

PP

APPROVAL RECORD

Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE

Building Plan

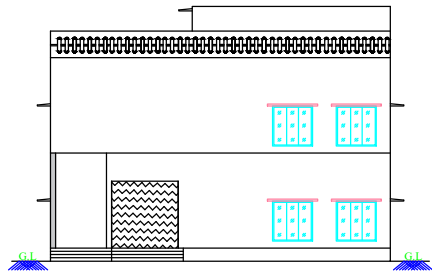
ISSUING AUTHORITY

Rural Panchayat

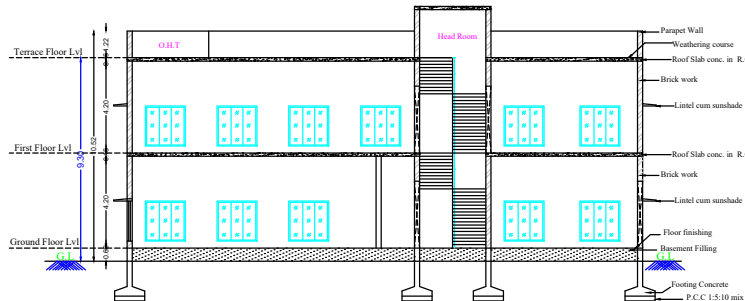
The approval as the planning authority issued it, reproduced in full behind this page.

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

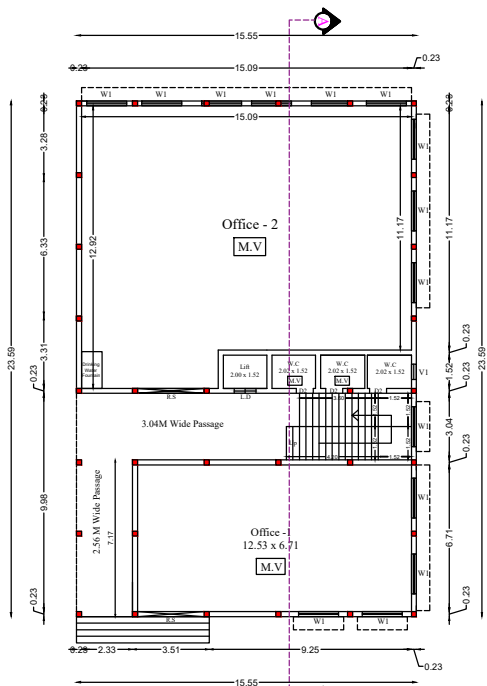
LP/CLPA NO: 301/2025
PLANNING PERMISSION NO: 362/2025



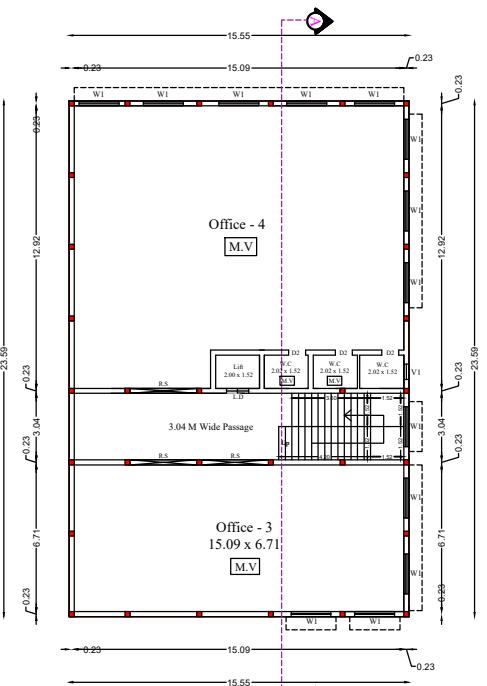
ELEVATION



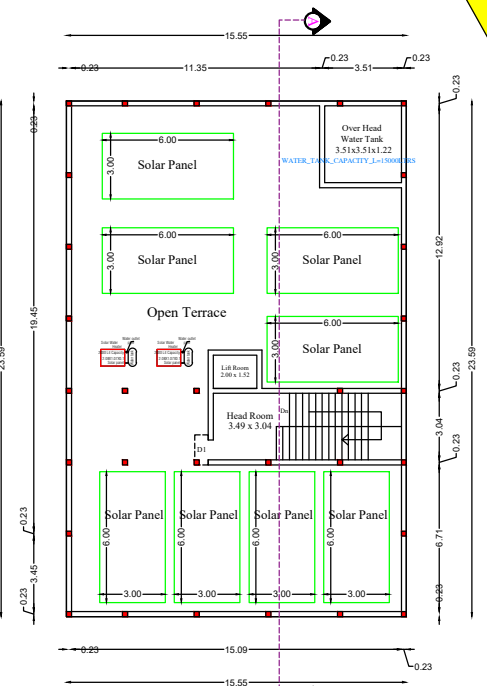
SECTION ON A-A



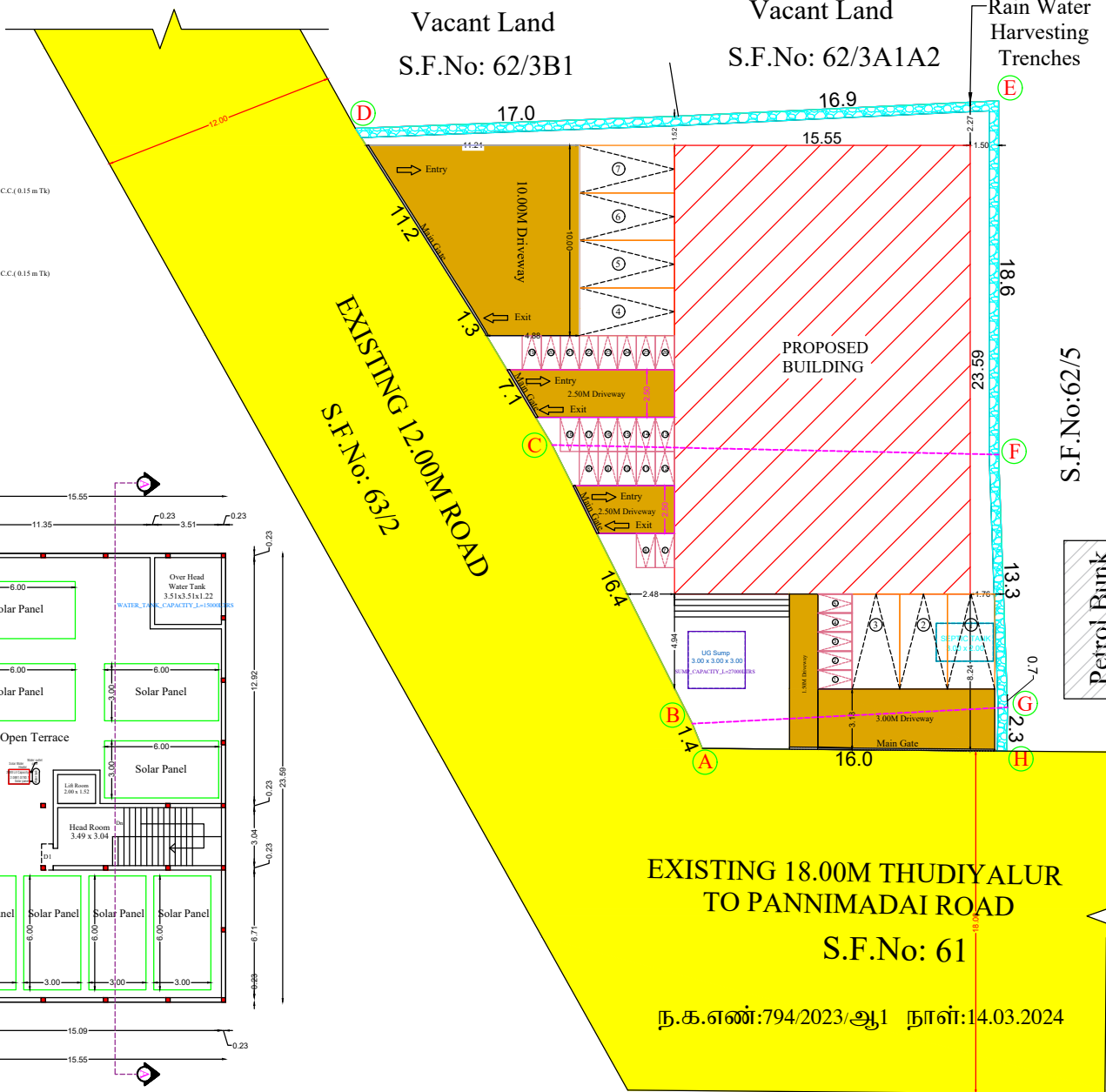
Ground Floor Plan



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

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

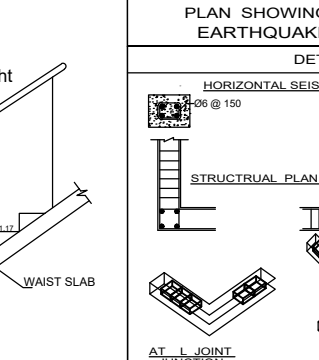
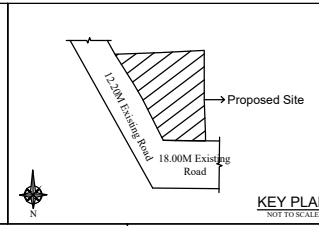
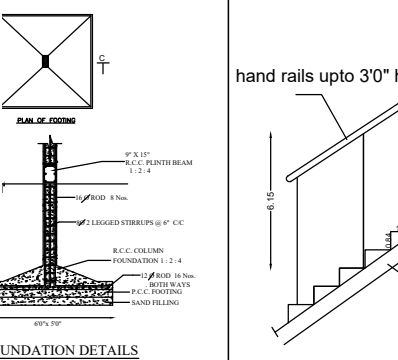
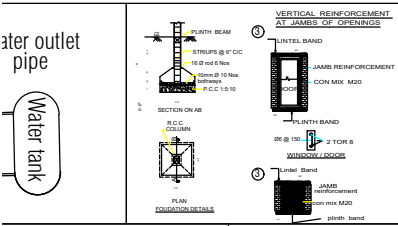
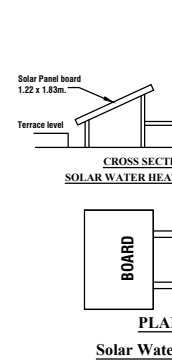
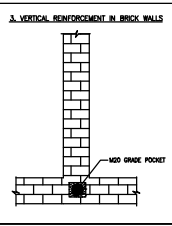
Description of works	In Meter
D1 - Door	0.91 x 2.14
D2 - Door	0.78 x 2.14
W1 - Window	1.83 x 1.83
L.D - Lift Door	1.00 x 2.14
R.S - Rolling Shutter	3.05 x 3.05
V1 - Ventilator	0.71 x 0.61

Structural Engineer: J. Arul Jothi
Applicant: Nithish Kumar

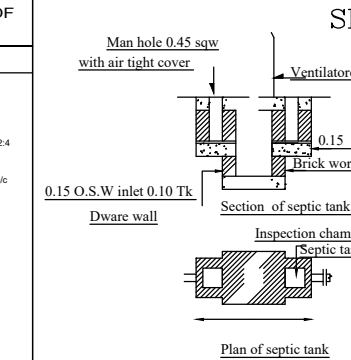
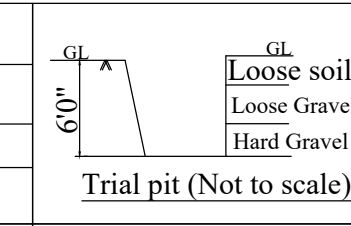
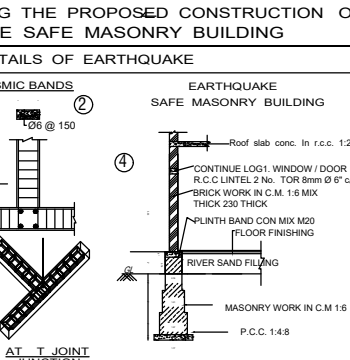
Construction Engineer: Dr. N. Balasundaram, M.E., Ph.D.
Engineer (or) Architect: P. Kathiravan, B.Arch, M.Tech., Ph.D.

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

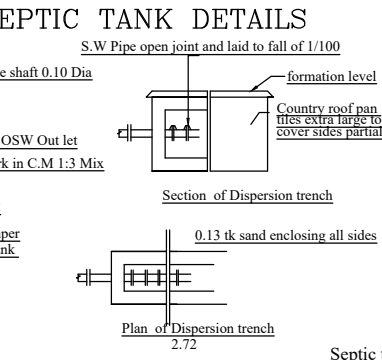
e-signed
Joint Director / Member Secretary,
District Town and Country Planning office
Coimbatore District



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



REFERENCE:
SITE BOUNDARY
EXISTING ROAD
DRIVE WAY
PROPOSED BUILDING
SUBDIVISION LINE



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](#)



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

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

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

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



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.

