PP APPROVAL RECORD

Planning Permission

Perambalur

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.

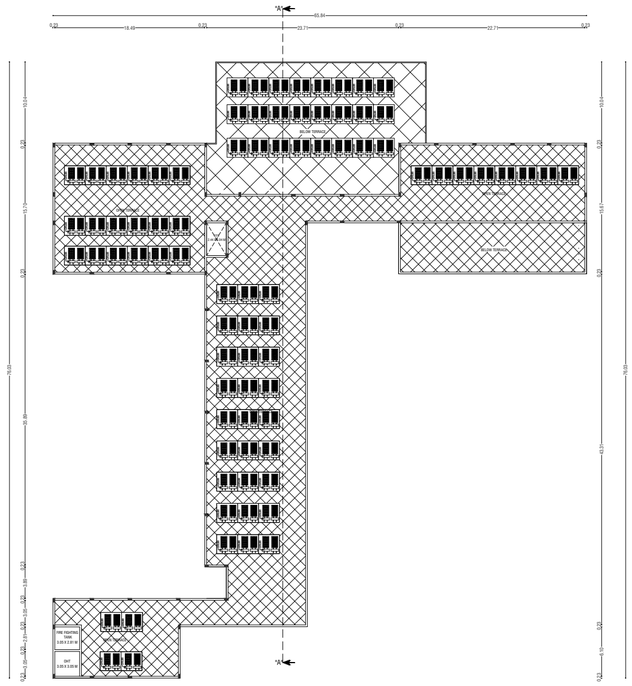
Verified RealEstate™

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

hello@verified.realestate

+91 9996 12 9996

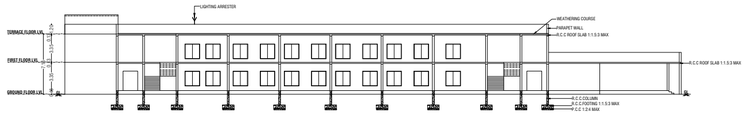
verified.realestate



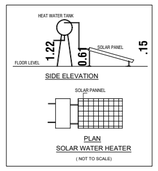
TERRACE FLOOR PLAN



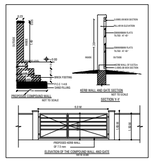
ELEVATION @ NORTH SIDE

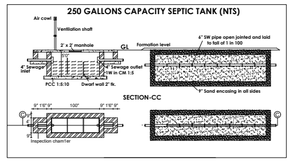


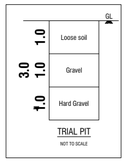
SECTION "AA" @ WEST SIDE

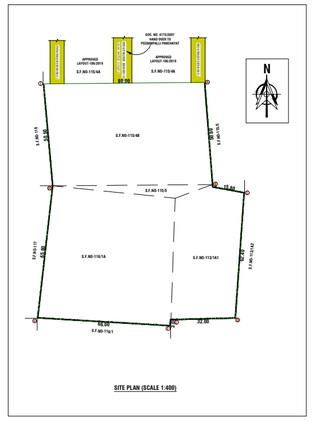


COLOUR INDEX:-	
BOUNDARY OF THE SITE	:
EXISTING ROADS	:
PROPOSED CONSTRUCTION	:
EXISTING CONSTRUCTION	:
PROPOSED DRIVEWAY	:
OSR	:



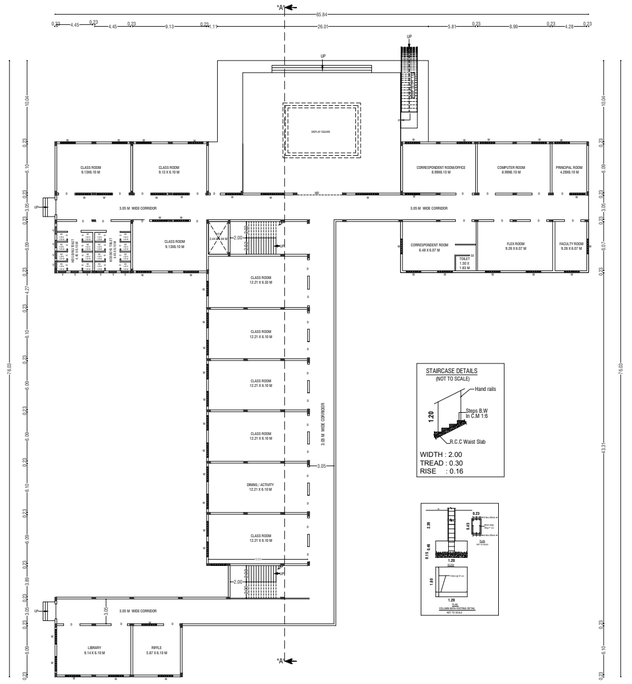




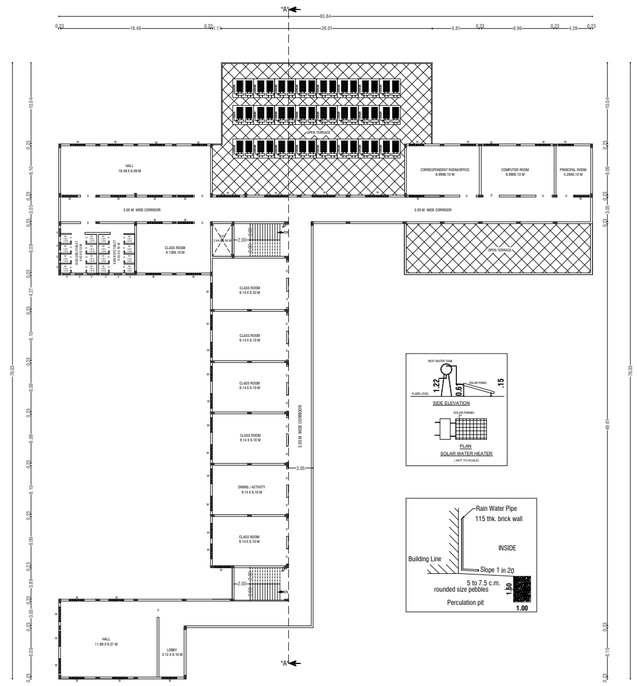


SITE PLAN (SCALE 1:400)

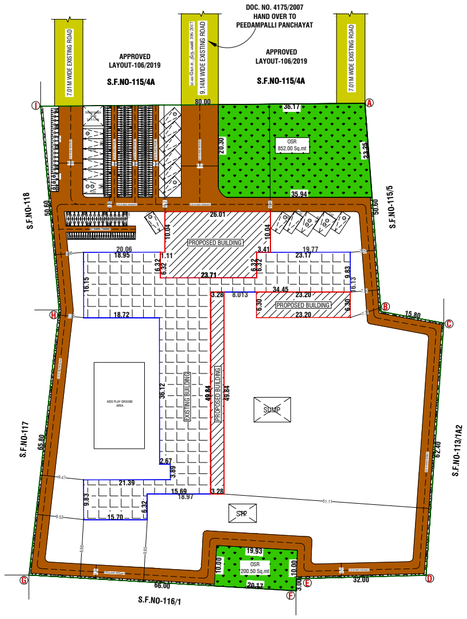
NOTE:-
* All Dimensions are in Metre
* Rainwater percolation pits provided all round the site.
* All round compound wall Provided.
* Lightning Arrester provided in the roof.
* Fire Detecting and Emergency Alaram provided.
* The OSR area 852.00 Sq.m shown in the site plan should be retained as Open Space Reservation as per TNCDBR, 2019 Rule No:41(1)(i).



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SITE PLAN (SCALE 1:200)

PLAN SHOW ... OF A
SCHOOL BUI ... /1A AT
PEEDAMPALI ... ATORE
DISTRICT.

APPLICATIO

AREA DETAIL

AREA OF SITE

EXISTING AI

ந.க.எண்.7... /2019/...தேதி 2
ம.வ/கோ.உ_திரு.எண்.61/2020
திட்ட.அனுமதி.எண்.80"அ.ஆ/2020-தேதி:19.05.2020

EXISTING BUILDING AREA DETAILS:- (IN Sq.mt)

S.No	FLOOR	FSI AREA	NON-FSI AREA	TOTAL BUILDUP AREA
1	GROUND FLOOR	1391.69	9.84	1401.53
2	FIRST FLOOR	-	74.00	74.00
	TOTAL	1391.69	83.84	1475.53

PROPOSED BUILDING AREA DETAILS:- (IN Sq.mt)

S.No	FLOOR	FSI AREA	NON-FSI AREA	TOTAL BUILDUP AREA
1	GROUND FLOOR	720.50	-	720.50
2	FIRST FLOOR	1401.50	-	1401.50
	TOTAL	2122.00	-	2122.00
	TOTAL BUILDUP AREA (1475.53 + 2122.00) Sq.mt			3597.53

F.S.I CALCULATION:-

F.S.I (2122.00/10456.00) = 0.203

BUILDING HEIGHT :-

HEIGHT OF THE BUILDING = 7.16 Mt

	EXISTING AREA	PROPOSED AREA
CLASS ROOM AREA	723.80 Sq.m	444.60 Sq.m

PARKING DETAILS		REQUIRED	PROVIDED
TOTAL CAR PARKING (18 NO'S)	EXISTING BUILDING	15 No's	15 No's
	PROPOSED BUILDING	03 No's	03 No's
TOTAL TWO WHEELER PARKING (50 NO'S)	EXISTING BUILDING	40 No's	40 No's
	PROPOSED BUILDING	10 No's	10 No's
TOTAL CYCLE PARKING (230 NO'S)	EXISTING BUILDING	140 No's	140 No's
	PROPOSED BUILDING	90 No's	90 No's

OSR DETAILS	REQUIRED (Sqm)	PROVIDED (Sqm)
OSR AREA	1045.60	1052.50 (10.03%)

JOINERY DETAILS:-

SYM	JOINERY DETAILS	SIZE IN METER
MD	MAIN DOOR	2.00 X 2.44
D	DOOR	2.00 X 2.44
D2	DOOR	0.82 X 2.44
W	WINDOW	1.83 X 1.83
W1	WINDOW	2.68 X 1.83
V	VENTILATOR	0.91 X 0.91

Er. S. PRADEEP, B.E., M.E.(ST)
REGISTERED STRUCTURAL ENGINEER Grade - II
DTCP / NAMAKKAL / RSE-II / 001 / 2022
First Floor, No. 02, MIG-2208, Gandhimaa Nagar,
Peelamedu, Coimbatore - 641 004.
Ph: 96550 08064
REGISTERED STRUCTURAL ENGINEER

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First Floor, No. 02, MIG-2208, Gandhimaa Nagar,
Peelamedu, Coimbatore - 641 004.
Ph: 96550 08064
REGISTERED ENGINEER / ARCHITECT

D. ARUN KUMAR.,B.E (CIVIL)
REGISTERED CONSTRUCTION ENGINEER
Reg No : Coimbatore LPA/CE/20/07/028
205, Alagesan Road, Saibaba Colony, Coimbatore - 641 011
REGISTERED CONSTRUCTION ENGINEER

OWNER / APPLICANT

ONLINE APPLICATION NO : SWP/BPA/099067/2024
SWP / SITE APPROVAL : L.P / CLPA NO : 90 / 2024
SWP / PLANNING PERMISSION NO : 106 / 2024

ச.கார்த்திக்
அளவர் / உ_தவி வரைவாளர்

லோ.வனிதா
வரைவாளர் நிலை- III

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.