PP APPROVAL RECORD

Planning Permission

Survey 14/1

1E2SARKARSAMAKULAM

Coimbatore district, Tamil Nadu

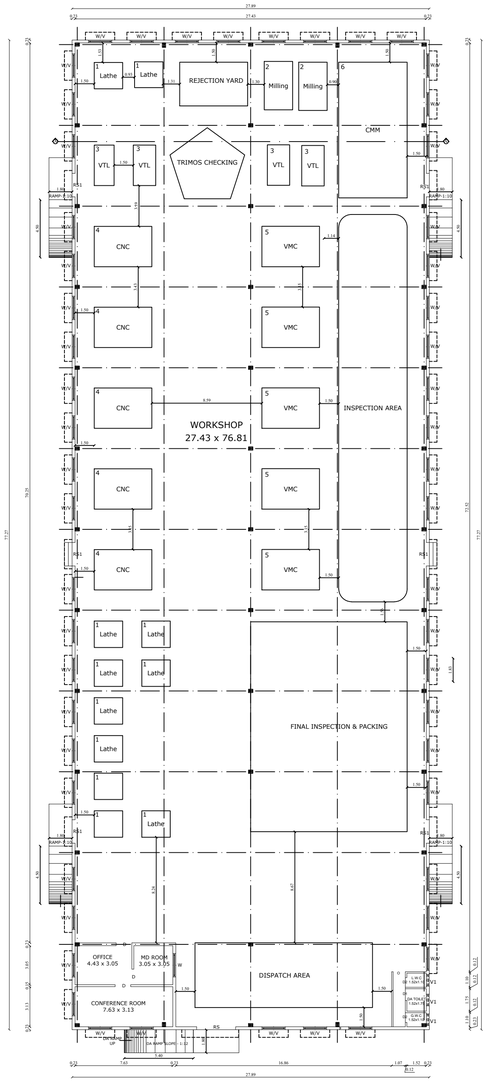
APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Town Panchayat

PURPOSE
Industrial

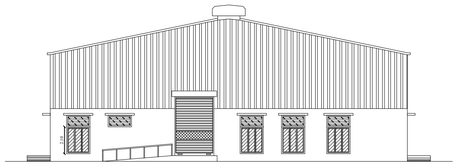
The approval as the planning authority issued it, reproduced in full behind this page.

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

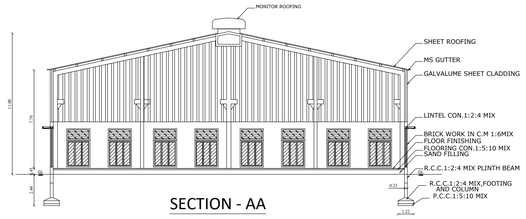


GROUND FLOOR PLAN

(SCALE - 1:100)

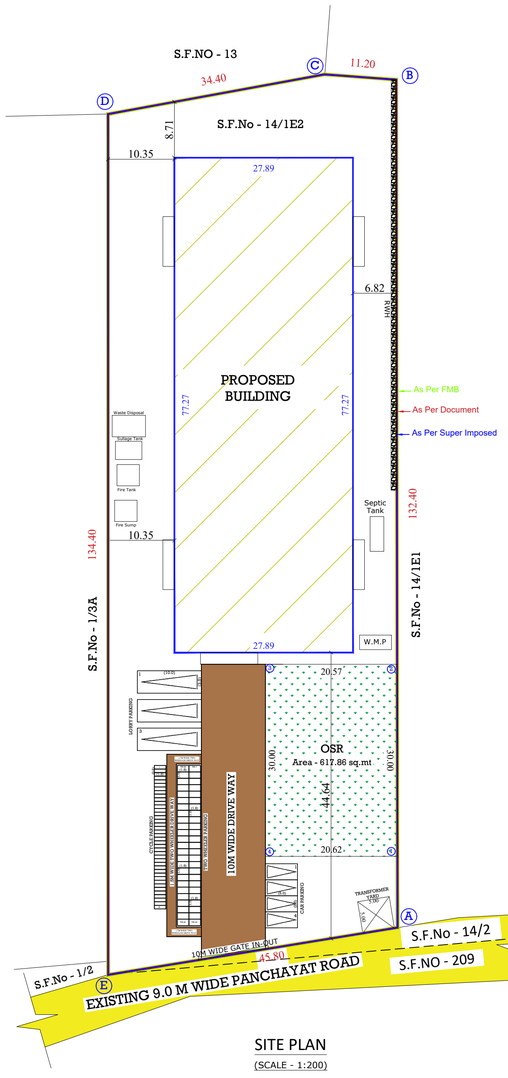


FRONT ELEVATION



SECTION - AA

Machinery Details:					
S.No	Machine Name	Size	Qty	PER HP	HP
1	Lathe Machine	2.60 x 7.40	11	1	11
2	Milling Machine	-	2	40	40
3	VTL Machine	-	4	3	12
4	CNC Machine	2.0 x 4.30	5	5	25
5	VMC Machine	-	5	10	50
6	CMM Machine	3.0 x1.80	1	2	2
7	Power & Light	-	-	-	60
Total HP		-			200 HP
No.of Labours : 40 Nos (Mens - 35 & Womens - 5)					



SITE PLAN

(SCALE - 1:200)

DISTRICT TOWN AND COUNTRY PLANNING OFFICE
COIMBATORE DISTRICT

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GALVALUME SHEET ROOFING BUILDING (JOBBING & MACHINING INDUSTRY - GREEN INDUSTRY) BUILDING IN S.F.No - 14/1E2, SARKAR SAMAKULAM VILLAGE , ANNUR TALUK , COIMBATORE DISTRICT.

SCALE - Plan , Section & Elevation - 1:100; Site Plan - 1:200

N

ALL DIMENSIONS ARE IN METER

ONLINE APPLICATION NO : SWP/BPA/498368/2025

AREA DETAILS

DESCRIPTION	SQ.M	SQ.FT
SITE AREA AS PER DOCUMENT	6100.00	65660.40
SITE AREA AS PER FMB	6100.00	65660.40
SUPER IMPOSED SITE AREA	6066.41	65298.84
MINIMUM AREA SHOULD BE TAKEN INTO ACCOUNT		

BUILDING AREA DETAILS -

Floor Name	Total Build-UP Area (In Sq.M)	Non FSI Area (In Sq.M) Deduction	Total F.S.I Area (In Sq.M)
Ground Floor	2155.06	-	2155.06
TOTAL	2155.06	-	2155.06

Area of open space = 3944.94 Sq.Mt

Floor Spce Index (FSI) = 2155.06 / 6100.00 = 0.353

BUILDING HEIGHT - 11.00M

OPEN SPACE RESERVATION (OSR) CALCULATION :-

OSR REQUIRED - (10%) = 6100.00 X 10% = 610.00 sq.mt

OSR PROVIDED = 617.86 sq.mt (10.13%)

LAND USE CONVERSIONS G.O (2D) 410

- AS PER G.O.(2D) 410 HOUSING AND URBAN DEVELOPMENT DEPARTMENT , DATED - 30/10/24 LAND CONVERTED AGRI TO INDUSTRIAL USE. THE CONDITION MENTIONED IN G.O SHOULD BE FOLLOWED.

PARKING DETAILS:-

Description	Required	Provided
Lorry	03 Nos	03 Nos
Car	01 Nos	04 Nos
Two Wheeler	28 Nos	50 Nos
Cycle	28 Nos	40 Nos

NOTE :-

* All Measurements area in Meters.
* All round Compound Wall Provided.
* Sump & Septic Tank Provided.
* Rain water Percolation Trench Provided.
* Mechanical Ventilation Provided.

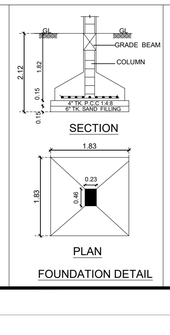
JOINERY DETAILS

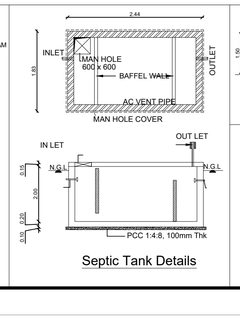
Sym.	DESCRIPTION	IN METER	IN FEET
RS	Rolling Shutter	3.05x4.60	10'0"x15'0"
D	Door	1.22x2.14	4'0"x7'0"
D1	Door	0.91x2.14	3'0"x7'0"
D2	Door	0.76x2.14	2'6"x7'0"
W	Window	1.83x2.13	6'0"x7'0"
V	Ventilator	1.83x0.91	6'0"x3'0"
V1	Ventilator	0.91x0.61	3'0"x2'0"

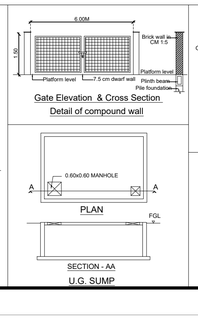
FE - Fire Extinguisher EA - Emergency Alarm

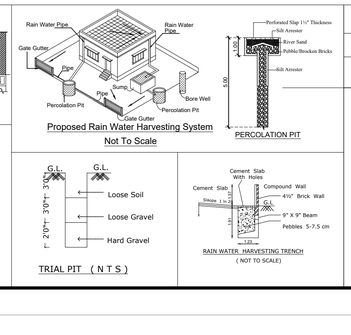
COLOR INDEX :

- Existing Road
- Site Boundary As Per FMB
- Site Boundary As Per Document
- Site Boundary As Per Super Imposed
- Proposed Building
- Drive Way
- OSR









BUILDING PERMISSION NO : LP/CLPA No. 299/2025

PLANNING PERMISSION NO : PP . No. 359 /2025

ONLINE APPLICATION NO : SWP/BPA/498368/2025

APPLICANT

Mr.B.SARAVANAN

REGISTERED ARCHITECT

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Reg. No. Coimbatore LPA/RA/GR-I/19/04/018
EMPHORA ASSOCIATES
160 Poonga Nagar, Civil Aerodrome Post, Coimbatore-641 014
Ph 9486141272
Email emphoraassociates@gmail.com

(COIMBATORE LPA/RA/Gr-I/19/04/018)

STRUCTURAL ENGINEER

Er. S.YUVARAJ, ME(Str).,AMIE.,AIV.MISE.,MCI.,LIMITAAL.
Regn.No.: Coimbatore/SE/GR-II/04/2025
#6741, Avinashi Road, R.G.Pudur, Chinniyampalayam,
Coimbatore (Dt). Ph: 99437 41272

(Coimbatore District/SE/GR-11/05/2025)

CONSTRUCTION ENGINEER

Er. S.YUVARAJ, ME(Str).,AMIE.,AIV.MISE.,MCI.,LIMITAAL.
Regn.No.: Coimbatore / CE / 04 / 2025
#6741, Avinashi Road, R.G.Pudur, Chinniyampalayam,
Coimbatore (Dt). Ph: 99437 41272

(Coimbatore District/CE/04/2025)

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

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.