

PP

APPROVAL RECORD

Planning Permission

Pudukkottai
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.

PLAN SHOWING THE PROPOSED
AFFORDABLE HOUSING PROJECT
APARTMENT BUILDING IN T.S.NO-3/14,
WARD NO-26 (Z), BLOCK NO-04 IN
VILANKURUCHI VILLAGE,
COIMBATORE NORTH TALUK,
COIMBATORE CORPORATION.

Online Application Number: SWP/BPA/16208/2024
SWP/ST/ APPROVAL/DTCP/CP/CPA, P.A. No. 269/2024
SWP/DT/PLANNING PERMISSION No. -313/2024
APPLICANT : TOWN AND CITY DEVELOPERS

SCHEDULE OF JOINERY		METRE
MD	MAIN DOOR	1.00 x 2.10
D1	DOOR	0.90 x 2.10
D2	DOOR	0.75 x 2.10
FW/FD	FRENCH DOOR/ FRENCH WINDOW	0.75 x 2.10/0.75x 2.10
FW/1FD1	FRENCH DOOR/ FRENCH WINDOW	0.75 x 2.10/1.20x 2.10
LD	LIFT DOOR	1.20 x 2.10
O1	OPEN	0.90 x 2.10
O2	OPEN	1.00 x 2.10
O3	OPEN	1.80 x 1.35
W1	WINDOW	1.20 x 1.35
W2	WINDOW	1.50 x 1.35
W3	WINDOW	0.60 x 1.35
KW	WINDOW	1.20 x 1.20
KW1	WINDOW	1.50 x 1.20
V1	VENTILATOR	0.60 x 0.60
RS	ROLLING SHUTTER	2.00 x 2.40

ALL METRIC DIMENSIONS ARE IN "M"
FIRE EXTINGUISHING SYSTEM PROVIDED IN ALL FLOORS
FE - FIRE DETECTING AND EXTINGUISHING SYSTEM PROVIDED.
EA - EMERGENCY ALARM PROVIDED.
SAND BUCKETS PROVIDED.



BUILT UP AREA		All measurement in "Sq.m"				USAGE (mm FSI)	
S.NO	FLOOR	FLOOR AREA (GROSS)	FLOOR AREA (NET)	FSI	TOTAL BUILT UP AREA	NO OF UNIT	
1	STILT FLOOR	635.99	598.28	37.71	635.99	10	Staircase, Lift & Parking
2	FIRST FLOOR	615.67	40.76	574.91	574.91	10	
3	SECOND FLOOR	615.67	40.76	574.91	574.91	10	
4	THIRD FLOOR	615.67	40.76	574.91	574.91	10	
5	FOURTH FLOOR	615.67	40.76	574.91	574.91	10	
6	FIFTH FLOOR	615.67	40.76	574.91	574.91	10	
7	TERRACE FLOOR (HEAD ROOM)		21.12	21.12			Staircase, Lift
8	WATCHMEN ROOM		4.41	4.41			
9	TOTAL AREA	3714.34	203.80	623.81	2912.26	3536.07	50 unit

INDIVIDUAL UNIT AREA (with Balcony)

Flat no.	Area	Nos	Flat no.	Area	Nos
101,201	60.51 sqm	5 no	106,206	38.94 sqm	5 no
301,401,501			306,406,506		
102,202	60.72 sqm	5 no	107,207	39.33 sqm	5 no
302,402,502			307,407,507		
103,203	60.33 sqm	5 no	108,208	38.85 sqm	5 no
303,403,503			308,408,508		
104,204	70.06 sqm	5 no	109,209	38.51 sqm	5 no
304,404,504			309,409,509		
105,205	38.94 sqm	5 no	110,210	39.61 sqm	5 no
305,405,505			310,410,510		

25 Sqm to 50 Sqm flat - 30 nos
50 Sqm to 75 Sqm flat - 20 nos
TOTAL NOS OF DWELLING - 50 UNIT

For Town & City Developer
Sarjanal
Partner

APPLICANT

Ar. PRESTON VARGHESE
REG No. CA/2008/42873
Coimbatore LPA/RA/GR-1/19/04/019

ARCHITECT

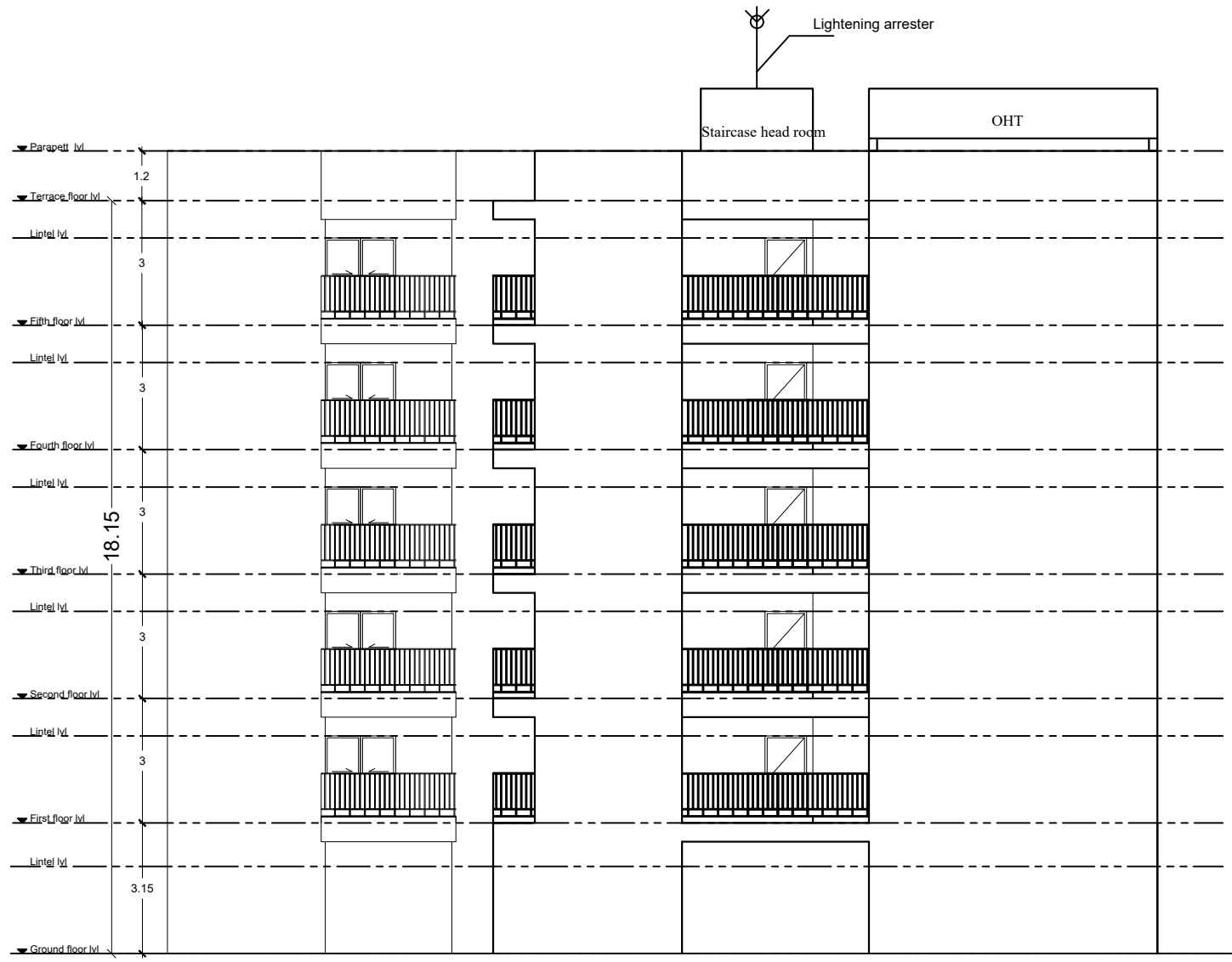
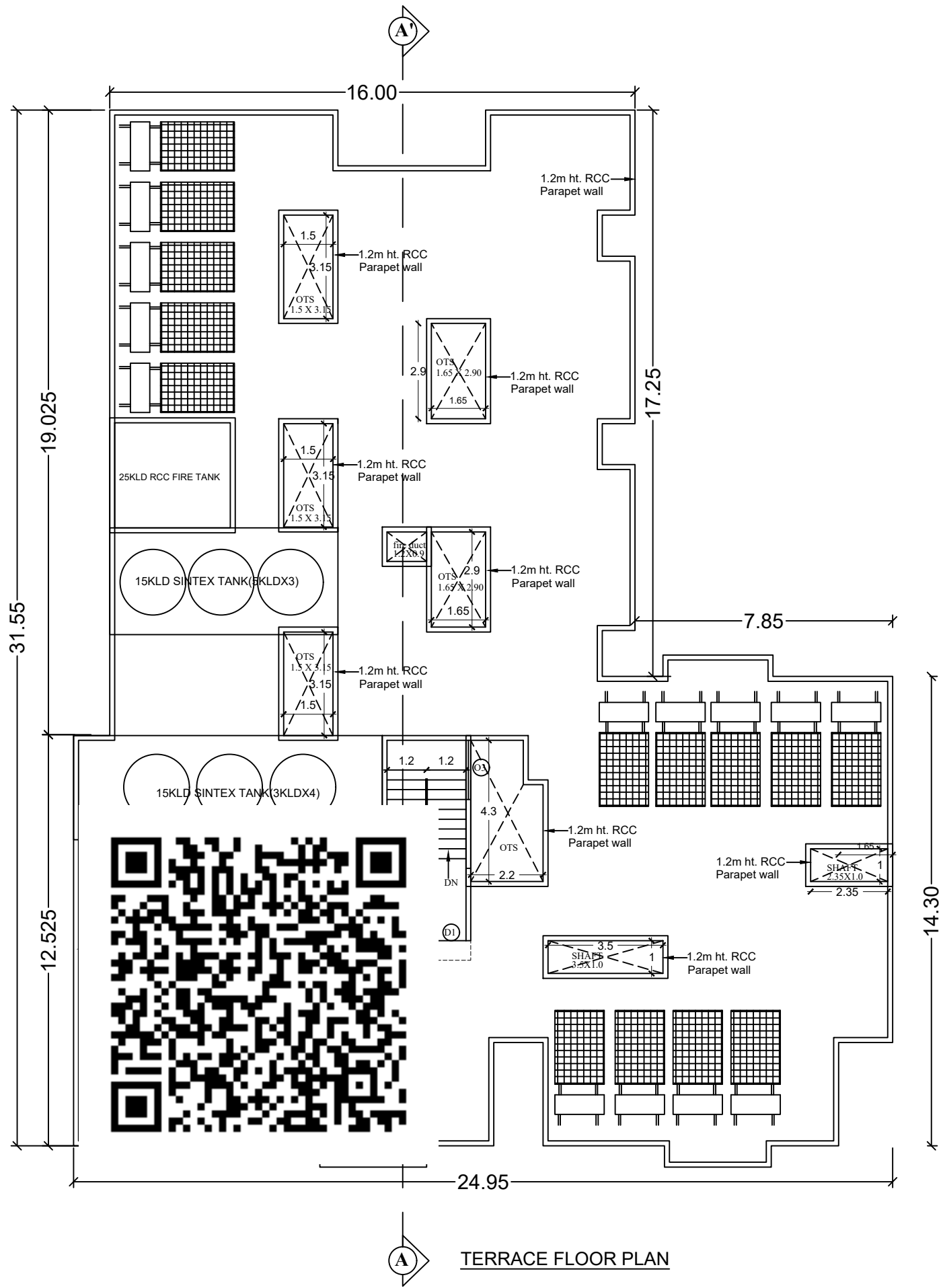
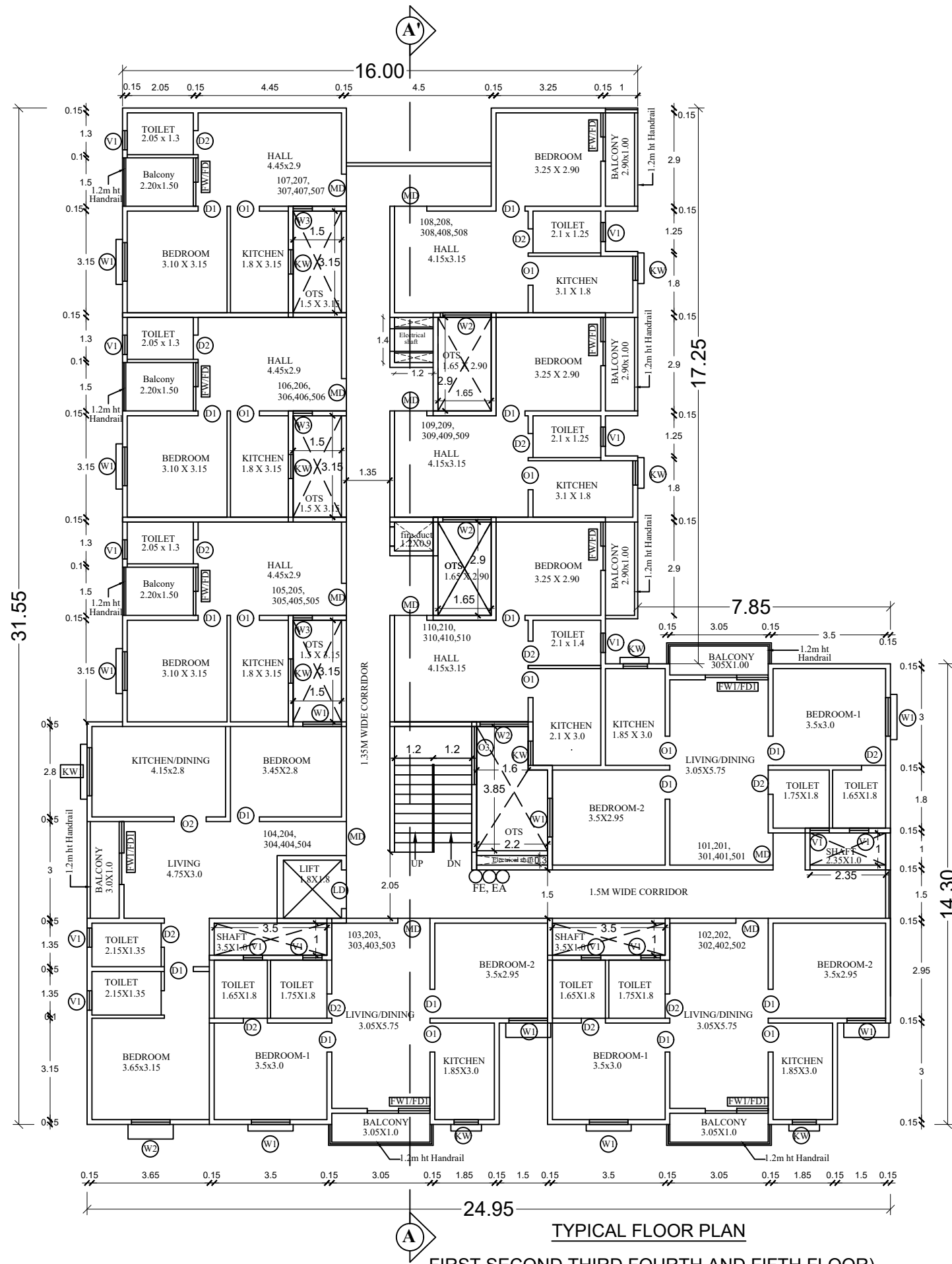
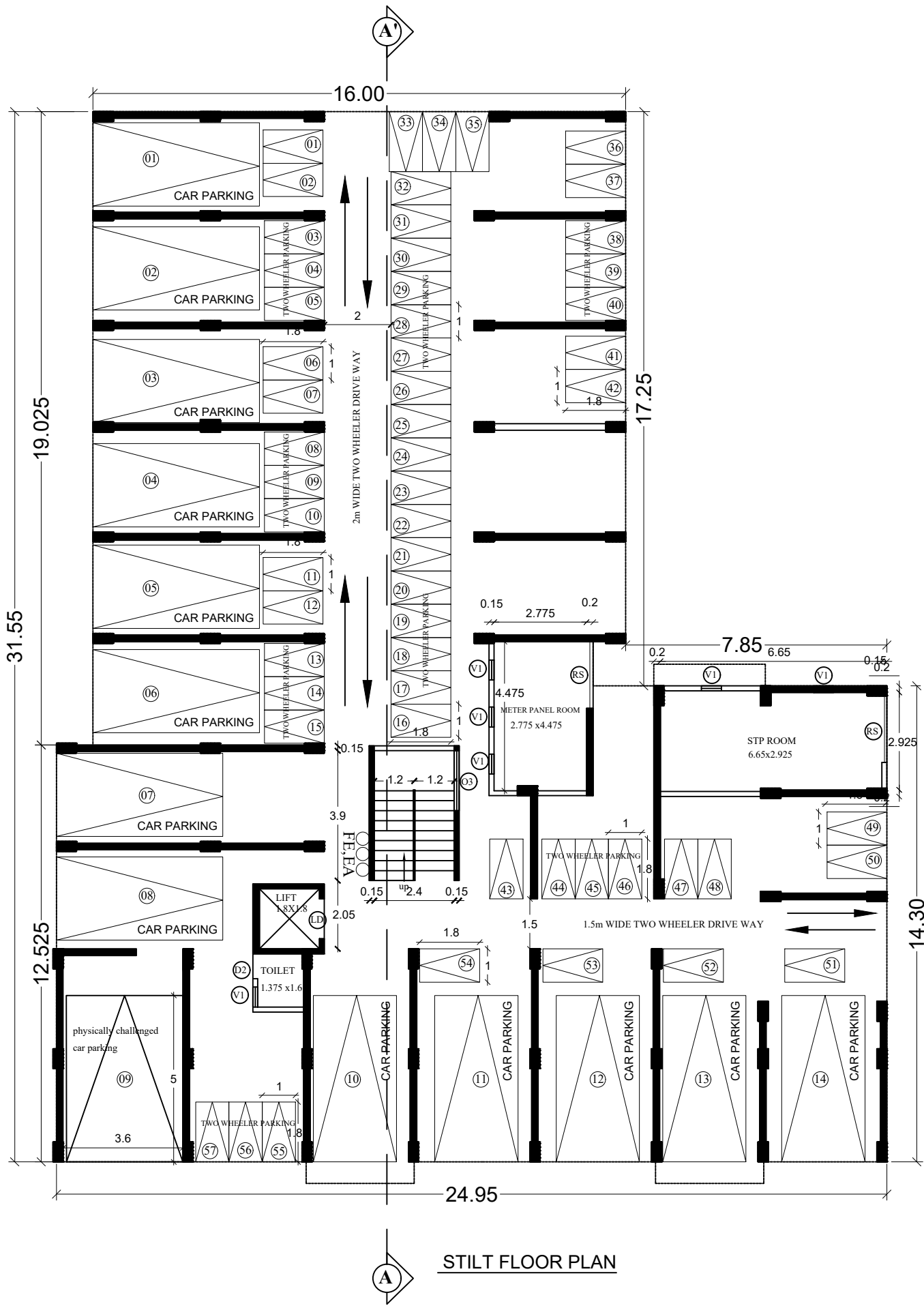
S. ARUN KUMAR, ME., (Struct.)
CBE Rgn./SE/Gr-2018/07006
MEIS STRUCTURES
5-5-1 Lakshmi Garden, Sarkara College Road,
Saranampatti, Coimbatore - 35.
GSTIN : 33AAVW6697P1ZT

STRUCTURAL ENGINEER

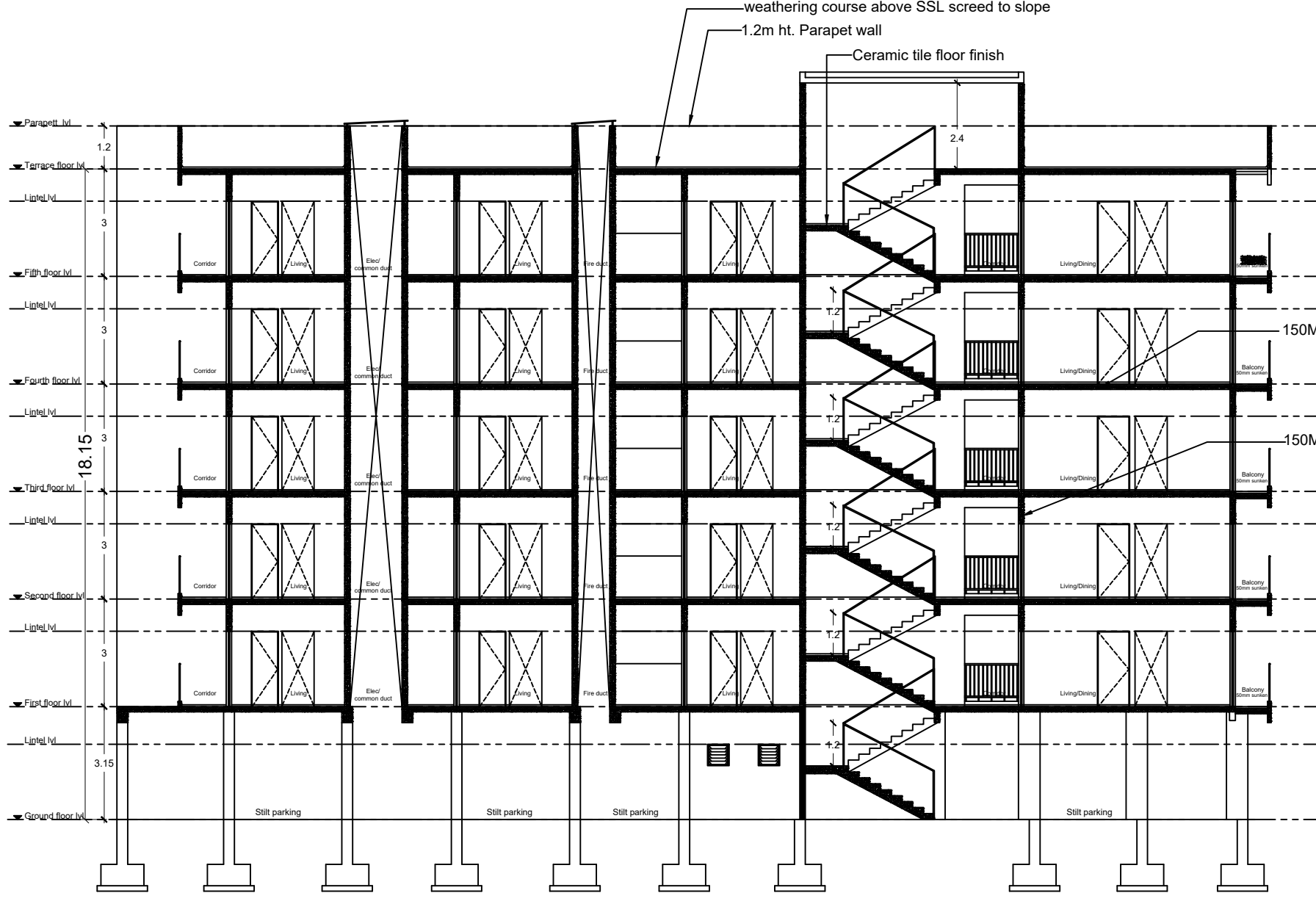
LBS/ ENGINEER

SCALE : 1 :100

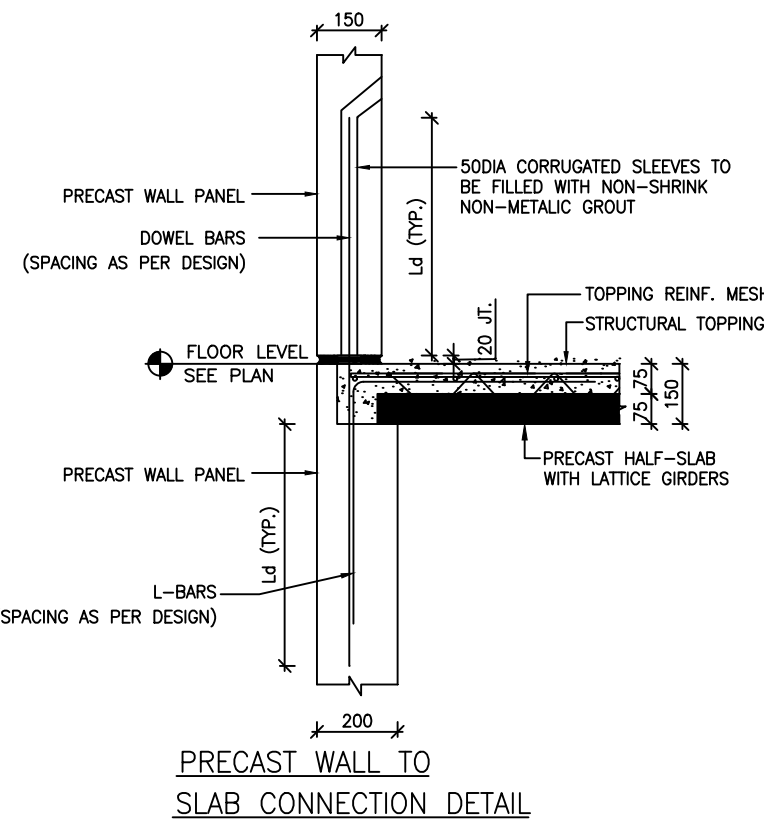
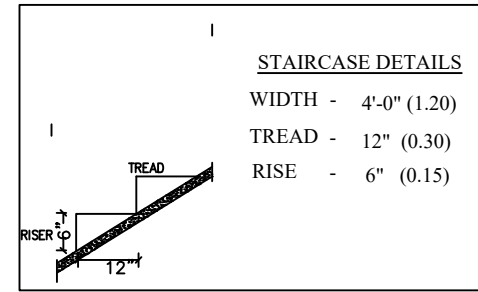
SHEET NO :3of3



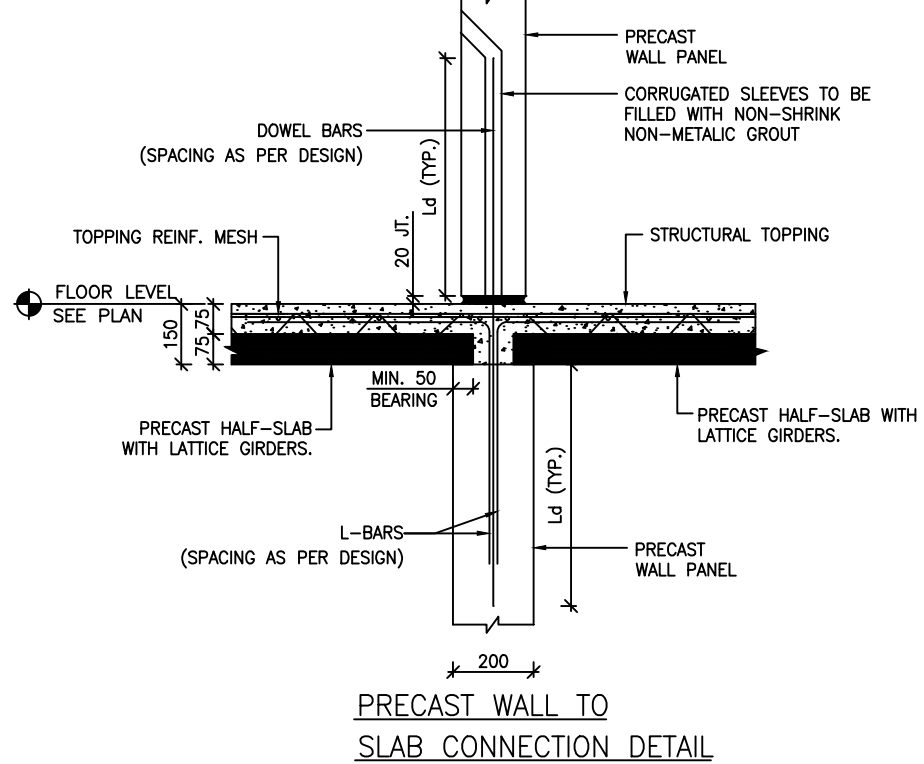
NORTH ELEVATION



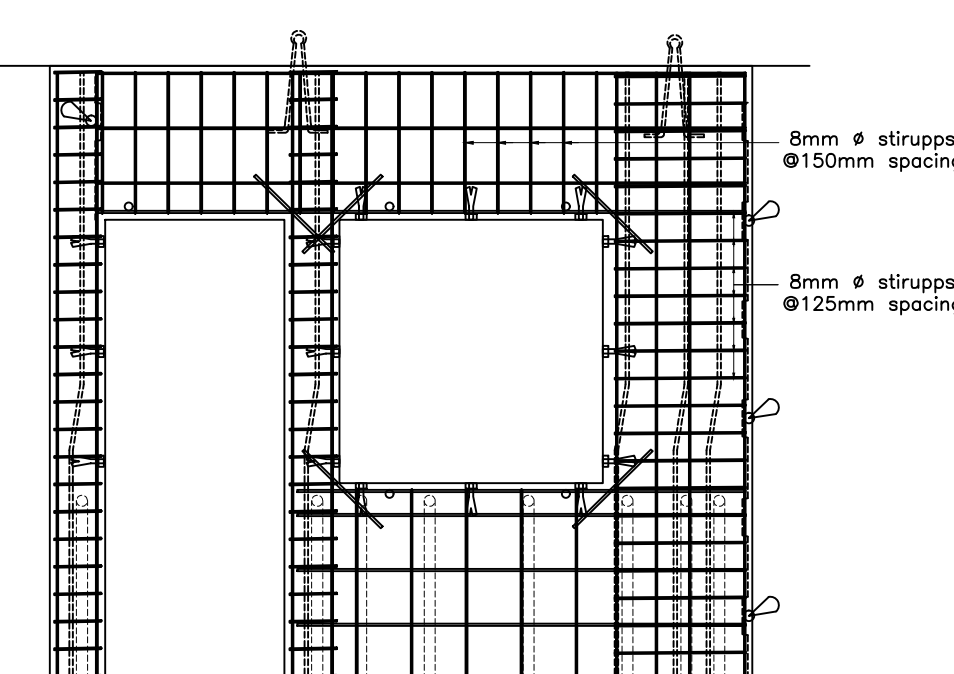
SECTION A-A'



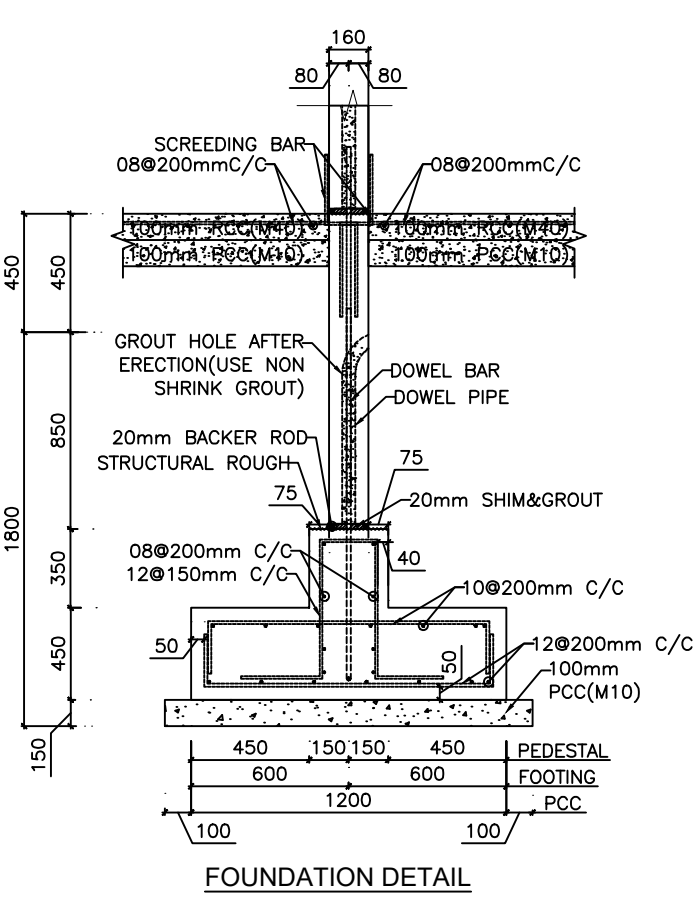
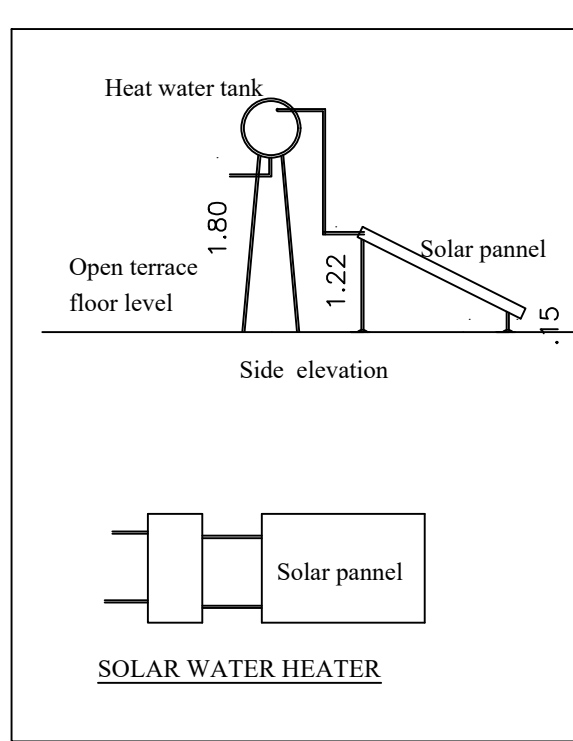
PRECAST WALL TO SLAB CONNECTION DETAIL



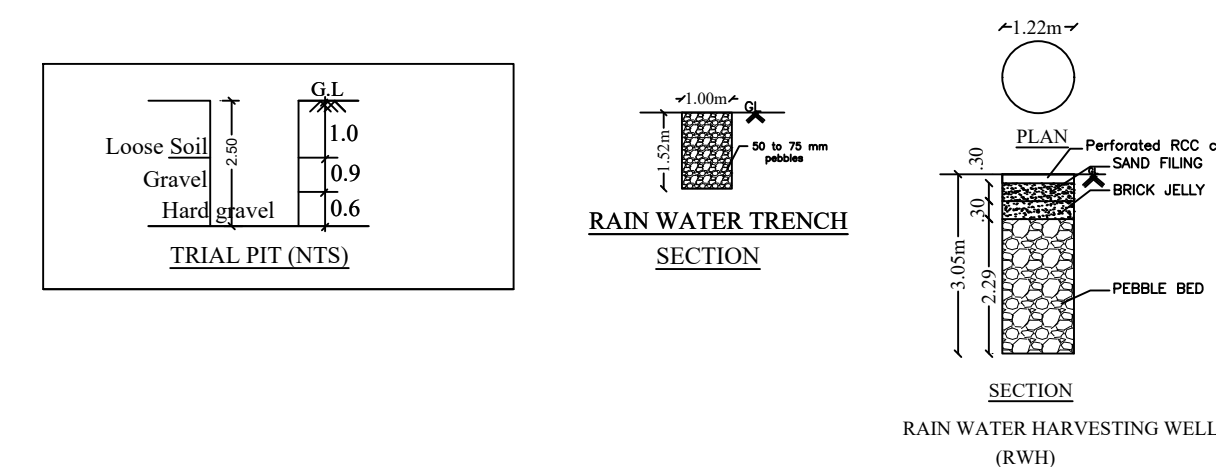
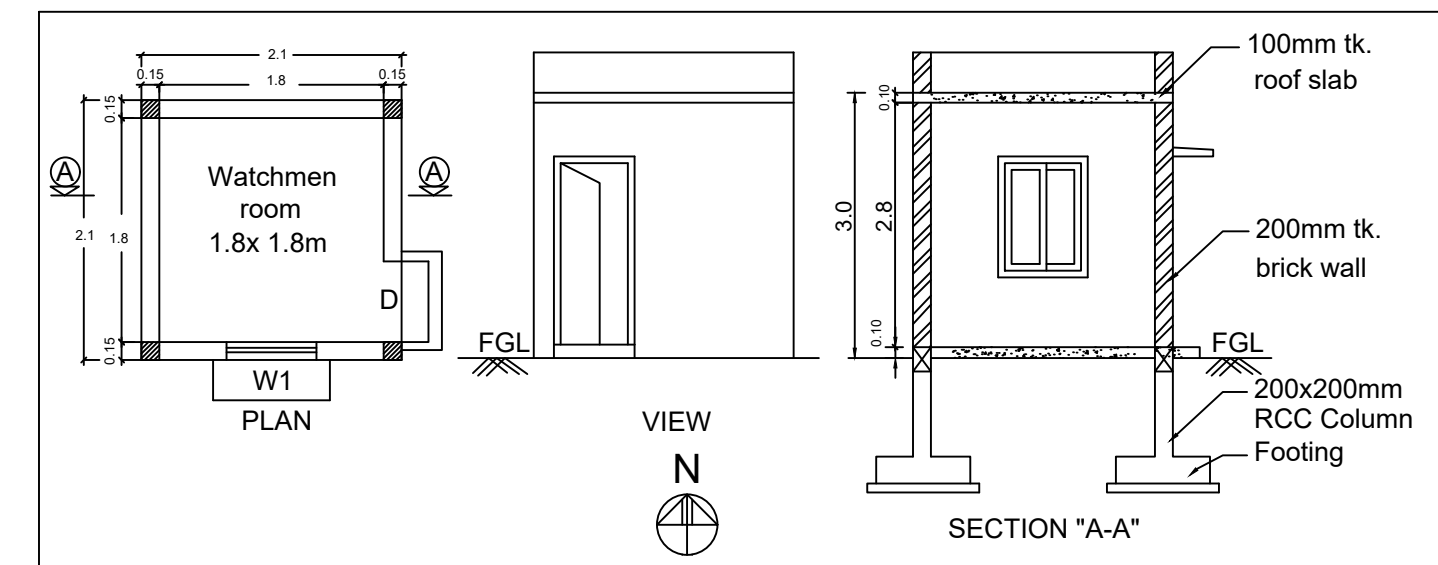
PRECAST WALL TO SLAB CONNECTION DETAIL



WALL REINFORCEMENT DETAILS
EARTHQUAKE SAFE DESIGN DETAILS



FOUNDATION DETAIL




Dr. ARUN KUMAR, M.E., (Struct.)
 CSE Regn./REG-1201607006
METIS STRUCTURES
 69-1/Lakshmi Garden, Sankara College Road,
 Saravanampatti, Coimbatore - 56
 GSTIN - 33AAVF69597P1ZT

STRUCTURAL ENGINEER

LBS/ ENGINEER

SCALE : 1 :100	SHEET NO :2of3
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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

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



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.

