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.

Verified RealEstate™
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PLAN SHOWING THE PROPOSED CONSTRUCTION OF A INDUSTRIAL BUILDING (FERROUS AND NON-FERROUS METALS EXTRACTION, REFINING, CASTING/FORGING, ALLOY MAKING PROCESSING, ETC.) - RED CATEGORY WITH 300 HP IN SF.NO'S: 556/1A1B, 556/1B1, 556/1B2 & 556/1B3 AT SIKKARAMPALAYAM VILLAGE, METTUPALAYAM TALUK, COIMBATORE DISTRICT.

SCALE :- 1:100
INDUSTRIAL BUILDING

CATEGORY : RED INDUSTRIES
ONLINE APPLICATION NO : SWP/BPA/0334580/2024
APPLICANT NAME : M/s.BHARATH HI-ALLOYS AND MR.V.RAJAPPAN

N

AREA DETAILS:- IN SQM

AREA OF SITE AS PER FMB / PATTA	=	5665.00 Sqm
AREA OF SITE AS PER DOCUMENT	=	5665.00 Sqm
SUPER IMPOSED PLOT AREA	=	5623.80 Sqm

PROPOSED BUILDING AREA DETAILS:-

BLOCK	FLOOR	FSI (Sq.mt)	NON-FSI (Sq.mt)	TOTAL (Sq.mt)
BLOCK-1 OFFICE ROOM	GROUND FLOOR	81.92	-	81.92
BLOCK-2 MAIN BUILDING	GROUND FLOOR	686.00	-	686.00
BLOCK-3 TOILET BLOCK	GROUND FLOOR	37.21	-	37.21
BLOCK-4 ELECTRICAL ROOM	GROUND FLOOR	44.60	-	44.60
TOTAL AREA		849.73	-	849.73

F.S.I CALCULATION AS PER SITE AREA:-

F.S.I (849.73/5623.80) = 0.151

BUILDING HEIGHT :-

BUILDING HEIGHT = 11.03 Mt

OSR DETAILS	REQUIRED	PROVIDED
OSR AREA	566.50 Sq.mt	573.05 Sq.mt (10.10 %)

PARKING AREA DESCRIPTION	AREA	REQUIRED	PROVIDED
1 CAR SPACE FOR EVERY 100 SQ.M OF OFFICE FLOOR AREA	81.94 SQM / 100 SQM	01 NO	02 NOS (INCLUDE PH)
1 TWO WHEELER SPACE FOR EVERY 50 SQ.M OF WORKSHOP FLOOR AREA	768.00 SQM / 50 SQM	15 NOS	18 NOS (INCLUDE PH)
1 CYCLE SPACE FOR EVERY 50 SQ.M OF WORKSHOP FLOOR AREA	768.00 SQM / 50 SQM	15 NOS	20 NOS
1 LORRY SPACE FOR EVERY 500 SQ.M OF WORKSHOP FLOOR AREA	768.00 SQM / 500 SQM	02 NOS	03 NOS

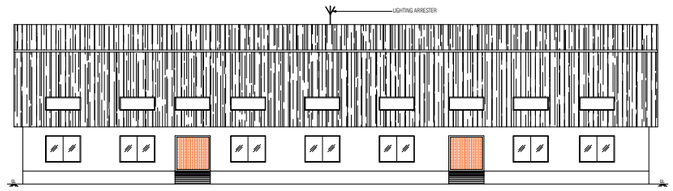
SYM	JOINERY DETAILS	SIZE IN METER
RS	ROLLING SHUTTER	6.00 X 2.44
MD	MAIN DOOR	1.83 X 2.44
TD	TOILET DOOR	0.76 X 2.44
W	WINDOW	2.44 X 1.83
V	VENTILATOR	0.91 X 0.91

COLOUR INDEX:-

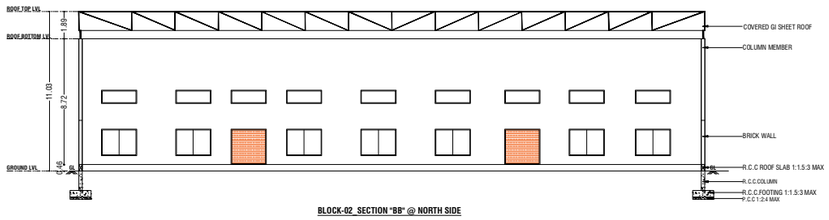
BOUNDARY OF THE SITE :
EXISTING ROADS :
PROPOSED CONSTRUCTION :
PROPOSED DRIVEWAY :
OSR :

HP & WORKER'S DTEAILS:-

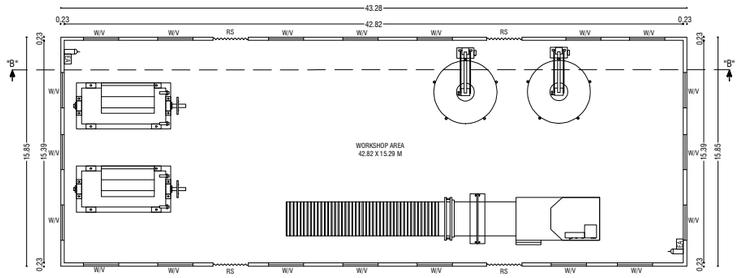
NO OF HP:300 HP
NO OF WORKERS:30 NO'S MALE & FEMALE



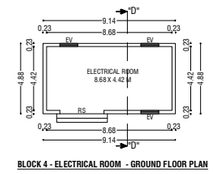
BLOCK-02_ELEVATION @ NORTH SIDE



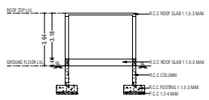
BLOCK-02_SECTION "BB" @ NORTH SIDE



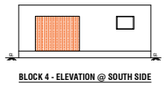
BLOCK-02_INDUSTRIAL BUILDING



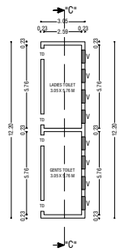
BLOCK 4 - ELECTRICAL ROOM - GROUND FLOOR PLAN



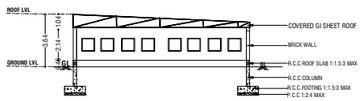
BLOCK 4 - SECTION "DD" @ EAST SIDE



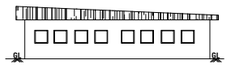
BLOCK 4 - ELEVATION @ SOUTH SIDE



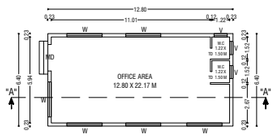
BLOCK 3 - TOILET BLOCK - GROUND FLOOR PLAN



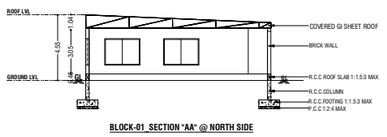
BLOCK 3 -TOILET BLOCK_SECTION "CC" @ EAST SIDE



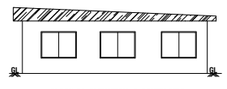
BLOCK 3 - TOILET BLOCK_ELEVATION @ EAST SIDE



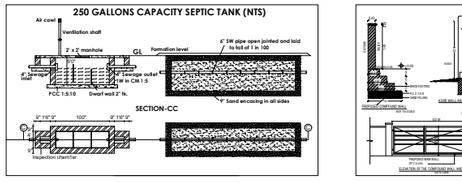
BLOCK-01_OFFICE ROOM

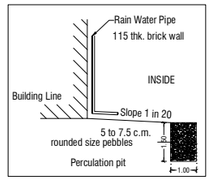


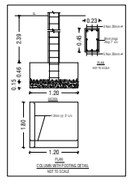
BLOCK-01_SECTION "AA" @ NORTH SIDE

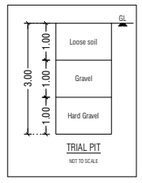


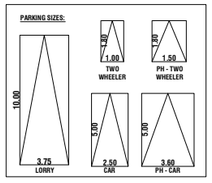
BLOCK-01_ELEVATION @ SOUTH SIDE

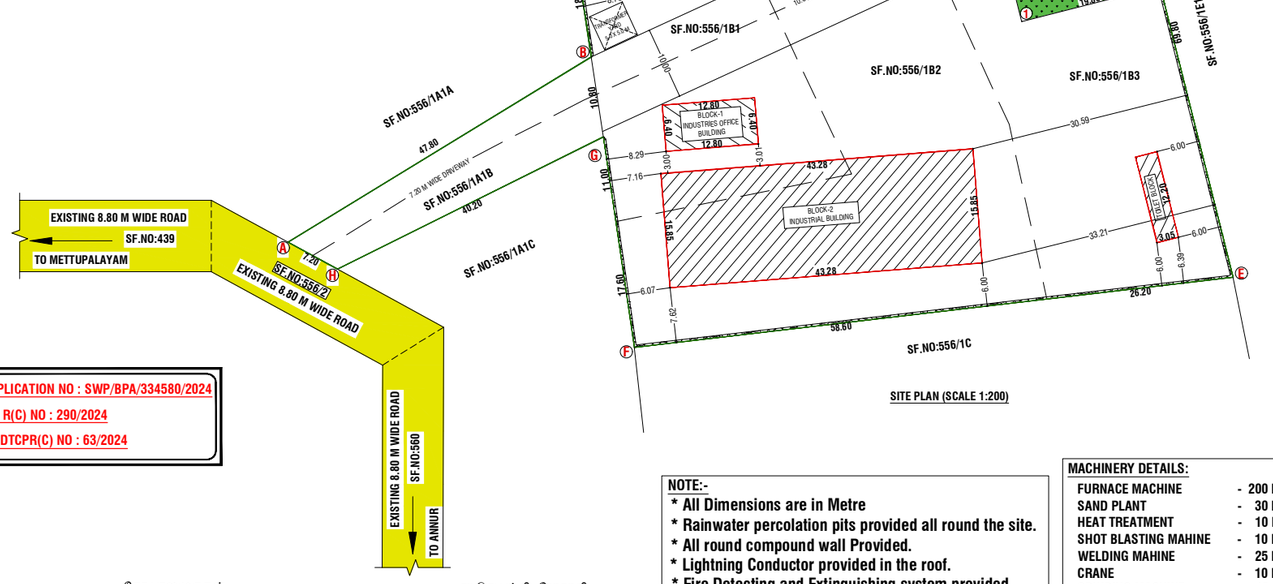












SITE PLAN (SCALE 1:200)

ONLINE APPLICATION NO : SWP/BPA/334580/2024
SWP / L.P / R(C) NO : 290/2024
SWP / BP / DTCPR(C) NO : 63/2024

NOTE:-
* All Dimensions are in Metre
* Rainwater percolation pits provided all round the site.
* All round compound wall Provided.
* Lightning Conductor provided in the roof.
* Fire Detecting and Extinguishing system provided.
* Emergency Alaram provided. Sand buckets provided.

MACHINERY DETAILS:

FURNACE MACHINE	- 200 HP
SAND PLANT	- 30 HP
HEAT TREATMENT	- 10 HP
SHOT BLASTING MAHINE	- 10 HP
WELDING MAHINE	- 25 HP
CRANE	- 10 HP
GRINDING MACHINE	- 15 HP
TOTAL H.P	- 300 HP

Signature valid
Signed by: Joint Director
Location: Coimbatore, IN
Date: 2025.09.26 17:14:21 IST

அளவர் / வரைவாளர்

கோ.பாலமுருகன்
வரைவாளர் நிலை - III

ரா.செபஸ்தி ரோசாலி
மேற்பார்வையாளர்/ வரைவாளர் நிலை - II

Er.P.MOHANKUMAR,M.E.,(GEOTECH),MIGS
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REGISTERED GEOTECH ENGINEER

D. ARUN KUMAR.,B.E (CIVIL)
REGISTERED CONSTRUCTION ENGINEER
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REGISTERED CONSTRUCTION ENGINEER

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DTCP / NAMAKKAL / RSE-II / 001 / 2022
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Peelamedu, Coimbatore - 641 004.
Ph: 96550 08064
REGISTERED STRUCTURAL ENGINEER

Er. S. PRADEEP, B.E., M.E.(ST)
REGISTERED ENGINEER Grade - II
DTCP / NAMAKKAL / RE-II / 003 / 2022
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Peelamedu, Coimbatore - 641 004.
Ph: 96550 08064
REGISTERED ENGINEER / ARCHITECT

For BHARATH HI - ALLOYS
Managing Partner
OWNER / APPLICANT

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

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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.