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

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+91 9996 12 9996

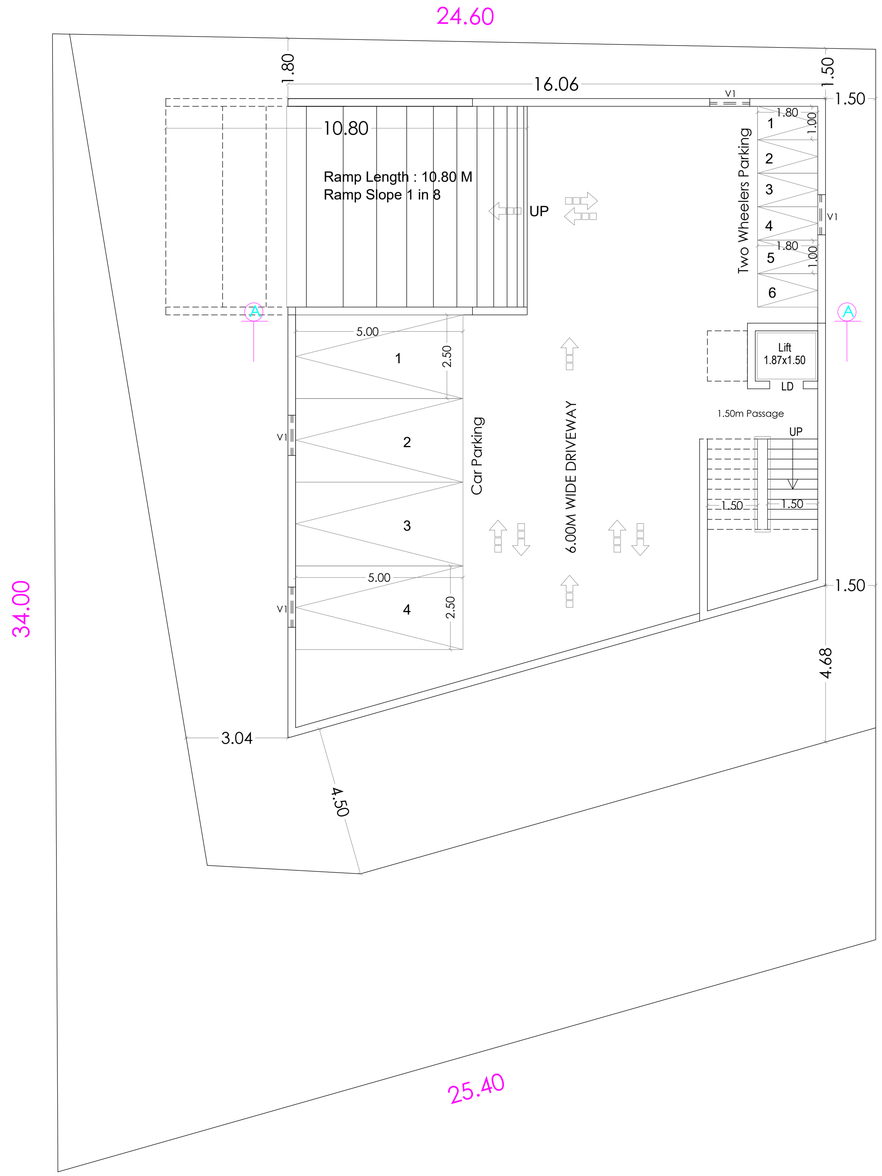
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PLAN SHOWING THE PROPOSED PROFESSIONAL CONSULTING OFFICE BUILDING IN S.F. No : 98/1D3, AT VELLAKINAR VILLAGE, COIMBATORE NORTH TALUK, COIMBATORE DISTRICT.

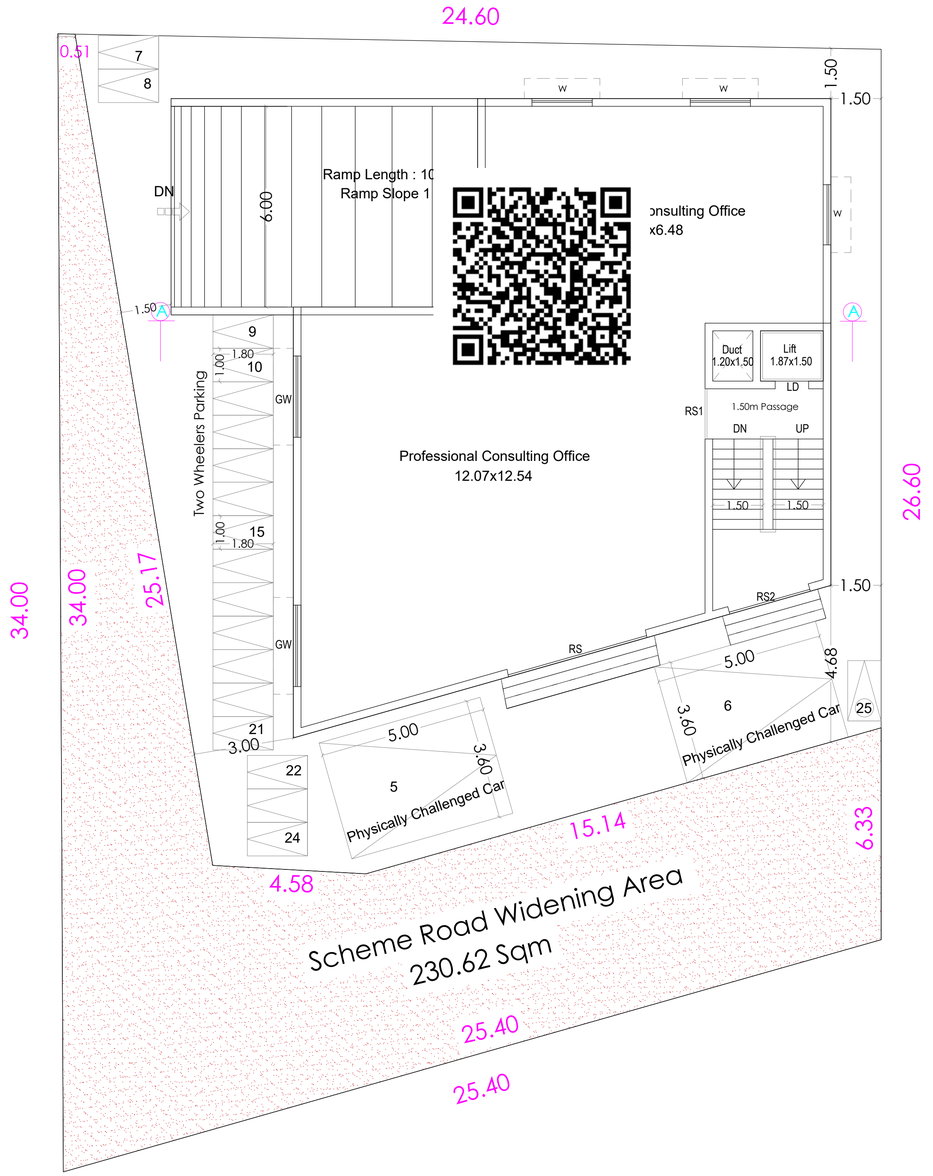
VILLAKINAR D.D. PLAN No : 03 SCALE : 1 : 100

ONLINE APPLICATION No: SWP/BPA/062713/2023
Site Approval LP/CLPA No - 200 /2024
Building Planning Permission No- 233 /2024

N



SEMI BASEMENT FLOOR PLAN



GROUND FLOOR PLAN

REFERENCE

DESCRIPTION	CALCULATION	ALLOWED	PROVIDED
FLOOR AREA RATIO	506.01 / 750.00	2.00	0.67
PARKING AREA		5 Car & 25 Two Wheelers Sapcing	6 Car & 25 Two Wheelers Sapcing

AREA STATEMENT

		Sqm
AREA OF THE SITE	[AS PER Document]	750.00
AREA OF THE SITE	[AS PER Patta]	750.00
SCHEME ROAD WIDENING AREA		230.62
NET SITE AREA		512.44

AREA STATEMENT

FLOOR NAME	F.S.I.	Non. F.S.I.	TOTAL
SEMI BASEMENT FLOOR	----	293.75	293.75
GROUND FLOOR	235.85	----	235.85
FIRST FLOOR	270.16	----	270.16
TERRACE FLOOR	----	31.46	31.46
TOTAL FSI AREA	506.01	325.21	831.22

TOTAL F.S.I. AREA	506.01 Sqm
HEIGHT OF THE BUILDING	8.80 m

SCHEDULE OF JOINERY

		METRE
RS	ROLLING SHUTTER	4.30 x 2.40
RS1	ROLLING SHUTTER	1.50 x 2.40
RS2	ROLLING SHUTTER	2.50 x 2.40
LD	LIFT DOOR	1.00 x 2.10
W	WINDOW	1.80 x 1.50
SW1	STAIRCASE,WINDOW	0.90 x 1.35
V1	VENTILATOR	0.90 x 0.60
GW	GLASS WINDOW	2.43 x 1.50

C. NATARAJAN, B.E.,
Consulting Engineer
NAVEEN ASSOCIATES
364, Second St., Extension
Gandhipuram, Coimbatore 641 012
COIMBATORE LPA / SE /
GR-II / 19 / 03 / 002

STRUCTURAL ENGINEER

APPLICANT

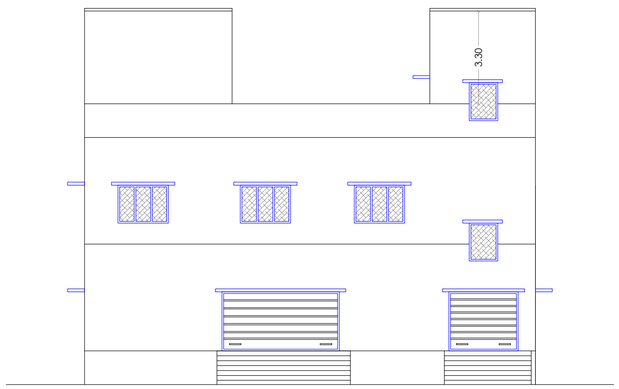
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REGISTERED ENGINEER

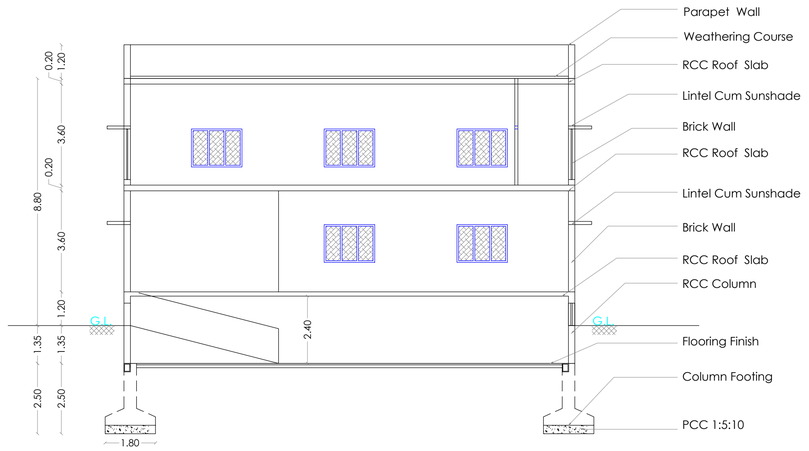
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VILLAKINAR D.D. PLAN No : 03 SCALE : 1 : 100

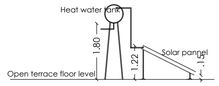
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ELEVATION



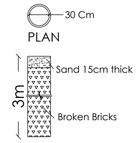
SECTION ON A A



Side elevation



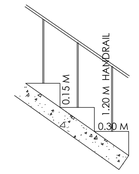
SOLAR WATER HEATER

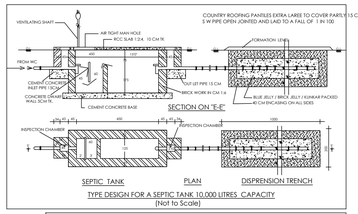


PERCOLATION PIT
SECTION

STAIRCASE DETAILS

WIDTH - 1.50 m
TREAD - 0.30 m
RISE - 0.15 m





FE :- FIRE DETECTING AND EXTINGUISHING SYSTEM PROVIDED.
EA :- EMERGENCY ALARAM PROVIDED.
SAND BUCKTS PROVIDED.
A/C :- AIR CONDITIONER PROVIDED
MV :- MECHANICAL VENTILATION PROVIDED

N

REFERENCE

DESCRIPTION	CALCULATION	ALLOWED	PROVIDED
FLOOR AREA RATIO	506.01 / 750.00	2.00	0.67
PARKING AREA		5 Car & 25 Two Wheelers Sapcing	6 Car & 25 Two Wheelers Sapcing

AREA STATEMENT

		Sqm
AREA OF THE SITE	[AS PER Document]	750.00
AREA OF THE SITE	[AS PER Patta]	750.00
SCHEME ROAD WIDENING AREA (1) to (7)		230.62
SCHEME ROAD HAND OVER DOCUMENT : 4167/ 2024 { Date : 13-04-2024 }		
NET SITE AREA (A) to (E)		512.44

AREA STATEMENT

FLOOR NAME	F.S.I.	Non. F.S.I.	TOTAL
SEMI BASEMENT FLOOR	----	293.75	293.75
GROUND FLOOR	235.85	----	235.85
FIRST FLOOR	270.16	----	270.16
TERRACE FLOOR	----	31.46	31.46
TOTAL FSI AREA	506.01	325.21	831.22

TOTAL F.S.I. AREA 506.01 Sqm
HEIGHT OF THE BUILDING 8.80 m

SCHEDULE OF JOINERY

		METRE
RS	ROLLING SHUTTER	1.50 x 2.40
RS1	ROLLING SHUTTER	1.80 x 2.40
LD	LIFT DOOR	1.00 x 1.00
D1	DOOR	1.00 x 2.40
W	WINDOW	1.80 x 1.35
SW1	STAIRCASE WINDOW	0.90 x 0.60
V	VENTILATOR	1.00 x 0.60

COLOUR INDEX

EXISTING ROAD -
SITE BOUNDARY -
PROPOSED BUILDING -
FIRE HYDRANT -

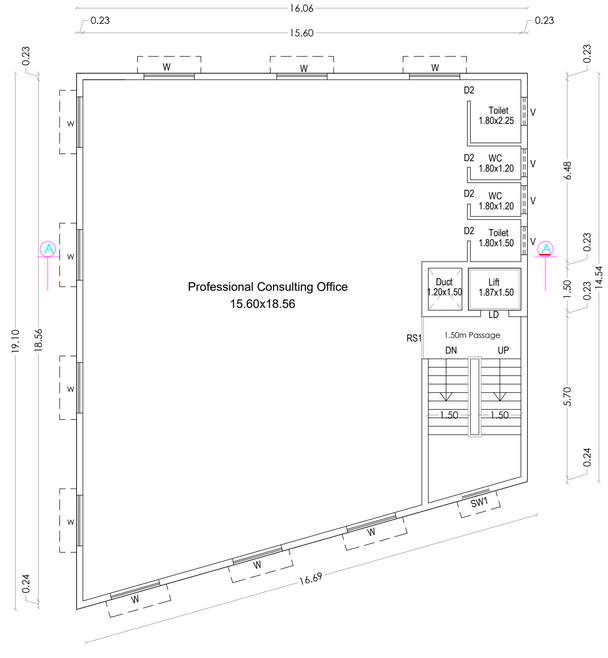
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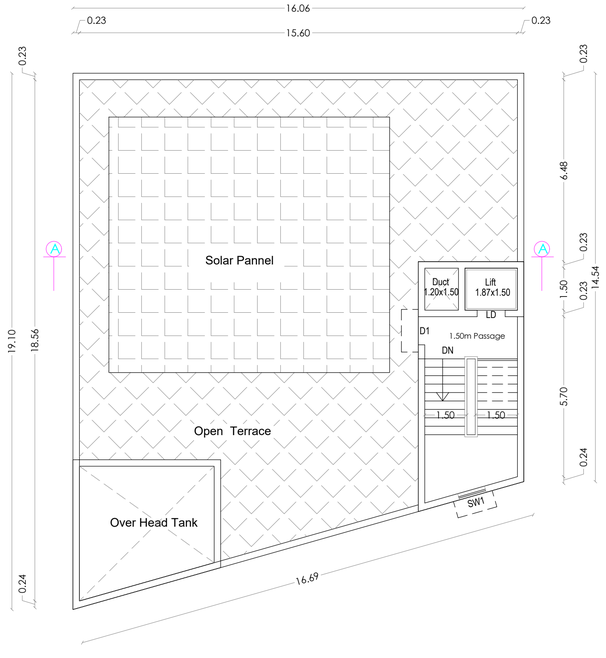
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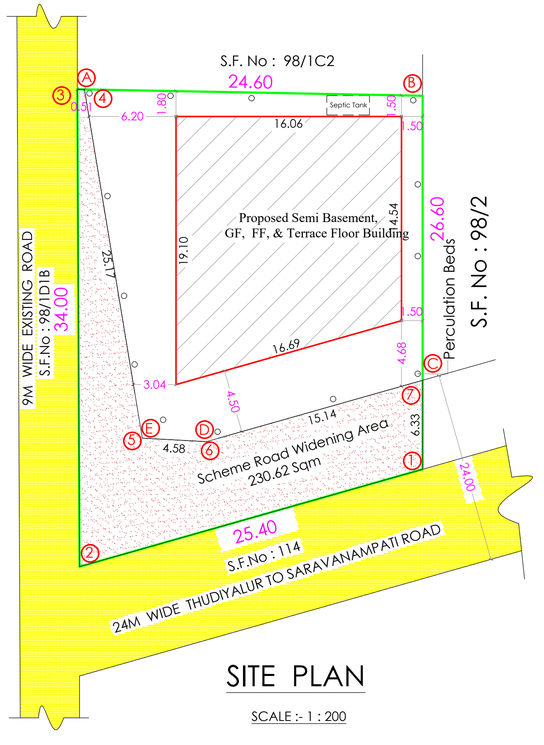
REGISTERED ENGINEER



FIRST FLOOR PLAN



TERRACE FLOOR PLAN



SITE PLAN

SCALE :- 1 : 200

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

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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.