PP APPROVAL RECORD

Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE
Building Plan

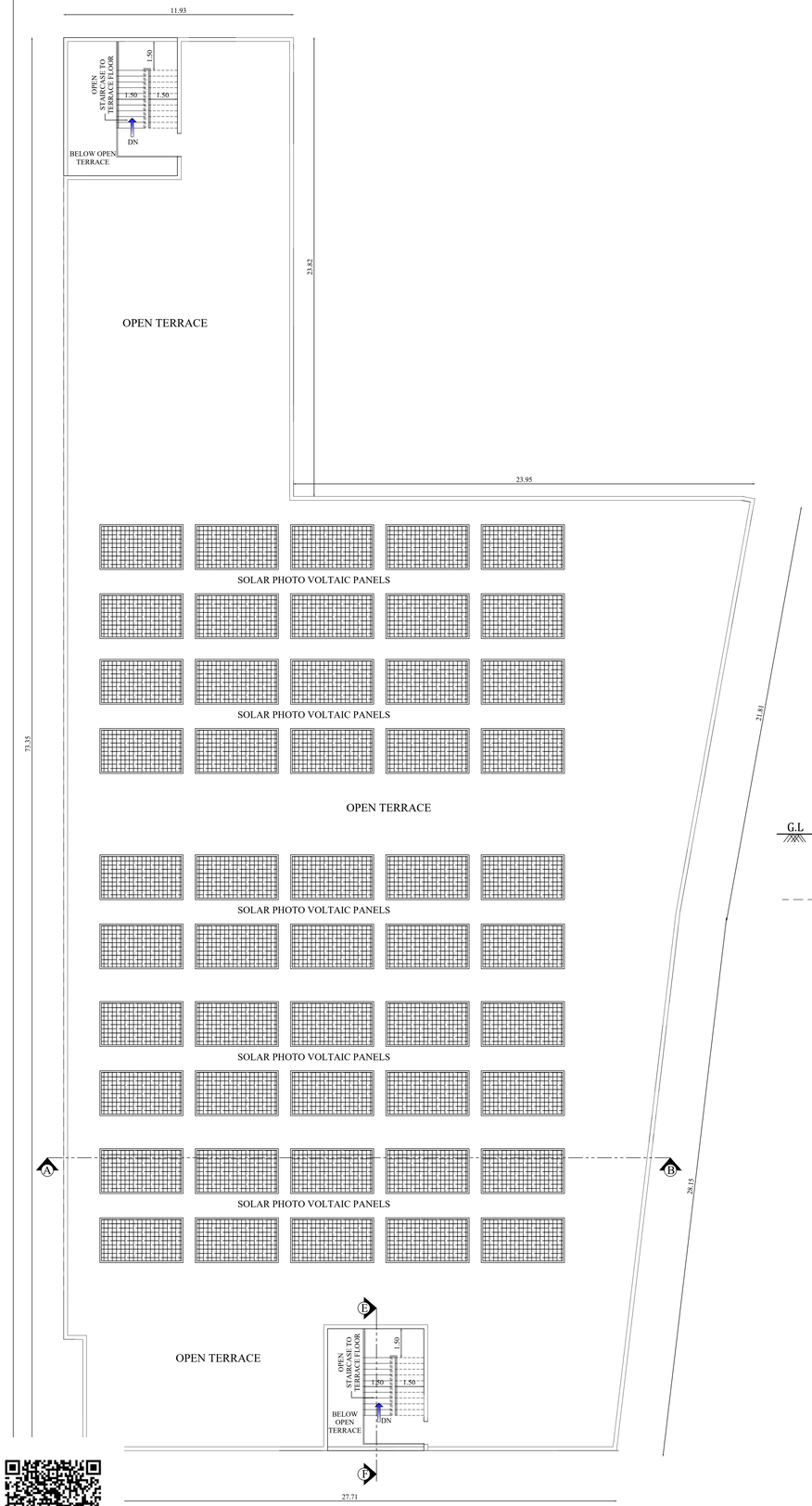
ISSUING AUTHORITY
DTCP

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

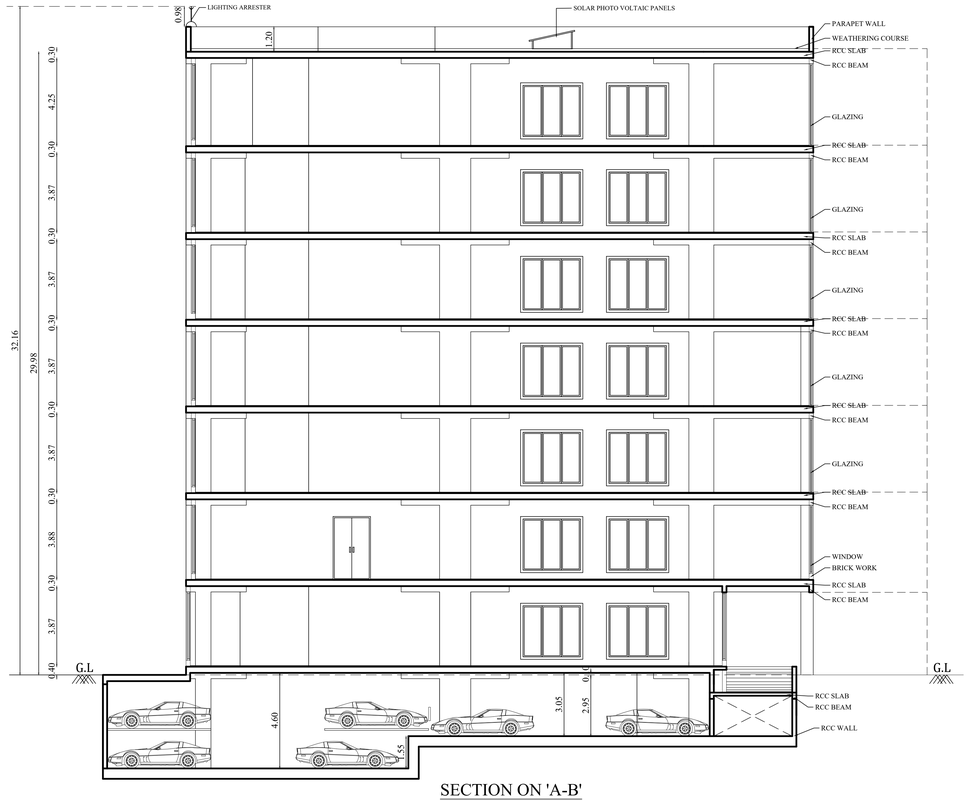
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

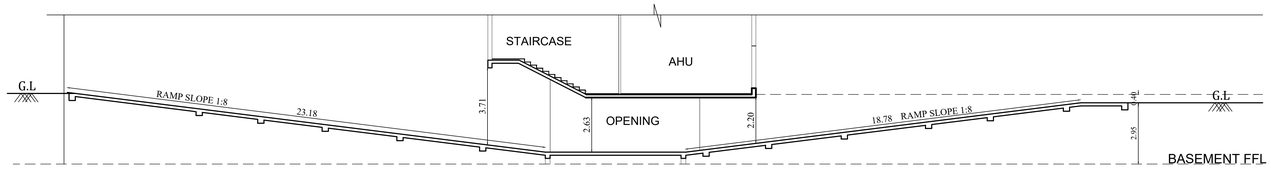
hello@verified.realestate
+91 9996 12 9996
verified.realestate



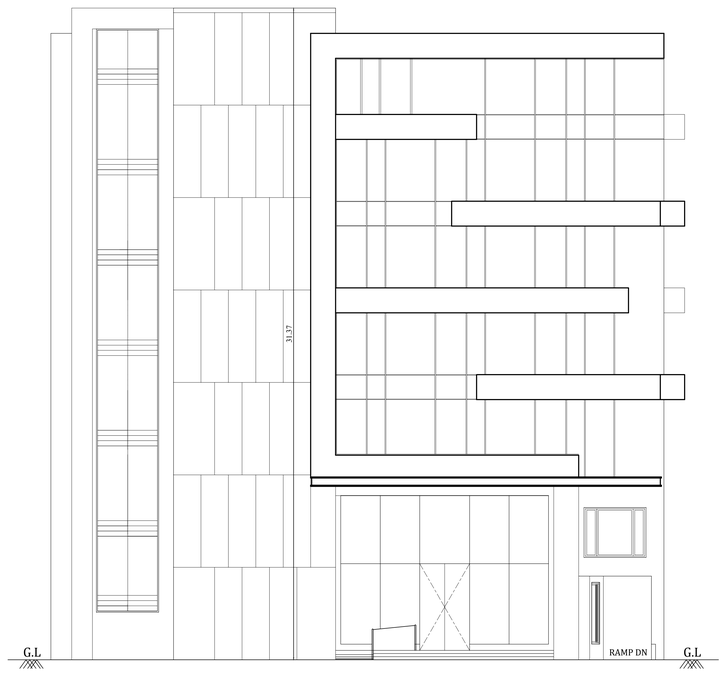
TERRACE FLOOR PLAN



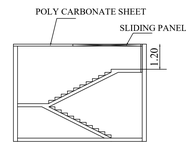
SECTION ON 'A-B'



SECTION ON 'C-D'



SOUTH SIDE ELEVATION



SECTION ON 'E-F'

TERRACE, SECTION & ELEVATION	SHEET NO - 6/6

PLAN SHOWING THE PROPOSED CONSTRUCTION OF BUSINESS OFFICE / PROFESSIONAL CONSULTING OFFICE BUILDING IN WARD NO:Y(25), BLOCK NO:02, T.S.NO:5/5 & 5/6B, VILLANKURICHI VILLAGE, EAST ZONE, NORTH TALUK, COIMBATORE CORPORATION.

Applicant Name
: SREEVATSA REAL ESTATES PVT LTD
POA of Mrs. MAHESWARI S.KUMAR And Mr.MV.GANESH

Online Application No : SWP/BPA/603149/2025

North

Scale 1 : 100

JOINERY DETAILS

Sym.	DESCRIPTION	SIZE
RS1	ROLLING SHUTTER	3.00 X 2.40
SD	SLIDING DOOR	1.80 X 2.40
SD1	SLIDING DOOR 1	1.50 X 2.40
SD2	SLIDING DOOR 2	1.60 X 2.40
SD3	SLIDING DOOR 3	0.84 X 2.40
DD1	DOUBLE DOOR 1	1.80 X 2.40
LD	LIFT DOOR	1.00 X 2.40
LD1	LIFT DOOR 1	0.90 X 2.40
FD	FIRE DOOR	0.90 X 2.40
D	DOOR	1.20 X 2.40
D1	DOOR 1	1.00 X 2.40
D2	DOOR 2	0.90 X 2.40
D3	DOOR 3	0.75 X 2.40
SW3	SPECIAL WINDOW 3	3.00 X 2.70
SW4	SPECIAL WINDOW 4	4.20 X 2.70
SW5	SPECIAL WINDOW 5	10.00 X 2.70
SG1	STAIR GLAZING 1	1.20 X 2.70
SG2	STAIR GLAZING 2	3.00 X 2.70
V	VENTILATOR	1.80 X 0.60
V1	VENTILATOR 1	3.00 X 0.60
M.V	MECHANICAL VENTILATION PROVIDED	

All metric dimensions are in metre

FIRE HOSE REEL

FIRE EXTINGUISHER

SIDDARTH GOPALA SARKAR, M.ARCH.,FILLA.,
Registered Architect As
L.B.S. GRADE-I
L.S. ARCHITECT No. CA/2005/56220
Coimbatore LPA/RA/GR-I/19/04/016

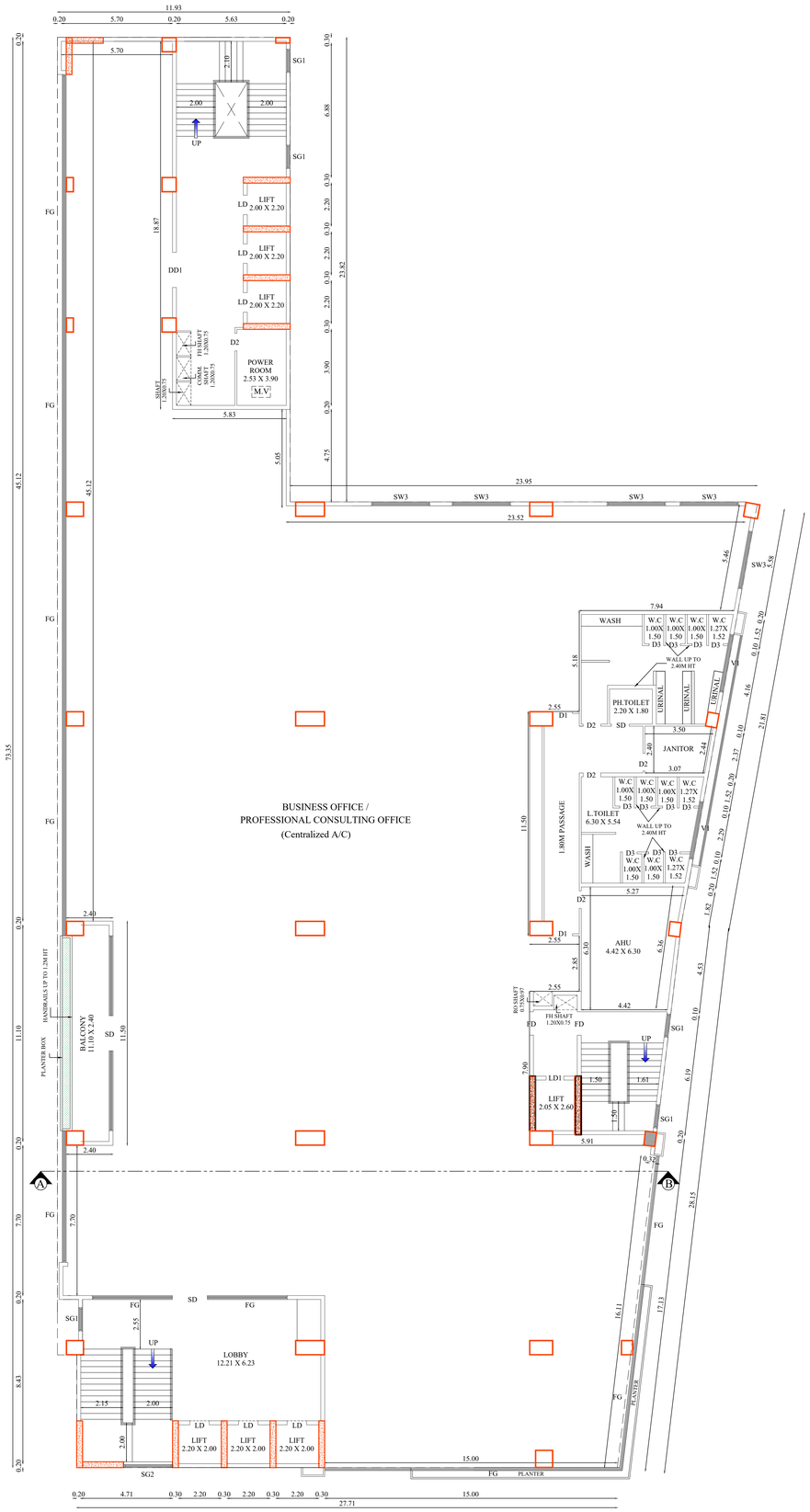
Architect

S. MURUGESH, M.E.,FIE.,
Chartered Engineer F-1279323
Structural Engineer Grade-I
(Coimbatore LPA/SE/Gr-I/061/2024/01-08-2024)

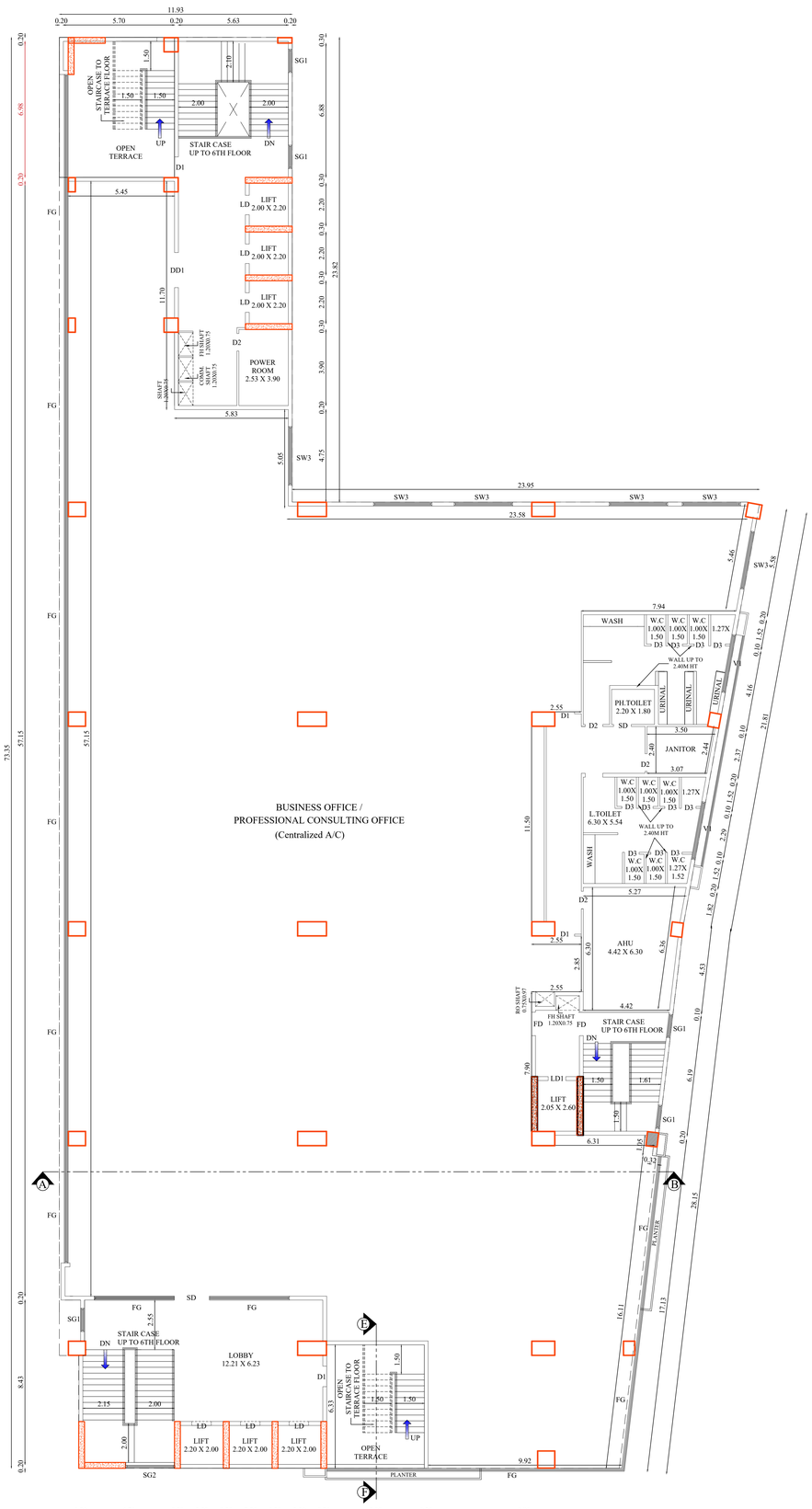
Structural Engineer

For Sreevatsa Real Estates Pvt. Ltd.
Authorised Signatory

Applicant



FIFTH FLOOR PLAN



SIXTH FLOOR PLAN

FIFTH & SIXTH FLOOR	SHEET NO - 5/6

PLAN SHOWING THE PROPOSED CONSTRUCTION OF BUSINESS OFFICE / PROFESSIONAL CONSULTING OFFICE BUILDING IN WARD NO:Y(25), BLOCK NO:02, T.S.NO:5/5 & 5/6B, VILLANKURICHI VILLAGE, EAST ZONE, NORTH TALUK, COIMBATORE CORPORATION.

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North

Scale 1 : 100

JOINERY DETAILS

Sym.	DESCRIPTION	SIZE
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SD	SLIDING DOOR	1.80 X 2.40
SD1	SLIDING DOOR 1	1.50 X 2.40
SD2	SLIDING DOOR 2	1.60 X 2.40
SD3	SLIDING DOOR 3	0.84 X 2.40
DD1	DOUBLE DOOR 1	1.80 X 2.40
LD	LIFT DOOR	1.00 X 2.40
LD1	LIFT DOOR 1	0.90 X 2.40
FD	FIRE DOOR	0.90 X 2.40
D	DOOR	1.20 X 2.40
D1	DOOR 1	1.00 X 2.40
D2	DOOR 2	0.90 X 2.40
D3	DOOR 3	0.75 X 2.40
SW3	SPECIAL WINDOW 3	3.00 X 2.70
SW4	SPECIAL WINDOW 4	4.20 X 2.70
SW5	SPECIAL WINDOW 5	10.00 X 2.70
SG1	STAIR GLAZING 1	1.20 X 2.70
SG2	STAIR GLAZING 2	3.00 X 2.70
V	VENTILATOR	1.80 X 0.60
V1	VENTILATOR 1	3.00 X 0.60
M.V	MECHANICAL VENTILATION PROVIDED	

All metric dimensions are in metre

FIRE HOSE REEL

FIRE EXTINGUISHER

SIDDARTH GOPALA SANKAR, M.ARCH.,F.I.I.A.,
Registered Architect A4
L.B.S. GRADE-I
L.S. ARCHITECT No. CA/2005/36220
Coimbatore LPA/RA/GR-I/19104/016

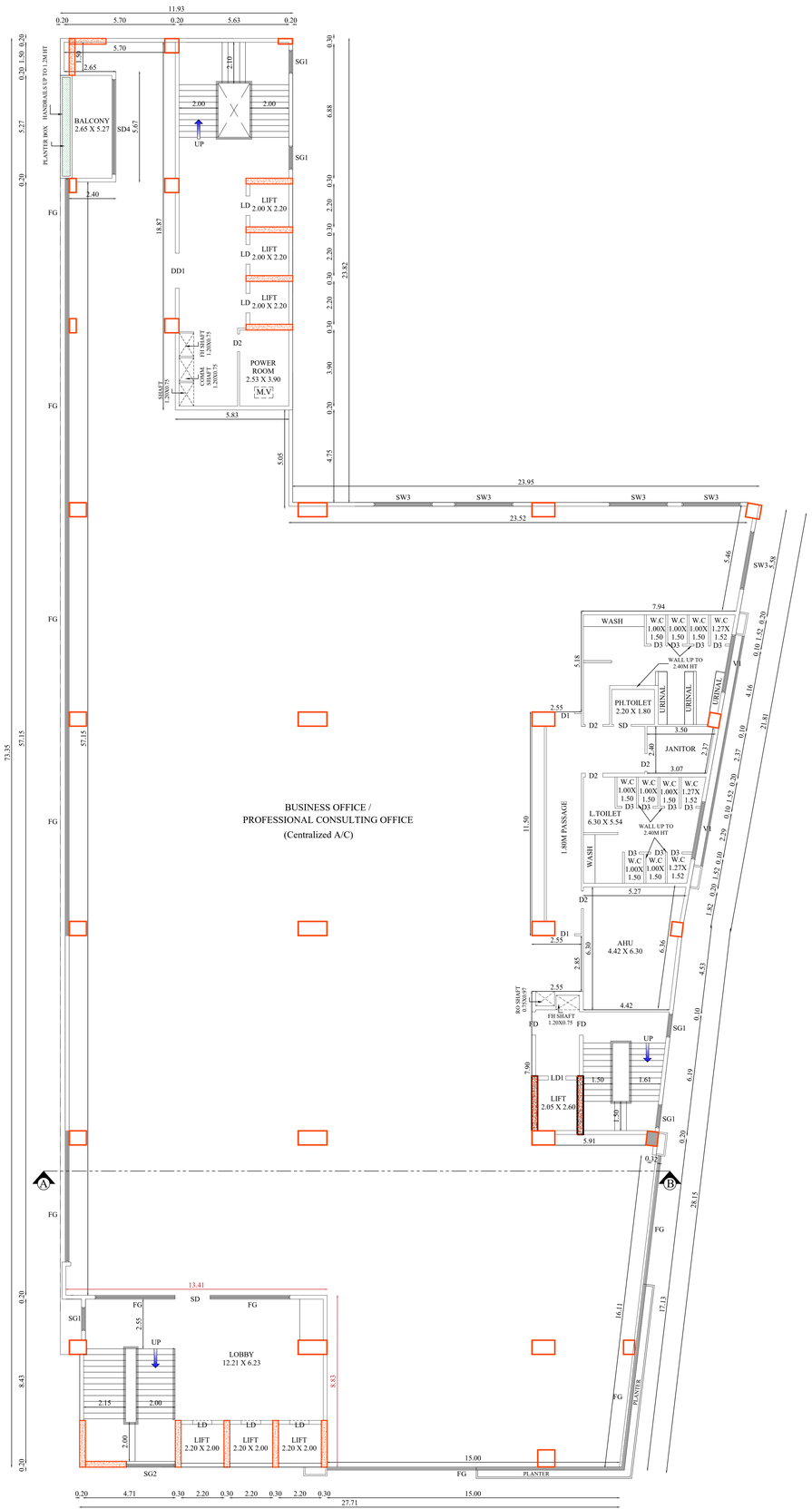
Architect

S. MURUGESH, M.E.,FIE.,
Chartered Engineer F-1279323
Structural Engineer Grade-I
(Coimbatore LPA/SE/G-I/061/2024/01-08-2024)

Structural Engineer

For Sreevatsa Real Estates Pvt. Ltd.
Authorised Signatory

Applicant



THIRD & FOURTH FLOOR	SHEET NO - 4/6

PLAN SHOWING THE PROPOSED CONSTRUCTION OF BUSINESS OFFICE / PROFESSIONAL CONSULTING OFFICE BUILDING IN WARD NO:Y(25), BLOCK NO:02, T.S.NO:5/5 & 5/6B, VILLANKURICHI VILLAGE, EAST ZONE, NORTH TALUK, COIMBATORE CORPORATION.

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Online Application No : SWP/BPA/603149/2025

North

Scale 1 : 100

JOINERY DETAILS

Sym.	DESCRIPTION	SIZE
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SD1	SLIDING DOOR 1	1.50 X 2.40
SD2	SLIDING DOOR 2	1.60 X 2.40
SD3	SLIDING DOOR 3	0.84 X 2.40
DD1	DOUBLE DOOR 1	1.80 X 2.40
LD	LIFT DOOR	1.00 X 2.40
LD1	LIFT DOOR 1	0.90 X 2.40
FD	FIRE DOOR	0.90 X 2.40
D	DOOR	1.20 X 2.40
D1	DOOR 1	1.00 X 2.40
D2	DOOR 2	0.90 X 2.40
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SW3	SPECIAL WINDOW 3	3.00 X 2.70
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SW5	SPECIAL WINDOW 5	10.00 X 2.70
SG1	STAIR GLAZING 1	1.20 X 2.70
SG2	STAIR GLAZING 2	2.50 X 2.70
V	VENTILATOR	1.80 X 0.60
V1	VENTILATOR 1	3.00 X 0.60
M.V	MECHANICAL VENTILATION PROVIDED	

All metric dimensions are in metre

FIRE HOSE REEL

FIRE EXTINGUISHER

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Registered Architect As
L.B.S. GRADE-I
L.S. ARCHITECT No. CA/2005/36220
Coimbatore LPA/RA/GR-1/19/04/016

Architect

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Structural Engineer Grade-I
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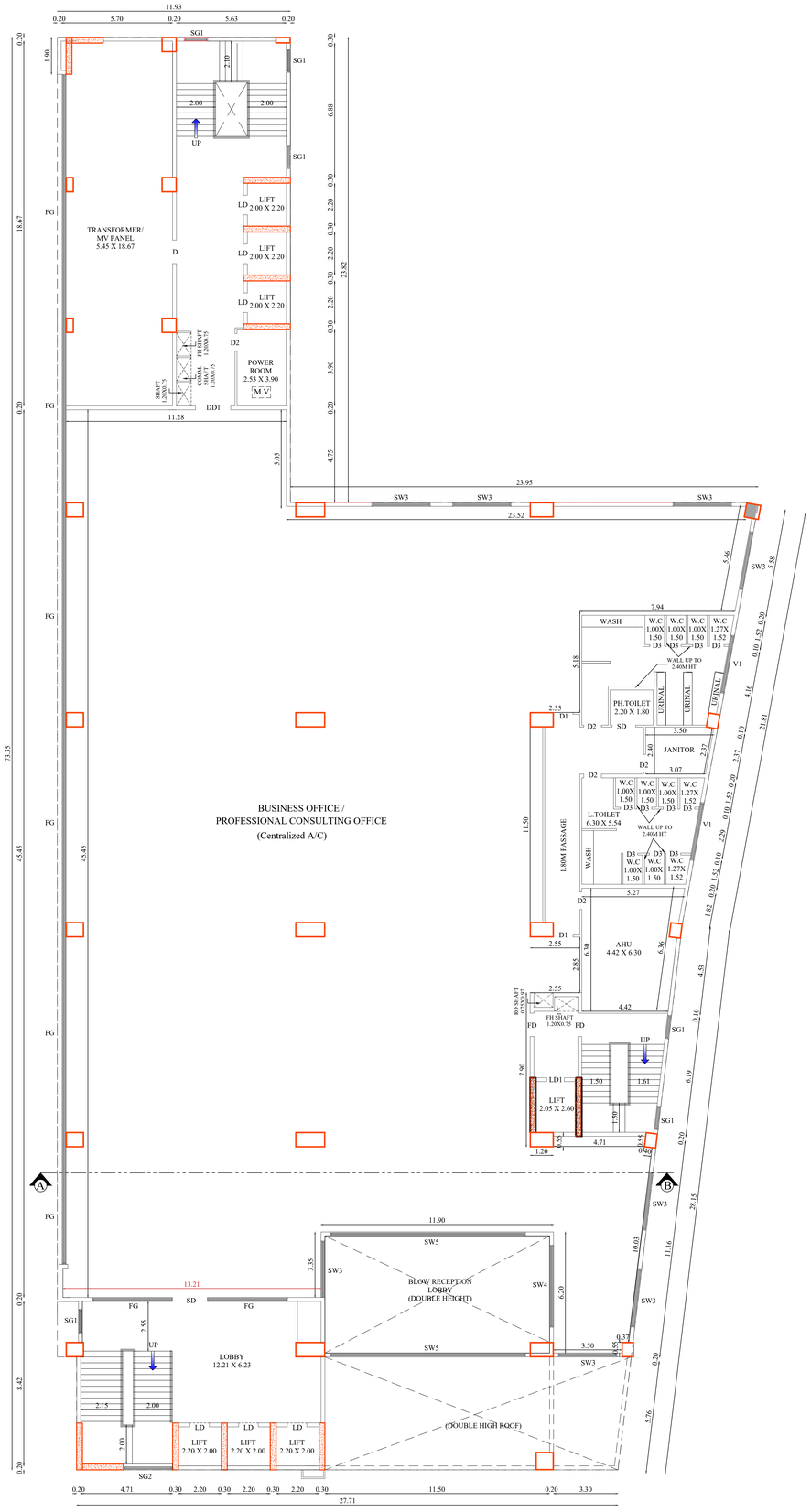
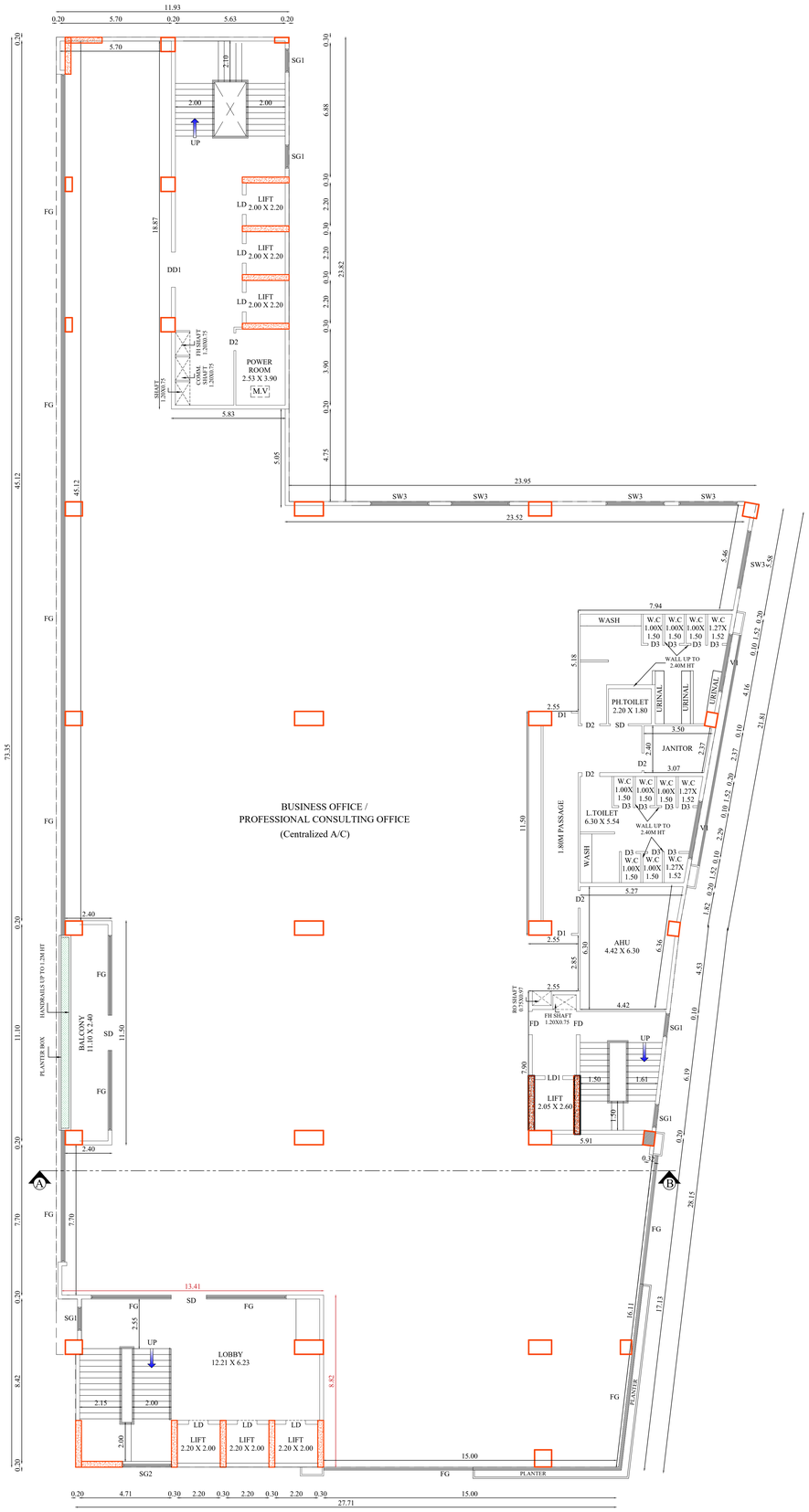
Structural Engineer

For Sreevatsa Real Estates Pvt. Ltd.
Authorised Signatory

Applicant



FIRST FLOOR PLAN



SECOND FLOOR PLAN

FIRST & SECOND FLOOR	SHEET NO - 3/6

PLAN SHOWING THE PROPOSED CONSTRUCTION OF BUSINESS OFFICE / PROFESSIONAL CONSULTING OFFICE BUILDING IN WARD NO:Y(25), BLOCK NO:02, T.S.NO:5/5 & 5/6B, VILLANKURICHI VILLAGE, EAST ZONE, NORTH TALUK, COIMBATORE CORPORATION.

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North

Scale 1 : 100

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LD1	LIFT DOOR 1	0.90 X 2.40
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M.V	MECHANICAL VENTILATION PROVIDED	

All metric dimensions are in metre

FIRE HOSE REEL

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Architect

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Structural Engineer Grade-I
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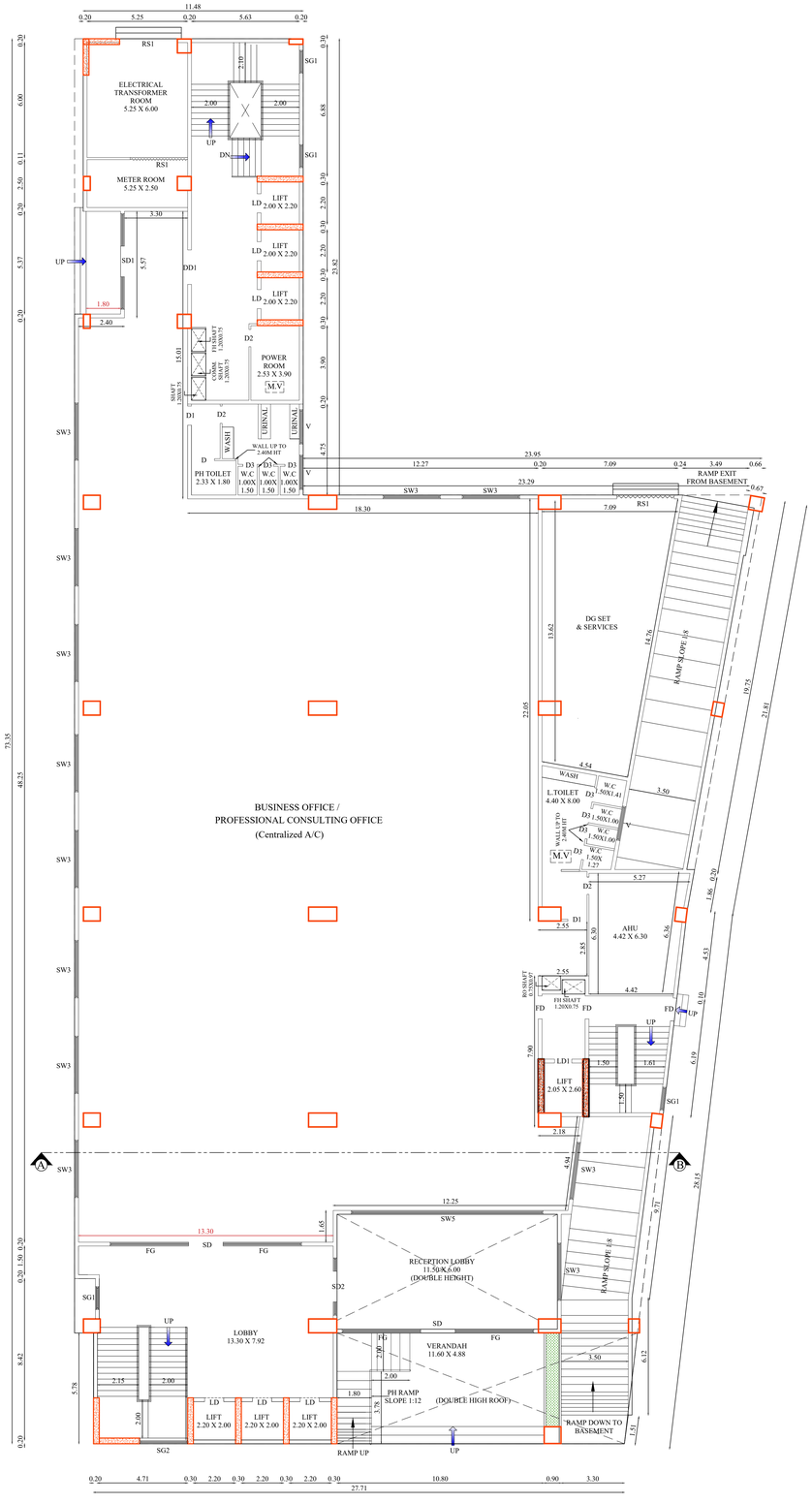
Authorised Signatory

Applicant





BASEMENT & GROUND FLOOR	SHEET NO - 2/6

PLAN SHOWING THE PROPOSED CONSTRUCTION OF BUSINESS OFFICE / PROFESSIONAL CONSULTING OFFICE BUILDING IN WARD NO:Y(25), BLOCK NO:02, T.S.NO:5/5 & 5/6B, VILLANKURICHI VILLAGE, EAST ZONE, NORTH TALUK, COIMBATORE CORPORATION.

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V1	VENTILATOR 1	3.00 X 0.60
M.V	MECHANICAL VENTILATION PROVIDED	

All metric dimensions are in metre

FIRE HOSE REEL

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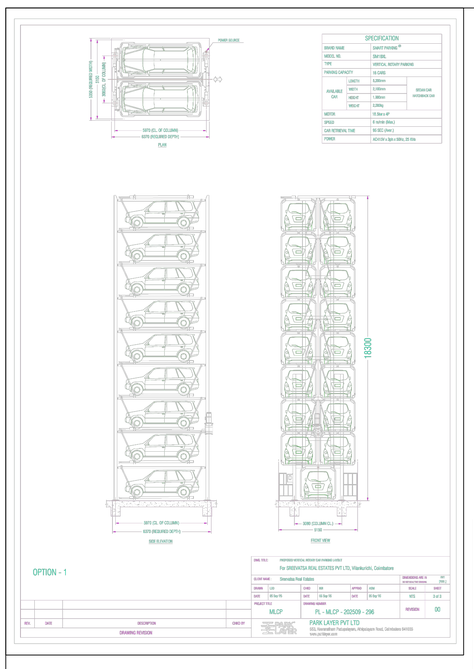
Authorised Signatory

Applicant



Applicant Name : SREEVATSA REAL ESTATES PVT LTD
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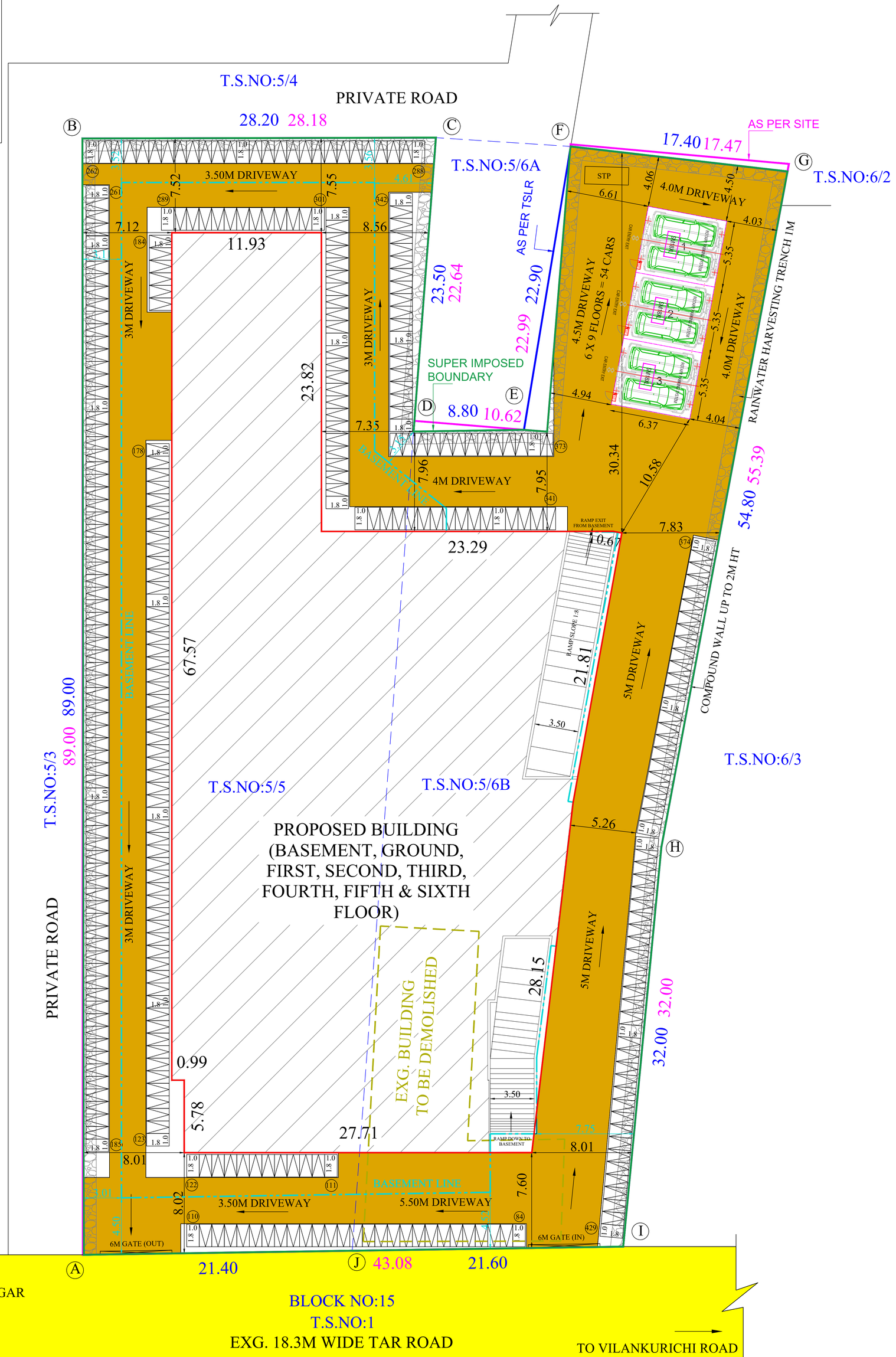
Online Application No : SWP/BPA/603149/2025
Site Boundary Shown as "A to J"



SITE PLAN

SHEET NO - 1/6

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AS PER MASTER PLAN 2041 USE : INDUSTRIAL

North

Scale 1 : 200

AREA DETAILS:

SITE AREA DETAILS:

S.NO.	T.S.NO:	AS PER TSLR (In Sqm)
1	5/5	2200.00
2	5/6B	1886.00
	TOTAL	4086.00

AS PER TSLR : 4086.00 Sqm

AS PER DOCUMENT : 4096.44 Sqm

AREA OF THE SITE : 4086.00 Sqm

Floor Name	FSI Area (in Sqm)	Non-FSI Area (in Sqm)	Total Area (in Sqm)
BASEMENT FLOOR	-	2445.64	2445.64
GROUND FLOOR	1697.23	-	1697.23
FIRST FLOOR	1854.89	-	1854.89
SECOND FLOOR	1854.89	-	1854.89
THIRD FLOOR	1854.89	-	1854.89
FOURTH FLOOR	1854.89	-	1854.89
FIFTH FLOOR	1854.89	-	1854.89
SIXTH FLOOR	1854.89	-	1854.89
TOTAL	12826.57	2445.64	15272.21

HEIGHT OF THE BUILDING - 29.98 M

FLOOR SPACE INDEX = $\frac{12826.57}{4086.00}$ = 3.139 < 3.25

PLOT COVERAGE = $\frac{1854.89}{4086.00}$ X 100 = 45.39%

All metric dimensions are in metre

FIRE HOSE REEL

FIRE EXTINGUISHER

PARKING DETAILS

Total Office Area = 12826.57 Sqm

12826.57 X 75% = 9619.92 Sqm

	TWO WHEELER PARKING		CAR PARKING	
	Required	Provided	Required	Provided
Every 100 Sqm 1 Car	-		97	
Every 25 Sqm 1 Two Wheeler	385		-	
	385		97	
TOTAL	424 (385x10%)	429	107 (97x10%)	109

(PHYSICALLY HANDICAPPED PARKING INCLUDED)

TWO WHEELER PARKING		CAR PARKING	
BASEMENT FLOOR	= 83	BASEMENT FLOOR	= 55
OPEN PARKING	= 346	MULTILEVEL PARKING	= 54
TOTAL	= 429	TOTAL	= 109

Note:

Site Boundary (A,B,C... & J)

Proposed Building

Exg. Building to be Demolished

Existing Road

SIDDARTH GOPALA SANKAR, M.ARCH.,F.I.I.A.,
Registered Architect As
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Structural Engineer

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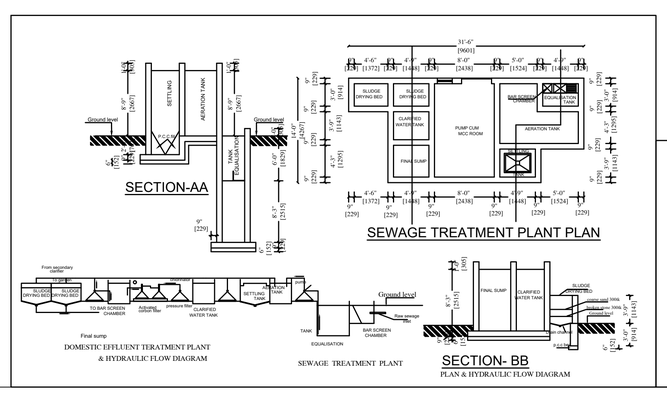
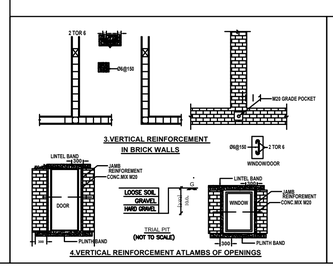
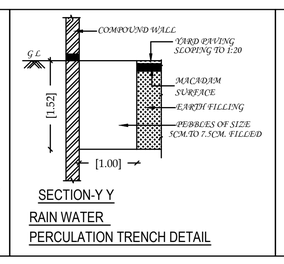
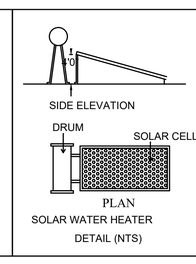
Applicant

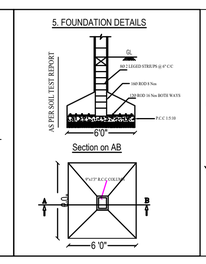
SITE PLAN

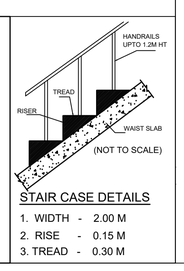












THE LANDLENS SUITE

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.