

PP

APPROVAL RECORD

Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE

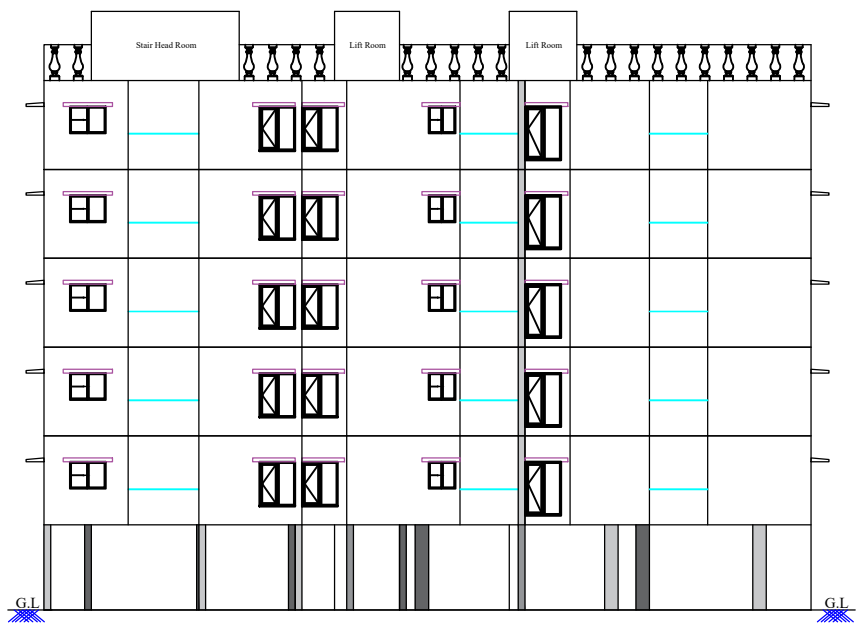
Building Plan

ISSUING AUTHORITY

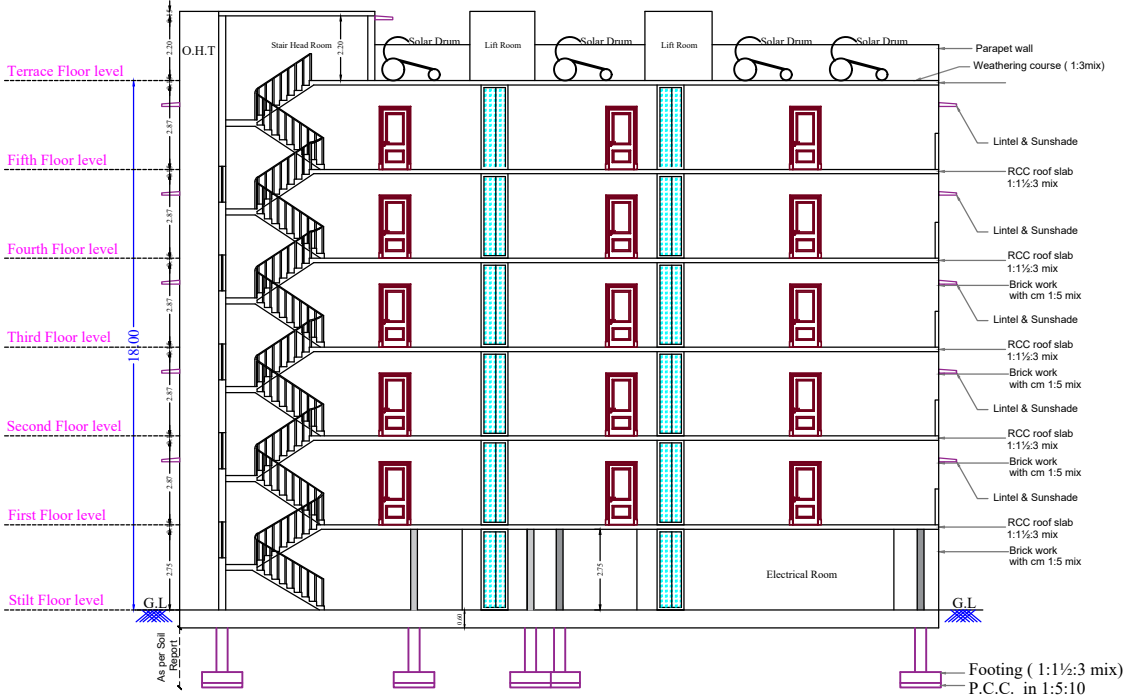
Rural Panchayat

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

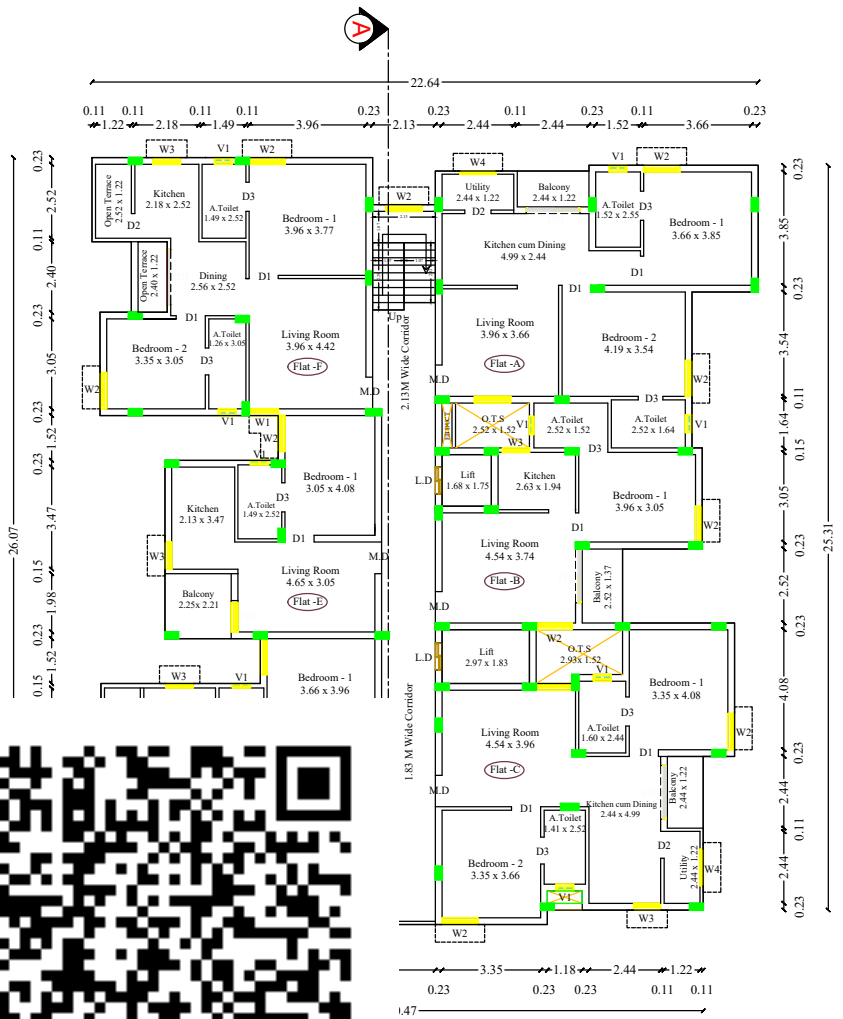
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



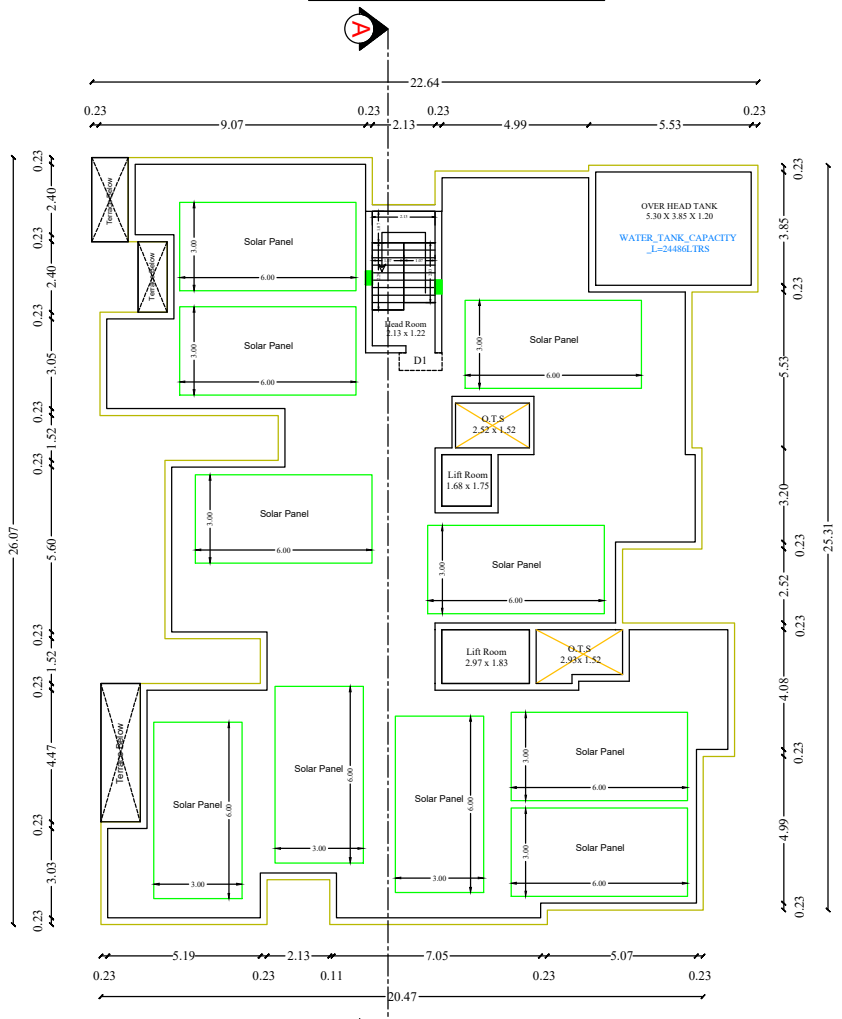
ELEVATION ON EAST SIDE



SECTION ON 'AA'



FLOOR PLAN



TERRACE FLOOR PLAN

PLAN SHOWING THE (REVISED PLAN) SITE AMALGAMATION OF SITE NO:3 WEST, 4, 5, 14, 15, 16 WEST AND PROPOSED AFFORDABLE RESIDENTIAL APARTMENT BUILDING STILT, FIRST, SECOND, THIRD, FOURTH, FIFTH & TERRACE FLOOR IN S.F.NO: 144/2A2, 144/2A3, 144/2A4, 144/2A5, 144/2A10, 144/2A11, 144/2A12, 144/2A13, MADAMPATTY VILLAGE, PERUR TALUK, COIMBATORE DISTRICT AND CORPORATION.
Land Use: Agriculture SPF No:88/2021
வட்டார வளர்ச்சி அலுவலர் Regularisation ந.க.எண்:1041/2020/ஆ3 நாள்:26.09.2022
APPLICANT NAME: Sinduja POA S.Karthikeyan & N.Elamathi POA T.Karuvamaridurai
All Dimensions are in Metre
Scale: 1:200
Online Application No:SWP/BPA/581078/2025

PROPOSED SITE AREA DETAILS

S.F.NO/VILLAGE	AS PER DOCUMENT		AS PER FMB & PATT	
144/2A2, 144/2A3, 144/2A4, 144/2A5, 144/2A10, 144/2A11, 144/2A12, 144/2A13 - Madampatty	Area in Acres	Area in Sqm	Area in sqm	
	0.235	951.87	952	

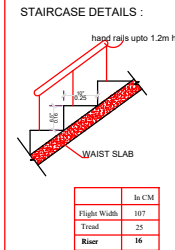
Building Area Details	F.S.I AREA (sqm)	NON F.S.I AREA (sqm)	Total (sqm)	Usage
Area of the Stilt Floor	29.75	461.31	491.06	Parking, Electrical Transformer Room
Area of the First Floor	482.54	--	482.54	06 Dwelling
Area of the Second Floor	482.54	--	482.54	06 Dwelling
Area of the Third Floor	482.54	--	482.54	06 Dwelling
Area of the Fourth Floor	482.54	--	482.54	06 Dwelling
Area of the Fifth Floor	469.78	--	469.78	06 Dwelling
Area of the Terrace Floor	--	50.41	50.41	Head Room,OHT
TOTAL	2429.69	511.72	2941.41	30 Dwelling

INDIVIDUAL FLAT AREA

FLAT NAME	FLOOR - 1 to 4	FLOOR - 5
A	83.39	83.39
B	49.06	49.06
C	82.27	82.27
D	78.04	72.02
E	49.90	49.90
F	79.06	72.32
Common Area	60.82	60.82

JOINERY DETAILS

Description works	In Meter
M.D - Main Door	1.07 x 2.14
D1 - Door 1	0.99 x 2.14
D2 - Door 2	0.91 x 2.14
D3 - Door 3	0.78 x 2.14
F.D 1 - Fixed Door 1	1.83 x 2.14
F.D 2 - Fixed Door 2	0.99 x 2.14
W1 - Window 1	1.22 x 1.83
W2 - Window 2	1.22 x 1.52
W3 - Window 3	0.91 x 0.91
W4 - Window 4	1.22 x 0.91
V1 - Ventilator 1	0.61 x 0.91
L.D - Lift door	0.91 x 2.87
R.S - Rolling Shutter	3.05 x 2.75



Dr. V. JOHNEKUL
B.Tech, M.E (Struct), Ph.D, AME, AIES, NICE, INDIA
Structural Engineer Grade - 1 (SE)
Reg. No: LPA/SE/GR-1/0321/2024
3/358, Arul Jothi Nagar, Karanamattai,
Palladam, Tirupur - 641 001.

Structural Engineer

Dr. N. Balasundaram, M.E, Ph.D
Construction Engineer
Reg. No. LPA/CE/002/2024
356, Nanjundapuram Road,
Near Shree Pashy Nagar, Coimbatore - 641 006.

Construction Engineer

Er. K.P. VETRISELVAN, M.E, AGGEO TECH, M.S, MISTE.,
GEOTECHNICAL ENGINEER
CLPA REG. No: CLPA/GTE/19/03/001
GEODESIGN INDIA PRIVATE LIMITED
0.No 40, M.No 29, 8th Street, K.K.Pudur,
Coimbatore - 641 038.

Geotech. Engineer

P.KATHIRAVAN, B.Arch, M.Tech, Ph.D.,
REGISTERED ARCHITECT,
CA/2004/23-081
S K ASSOCIATES
2/3, 1st Floor, Vinayagar Kovil Street,
Krishnasamy Nagar, Coimbatore-641045.

Engineer (or) Architect

Applicant

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

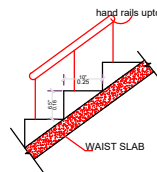
EXISTING APPROVAL DETAIL:

LP/CLPA NO: 134/2025

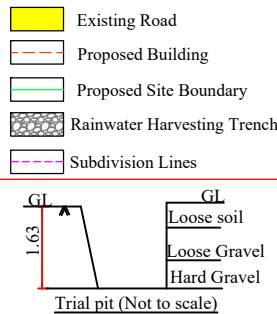
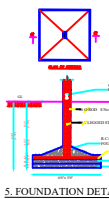
PLANNING PERMISSION NO: 170/2025

Building Area Details (Existing Approval)	F.S.I AREA (sqm)	NON F.S.I AREA (sqm)	Total (sqm)	Usage
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Area of the Third Floor	482.54	--	482.54	06 Dwelling
Area of the Fourth Floor	482.54	--	482.54	06 Dwelling
Area of the Terrace Floor	--	50.41	50.41	Head Room,OHT
TOTAL	1959.91	511.72	2471.63	24 Dwelling

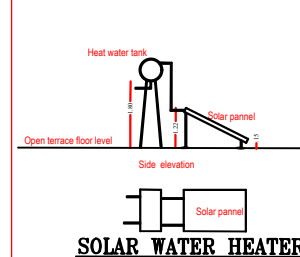
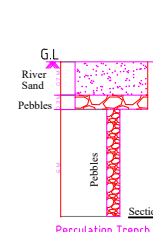
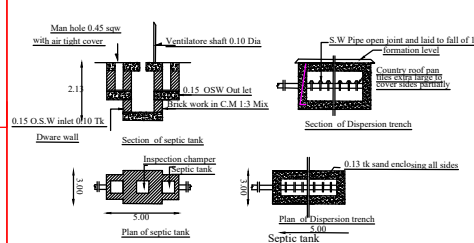
STAIRCASE DETAILS :



	In CM
Flight Width	107
Tread	25
Riser	16



SEPTIC TANK DETAILS



Sheet No: 01/02

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Land Use: Agriculture

SPF No:88/2021

வட்டார வளர்ச்சி அபிவிருத்தி ஒப்பந்தம்:1041/2020/ஆ3 நாள்:26.09.2022

APPLICANT NAME: Sinduja POA S.Karthikeyan & N.Elamathi POA T.Karuvellaridurai

All Dimensions are in Metre

Scale: 1:200

Online Application No:SWP/BPA/581078/2025



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		Area in sqm 952

Building Area Details	F.S.I AREA (sqm)	NON F.S.I AREA (sqm)	Total (sqm)	Usage
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E	49.90	49.90
F	79.06	72.32
Common Area	60.82	60.82

Parking Detail

Description	No. of Dwelling	Required parking		Provided parking	
		Two wheeler	Car	Two wheeler	Car
Floor area less than 50 sqm	10 Nos.	10 Nos.	---	10 Nos.	---
Floor area 50 sq.m to 75 sq.m	2 Nos.	2 Nos.	1 Nos.	02 Nos.	01 Nos.
Floor area Above 75 sq.m	18 Nos.	---	18 Nos.	---	18 Nos.
Visitors parking	---	2 Nos.	2 Nos.	03 Nos.	2 Nos.
Total	30 Nos.	14 Nos.	21 Nos.	15 Nos.	21 Nos.

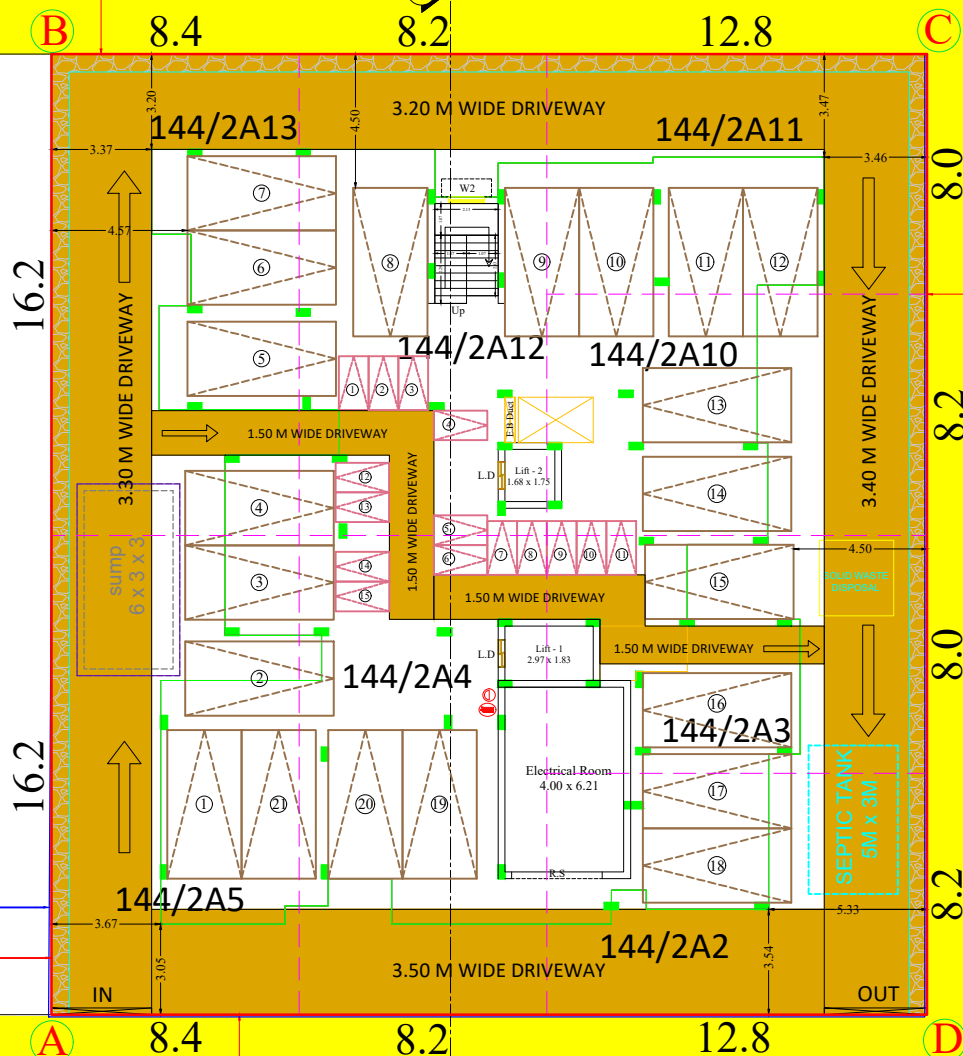
FLOOR SPACE INDEX = $\frac{\text{Proposed FSI area}}{\text{Proposed site area}} = \frac{2429.69}{951.87} = 2.55$

JOINERY DETAILS

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M.D - Main Door	1.07 x 2.14
D1 - Door 1	0.99 x 2.14
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V1 - Ventilator 1	0.61 x 0.91
L.D - Lift door	0.91 x 2.87
R.S - Rolling Shutter	3.05 x 2.75

Existing 6.4M Layout Road

S.F.NO: 144/33A1A1A



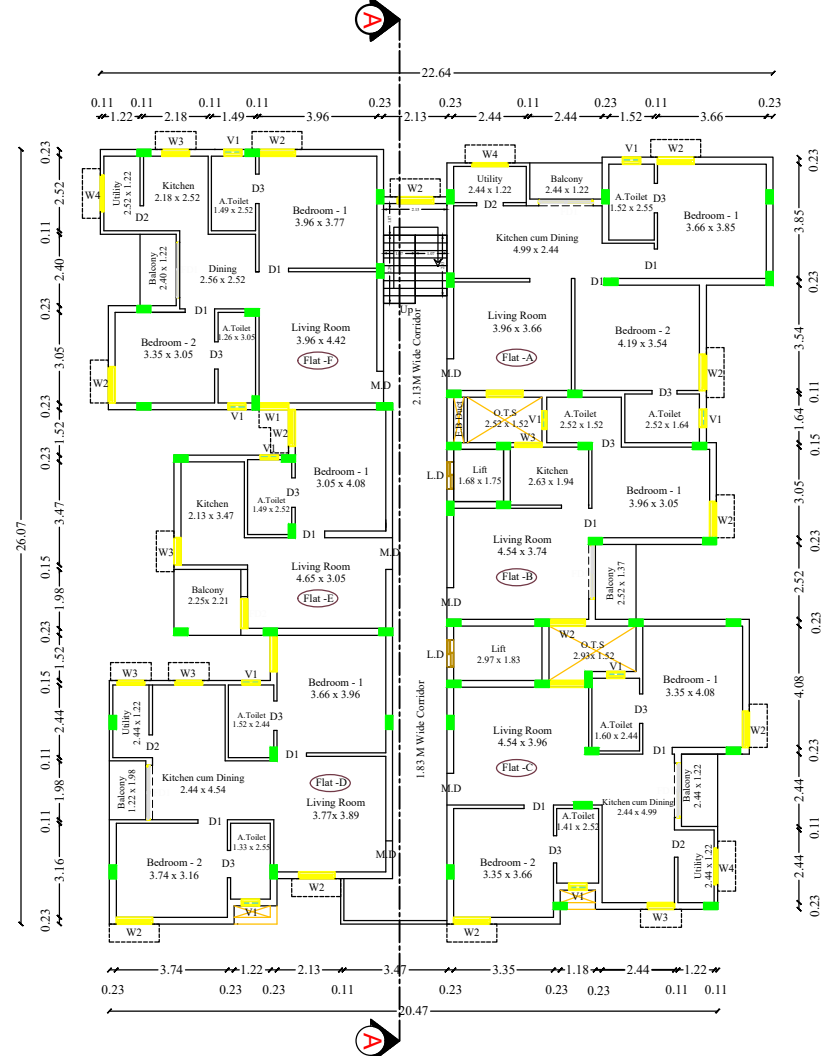
ந.க.எண்:1041/2020/ஆ3 நாள்:27.09.2024

Existing 9.00M Road

SF.NO:145

SITE PLAN CUM STILT FLOOR PLAN

TYPICAL FLOOR PLAN (FIRST FLOOR TO FOURTH FLOOR)



LP/CLPA NO:134/2025

PLANNING PERMISSION NO: 433/2025

Applicant

Dr. V. JOHNEKUL.
B.Tech, M.E (Struct), Ph.D, AME, AGS, MCO, AMOV
Structural Engineer Grade - I (SE)
Reg. No: LPA/SE/GR-1032/2024
3/353, Arul-Iothi Nagar, Karamanpattai,
Palladam, Tirupur - 641 401.

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Construction Engineer
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Construction Engineer

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Geotech. Engineer

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REGISTERED ARCHITECT,
CA / 2004 / 23 / 881
S K ASSOCIATES
2/3, 1st Floor, Vinayagar Kovil Street,
Krishnasamy Nagar, Coimbatore-641045.

Engineer (or) Architect

e-signed

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

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

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



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.

