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.

BLOCK-2 (PAINT SHOP)

BLOCK-15 (Labour Quarters-2)

BLOCK-4 (Machine Shed)

BLOCK-5 (Scrap Room)

BLOCK-3 (GAS CUTTING)

BLOCK-6 (Maintanance & Compressor)

BLOCK-7 (TOILET-2)

BLOCK-8 (OFFICE)

BLOCK-9 (VISITOR HALL)

BLOCK-12 (material store)

BLOCK-10 (Security Room)

BLOCK-1B MOULDING , BLOCK-1C STOCK , BLOCK-1D CAMERA ROOM , BLOCK-1E FIXTURE SHED ,BLOCK-1F TOILET-1,

BLOCK-14 (Labour Quarters-1)

BLOCK-11 (CNC MACHINE SHOP)

BLOCK-18 (MACHINE SHOP)

BLOCK-16 (Labour Quarters-3)

BLOCK-13 (Training hall)

BLOCK-17 (TOILET)

GROUND FLOOR PLAN

Er. HARINI. P.S. ME.(Str)., MBA (HR).
Reg. No. Coimbatore LPA / CE / 005 / 2023
PRIME PROPDOC CONSULTANTS PVT LTD
29, Palani illam, Sundaram Brothers Layout,
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Ph : 7373371000,
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Construction Engineer

Er.K.PURUSOTHAMAN.BE
Reg.No:RE-GR-II/04/2021
Registered Engineer
No.32.P.V.Krishnan Street, K.K.Pudur,
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Registered Engineer

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Structural Engineer

For SANDFITS FOUNDRIES PVT LTD.,
MANAGING DIRECTOR

Applicant

JOINERY DETAILS :-					
INDEX	DESCRIPTION	SIZE IN M	W2	Window	1.80 x 1.52
RS	Rolling Shutter	2.44 x 2.13	W3	Window	2.51 x 1.52
RS-1	Rolling Shutter	1.83 x 2.97	W4	Window	0.92 x 1.22
RS-2	Rolling Shutter	3.55 x 4.80	W5	Window	1.45 x 1.22
RS-3	Rolling Shutter	3.66 x 4.80	W6	Window	0.45 x 1.22
RS-4	Rolling Shutter	3.04 x 3.04	V	Window	2.51 x 0.61
RS-5	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
D	Door	0.91 x 2.13	O	Open	2.28 x 2.13
D1	Door	0.76 x 2.13	O1	Open	1.74 x 2.13
D2	Door	0.62 x 2.13	O2	Open	0.91 x 2.13
D3	Door	1.06 x 2.13	O3	Open	2.37 x 2.13
D4	Door	1.83 x 2.13	O4	Open	11.00 x 5.00
W1	Window	1.22x 1.22			

MACHINERY DETAILS		
SL NO	NAME OF THE MACHINE	POWER IN HP
91	GENERATOR - STAND BY	500 KVA
92	MOVING TROLLEY	4.00
93	5ton. capacity EOT CRANE	19.00
94	CNC M/C 5NOS @ 40HP	200.00
95	5 MT EOT CRANE	20.00
96	EMERGENCY WATER PUMP	7.00
97	COIL COOLING PUMP (4NOS@ 10 HP)	40.00
98	RAW WATER PUMP (4NOS @ 7.50 HP)	30.00
99	WATER PUMP MOTOR - 2nos	2.50
100	DRY TYPE COOLING TANK - 2nos Blowers @ 5HP	24.00
101	WET TYPE COOLING TANK - 2nos Blowers @ 5HP	10.00
102	3ton.cap. EOT CRANE	8.00
103	DRILLING	2.00
104	BAND SAW CUTTING	2.00

MACHINERY DETAILS		
SL NO:	NAME OF THE MACHINE	POWER IN HP
1.	THUMB BLAST M/C	26.00
2.	DRILLING M/C (3 NOS @ 2 HP)	6.00
3.	SAND DRYER	8.00
4.	10 T RECLAMATION TOWER WITH PNEUMATIC PUMP	2.50
5.	PNEUMATIC PUMP - 4 NOS	----
6.	20 T RECLAMATION TOWER WITH PNEUMATIC PUMP	2.50
7.	20T DUST COLLECTOR	20.00
8.	10T DUST COLLECTOR	12.50
9.	COOLING TOWER FAN MOTOR - 2NOS	20.00
10.	COOLING TOWER PUMP MOTOR - 2NOS	20.00
11.	COOLING TOWER PUMP MOTOR	7.50
12.	EOT CRANE -10 TONNE	42.00
13.	EOT CRANE -25/5 TONNE	62.50
14.	EOT CRANE - 5 TONNE	14.50
15.	EOT CRANE - 3 TONNE	12.00
16.	SEMI GOLIATH CRANE	17.00
17.	MIXER 20 TONNE(2NOS @27.50 HP)	55.00
18.	HAND MOULDING SHAKE-OUT	53.00
19.	COLD BOX CORE SHOOTER	26.50
20.	CAKE PUSHER	10.00
21.	SHAKE OUT	30.00
22.	JIB CRANE	2.00
23.	BELT CONVEYOR	5.00
24.	DRYING TUNNEL	5.00
25.	BELT CONVEYOR	5.00
26.	DIP PAINT	2.00
27.	500 KG CRANE (5NOS @ 1 HP)	5.00
28.	MIXER	10.00
29.	AIR DRYER - (2NOS @ 5 HP)	10.00
30.	1000 KG CRANE	2.00
31.	EOT CRANE - 3 TONNE	12.00
32.	MODULAR HANDLER	2.00
33.	EOT CRANE - 2 TONNE	12.00
34.	BELT CONVEYOR (2 NOS @ 5 HP)	10.00
35.	TRANSFER TROLLEY	1.50
36.	SLAT CONVEYOR	10.00
37.	SLAT CONVEYOR	10.00
38.	SLAT CONVEYOR	10.00
39.	PRE DRYING TUNNEL	5.00
40.	FINAL HEATING TUNNEL	22.00
41.	EOT CRANE - 3 TONNE (4NOS@ 12 HP)	48.00
42.	PATTERN CHANGING TROLLEY	1.50
43.	PATTERN CHANGING STATION	0.50
44.	PATTERN CHANGING STATION	0.50
45.	PATTERN CHANGING STATION	0.50
46.	PATTERN CHANGING STATION	0.50
47.	TRANSFER TROLLEY	1.50
48.	POWER ROLLER	0.50
49.	POWER ROLLER	0.50
50.	POWER ROLLER	0.50
51.	POWER ROLLER	0.50
52.	POWER ROLLER	0.50
53.	POWER ROLLER	0.50
54.	POWER ROLLER	0.50
55.	POWER ROLLER	0.50
56.	POWER ROLLER	0.50
57.	TRANSFER TROLLEY	1.50
58.	ROLL OVER	22.00
59.	COMPRESSOR (3 NOS @ 100 HP)	300.00
60	DUST COLLECTOR	79.00
61.	MELTING FURNACE - 5 T	1500 KW
62.	MELTING FURNACE - 2 T	1500 KW
63.	VIBRO CHARGER - 2 TONNE	4.00
64.	EOT CRANE - 5 TONNE(2 NOS @ 51 HP)	102.00
65	30ton. MIXER	42.00
66	25ton. capacity EOT CRANE	58.00
67	LOOPING LINE - 2nos	15.00
68	10ton.capacity EOT CRANE - 2nos@3SHP	76.00
69	MOVING TROLLEY - 2nos@4HP	8.00
70	AIR COMPRESSOR	10.00
71	5ton.cap EOT CRANE - 2nos @ 19HP	38.00
72	5ton.cap.EOT CRANE	19.00
73	PAINTING BOOTH	25.00
74	SHOT BLASTING with BLOWER	100.25
75	3ton. capacity EOT CRANE - 6nos@12HP	72.00
76	5ton.capacity EOT CRANE - 2nos@14.5HP	29.00
77	BED GRINDING - 5nos@3.6HP	15.00
78	2ton.capacity EOT CRANE	12.00
79	SWING FRAME - 10nos @12.50HP	125.00
80	GRID BLASTING with DUST COLLECTOR	55.00
81	RADIAL DRILLING	10.00
82	SWING FRAME - 4nos @7.50HP	30.00
83	5ton. capacity EOT CRANE	15.00
84	5ton. capacity EOT CRANE	15.00
85	SHOT BLASTING with BLOWER	140.00
86	VTL - 4nos @ 7.50HP	30.00
87	DRILLING / GRINDING M/C	1.50
88	WELDING M/C	20kva
89	COMPRESSOR	100.00
90	GENERATOR - STAND BY	75 KVA

DETAILED PLAN — SHEET 4 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.

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 :

AREA STATISTICS (BUILDING)

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-1)			
	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)		NON-FSI AREA IN SQ.M	(Ground Floor) FSI AREA IN SQ.M	TOTAL BUILT UP AREA IN SQ.M
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
12.	BLOCK-12 (MATERIAL STORE)	-	74.22	74.22
13.	BLOCK-13 (TRAINING HALL)	-	112.18	112.18
14.	BLOCK-14 (Labour Quarters-1)	-	236.91	236.91
15.	BLOCK-15 (Labour Quarters-2)	-	235.76	235.76
16.	BLOCK-16 (Labour Quarters-3)	-	449.34	449.34
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 = 19402.70 / 107727.32 = 0.180

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

TOTAL EXISTING POWER IN HP - 5931.0 HP

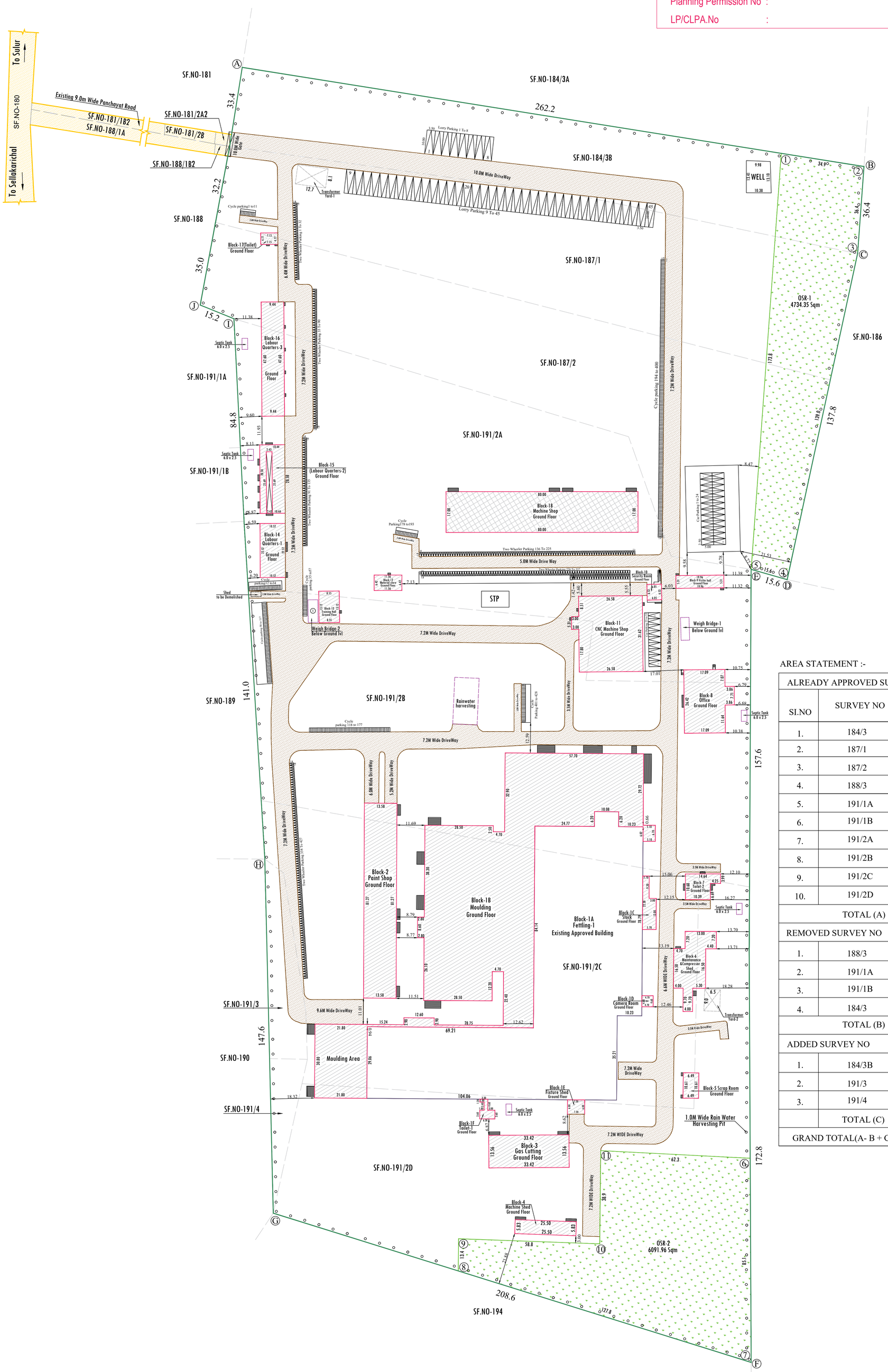
TOTAL EXISTING BUILDING WORKERS - 77 Nos

TOTAL PROPOSED POWER IN HP - 6100.0 HP

TOTAL PROPOSED BUILDING WORKERS - 80 Nos

PARKING DETAILS :-	REQUIRED	PROVIDED
Car Parking	10 NOS	33 NOS
Lorry Parking	39 NOS	41 NOS
Two Wheeler Parking	385 NOS	427 NOS
Cycle Parking	385 NOS	428 NOS

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



AREA STATEMENT :-

ALREADY APPROVED SURVEY NO		
SI.NO	SURVEY NO	AREA AS PER PATTA IN Sqm
1.	184/3	14423
2.	187/1	11850
3.	187/2	13600
4.	188/3	5000
5.	191/1A	500
6.	191/1B	50
7.	191/2A	19400
8.	191/2B	17800
9.	191/2C	18000
10.	191/2D	17200
	TOTAL (A)	117823
REMOVED SURVEY NO		
1.	188/3	5000
2.	191/1A	500
3.	191/1B	50
4.	184/3	14423
	TOTAL (B)	19973
ADDED SURVEY NO		
1.	184/3B	8377
2.	191/3	1000
3.	191/4	500
	TOTAL (C)	9877
GRAND TOTAL(A- B + C)		107727

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.

North

Scale 1 : 500

AREA DETAILS (LAND)

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AREA OF SITE AS PER DOCUMENT	-	107727.32 SQM

AREA DETAILS (BUILDING)

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	(TOTAL B)	-	11002.90	11002.90
PROPOSED BUILDING FOR APPROVAL (TOTAL C)				
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	GRAND TOTAL A+ B+ C	-	19402.70	19402.70

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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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MANAGING DIRECTOR

Applicant

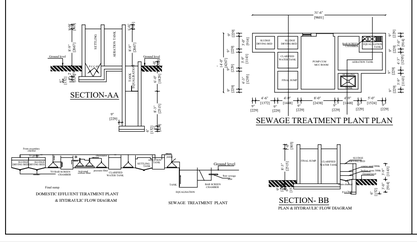
SOLAR WATER HEATER DETAILS

FOUNDATION DETAILS

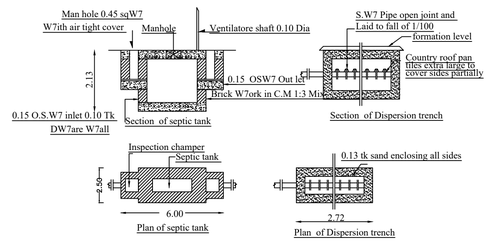
BRICK WORK DETAILS

RAIN WATER HARVESTING PIT

SEWAGE TREATMENT PLANT



SEPTIC TANK



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.