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™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
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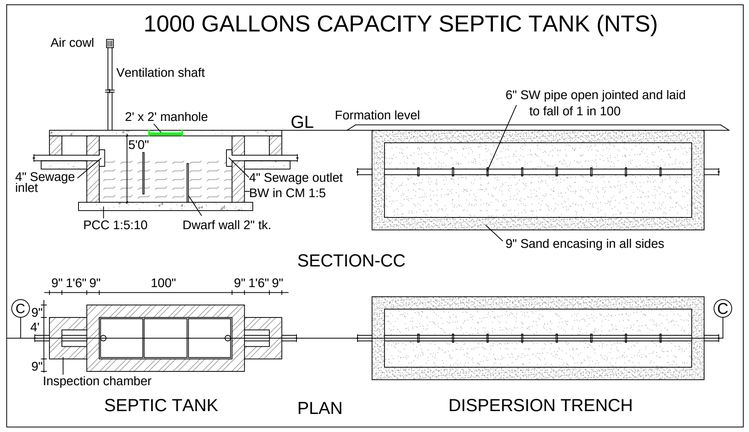
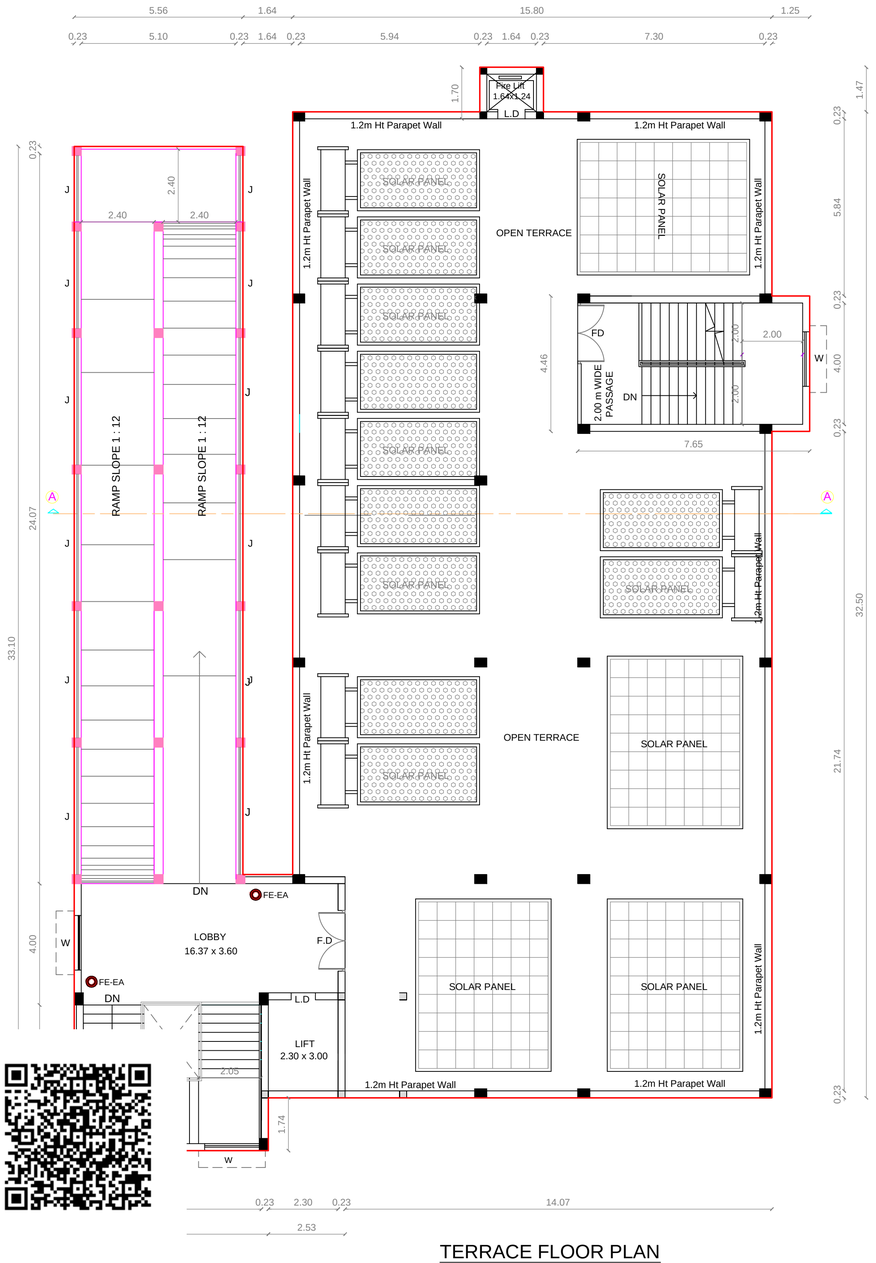
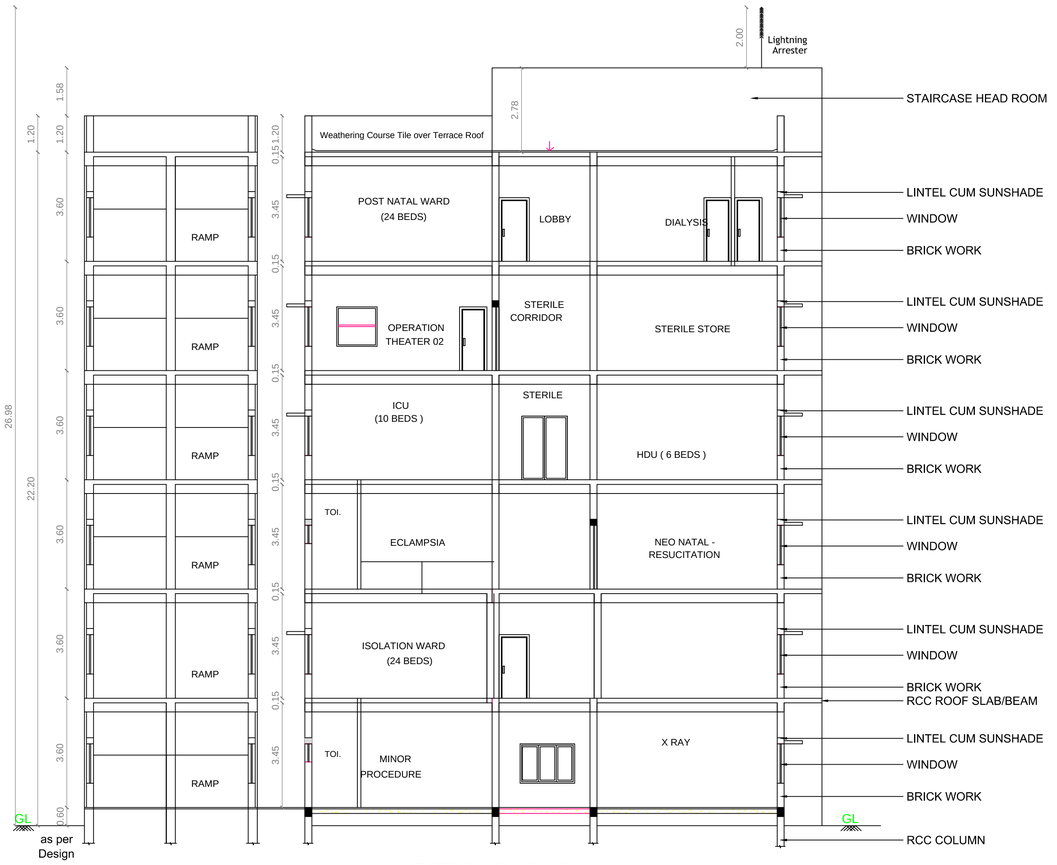
1000 GALLONS CAPACITY SEPTIC TANK (NTS)





TERRACE FLOOR PLAN



SECTION ON "AA"

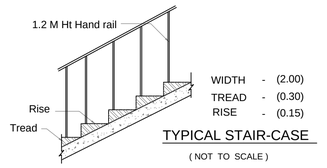


ELEVATION

PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF GOVERNMENT HOSPITAL BUILDING IN T.S No : 60, BLOCK No : 17, WARD No : C CHIKKADASAMPALAYAM, CHIKKADASAMPALAYAM VILLAGE, METTUPALAYAM MUNICIPALITY & METTUPALAYAM TALUK, COIMBATORE DISTRICT.

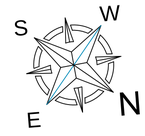
SCHEDULE OF JOINERY: iN "mm"

SL.NO	TYPE	SIZE WIDTH	SIZE HEIGHT	SILL	TOP	DESCRIPTION	REMARKS
1.	MD	2000	2100	—	2100	TEAK WOOD DOOR WITH T.W. FRAME & SHUTTER	DOUBLE LEAF
2.	D	1500	2100	—	2100	PRESSED STEEL FRAMED DOORS WITH FLUSH DOOR SHUTTER.	DOUBLE LEAF
3.	D1	1000	2100	—	2100	PRESSED STEEL FRAMED DOORS WITH FLUSH DOOR SHUTTER.	SINGLE LEAF
4.	D2	900	2100	—	2100	PRESSED STEEL FRAMED DOORS WITH FLUSH DOOR SHUTTER.	SINGLE LEAF
5.	D3	900	2100	—	2100	SOILD CORE P.V.C DOOR.	SINGLE LEAF
6.	W	1800	1300	800	2100	UPVC FRAMED GLAZED WINDOW WITH M.S.GRILL	3 SHUTTERS
7.	W1	1500	1300	800	2100	UPVC FRAMED GLAZED WINDOW WITH M.S.GRILL	3 SHUTTERS
8.	W2	1200	1300	800	2100	UPVC FRAMED GLAZED WINDOW WITH M.S.GRILL	2 SHUTTERS
9.	SD	1000	2100	-	2100	SLIDING DOOR	SINGLE LEAF
10.	V1	900	2100	1500	2100	VENTILATOR	



TYPICAL STAIR-CASE

(NOT TO SCALE)



O/o. Superintending Engineer, P.W.D., Planning and Designs Circle, Chepauk, Chennai-600 005.
Designed By
Checked By
Approved By

STRUCTURAL ENGINEER

MEDICAL OFFICER
GOVT. HOSPITAL
METTUPALAYAM.

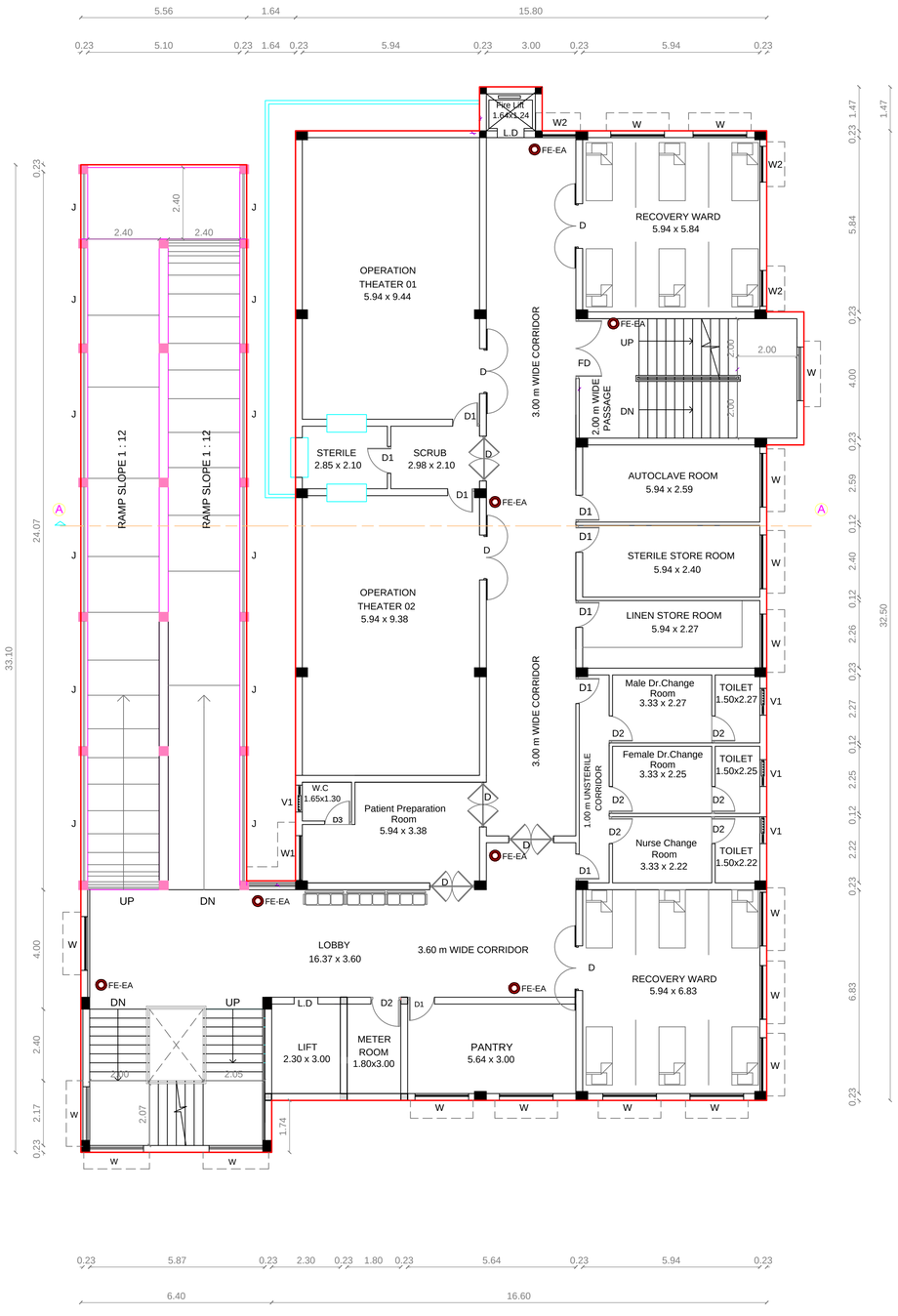
APPLICANT

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 : GR11.857.2019.LP.A/RE/GR-I/011/2024

REGISTERED ENGINEER

Er.R.RAGUPATHY
RE / GR - I / 01 / 2026

GROUND & FIRST FLOOR SHEET No : 05 / 05



FOURTH FLOOR PLAN

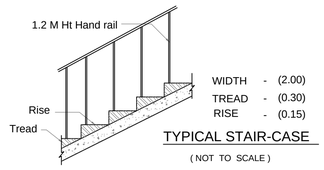


FIFTH FLOOR PLAN

PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF GOVERNMENT HOSPITAL BUILDING IN T.S No : 60, BLOCK No : 17, WARD No : C CHIKKADASAMPALAYAM, CHIKKADASAMPALAYAM VILLAGE, METTUPALAYAM MUNICIPALITY & METTUPALAYAM TALUK, COIMBATORE DISTRICT.

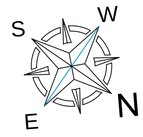
SCHEDULE OF JOINERY: IN " mm "

SL.NO	TYPE	SIZE WIDTH	SIZE HEIGHT	SILL	TOP	DESCRIPTION	REMARKS
1.	MD	2000	2100	—	2100	TEAK WOOD DOOR WITH T.W. FRAME & SHUTTER	DOUBLE LEAF
2.	D	1500	2100	—	2100	PRESSED STEEL FRAMED DOORS WITH FLUSH DOOR SHUTTER.	DOUBLE LEAF
3.	D1	1000	2100	—	2100	PRESSED STEEL FRAMED DOORS WITH FLUSH DOOR SHUTTER.	SINGLE LEAF
4.	D2	900	2100	—	2100	PRESSED STEEL FRAMED DOORS WITH FLUSH DOOR SHUTTER.	SINGLE LEAF
5.	D3	900	2100	—	2100	SOILD CORE P.V.C DOOR.	SINGLE LEAF
6.	W	1800	1300	800	2100	UPVC FRAMED GLAZED WINDOW WITH M.S.GRILL.	3 SHUTTERS
7.	W1	1500	1300	800	2100	UPVC FRAMED GLAZED WINDOW WITH M.S.GRILL.	3 SHUTTERS
8.	W2	1200	1300	800	2100	UPVC FRAMED GLAZED WINDOW WITH M.S.GRILL.	2 SHUTTERS
9.	SD	1000	2100	-	2100	SLIDING DOOR	SINGLE LEAF
10.	V1	900	2100	1500	2100	VENTILATOR	



TYPICAL STAIR-CASE

(NOT TO SCALE)





STRUCTURAL ENGINEER

MEDICAL OFFICER
GOVT. HOSPITAL
METTUPALAYAM.

APPLICANT

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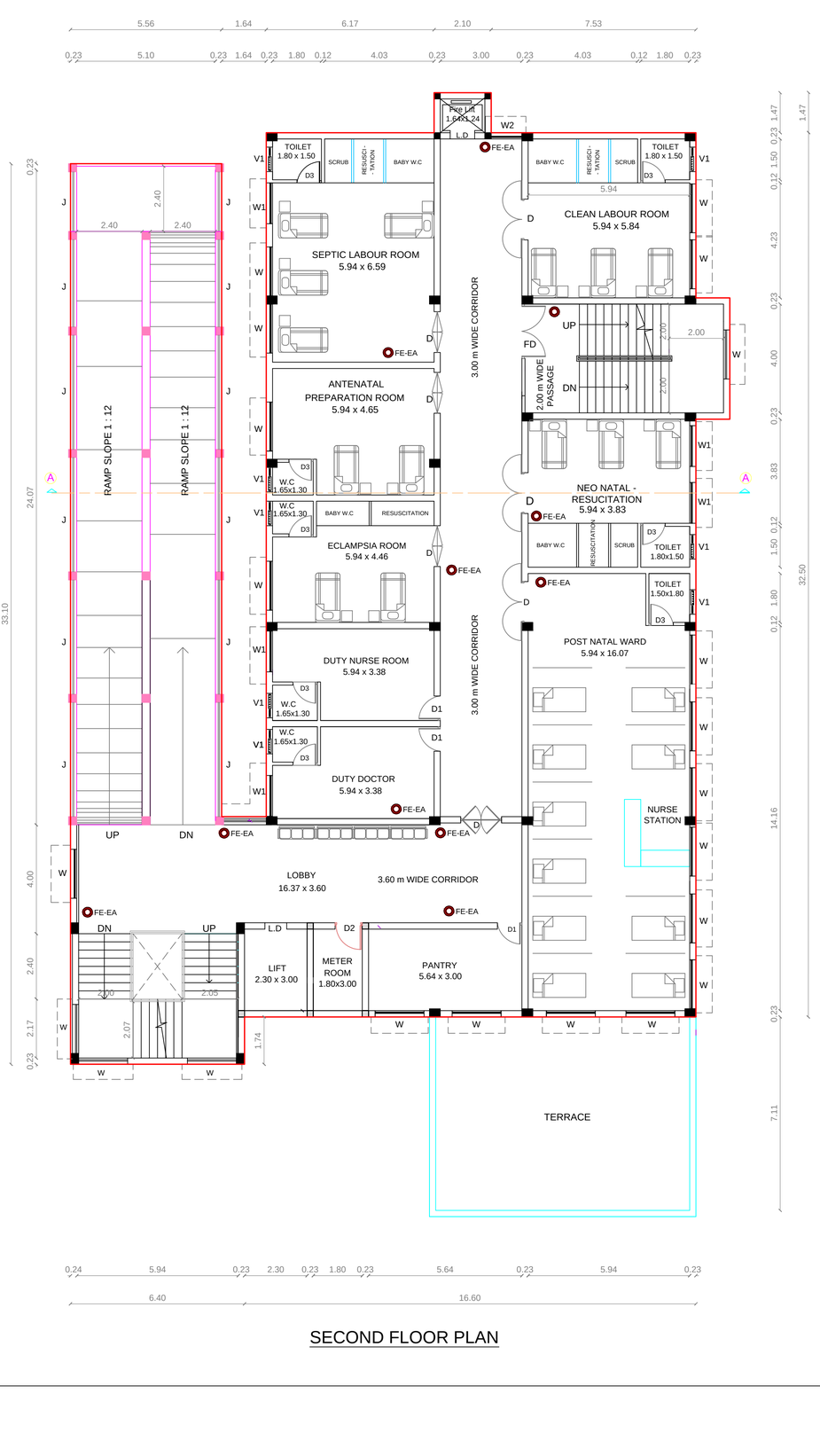
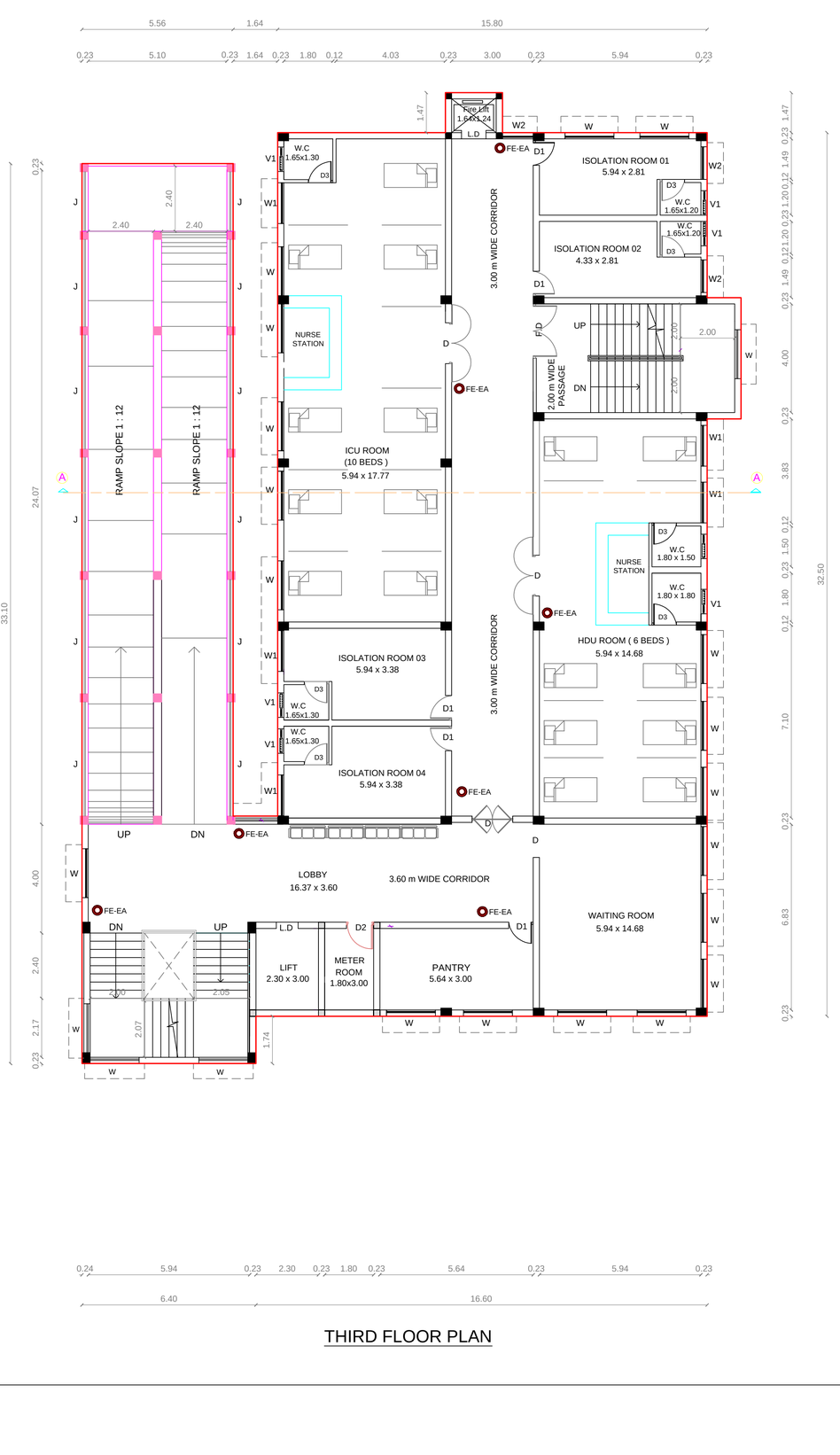
LBS No : GR11.857.2018.LPA/RE/GR-I/A011/2024

Er.R.RAGUPATHY
RE / GR - I / 01 / 2026

GROUND & FIRST FLOOR SHEET No : 04 / 05





PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF GOVERNMENT HOSPITAL BUILDING IN T.S No : 60, BLOCK No : 17, WARD No : C CHIKKADASAMPALAYAM, CHIKKADASAMPALAYAM VILLAGE, METTUPALAYAM MUNICIPALITY & METTUPALAYAM TALUK, COIMBATORE DISTRICT.

SCHEDULE OF JOINERY: IN " mm "

SL.NO	TYPE	SIZE WIDTH	SIZE HEIGHT	SILL	TOP	DESCRIPTION	REMARKS
1.	MD	2000	2100	—	2100	TEAK WOOD DOOR WITH T.W. FRAME & SHUTTER	DOUBLE LEAF
2.	D	1500	2100	—	2100	PRESSED STEEL FRAMED DOORS WITH FLUSH DOOR SHUTTER.	DOUBLE LEAF
3.	D1	1000	2100	—	2100	PRESSED STEEL FRAMED DOORS WITH FLUSH DOOR SHUTTER.	SINGLE LEAF
4.	D2	900	2100	—	2100	PRESSED STEEL FRAMED DOORS WITH FLUSH DOOR SHUTTER.	SINGLE LEAF
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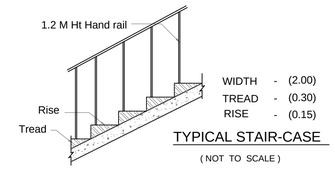
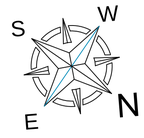
6.	W	1800	1300	800	2100	UPVC FRAMED GLAZED WINDOW WITH M.S.GRILL	3 SHUTTERS
7.	W1	1500	1300	800	2100	UPVC FRAMED GLAZED WINDOW WITH M.S.GRILL.	3 SHUTTERS
8.	W2	1200	1300	800	2100	UPVC FRAMED GLAZED WINDOW WITH M.S.GRILL.	2 SHUTTERS
9.	SD	1000	2100	-	2100	SLIDING DOOR	SINGLE LEAF
10.	V1	900	2100	1500	2100	VENTILATOR	



TYPICAL STAIR-CASE

(NOT TO SCALE)





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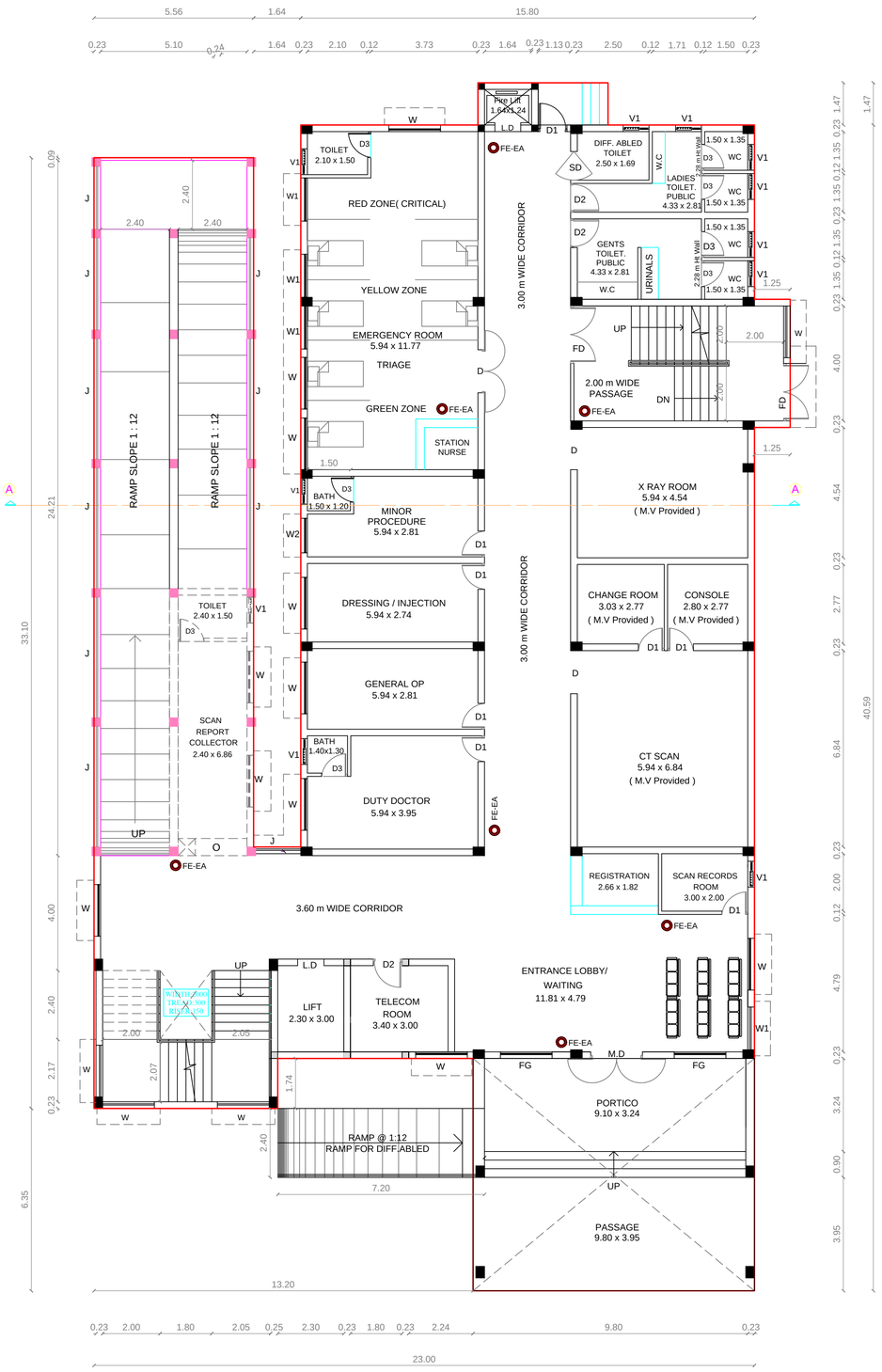
LBS No : GR11/857/2015,LPA/RE/GR-II/011/2024

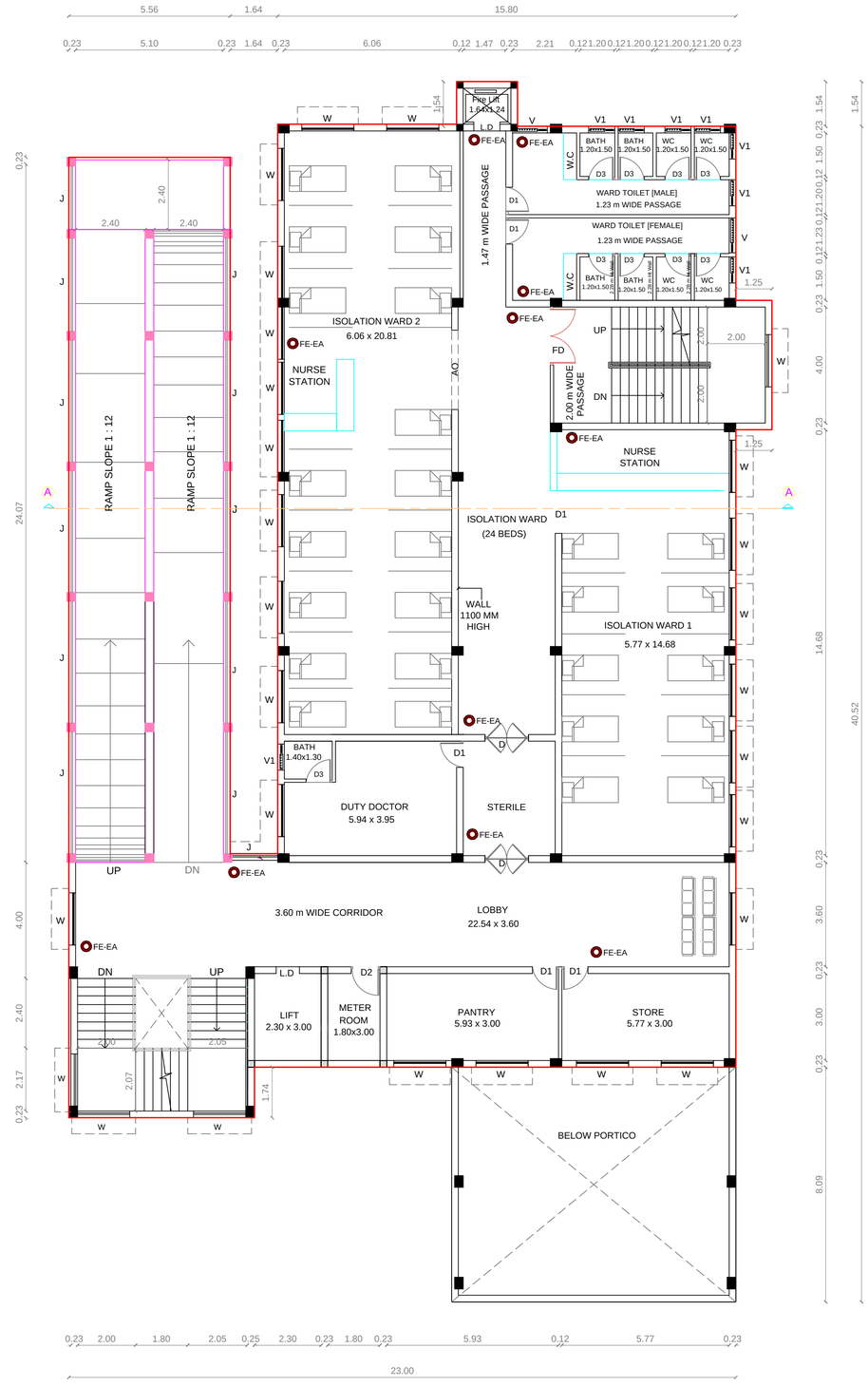
Er.R.RAGUPATHY
RE / GR - I / 01 / 2026

IInd & III rd FLOOR

SHEET No : 03 / 05



GROUND FLOOR PLAN



FIRST FLOOR PLAN

PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF GOVERNMENT HOSPITAL BUILDING IN T.S No : 60, BLOCK No : 17, WARD No : C CHIKKADASAMPALAYAM, CHIKKADASAMPALAYAM VILLAGE, METTUPALAYAM MUNICIPALITY & METTUPALAYAM TALUK, COIMBATORE DISTRICT.

SCHEDULE OF JOINERY: IN " mm "

SL.NO	TYPE	SIZE WIDTH	SIZE HEIGHT	SILL	TOP	DESCRIPTION	REMARKS
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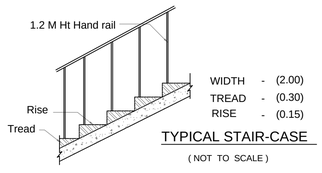
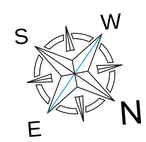
9.	SD	1000	2100	-	2100	SLIDING DOOR	SINGLE LEAF
10.	V1	900	2100	1500	2100	VENTILATOR	



TYPICAL STAIR-CASE

(NOT TO SCALE)





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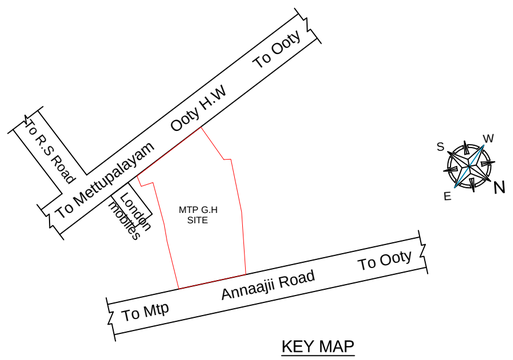
REGISTERED ENGINEER

Er.R.RAGUPATHY
RE / GR - I / 01 / 2026

GROUND & FIRST FLOOR SHEET No : 02 / 05

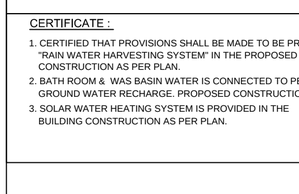
PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF GOVERNMENT HOSPITAL BUILDING IN T.S No : 60, BLOCK No : 17, WARD No : C CHIKKADASAMPALAYAM, CHIKKADASAMPALAYAM VILLAGE, METTUPALAYAM MUNICIPALITY & METTUPALAYAM TALUK, COIMBATORE DISTRICT.



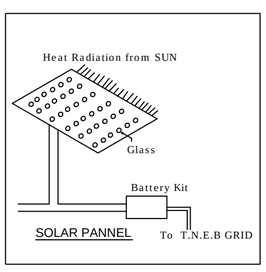
KEY MAP

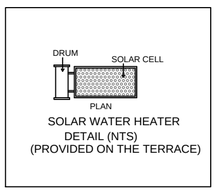
CERTIFICATE :

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.

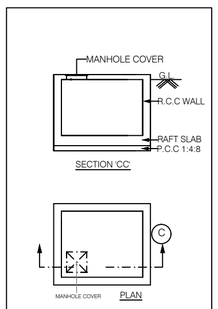


RAIN WATER HARVESTING
RECHARGE TRENCH SECTION

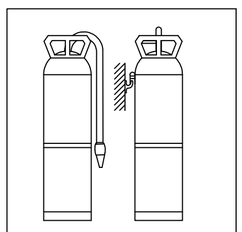




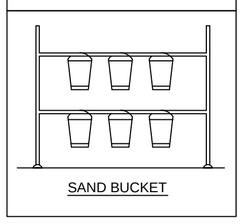
SOLAR WATER HEATER
DETAIL (NTS)
(PROVIDED ON THE TERRACE)



SUMP DETAIL
(for rain water harvesting)
(20,000 LITRES CAPACITY)

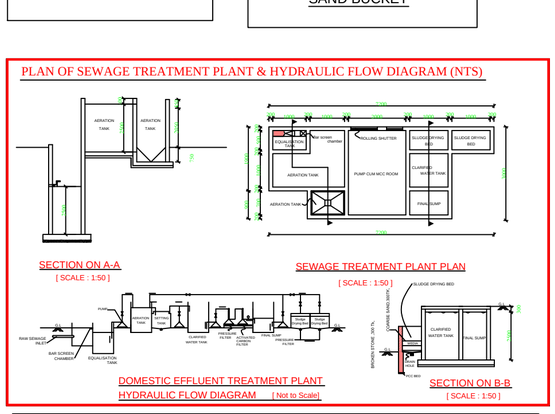


FIRE EXTINGUISHER



SAND BUCKET

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

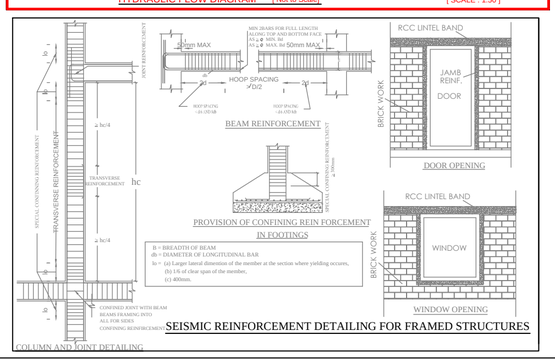


SECTION ON A-A
[SCALE : 1:50]

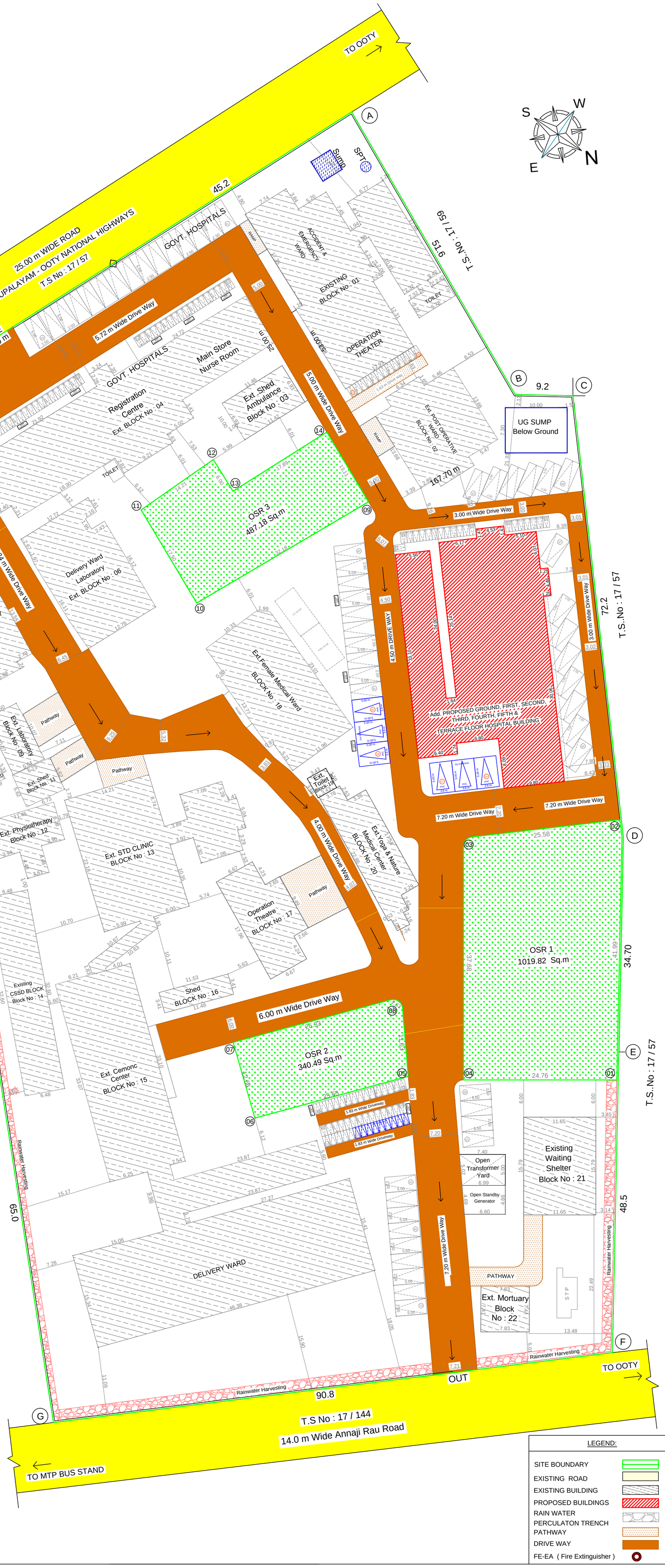
SEWAGE TREATMENT PLANT PLAN
[SCALE : 1:50]

SECTION ON B-B
[SCALE : 1:50]

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



SEISMIC REINFORCEMENT DETAILING FOR FRAMED STRUCTURES



SITE AREA DETAILS :	
AREA OF SITE (as per TSLR)	18450.00 Sq.m

EXISTING BUILDING AREA DETAILS :

Description	FSI Area (Sq.m)	Non - FSI Area (Sq.m)	Total Built Up Area (Sq.m)
Block No : 01 (Accident & Emergency Ward)			
Area of Ground Floor	553.00	---	553.00
Block No : 02 (Post Operative Ward)			
Area of Ground Floor	221.01	---	221.01
Area of First Floor	221.01	---	221.01
Block No : 03 (Ambulance Shed)			
Area of Ground Floor	79.35	---	79.35
Block No : 04 (Registeration Centre)			
Area of Ground Floor	580.64	---	580.64
Area of First Floor	580.64	---	580.64
Block No : 05 (Homeopathy Building)			
Area of Ground Floor	50.86	---	50.86
Block No : 05 A (Homeopathy Building)			
Area of Ground Floor	22.91	---	22.91
Block No : 06 (Delivery Ward)			
Area of Ground Floor	266.18	---	266.18
Block No : 07 (X-Ray Room)			
Area of Ground Floor	132.30	---	132.30
Block No : 08 (Room)			
Area of Ground Floor	19.01	---	19.01
Block No : 09 (Laboratory)			
Area of Ground Floor	56.94	---	56.94
Block No : 10 (Toilet - 01)			
Area of Ground Floor	10.60	---	10.60
Block No : 11 (Shed)			
Area of Ground Floor	39.29	---	39.29
Block No : 12 (Physiotherapy)			
Area of Ground Floor	87.33	---	87.33
Block No : 13 (STD Clinic)			
Area of Ground Floor	447.56	---	447.56
Block No : 14 (CSSD Block)			
Area of Ground Floor	211.25	---	211.25
Block No : 15 (Cemonc Centre)			
Area of Ground Floor	1298.52	---	1298.52
Area of First Floor	1298.52	---	1298.52
Block No : 16 (Shed)			
Area of Ground Floor	37.83	---	37.83
Block No : 17 (Operation Theatre)			
Area of Ground Floor	145.07	---	145.07
Block No : 18 (Female Medical Ward)			
Area of Ground Floor	282.43	---	282.43
Block No : 19 (Toilet 2)			
Area of Ground Floor	12.35	---	12.35
Block No : 20 (Yoga & Nature Medical Centre)			
Area of Ground Floor	150.49	---	150.49
Block No : 21 (Waiting Shelter)			
Area of Ground Floor	183.95	---	183.95
Block No : 22 (Mortuary)			
Area of Ground Floor	58.02	---	58.02
Total Existing Building Area	7047.04	---	7047.04

Additional Proposed High Rise Building Area Detail's :

Description	FSI Area (Sq.m)	Non - FSI Area (Sq.m)	Total Built Up Area (Sq.m)
Area of Ground Floor	802.63	---	802.63
Area of First Floor	719.77	---	719.77
Area of Second Floor	719.77	---	719.77
Area of Third Floor	719.77	---	719.77
Area of Fourth Floor	719.77	---	719.77
Area of Fifth Floor	719.77	---	719.77
Area of Terrace Floor	---	248.29	248.29
Total Proposed Building Area	4401.48	248.29	4649.77
Total Area Existing + Proposed	11448.52	248.29	11696.81

PLOT COVERAGE AREA = 4946.89 Sq.m (26.81 %)

FSI : $\frac{11448.52}{18450.00}$ = 0.62

OSR Provided :
OSR 1 (1 - 4) = 1019.82 Sq.m
OSR 2 (5 - 8) = 340.49 Sq.m
OSR 3 (09 - 14)= 487.18 Sq.m

OSR Required = 1845.00 Sq.m
OSR Provided = 1847.49 Sq.m

PARKING STANDARDS AS PER TNCDBR 2019 - Municipal areas

DESCRIPTION	MUNICIPALITY NORMS
Hospital Building a . Floor area above 3000.00 sq.m b . Visitors parking 10 %	- 1 Car & 2 Wheeler space for every 75 sq m

Proposed HRB Parking Details Description	Car Parking		Two Wheeler	
	Required	Provided	Required	Provided
FSI Area 4401.48 Sq.m	59 No's	62 No's (56 + 6 DA Parking)	59 No's	104 No's (95 + 9 DA Parking)
Visitors parking 10%	6 No's	8 No's	6 No's	10 No's
TOTAL	65 No's	70 No's	65 No's	114 No's

NOTE : ALL DIMENSIONS ARE IN METRE

STRUCTURAL ENGINEER

O/o. Superintending Engineer, P.W.D., Planning and Designs Circle, Chepauk, Chennai-600 005.
Designed By
Checked By
Approved By

APPLICANT

MEDICAL OFFICER
GOVT. HOSPITAL
METTUPALAYAM.

REGISTERED 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 : GR11.857.2019.LPA/RE/GR-I/001/2024

Er.R.RAGUPATHY
RE / GR - I / 01 / 2026

LEGEND:

- SITE BOUNDARY
- EXISTING ROAD
- EXISTING BUILDING
- PROPOSED BUILDINGS
- RAIN WATER PERCULATON TRENCH
- PATHWAY
- DRIVE WAY
- FE-EA (Fire Extinguisher)

SHEET No : 01

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.