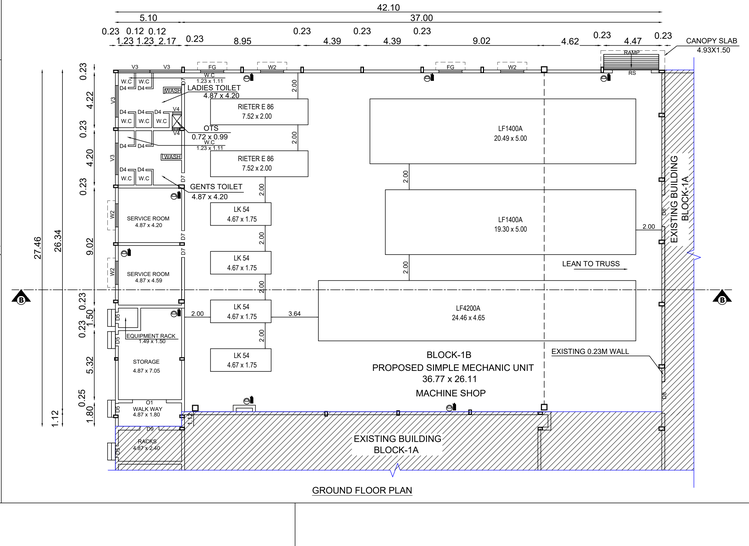
BLOCK-1B (SIMPLE MECHANIC UNIT)



ELEVATION ON (NORTH SIDE)



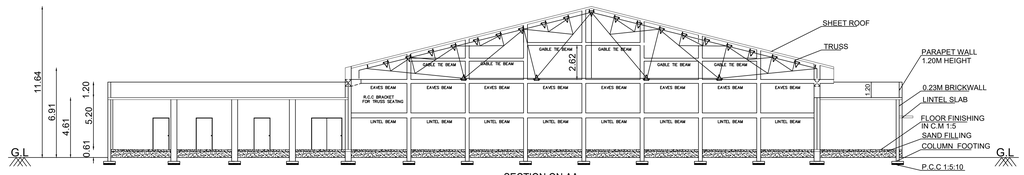
SECTION ON BB



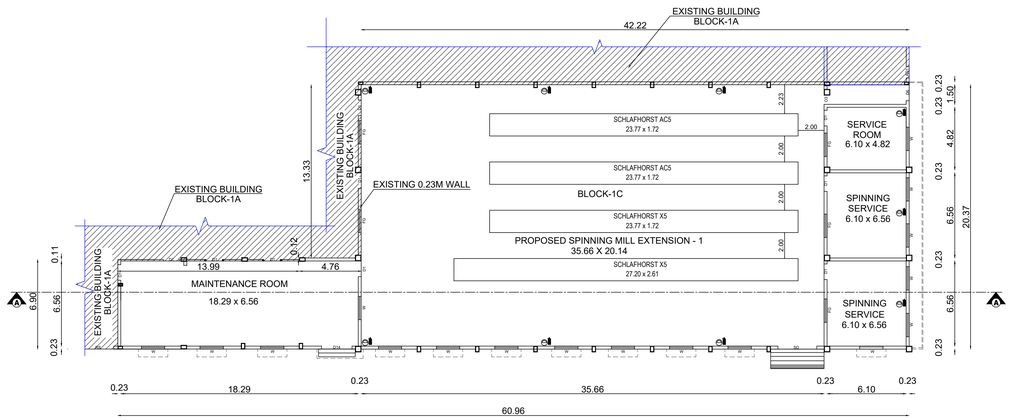
BLOCK-1D (SPINNING MILL EXTENSION -1)



ELEVATION ON (SOUTH SIDE)



SECTION ON AA

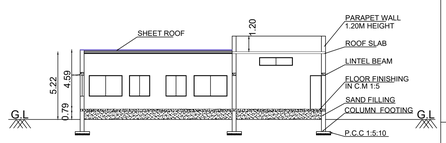


GROUND FLOOR PLAN

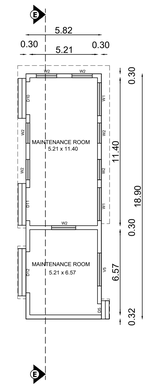
BLOCK-8 (Maintenance Room)



ELEVATION ON WEST SIDE

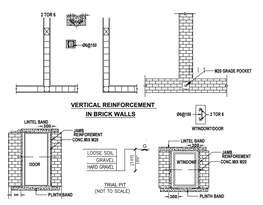


SECTION ON EE

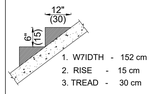


GROUND FLOOR PLAN

BRICK WORK DETAILS

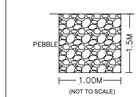


STAIRCASE DETAILS

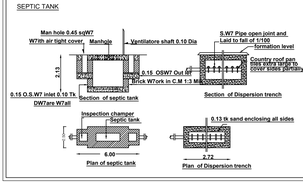


1. W7IDTH - 152 cm
2. RISE - 15 cm
3. TREAD - 30 cm

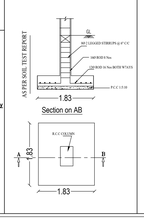
RAIN WATER HARVESTING PIT



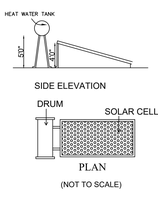
SEPTIC TANK



FOUNDATION DETAILS



SOLAR WATER HEATER DETAILS



DETAILED PLAN	SHEET 4 OF 5

PLAN SHOWING THE EXISTING & PROPOSED INDUSTRIAL BUILDING OF M/s . NAV HINDUSTAN SPINNERS PRIVATE LIMITED - COTTON SPINNING AND WEAVING IN S.F.NO:-858/1B1B,860/1A,860/1B & 862/1, AT BILICHI VILLAGE,COIMBATORE NORTH TALUK , COIMBATORE DISTRICT.

N

Scale 1:500

AREA DETAILS (BUILDING) — OLD DTCP APPROVAL PLAN NO: 5045 /2006

S.NO	NAME		NON FSI SQM	FSI SQM	TOTAL BUILTUP AREA
1.	EXISTING BUILDING FOR APPROVAL				
	BLOCK 1C (SPINNING MILL EXTENSION -2)				
	G.F	61.00	-	147.92	147.92
	F.F	86.92	-		
	BLOCK 2B (COTTON GODOWN -2)		-	929.17	929.17
	BLOCK 8 (MAINTENANCE ROOM)		-	110.00	110.00
2.	PROPOSED BUILDING FOR APPROVAL				
	BLOCK 1B (SIMPLE MECHANIC UNIT)		-	1114.89	1114.89
	BLOCK 1D (SPINNING MILL EXTENSION -1)		-	990.15	990.15
	BLOCK 2C (COTTON GODOWN -3)		-	929.17	929.17
	BLOCK 5 (OFFICE ROOM)		-	108.99	108.99

ALL DIMENSIONS ARE IN METERS

Reference :

Existing Building - Already approved

Joinery details:

Index	Description	Size in M	Index	Description	Size in M
RS	Rolling shutter	3.00 X 3.00	D	Door	0.91 x 2.13
W	Window	1.80 x 1.22	D1	Door	1.20 x 2.13
W1	Window	2.55 x 1.22	D2	Door	1.05 x 2.13
W2	Window	1.57 x 1.22	D3	Door	0.76 x 2.13
W3	Window	1.73 x 1.22	D4	Door	0.78 x 2.13
W4	Window	4.05 x 1.22	D5	Door	0.88 x 2.13
W5	Window	4.05 x 1.22	D6	Door	1.22 x 2.44
W6	Window	1.84 x 1.22	D7	Door	0.91 x 2.13
W7	Window	1.22 x 1.22	D8	Door	2.44 x 2.13
GW	Glass Window	1.83 x 1.22	D9	Door	1.46 x 2.13
FG	Window	1.80 x 1.22	D10	Door	2.53 x 3.00
SW	Slide Window	1.22 x 1.22	D11	Door	2.55 x 3.00
O	Open	0.70 x 2.13	D12	Door	3.17 x 3.00
O1	Open	2.60 x 2.13	D13	Door	2.28 x 3.00
O2	Open	2.43 x 2.13	D14	Door	2.35 x 2.20
O3	Open	1.83 x 2.13	D15	Door	1.12 x 2.20
O4	Open	0.91 x 2.13	D16	Door	1.07 x 2.13
JY	Jolly	1.83 x 1.22	D17	Door	1.23 x 2.13
V	Ventilator	2.01 x 0.61	V6	Ventilator	1.22 x 0.61
V1	Ventilator	2.44 x 0.61	V7	Ventilator	2.96 x 0.61
V2	Ventilator	2.20 x 0.61	V8	Ventilator	4.03 x 0.61
V3	Ventilator	2.30 x 0.61	V9	Ventilator	1.42 x 0.61
V4	Ventilator	0.68 x 0.61	V10	Ventilator	2.45 x 0.61
V5	Ventilator	2.55 x 0.61	V11	Ventilator	0.91 x 0.61
D/V	Door/Ventilation	3.46 x 3.00	V12	Ventilator	1.84 x 0.61

Machinery details:

Machine Name	Size	HP
SCHLAFHORST AC5	23.77 x 1.72	78
SCHLAFHORST X5	23.77 x 1.72	78
SCHLAFHORST X5	27.20 x 2.61	100
LF1400A	20.49 x 5.00	52
LF4200A	24.46 x 4.65	52
RIETER E 86	7.52 x 2.00	78
LK 54	4.67 x 1.75	62
Total HP Required		500 HP

No of Labours : 40 Nos

NO CHILD LABOURS IN THE INDUSTRY

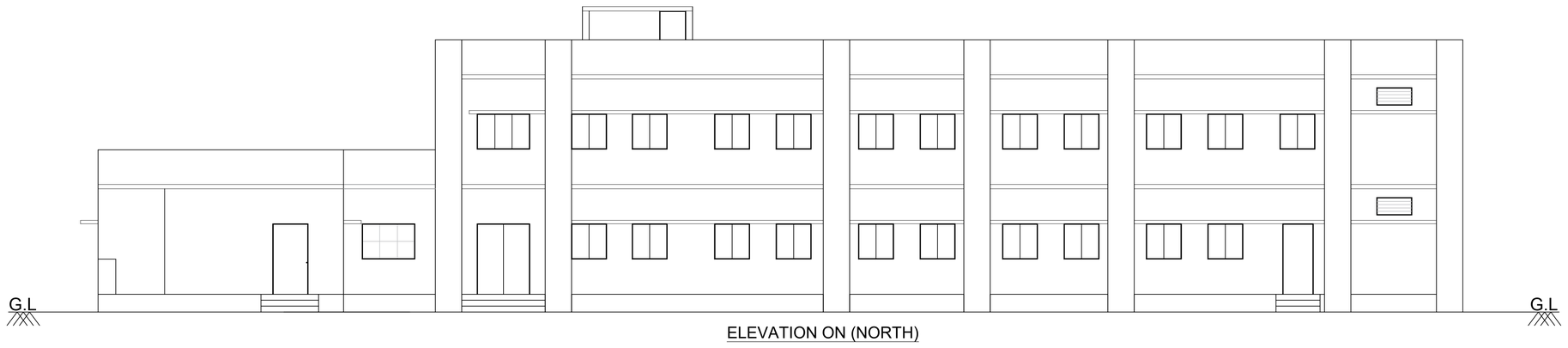
V.P. PONNUSWAMI, B.E.,(CIVIL) F.I.E.,
Chartered Engineer F-125939-5
Structural Engineer Grade-II
Coimbatore LPA/SE/Gr.II/19/07/042
Licensed Building Surveyor.
Structural Engineer

Er. HARINI. P.S
Reg. No. Coimbatore LPA / RE / GR-I / 008 / 2022
PRIME PROPDOC CONSULTANTS PVT LTD
29, Palani illam, Sundaram Brothers Layout,
Ramanathapuram, Coimbatore - 641 045.
Ph : 7373371000,
E mail : harini.propdoc@gmail.com
Registered Engineer

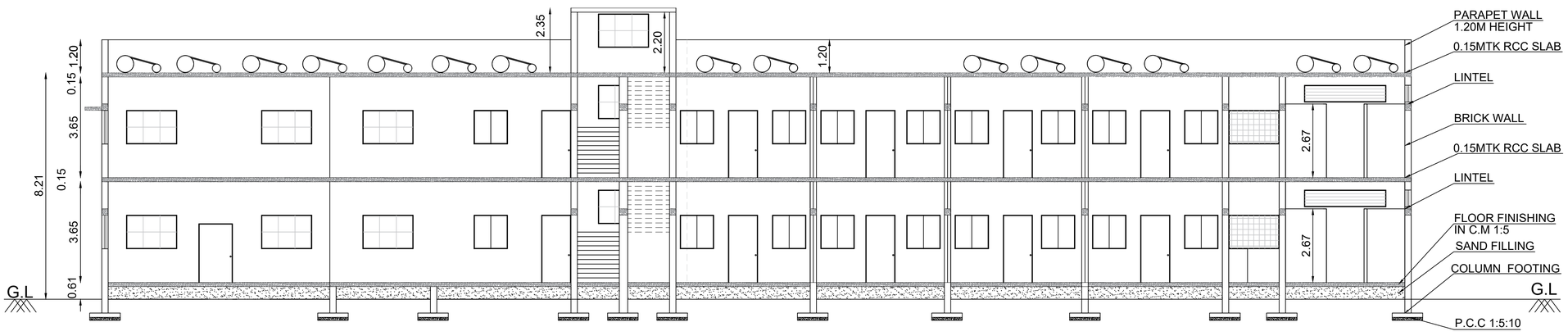
For NAV HINDUSTAN SPINNERS (P) LTD

Director
Applicant

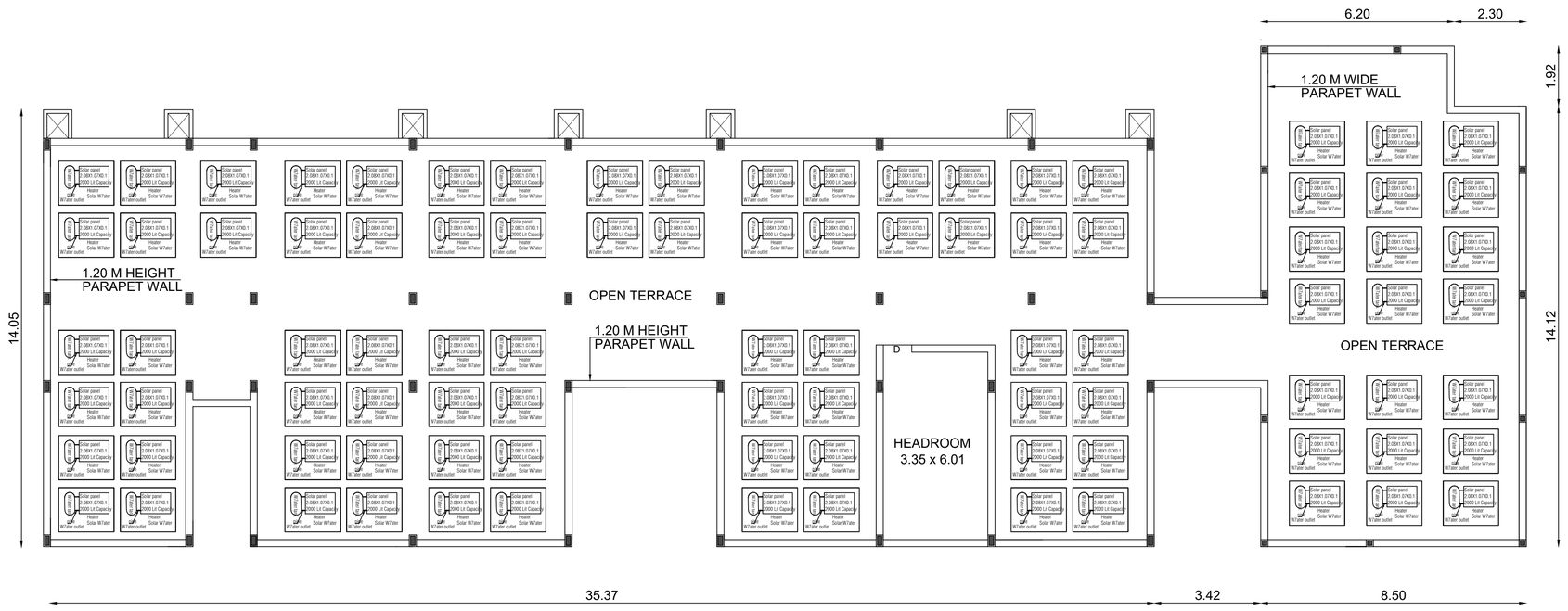
BLOCK-3 (HOSTEL & DINING)



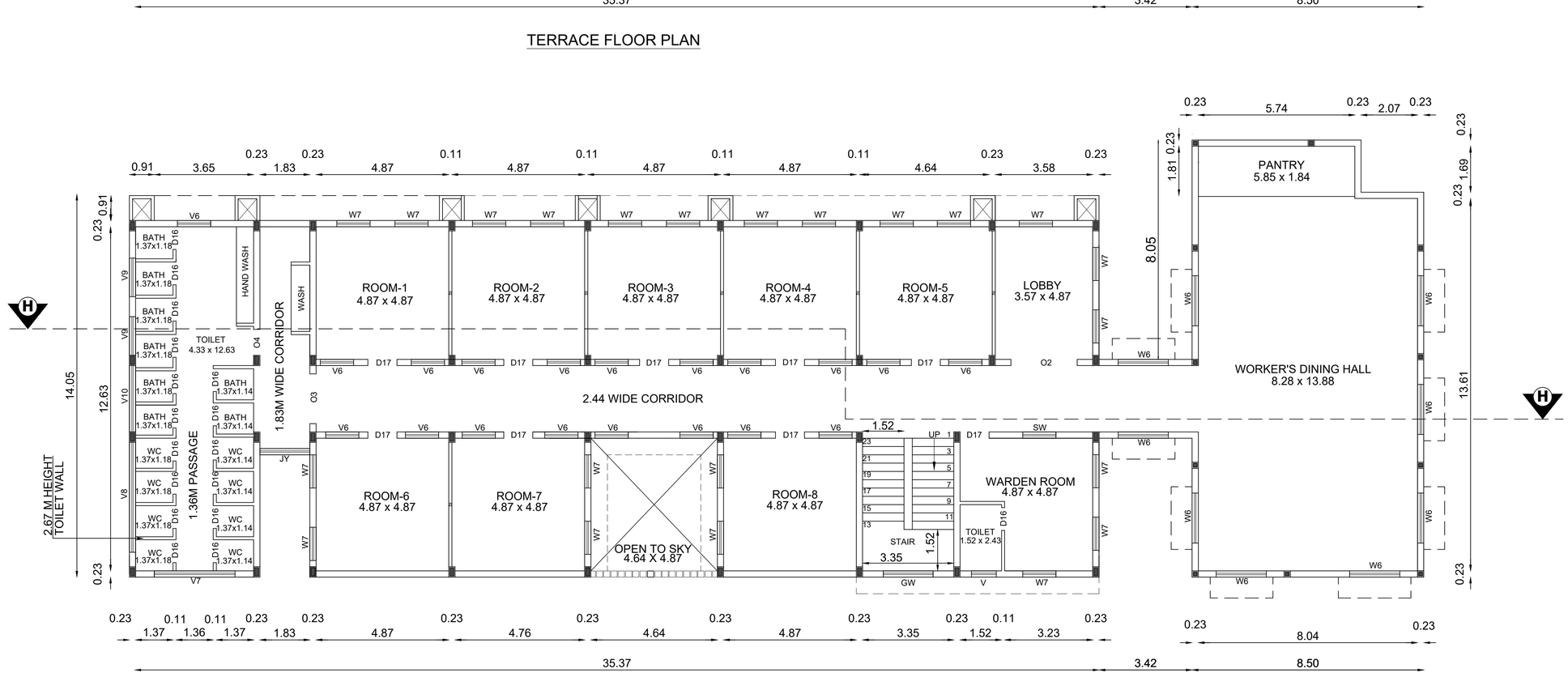
ELEVATION ON (NORTH)



SECTION ON HH

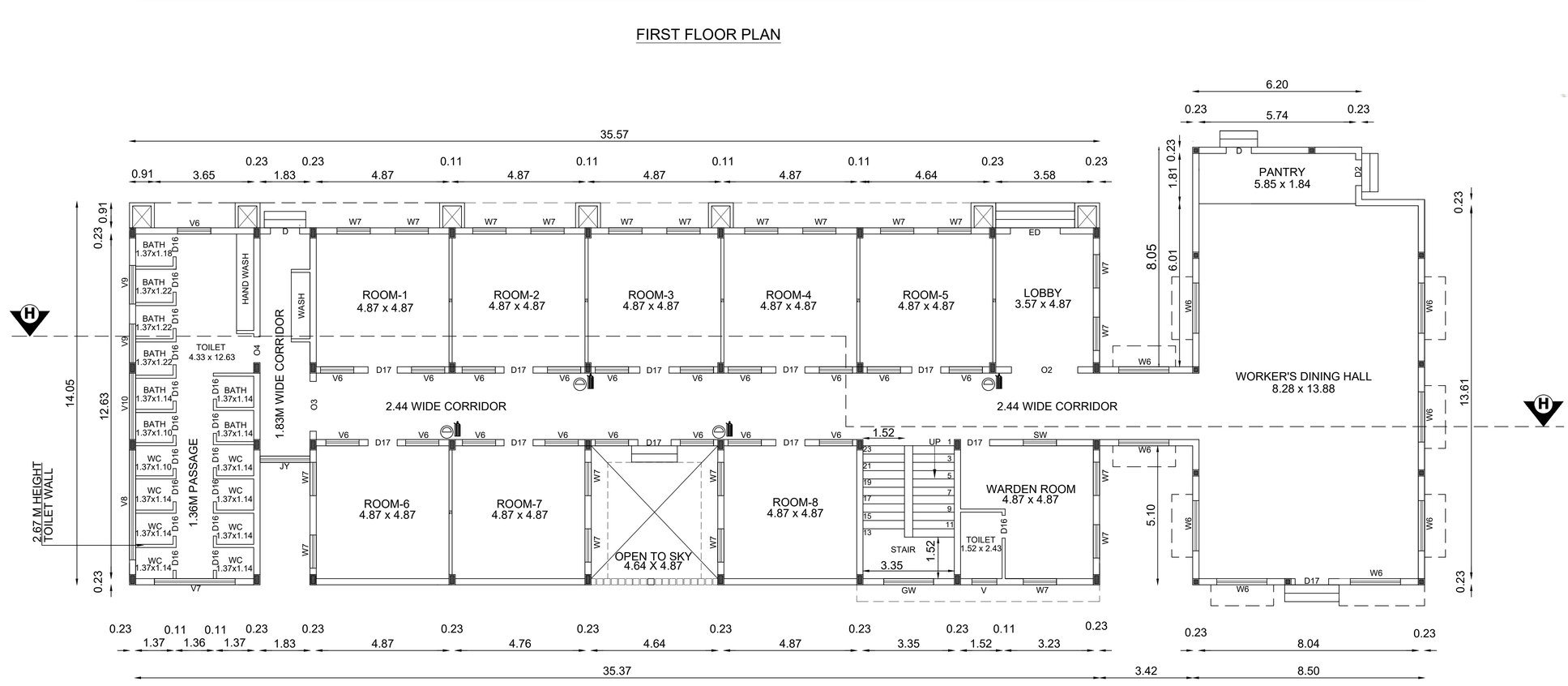


TERRACE FLOOR PLAN



FIRST FLOOR PLAN

FIRST FLOOR PLAN



GROUND FLOOR PLAN

DETAILED PLAN	SHEET 5 OF 5

PLAN SHOWING THE EXISTING & PROPOSED INDUSTRIAL BUILDING OF M/s . NAV HINDUSTAN SPINNERS PRIVATE LIMITED - COTTON SPINNING AND WEAVING IN S.F.NO-:858/1B1B,860/1A,860/1B & 862/1 AT BILICHI VILLAGE,COIMBATORE NORTH TALUK , COIMBATORE DISTRICT.

N

Scale 1:500

PROPOSED BUILDING FOR APPROVAL

S.NO	NAME		NON FSI SQM	FSI SQM	TOTAL BUILTUP AREA
1.	BLOCK 3 (HOSTEL & DINING)				
	G.F	581.35	-	1162.70	1187.33
	F.F	581.35	Head room 24.63		

ALL DIMENSIONS ARE IN METERS

Joinery details:

Index	Description	Size in M	Index	Description	Size in M
W1	Window	2.55 x 1.22	D	Door	1.05 x 2.13
W2	Window	1.57 x 1.22	D2	Door	1.05 x 2.13
W6	Window	1.84 x 1.22	D5	Door	0.76 x 2.13
W7	Window	1.22 x 1.22	D5	Door	0.88 x 2.13
SW	Slide Window	1.22 x 1.22	D16	Door	1.07 x 2.13
GW	Glass Window	1.83 x 1.22	D17	Door	1.23 x 2.13
O2	Open	2.43 x 2.13	V8	Ventilator	4.03 x 0.61
O3	Open	1.83 x 2.13	V9	Ventilator	1.42 x 0.61
O4	Open	0.91 x 2.13	V10	Ventilator	2.45 x 0.61
JY	Jolly	1.83 x 1.22	V6	Ventilator	1.22 x 0.61
V	Ventilator	2.01 x 0.61	V7	Ventilator	2.96 x 0.61

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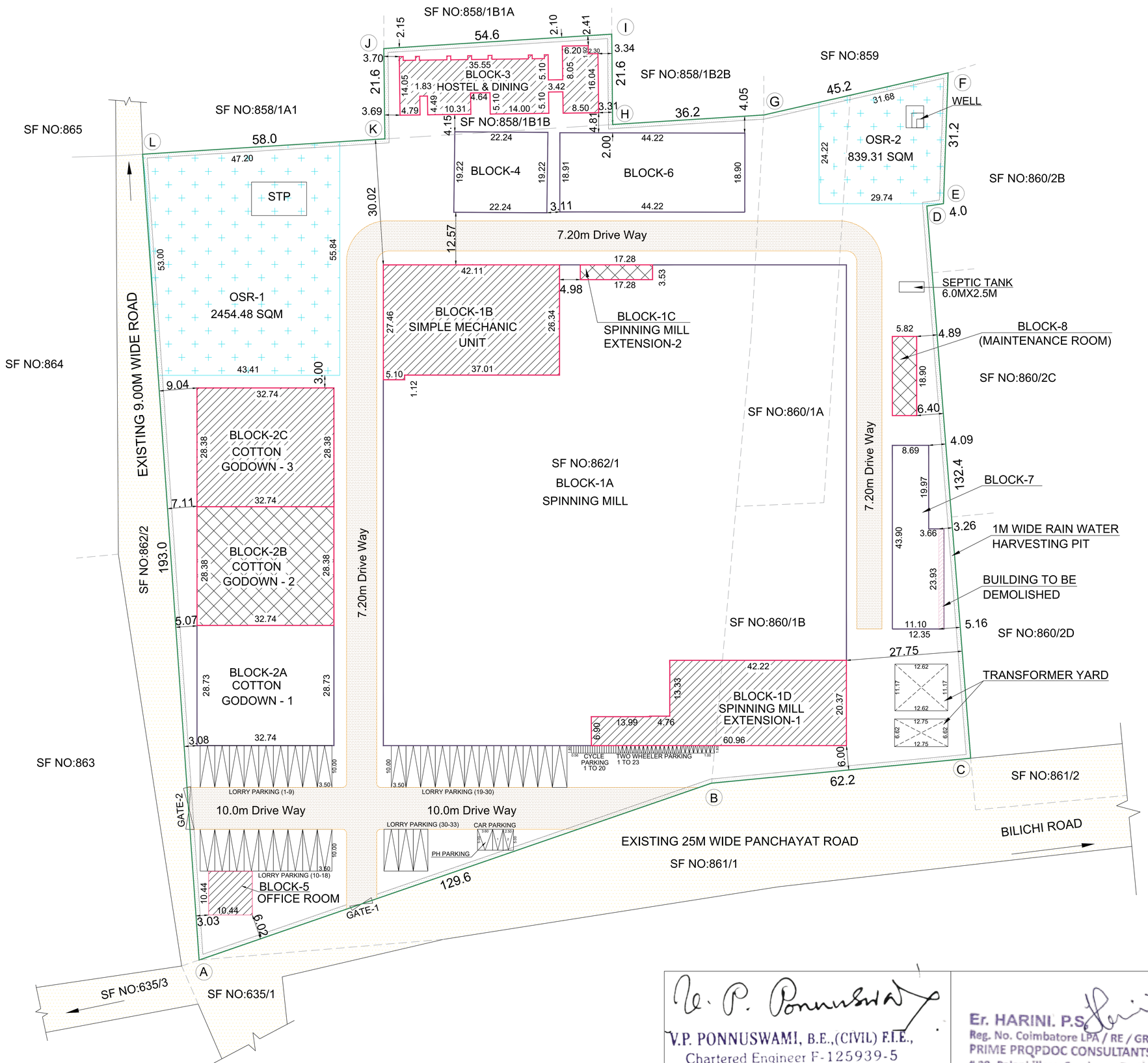
Er. HARINI. P.S
Reg. No. Coimbatore LPA / RE / GR-I / 008 / 2022
PRIME PROPDOC CONSULTANTS PVT LTD
29, Palani Illam, Sundaram Brothers Layout,
Ramanathapuram, Coimbatore - 641 045.
Ph : 7373371000,
E mail : harini.propdoc@gmail.com.

Registered Engineer

For NAV HINDUSTAN SPINNERS (P) LTD

Director

Applicant



SITE PLAN	SHEET 3 OF 5

PLAN SHOWING THE EXISTING & PROPOSED INDUSTRIAL BUILDING OF M/s . NAV HINDUSTAN SPINNERS PRIVATE LIMITED - COTTON SPINNING AND WEAVING IN S.F.NO-:858/1B1B,860/1A,860/1B & 862/1, AT BILICHI VILLAGE,COIMBATORE NORTH TALUK , COIMBATORE DISTRICT.

North

Scale 1 : 500

AREA DETAILS (LAND)

AREA OF SITE AS PER PATTA	-	32860.47 SQM
AREA OF SITE AS PER DOCUMENT	-	32900.94 SQM
SUPER IMPOSED AREA	-	33860.47 SQM

AREA DETAILS (BUILDING) OLD DTCP APPROVAL PLAN NO: 5045 /2006

S.NO	NAME		NON FSI SQM	FSI SQM	TOTAL BUILTUP AREA
1.	ALREADY APPROVED	TOTAL (A)	-	13216.90	13216.90
2.	EXISTING BUILDING FOR APPROVAL				
	BLOCK 1C (SPINNING MILL EXTENSION -2)				
	G.F	61.00	-	147.92	147.92
	F.F	86.92	-		
	BLOCK 2B (COTTON GODOWN -2)		-	929.17	929.17
	BLOCK 8 (MAINTENANCE ROOM)		-	110.00	110.00
		TOTAL (B)	-	1187.09	1187.09
3.	PROPOSED BUILDING FOR APPROVAL				
	BLOCK 1B (SIMPLE MECHANIC UNIT)		-	1114.89	1114.89
	BLOCK 1D (SPINNING MILL EXTENSION -1)		-	990.15	990.15
	BLOCK 2C (COTTON GODOWN -3)		-	929.17	929.17
	BLOCK 3 (HOSTEL & DINING)				
	G.F	581.35	-	1162.70	1187.33
	F.F	581.35	Head room 24.63		
	BLOCK 5 (OFFICE ROOM)		-	108.99	108.99
		TOTAL (C)	24.63	4305.90	4330.53
		GRAND TOTAL (For Approval) - (B + C)	24.63	5492.97	5517.60

ALL DIMENSIONS ARE IN METERS

TOTAL FSI (A+B+C) = $\frac{18709.89}{32860.47}$ = 0.569

REFERENCE :-

- SITE BOUNDARY
- EXISTING ROAD
- PROPOSED DRIVE WAY
- PROPOSED BUILDING FOR APPROVAL
- EXISTING BUILDING FOR APPROVAL
- EXISTING BUILDINGS ALREADY APPROVED
- EXISTING BUILDING TO BE DEMOLISHED
- OSR AREA

OSR Details:

OSR Required (10.00%) = 3285.92 Sq.m	OSR Provided (10.02%) = 3293.79 Sq.m

Parking Details:

Description	Required	Provided
Lorry Parking	33 Nos	33 Nos
Car Parking (Office Area)	02 Nos	02 Nos
Two wheeler Parking	15 Nos	15 Nos
Cycle Parking	20 Sq.m	20 Sq.m
PH Parking	1 Nos	1 Nos

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For NAV HINDUSTAN SPINNERS (P) LTD
Director
Applicant

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.