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.

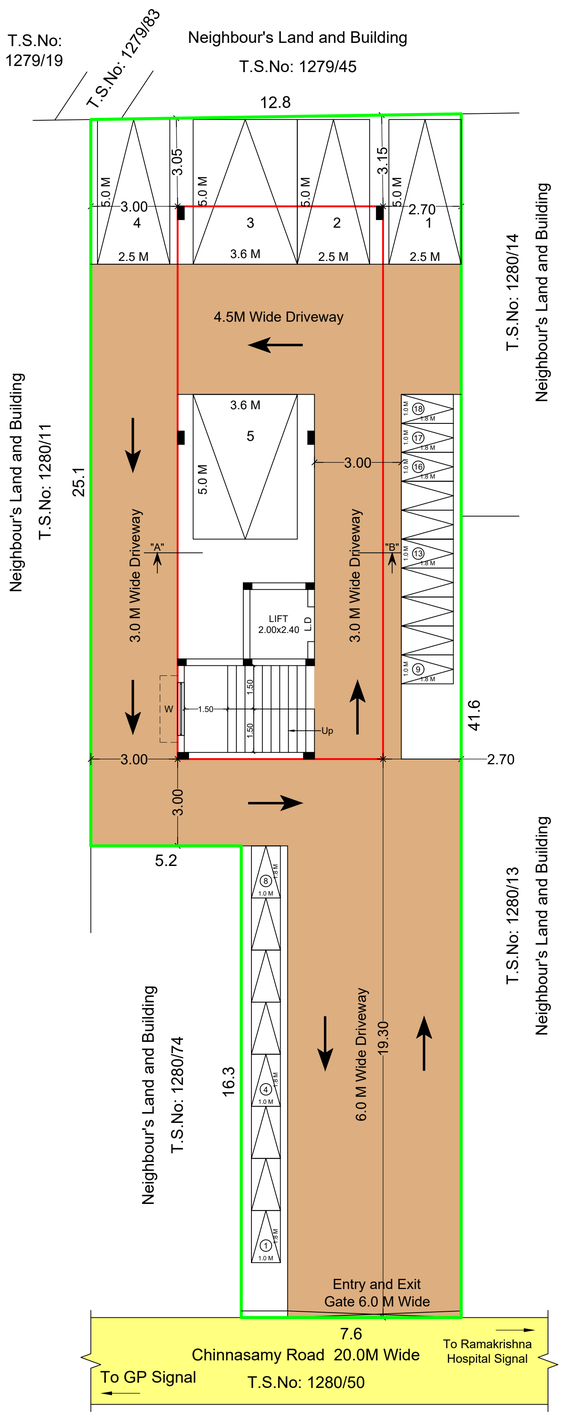
Verified RealEstate™

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

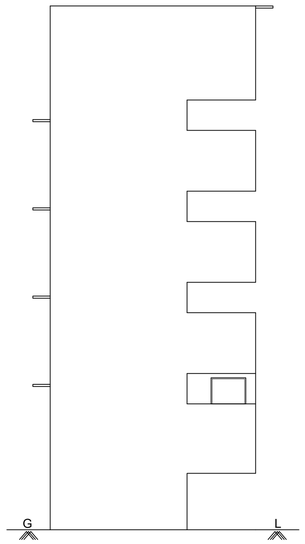
hello@verified.realestate

+91 9996 12 9996

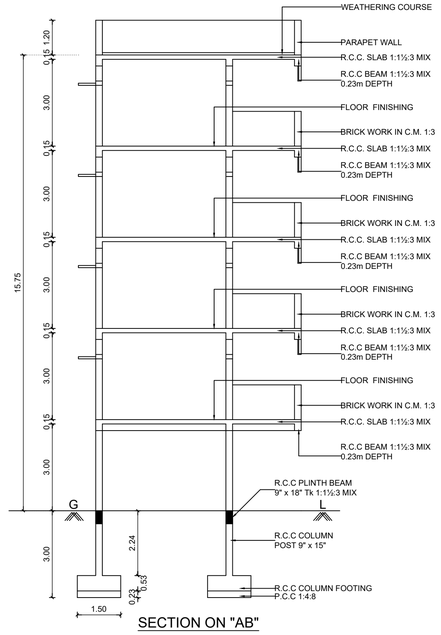
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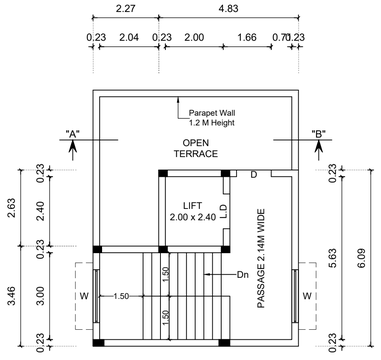
SITE CUM STILT FLOOR PLAN



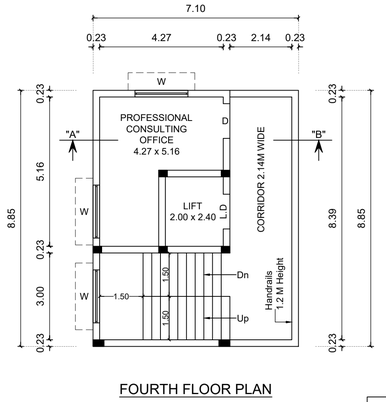
ELEVATION



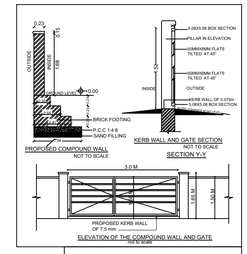
SECTION ON "AB"

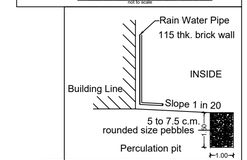


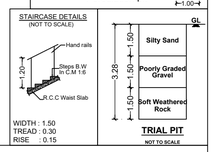
TERRACE FLOOR PLAN

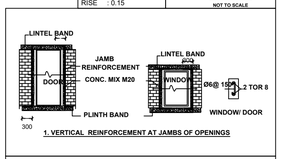


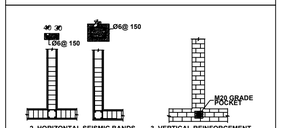
FOURTH FLOOR PLAN

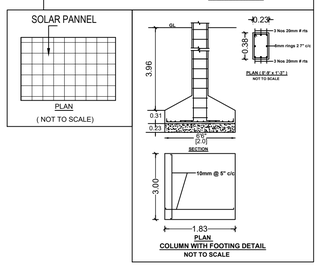


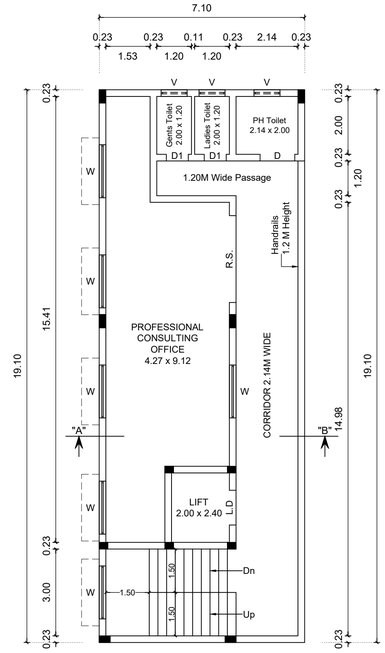




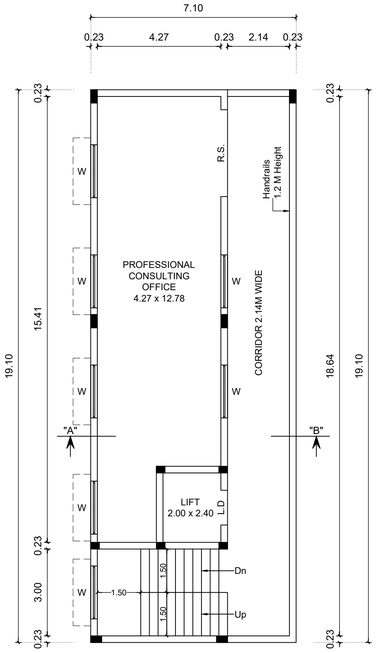




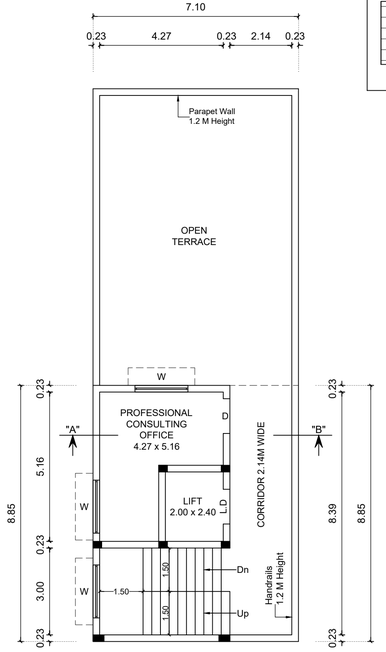




FIRST FLOOR PLAN



SECOND FLOOR PLAN



THIRD FLOOR PLAN

PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT, FIRST, SECOND, THIRD, FOURTH FLOOR AND HEAD ROOM COMMERCIAL BUILDING AT T.S.No: 1280/12, WARD No: K(11), BLOCK No: 36, CHINNASAMY ROAD, CENTRAL ZONE, COIMBATORE CORPORATION.

SCALE 1 : 100

SITE AREA DETAILS :-

AS PER DOCUMENT	-	448.12 Sq.M.
AS PER TSLR	-	496.00 Sq.M.
AS PER SUPER IMPOSED AREA	-	446.48 Sq.M.

BUILDING AREA DETAILS :-

	F.S.I Sq.Mtrs	Non F.S.I Sq.Mtrs	Total Sq.Mtrs
PRO. STILT FLOOR	-	135.61	135.61
PRO. FIRST FLOOR	135.61	-	135.61
PRO. SECOND FLOOR	135.61	-	135.61
PRO. THIRD FLOOR	62.84	-	62.84
PRO. FOURTH FLOOR	62.84	-	62.84
PRO. HEAD ROOM	-	37.27	37.27
TOTAL BUILTUP AREA	396.90	172.88	569.78

JOINERY DETAILS:-

		Metre
R.S	ROLLING SHUTTER	3.00 x 2.10
D	DOOR	1.20 x 2.10
D1	DOOR	0.76 x 2.10
L.D	LIFT DOOR	1.20 x 2.10
W	WINDOW	1.83 x 1.22
V	VENTILATOR	0.91 x 0.61

FLOOR SPACE INDEX:-

FSI = 396.90 / 446.48 = 0.889

PLOT COVERAGE:-

PLOT COVERAGE = 135.61 / 446.48 x 100 = 30.37 %

COLOUR INDEX:-

EXG. ROAD

SITE BOUNDARY

PROPOSED BUILDING

PARKING DETAILS:-

	FSI Area		Visitor's	
	Reqd.	Provd.	Reqd.	Provd.
Car Parking Space (Including PH)	4	4	1	1
Two Wheeler Parking Space	16	16	2	2

S.PRABHAVATHI, M.E (Geotech) M.I.G.S
Registered Geotechnical Engineer
Reg No: Coimbatore LPA / GTE /19/04/008,
No: 17/25-B, Annur Road, Karumathampatti,
Coimbatore - 641 659.
Ph: 0422-4399772, Mob: +91 9600558700

REGISTERED GEOTECHNICAL ENGINEER

Online Application No.	: SWP/BPA/007836/2023
LP/CLPA No.	: 188/2023
P.P. No.	: 215/2023
Draughtsman Grade -III	: S.Velkumar
Surveyor	: M.Poobathi

LAND OWNER / APPLICANT

Er. S. PRATHABAN, M.E.,Structural
Registered Structural Engineer - Grade-I
Reg.No: SE/Gr-I/006/2022
92A/41A,Bharathi Nagar,S.I.R.S. Colony,
Civil Aerodrome Post,Coimbatore-641 014.
Mobile: 99440 30620.

REGISTERED SRUCTURAL ENGINEER

Er. S. NANDHINI., B.E.CIVIL.,
Registered Construction Engineer,
Reg. No: CLPA/CE/19/09/108
No.5, Annamadam Lane, Nanjundapuram,
Coimbatore - 641 036. Mob: 9500815306

REGISTERED CONSTRUCTION ENGINEER

Er. A. WALTER JEFF MAX, B.E.,
Reg. No. CBE DTCP/RE/GR-II/02/2021
APEL ASSOCIATES
85-G, 1st Floor, Ranga Complex,
100 Feet Road, Gandhipuram, Coimbatore - 12
Mob : 95667 18589

REGISTERED 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
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Chennai 600 097, India
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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.