

PP

APPROVAL RECORD

Planning Permission

Namakkal

Coimbatore district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

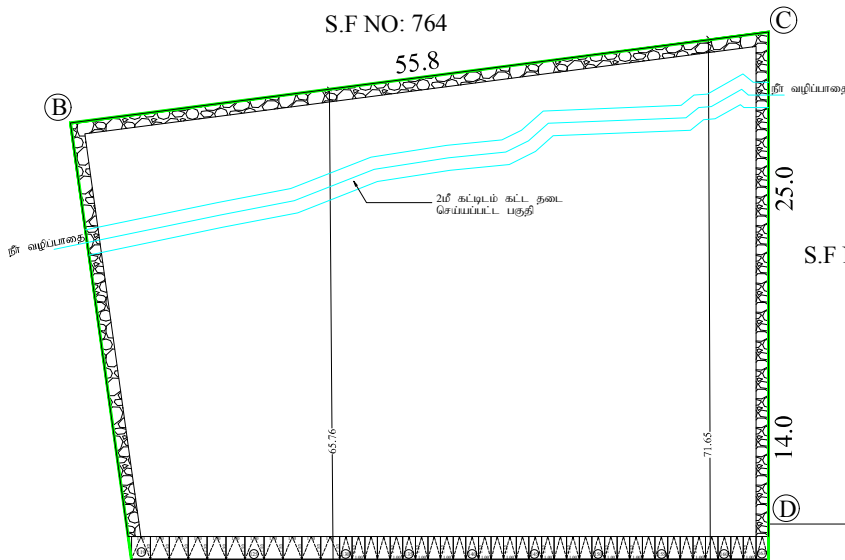
DTCP

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.

S.F NO: 764

55.8



S.F NO: 767

S.F NO: 766

S.F NO: 765/2C1B

116.9

87.9

S.F NO: 765/2C1A

KALAPATTY

39.6

S.F NO: 765/2C2A

39.4

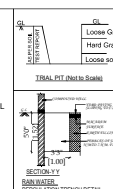
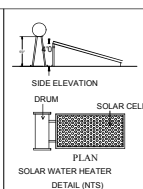
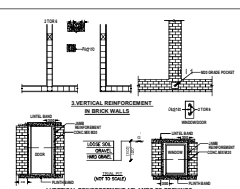
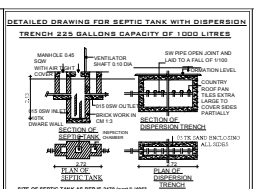
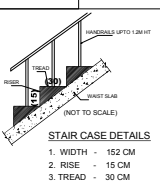
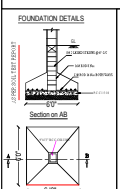
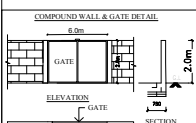
S.F NO: 765/2A

EXISTING 15.20M WIDE STATE HIGHWAY TAR ROAD

S.F NO: 744

COIMBATORE-AVINASHI ROAD

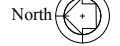
SITE / SEMI-BASEMENT FLOOR PLAN



SITE / SEMI-BASEMENT PLAN SHEETNO: 1/2

REVISED PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF SEMI BASEMENT, GROUND, FIRST, SECOND & THIRD FLOOR PLAN COMMERCIAL SHOP & OFFICE BUILDING IN S.F NO: 765/2C2B AT KALAPATTI EAST VILLAGE, COIMBATORE NORTH TALUK & COIMBATORE DISTRICT.

SCALE 1 : 100



Online Application Number - SWP/BPA/...../2023

Revised Approval Details:

SWP/SITEAPPROVAL/DTCP/ LP / C.L.P.A No : / 2023

SWP/DTCP/PLANNING PERMISSION NO : / 2023

AREA DETAILS:

AREA AS PER DOCUMENT : 5665.80 Sq.m

AREA AS PER PATTI : 5850.00 Sqm

SUPER IMPOSED PLOT AREA : 5673.50 Sqm

EXISTING APPROVED AREA DETAILS:

File Number - 6992/2022

SITEAPPROVAL/DTCP/ LP / C.L.P.A No : 312/2022

DTCP/PLANNING PERMISSION NO : 373 (A-E)/ 2022

FLOOR NAME	TOTAL BUILDUP AREA (SQM)		NON FSI AREA (SQM) DEDUCTION		TOTAL FSI (SQM)	
	EXIS.	PRO.	EXIS.	PRO.	EXIS.	PRO.
SEMI BASEMENT	1020.46	1130.23	1020.46	1130.23	-	-
GROUND FLOOR	1028.55	1177.87	-	4.09	1028.55	1173.78
FIRST FLOOR	1028.55	1130.23	-	36.60	1028.55	1093.63
SECOND FLOOR	-	1130.23	-	4.09	-	1126.14
THIRD FLOOR	-	1130.23	-	4.09	-	1126.14
TERRACE FLOOR	-	114.91	-	114.91	-	-
GRAND TOTAL	3077.56	5813.70	1020.46	1294.01	2057.10	4519.69

NOTE:

Existing Approved FSI Area = 2057.10 Sq.m

Proposed FSI Area = 4519.69 Sq.m

FLOOR SPACE INDEX = 4519.69/ 5665.80 = 0.797

HEIGHT OF BUILDING - 17.19M

PARKING DETAILS	REQUIRED	PROVIDED
CAR PARKING	53	74
TWO WHEELER	109	163

REFERENCE:

Existing Road

Site boundary (A,B,C,D)

Pro. Building

APPLICANT

R.N. KRISHNAKUMAR, M.Arch.,
CA/2015/73087
LPA/CE/19/07/089
GK ASSOCIATES
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CONSTRUCTION ENGINEER

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GK ASSOCIATES
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Coimbatore - 541 012.
PHONE: 0422-4220048, 97033 40046

STRUCTURAL ENGINEER

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LPA/RAI/GR/1/19/03/008
GK ASSOCIATES
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Coimbatore - 541 012.
Ph: 0422 - 4220048, 99442 11111

ARCHITECT / ENGINEER

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.

