PP APPROVAL RECORD

Planning Permission

Survey 498/2

Keeranatham

Coimbatore district, Tamil Nadu

APPROVAL TYPE
Building Plan

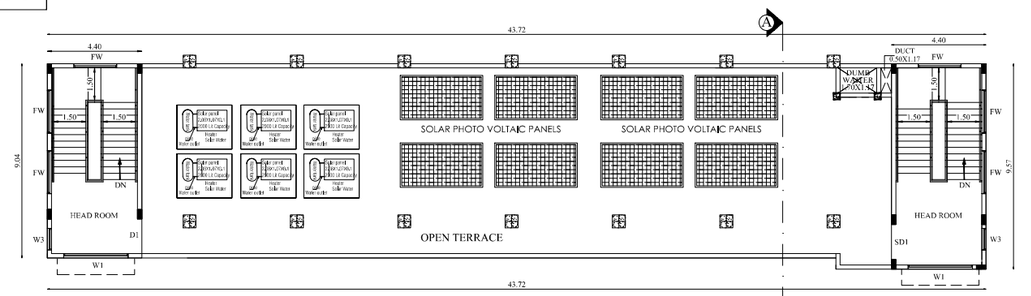
ISSUING AUTHORITY
Rural Panchayat

PURPOSE
Commercial

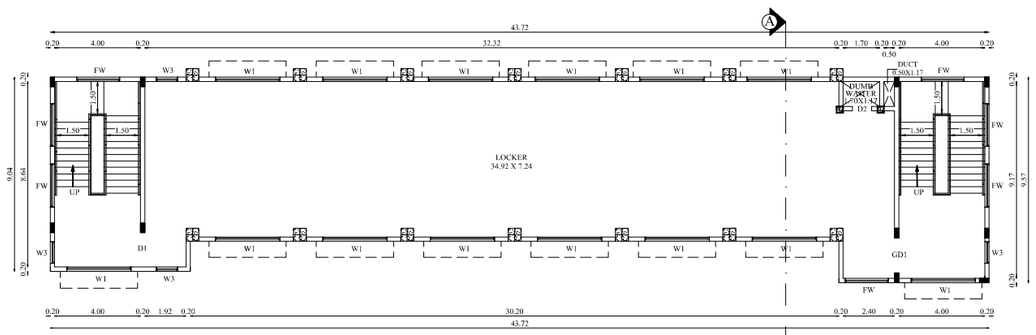
The approval as the planning authority issued it, reproduced in full behind this page.

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

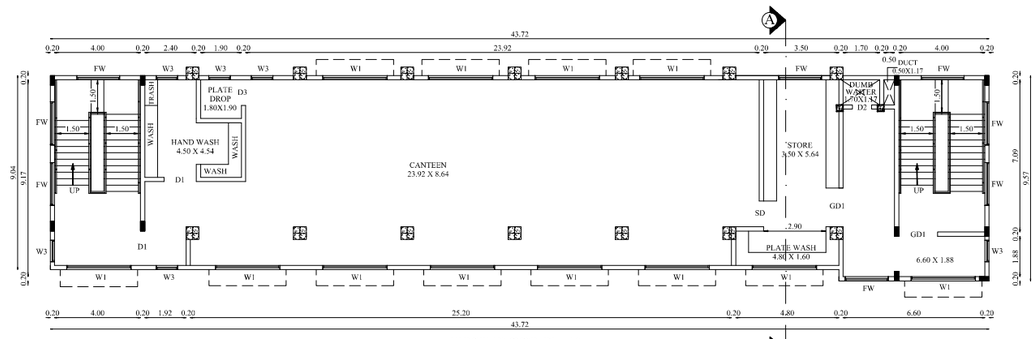
BLOCK- 3



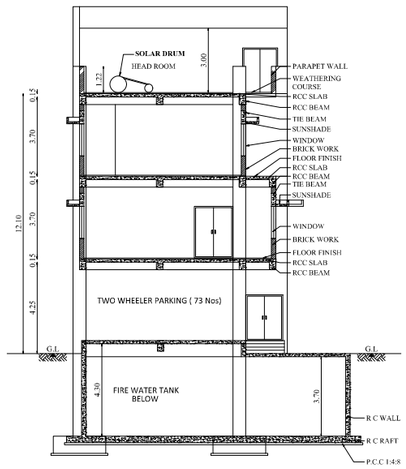
TERRACE FLOOR PLAN



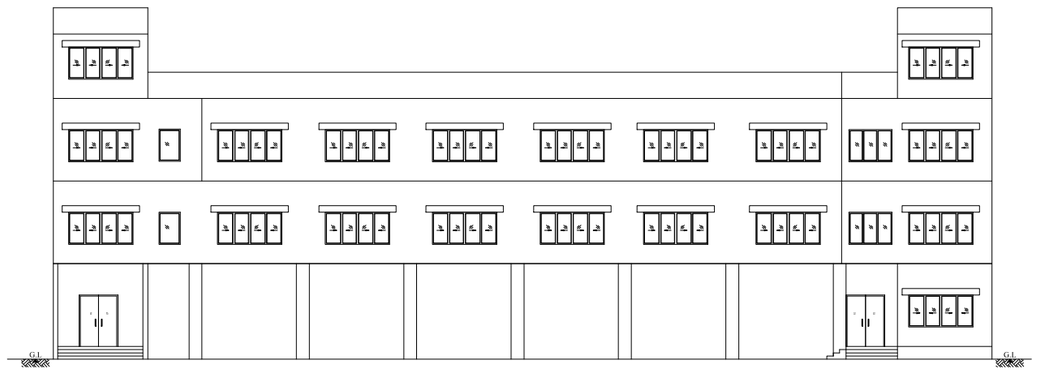
SECOND FLOOR PLAN



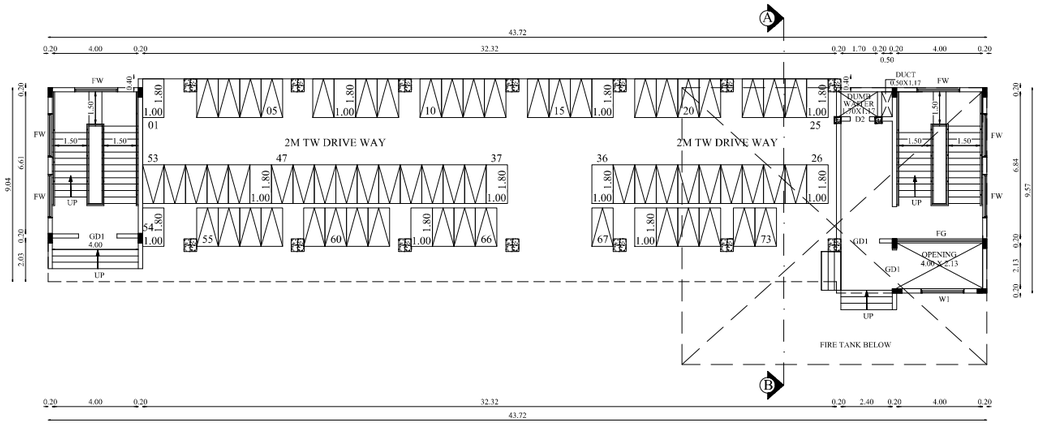
FIRST FLOOR PLAN



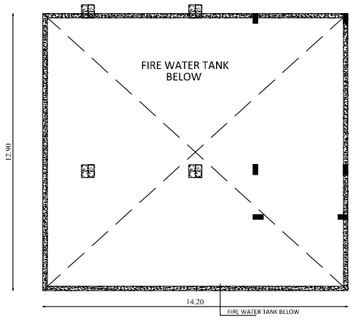
SECTION ON 'A-B'



SOUTH SIDE ELEVATION

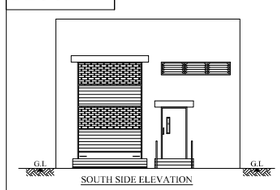


STILT FLOOR PLAN

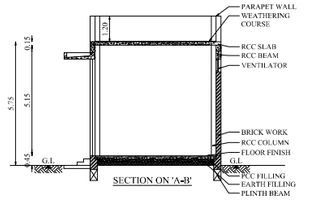


PLAN AT FIRE WATER TANK BELOW STILT FLOOR

BLOCK- 4



SOUTH SIDE ELEVATION



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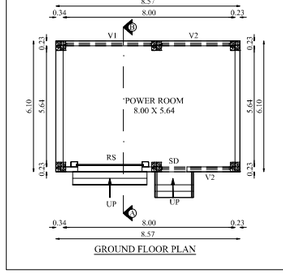
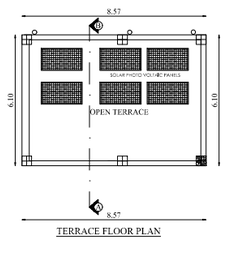


GROUND FLOOR PLAN



TERRACE FLOOR PLAN

BLOCK-3 & 4 | SHEET NO : 5/5

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL AMENITIES AND POWER ROOM BUILDING IN S.F.NO: 498/2B,498/3B & 499/2B AT KEERANATHAM VILLAGE, ANNUR TALUK, COIMBATORE DISTRICT.

Applicant Name :
VISWANATHAN.K - AUTO DIECASTING COMPANY
Online Application No : SWP/BPA/245965/2024

North

Scale 1 : 100

AREA DETAILS:

FLOOR NAME	FSI AREA (in Sqm)	NON-FSI AREA (in Sqm)	TOTAL AREA (in Sqm)
BLOCK -3 (INDUSTRIAL AMENITIES)			
STILT FLOOR	106.92	305.12	412.04
FIRST FLOOR	396.39	-	396.39
SECOND FLOOR	354.11	-	354.11
HEAD ROOM	-	81.88	81.88
TOTAL	857.42	387.00	1244.42
BLOCK - 4 (POWER ROOM)			
GROUND FLOOR	52.28	-	52.28

JOINERY DETAILS

TYPE	DESCRIPTION	SIZE
RS	ROLLING SHUTTER	3.00 X 4.50
SD	STEEL DOOR	1.20 X 2.40
SD1	STEEL DOOR 1	1.80 X 2.40
GD1	GLASS DOOR 1	1.80 X 2.40
D1	DOOR 1	1.50 X 2.40
D2	DOOR 2	0.90 X 2.10
W1	WINDOW 1	3.00 X 1.50
W2	WINDOW 2	2.00 X 1.50
W3	WINDOW 3	1.00 X 1.50
FW	FRENCH WINDOW	2.00 X 2.13
V1	VENTILATOR 1	4.01 X 0.61
V2	VENTILATOR 2	3.21 X 0.61

All metric dimensions are in metre

— MULTI TYPE FIRE FIGHTER PROVIDED
— FIRE EXTINGUISHER PROVIDED

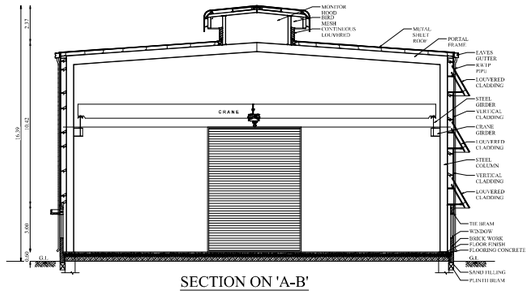
R.N. Krishna Kumar B.Arch.
CA/2015/73097
LPA/RAT/GR.I/19/03/006
GK ASSOCIATES
No : 603, 100 Feet Road, Gandhipuram
Coimbatore - 641 012.
Ph : 0422 - 4220046, 99442 11111

Architect

R. PRAKASH M.E., (Structural)
LPA/SE/Gr.I/19/05/044
GK ASSOCIATES
No : 603, 100 FEET ROAD, GANDHIPURAM
COIMBATORE - 641 012.
PHONE : 0422-4220046, 97503 40046

Structural Engineer

Applicant



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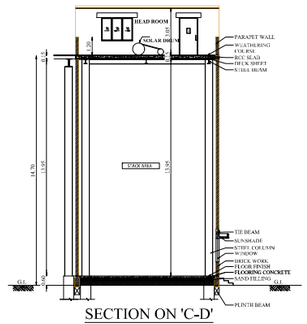
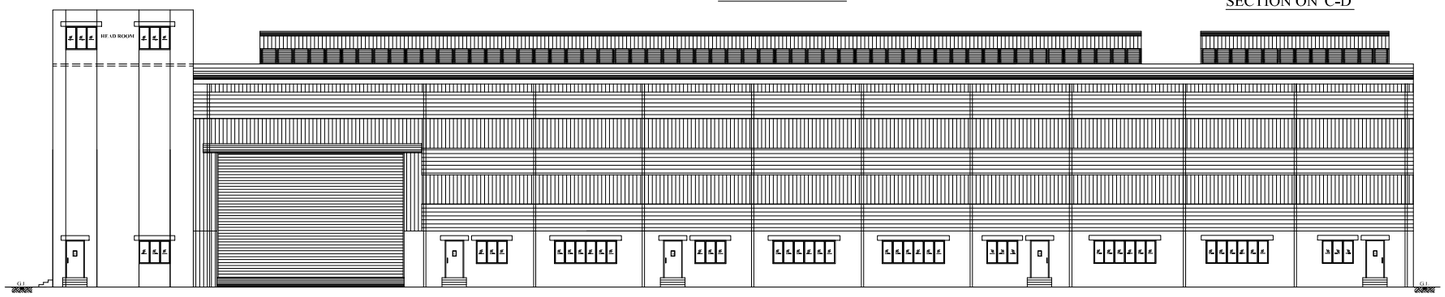
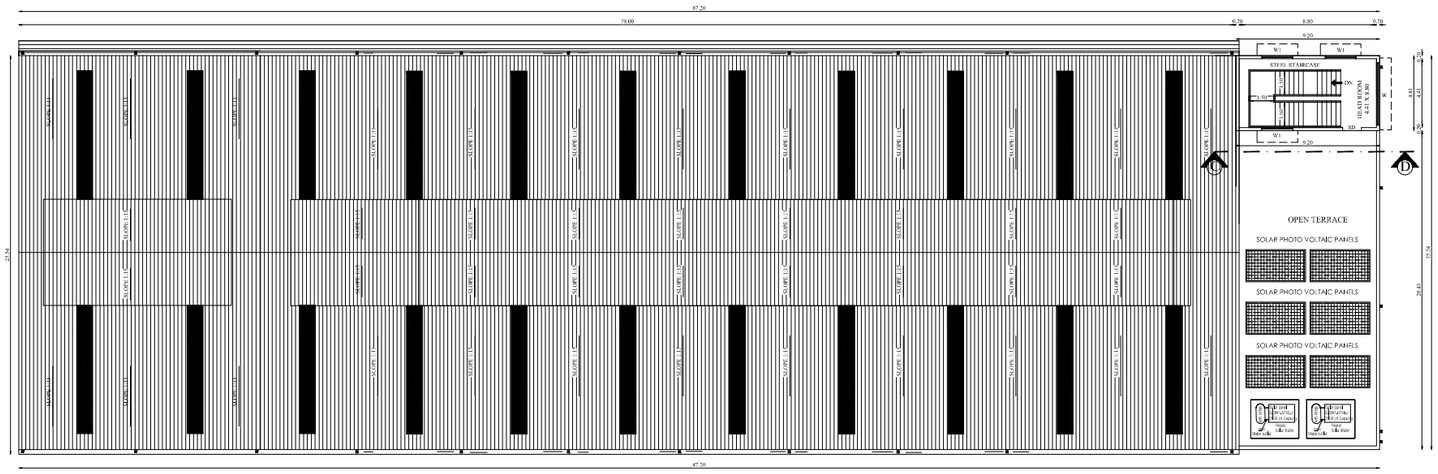


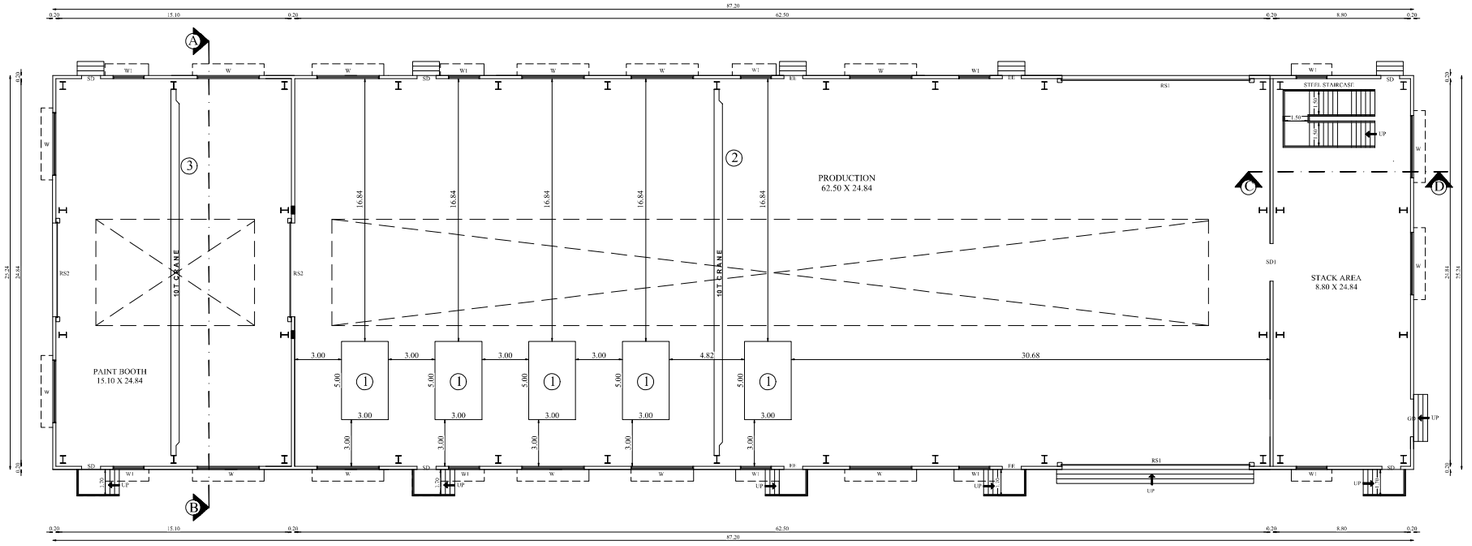
SECTION ON 'C-D'



NORTH SIDE ELEVATION



TERRACE FLOOR PLAN



GROUND FLOOR PLAN

BLOCK-2		SHEET NO : 4/5

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING (FERROUS AND NON-FERROUS METAL EXTRACTION UPTO 1 MT/hr PRODUCTION) IN S.F.NO: 498/2B,498/3B & 499/2B AT KEERANATHAM VILLAGE, ANNUR TALUK, COIMBATORE DISTRICT.

Applicant Name :
VISWANATHAN.K - AUTO DIECASTING COMPANY
Online Application No : SWP/BPA/245965/2024

North

Scale 1 : 100

AREA DETAILS:

FLOOR NAME	FSI AREA (in Sqm)	NON-FSI AREA (in Sqm)	TOTAL AREA (in Sqm)
GROUND FLOOR	2200.93	-	2200.93
HEAD ROOM	-	44.23	44.23
TOTAL	2200.93	44.23	2245.16

JOINERY DETAILS

TYPE	DESCRIPTION	SIZE
RS1	ROLLING SHUTTER	12.00 X 8.00
RS2	ROLLING SHUTTER 2	6.00 X 8.00
SD	STEEL DOOR	1.20 X 2.40
SD1	STEEL DOOR 1	2.40 X 2.40
EE	EMERGENCY EXIT	1.20 X 2.40
W	WINDOW	4.00 X 1.50
W1	WINDOW 1	2.00 X 1.50

MACHINERY DETAILS

S.NO	MACHINE NAME	POWER	QTY	TOTAL POWER
1	VERTICAL MACHINING CENTRE	11 KW	5	55 KW
2	10T CRANE	7.5 KW	2	15 KW
	TOTAL		7	70 KW (or) 93.87 HP

All metric dimensions are in metre

— MULTI TYPE FIRE FIGHTER PROVIDED
— FIRE EXTINGUISHER PROVIDED

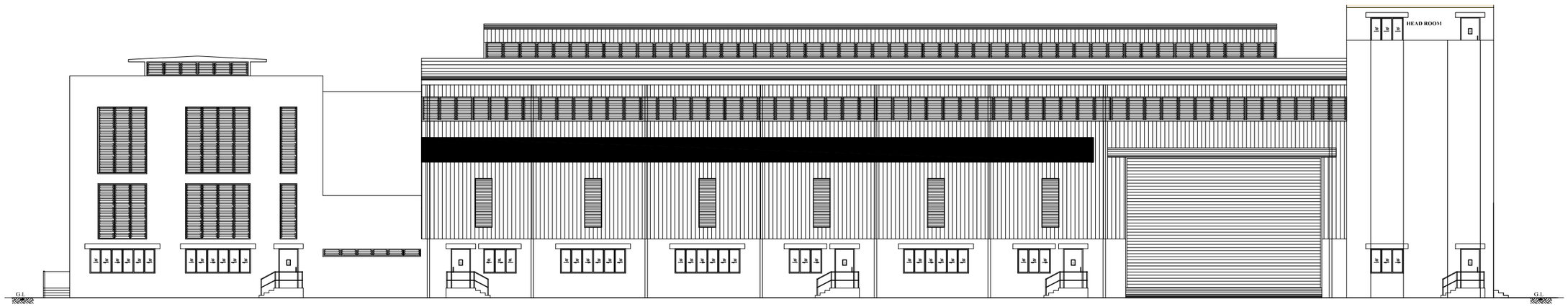
R.N.Krishna Kumar B.Arch.
CA / 2015 / 73097
LPA / RA / GA / 19 / 03 / 006
GK ASSOCIATES
No : 603, 100 Feet Road, Gandhipuram
Coimbatore - 641 012.
Ph : 0422 - 4220046, 99442 11111

Architect

R.PRAKASH M.E., (Structural)
LPA/SE/Gr-I/19/05/044
GK ASSOCIATES
No : 603, 100 FEET ROAD, GANDHIPURAM
COIMBATORE - 641 012.
PHONE : 0422-4220046, 97503 40046

Structural Engineer

Applicant



SOUTH SIDE ELEVATION

SECTION ON 'A-B'

BLOCK-1	SECTION & ELEVATION	SHEET NO : 3/5

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING (FERROUS AND NON-FERROUS METAL EXTRACTION UPTO 1 MT/hr PRODUCTION) IN S.F.NO: 498/2B,498/3B & 499/2B AT KEERANATHAM VILLAGE, ANNUR TALUK, COIMBATORE DISTRICT.

Applicant Name :
VISWANATHAN.K - AUTO DIECASTING COMPANY
Online Application No : SWP/BPA/245965/2024

North

Scale 1 : 100

JOINERY DETAILS

TYPE	DESCRIPTION	SIZE
RS	ROLLING SHUTTER	8.00 X 8.00
RS1	ROLLING SHUTTER	12.00 X 8.00
RS2	ROLLING SHUTTER 2	3.00 X 3.00
SD	STEEL DOOR	1.20 X 2.40
SD1L	STEEL DOOR 1 WITH LOUVERS	1.00 X 2.40
SD2L	STEEL DOOR 2 WITH LOUVERS	0.75 X 2.40
EE	EMERGENCY EXIT	1.20 X 2.40
D1	DOOR	0.60 X 2.13
W	WINDOW	4.00 X 1.50
W1	WINDOW 1	2.00 X 1.50
W2	WINDOW 2	3.00 X 1.50
V	VENTILATOR	6.00 X 0.45

All metric dimensions are in metre

— MULTI TYPE FIRE FIGHTER PROVIDED
— FIRE EXTINGUISHER PROVIDED

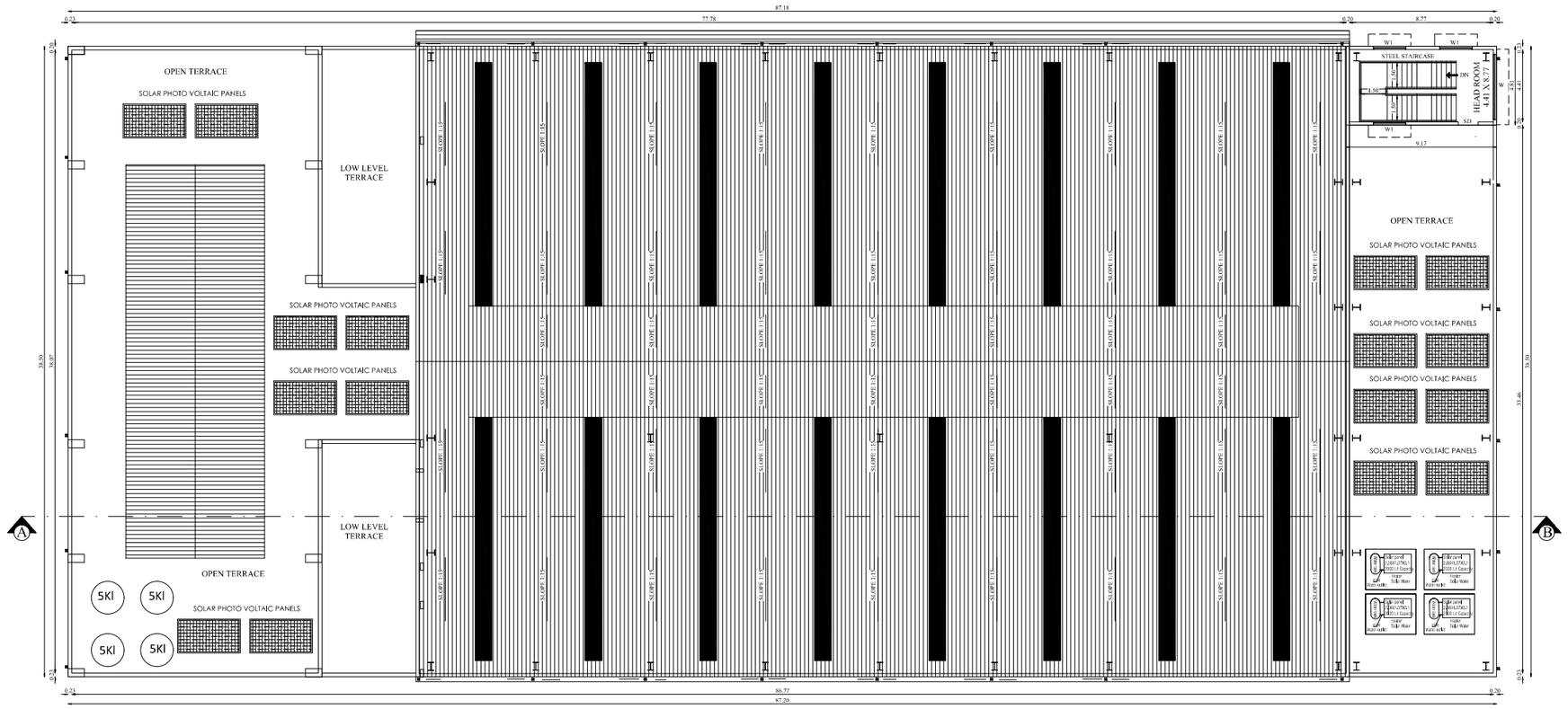
R.N.Krishna Kumar B.Arch.,
CA/2015/73097
LPA/HA/S4-/19/03/008
GK ASSOCIATES
No : 603, 100 Feet Road, Gandhipuram
Coimbatore - 641 012.
Ph : 0422 - 4220046, 99442 11111

Architect

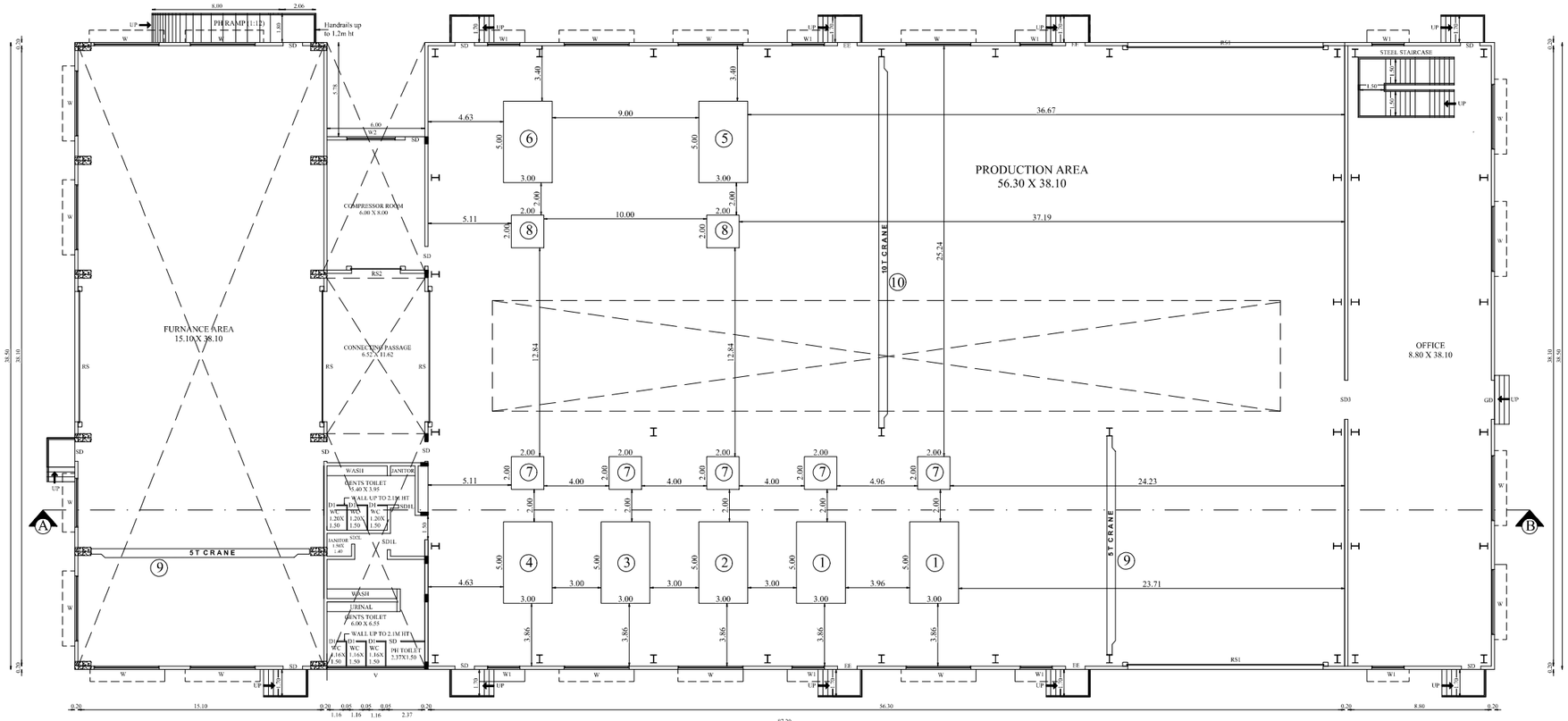
R.PRAKASH M.E., (Structural)
LPA/SE/G+1/19/05/044
GK ASSOCIATES
No : 603, 100 FEET ROAD, GANDHIPURAM
COIMBATORE - 641 012.
PHONE : 0422-4220046, 97503 40046

Structural Engineer

Applicant



TERRACE FLOOR PLAN



GROUND FLOOR PLAN

BLOCK-1	GROUND & TERRACE FLOOR	SHEET NO : 2/5

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING (FERROUS AND NON-FERROUS METAL EXTRACTION UPTO 1 MT/hr PRODUCTION) IN S.F.NO: 498/2B,498/3B & 499/2B AT KEERANATHAM VILLAGE, ANNUR TALUK, COIMBATORE DISTRICT.

Applicant Name :
VISWANATHAN.K - AUTO DIECASTING COMPANY
Online Application No : SWP/BPA/245965/2024

North

Scale 1 : 100

AREA DETAILS:

FLOOR NAME	FSI AREA (in Sqm)	NON-FSI AREA (in Sqm)	TOTAL AREA (in Sqm)
GROUND FLOOR	3322.52	-	3322.52
HEAD ROOM	-	44.08	44.08
TOTAL	3322.52	44.08	3366.60

JOINERY DETAILS

TYPE	DESCRIPTION	SIZE
RS	ROLLING SHUTTER	8.00 X 8.00
RS1	ROLLING SHUTTER	12.00 X 8.00
RS2	ROLLING SHUTTER 2	3.00 X 3.00
SD	STEEL DOOR	1.20 X 2.40
SD1L	STEEL DOOR 1 WITH LOUVERS	1.00 X 2.40
SD2L	STEEL DOOR 2 WITH LOUVERS	0.75 X 2.40
EE	EMERGENCY EXIT	1.20 X 2.40
D1	DOOR	0.60 X 2.13
SW	SWING DOOR	0.90 X 2.13
W	WINDOW	4.00 X 1.50
W1	WINDOW 1	2.00 X 1.50
W2	WINDOW 2	3.00 X 1.50
V	VENTILATOR	6.00 X 0.45

All metric dimensions are in metre

— MULTI TYPE FIRE FIGHTER PROVIDED
— FIRE EXTINGUISHER PROVIDED

MACHINERY DETAILS

S.NO	MACHINE NAME	POWER	QTY	TOTAL POWER
1	DIECASTING MACHINE 250T	22.5 KW	2	45 KW
2	DIECASTING MACHINE 420T	22.5 KW	1	45 KW
3	DIECASTING MACHINE 530T	45 KW	1	90 KW
4	DIECASTING MACHINE 660T	45 KW	1	90 KW
5	DIECASTING MACHINE 900T	60 KW	1	60 KW
6	DIECASTING MACHINE 1250T	75 KW	1	75 KW
7	FURNACE 1	36 KW	2	180 KW
8	FURNACE 2	36 KW	5	72 KW
9	5T CRANE	5 KW	2	10 KW
10	10T CRANE	7.5 KW	1	7.5 KW
	TOTAL		17	674.5 KW (or) 904.51 HP

R.N.Krishna Kumar B.Arch.,
CA/ 2575 / 2004
LPA/UA/QP/ : 16/05/1006
IAIFES
VIC ASSOCIATES, Gandhipuram
Coimbatore - 641 012.
Ph : 0422 - 4220046, 99422 11111

Architect

R.PRAKASH M.E., (Structural)
LPA/SE/CO/1719/05/044 .
GK ASSOCIATES
No : 603, 100 FEET ROAD, GANDHIPURAM
COIMBATORE - 641 012.
PHONE : 0422-4220046, 97503 40046

Structural Engineer

Applicant

Applicant Name : VISWANATHAN.K - AUTO DIECASTING COMPANY
Online Application No : SWP/BPA/245965/2024
Site Boundary Shown as "A to K" , B.P/DTCP No: 507 / 2024.

SITE AREA DETAILS:-

S.F.NO:	AREA in Sqm
498/2B	13200.00
498/3B	400.00
499/2B	1346.00
TOTAL	14946.00

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING (FERROUS AND NON-FERROUS METAL EXTRACTION UPTO 1 MT/hr PRODUCTION) IN S.F.NO: 498/2B,498/3B & 499/2B AT KEERANATHAM VILLAGE, ANNUR TALUK, COIMBATORE DISTRICT.

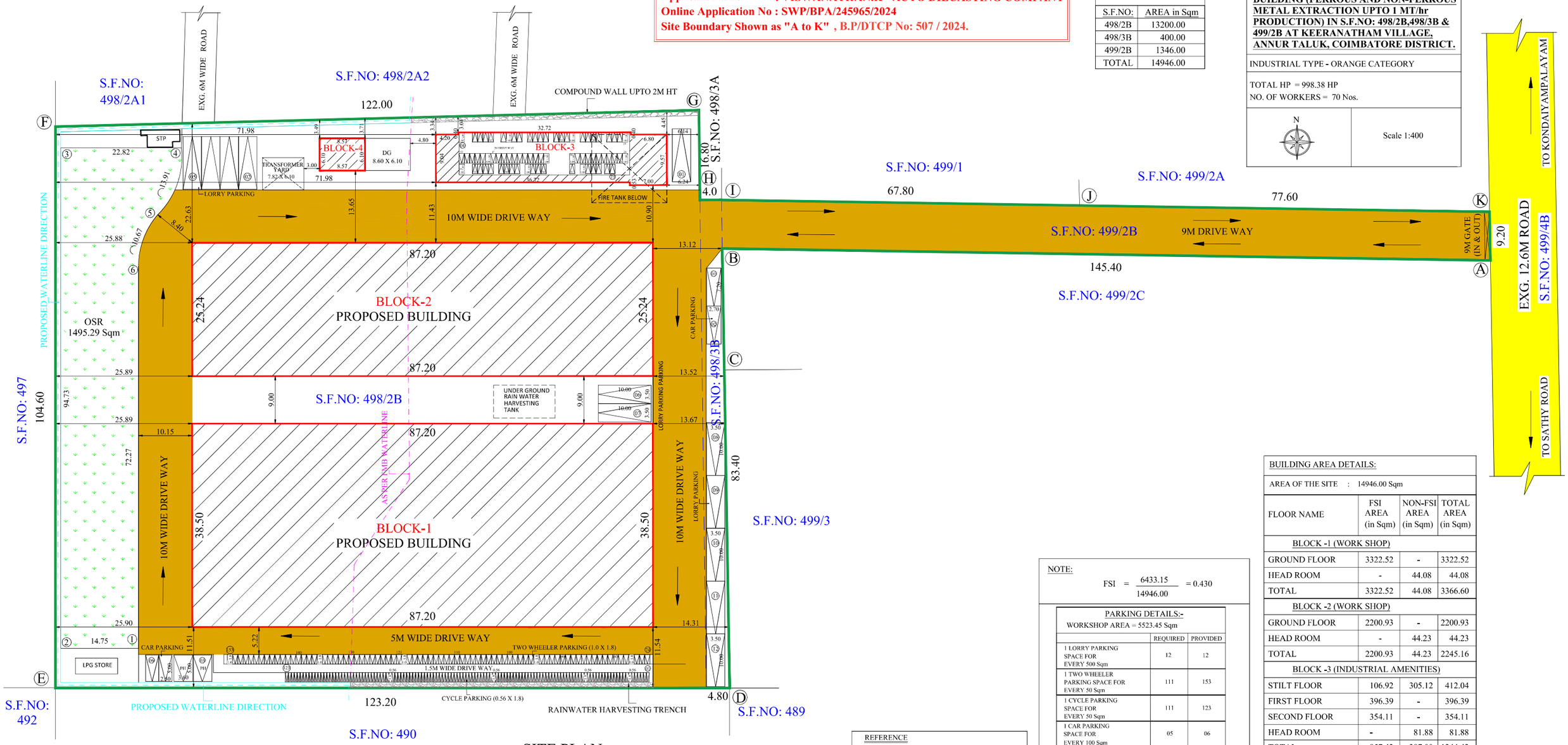
INDUSTRIAL TYPE - ORANGE CATEGORY

TOTAL HP = 998.38 HP
NO. OF WORKERS = 70 Nos.

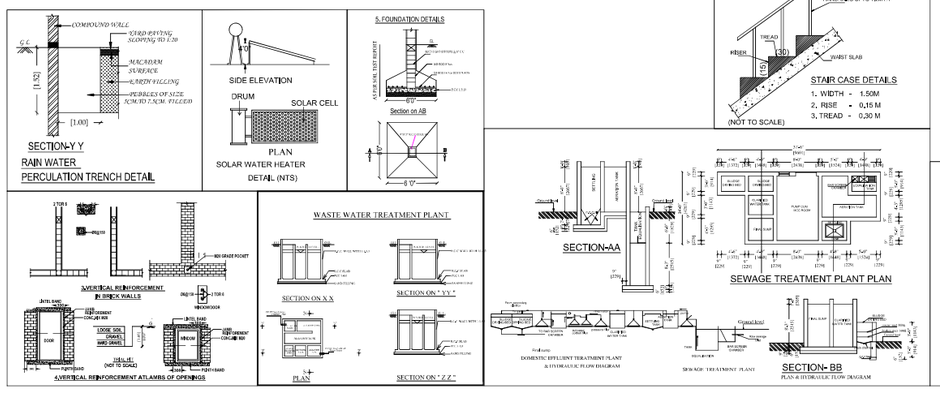
N

Scale 1:400

SITE PLAN | SHEET NO: 1/5



SITE PLAN



REFERENCE

- SITE BOUNDARY (A,B,C,D & K)
- PROPOSED BUILDING
- EXISTING ROAD

ALL DIMENSIONS ARE IN METERS

NOTE:

$$FSI = \frac{6433.15}{14946.00} = 0.430$$

PARKING DETAILS:-
WORKSHOP AREA = 5523.45 Sqm

	REQUIRED	PROVIDED
1 LORRY PARKING SPACE FOR EVERY 500 Sqm	12	12
1 TWO WHEELER PARKING SPACE FOR EVERY 50 Sqm	111	153
1 CYCLE PARKING SPACE FOR EVERY 50 Sqm	111	123
1 CAR PARKING SPACE FOR EVERY 100 Sqm (Office Area - 335.28 Sqm)	05	06

O.S.R REQUIRED:
O.S.R REQUIRED : 1494.60 Sqm (10%)
O.S.R PROVIDED : 1495.29 Sqm (10%)

BUILDING AREA DETAILS:

AREA OF THE SITE : 14946.00 Sqm

FLOOR NAME	FSI AREA (in Sqm)	NON-FSI AREA (in Sqm)	TOTAL AREA (in Sqm)
BLOCK -1 (WORK SHOP)			
GROUND FLOOR	3322.52	-	3322.52
HEAD ROOM	-	44.08	44.08
TOTAL	3322.52	44.08	3366.60
BLOCK -2 (WORK SHOP)			
GROUND FLOOR	2200.93	-	2200.93
HEAD ROOM	-	44.23	44.23
TOTAL	2200.93	44.23	2245.16
BLOCK -3 (INDUSTRIAL AMENITIES)			
STILT FLOOR	106.92	305.12	412.04
FIRST FLOOR	396.39	-	396.39
SECOND FLOOR	354.11	-	354.11
HEAD ROOM	-	81.88	81.88
TOTAL	857.42	387.00	1244.42
BLOCK -4 (POWER ROOM)			
GROUND FLOOR	52.28	-	52.28
GRAND TOTAL	6433.15	475.31	6908.46

R.N.Krishna Kumar B.Arch., CA/2015/73097, LPA/GM/CR/19/05/008, GK ASSOCIATES, No : 603, 100 Feet Road, Gandhipuram, Coimbatore - 641 012, Ph : 0422 - 4220046, 99442 11111

Architect

R.PRAKASH M.E., (Structural), LPA/SE/Cr-I/19/05/044, GK ASSOCIATES, No : 603, 100 FEET ROAD, GANDHIPURAM, COIMBATORE - 641 012, PHONE : 0422-4220046, 97503 40046

Structural Engineer

Applicant

Signature valid Signature valid

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.