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™

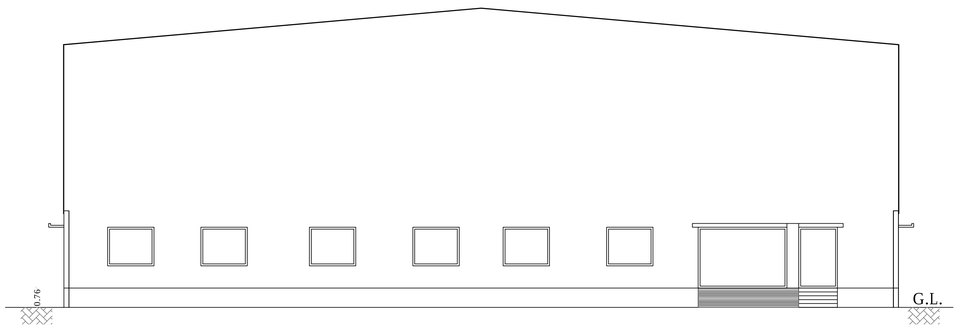
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate

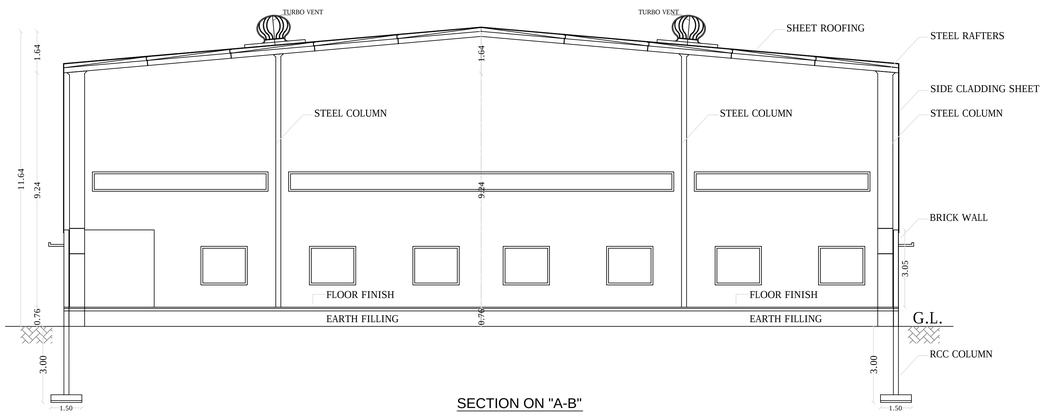
+91 9996 12 9996

verified.realestate

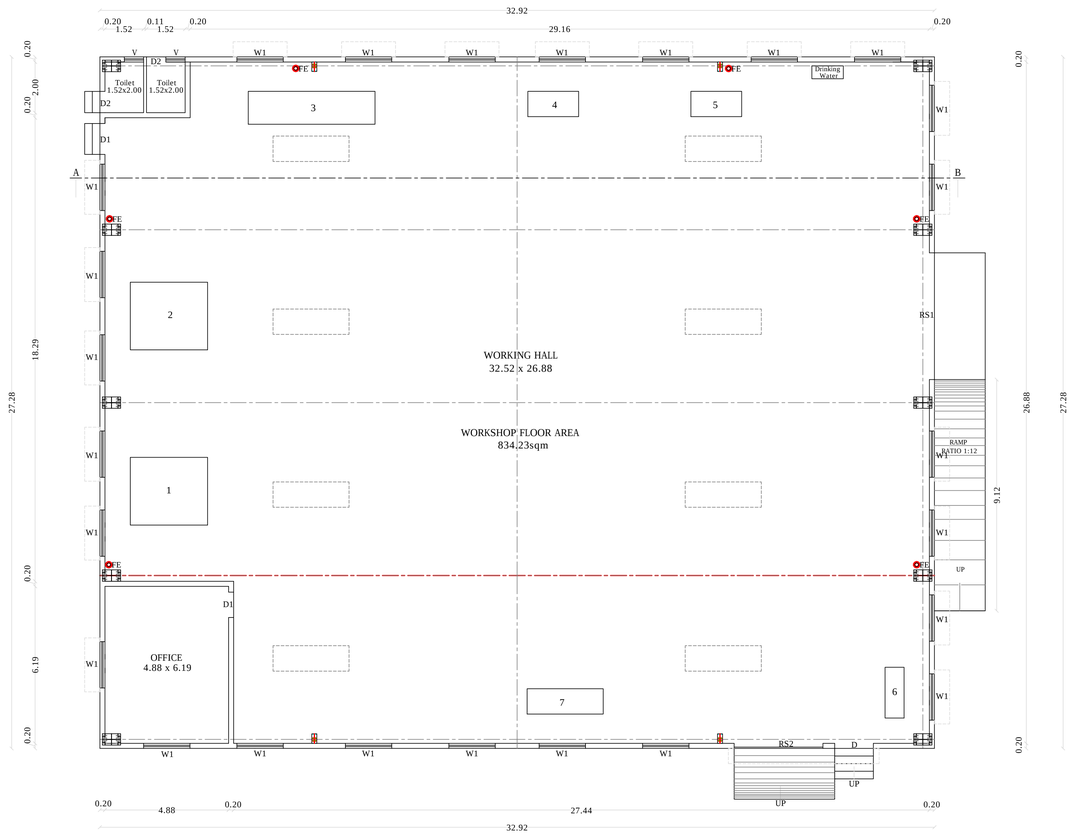
Application No.: SWP/BPA/100993/2024
Site Boundary "A to G"
L.P./(C.L.P.A) No.:148/2024
Planning Permission No.: 171/2024



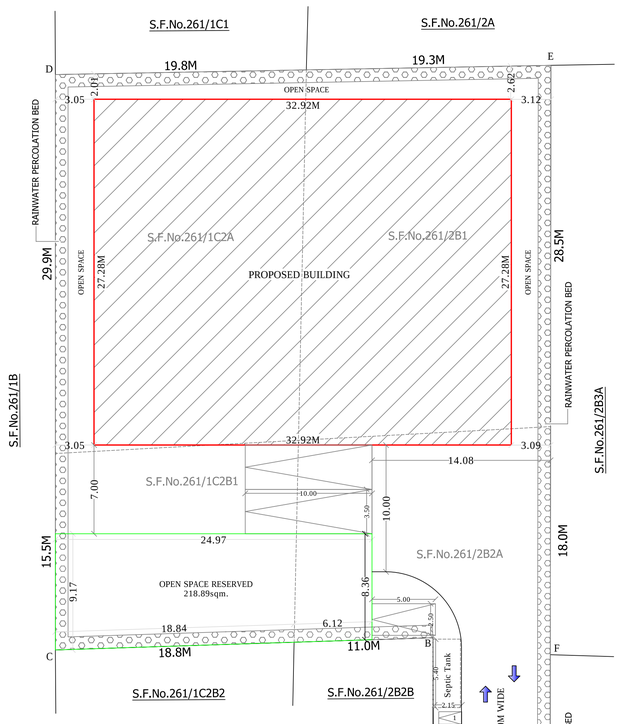
SOUTH SIDE ELEVATION



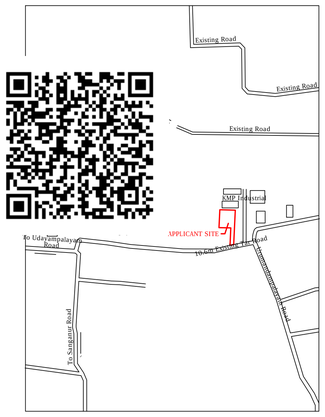
SECTION ON "A-B"



GROUND FLOOR PLAN



SITE PLAN



KEY PLAN

Sl.No.	LIST OF MACHINERIES	QTY.	HP
1	PANEL SAW	1	5
2	CUTTING MACHINE	1	2
3	EDGE BANDING MACHINE	1	5
4	ROUTING MACHINE	1	4
5	BORING MACHINE	1	3
6	AIR COMPRESSOR	1	5
7	COLD PRESS	1	4
	TOTAL		28HP

PLAN SHOWING THE PROPOSED CONSTRUCTION OF THE INDUSTRIAL BUILDING IN S.F.Nos. 261/1C2A, 1C2B1,2B1, 2B2A IN VELLAKINAR VILLAGE, COIMBATORE CORPORATION.

INDUSTRY : FURNITURE (WOODEN AND STEEL) [GREEN CATEGORY]
No. OF LABOURERS: 15 Nos.

APPLICANT NAME : 1. G.MAHENDRAN
2. B. TAMILMARAN

N
SCALE = 1:100 AND 1:200

SITE PLAN, FLOOR PLAN, ELEVATION AND SECTION

SITE AREA DETAILS:

S.F.Nos	As per Patta in Hec.	As per Doc. in Acre
261/1C2A	0. 5.79	0.1425
261/1C2B1	0. 2.97	0.0745
261/2B1	0. 5.66	0.1400
261/2B2A	0. 7.33	0.1800
TOTAL	0.21.75Hec. (or) 0.5375Acre	0.5370 Acre

AS PER DOCUMENT - 0.537Acre (or)2173.15sqm.
AS PER PATTA - 0.5375Acre (or)2175.17sqm.

Description	FSI Area in Sqm.	Non FSI Area in Sqm.	Total Builtup Area in Sqm.
GROUND FLOOR	898.01	---	898.01

SCHEDULE OF JOINERY:-

RS1	Main Door	5.00 x 6.10
RS2	Main Door	3.50 x 6.10
D1	Door	1.22 x 2.10
D2	Door	0.91 x 2.10
D3	Door	0.91 x 2.00
W1	Window	1.52 x 1.22
W2	Window	0.91 x 0.91
V	Ventilator	0.76 x 0.76

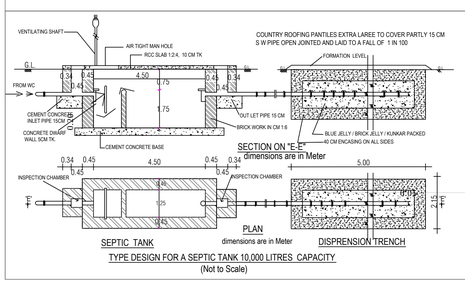
REFERENCE:-

DESCRIPTION	CALCULATION	REQUIRED	PROVIDED
FLOOR AREA RATIO	898.01/2173.15	1.50	0.413
PARKING AREA	CAR	1No.	1No.
	TWO WHEELER	18Nos.	18Nos.
	CYCLE	18Nos.	18Nos.
	LORRY	2Nos.	2Nos.
OSR	2173.15x10%=217.32sqm.		218.89sqm.

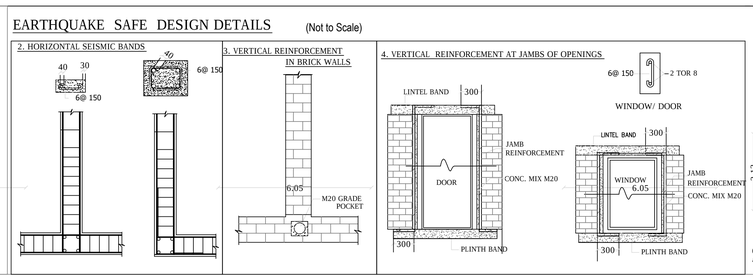
COLOUR LEGEND:
SITE BOUNDARY
EXISTING ROAD
PROPOSED BUILDING

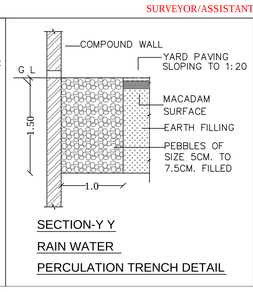
FIRE EXTINGUISHER PROVIDED

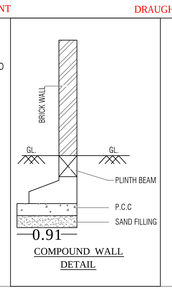
ALL DIMENSIONS ARE IN METER

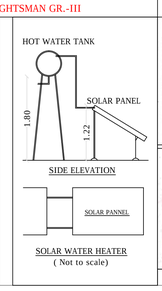


EARTHQUAKE SAFE DESIGN DETAILS (Not to Scale)









M. POOBATHI
SURVEYOR/ASSISTANT

S. VELKUMAR
DRAUGHTSMAN GR.-III

Er. S. JANARTHANAN, M.E.,F.I.V
CHARTERED ENGINEER, AMC 92898-7
REGISTERED VALUER-09/10-11
LICENSED BUILDING SURVEYOR(GP.I)
12-D, MARIAMMAN KOVIL STREET
SOMAIPALAYAM, COIMBATORE - 641 028
Cell: 98420 12811, 9566400200.
E-mail: janarthanansubramanian@yahoo.com
REG.ENGINEER

Er. K.P. VETRISELVAN, M.E.,(GEOTECH).MIGS,MISTE.,
GEOTECHNICAL ENGINEER
CLPA REGN. No: CLPA/GTE/19/03/001
O.No.40, N.No.29, 8th Street, K.K.Pudur,
Coimbatore-641 038.
REGISTERED ENGINEER

Er. K. KARTHICK, B.E.,
REG. No : COIMBATORE LPA/CE/19/06/042
255, N.S.R. ROAD, VELANDIPALAYAM,
VENGITAPURAM (PO), COIMBATORE - 641 025
Cell : 96262 46769
CONSTRUCTION ENGINEER

Er. B. GOKULBALAJI, M.E.,
Structural Consultant
Chartered Civil Engineer AM162647-8
53/1, 4th Cross West, STV Nagar, Peelamedu, Cbe-4
Mob: 95 97 122 611
STRUCTURAL ENGINEER

APPLICANT

14/3/2024

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
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.