PP APPROVAL RECORD

Planning Permission

Coimbatore

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.

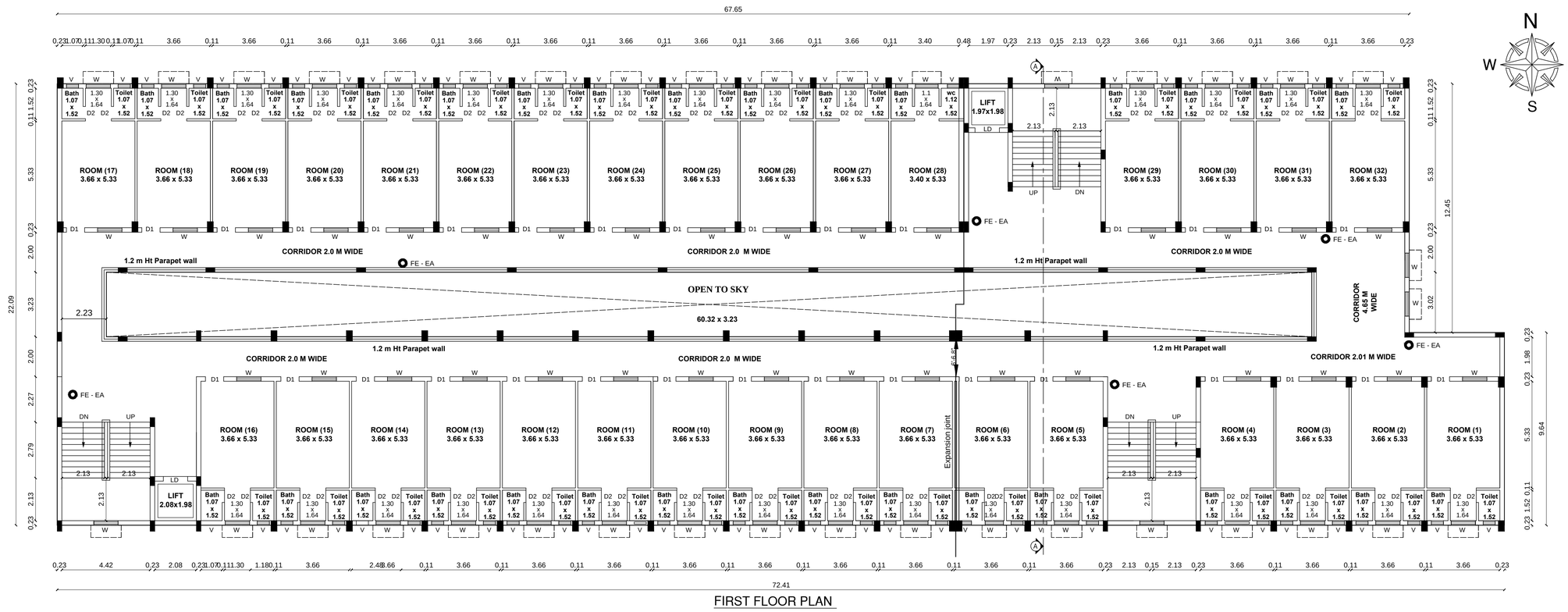
Verified RealEstate™

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

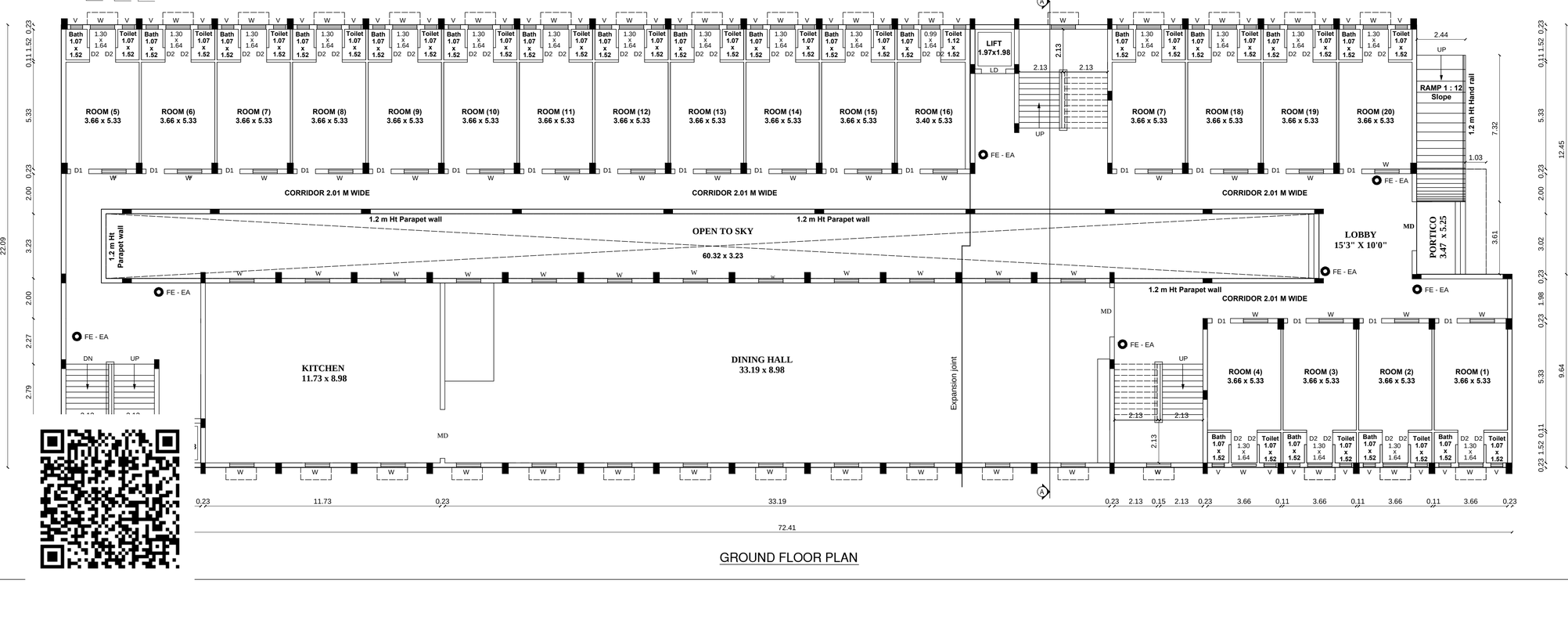
hello@verified.realestate

+91 9996 12 9996

verified.realestate



FIRST FLOOR PLAN



GROUND FLOOR PLAN

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUND, FIRST , FLOOR HOSTEL BUILDING IN S.F.No :87 / 1C2 & 1D2, PATTA No : 2643, SOLAVAMPALAYAM VILLAGE, KINATHUKADAVU TALUK, COIMBATORE DISTRICT.

JOINERY DETAILS:	METER
MD - Main Door	2.44 x 2.44
D.D - Double Door	1.98 x 2.44
D1 - Door	0.91 x 2.10
D2 - Door	0.76 x 2.13
TD1 - Toilet Door	0.76 x 2.13
W - Window	1.22 x 1.52
W1 - Window	1.22 x 1.22
V - Ventilator	0.92 x 0.61

NOTE : ALL DIMENSIONS ARE IN METRE

SCALE 1 : 100

APPLICANT

K.ARUN KUMAR M.E.,(Structures),
Structural Engineer Grade -I (SE)
Reg No :CBE Rgn/SE/Gr I/2019/05/002
CREATORS
1531, Trichy Road, Coimbatore - 641018

STRUCTURAL ENGINEER

Er. K.P. VETRISELVAN M.E.,(GEOTECH) MIGS,MISTE...
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D.No:4D.N.No.2nd 8th Street, K.K.Pudur,
Coimbatore - 641 038
+91 90433 44488 E-mail: geodesign123@gmail.com

GEO - TECH ENGINEER

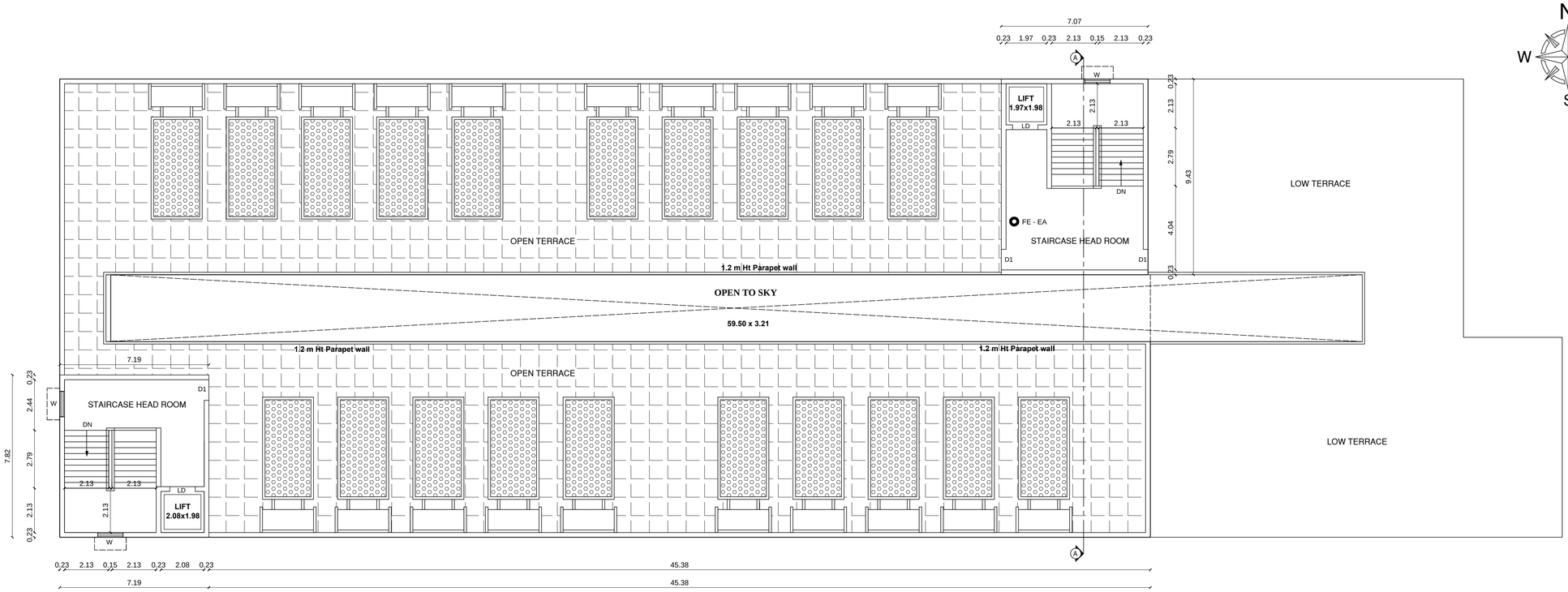
Er.M.VELMURUGAN DCE.BE
No:13/3, Sowdeshwari Nagar,
Ondipudur,Coimbatore - 641 016
LPA / CE / 012 / 2022
LPA / RE / GR-III / 003 / 2022
Cell: 6383323123

CONSTRUCTION ENGINEER

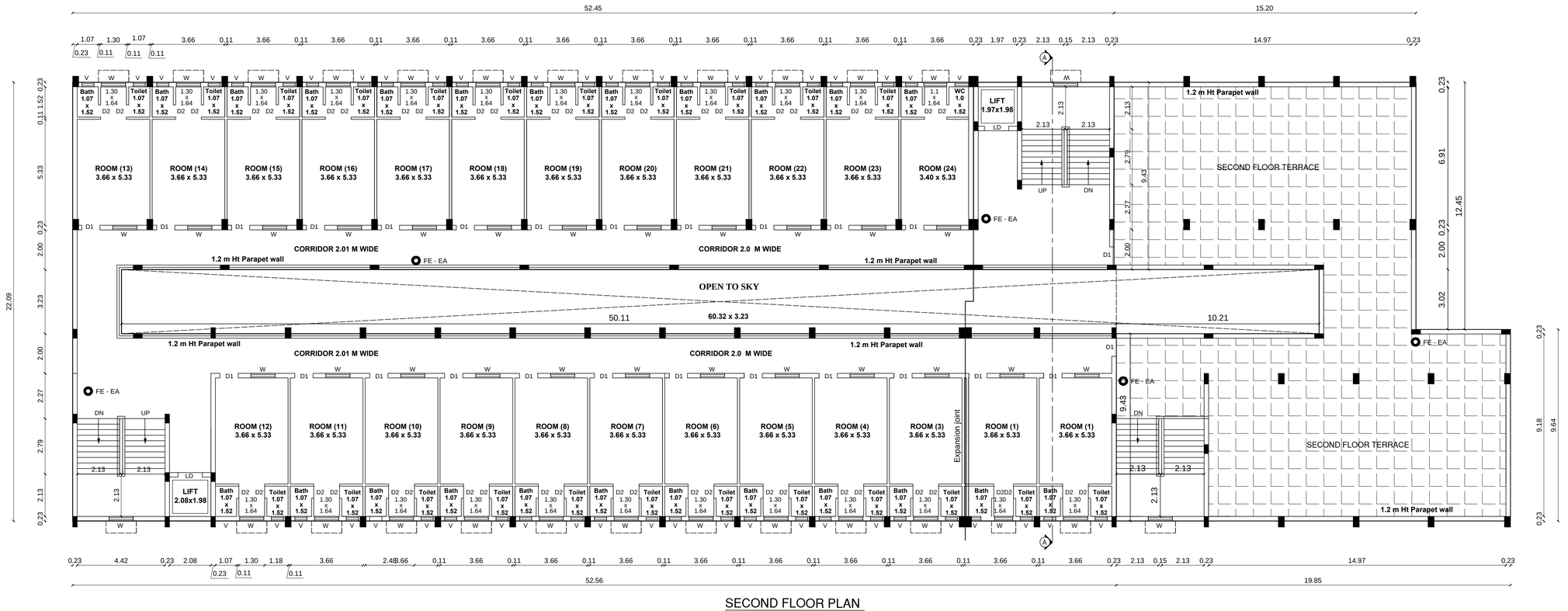
Er. R. RAGUPATHY BE.,
Consulting Civil Engineer & Contractor & Lbs
No.54, 1st Floor, Bharathi Park 7th Cross, Near ICICI Bank,
GCT, Coimbatore - 641 043, Cell: 91-97902 33332
LBS No. GRII.057.2019 LPA/RE/GR-II/19/04/008

REGISTERED ENGINEER

GROUND & FIRST FLOOR PLAN SHEET No : 2 / 3



TERRACE FLOOR PLAN



SECOND FLOOR PLAN

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUND, FIRST , FLOOR HOSTEL BUILDING IN S.F.No :87 / 1C2 & 1D2, PATTA No : 2643, SOLAVAMPALAYAM VILLAGE, KINATHUKADAVU TALUK, COIMBATORE DISTRICT.

JOINERY DETAILS:	METER
MD - Main Door	2.44 x 2.44
D.D - Double Door	1.98 x 2.44
D1 - Door	0.91 x 2.10
D2 - Door	0.76 x 2.13
TD1 - Toilet Door	0.76 x 2.13
W - Window	1.22 x 1.52
W1 - Window	1.22 x 1.22
V - Ventilator	0.92 x 0.61

NOTE : ALL DIMENSIONS ARE IN METRE

SCALE 1 : 100

APPLICANT

K.ARUN KUMAR M.E.,(Structures),
Structural Engineer Grade -I (SE)
Reg No :CBE Rgn/SE/Gr I/2019/05/002
CREATORS
531, Trichy Road, Coimbatore - 641018

STRUCTURAL ENGINEER

Er. K.P. VETRISELVAN M.E. (GEOTECH) MIGS, MISTE...
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GEO - TECH ENGINEER

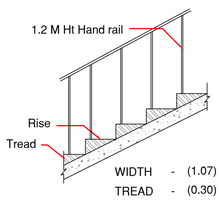
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LBS No. GRII.057.2019 LPA/RE/GR-II/19/04/008

REGISTERED ENGINEER

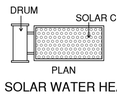
SECOND & TERRACE PLAN SHEET No : 3 / 3



WIDTH - (1.07)
TREAD - (0.30)
RISE - (0.15)

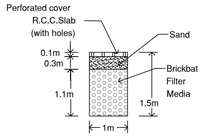
TYPICAL STAIR-CASE - 1 & 2

(NOT TO SCALE)



PLAN

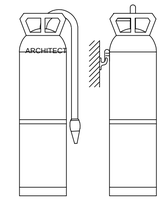
SOLAR WATER HEATER DETAIL (NTS)
(PROVIDED ON THE TERRACE)



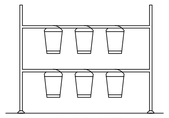
(Not to scale)

RAIN WATER HARVESTING

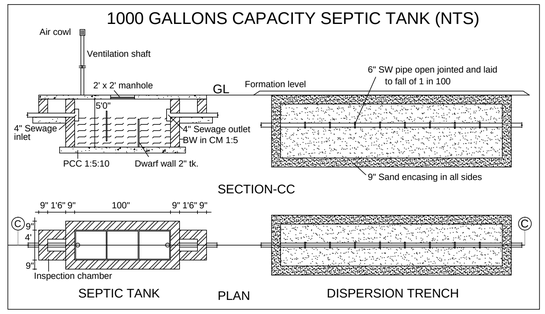
RECHARGE TRENCH SECTION

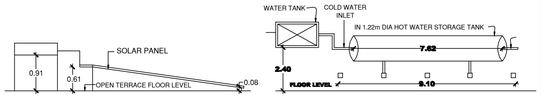


FIRE EXTINGUISHER

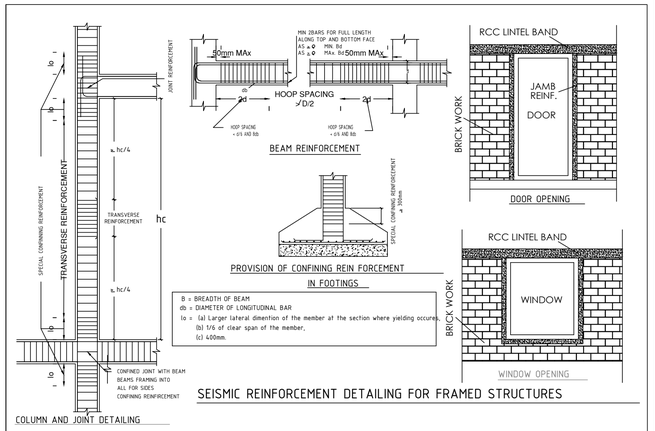


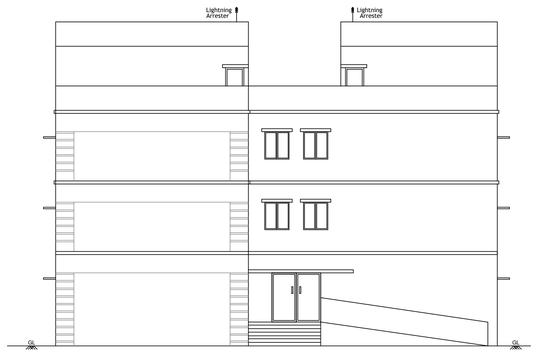
SAND BUCKET



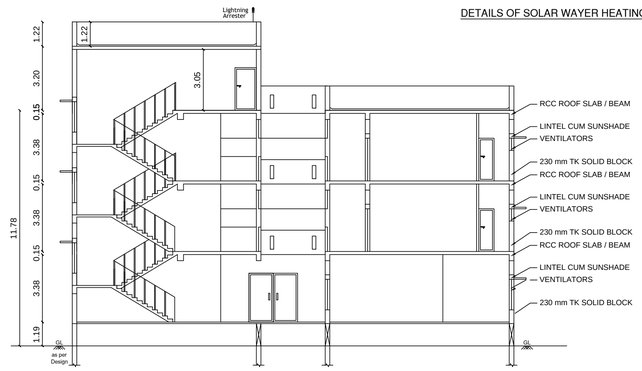


DETAILS OF SOLAR WAYER HEATING SYSTEM





ELEVATION

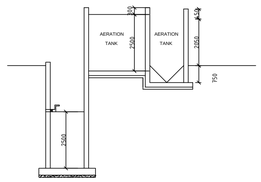


SECTION 'AA'

FE :- FIRE DETECTING AND EXTINGUI-SHING SYSTEM PROVIDED.

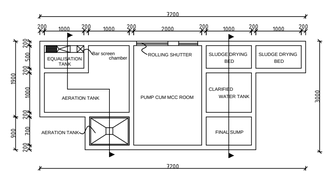
EA :- EMERGENCY ALARAM PROVIDED. SAND BUCKTS PROVIDED.

PLAN OF SEWAGE TREATMENT PLANT & HYDRAULIC FLOW DIAGRAM (NTS)



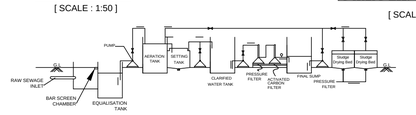
SECTION ON A-A

[SCALE : 1:50]

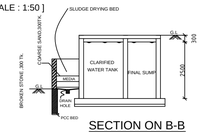


SEWAGE TREATMENT PLANT PLAN

[SCALE : 1:50]

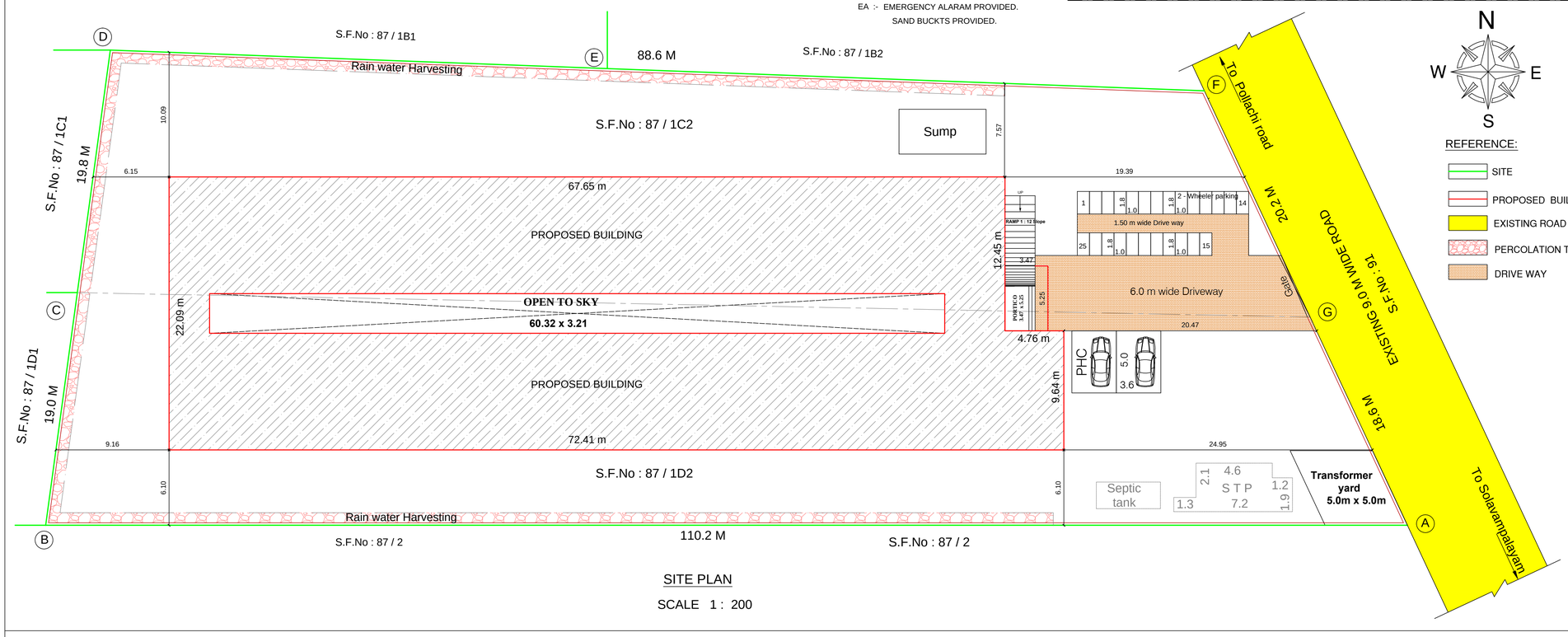


DOMESTIC EFFLUENT TREATMENT PLANT
HYDRAULIC FLOW DIAGRAM [Not to Scale]



SECTION ON B-B

[SCALE : 1:50]



SITE PLAN

SCALE 1 : 200

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUND, FIRST ,SECOND FLOOR HOSTEL BUILDING IN S.F.No :87 / 1C2 & 1D2, PATTA No : 2643, SOLAVAMPALAYAM VILLAGE, KINATHUKADAVU TALUK, COIMBATORE DISTRICT.

AREA DETAILS

TOTAL AREA AS OF SITE (ABCDEF)

AREA OF THE SITE (As per Patta)

S.F.No : 87 / 1C2	1800.0 Sq m
S.F.No : 87 / 1D2	1800.0 Sq m
TOTAL SITE AREA	3600.0 Sq m

AREA DETAILS :

FLOORWISE BREAKUP	Total Built Up	Non FSI OTS	FSI Area
AREA OF GROUND FLOOR	1558.89	194.83	1364.06
AREA OF FIRST FLOOR	1540.66	194.83	1345.83
AREA OF SECOND FLOOR	998.28	----	998.28
AREA OF TERRACE FLOOR	122.90	122.90	----
TOTAL BUILT UP AREA	4220.73	512.56	3708.17

FSI $\frac{3708.17}{3600.00} = 1.03$

NOTE : ALL DIMENSIONS ARE IN METRE

SCALE 1 : 200

PARKING STANDARDS AS PER TNCDBR 2019

S.No	DESCRIPTION	NORMS			
1)	HOSTEL	1 Two Wheeler for every 10 rooms			
	DESCRIPTION	Car Parking		Two wheeler Parking	
		Required	Provided	Required	Provided
HOSTEL ROOMS (20+32+24) = 76 Nos		NA	2 No's	8 No's	25 No's

CERTIFICATE :

1. CERTIFIED THAT PROVISIONS SHALL BE MADE TO BE PROVIDE "RAIN WATER HARVESTING SYSTEM" IN THE PROPOSED CONSTRUCTION AS PER PLAN.
2. BATH ROOM & WAS BASIN WATER IS CONNECTED TO PERCOLAION PIT FOR GROUND WATER RECHARGE. PROPOSED CONSTRUCTION AS PER PLAN.
3. SOLAR WATER HEATING SYSTEM IS PROVIDED IN THE BUILDING CONSTRUCTION AS PER PLAN.

PLANNING PERMISSION :

ONLINE APPLIATION No : SWP / BPA /0412353 / 2025
SITE BOUNDARY SHOWN AS "A TO G "
SWP/LP/R(C) No: 11 / 2025
SWP/BP/DTCPR(C) No: 05 / 2025

APPLICANT

K.ARUN KUMAR M.E.,(Structures),
Structural Engineer Grade -I (SE)
Reg No :BE Rgn/SE/Gr I/2019/05/1002
CREATORS
531, Trichy Road, Coimbatore - 641018
STRUCTURAL ENGINEER

Er. K.P. VETRISELVAN. M.E.,(GEOTECH.),MIGS,MISTE...
GEOTECHNICAL ENGINEER
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Cell: 6383323123
CONSTRUCTION ENGINEER

Er. R. RAGUPATHY BE.,
Consulting Civil Engineer & Contractor & Lbs
No.54, 1st Floor, Bharathi Park 7th Cross, Near ICICI Bank,
GCT, Coimbatore - 641 043, Cell: 91-97902 33332
LDS No. GRII.057.2019 LPA/RE/GR-II/19/04/008
REGISTERED ENGINEER

KARTHIK
Surveyor

KANNAN
Draughtsman Grade -III

R.SEBASTIAN ROSALI
Supervisor

SITE PLAN

SHEET No : 1 / 3

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.