PP APPROVAL RECORD

Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

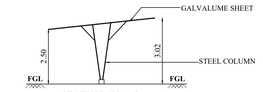
The approval as the planning authority issued it, reproduced in full behind this page.

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

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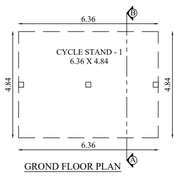
CS - 1



SECTION ON 'A-B'

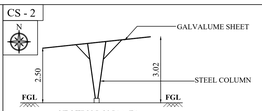


FRONT ELEVATION



GROND FLOOR PLAN

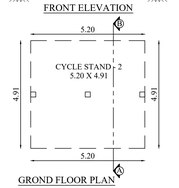
CS - 2



SECTION ON 'A-B'

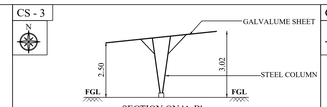


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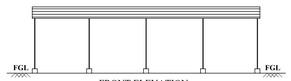


GROND FLOOR PLAN

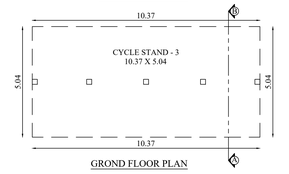
CS - 3



SECTION ON 'A-B'

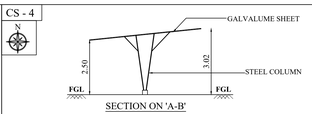


FRONT ELEVATION



GROND FLOOR PLAN

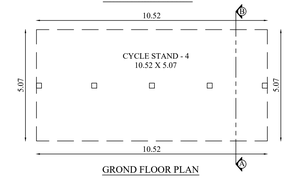
CS - 4



SECTION ON 'A-B'

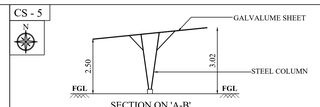


FRONT ELEVATION



GROND FLOOR PLAN

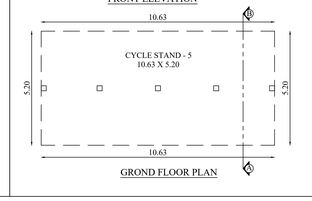
CS - 5



SECTION ON 'A-B'

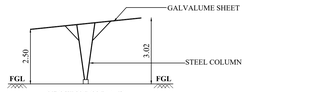


FRONT ELEVATION

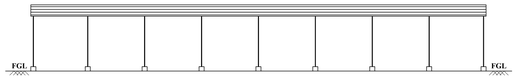


GROND FLOOR PLAN

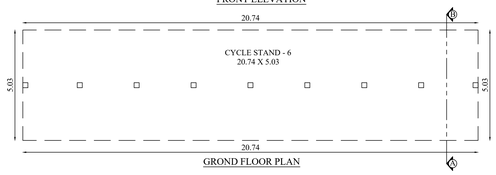
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SECTION ON 'A-B'

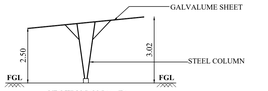


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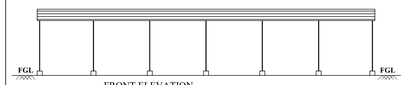


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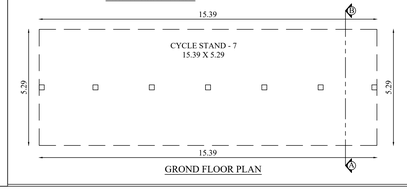
CS - 7



SECTION ON 'A-B'

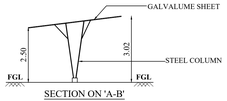


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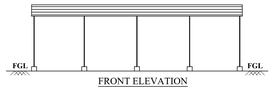


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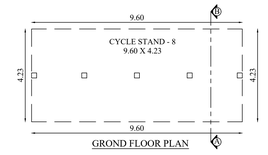
CS - 8



SECTION ON 'A-B'

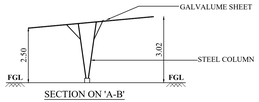


FRONT ELEVATION



GROND FLOOR PLAN

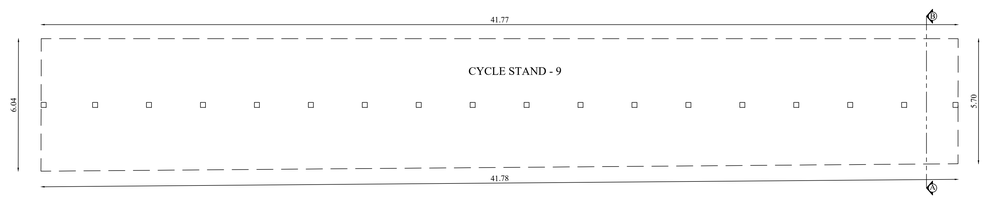
CS - 9



SECTION ON 'A-B'

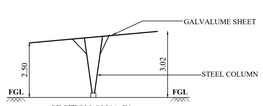


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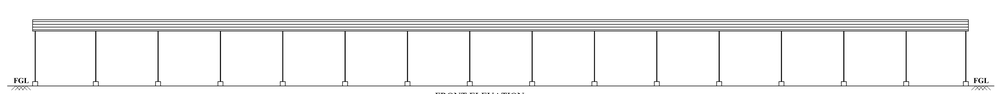


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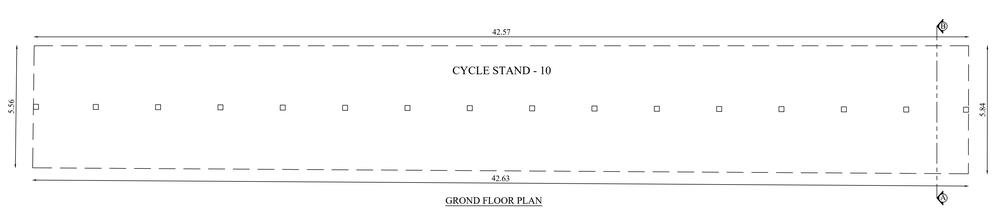
CS - 10



SECTION ON 'A-B'



FRONT ELEVATION



GROND FLOOR PLAN

CYCLE STAND - 1,2,3,4,5,6,7,8,9 & 10 | SHEET NO: 5/5

PLAN SHOWING THE INDUSTRIAL BUILDINGS (MANUFACTURING OF CONSTRUCTION EQUIPMENT) IN S.F.NO:394/2B2,394/2B3, 394/2B4,394/3, 395/3A,395/3B,396/1B,396/2, 396/3B (SULUR VILLAGE) AND S.F.NO:40/1A, 41/1B1,41/1A1B2,41/1A2A,41/1A2B, 41/2A (KANGAYAMPALAYAM VILLAGE) , SULUR TALUK & COIMBATORE DISTRICT.

Applicant Name : M/s. BULL MACHINES PVT LTD

Online Application No : SWP/BPA/633011/2025

Scale 1:100

AREA DETAILS:

Floor Name	FSI Area (in Sqm)	Non-FSI Area (in Sqm)	Total Built up Area (in Sqm)
CYCLE STAND - 1	30.78	-	30.78
CYCLE STAND - 2	25.53	-	25.53
CYCLE STAND - 3	52.26	-	52.26
CYCLE STAND - 4	53.34	-	53.34
CYCLE STAND - 5	55.28	-	55.28
CYCLE STAND - 6	104.32	-	104.32
CYCLE STAND - 7	81.41	-	81.41
CYCLE STAND - 8	40.61	-	40.61
CYCLE STAND - 9	245.25	-	245.25
CYCLE STAND - 10	242.83	-	242.83
TOTAL	931.61	-	931.61

Dr.G.S.VENKATASUBRAMANI
Ph.D.,ME(Structures)...FIE,C.Engg(I),PE.,
MISTE..MI Struct.E..MICI.,FIV
Structural Engineer Grade-1 :GSE/SE/GR-1/077/2025,
Professional Engineer,
Chartered Civil Engineer & Approved Valuer,
53, M.A Palanisamy Street, K.K. Pudur Post
Coimbatore - 641 038

Architect

Dr.G.S.VENKATASUBRAMANI
Ph.D.,ME(Structures)...FIE,C.Engg(I),PE.,
MISTE..MI Struct.E..MICI.,FIV
Structural Engineer Grade-1 :GSE/SE/GR-1/077/2025,
Professional Engineer,
Chartered Civil Engineer & Approved Valuer,
53, M.A Palanisamy Street, K.K. Pudur Post
Coimbatore - 641 038

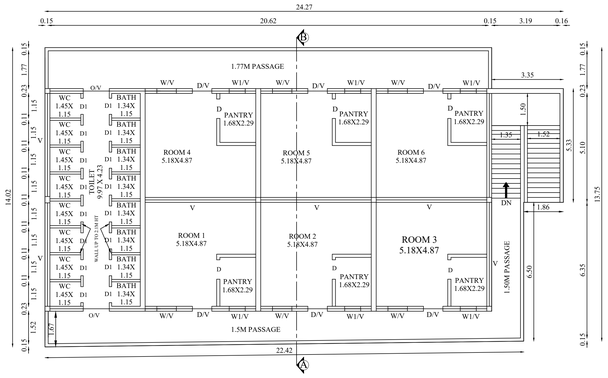
Structural Engineer

For BULL MACHINES PVT. LTD.,

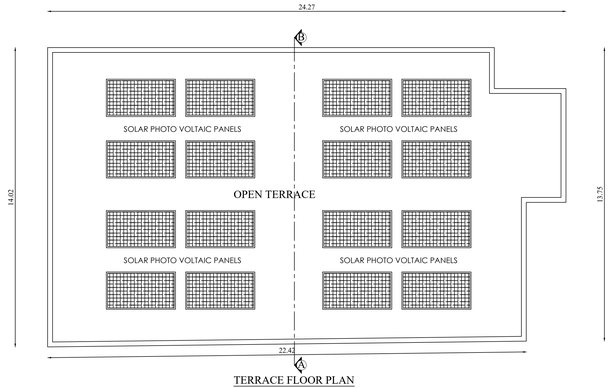
Managing Director.

Applicant

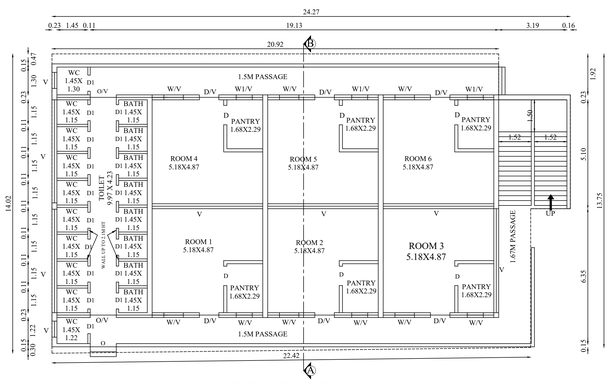
BLOCK-3 (LABOUR QUARTERS)



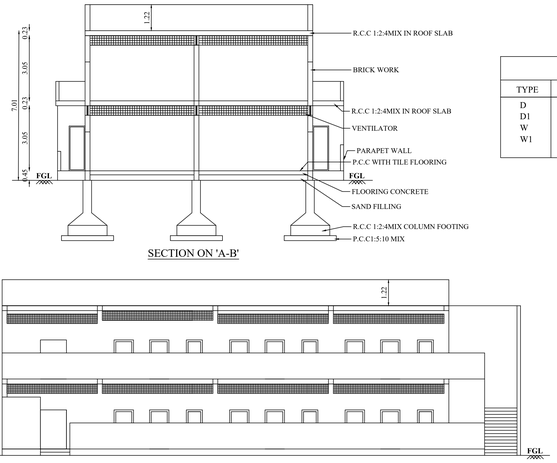
FIRST FLOOR PLAN



TERRACE FLOOR PLAN



GROUND FLOOR PLAN

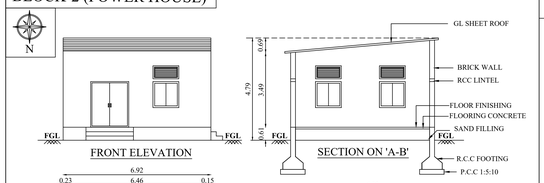


SECTION ON 'A-B'

FRONT ELEVATION

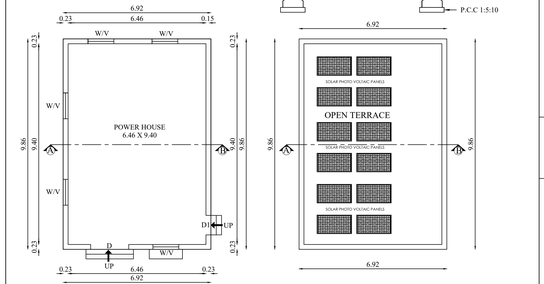
JOINERY DETAILS		
TYPE	DESCRIPTION	SIZE
D	DOOR	0.91 X 2.10
D1	DOOR 1	0.75 X 2.10
W	WINDOW	0.91 X 0.91
W1	WINDOW 1	0.75 X 0.91

BLOCK-2 (POWER HOUSE)



FRONT ELEVATION

SECTION ON 'A-B'

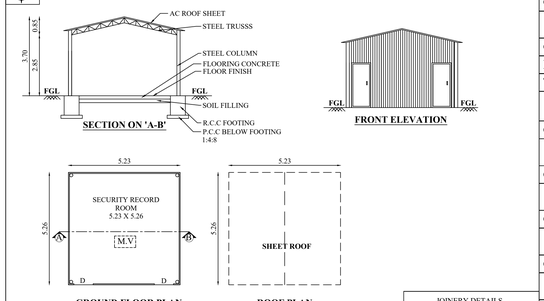


GROUND FLOOR PLAN

TERRACE FLOOR PLAN

JOINERY DETAILS		
TYPE	DESCRIPTION	SIZE
D	DOOR	1.78 X 2.14
D1	DOOR 1	0.91 X 2.14
W	WINDOW	1.22 X 1.22
V	VENTILATOR	1.22 X 0.61

BLOCK-4 (SECURITY RECORD ROOM)



SECTION ON 'A-B'

FRONT ELEVATION

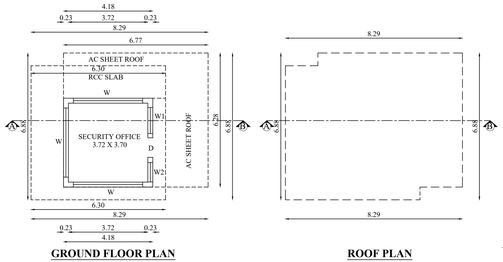
GROUND FLOOR PLAN

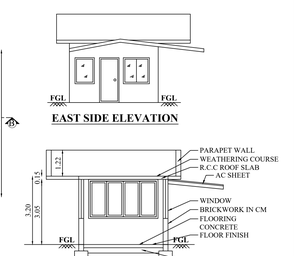
ROOF PLAN

JOINERY DETAILS		
TYPE	DESCRIPTION	SIZE
D	DOOR	0.90 X 2.10

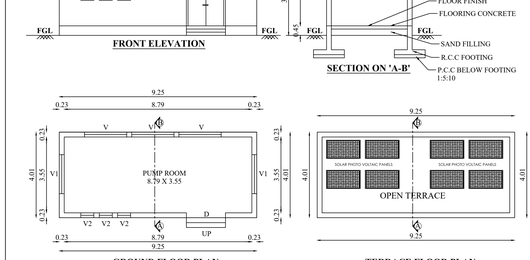
BLOCK-5 (SECURITY OFFICE)

JOINERY DETAILS		
TYPE	DESCRIPTION	SIZE
D	DOOR	0.91 X 2.10
W	WINDOW	3.25 X 1.83
W1	WINDOW 1	1.22 X 1.22
W2	WINDOW 2	0.91 X 1.22



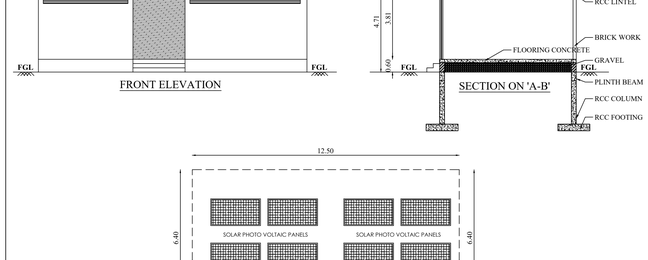


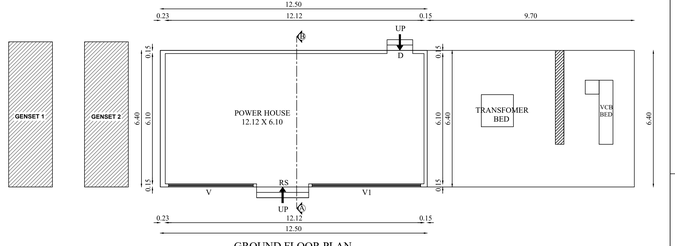
BLOCK-6 (PUMP ROOM)



JOINERY DETAILS		
TYPE	DESCRIPTION	SIZE
D	DOOR	1.83 X 2.35
V	VENTILATOR	1.98 X 0.61
V1	VENTILATOR 1	1.83 X 0.61
V2	VENTILATOR 2	0.61 X 0.91

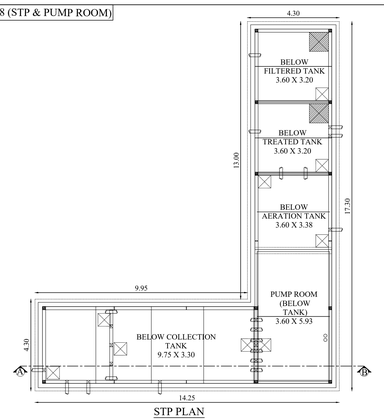
BLOCK-7 (POWER HOUSE)

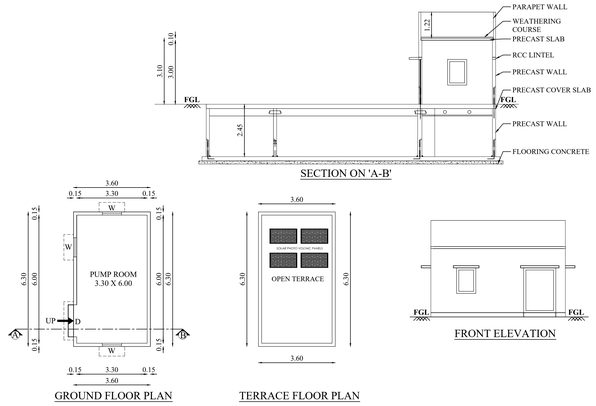




JOINERY DETAILS		
TYPE	DESCRIPTION	SIZE
RS	ROLLING SHUTTER	2.44 X 3.05
D	DOOR	1.20 X 2.13
V	VENTILATOR	5.17 X 0.61
V1	VENTILATOR 1	3.97 X 0.91

BLOCK-8 (STP & PUMP ROOM)





JOINERY DETAILS		
TYPE	DESCRIPTION	SIZE
D	DOOR	1.20 X 2.10
W	WINDOW	0.90 X 1.20

BLOCK - 2,3,4,5,6 & 8 | SHEET NO: 4/5

PLAN SHOWING THE INDUSTRIAL BUILDINGS (MANUFACTURING OF CONSTRUCTION EQUIPMENT) IN S.F.NO:394/2B2,394/2B3, 394/2B4,394/3, 395/3A,395/3B,396/1B,396/2, 396/3B (SULUR VILLAGE) AND S.F.NO:40/1A, 41/1B1,41/1A1B2,41/1A2A,41/1A2B, 41/2A (KANGAYAMPALAYAM VILLAGE) , SULUR TALUK & COIMBATORE DISTRICT.

Applicant Name : M/s. BULL MACHINES PVT LTD

Online Application No : SWP/BPA/633011/2025

Scale 1:100

AREA DETAILS:

Floor Name	FSI Area (in Sqm)	Non-FSI Area (in Sqm)	Total Built up Area (in Sqm)
BLOCK-2 (POWER HOUSE)			
GROUND FLOOR	68.23	-	68.23
BLOCK-3 (LABOUR QUARTERS)			
GROUND FLOOR	318.31	-	318.31
FIRST FLOOR	318.31	-	318.31
TOTAL	636.62	-	636.62
BLOCK-4 (SECURITY RECORD ROOM)			
GROUND FLOOR	27.51	-	27.51
BLOCK-5 (SECURITY OFFICE)			
GROUND FLOOR	54.93	-	54.93
BLOCK-6 (PUMP ROOM)			
GROUND FLOOR	37.09	-	37.09
BLOCK-7 (POWER HOUSE)			
GROUND FLOOR	80.00	-	80.00
BLOCK-8 (STP & PUMP ROOM)			
GROUND FLOOR	22.68	-	22.68

M.V	MECHANICAL VENTILATION PROVIDED

Dr.G.S.VENKATASUBRAMANI
Ph.D.,ME(Structural)...FIE.C.Engg(I),PE.,
MISTE..MI Struct E..MICI..FIV
Structural Engineer Regn.No:SE/SE/SR/10707/2025.
Professional Engineer,
Chartered Civil Engineer & Approved Valuer,
53, M.A.Palanisamy Street, K.K. Pudur Post
Coimbatore - 641 038

Architect

Dr.G.S.VENKATASUBRAMANI
Ph.D.,ME(Structural)...FIE.C.Engg(I),PE.,
MISTE..MI Struct E..MICI..FIV
Structural Engineer Regn.No:SE/SE/SR/10707/2025.
Professional Engineer,
Chartered Civil Engineer & Approved Valuer,
53, M.A.Palanisamy Street, K.K. Pudur Post
Coimbatore - 641 038

Structural Engineer

For BULL MACHINES PVT. LTD.,
Managing Director.

Applicant

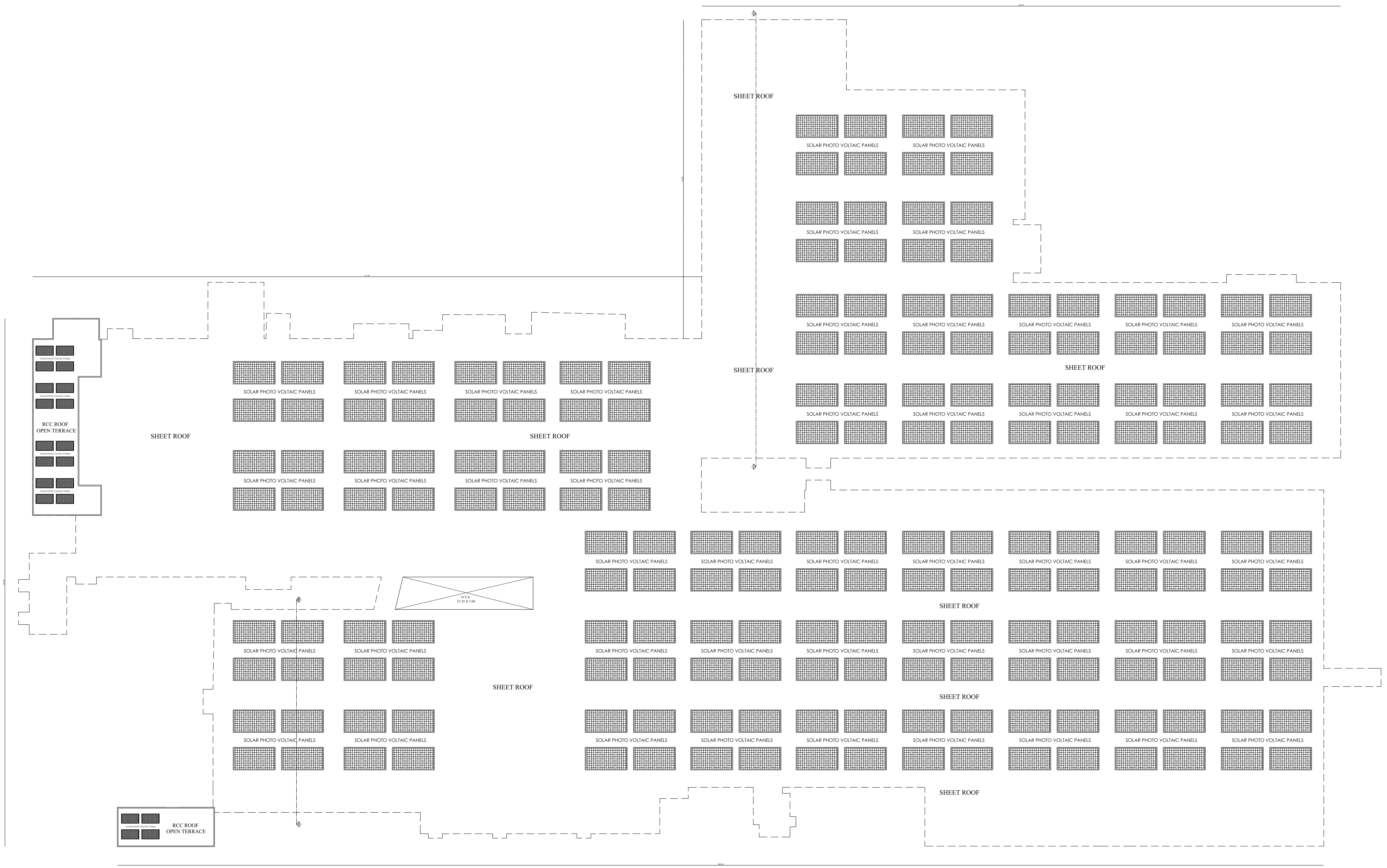
BLOCK - 1	ROOF PLAN	SHEET NO: 3/5

PLAN SHOWING THE INDUSTRIAL BUILDINGS (MANUFACTURING OF CONSTRUCTION EQUIPMENT) IN S.F.NO:394/2B2,394/2B3, 394/2B4,394/3, 395/3A,395/3B,396/1B,396/2, 396/3B (SULUR VILLAGE) AND S.F.NO:40/1A, 41/1B1,41/1A1B2,41/1A2A,41/1A2B, 41/2A (KANGAYAMPALAYAM VILLAGE) , SULUR TALUK & COIMBATORE DISTRICT.

Applicant Name : M/s. BULL MACHINES PVT LTD
Online Application No : SWP/BPA/633011/2025

N

Scale 1:200



ROOF PLAN

JOINERY DETAILS

TYPE	DESCRIPTION	SIZE
RS1	ROLLING SHUTTER 1	6.10 X 4.73
RS2	ROLLING SHUTTER 2	5.05 X 4.73
RS3	ROLLING SHUTTER 3	4.88 X 4.73
RS4	ROLLING SHUTTER 4	4.00 X 4.73
RS5	ROLLING SHUTTER 5	3.66 X 4.73
RS6	ROLLING SHUTTER 6	3.80 X 4.73
RS7	ROLLING SHUTTER 7	3.00 X 4.73
RS8	ROLLING SHUTTER 8	2.82 X 4.73
RS9	ROLLING SHUTTER 9	2.44 X 4.73
RS10	ROLLING SHUTTER 10	4.20 X 4.73
RS11	ROLLING SHUTTER 11	4.50 X 4.73
MD	MAIN DOOR	1.52 X 2.44
SD	SLIDING DOOR	3.05 X 2.44
SD1	SLIDING DOOR 1	1.29 X 2.44
GD	GRILL DOOR	1.83 X 2.44
DD	DOUBLE DOOR	1.95 X 2.44
DD1	DOUBLE DOOR 1	1.83 X 2.44
D	DOOR	2.44 X 2.44
D1	DOOR 1	1.22 X 2.44
D2	DOOR 2	0.91 X 2.44
D3	DOOR 3	0.85 X 2.44
D4	DOOR 4	0.76 X 2.10
D5	DOOR 5	1.44 X 2.44
EMD1	EMERGENCY EXIT DOOR 1	1.83 X 2.44
W	WINDOW	4.18 X 1.52
W1	WINDOW 1	3.77 X 1.52
W2	WINDOW 2	3.00 X 1.52
W3	WINDOW 3	2.82 X 1.52
W4	WINDOW 4	2.07 X 1.52
W5	WINDOW 5	1.83 X 1.52
W6	WINDOW 6	1.70 X 1.52
W7	WINDOW 7	1.22 X 1.52
W8	WINDOW 8	0.91 X 1.52
W9	WINDOW 9	0.75 X 1.52
W10	WINDOW 10	1.52 X 1.52
W11	WINDOW 11	2.44 X 1.52
V	VENTILATOR	1.22 X 0.61
V1	VENTILATOR 1	1.05 X 0.61
V2	VENTILATOR 2	0.61 X 0.61
V3	VENTILATOR 3	2.70 X 0.61
V4	VENTILATOR 4	2.14 X 0.61
V5	VENTILATOR 5	2.44 X 0.61
V6	VENTILATOR 6	3.05 X 0.61
V7	VENTILATOR 7	3.36 X 0.61
V8	VENTILATOR 8	3.97 X 0.61
M.V	MECHANICAL VENTILATION PROVIDED	

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Structural Engineer

For BULL MACHINES PVT. LTD.,
Managing Director.

Applicant

BLOCK - 1	GROUND FLOOR, FIRST FLOOR, SECTION & ELEVATION	SHEET NO: 2/5

PLAN SHOWING THE INDUSTRIAL BUILDINGS (MANUFACTURING OF CONSTRUCTION EQUIPMENT) IN S.F.NO:394/2B2,394/2B3, 394/2B4,394/3, 395/3A,395/3B,396/1B,396/2, 396/3B (SULUR VILLAGE) AND S.F.NO:40/1A, 41/1B1,41/1A1B2,41/1A2A,41/1A2B, 41/2A (KANGAYAMPALAYAM VILLAGE) , SULUR TALUK & COIMBATORE DISTRICT.

Applicant Name : M/s. BULL MACHINES PVT LTD
Online Application No : SWP/BPA/633011/2025

N

Scale 1:200

AREA DETAILS:

Floor Name	FSI Area (in Sqm)	Non-FSI Area (in Sqm)	Total Built up Area (in Sqm)
BLOCK - 1 (INDUSTRIAL BUILDING)			
GROUND FLOOR	44727.44	-	44727.44
FIRST FLOOR	975.19	-	975.19
TOTAL	45702.63	-	45702.63

JOINERY DETAILS

TYPE	DESCRIPTION	SIZE
RS1	ROLLING SHUTTER 1	6.10 X 4.73
RS2	ROLLING SHUTTER 2	5.05 X 4.73
RS3	ROLLING SHUTTER 3	4.88 X 4.73
RS4	ROLLING SHUTTER 4	4.00 X 4.73
RS5	ROLLING SHUTTER 5	3.66 X 4.73
RS6	ROLLING SHUTTER 6	3.80 X 4.73
RS7	ROLLING SHUTTER 7	3.00 X 4.73
RS8	ROLLING SHUTTER 8	2.82 X 4.73
RS9	ROLLING SHUTTER 9	2.44 X 4.73
RS10	ROLLING SHUTTER 10	4.20 X 4.73
RS11	ROLLING SHUTTER 11	4.50 X 4.73
MD	MAIN DOOR	1.52 X 2.44
SD	SLIDING DOOR	3.05 X 2.44
SD1	SLIDING DOOR 1	1.29 X 2.44
GD	GRILL DOOR	1.83 X 2.44
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D	DOOR	2.44 X 2.44
D1	DOOR 1	1.22 X 2.44
D2	DOOR 2	0.91 X 2.44
D3	DOOR 3	0.85 X 2.44
D4	DOOR 4	0.76 X 2.10
D5	DOOR 5	1.44 X 2.44
EMD1	EMERGENCY EXIT DOOR 1	1.83 X 2.44
W	WINDOW	4.18 X 1.52
W1	WINDOW 1	3.77 X 1.52
W2	WINDOW 2	3.00 X 1.52
W3	WINDOW 3	2.82 X 1.52
W4	WINDOW 4	2.07 X 1.52
W5	WINDOW 5	1.83 X 1.52
W6	WINDOW 6	1.70 X 1.52
W7	WINDOW 7	1.22 X 1.52
W8	WINDOW 8	0.91 X 1.52
W9	WINDOW 9	0.75 X 1.52
W10	WINDOW 10	1.52 X 1.52
W11	WINDOW 11	2.44 X 1.52
V	VENTILATOR	1.22 X 0.61
V1	VENTILATOR 1	1.05 X 0.61
V2	VENTILATOR 2	0.61 X 0.61
V3	VENTILATOR 3	2.70 X 0.61
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V5	VENTILATOR 5	2.44 X 0.61
V6	VENTILATOR 6	3.05 X 0.61
V7	VENTILATOR 7	3.36 X 0.61
V8	VENTILATOR 8	3.97 X 0.61
M.V	MECHANICAL VENTILATION PROVIDED	

NORTH SIDE ELEVATION

SECTION ON 'A-B'

SECTION ON 'C-D'

SECTION ON 'E-F'

FIRST FLOOR PLAN

GROUND FLOOR PLAN

FIRST FLOOR PLAN

MACHINERY DETAILS

	ASSEMBLY AREA		
UNIT	PARTICULARS	NOS	TOT POW (HP)
1	DOCK LEVELER (EACH 15 HP)	5	75.00
2	LIFT	1	5.00
3	V STORE	1	60.00
4	5OT CRANE (EACH 2 HP)	6	12.00
5	TYRE MOUNTING M/C	1	5.00
6	ZIP CRANE (EACH 1.5 HP)	5	7.50
7	LCS CRANE (EACH 1.5 HP)	6	9.00
8	BUSH PRESSING M/C	1	5.00
9	SHOT BLAST & DUST COLLECTOR	1	201.00
10	GRID BLAST & DUST COLLECTOR	1	25.00
11	FAN (EACH 3 HP)	9	11.70
12	GENSET	1	167.56
13	GENSET	1	670.24
14	GENSET	1	335.12
	TOTAL POWER	48	1580.12
	PREFAB AREA & WELD SHOP AREA		
1	COMPRESSOR	1	5.00
2	AMADA LASER CUTTING M/C	1	90.00
3	ML LASER CUTTING M/C	2	180.00
4	LASER CUTTING M/C	2	170.00
5	LASER CUTTING M/C	1	75.00
6	LCS CRANE (EACH 2 5HP)	10	14.70
7	5T EOT CRANE (EACH 10HP)	4	30.00
8	3T EOT CRANE (EACH 5HP)	2	10.60
9	2T EOT CRANE (EACH 5 HP)	6	30.54
10	100T STRAIGHTENING M/C	1	13.00
11	10T PRESS BRAKE	1	10.00
12	ROLLING M/C	1	20.00
13	10VDL (EACH 5 HP)	3	45.00
14	LCS CRANE (EACH 2HP)	1	4.00
15	ARC WELDING M/C (EACH 25 HP)	4	86.40
16	DRILLING M/C (EACH 10HP)	3	30.00
17	AMADA PRESS BREAKING M/C	1	50.00
18	PRESS BREAKING M/C	1	28.50
19	BLACK BOOTH	1	20.10
20	YELLOW BOOTH	1	20.10
21	1.5T EOT CRANE	1	3.34
22	TIG WELDING M/C	1	21.60
23	VMC (EACH 5 HP)	2	134.00
24	VMC	1	66.80
25	VMC	1	24.00
26	ROBO WELDING M/C (EACH 33 HP)	2	66.00
27	COMPACT DRILLING M/C	1	4.50
28	BANDSAW CUTTING M/C	1	3.00
29	TUBE CUTTING M/C	1	3.00
30	BELT CONVEYOR (SHOWN IN SHEET 3)	1	4.50
31	V STORE	1	60.00
32	V STORE	1	60.00
33	CAR WASH	1	5.00
34	MIG WELDING M/C (EACH 23 HP)	85	1836.00
	TOTAL POWER	147	3185.10
	GRAND TOTAL	**197**	**4765.22**

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Structural Engineer

For BULL MACHINES PVT. LTD.,
Managing Director.

Applicant

Applicant Name : M/s. BULL MACHINES PVT LTD
Online Application No : SWP/BPA/633011/2025
Site Boundary Shown as "1 to 20 " & "21 to 40"

SITE AREA DETAILS:		
S. No:	S.F.No:	As Per PATTA (In.Hectare)
SULUR VILLAGE		
1	394/2B2	1093.00
2	394/2B3	547.00
3	394/2B4	2193.00
4	394/3	3550.00
5	395/3A	18800.00
6	395/3B	20450.00
7	396/1B	2545.00
8	396/2	23400.00
9	396/3B	2491.00
TOTAL		75069.00
KANGAYAMPALAYAM VILLAGE		
1	40/1A	7500.00
2	41/1B1	11450.00
3	41/1A1B2	10.00
4	41/1A2A	560.00
5	41/1A2B	1175.00
6	41/2A	14000.00
TOTAL		34695.00
NET TOTAL		109764.00

SITE PLAN — SHEET NO: 1/5

PLAN SHOWING THE INDUSTRIAL BUILDINGS (MANUFACTURING OF CONSTRUCTION EQUIPMENT) IN S.F.NO:394/2B2,394/2B3, 394/2B4,394/3, 395/3A,395/3B,396/1B,396/2, 396/3B (SULUR VILLAGE) AND S.F.NO:40/1A, 41/1B1,41/1A1B2,41/1A2A,41/1A2B, 41/2A (KANGAYAMPALAYAM VILLAGE) , SULUR TALUK & COIMBATORE DISTRICT.

MASTER PLAN USE 2041 - INDUSTRIAL

INDUSTRIAL TYPE - GREEN CATEGORY

TOTAL HP = 4749.22 HP
NO. OF WORKERS = 2050 Nos.

N

Scale 1:400

AREA DETAILS:

AREA OF THE SITE = 109764.00 Sqm

Floor Name	FSI Area (in Sqm)	Non-FSI Area (in Sqm)	FSI Area (in Sqm)
BLOCK - 1 (INDUSTRIAL BUILDING) (18.26 M Ht)			
GROUND FLOOR	44727.44	-	44727.44
FIRST FLOOR	975.19	-	975.19
TOTAL	45702.63	-	45702.63
BLOCK-2 (POWER HOUSE) (4.79 M Ht)			
GROUND FLOOR	68.23	-	68.23
BLOCK-3 (LABOUR QUARTERS) (7.01 M Ht)			
GROUND FLOOR	318.31	-	318.31
FIRST FLOOR	318.31	-	318.31
TOTAL	636.62	-	636.62
BLOCK-4 (SECURITY RECORD ROOM) (3.70 M Ht)			
GROUND FLOOR	27.51	-	27.51
BLOCK-5 (SECURITY OFFICE) (3.20 M Ht)			
GROUND FLOOR	54.93	-	54.93
BLOCK-6 (PUMP ROOM) (3.65 M Ht)			
GROUND FLOOR	37.09	-	37.09
BLOCK-7 (POWER HOUSE) (4.71 M Ht)			
GROUND FLOOR	80.00	-	80.00
BLOCK-8 (STP & PUMP ROOM) (3.10 M Ht)			
GROUND FLOOR	22.68	-	22.68
CYCLE STAND (1 to 10)	931.61	-	931.61
GRAND TOTAL	47561.30	-	47561.30

NOTE:

FSI = 47561.30 / 109764.00 = 0.433 < 2.00

PARKING DETAILS:-

WORK SHOP AREA = 45702.63 Sqm (Block - 1)

	REQUIRED	PROVIDED
1 LORRY PARKING SPACE FOR EVERY 750 Sqm	62	64
1 TWO WHEELER PARKING SPACE FOR EVERY 75 Sqm	610	768
TWO WHEELER PARKING SPACE FOR QUARTERS	13	
1 CYCLE PARKING SPACE FOR EVERY 75 Sqm	610	687
1 CAR PARKING SPACE FOR EVERY 150 Sqm OFFICE AREA (PH PARKING INCLUDED)	0	18
CAR PARKING SPACE FOR QUARTERS	05	

O.S.R REQUIRED:

O.S.R REQUIRED : 11251.40 Sqm (10%)

O.S.R PROVIDED : 11656.60 Sqm (10.61%) (A,B,C & D)

ALL DIMENSIONS ARE IN METERS

REFERENCE

- SITE BOUNDARY (1 TO 40)
- EXISTING BUILDINGS
- PROPOSED BUILDINGS
- EXISTING ROAD
- EXISTING BUILDING TO BE DEMOLISHED

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Structural Engineer

For BULL MACHINES PVT. LTD.,
Managing Director.

Applicant

RDO, COIMBATORE Lr.No.ssss : E3705587/2025/-A4, DATED : 08/09/25

S.F NO: 5 — TO KADAMPADI — S.F NO: 3

S.F NO: 7 — EXISTING 19.4M WIDE ROAD — S.F NO : 4/2

S.F NO: 8 — S.F NO: 11 — TO SULUR

S.F NO: 4/2 — S.F.NO:3

S.F.NO:394/1 — S.F.NO:394/3

EXG. CULVERT — S.F.NO:394/2B2 — S.F.NO:394/2B3 — S.F.NO:394/2B4

PROPOSED 1M CULVERT S.F.NO: 394/1

10M DRIVE WAY — 7M DRIVE WAY — 3M DRIVE WAY — 6M DRIVE WAY

S.F.NO:394/2A — S.F.NO:396/5 — S.F.NO:396/1A — S.F.NO:396/1B — S.F.NO:396/3A — S.F.NO:396/3B — S.F.NO:396/2

S.F.NO:395/1A — S.F.NO:395/1B — S.F.NO:395/2 — S.F.NO:395/3A — S.F.NO:395/3B

S.F.NO:396/4 — O.S.R 10% 11656.60 Sqm

S.F.NO:41/1A1B1 — S.F.NO:41/1A2A — S.F.NO:41/1A2B — S.F.NO:41/1A2C — S.F.NO:41/1B1 — S.F.NO:41/2A — S.F.NO:41/2B — S.F.NO:41/1B2

S.F.NO:40/1A — S.F.NO:40/2 — S.F.NO:3/1A — S.F.NO:3/1B — S.F.NO:3/3 — S.F.NO:3

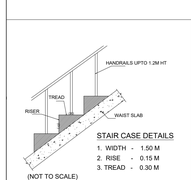
BLOCK - 1 — EXISTING CONSTRUCTED BUILDING

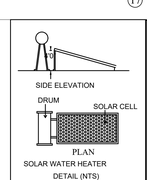
ADDITIONAL PROPOSED BUILDING — ADDITIONAL PROPOSED BUILDING — ADDITIONAL PROPOSED BUILDING

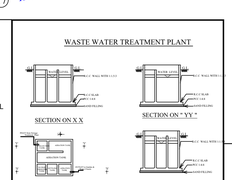
STP — OVER HEAD WATER TANK — PROPOSED 1M CULVERT — 1M LENGTH INSIDE WATER MAINTAINED — 1M LENGTH OUTSIDE WATER MAINTAINED

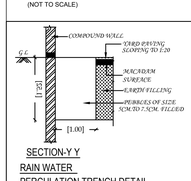
LORRY PARKING (3.50X10.00) — TWO WHEELER PARKING (1.00X1.80) — CYCLE PARKING (0.50X1.80) — CAR PARKING (2.50X5.00)

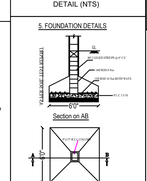
SITE PLAN

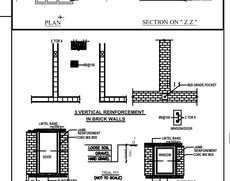


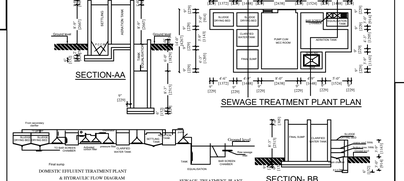


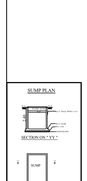












THE LANDLENS SUITE

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

Verified RealEstate
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OMR Thoraipakkam,
Chennai 600 097, India
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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.