

PP

APPROVAL RECORD

Planning Permission

Coimbatore

Coimbatore district, Tamil Nadu

APPROVAL TYPE

Building Plan

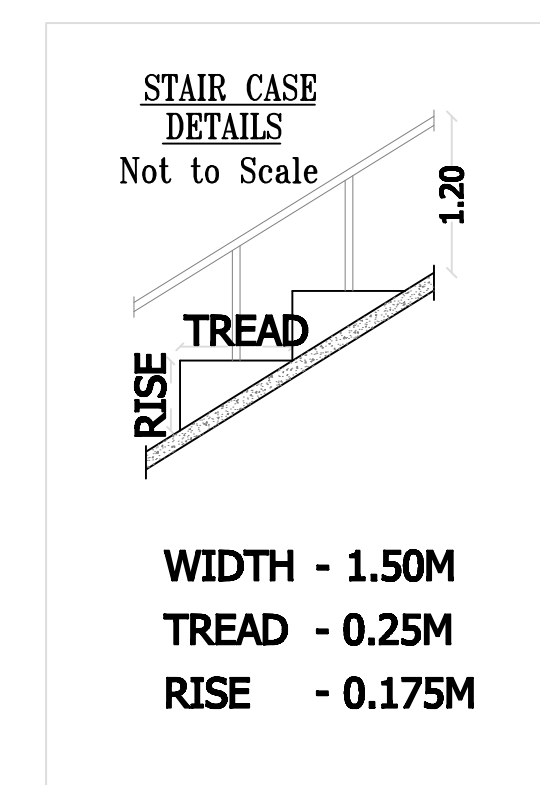
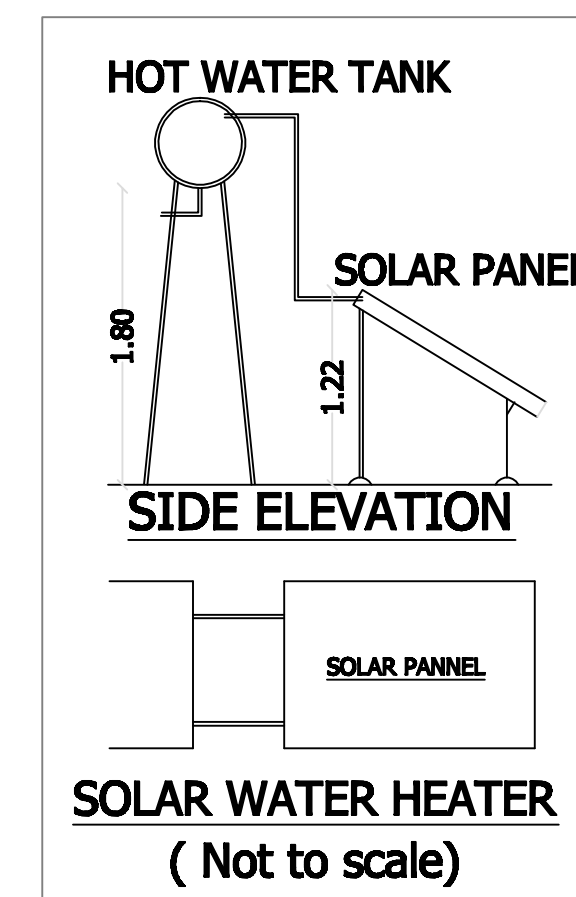
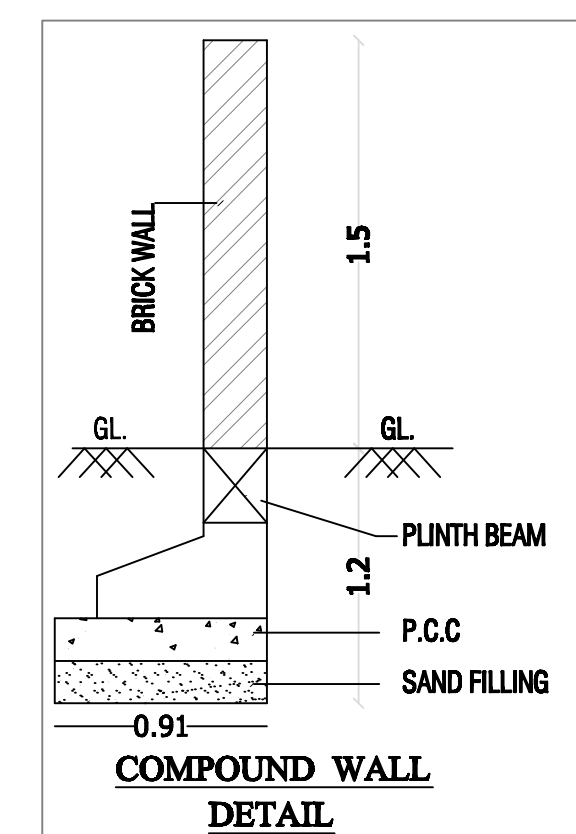
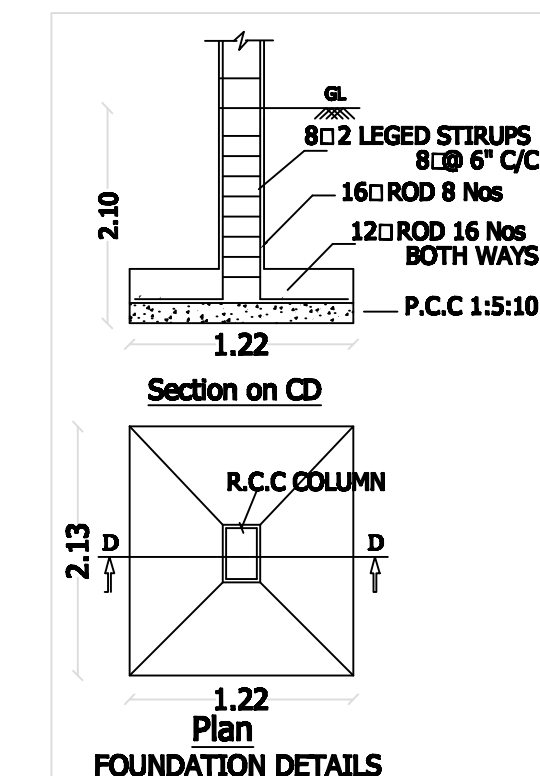
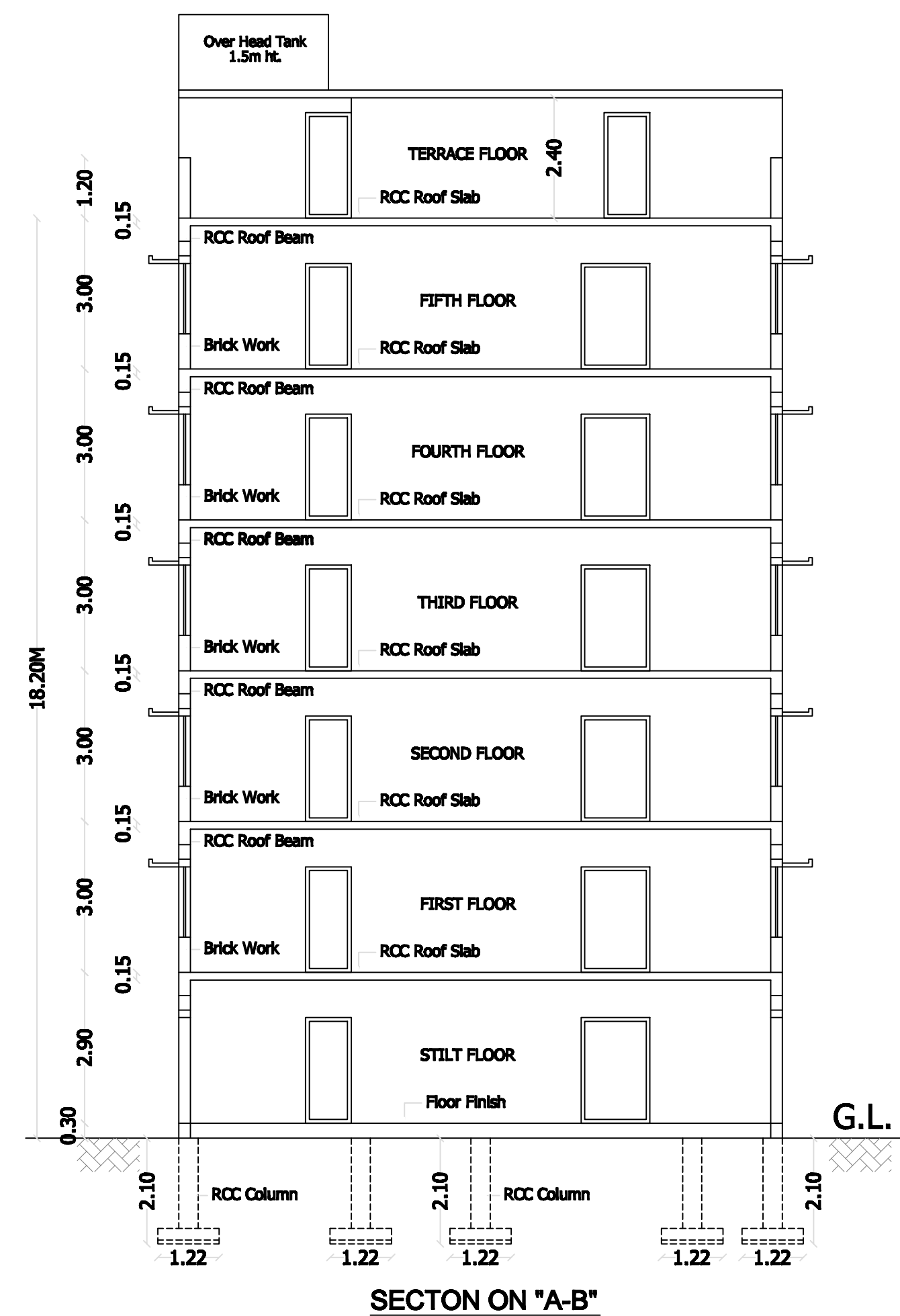
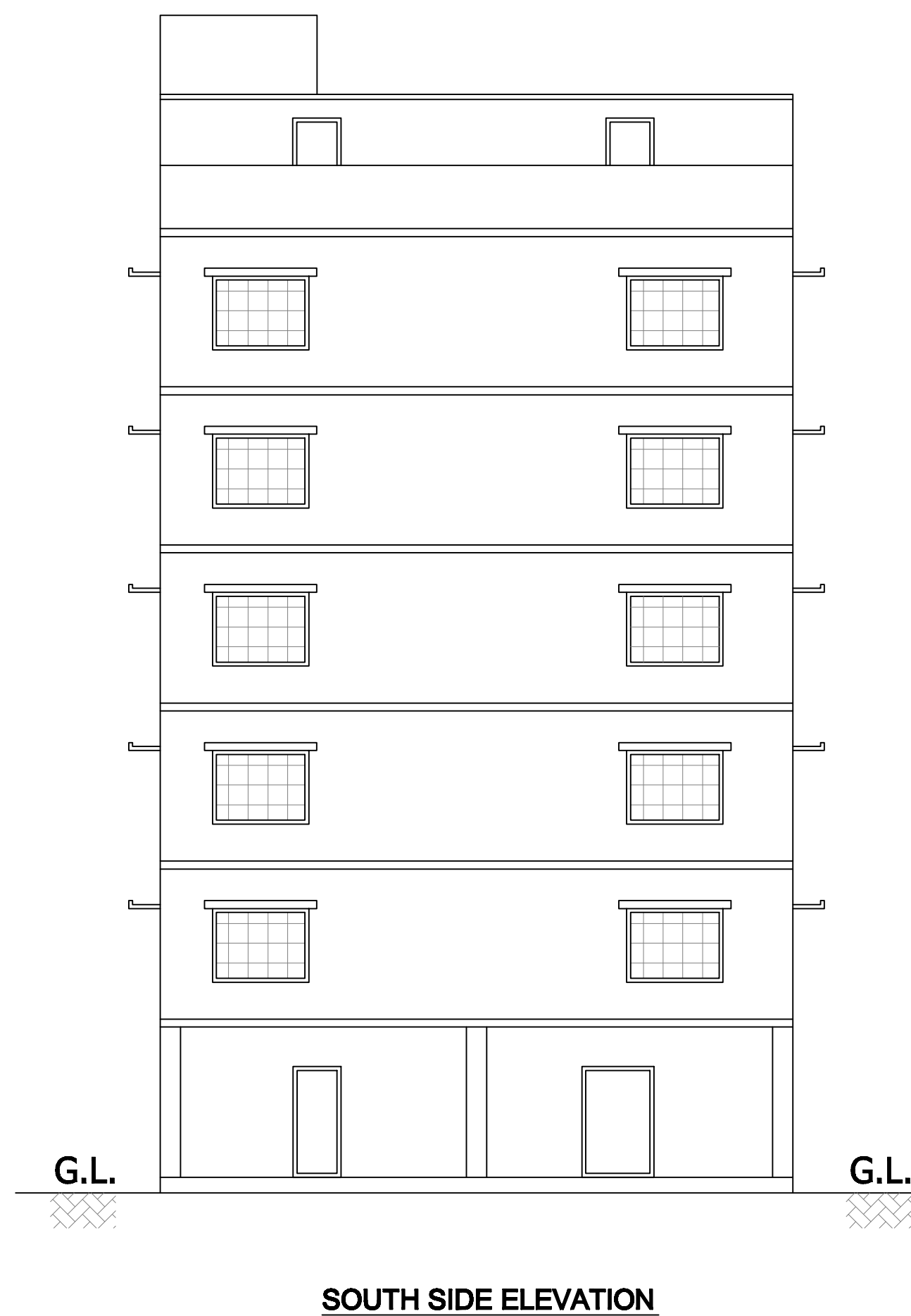
ISSUING AUTHORITY

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.

ONLINE APPLICATION No. : SWP/BPA/009171/2023
SWP/SITE/APPROVAL/L.P/CLPA NO.: 290/2023
SWP/PLANNING PERMISSION NO.:330/2023



PLAN SHOWING THE PROPOSED CONSTRUCTION OF PROFESSIONAL CONSULTING OFFICE BUILDING (COMMERCIAL) IN SHOP SITE, T.S.No.8/4, WARD NO.35(AI), BLOCK NO.49, S.F.NO. 152; 153/2; 154/2B, LAYOUT APPROVAL No. DTCP No.154/2005, "RANI GARDEN", SINGANAILLUR VILLAGE, COIMBATORE CORPORATION.

SINGANAILLUR D.D.PLAN No.34

SCALE = 1:100
COMMERCIAL BUILDING

APPLICATION No.: SWP/BPA/009171/2023
APPLICANT NAME : MR. M. ANTHONYRAJ and
MRS. KAMILA ANTHONY and
M/S. KOVAI LIFESTYLE DEVELOPERS PVT LTD.

SITE AREA DETAILS:
AS PER DOCUMENT -- 5230sq.ft.(or) 485.88sqm.
AS PER TSLR -- 486.00sqm.

PROPOSED AREA DETAILS:				
FLOOR NAME	TOTAL In sqm.	Deduct In sqm.	NON F.S.I. In sqm.	F.S.I. In sqm.
STILT FLOOR	130.00	---	130.00	---
FIRST FLOOR	130.00	---	---	130.00
SECOND FLOOR	130.00	---	---	130.00
THIRD FLOOR	130.00	---	---	130.00
FOURTH FLOOR	130.00	---	---	130.00
FIFTH FLOOR	130.00	---	---	130.00
	780.00	---	130.00	650.00
TERRACE FLOOR: HEAD ROOM TOILET	29.65 9.91	---	29.65 9.91	
TOTAL	819.56			

SCHEDULE OF JOINERY:-			
ED	Door	1.37 x 2.10	
D	Door	1.00 x 2.10	
D1	Door	0.91 x 2.10	
D2	Door	0.84 x 2.10	
W1	Window	1.83 x 1.40	
Sw	Window	1.22 x 1.40	
V	Ventilator	0.76 x 0.76	

REFERENCE:-			
DESCRIPTION	CALCULATION	REQUIRED	PROVIDED
FLOOR AREA RATIO	650.00/485.88	2.00	1.34
PARKING AREA	CAR TWO WHEELER	8 29	8 29

HEIGHT OF THE BUILDING 18.2m

ALL DIMENSIONS ARE IN METER

COLOUR INDEX	
SITE BOUNDARY	-
EXISTING ROAD	-
PROPOSED BUILDING	-

ALL DIMENSIONS ARE IN METER

B. SENTHILKUMAR, M.E (Structure)
Registered Construction Engineer
Coimbatore Reg. No: CE/016/2022
17/12, V.C.S. Nagar
G.N. Mills Post, Coimbatore-641029
Cell: 98658 52255

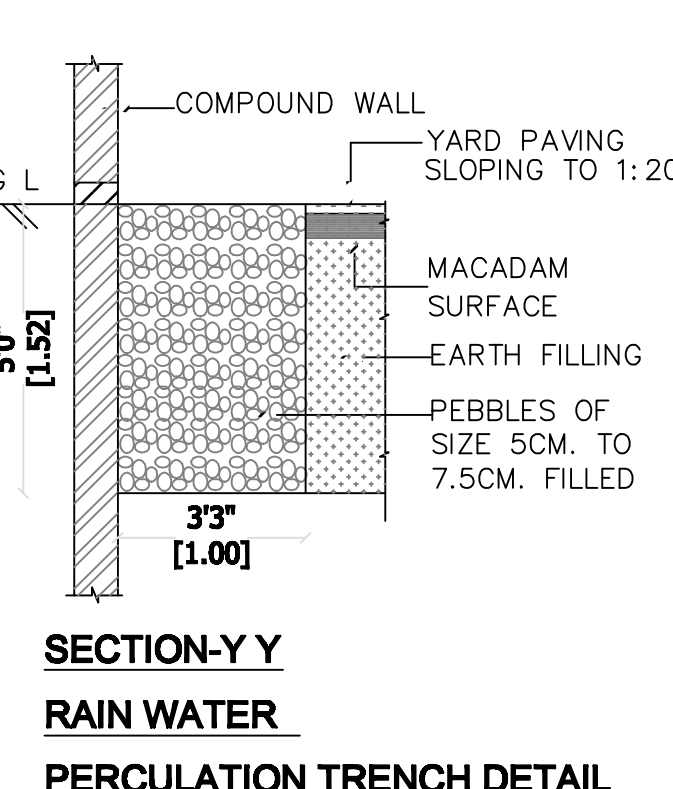
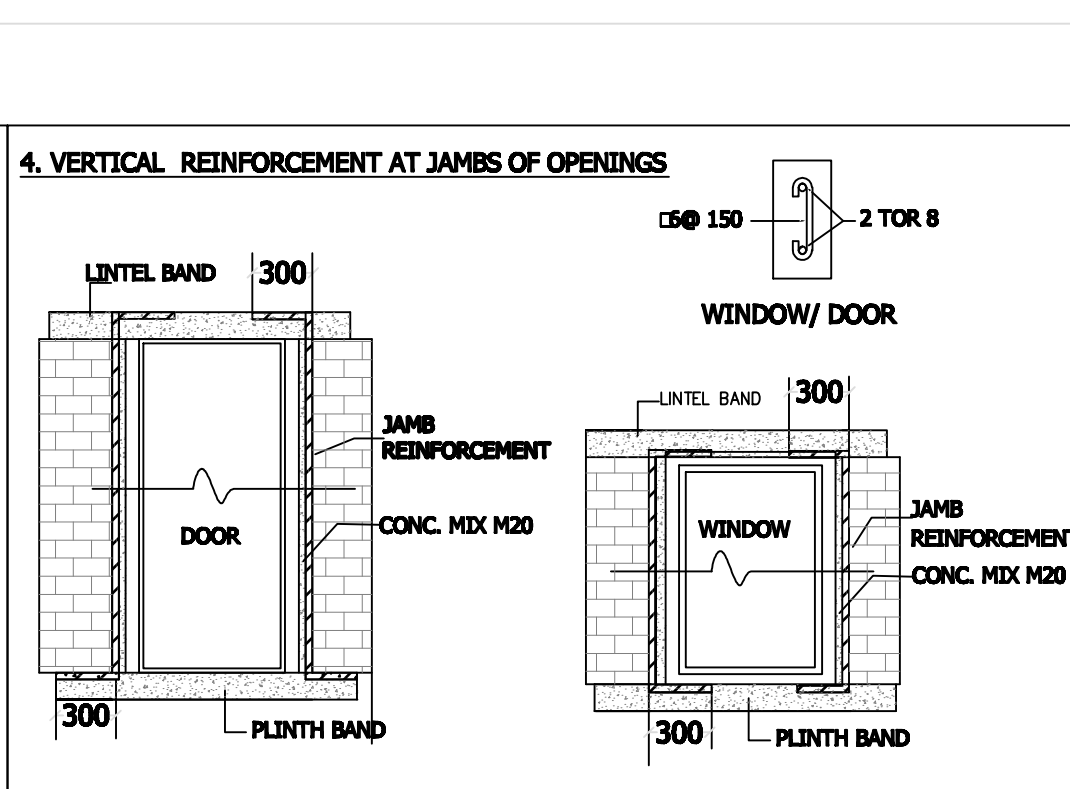
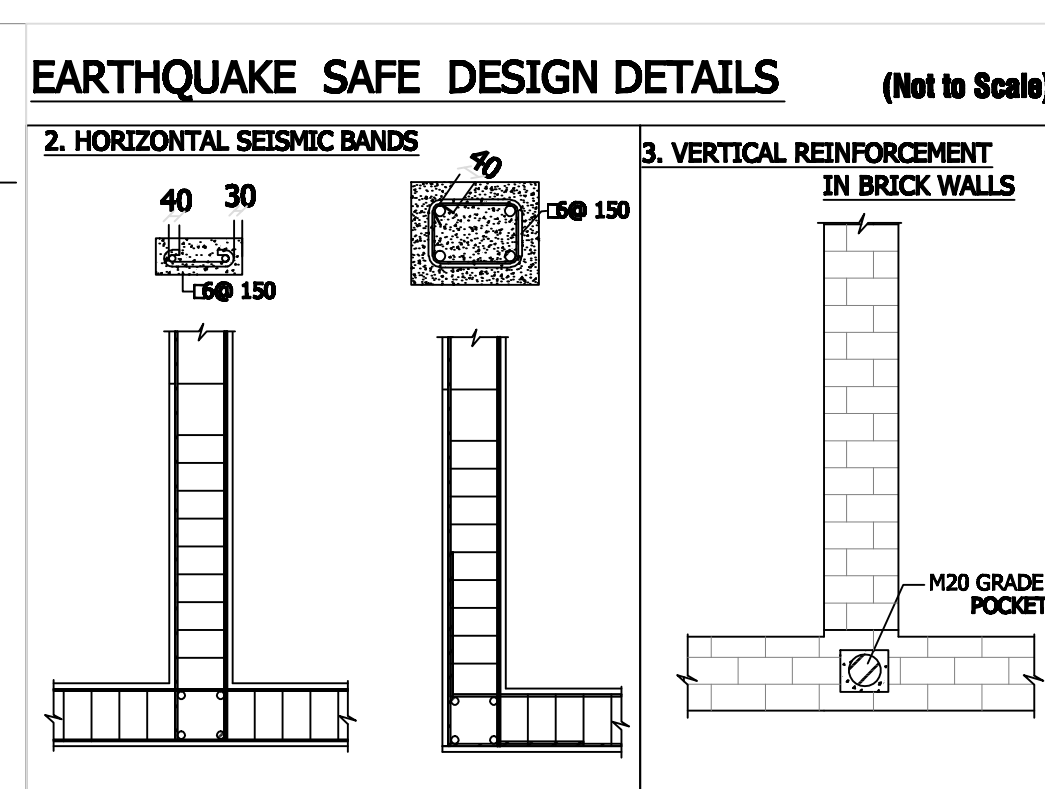
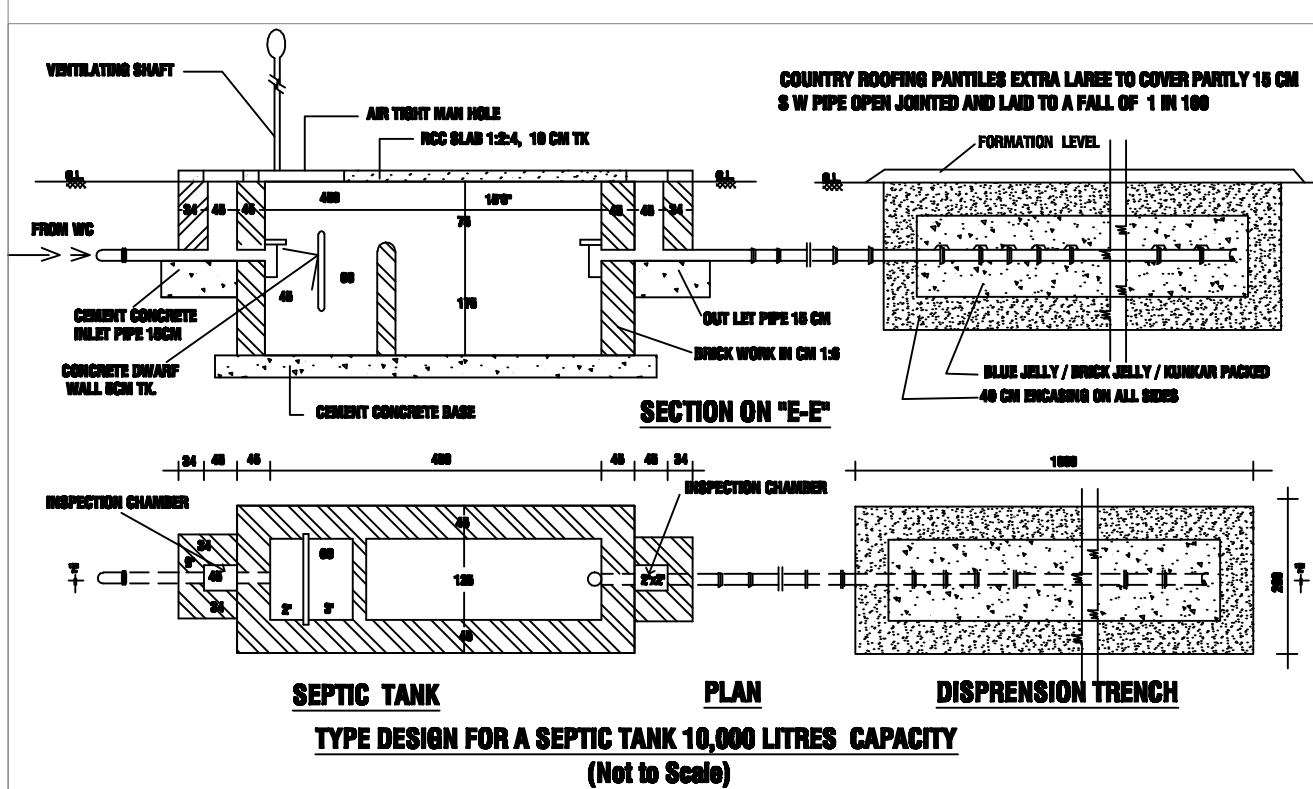
Er.M.YUVARAJ, M.E MGS
Geotechnical Engineer
Reg. No: 26LGN/REGTE/2019/06/004
yuvajrsg@gmail.com, Ph: 92883 18826
GEOTECH. ENGINEER

M. LOGANATHAN M.E, Street(Mon)
STRUCTURAL ENGINEERS, CHARTERED ENGINEERS, VALUERS
LPA/RE/GR-1/19/04/039-LPA/SE/GR-1/19/04/011
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SINGANAILLUR, COIMBATORE-641029
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1. **Ray**
2. **Kamila Anthony**
APPLICANT/OWNER

SHEET NO:01



கி.கௌதரி
அளவீடு/உதவி வரைவாளர்

கோ.பாலமுருகன்
வரைவாளர் தலை-III

ந.கிரிஜா
மேற்பார்வையாளர் / வரைவாளர் தலை-III

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.

