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™

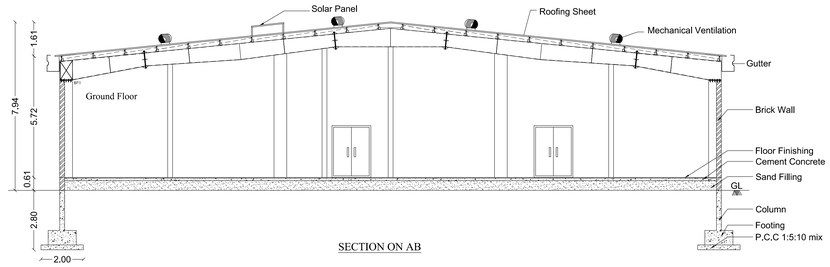
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate

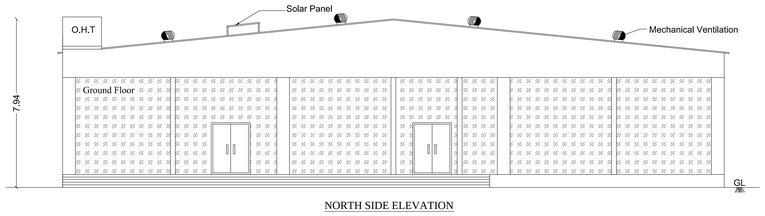
+91 9996 12 9996

verified.realestate

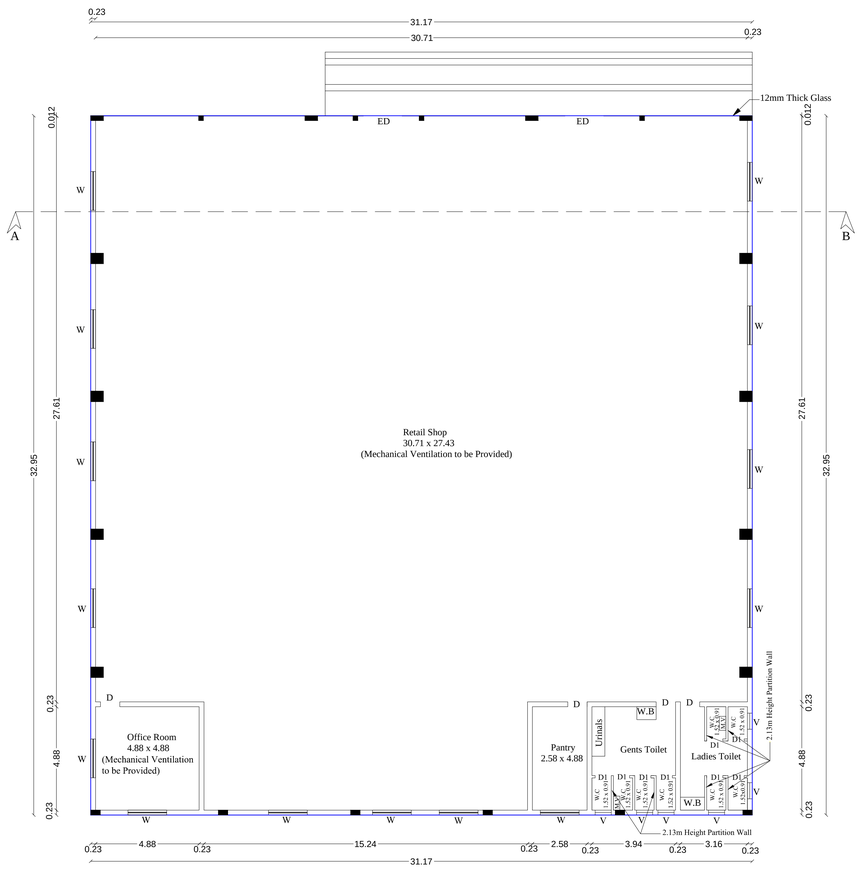
BLOCK - A



SECTION ON AB

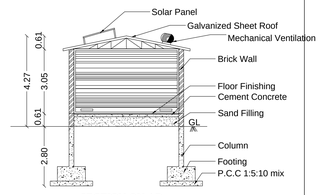


NORTH SIDE ELEVATION

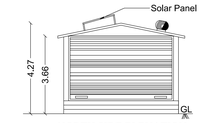


GROUND FLOOR PLAN

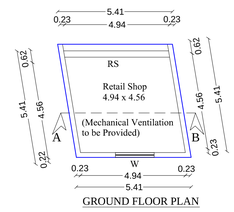
BLOCK - B



SECTION ON AB

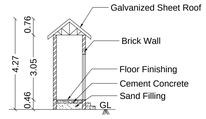


NORTH SIDE ELEVATION

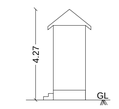


GROUND FLOOR PLAN

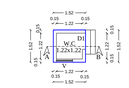
WATER CLOSET



SECTION ON AB

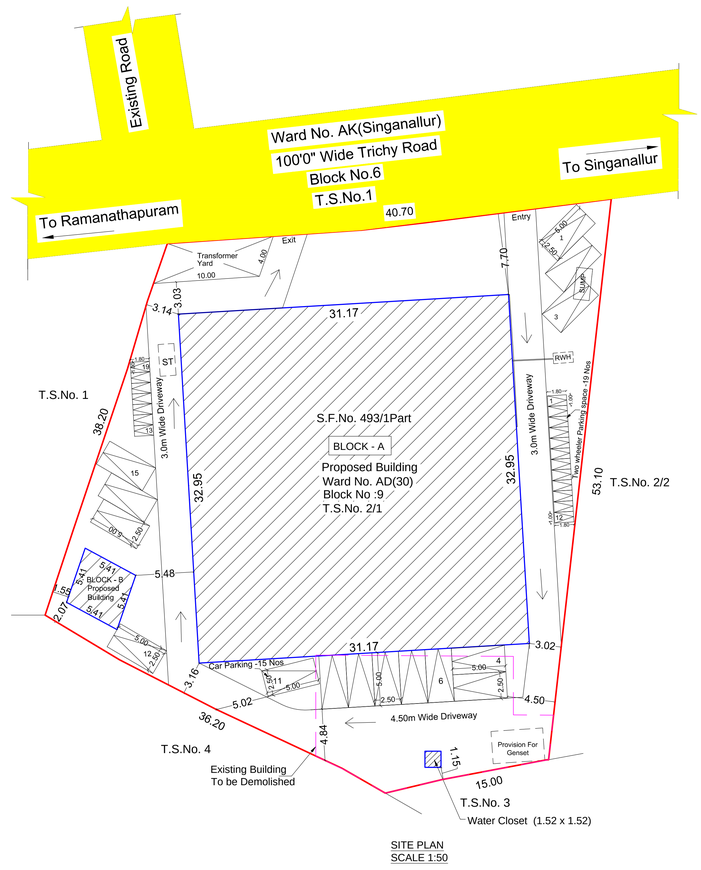


NORTH SIDE ELEVATION



GROUND FLOOR PLAN

SITE PLAN



SITE PLAN
SCALE 1:50

Plan showing the proposed construction of Commercial Building in S.F.No.493/1Part, T.S.Ward No. AD(30) , Block no. 9, T.S.No. 2/1 of Uppilipalayam village,Coimbatore South Taluk, Coimbatore District and Corporation - East Zone (Singanallur Detailed Development Plan No.11)

Title:
Site Plan,Ground Floor , Section & Elevation For Block-A,Block-B and Water Closet

Scale - 1:100

N / W / E / S

Site Area Details:

As per document	-	2054.17 Sq.mt
As per Patta	-	2274.00 Sq.mt

Building area details in Sq.mt

Block	Floor	Built up Area	Non FSI	FSI
A	Ground	1027.00	0.00	1027.00
B	Ground	28.84	0.00	28.84
Water Closet	Ground	2.31	0.00	2.31
Total		1058.15	0.00	1058.15

Joineries Details

S.No	Symbol	Description	Size in Metre
1	ED	Entrance Door	1.83 x 2.44
2	RS	Rolling Shutter	4.94 x 3.21
3	D	Door	0.91 x 2.44
4	D1	Door	0.76 x 2.13
5	W	Window	1.83 x 1.52
6	V	Ventilator	0.91 x 0.61

Parking Details:

No of Car parking required	- 15 Nos
No of Two wheeler parking required	- 15 Nos
No of Car parking provided	- 15 Nos
No of Two wheeler parking provided	- 19 Nos

PC and FSI Calculation:

Plot Coverage	= (1058.15/ 2054.17) x 100
	= 51.51%
Floor Space Index	= 1058.15 / 2054.17
	= 0.515

Reference:

Site Boundary	-
Proposed Building	-
Existing Road	-
Driveway	-
Existing Building To be Demolished	-

ம.வ / கோ.உ.தி.கு எண் : 161/2023

திட்ட அனுமதி எண் : 179/2023

Applicant

முருகன்
அளவர் / உதவி வரைவாளர்

பாலமுருகன்
வரைவாளர் நிலை - 3

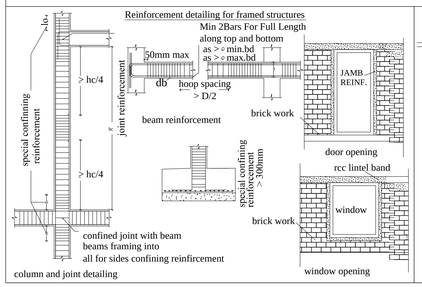
அய்யாலூசாமி
மேற்பார்வையாளர்

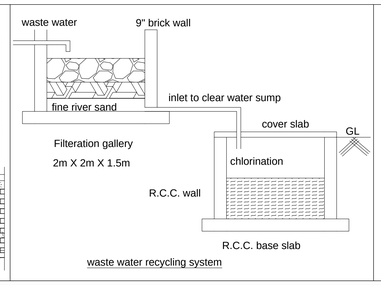
C. ALFIN JACKSON, B.Arch
Council of Architecture
Registration No : CA/2017 / 81819

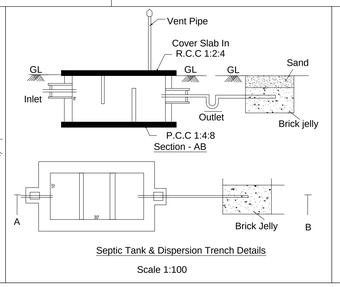
Architect

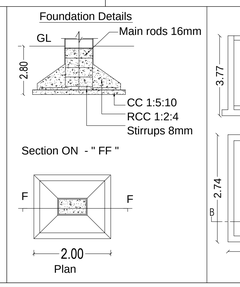
ARROW STRUCTURES
Er. R. PRABHUDEV,
5, Guru Govindh Singh Road,
RS Puram,
Coimbatore - 641002.
ஒ.ப/எ.ஆ/2/2018/2022

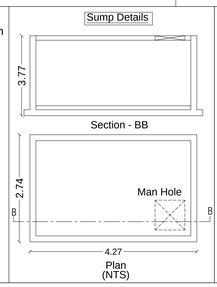
Registered Structural Engineer

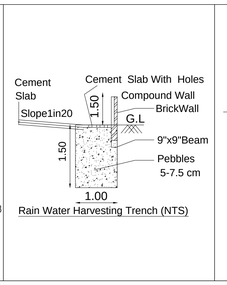


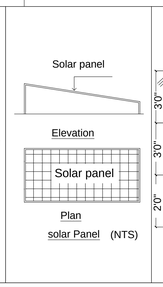


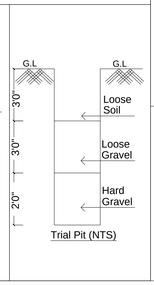












THE LANDLENS SUITE

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
+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.