

PP

APPROVAL RECORD

Planning Permission

Appanaickenpatti
Coimbatore district, Tamil Nadu

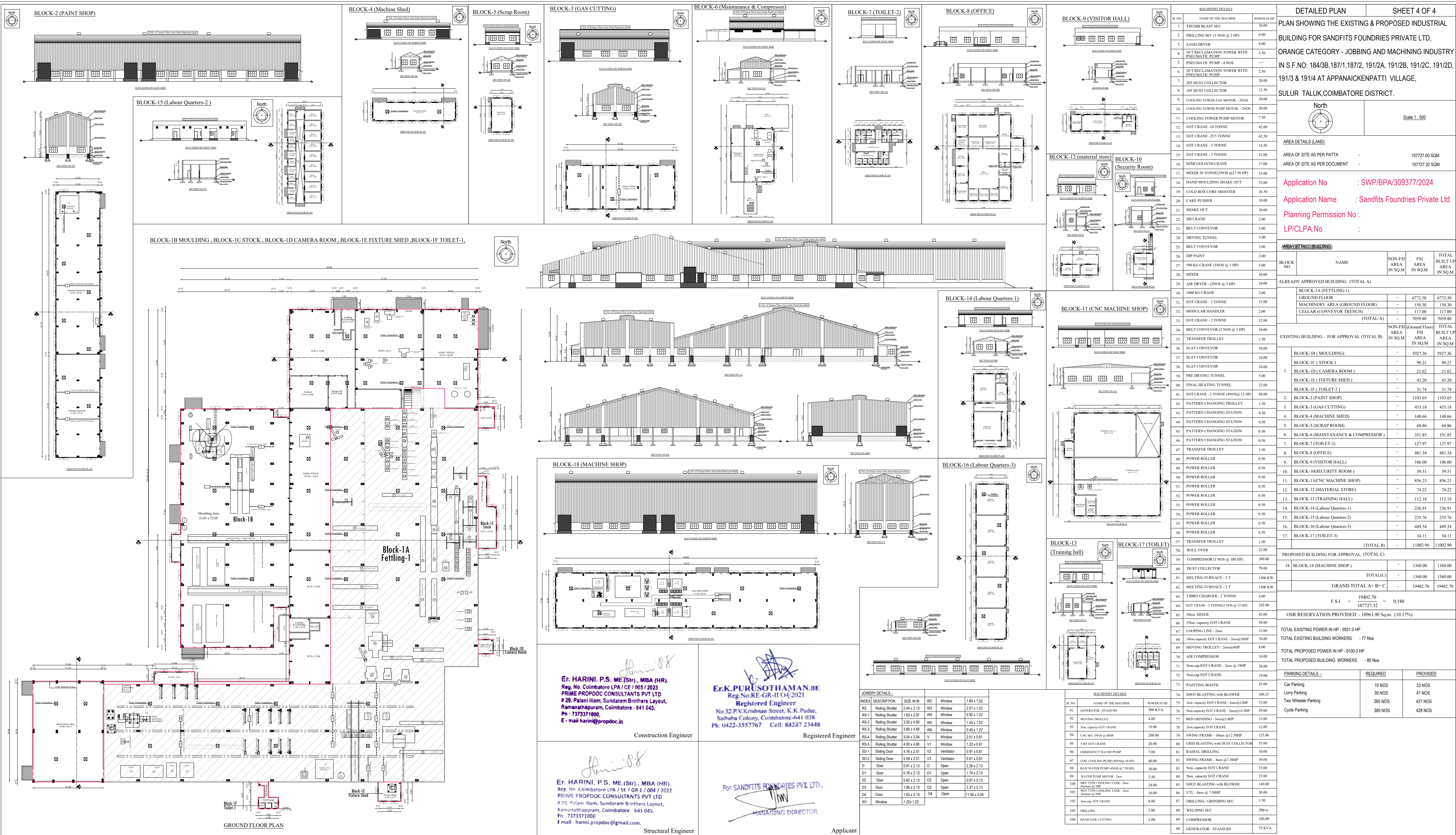
APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

PURPOSE
Industrial

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.



DETAILED PLAN
PLAN SHOWING THE EXISTING & PROPOSED INDUSTRIAL BUILDING FOR SANDFITS FOUNDRIES PRIVATE LTD, ORANGE CATEGORY - JOBBING AND MACHINING INDUSTRY IN S.F.NO: 184/3B,187/1,187/2, 191/2A, 191/2B, 191/2C, 191/2D, 191/3 & 191/4 AT APPANAICKENPATTI VILLAGE, SULUR TALUK, COIMBATORE DISTRICT.

North	Scale 1:500
AREA DETAILS (LAND)	
AREA OF SITE AS PER PATTA	107727.00 SQM
AREA OF SITE AS PER DOCUMENT	107727.32 SQM

Application No : SWP/BPA/309377/2024
Application Name : Sandfits Foundries Private Ltd
Planning Permission No : LP/CLPA.No :

Block No	NAME	NON-FSI AREA IN SQ.M	FSI AREA IN SQ.M	TOTAL BUILT UP AREA IN SQ.M
ALREADY APPROVED BUILDING (TOTAL A)				
BLOCK-1A (FETTLING-I)				
GROUND FLOOR		-	6772.50	6772.50
MACHINERY AREA (GROUND FLOOR)		-	150.30	150.30
CELLAR (CONVEYOR TRENCH)		-	117.00	117.00
(TOTAL-A)		-	7039.80	7039.80
EXISTING BUILDING - FOR APPROVAL (TOTAL B)				
BLOCK-1B (MOULDING)		-	5927.36	5927.36
BLOCK-1C (STOCK)		-	99.21	99.21
BLOCK-1D (CAMERA ROOM)		-	21.62	21.62
BLOCK-1E (FIXTURE SHED)		-	43.20	43.20
BLOCK-1F (TOILET-1)		-	31.74	31.74
BLOCK-2 (PAINT SHOP)		-	1103.65	1103.65
BLOCK-3 (GAS CUTTING)		-	453.18	453.18
BLOCK-4 (MACHINE SHED)		-	148.66	148.66
BLOCK-5 (SCRAP ROOM)		-	68.86	68.86
BLOCK-6 (MAINTNANCE & COMPRESSOR)		-	351.85	351.85
BLOCK-7 (TOILET-2)		-	127.97	127.97
BLOCK-8 (OFFICE)		-	481.34	481.34
BLOCK-9 (VISITOR HALL)		-	106.00	106.00
BLOCK-10 (SECURITY ROOM)		-	39.51	39.51
BLOCK-11 (CNC MACHINE SHOP)		-	856.23	856.23
BLOCK-12 (MATERIAL STORE)		-	74.22	74.22
BLOCK-13 (TRAINING HALL)		-	112.18	112.18
BLOCK-14 (Labour Quarters-1)		-	236.91	236.91
BLOCK-15 (Labour Quarters-2)		-	235.76	235.76
BLOCK-16 (Labour Quarters-3)		-	449.34	449.34
BLOCK-17 (TOILET-3)		-	34.11	34.11
(TOTAL B)		-	11002.90	11002.90
PROPOSED BUILDING FOR APPROVAL (TOTAL C)				
BLOCK-18 (MACHINE SHOP)		-	1360.00	1360.00
TOTAL(C)		-	1360.00	1360.00
GRAND TOTAL A+B+C		-	19402.70	19402.70

F.S.I = 19402.70 = 1.80
OSR RESERVATION PROVIDED - 10963.90 Sq.m. (10.17%)
TOTAL EXISTING POWER IN HP - 5931.0 HP
TOTAL EXISTING BUILDING WORKERS - 77 Nos
TOTAL PROPOSED POWER IN HP - 6100.0 HP
TOTAL PROPOSED BUILDING WORKERS - 80 Nos
PARKING DETAILS :-
Car Parking 10 NOS
Lorry Parking 39 NOS
Two Wheeler Parking 385 NOS
Cycle Parking 428 NOS

INDEX	DESCRIPTION	SIZE IN M	W2	Window	1.80 x 1.52
RS-1	Rolling Shutter	2.44 x 2.13	W5	Window	2.51 x 1.52
RS-2	Rolling Shutter	1.83 x 2.97	W4	Window	0.92 x 1.22
RS-3	Rolling Shutter	3.55 x 4.80	W6	Window	1.45 x 1.22
RS-4	Rolling Shutter	3.68 x 4.80	W6	Window	0.45 x 1.22
RS-5	Rolling Shutter	3.04 x 3.04	V	Window	2.51 x 0.61
RS-6	Rolling Shutter	4.00 x 4.80	V1	Window	1.22 x 0.61
SD-1	Sliding Door	4.76 x 2.51	V2	Ventilator	0.91 x 0.61
SD-2	Sliding Door	5.59 x 2.51	V3	Ventilator	0.61 x 0.61
D1	Door	0.91 x 2.13	O	Open	2.28 x 2.13
D2	Door	0.76 x 2.13	O1	Open	1.74 x 2.13
D3	Door	0.62 x 2.13	O2	Open	0.91 x 2.13
D4	Door	1.86 x 2.13	O3	Open	2.37 x 2.13
D5	Door	1.83 x 2.13	O4	Open	11.80 x 5.00
W1	Window	1.22 x 1.22			

SL NO	NAME OF THE MACHINE	POWER IN HP
91	GENERATOR - STAND BY	500 KVA
92	MOVING TROLLEY	4.00
93	3ton capacity EOT CRANE	19.00
94	CNC MC-NOS @ 40HP	200.00
95	5 MT EOT CRANE	20.00
96	EMERGENCY WATER PUMP	7.00
97	COIL COOLING PUMP (4000G @ 10 HP)	40.00
98	RAW WATER PUMP (4000G @ 7.50 HP)	30.00
99	WATER PUMP MOTOR - 2nos	2.50
100	DRY TYPE COOLING TANK - 2nos	24.00
101	WET TYPE COOLING TANK - 2nos	10.00
102	Shoring EOT CRANE	8.00
103	DRILLING	2.00
104	HAND SAW CUTTING	2.00

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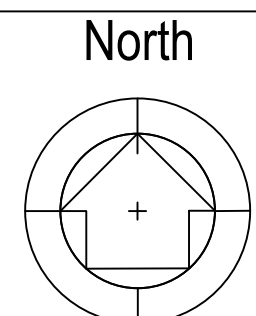
For SANDFITS FOUNDRIES PVT. LTD.,
MANAGING DIRECTOR

Application No : SWP/BPA/309377/2024
Application Name : Sandfits Foundries Private Ltd
Planning Permission No :
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SITEPLAN

SHEET 3 OF 4

PLAN SHOWING THE EXISTING & PROPOSED INDUSTRIAL BUILDING FOR SANDFITS FOUNDRIES PRIVATE LTD, ORANGE CATEGORY - JOBBING AND MACHINING INDUSTRY IN S.F.NO: 184/3B,187/1,187/2, 191/2A, 191/2B, 191/2C, 191/2D, 191/3 & 191/4 AT APPANAICKENPATTI VILLAGE, SULUR TALUK,COIMBATORE DISTRICT.



Scale 1 : 500

AREA DETAILS (LAND)

AREA OF SITE AS PER PATTA	-	107727.00 SQM
AREA OF SITE AS PER DOCUMENT	-	107727.32 SQM

AREA DETAILS (BUILDING)

BLOCK NO	NAME	NON-FSI AREA IN SQ.M	FSI AREA IN SQ.M	TOTAL BUILT UP AREA IN SQ.M
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ALREADY APPROVED BUILDING (TOTAL A)

BLOCK-1A (FETTLING-1)	-	6772.50	6772.50
GROUND FLOOR	-	150.30	150.30
MACHINERY AREA (GROUND FLOOR)	-	117.00	117.00
CELLAR (CONVEYOR TRENCH)	-	7039.80	7039.80
(TOTAL-A)	-	7039.80	7039.80

EXISTING BUILDING - FOR APPROVAL (TOTAL B)	NON-FSI AREA IN SQ.M	(Ground Floor) FSI AREA IN SQ.M	TOTAL BUILT UP AREA IN SQ.M
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1.	BLOCK-1B (MOULDING)	-	5927.36	5927.36
	BLOCK-1C (STOCK)	-	99.21	99.21
	BLOCK-1D (CAMERA ROOM)	-	21.62	21.62
	BLOCK-1E (FIXTURE SHED)	-	43.20	43.20
	BLOCK-1F (TOILET-1)	-	31.74	31.74
2.	BLOCK-2 (PAINT SHOP)	-	1103.65	1103.65
3.	BLOCK-3 (GAS CUTTING)	-	453.18	453.18
4.	BLOCK-4 (MACHINE SHED)	-	148.66	148.66
5.	BLOCK-5 (SCRAP ROOM)	-	68.86	68.86
6.	BLOCK-6 (MAINTANANCE & COMPRESSOR)	-	351.85	351.85
7.	BLOCK-7 (TOILET-2)	-	127.97	127.97
8.	BLOCK-8 (OFFICE)	-	481.34	481.34
9.	BLOCK-9 (VISITOR HALL)	-	106.00	106.00
10.	BLOCK-10(SEcurity ROOM)	-	39.51	39.51
11.	BLOCK-11(CNC MACHINE SHOP)	-	856.23	856.23
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17.	BLOCK-17 (TOILET-3)	-	34.11	34.11
	(TOTAL B)	-	11002.90	11002.90

PROPOSED BUILDING FOR APPROVAL (TOTAL C)

18	BLOCK-18 (MACHINE SHOP)	-	1360.00	1360.00
	TOTAL(C)	-	1360.00	1360.00
	GRAND TOTAL A+ B+ C	-	19402.70	19402.70

$$F.S.I = \frac{19402.70}{107727.32} = 0.180$$

OSR RESERVATION PROVIDED - 10963.90 Sq.m. (10.17%)

PARKING DETAILS :-	REQUIRED	PROVIDED
Car Parking	10 NOS	33 NOS
Lorry Parking	44 NOS	45 NOS
Two Wheeler Parking	388 NOS	427 NOS
Cycle Parking	388 NOS	428 NOS

REFERENCE :-

SITE BOUNDARY	
EXISTING ROAD	
DRIVEWAY	
PROPOSED BUILDING FOR APPROVAL	
EXISTING BUILDING FOR APPROVAL	
EXISTING APPROVED BUILDING	
OSR	

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Construction Engineer

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Structural Engineer

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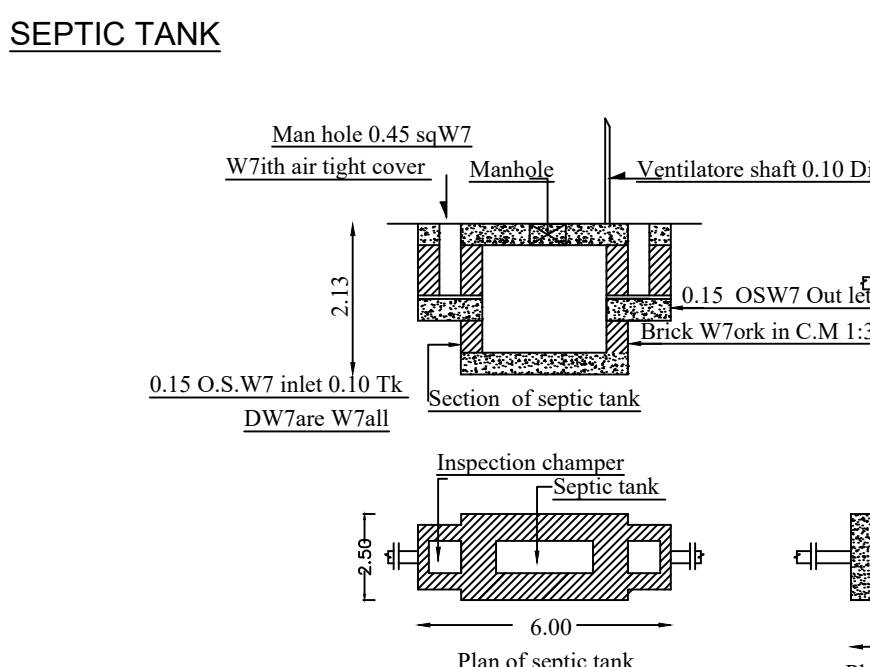
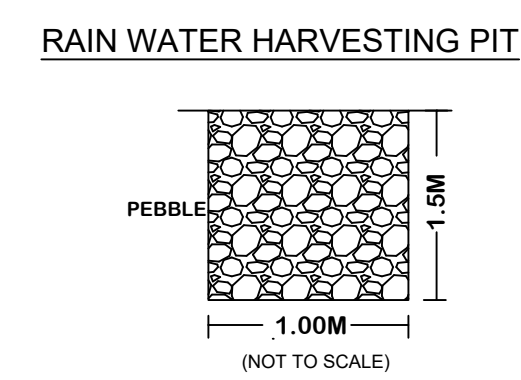
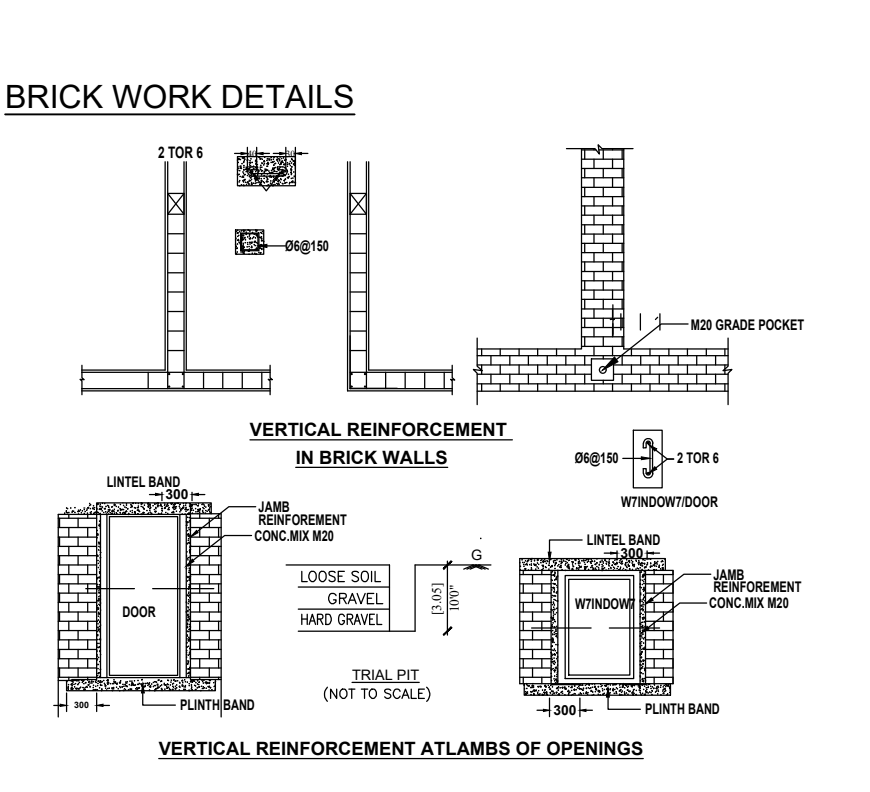
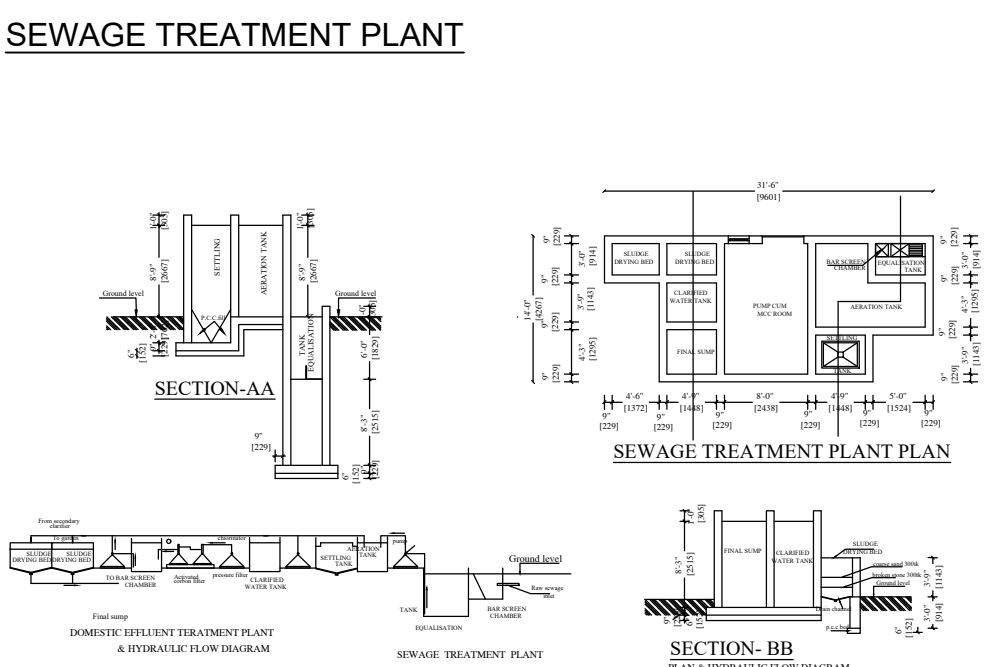
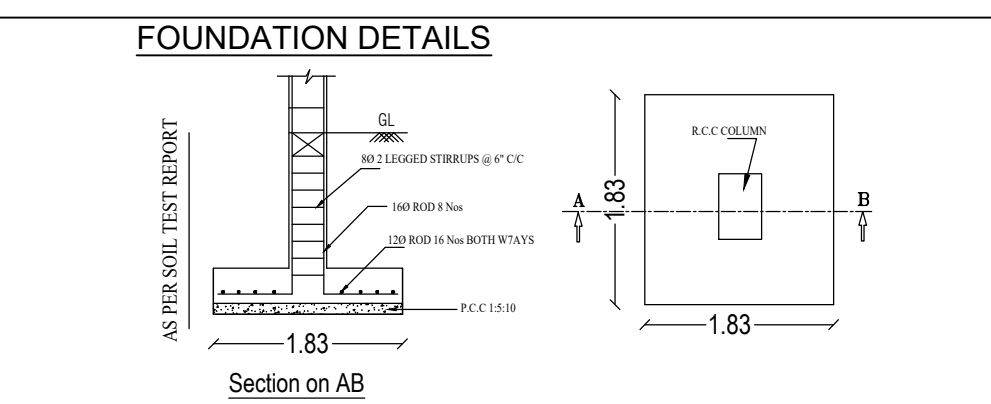
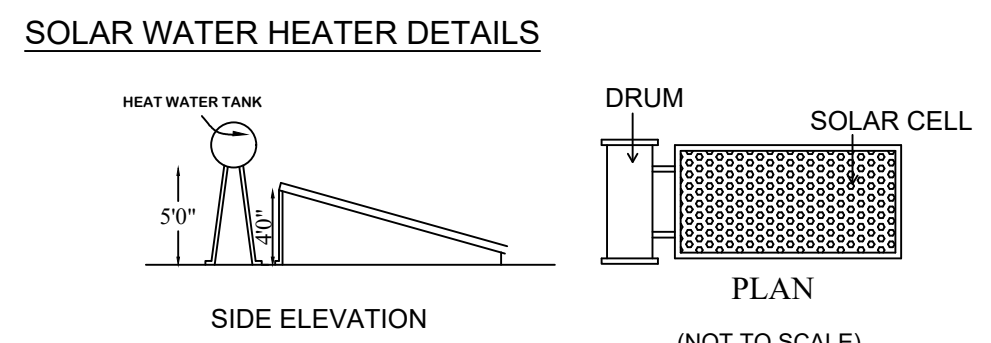
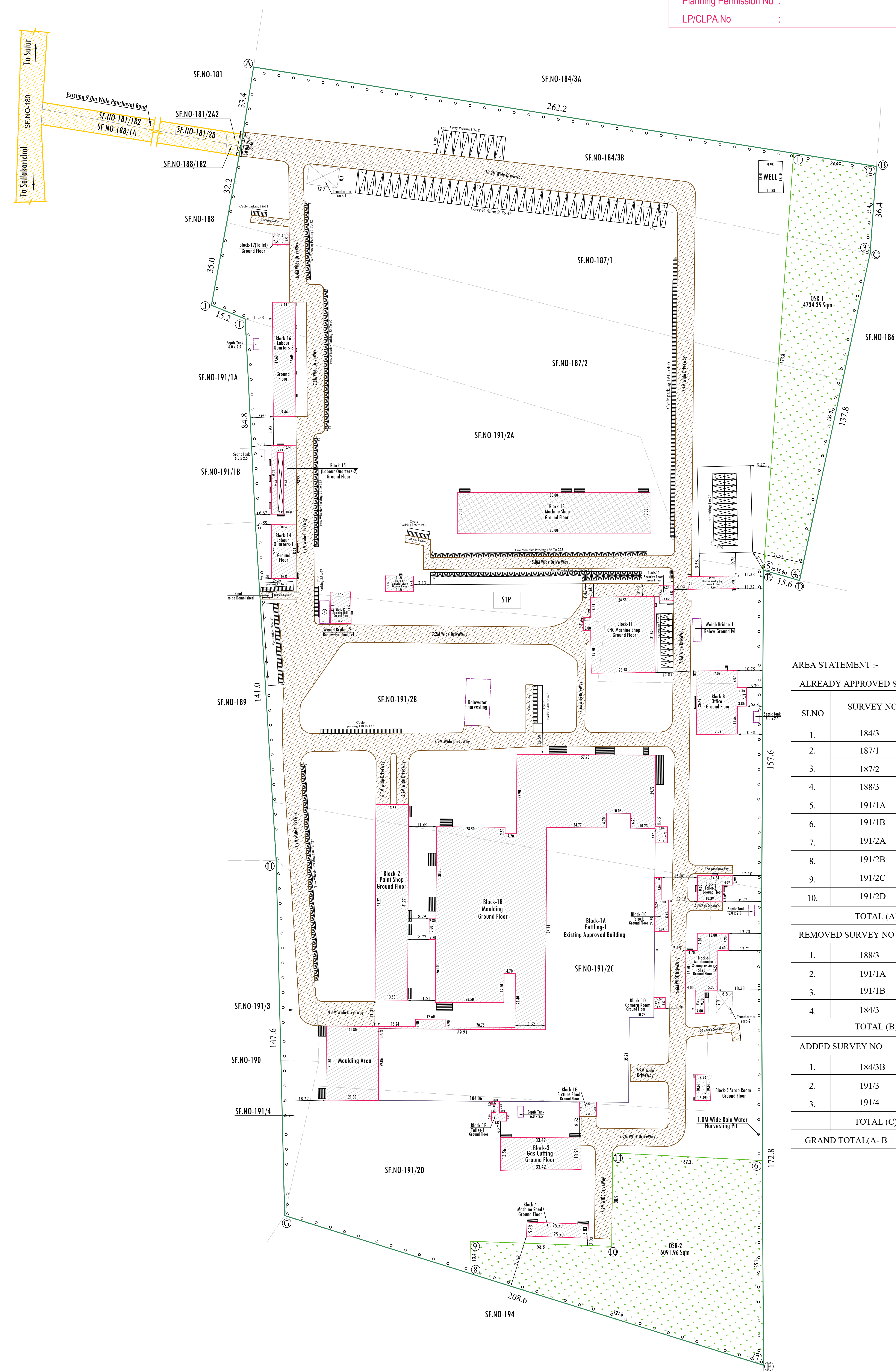
Registered Engineer

TOTAL EXISTING POWER IN HP - 5931.0 HP
TOTAL EXISTING BUILDING WORKERS - 77 Nos

TOTAL PROPOSED POWER IN HP - 6100.0 HP
TOTAL PROPOSED BUILDING WORKERS - 80 Nos

For SANDFITS FOUNDRIES PVT. LTD.,
MANAGING DIRECTOR

Applicant



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,
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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.

