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.

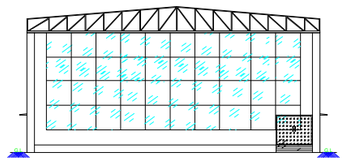
Verified RealEstate™

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

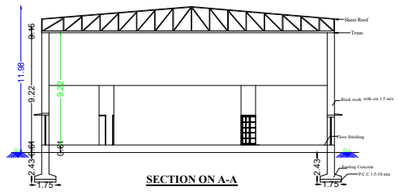
hello@verified.realestate

+91 9996 12 9996

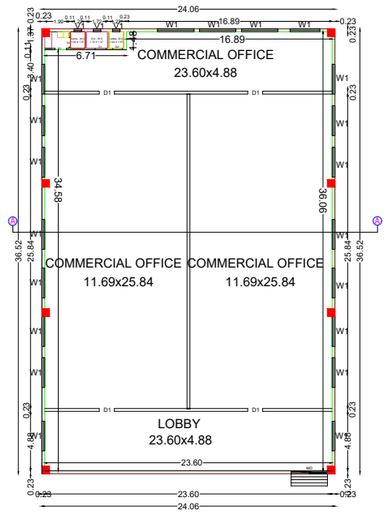
verified.realestate



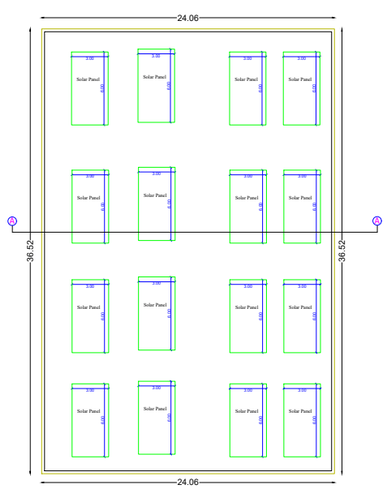
ELEVATION



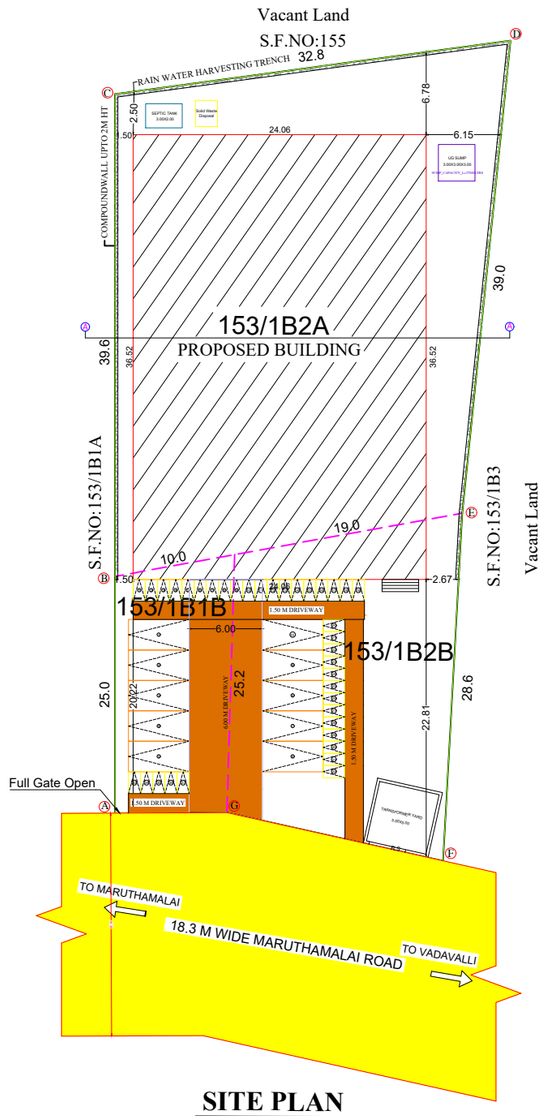
SECTION ON A-A



GROUND FLOOR PLAN



GROUND FLOOR TERRACE PLAN



SITE PLAN

PLAN SHOWING THE PROPOSED CONSTRUCTION OF OFFICE BUILDING IN S.F.NO:153/1B1B, 153/1B2A, 153/1B2B, VADAVALLI VILLAGE, PERUR TALUK, COIMBATORE CORPORATION AND DISTRICT.

APPLICANT NAME : P.SATHIYAMOORTHI
ALL DIMENSIONS ARE IN METER
SCALE - 1:100
ONLINE APPLICATION NO:SWP/BPA/415506/2024

N

PROPOSED SITE AREA DETAILS

DESCRIPTION	SQM
Area As Per Document	1881.05
Area As Per FMB	1879.83
Super Imposed Site Area	1833.50

PROPOSED BUILTUP AREA DETAILS

S.L.No	Description	F.S.I Area (SQM)	Non -F.S.I Area (SQM)	Total Area (SQM)
1	Ground Floor Area	878.69	29.81	908.5
	Total	878.69	29.81	908.5

Height of the Building - 11.98M

PARKING DETAILS

S.L.No	Description	Required	Provided
1	Car Parking	09 Nos	10 Nos.
	Total	09 Nos	10 Nos.
S.L.No	Description	Required	Provided
1	Two wheeler Parking	36 Nos	37 Nos
	Total	36 Nos	37 Nos

FLOOR SPACE INDEX = Proposed FSI Area / Proposed Site Area = 878.69 / 1833.50 = 0.48

JOINERY'S DETAILS

Description of works	In Meter
MD - Door	1.83 x 2.14
D1 - Door	1.22 x 2.14
D2 - Door	0.99 x 2.14
W1 - Window	2.45 x 2.45
V1 - Ventilator	1.16 x 1.22
O - Opening	0.91 x 2.14
R.S - Rolling Shutter	3.05 x 3.05

Structural Engineer

Applicant

Construction Engineer

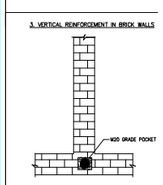
Engineer (or) Architect

L.P/CLPA NO : 104/2025

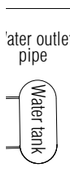
PLANNING PERMISSION NO : 127/2025

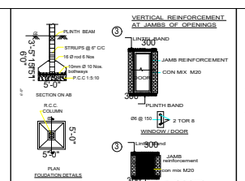
(This Planning Permission is valid for a period of 8years from e-sign)

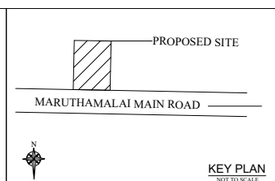
e-signed
Joint Director / Member Secretary,
District Town and Country Planning office
Coimbatore District



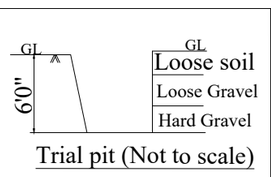






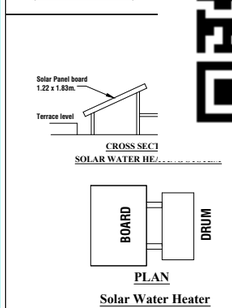


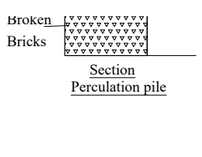
In Sft	
Flight Width	5'0"
Tread	12"
Riser	6"

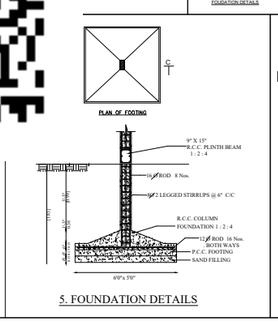


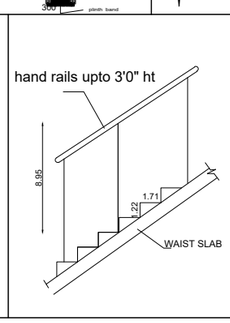
REFERENCE:

SITE BOUNDARY	
EXISTING ROAD	
DRIVE WAY	
PROPOSED BUILDING	
SUBDIVION LINES	

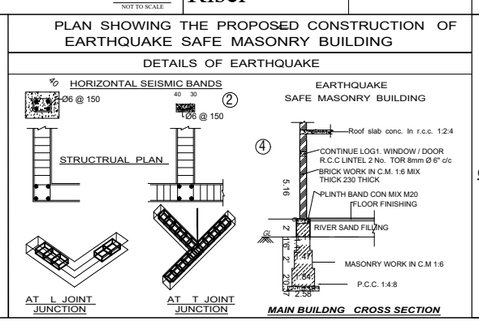


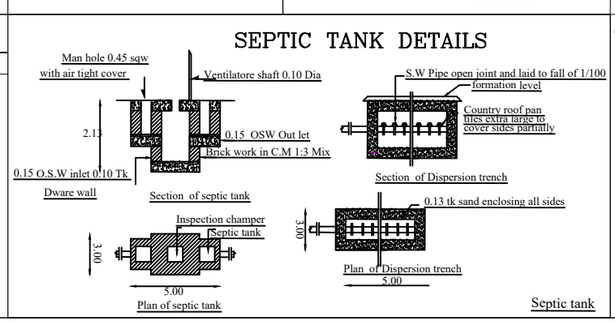






PLAN SHOWING THE PROPOSED CONSTRUCTION OF EARTHQUAKE SAFE MASONRY BUILDING





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
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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.