PP APPROVAL RECORD

Planning Permission

Survey 62/1B and 3 more

Pannimadai

Coimbatore district, Tamil Nadu

APPROVAL TYPE
Building Plan

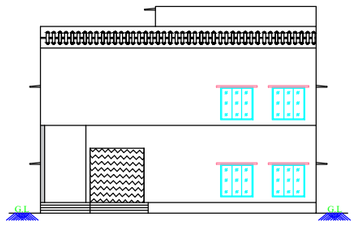
ISSUING AUTHORITY
Rural Panchayat

The approval as the planning authority issued it, reproduced in full behind this page.

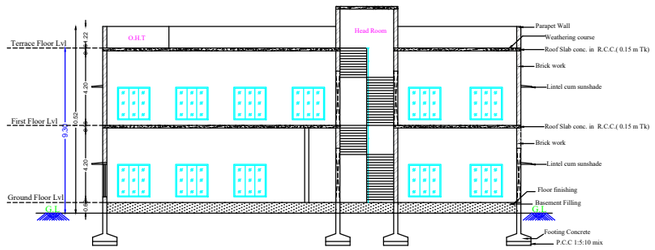
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

LP/CLPA NO: 301/2025

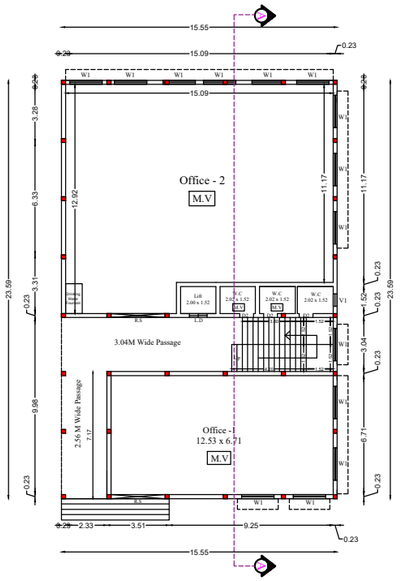
PLANNING PERMISSION NO: 362/2025



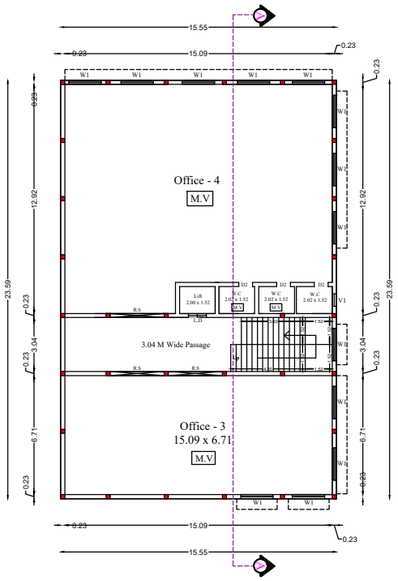
ELEVATION



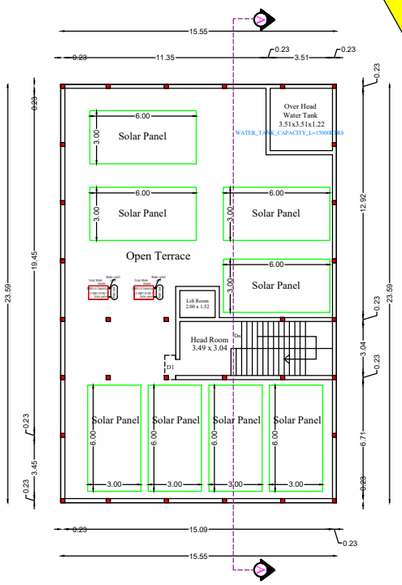
SECTION ON A-A



Ground Floor Plan



First Floor Plan



Terrace Floor Plan

Site Plan

PLAN SHOWING THE PROPOSED COMMERCIAL OFFICE BUILDING GROUND, FIRST & TERRACE FLOOR IN S.F.NO: 62/1B, 62/3A1B, 62/3A2, PANNIMADAI VILLAGE, COIMBATORE NORTH TALUK, COIMBATORE DISTRICT

APPLICANT NAME : J.ARUL JOTHI & R.J.NITHISH KUMAR

ALL DIMENSIONS ARE IN METER

SCALE - 1:100

Online Application No :SWP/BPA/477629/2025

N

PROPOSED SITE AREA DETAILS

DESCRIPTION	SQM
Area As Per Document	814.27
Area As Per FMB	815.00
Super Imposed Site Area	814.51

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	366.81	---	366.81
2	First Floor Area	366.81	---	366.81
3	Terrace Floor Area (Headroom & O.H.T)	---	47.56	47.56
	Total	733.62	47.56	781.18

PARKING DETAILS

S.L.No	Description	Required	Provided
1	Car Parking	06 Nos	07 Nos
2	Two wheeler Parking	24 Nos	26 Nos

FLOOR SPACE INDEX $= \frac{\text{Proposed FSI Area}}{\text{Proposed Site Area}} = \frac{733.62}{814.27} = 0.90 < 2.0$

JOINERY'S DETAILS

Description of works	In Meter
D1 - Door	0.91 x 2.14
D2 - Door	0.78 x 2.14
W1 - Window	1.83 x 1.83
L.D - Lift Door	1.00 x 2.14
R.S - Rolling Shutter	3.05 x 3.05
V1 - Ventilator	0.71 x 0.61

Er.V.JOHNPAUL B.Tech.M.E.,(Struct.)(Ph.D) A.M.I.E.
Approved Civil & Structural Engineer,
LPA/SE/GR-1 19/04/032, LBS GR-I/032/
Contact No.: 99 52 50 65 49

Structural Engineer

J. Arul Jothi
Nithish kumar R.J

Applicant

Dr. N.BALASUNDARAM, M.E., Ph.D
Construction Engineer
Reg.No.LPA/CE/19/06/052
356, Nanjundapuram Road,
Near Shree Pathy Nagar
Coimbatore - 641 036. Ph. 94421 30186

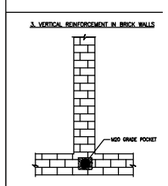
Construction Engineer

P.KATHIRAVAN,B.Arch.,M.Tech.,(Ph.D.)
REGISTERED ARCHITECT,
CA / 2004 / 33 /551
S K ASSOCIATES
2/3, 1st Floor, Vinayagar Kovil Street,
Krishnasamy Nagar,Coimbatore-641045.
Ph: 0422-4367005

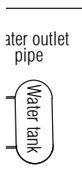
Engineer (or) Architect

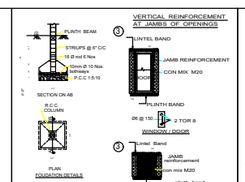
(This Planning Permission is valid for a period of 8years from e-sign)

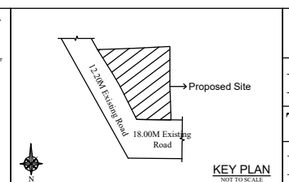
e-signed
Joint Director / Member Secretary,
District Town and Country Planning office
Coimbatore District





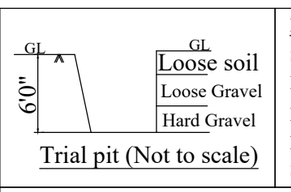






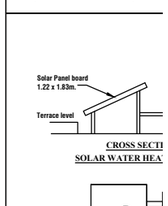
In Sft

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

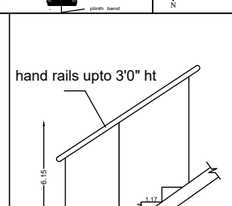


REFERENCE:

- SITE BOUNDARY
- EXISTING ROAD
- DRIVE WAY
- PROPOSED BUILDING
- SUBDIVISION LINE

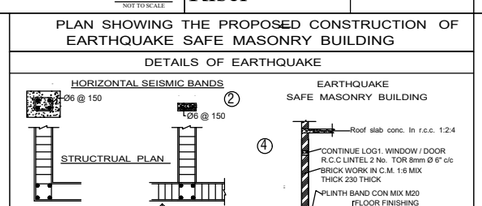




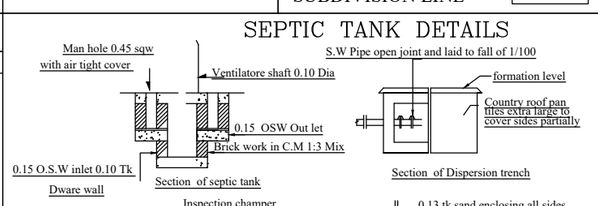


PLAN SHOWING THE PROPOSED CONSTRUCTION OF EARTHQUAKE SAFE MASONRY BUILDING

DETAILS OF EARTHQUAKE



SEPTIC TANK DETAILS



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.