

PP

APPROVAL RECORD

Planning Permission

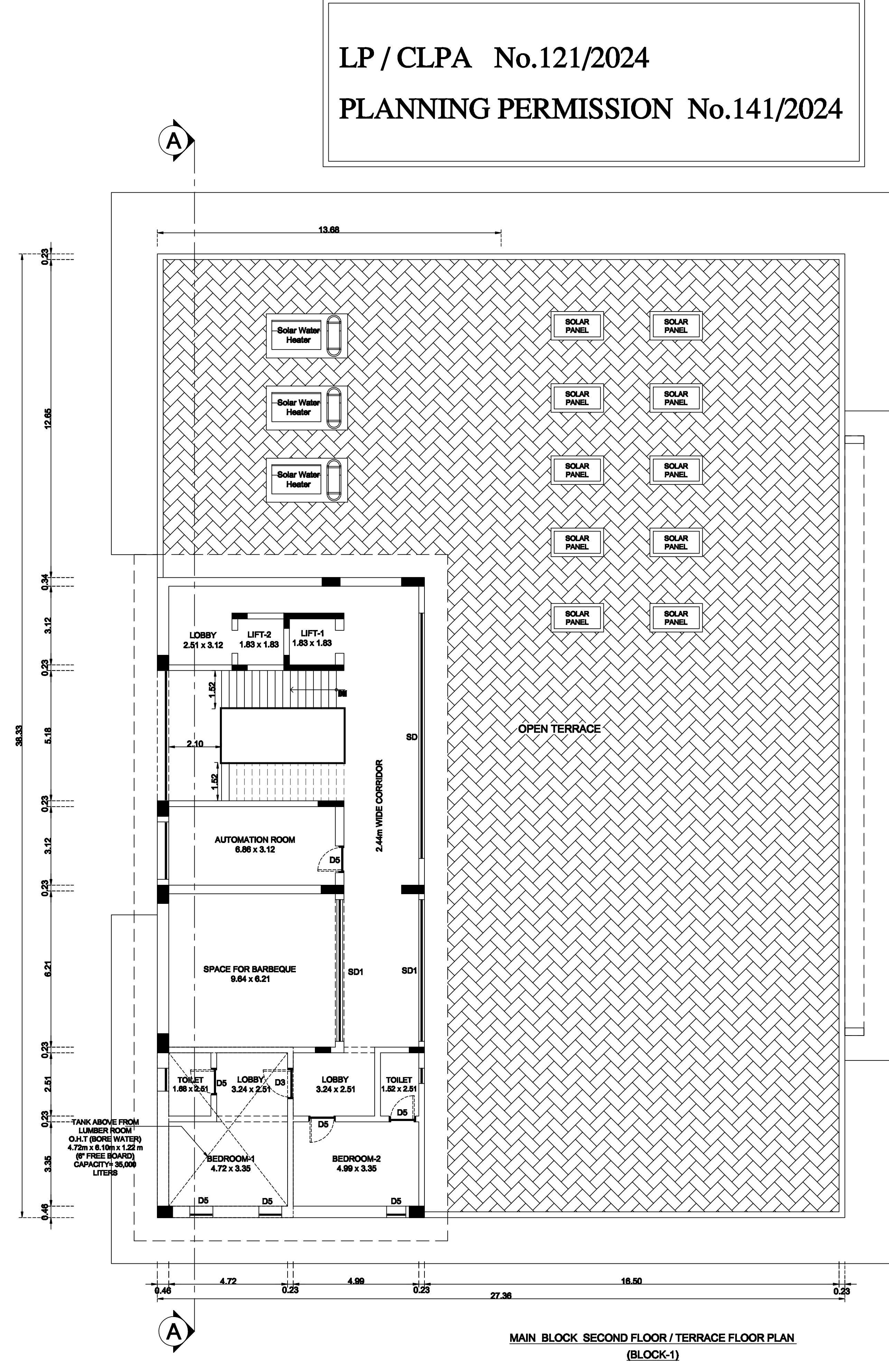
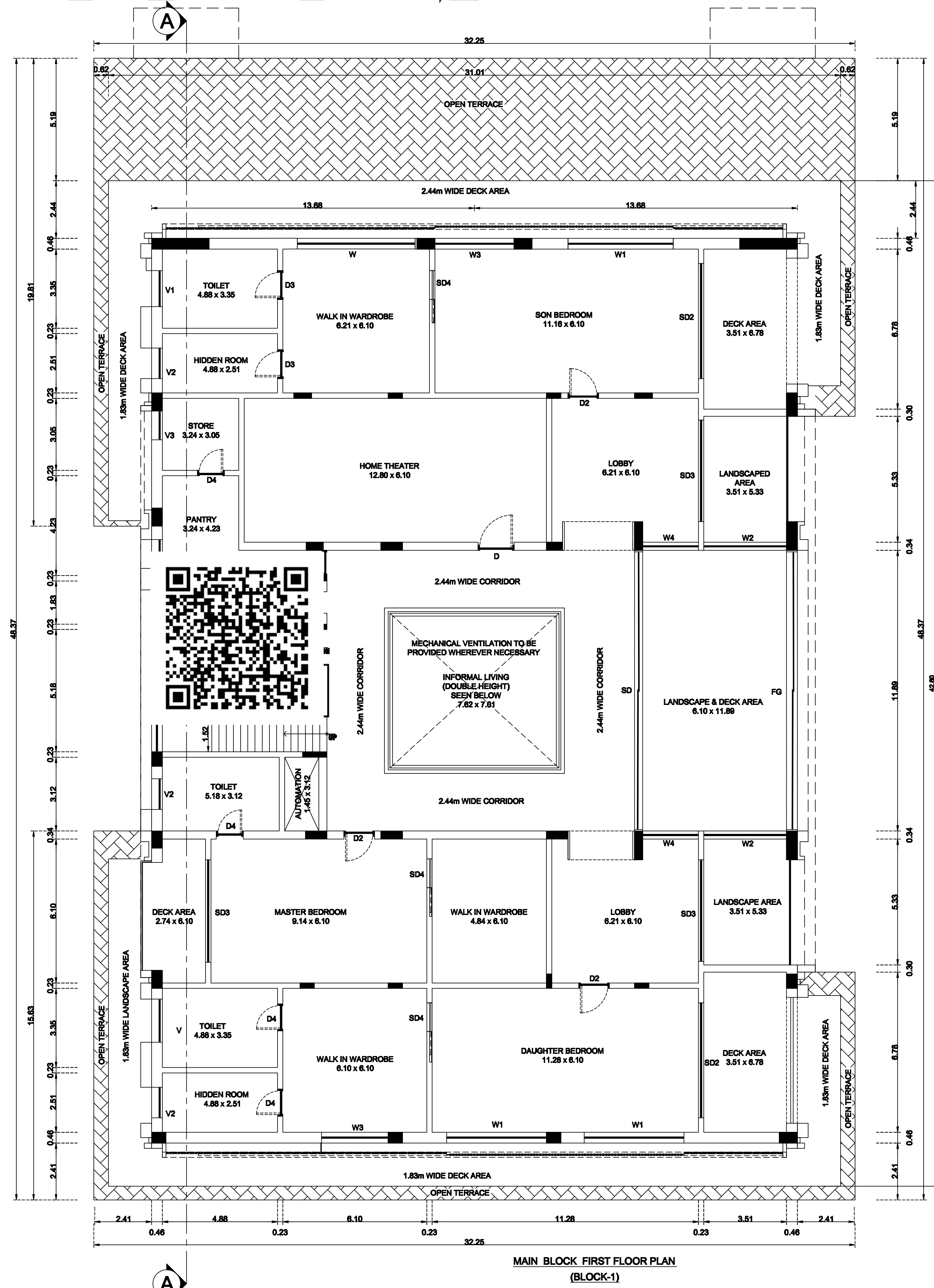
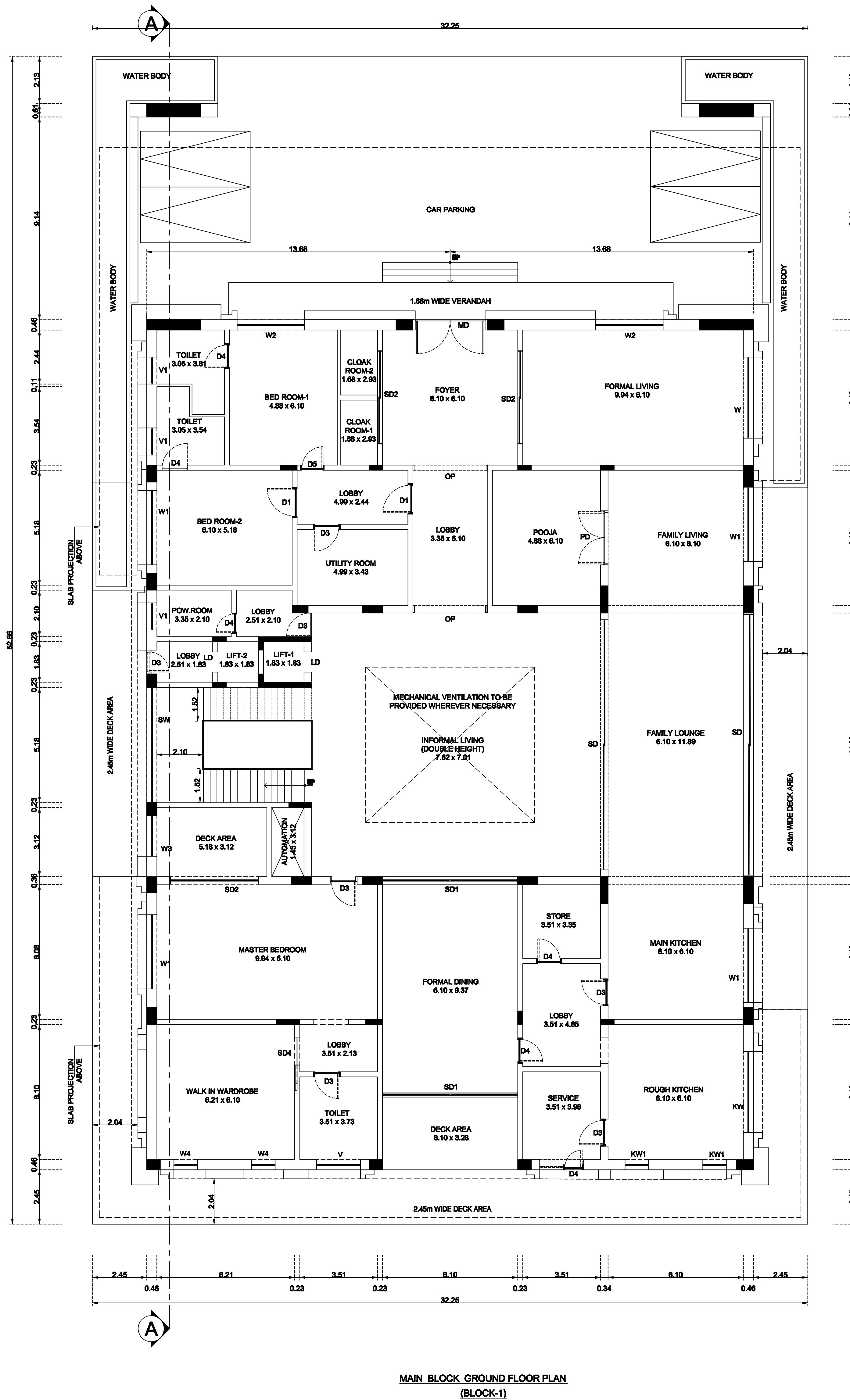
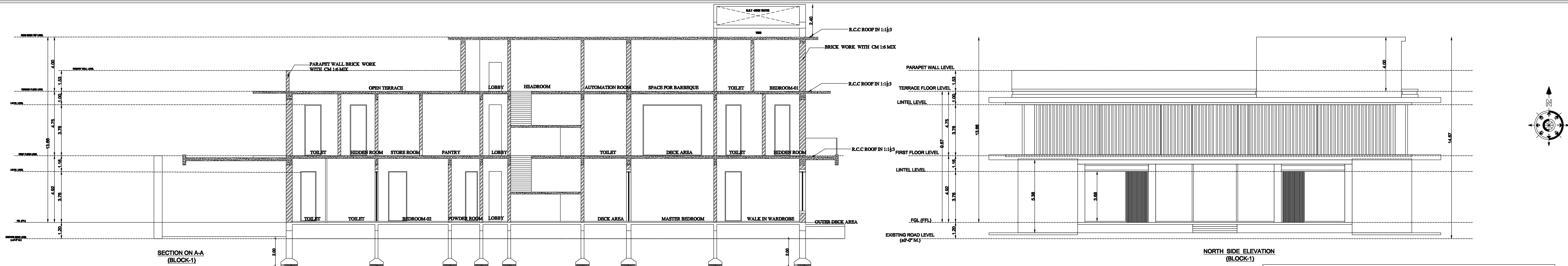
Perambalur
Coimbatore district, Tamil Nadu

APPROVAL TYPE
Building Plan

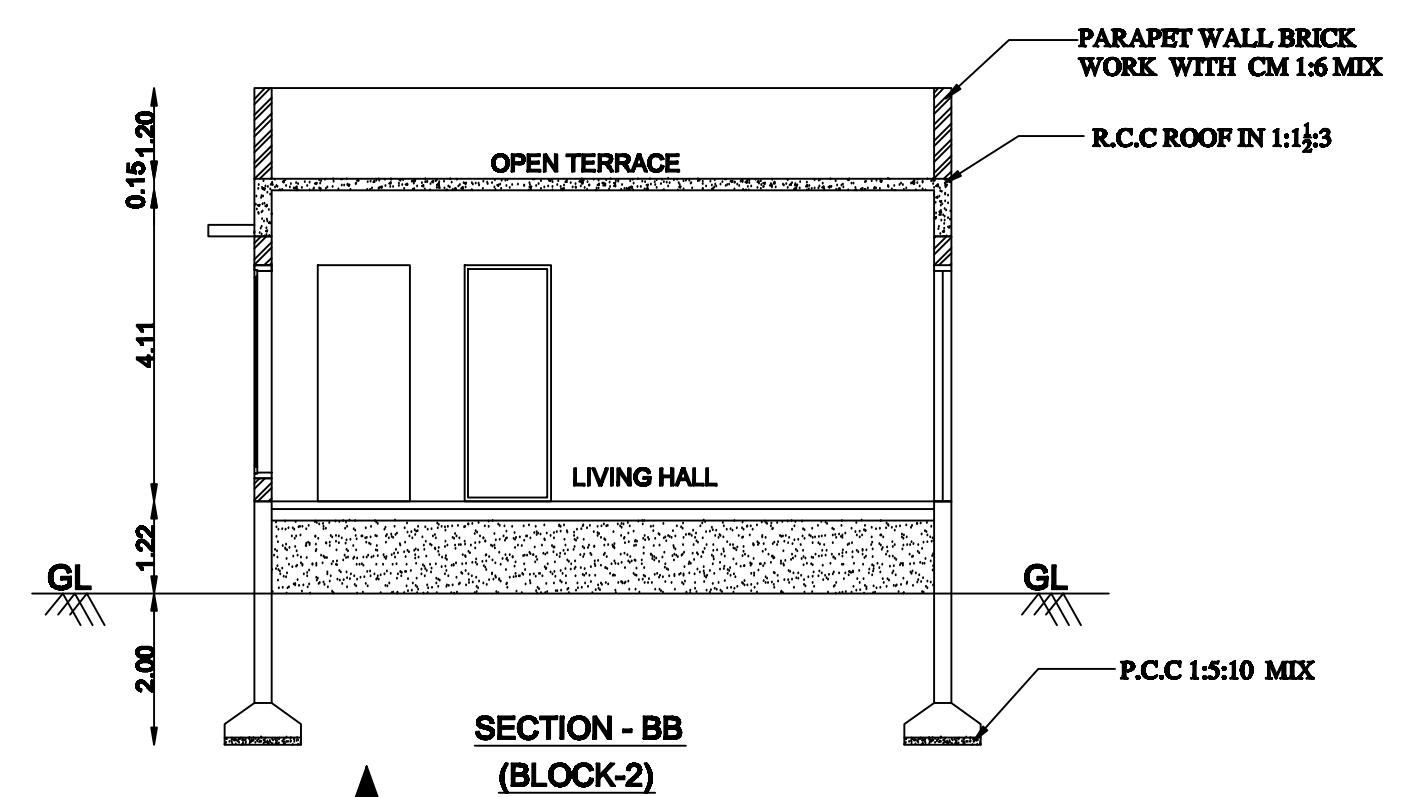
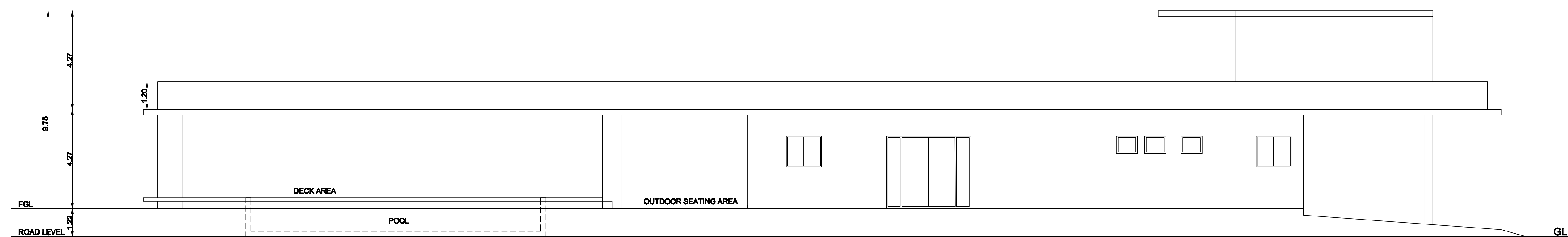
ISSUING AUTHORITY
DTCP

The approval as the planning authority issued it, reproduced in full behind this page.

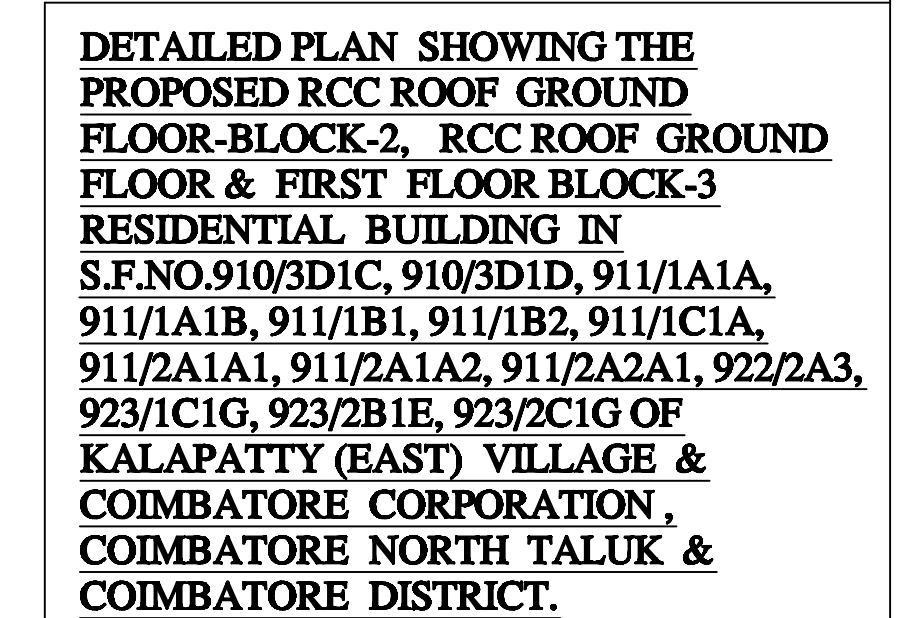
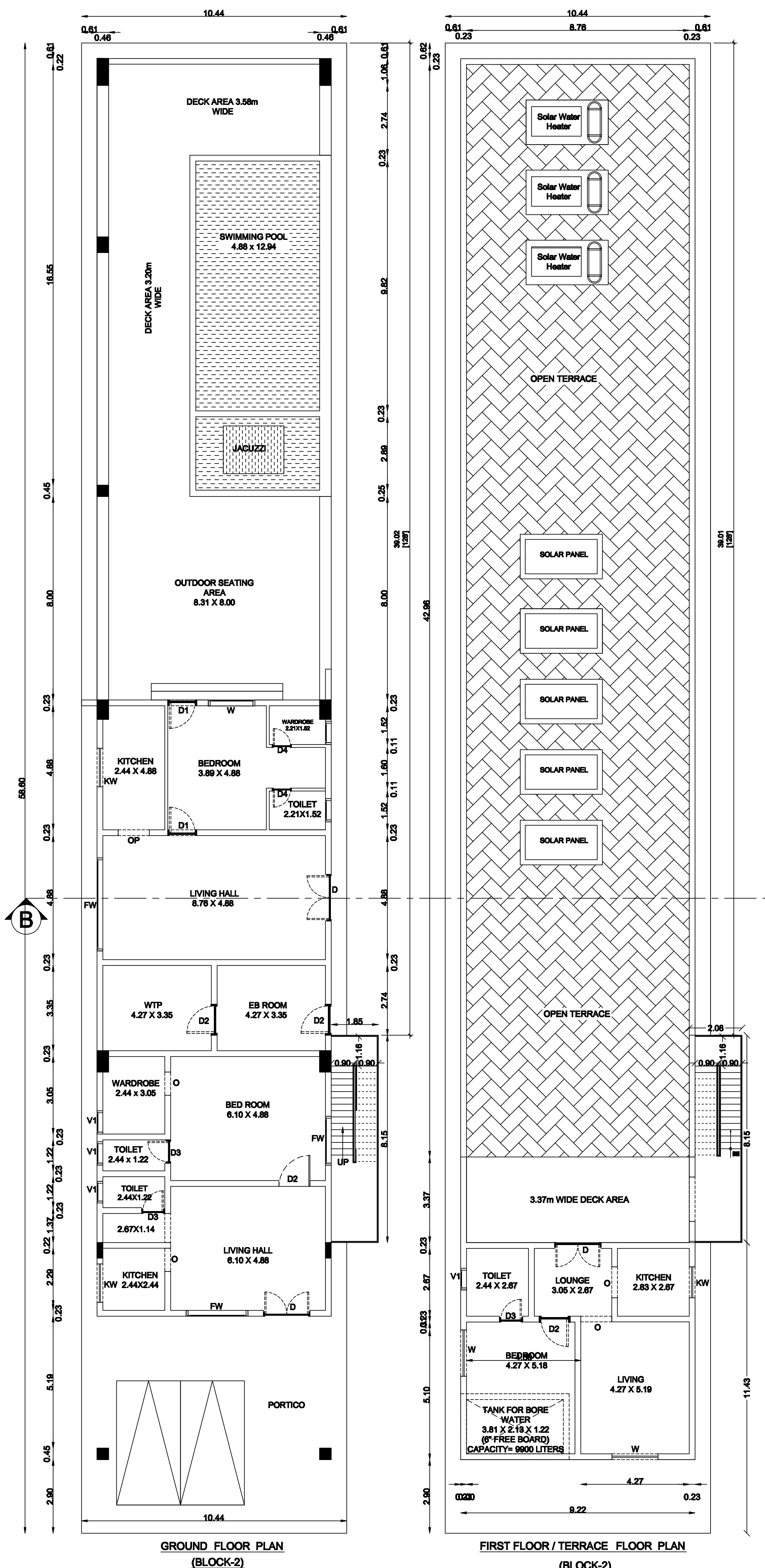
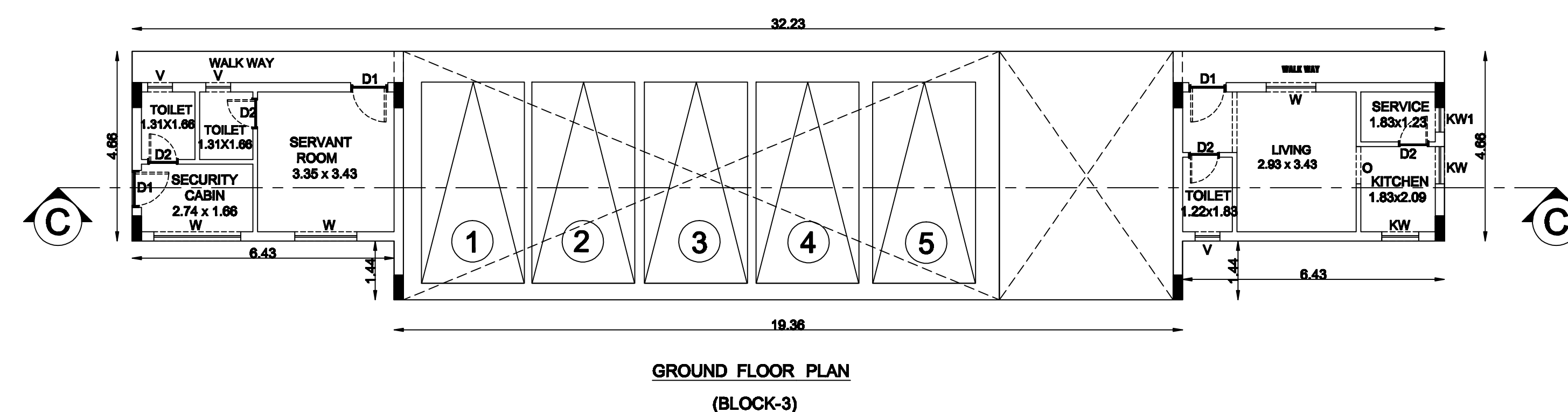
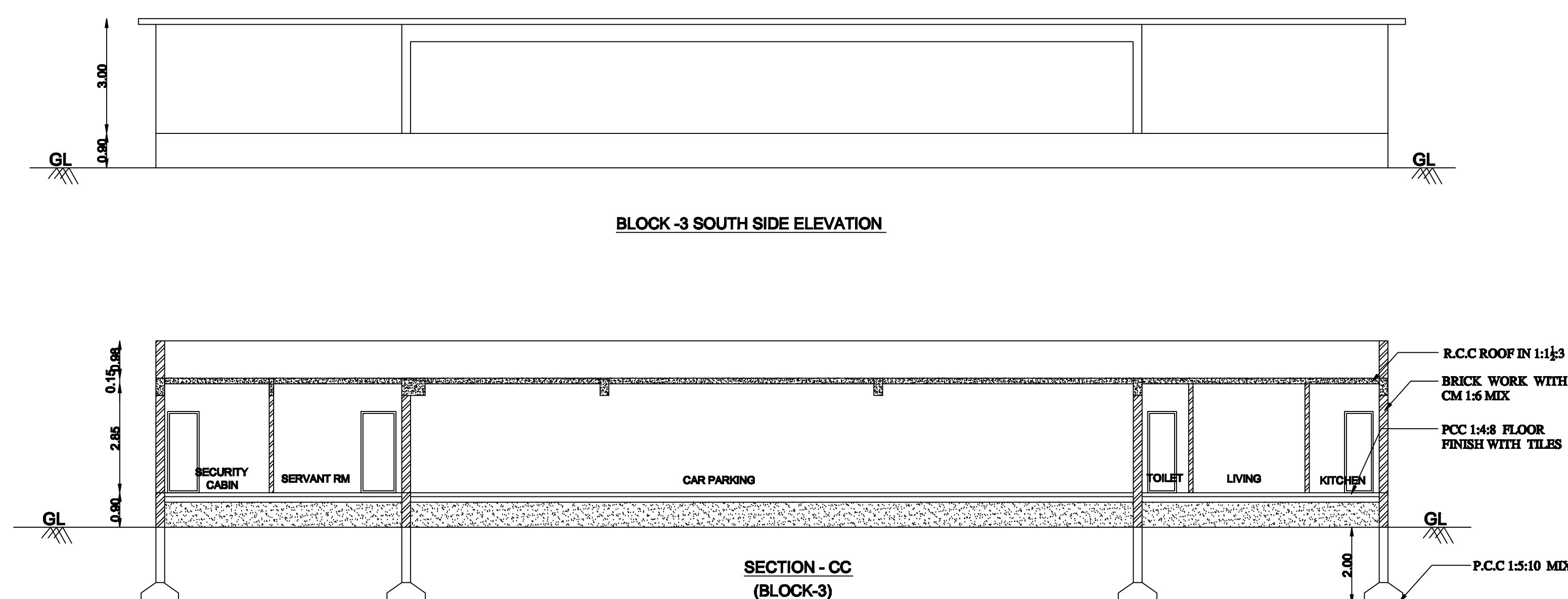
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



DETAIL PLAN SHOWING THE PROPOSED R.C.C ROOF GROUND, FIRST AND SECOND FLOOR RESIDENTIAL BUILDING (BLOCK 1) IN S.F.NOS.910/3D1C, 910/3D1D, 911/1A1A, 911/1A1B, 911/1B1, 911/1B2, 911/1C1A, 911/2A1A1, 911/2A2A1, 922/2A3, 923/1C1G, 923/2B1E, 923/2C1G OF KALAPATTY (EAST) VILLAGE OF COIMBATORE CORPORATION, COIMBATORE NORTH TALUK, COIMBATORE DISTRICT.				DETAILS OF EARTHQUAKE :				DETAILS OF JOINARIES.				DETAILS OF JOINARIES.				APPLICANT :- REGISTERED ENGINEER :- STRUCTURAL ENGINEER :- SHEET NO.
APPLICANT:- Mr.V.GNANAGURU, S/o.Mr.VELLAISAMY				DETAILS OF EARTHQUAKE :				DETAILS OF JOINARIES.				DETAILS OF JOINARIES.				
AREA DETAILS (BLOCK -1)				DETAILS OF EARTHQUAKE :				DETAILS OF JOINARIES.				DETAILS OF JOINARIES.				
GROUND FLOOR				DETAILS OF EARTHQUAKE :				DETAILS OF JOINARIES.				DETAILS OF JOINARIES.				
SECOND FLOOR				DETAILS OF EARTHQUAKE :				DETAILS OF JOINARIES.				DETAILS OF JOINARIES.				



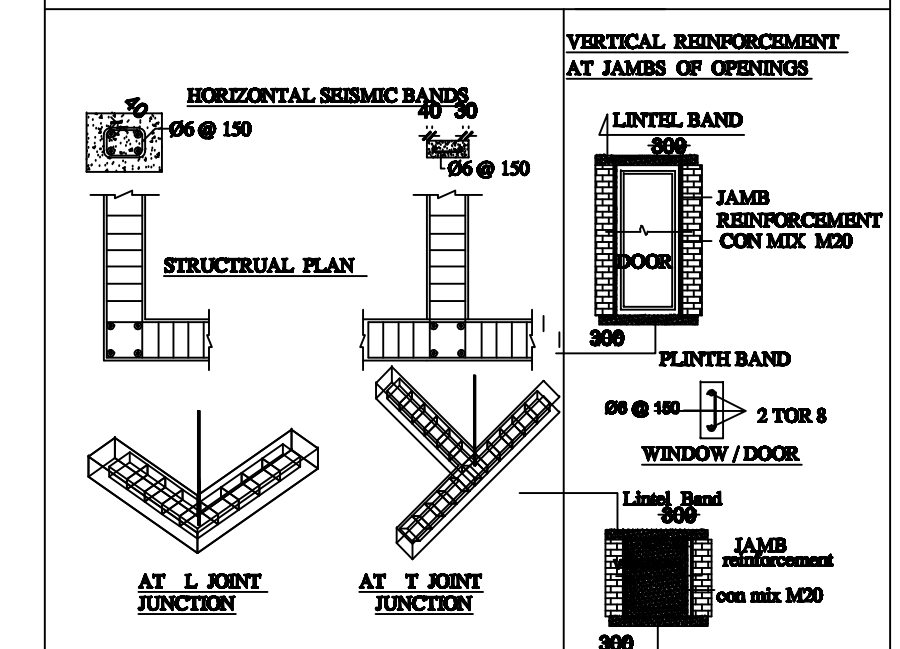
LP / CLPA No.121/2024
PLANNING PERMISSION No.141/2024



APPLICANT:-
Mr.V.GNANAGURU, S/o.Mr.VELLAISAMY

AREA DETAILS	Floor area (Sq.m.)	Deduction O.T.S or Non FSI Area(Sq.m)	FSI Area (Sq.m.)
BLOCK - 2			
GROUND FLOOR	621.87	308.70	313.17
FIRST FLOOR	109.72	31.03	78.69
BLOCK - 3			
GROUND FLOOR	178.06	126.25	51.81

DETAILS OF EARTHQUAKE :



DETAILS OF JOINARIES.

DESCRIPTION	METERS	FEET x INCHES
SD - SLIDING DOOR	1.22 X 3.12	4'0" X 10'6"
FD - DOOR	3.66 X 3.12	12'0" X 10'6"
D - DOOR	1.83 X 3.12	6'0" X 10'6"
D1 - DOOR	1.14 X 3.12	3'9" X 10'6"
D2 - DOOR	1.22 X 2.44	4'0" X 8'0"
D3 - DOOR	0.91 X 3.05	3'0" X 10'0"
D4 - DOOR	0.76 X 3.05	2'6" X 10'0"
D5 - DOOR	0.91 X 3.13	3'0" X 10'0"
FW - WINDOW	3.66 X 3.05	12'0" X 10'0"
W - WINDOW	1.83 X 3.05	10'0" X 10'0"
W1 - WINDOW	2.44 X 3.05	8'0" X 10'0"
V1 - VENTILATOR	0.91 X 0.99	3'0" X 3'3"
V2 - VENTILATOR	0.61 X 0.99	2'0" X 3'3"
AO - DOOR	1.60 X 3.05	5'3" X 10'0"
O - DOOR	0.91 X 3.05	3'0" X 10'0"
O1 - DOOR	0.76 X 3.05	2'6" X 10'0"

APPLICANT :-

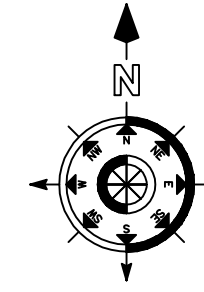
Er. S. PRATHABAN, M.E., Structural
Registered Structural Engineer - Grade-I
Reg. No: SE/Gr-I/006/2022
92A/41A, Bharathi Nagar, S.H.S. Colony,
Civil Aerodrome Post, Coimbatore-641 014.
Mobile: 99440 30620.

STRUCTURAL ENGINEER :-

A. Walter Jeff Max
Er. A. WALTER JEFF MAX, B.E.,
Reg. No. CBE DTCP/RE/GR-II/02/2021
APEL ASSOCIATES
85-G, 1st Floor, Range Complex,
100 Feet Road, Gandhipuram, Coimbatore - 12
Mob : 95467 18589

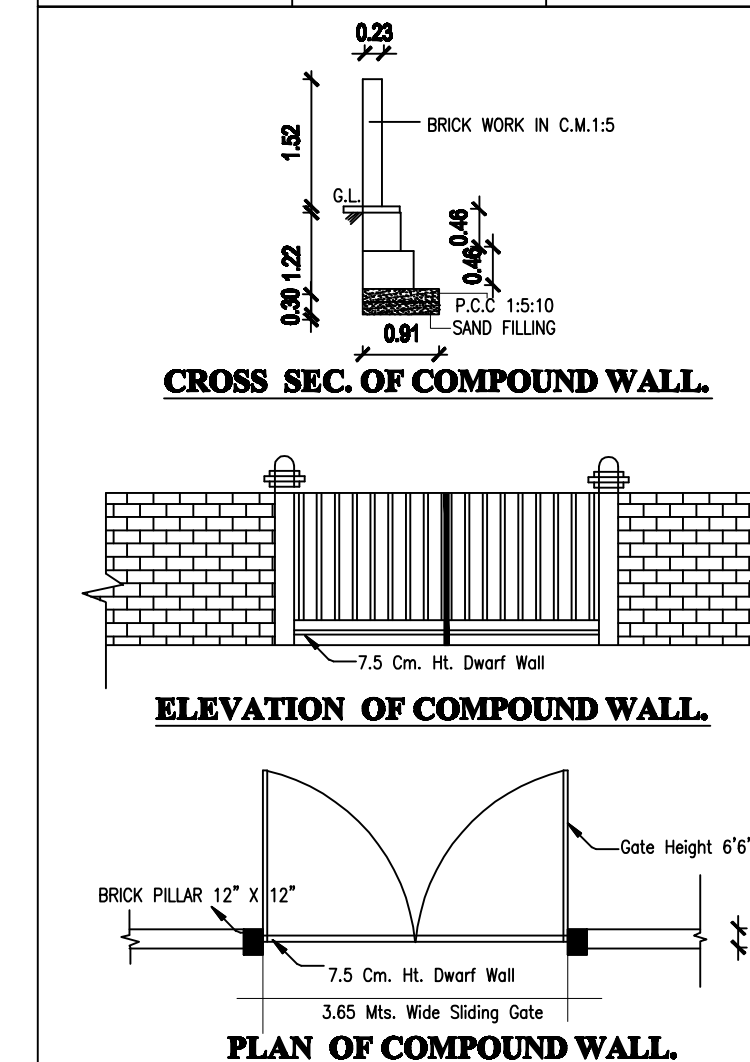
REGISTERED ENGINEER :-

LP / CLPA No.121/2024
PLANNING PERMISSION No.141/2024



SITE AREA DETAILS:-

S.F.NO.	Area in Hectare as per patta	Area in Acres as per Document
910/3D1D	0.07.61	0.18.81
910/3D1C	0.07.49	0.18.51
911/1A1A	0.06.03	0.14.90
911/1A1B	0.06.31	0.15.60
911/1B1	0.05.06	0.12.53
911/1B2	0.02.20	0.05.47
911/1C1A	0.02.52	0.06.23
911/2A1A1	0.04.46	0.11.01
911/2A1A2	0.01.68	0.04.15
911/2A2A1	0.01.92	0.04.75
922/2A3	0.00.04	0.00.12
923/1C1G	0.00.70	0.01.72
923/2B1E	0.00.16	0.00.40
923/2C1G	0.00.60	0.01.48
Total	0.46.78	1.15.68



- FIRE ALARM SYSTEM
- FIRE WATER PIPE
- FIRE FIGHTING EQUIPEMENTS
- FIRE HYDRANT

COLOUR INDEX:-

- EXISTING ROAD
- APPLICANT SITE BOUNDARY
- PROPOSED BUILDING
- DRIVE WAY
- RAIN WATER HARVESTING

SITE PLAN SHOWING THE PROPOSED R.C.C ROOF GROUND, FIRST AND SECOND FLOOR (BLOCK 1), R.C.C ROOF GROUND FLOOR & FIRST FLOOR (BLOCK-2), R.C.C ROOF GROUND FLOOR (BLOCK-3) RESIDENTIAL BUILDINGS IN S.F.NOS.910/3D1C, 910/3D1D, 911/1A1A, 911/1A1B, 911/1B1, 911/1B2, 911/1C1A, 911/2A1A1, 911/2A1A2, 911/2A2A1, 922/2A3, 923/1C1G, 923/2B1E, 923/2C1G OF KALAPATTY (EAST) VILLAGE OF COIMBATORE CORPORATION, COIMBATORE NORTH TALUK, COIMBATORE DISTRICT.

APPLICANT :- Mr.V.GNANAGURU, S/o.Mr.VELLAISAMY

AREA OF THE SITE (as per Document)	4678.00 Sqm.,
AREA OF THE SITE (as per Patta)	4678.00 Sqm.,
AREA OF THE SITE (as at Site)	4650.26 Sqm.,

FLOOR	Floor Area (Sq.m.,)	Non FSI Area(Sqm)	FSI Area (Sq.m.,)
BLOCK 1			
AREA OF PROPOSED GROUND FLOOR	1609.06	567.23	1041.83
AREA OF PROPOSED FIRST FLOOR	1247.59	369.04	878.55
AREA OF PROPOSED SECOND FLOOR	270.54	---	270.54
BLOCK 2			
AREA OF PROPOSED GROUND FLOOR	621.87	308.70	313.17
AREA OF PROPOSED FIRST FLOOR	109.72	31.03	78.69
BLOCK 3			
AREA OF PROPOSED GROUND FLOOR	178.06	126.25	51.81
TOTAL	4036.84	1402.25	2634.59

NOTE :	REQUIRED	PROVIDED
1. FSI (FLOOR SPACE INDEX) 2634.59 / 4650.26 = 0.567	2.00	0.567
2. PARKING AREA 1 car space for every 75 Sqm., 2634.59 / 75 = 35 nos		
CAR PARKING	37 NOS	43 NOS
TWO WHEELER PARKING	1	19 NOS
3. RAIN WATER HARVESTING PROVIDED		PROVIDED
4. FF : FIRE FIGHTING EQUIPMENTS PROVIDED		PROVIDED
5. MECHANICAL VENTILATION TO BE PROVIDED WHEREVER NECESSARY		PROVIDED

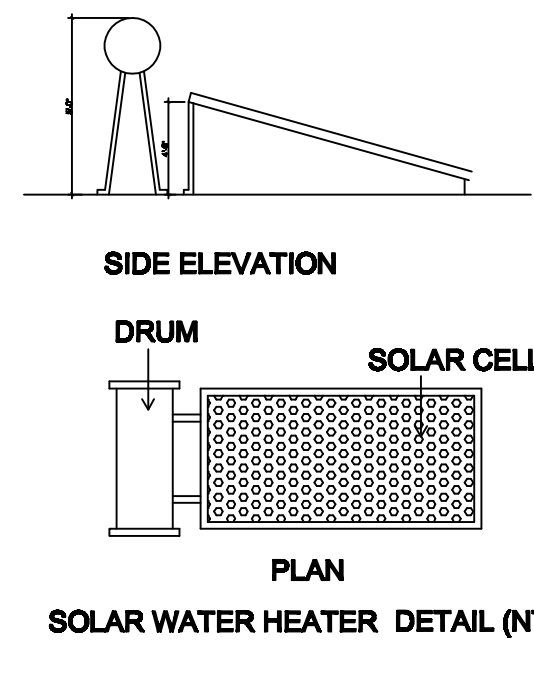
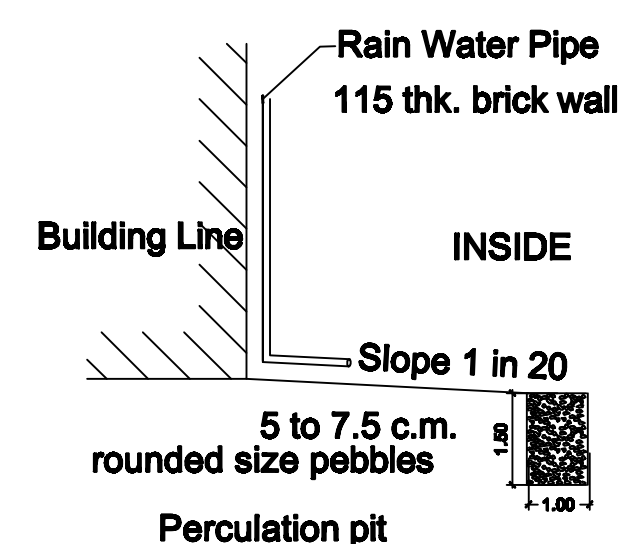
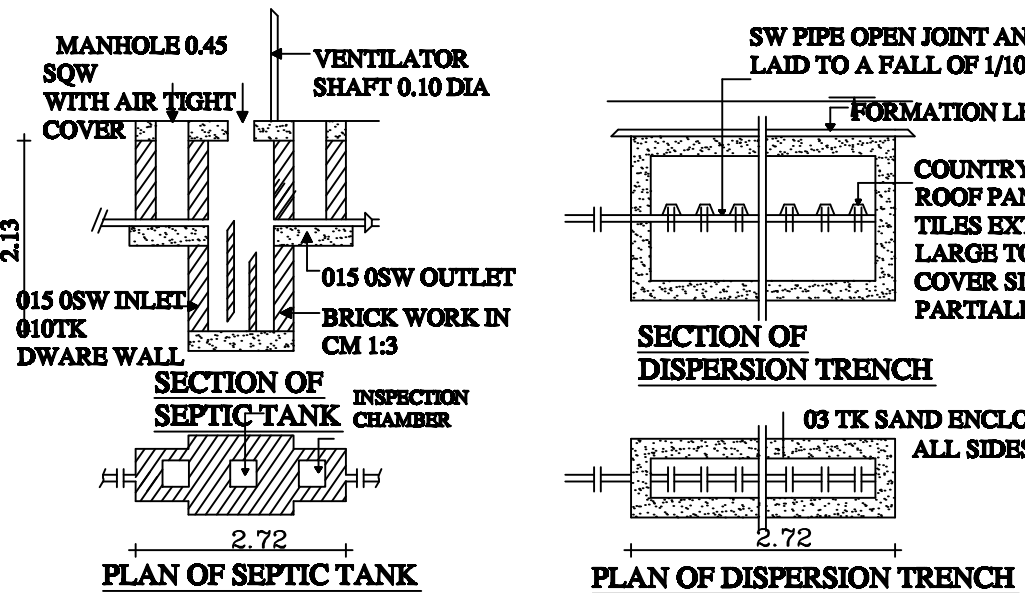
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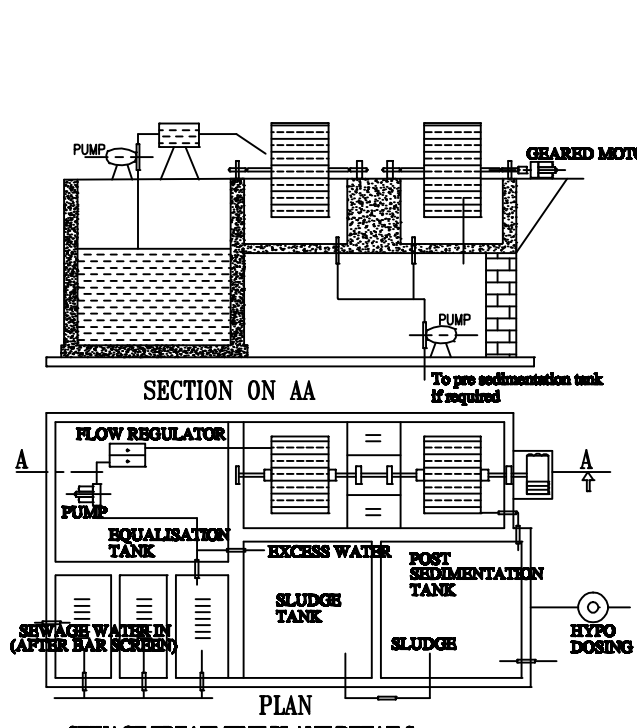
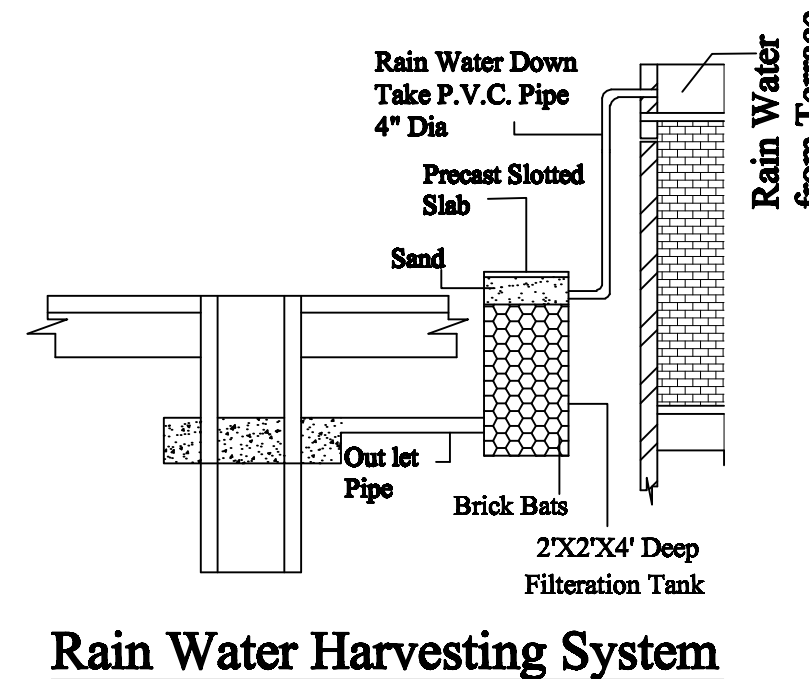
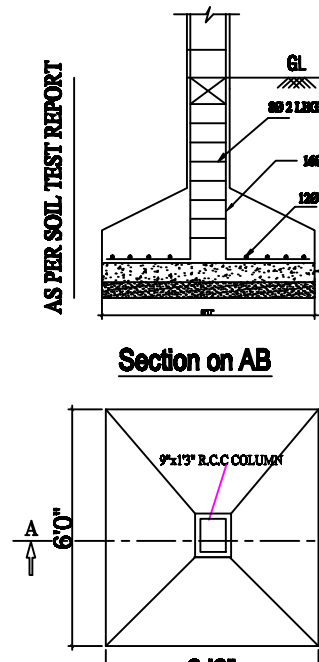
REGISTERED ENGINEER :-

SHEET NO.1/3

DETAILED DRAWING FOR SEPTIC TANK WITH DISPERSION TRENCH 225 GALLONS CAPACITY OF 1000 LITRES



FOUNDATION DETAILS



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.

