

PP

APPROVAL RECORD

Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE

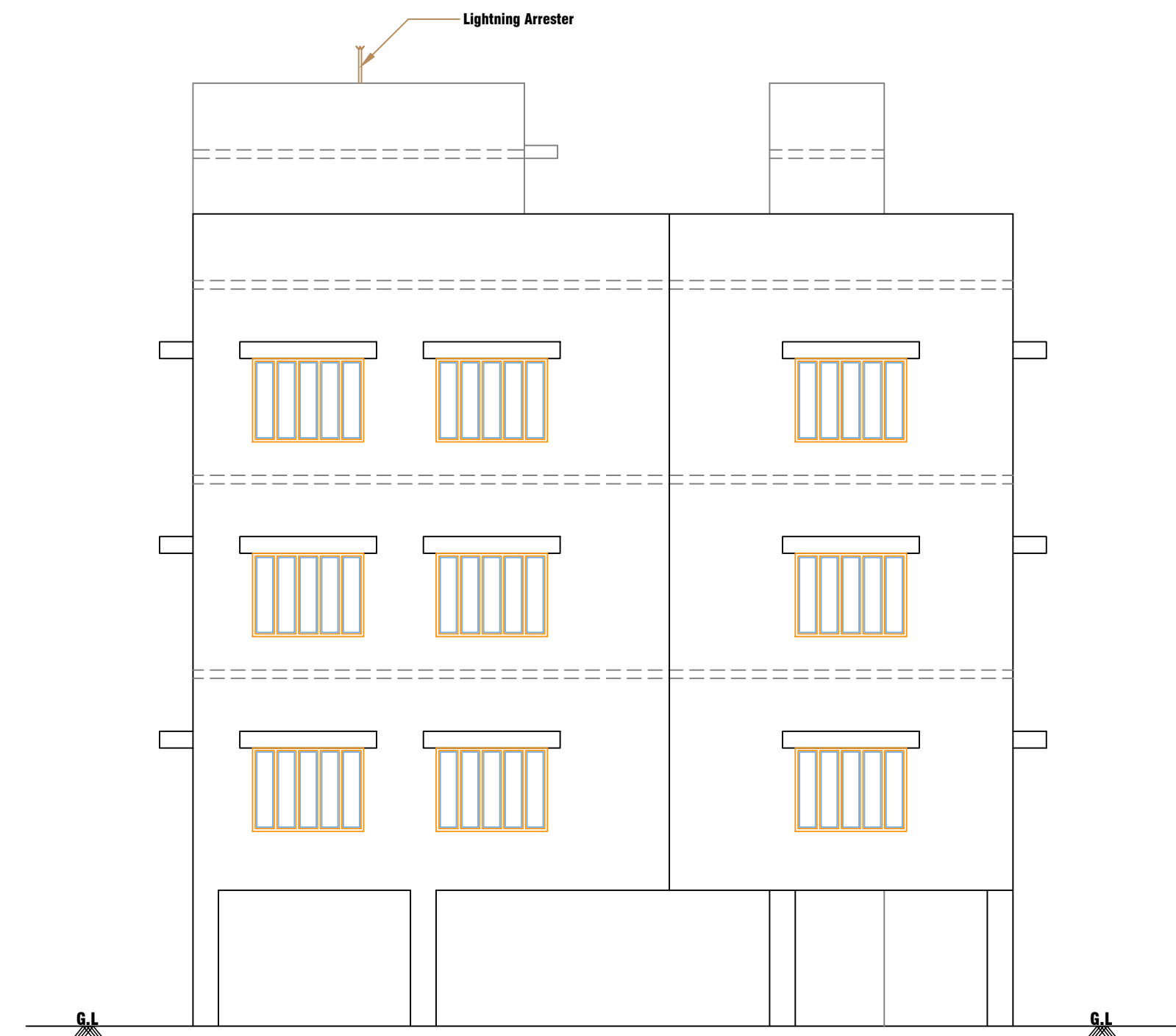
Building Plan

ISSUING AUTHORITY

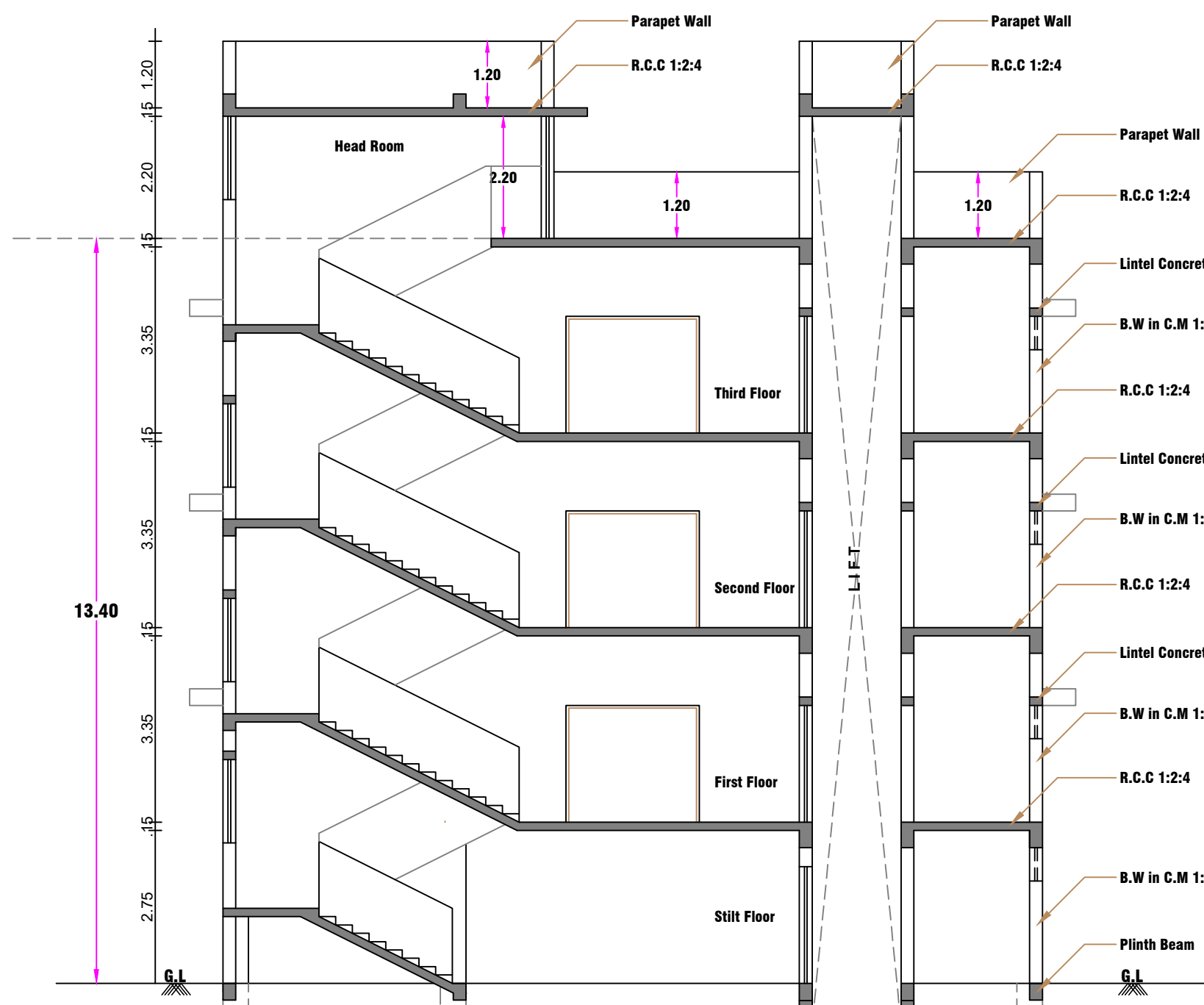
Rural Panchayat

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

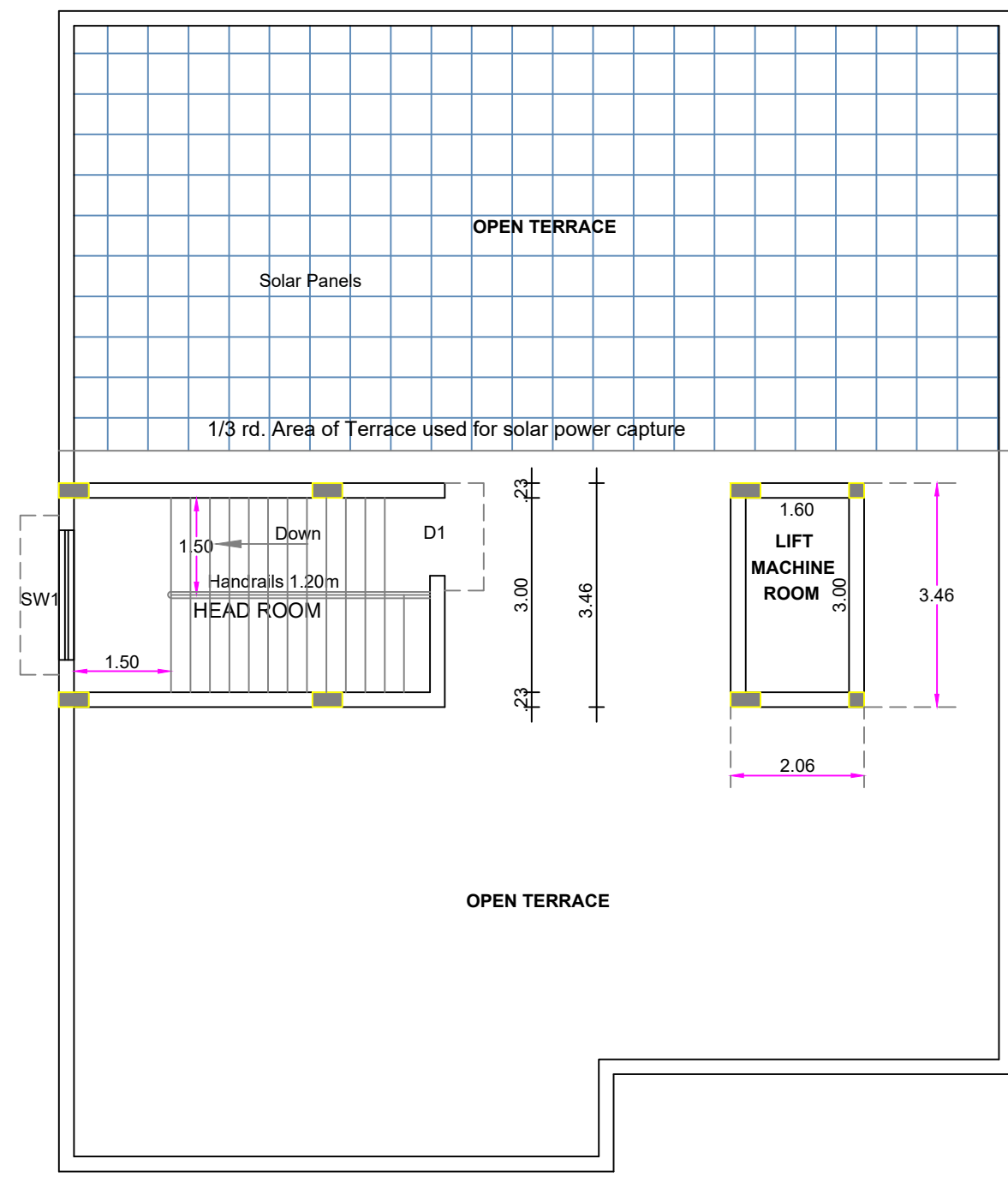
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



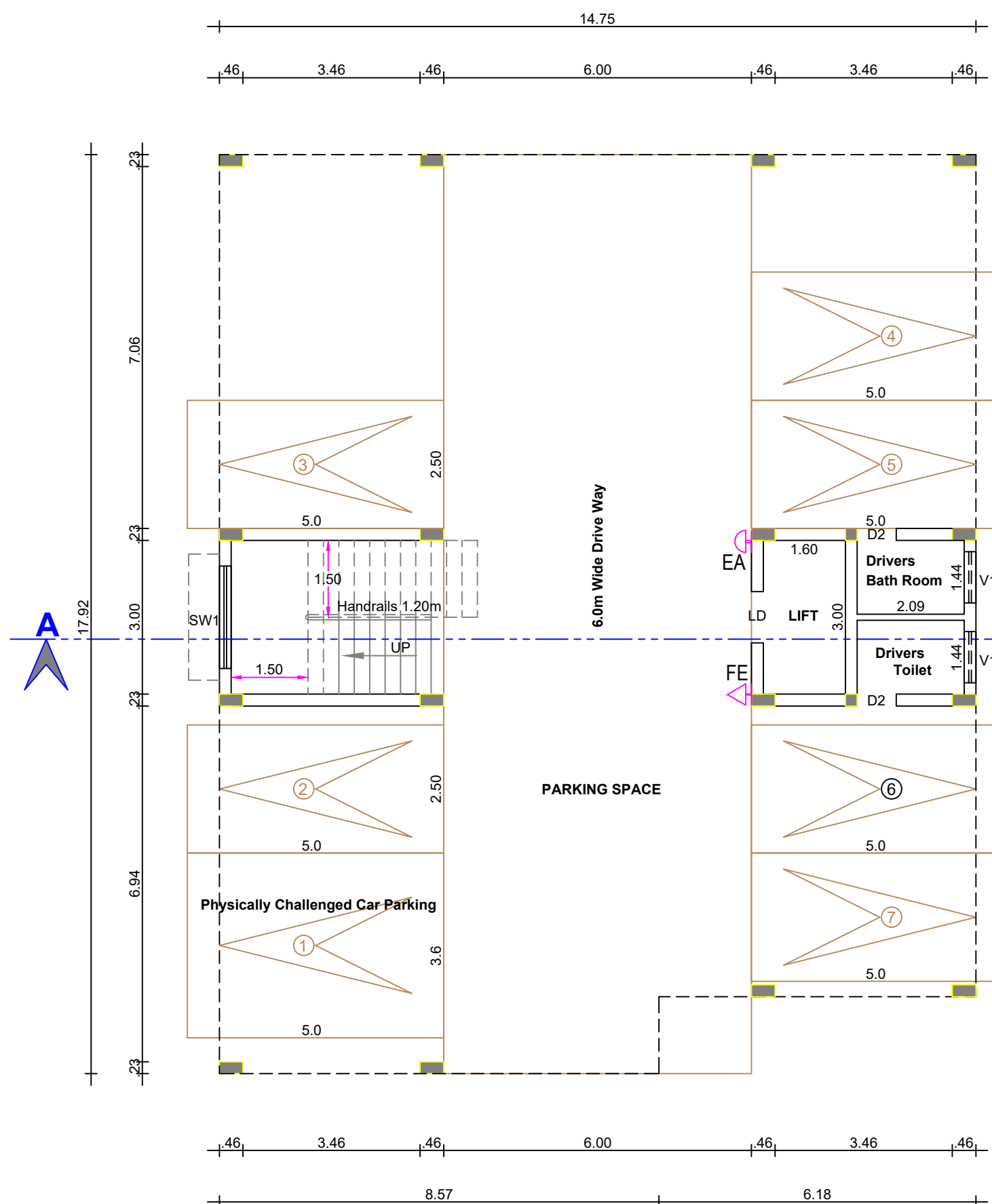
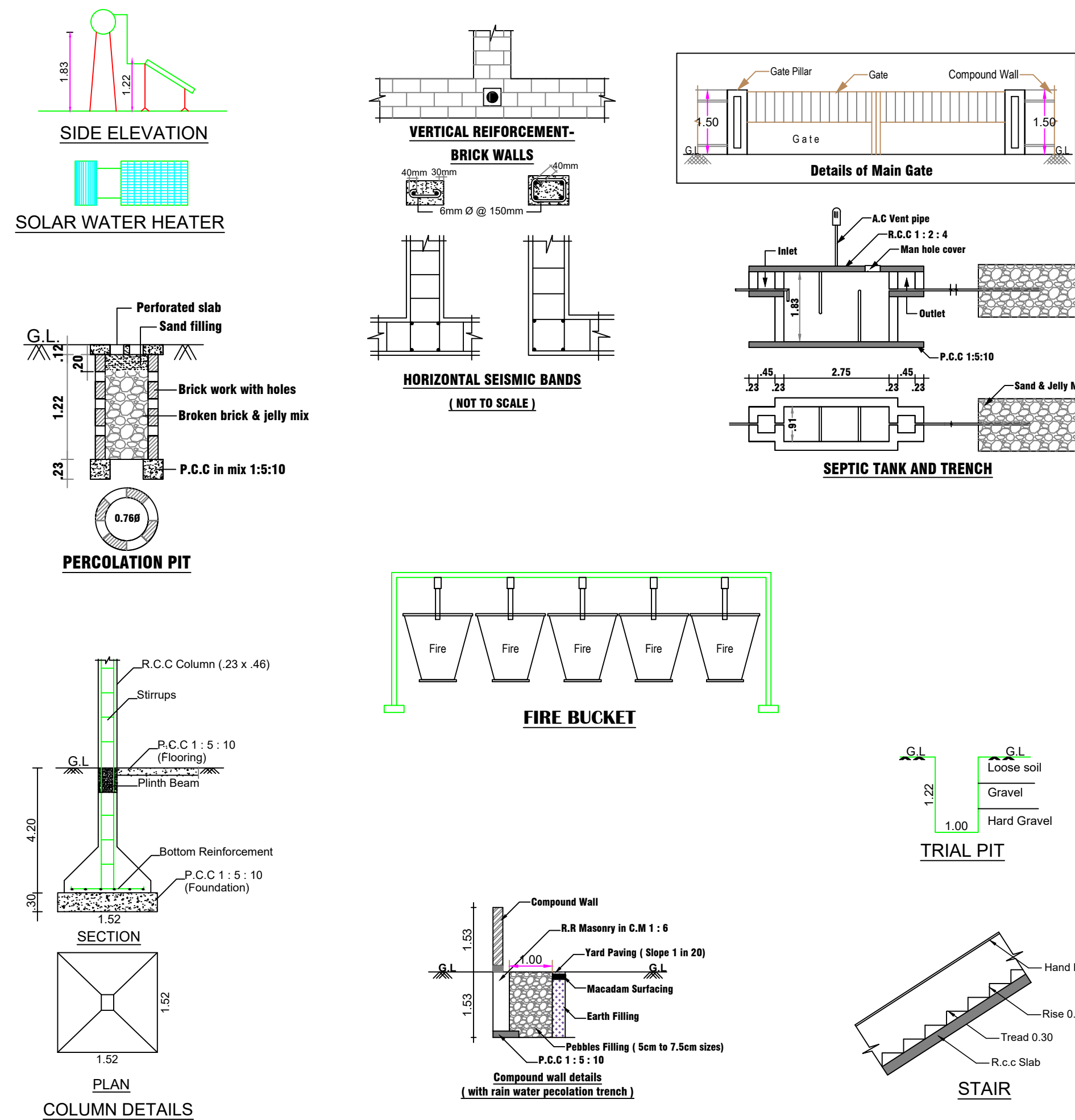
FRONT ELEVATION



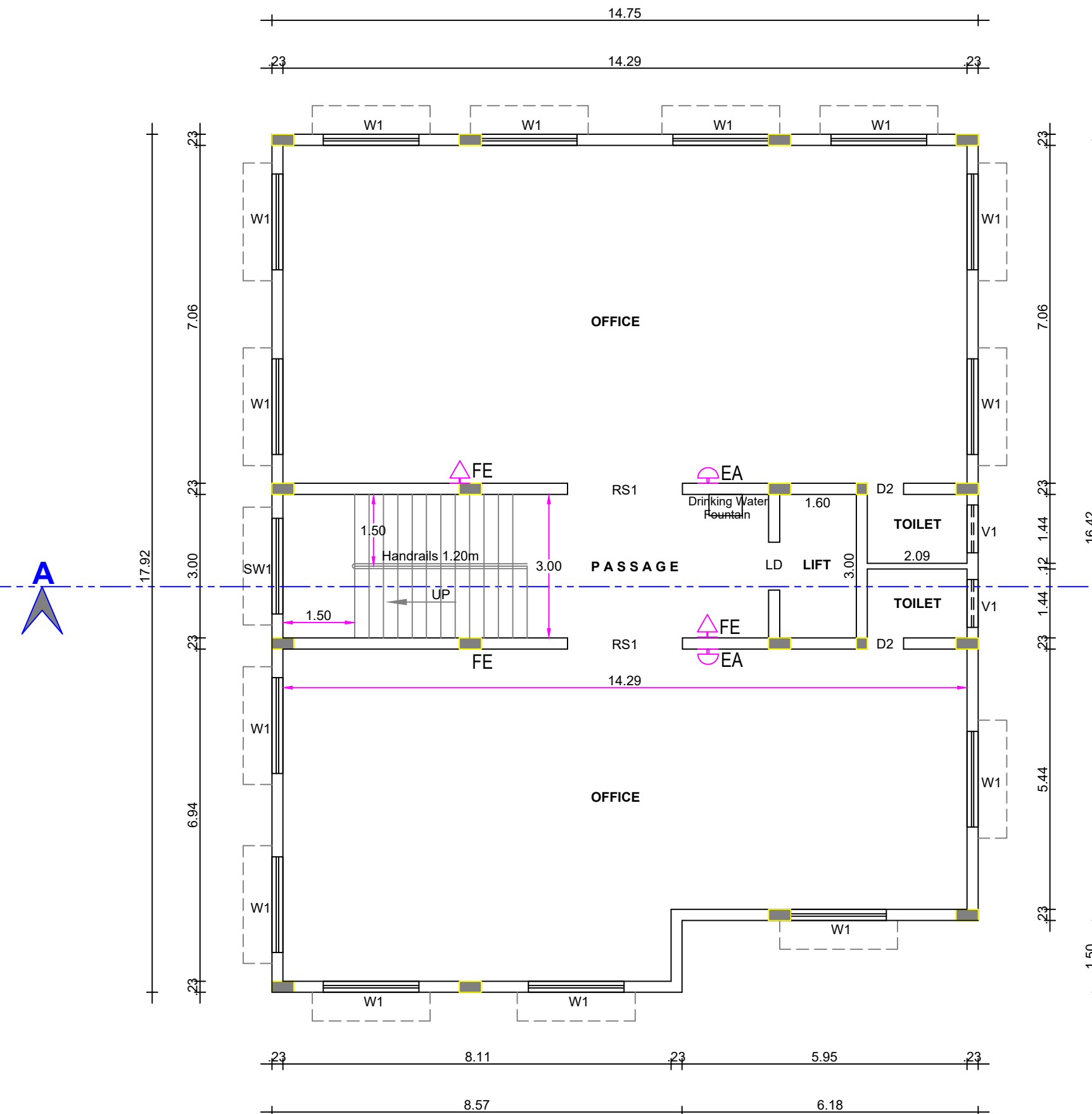
SECTION THROUGH "AA"



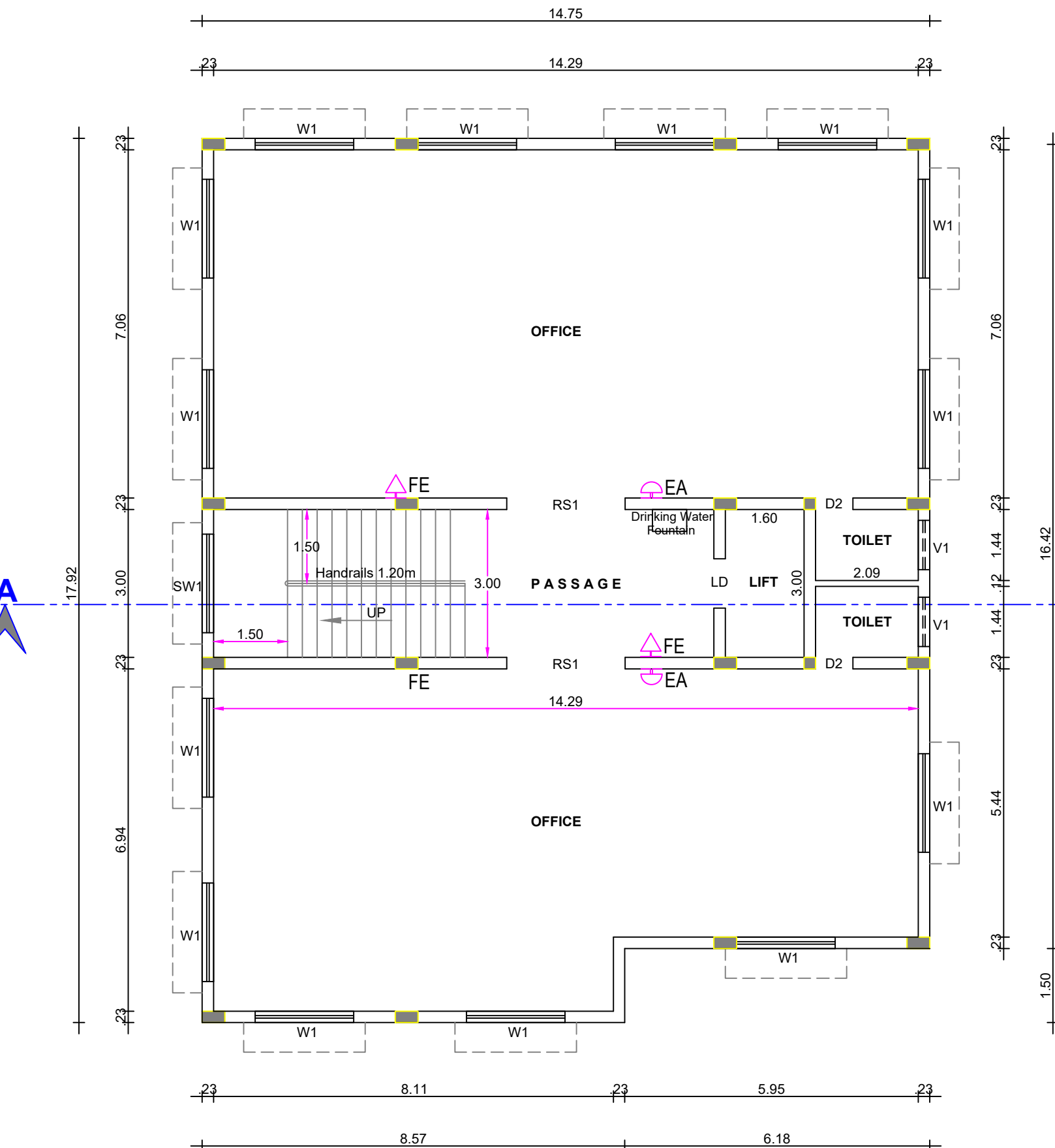
TERRACE FLOOR PLAN



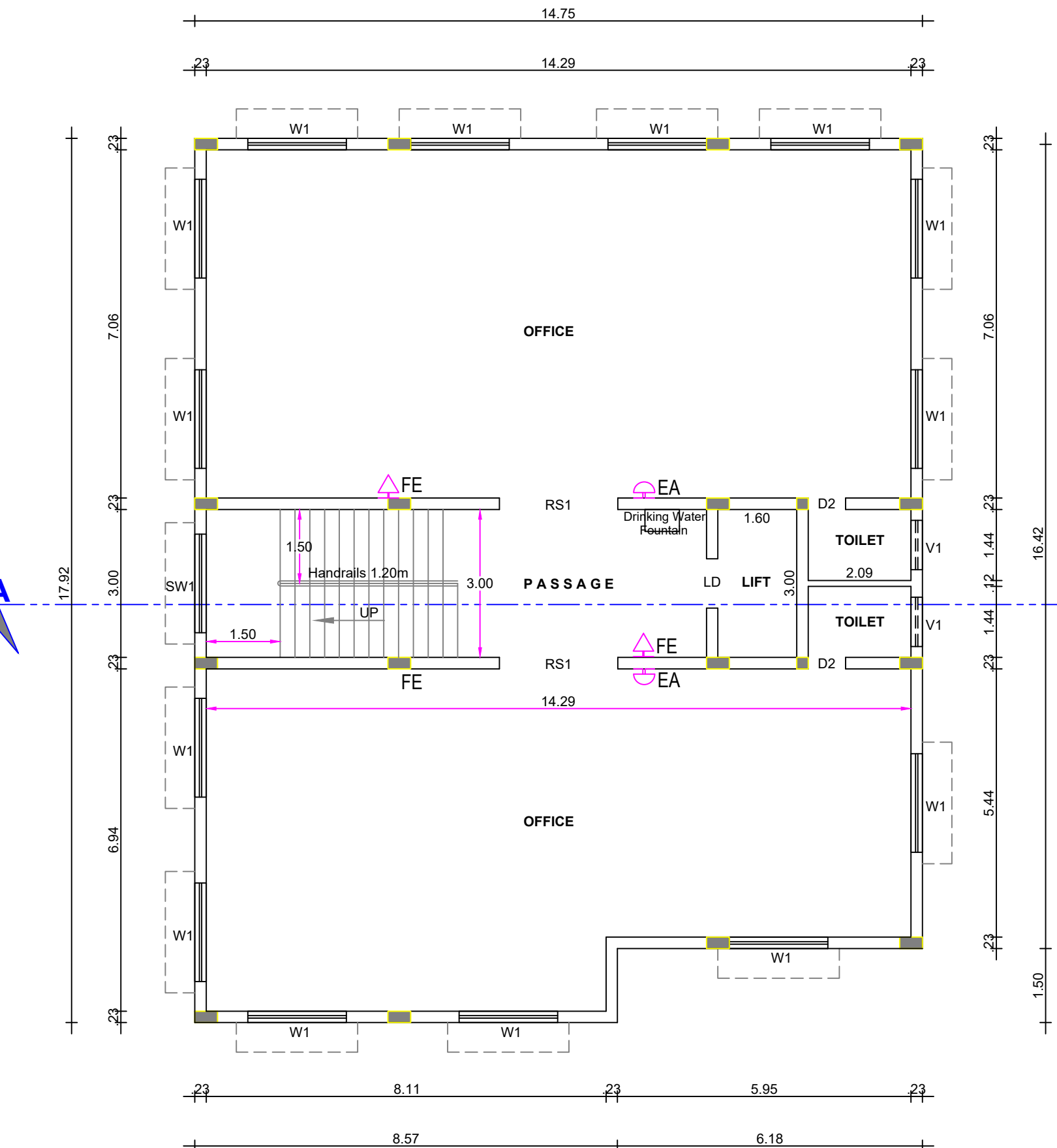
STILT FLOOR PLAN



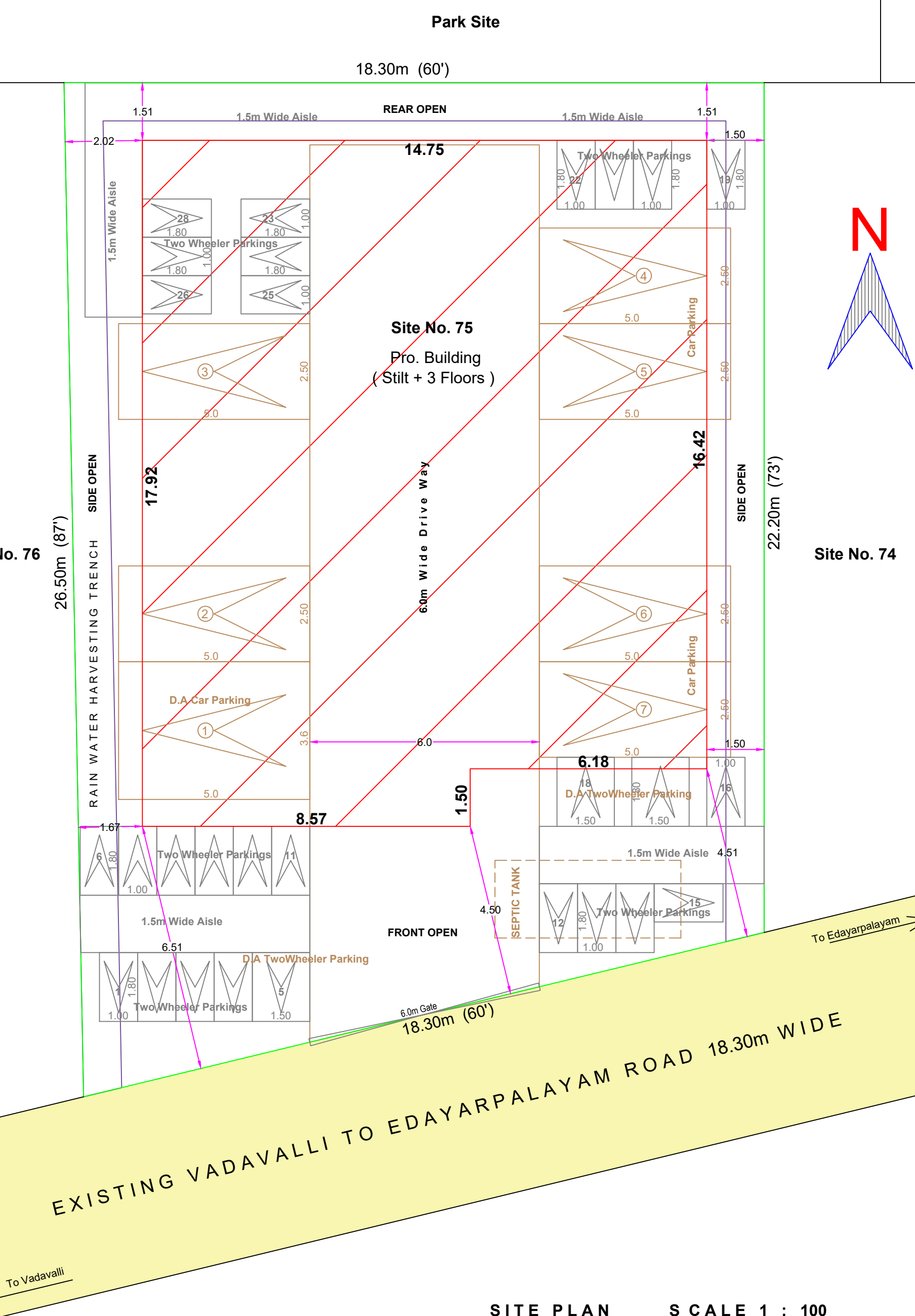
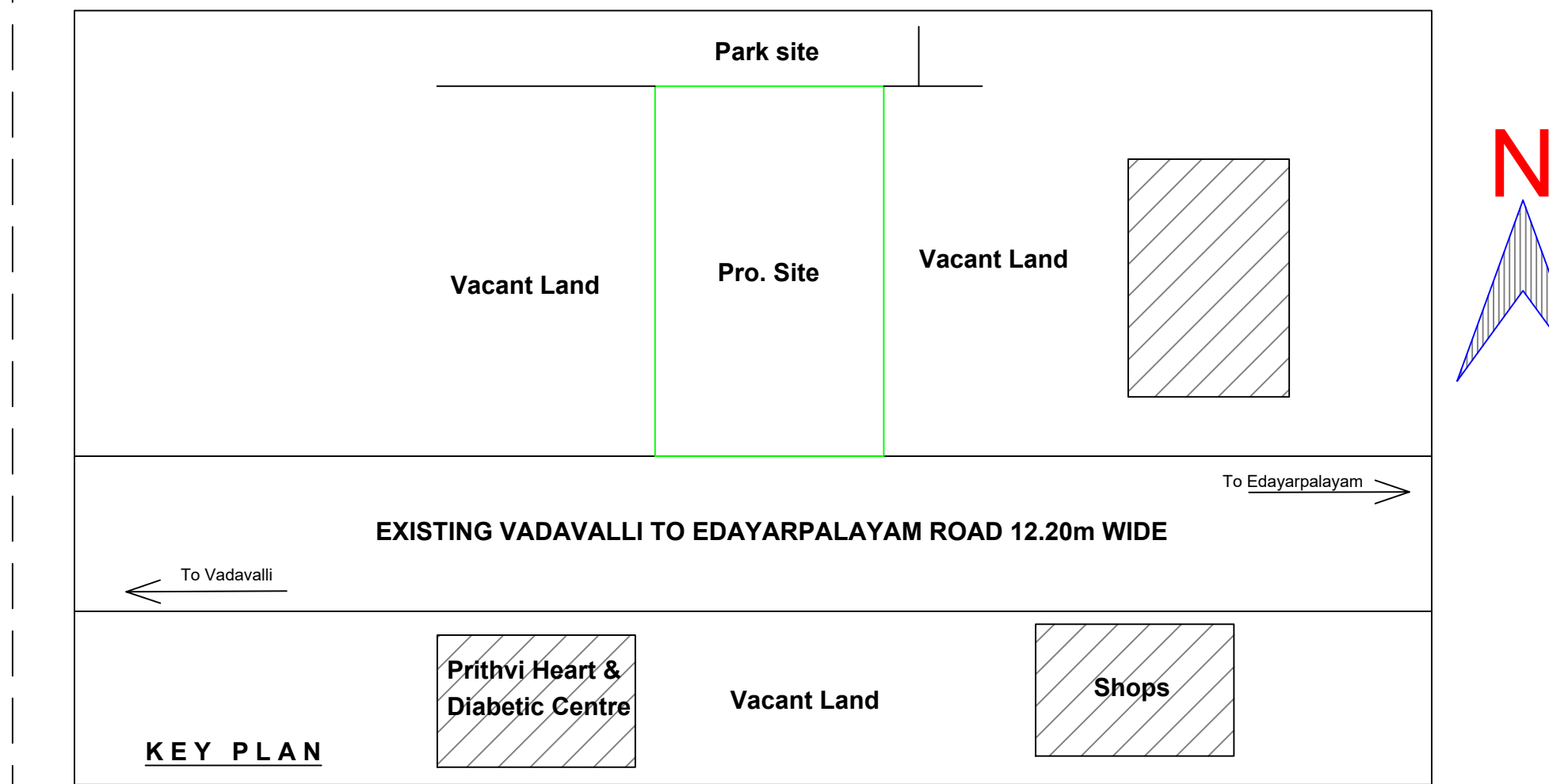
FIRST FLOOR PLAN



SECOND FLOOR PLAN



THIRD FLOOR PLAN



SITE PLAN SCALE 1 : 100

PLAN SHOWING THE PROPOSED CONSTRUCTION OF
PROFESSIONAL CONSULTING OFFICE IN SITE No. 75, IN THE
APPROVED LAYOUT No. L.P/D.T.C.P No. 1305/1989, S.F. No. 656/6A2,
SOMAYAMPALAYAM VILLAGE, COIMBATORE NORTH TALUK,
SOMAYAMPALAYAM PANCHAYAT.

SCALE 1 : 100 ALL DIMENSIONS ARE IN METERS

SITE AREA DETAILS			
	Sq.m.	Sq.ft.	
Area Of The Site (As per Document)	441.91	4755	
Area Of The Site (As per Patta)	441.00	4745	
Area Of The Site (Superimposed Area)	439.89	4733	

BUILDING AREA DETAILS				
Floor Name	Floor Area (Sq.m.)	Deduction Area (Sq.m.)	FSI Area (Sq.m.)	Non FSI Area (Sq.m.)
Stilt Floor	255.04	255.04	0	255.04
First Floor	255.04	0	255.04	0
Second Floor	255.04	0	255.04	0
Third Floor	255.04	0	255.04	0
Terrace Floor Area	27.75	0	0	27.75
TOTAL	1047.91	255.04	765.12	282.79

F.S.I					
As per TNCDNR	Occupancy	Area Type	Road Width	Required	Provided
Part VI Pt.35 / pt.36/ pt.37 pt.38/ pt.39	Commercial	OTHERS	18.30m	<=3.25	1.739

PARKING REQUIREMENT DETAILS			
As per TNCDNR	Description	Required	Provided
Annexure IV - part I-13,17,b. part II-A,C	D.A Car Parking Car Parking	1 7	1 7
Annexure IV - part I-13,17,b. part II-A,C	D.A Two Wheeler Parking Two Wheeler Parking	3 26	3 28
Annexure-IV,Part-I(1), Part- II(A)(B)(C)	Width of driveway (Four Wheeler)	6.0m	6.0m
Annexure-IV,Part-I(1), Part- II(A)(B)(C)	Width of driveway (Two Wheeler)	1.50m	1.50m

JOINERY DETAILS			
LD	Lift Door	1.00 x 2.10	W1 Window 2.00 x 1.50
D1	Door	1.20 x 2.10	SW1 Stair Window 2.00 x 1.50
D2	Door	0.76 x 2.10	RS1 Rolling Shutters 2.40 x 2.10
V1	Ventilator	1.00 x 0.61	

NOTE
FE : Fire Extinguisher Provided
EA : Emergency Alarm Provided

REFERENCE
PROPOSED SITE
PROPOSED BUILDING
EXISTING ROAD

APPLICANT

STRUCTURAL ENGINEER
CONSTRUCTION ENGINEER

GEO TECHNICAL ENGINEER
REGISTERED ENGINEER

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.

