

PP

APPROVAL RECORD

Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE

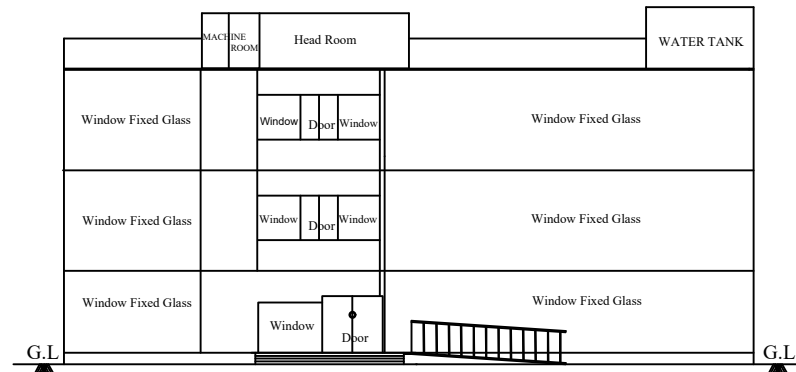
Building Plan

ISSUING AUTHORITY

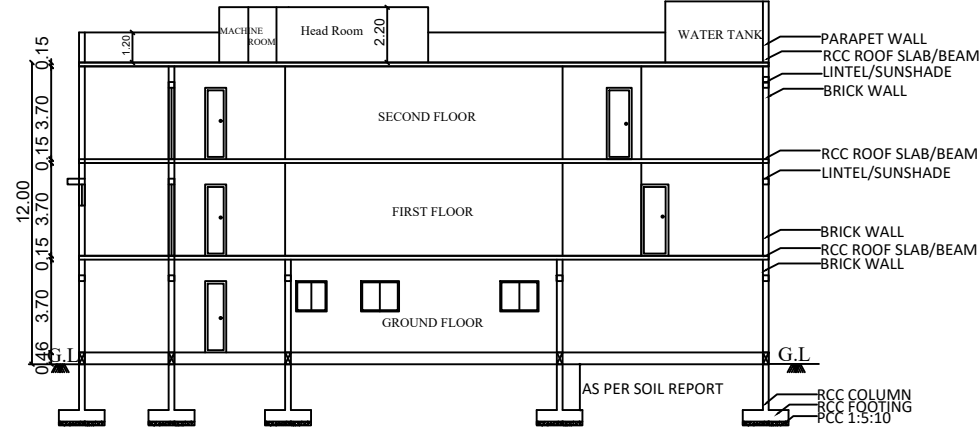
DTCP

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

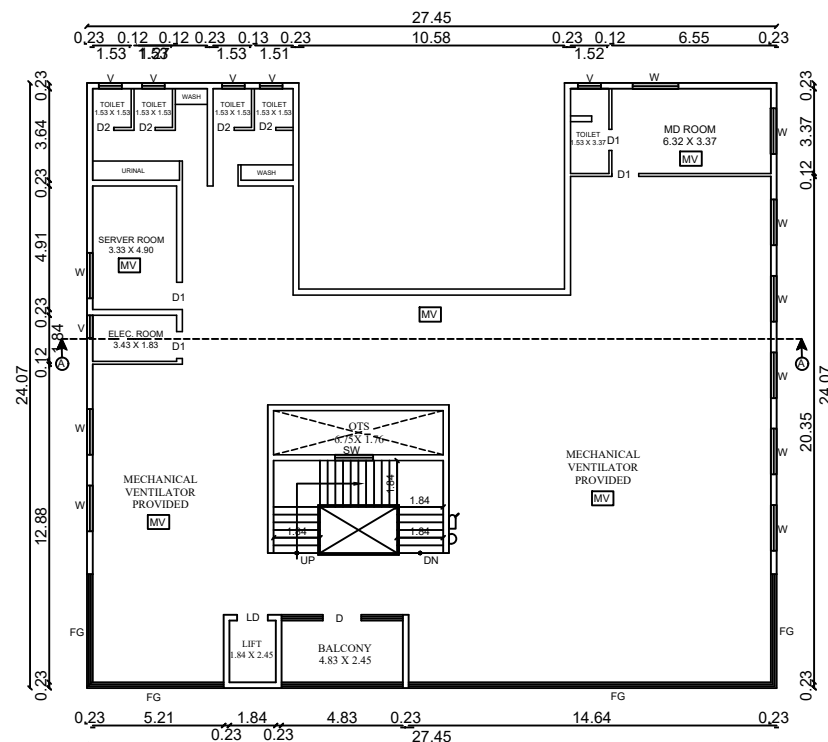
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



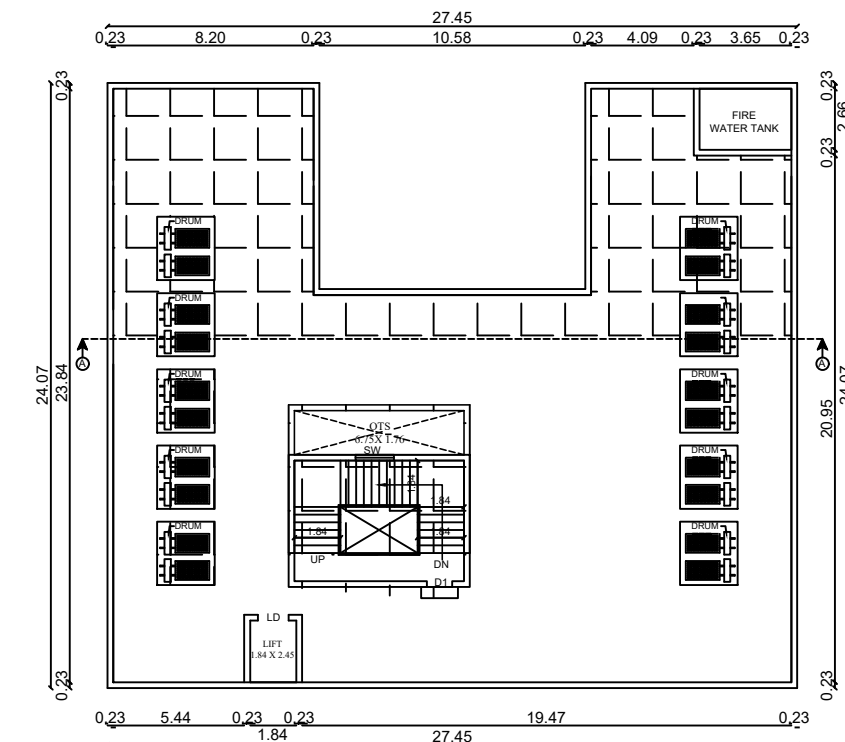
NORTH SIDE ELEVATION



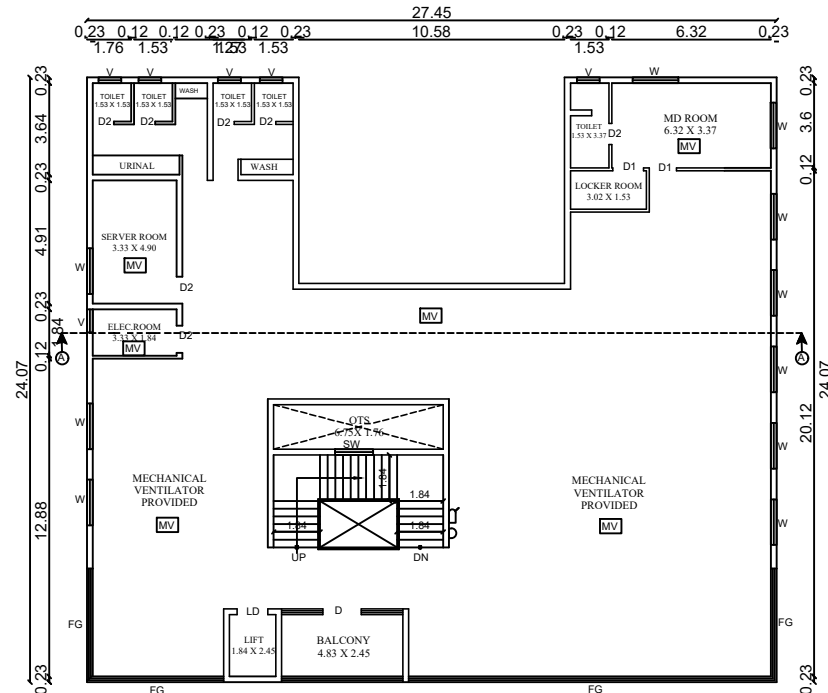
SECTION - AA



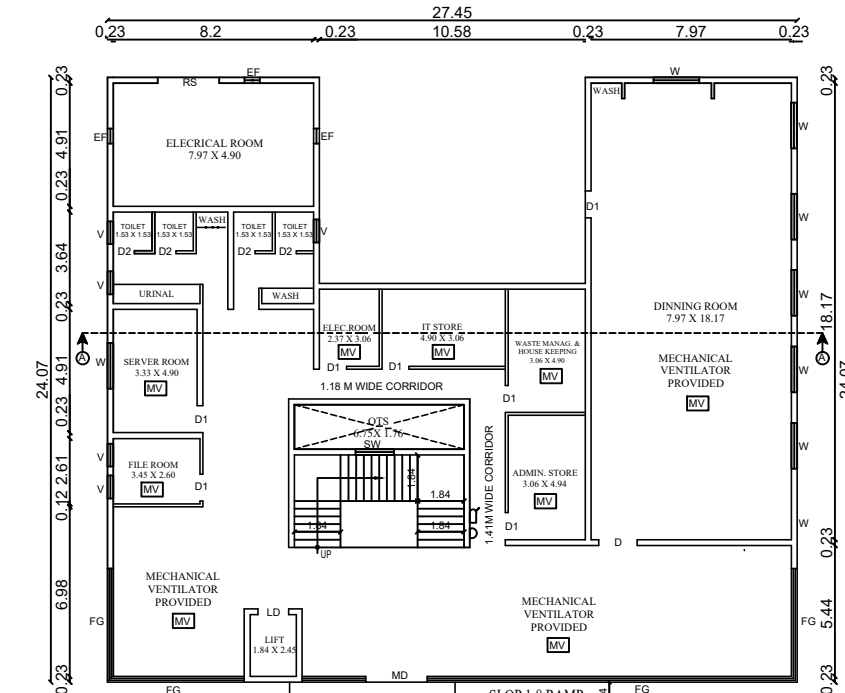
SECOND FLOOR PLAN



TERRACE FLOOR PLAN



IR PLAN



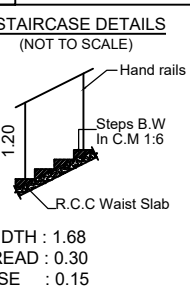
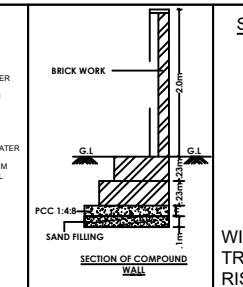
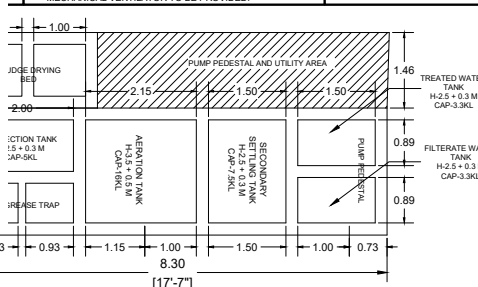
GROUND FLOOR PLAN



NOTE:
* ALL DIMENSIONS ARE IN METRE
* ALL ROUND COMPOUND WALL PROVIDED.
* RAINWATER PERCOLATION PITS PROVIDED ALL ROUND THE SITE.
* S.T.P PROVIDED IN THE SE CORNER OF THE SITE.
* SLUMP AND FIRE SLUMP PROVIDED.
* LIGHTING CONDUCTOR PROVIDED IN THE ROOF.
* FIRE EXTINGUISHER & EMERGENCY ALARM IS PROVIDED.
* MECHANICAL VENTILATOR TO BE PROVIDED.

COLOUR INDEX:-

BOUNDARY OF THE SITE :
EXISTING ROADS :
PROPOSED CONSTRUCTION :
PROPOSED DRIVEWAY :



S.F.NO:25/1A2B

S.F.NO:25/2B

A

C

B

D

E

F

G

S.F.NO:25/2D

S.F.NO:25/1A1

S.F.NO:22

13M EXISTING ROAD
S.F.NO.70

TO KALAPATTY

TO VELLANAIPATTY ROAD

SITE PLAN

ONLINE APPLICATION NO : SWP/BPA/201578/2024
SWP / SITE APPROVAL : L.P / CLPA NO : 396/2024
SWP / PLANNING PERMISSION NO : 461/2024

S. Pradeep
Er. S. PRADDEEP, B.E., M.E.(ST)
REGISTERED ENGINEER Grade - II
DTPC / NAMAKKAL / RE-II / 003 / 2022
First Floor, No. 02, MIG-2208, Gandhinagar, Peelamedu, Coimbatore - 641 004.
Ph: 96550 08064

REGISTERED ENGINEER

For PRAMURA SOFTWARE PRIVATE LIMITED
Managing Director

APPLICANT

PLAN SHOWING THE PROPOSED IT OFFICE BUILDING AT
S.F.NO. 25/2A, 1A2A VELLANAIPATTY VILLAGE, ANNUR
TALUK, COIMBATORE DISTRICT

CLIENT NAME : PRAMURA SOFTWARE PRIVATE LTD

SCALE :- 1:100



AREA DETAILS	SQ.MT
AS PER DOCUMENT AREA	3103.00
AS PER PATTA AREA	3103.00
AS PER SUPER IMPOSED AREA	3192.69

PROPOSED BUILDING AREA DETAILS:				
FLOORS	F.S.I AREA [SQM]	NON-F.S.I AREA [SQM]	TOTAL BUILDUP AREA [SQM]	TOTAL AREA [SQM]
AREA OF GROUND FLOOR	562.04	-	11.90	562.04
AREA OF FIRST FLOOR	562.04	-	11.90	562.04
AREA OF SECOND FLOOR	562.04	-	11.90	562.04
AREA OF HEADROOM+LIFT	-	42.40	-	42.40
AREA OF TOTAL	1686.12	42.40	35.70	1728.52

SCHEDULE OF JOINERY:		
SYM.	COMPONENTS	METRE
MD	MAIN DOOR	2.44 X 2.24
LD	LIFT DOOR	1.22 X 2.24
D	DOOR 1	1.52 X 2.24
D1	DOOR 2	1.07 X 2.24
D2	DOOR 3	0.87 X 2.24
SW	STAIR WINDOW	1.52 X 1.52
W	WINDOW	1.83 X 1.83
V	VENTILATOR	0.91 X 0.61
RS	ROLLING SHUTTER	2.44X 2.24
EF	EXHAUST FAN	0.60 X 0.60
FG	FIXED GLASS	To Details
MV	MECHANICAL VENTILATION	To Details

PARKING DETAILS:		
VEHICLE	REQUIRED	PROVIDE
CAR PARKING	26 NO'S	36 NO'S
TWO WHEELER PARKING	51 NO'S	74 NO'S

HEIGHT OF THE BUILDING = 12.00 Mt
NO OF STAFF'S (30 + 10) = 40 NO'S

FSI CALCULATION:		
AS PER PATTA FSI :	1686.12	= 0.54%
AS PER SITE FSI :	1686.12	= 0.52%

REGISTERED ENGINEER
D. ARUN KUMAR, B.E (CIVIL)
REGISTERED CONSTRUCTION ENGINEER
Reg No : Coimbatore LPA / GTE / 19/09/009
Assistant Professor (SI.Gr)
Department of Civil Engineering
PSG Institute of Technology & Applied Research
Neelembar, Coimbatore - 641 062.

CONSTRUCTION ENGINEER
Er.S.ELAYARAJA, ME.,(Geotech), (Ph.D)
Geotechnical Engineer
Regn.No : Coimbatore LPA / GTE / 19/09/009
Assistant Professor (SI.Gr)
Department of Civil Engineering
PSG Institute of Technology & Applied Research
Neelembar, Coimbatore - 641 062.
GEOTECH ENGINEER

Dr. L.S. JAYAGOPAL, B.E., M.Tech., Ph.D., FIE,
Chartered Engineer (F12987)
CMDA/SE/GR-1/19/05/117
No: 1, Jawahar Nagar, SAHS P.O.,
Coimbatore - 641 043.
REGISTERED STRUCTURAL 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

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.

