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.

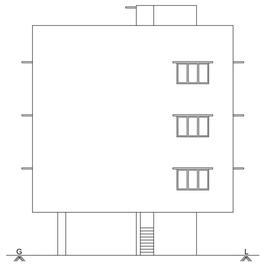
Verified RealEstate™

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

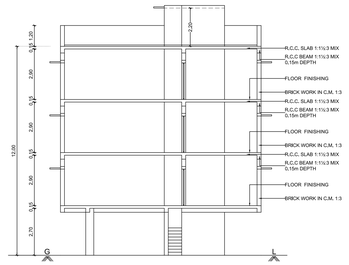
hello@verified.realestate

+91 9996 12 9996

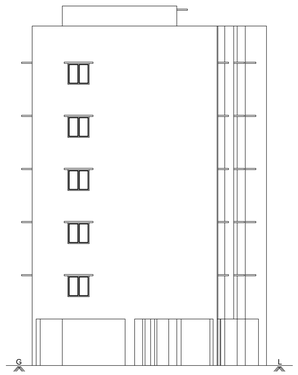
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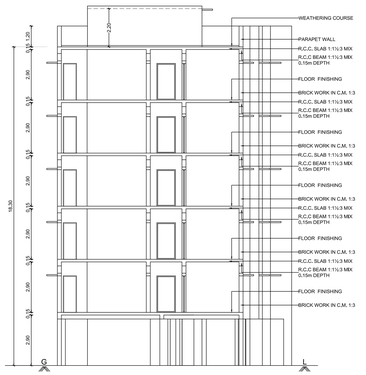
BLOCK - 2
ELEVATION



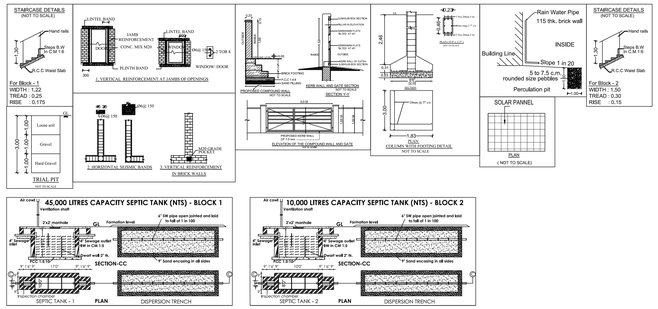
BLOCK - 2
SECTION ON "CD"

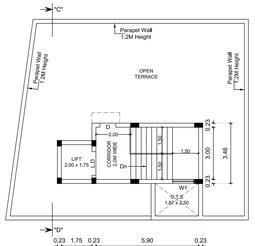


BLOCK - 1
ELEVATION

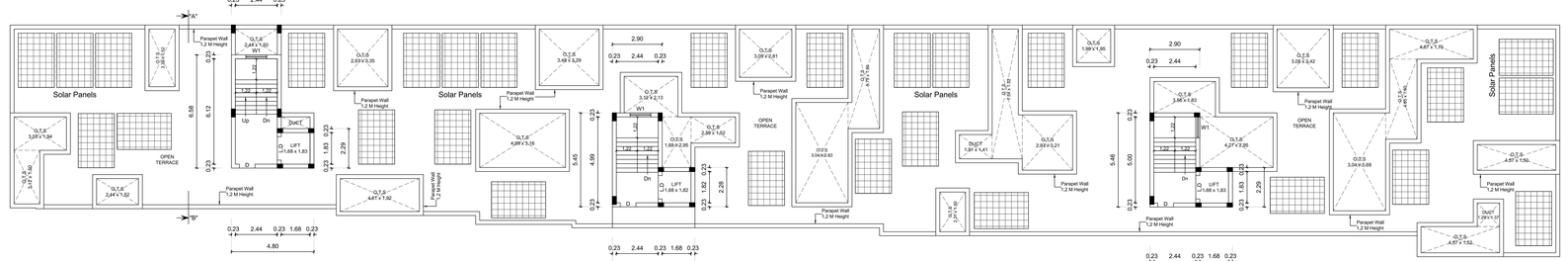


BLOCK - 1
SECTION ON "AB"

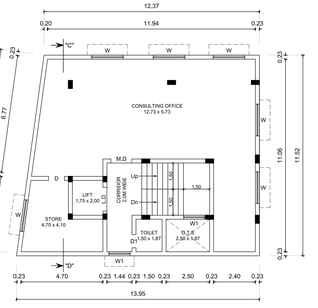




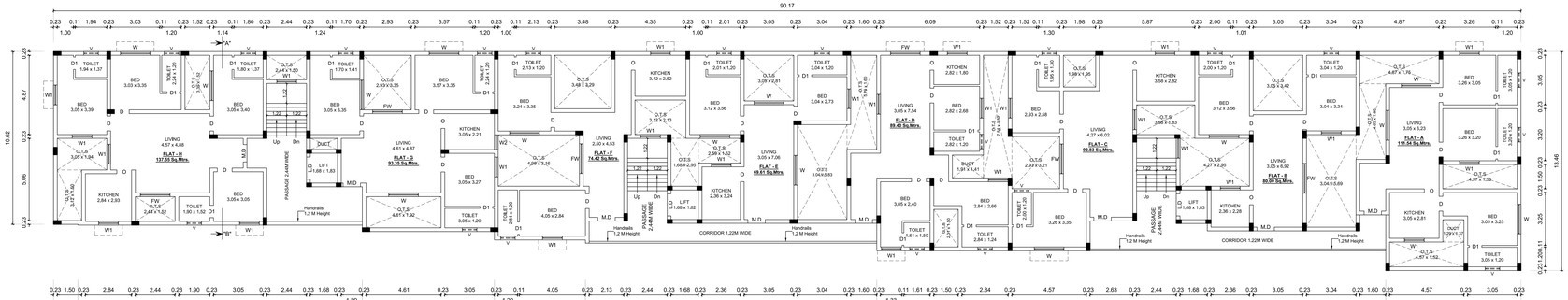
BLOCK - 2
TERRACE FLOOR PLAN



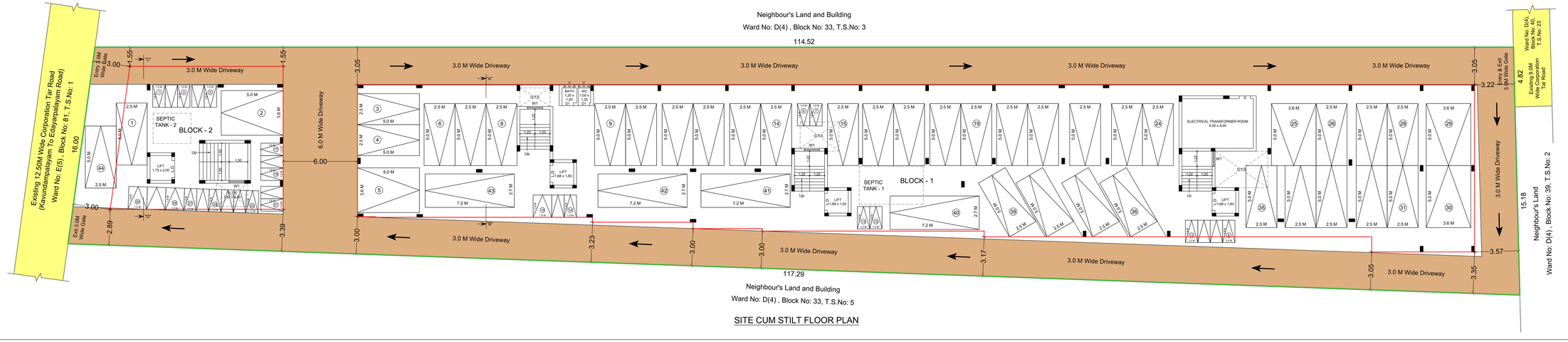
BLOCK - 1
TERRACE FLOOR PLAN



BLOCK - 2 (COMMERCIAL)
TYPICAL FLOOR PLAN -
FIRST, SECOND & THIRD FLOOR



BLOCK - 1 (RESIDENTIAL)
TYPICAL FLOOR PLAN -
FIRST, SECOND, THIRD, FOURTH & FIFTH FLOOR



SITE CUM STILT FLOOR PLAN

SITE AND DETAILED PLAN SHOWING THE PROPOSED CONSTRUCTION OF MIXED (COMMERCIAL AND RESIDENTIAL) GROUP DEVELOPMENT BUILDINGS IN T.S.WARD No: D(4), BLOCK No: 33, T.S.No: 4 (S.F.No: 121/5 pt), KAVUNDAMPALAYAM VILLAGE, COIMBATORE NORTH TALUK, WEST ZONE, COIMBATORE CORPORATION.

SCALE 1 : 100

SCALE 1 : 100

All Dimensions are in Meter

N

NAME OF THE APPLICANT :
M/s. CONFIANCE BUSINESS SOLUTIONS

SITE AREA DETAILS :-

AS PER DOCUMENT	- 2055.50 Sq.M.
AS PER TSLR	- 2055.50 Sq.M.
AS PER SUPER IMPOSED AREA	- 2055.50 Sq.M.

BUILDING AREA DETAILS :-

PROPOSED AREA DETAILS :-	F.S.I Sq.Mtrs	Non F.S.I Sq.Mtrs	Total Sq.Mtrs
BLOCK - 1 (RESIDENTIAL APARTMENT BUILDING)			
STILT FLOOR	27.79	1034.64	1062.43
FIRST FLOOR	830.18	232.25	1062.43
SECOND FLOOR	830.18	232.25	1062.43
THIRD FLOOR	830.18	232.25	1062.43
FOURTH FLOOR	830.18	232.25	1062.43
FIFTH FLOOR	830.18	232.25	1062.43
HEAD ROOM	-	63.81	63.81
BLOCK - 2 (COMMERCIAL BUILDING)			
STILT FLOOR	-	151.70	151.70
FIRST FLOOR	151.70	-	151.70
SECOND FLOOR	151.70	-	151.70
THIRD FLOOR	151.70	-	151.70
HEAD ROOM	-	26.88	26.88
TOTAL BUILTUP AREA	4633.79	2438.28	7072.07

FLOOR SPACE INDEX:-

FSI = 4633.79 / 2055.50 = 2.254

Total No. Of Dwellings = 40

PLOT COVERAGE:-

PLOT COVERAGE = 1186.34 / 2055.50 x 100 = 57.72 %

JOINERY DETAILS:-

		Metre
M.D	MAIN DOOR	1.52 x 2.10
D	DOOR	0.91 x 2.10
D1	DOOR	0.76 x 2.10
L.D	LIFT DOOR	1.22 x 2.10
O	OPEN	0.91 x 2.10
FW1	FRENCH WINDOW	1.83 x 1.83
W	WINDOW	1.83 x 1.22
W1	WINDOW	1.22 x 1.22
W2	WINDOW	0.91 x 1.22
V	VENTILATOR	0.91 x 0.61

PARKING DETAILS:-

DWELLING AREA	No. Of Dwellings	No. Of Two Wheelers Reqd. Including Pit	No. Of Two Wheelers Provd. Including Pit	No. Of Cars Reqd. Including Pit	No. Of Cars Provd. Including Pit
BLOCK - 1					
Above 50 upto 75 Sq.Mtrs	10	10	10	5	5
Above 75 Sq.Mtrs upto 150 Sq.Mtrs	30	-	-	30	30
BLOCK - 2					
Consulting Office FSI AREA	455.10	18	18	5	5
Visitor's Parking 10%	-	2	2	4	4
Total No. Of Parkings	-	30	30	44	44

COLOUR INDEX:-

EXG. ROAD
SITE BOUNDARY
PROPOSED BUILDING
DRIVEWAY

For CONFIANCE BUSINESS SOLUTIONS
Partner
LAND OWNER / APPLICANT

B.PRABHANTH,M.E (Geotech) M.I.G.S
Registered Geotechnical Engineer
Reg No: Coimbatore LRA / 272 / RENEWAL / 2022 / GTE / 1000, Dated 19.01.2022
Coimbatore - 641 035.
Ph: 0422-4356772, Mob: +91 9500369769
REGISTERED GEOTECHNICAL ENGINEER

Er. D. MOHANKUMAR
Regd. No. TN/01/12345/2003 (Valid upto 31.12.2023)
Registered Government Approved Valuer (GAV)
Reg. No. CSE/ LPU / E / 1-1966 / 2003
Registered Chartered Engineer (CE)
Reg. No. CSE/ LPU / E / 1-1966 / 2003
Consultancy(+91) 1012, Ph: 94777 19977
REGISTERED CONSTRUCTION ENGINEER

R. GOVINDARAJ M.E(Struct), A.M.I.E., A.I.V.,
CHARTERED ENGINEER (I)
CMDA Structural Reg. No. S-0318 / 07/ 2019
Corporation Structural Reg. No. B-0291 /07/07/2019
SBS Tpl Valuer Reg.-RVO-2022/21/4/001
No.14, EB Nagar Ext, NTK Society,
Kamaraj Main Road, Thoppur-7. Ph: 9500892022
REGISTERED STRUCTURAL ENGINEER

Dr. A. WALTER JEFF MAA, B.E.,
Regn. No. CA/2003/87253 Dated 19.12.2003
ARB. /TECC/34122/2021
REAL ESTATE CONSULTANT
(All Kind Approved Layouts & Buildings) - 12
Mob : 93847 28588
REGISTERED ENGINEER / ARCHITECT

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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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.