

PP

APPROVAL RECORD

Planning Permission

Coimbatore

Coimbatore district, Tamil Nadu

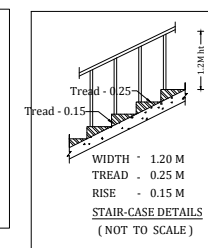
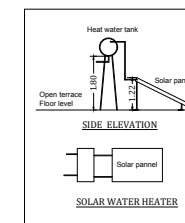
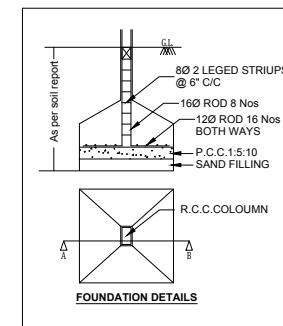
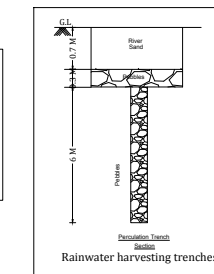
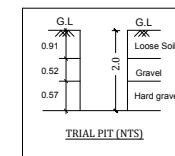
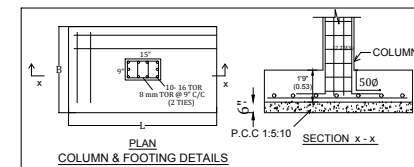
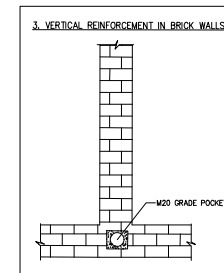
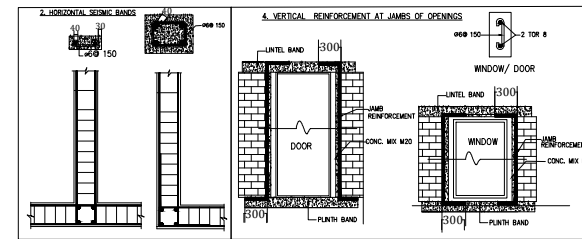
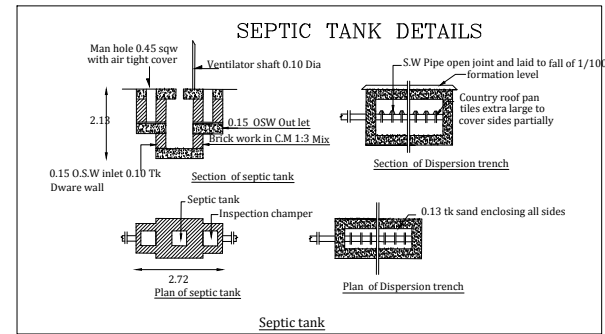
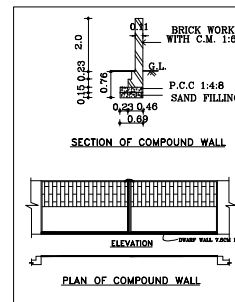
APPROVAL TYPE
Building PlanISSUING AUTHORITY
DTCPPURPOSE
Residential

The approval as the planning authority issued it, reproduced in full behind this page.

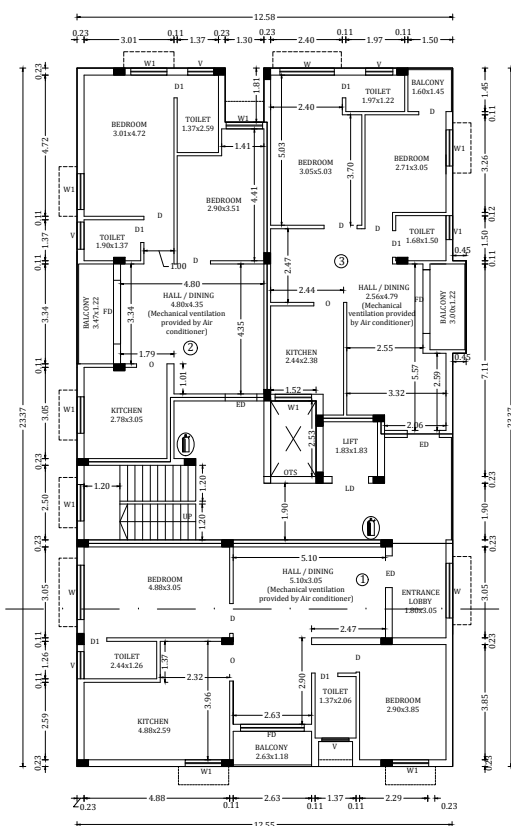
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

EAST ELEVATION

SECTION AA

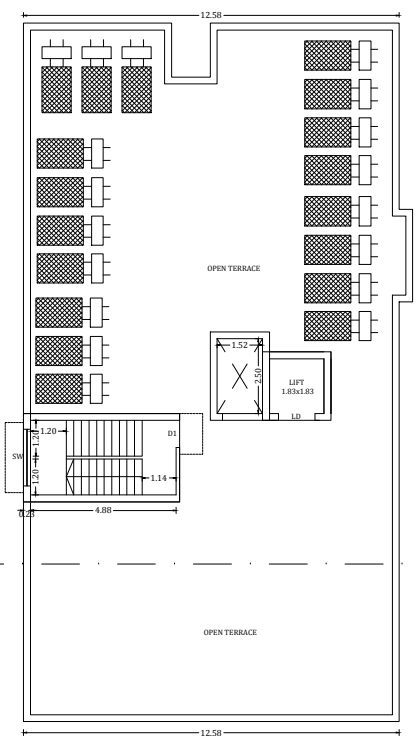


STILT FLOOR PLAN / SITE PLAN



TYPICAL FLOOR PLAN

(FIRST,SECOND,THIRD,FOURTH & FIFTH FLOOR)



TERRACE FLOOR PLAN

C.Murugan
Surveyor

S.Velkumar
Draughtsman Grade-3

M.Valarmathi
Planning Assitant


Er. S. PRABHAVATHI
 M.E (Geotech), M.I.G.S,
 Construction Engineer
 Reg No: Coimbatore LPA/CE/19/06/045
 401, Bharathi Road, New Siddhapur
 Coimbatore - 641 044. Ph: 8422-4399772
 Mob: +91 9600558700
 Registered Construction Engineer

Registered Construction Engineer

Haider Ali

Plan Showing the Proposed R.C.C. Roof Residential Apartment Building in S.F.No: 200/1B at Sundakkamuthur Village, Perur Taluk, South Zone, Ward No 89, Coimbatore Corporation.
(Sundakkamuthur DD PLAN No.1 and 5)

AREA DETAILS						
TOTAL AREA OF THE SITE (AS PER DOCUMENT)					607.86 Sqm	
TOTAL AREA OF THE SITE (AS PER PATTA)					608.00 Sqm	
TOTAL AREA OF THE SITE (AS PER SITE)					587.91 Sqm	
SUPER IMPOSED AREA					581.85 Sqm	
Sl.NO	FLOOR	F.S.I Area (sqm)	Non F.S.I Area(sqm)	Total Area (sqm)	Usage	Non F.S.I Area Details
1	Stilt Floor	28.74	264.18	292.92	Parking	Parking
2	First Floor	289.06	3.86	292.92	03 Dwelling	OTS, Duct
3	Second Floor	289.06	3.86	292.92	03 Dwelling	OTS, Duct
4	Third Floor	289.06	3.86	292.92	03 Dwelling	OTS, Duct
5	Fourth Floor	289.06	3.86	292.92	03 Dwelling	OTS, Duct
6	Fifth Floor	289.06	3.86	292.92	03 Dwelling	OTS, Duct
7	Terrace Floor	-	15.44	15.44	-	Head Room
TOTAL		1474.04	298.92	1772.96	15 Dwelling	

INDIVIDUAL FLAT AREA			
FLAT NO	AREA IN SQM F.S.I	AREA IN SQM NON F.S.I	ALLOWABLE PREMIUM FSI = 2 X 30% = 2.6
01	93.89	---	$FSI = \frac{1474.04}{581.85}$ Provided FSI = 2.53 < 2.6
02	74.29	---	
03	74.68	---	
COMMON AREA	46.20	3.86	
Total	289.06	3.86	

<u>REFERENCE:</u> EXISTING ROAD ☐ SITE BOUNDARY ☐ PROPOSED BUILDING ☐	Notes :  — Fire Extinguisher  — Rainwater Harvesting EF — Exhaust Fan
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JOINERY DETAILS		
DESCRIPTION	IN METRE	
ED - ENTRANCE DOOR	1.07	X 2.13
D - DOOR	1.00	X 2.13
D1 - DOOR	0.76	X 2.13
O - OPEN	0.99	X 2.13
FW - FRENCH WINDOW	2.13	X 2.13
W - WINDOW	1.83	X 1.37
W1 - WINDOW	1.22	X 1.37
V - VENTILATOR	0.91	X 0.91
LD - LIFT DOOR	1.00	X 2.13
RS - ROLLING SHUTTER	3.00	X 2.13



SCALE = 1:100

All dimensions are in metre

PARKING DETAILS :	REQUIRED	PROVIDED
CAR PARKING	11 Nos	11 Nos
TWO WHEELER PARKING	11 Nos	11 Nos

Online Application No : SWP/BPA/004940/2022

LP/CLPA No : 108/2023

Planning Permission No : 119/2023

BA.KANNA CHOCKKALINGAM
M.E (Structures), AIV, AMIE.,MISTE
Registered Structural Engineer
Reg No: Coimbatore LPA / SE / GR-1/19/04/018
No: 400, Bharathiya Road, New Siddhapudur,
Coimbatore - 641 044.
(Ph: 0422-4399772, Mob: +91 9363115772)
Registered Structural Engineer

S. RAMARAJ M. Tech (Structure) .. MBA (General) ..
 MSc (REV) .. MISSE .. MISSE .. MITAB .. MIE .. FIV .. MIGS ..
 MCCC .. MACCE .. MCI .. MISTE .. P .. Engr .. C .. Eng .. I .. B.S. ..
 DTCP Registered Engineer
 RE: CBE LPA/RE/GR : 19/06/091
 387, 7th Street, Cross Cut Road
 Gandhipuram, Coimbatore - 646 002
 Phone: 7397143429, 9487714008

Registered Engineer

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

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



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.

