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.

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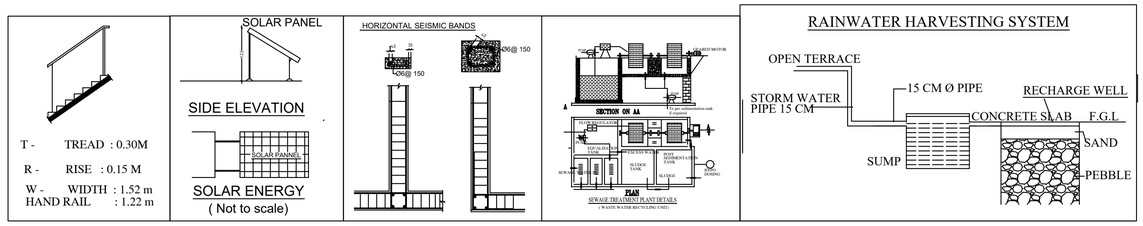
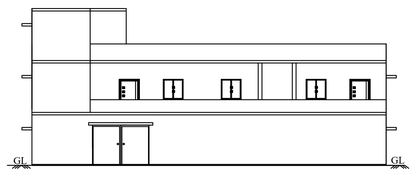
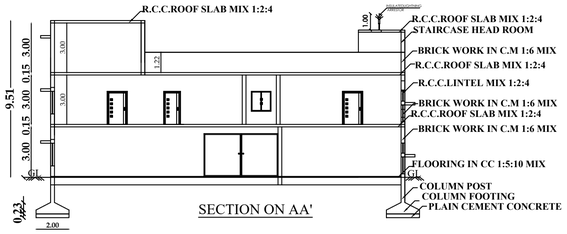
KEY PLAN





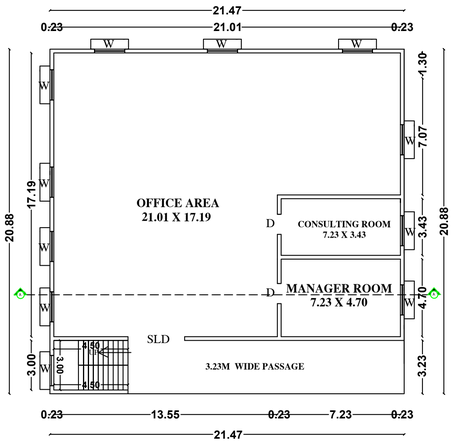
FRONT ELEVATION



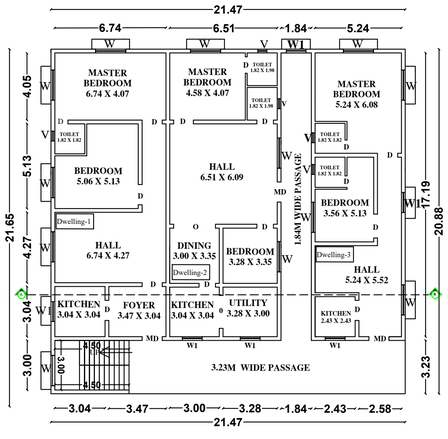
SECTION ON AA'

PLANNING PERMISSION

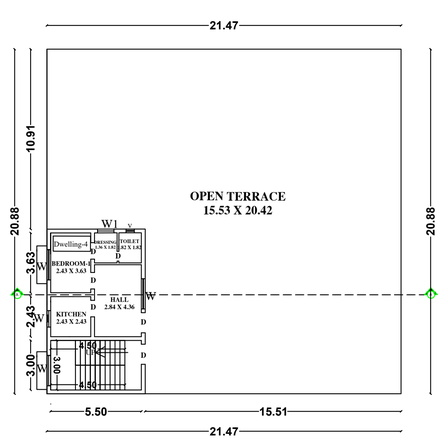
Application No: SWP/BPA/643676/2025
Planning Permission No: 791/2025
LP/CLPA No : 679/2025



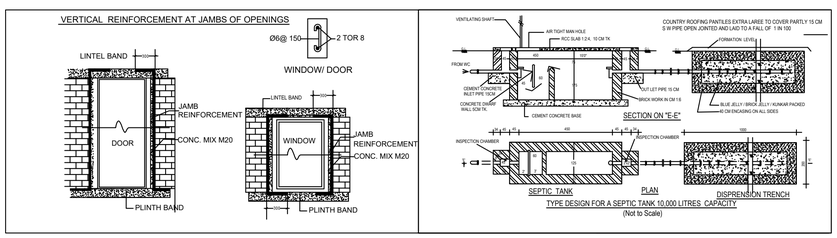
PROPOSED GROUND FLOOR PLAN

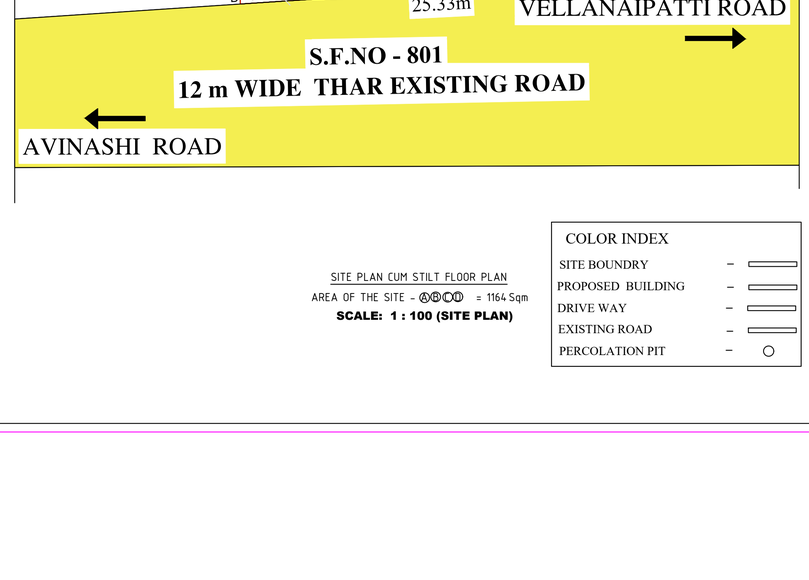


PROPOSED FIRST FLOOR PLAN



PROPOSED SECOND FLOOR PLAN





SITE PLAN CUM STILT FLOOR PLAN
AREA OF THE SITE - ABCD = 1164 Sqm
SCALE: 1 : 100 (SITE PLAN)

COLOR INDEX	
SITE BOUNDRY	–
PROPOSED BUILDING	–
DRIVE WAY	–
EXISTING ROAD	–
PERCOLATION PIT	– ○

DWELLING DETAILS	
Dwellings	Area in Sqm
1	125.12
2	121.06
3	100.55
4	40.21
TOTAL	386.94

PLAN SHOWING THE PROPOSED COMMERICIAL (CONSULTING OFFICE) AND RESIDENTIAL BUILDING (4 DWELLING) IN S.F.NO. 791/1C1B) SULUR TALUK ,NEELAMBUR VILLAGE COIMBATORE DISTRICT.

SCALE : 1 : 100
ALL DIMENSIONS ARE IN METER
NORTH

MASTER PLAN 2041 : SF.NO:791/1C1B (RESIDENTIAL)

APPLICANT NAME : NATARAJ S

ON LINE APPLICATION NO : SWP/BPA/643676/2025

AREA DETAILS:-	SQM
AS PER DOCUMENT	1164
AS PER PATTA	1164
SUPER IMPOSED AREA	1164

AREA DETAILS	FSI AREA In Sqm	NON FSI	TOTAL BUILT UP AREA(SQM)
COMMERCIAL GROUND FLOOR	448.49	---	448.49
RESIDENTIAL FIRST FLOOR	448.49	---	448.49
RESIDENTIAL SECOND FLOOR	59.46	389.03	448.49
TOTAL	956.44	389.03	1345.47

FLOOR SPACE INDEX (FSI) = FSI AREA / AREA OF SITE = 956.44 / 1164 = 0.82 < 2.0

DETAILS OF JOINARIES.

	DESCRIPTION	METERS
SD	DOOR	3.00 X 2.44
D	DOOR	1.22 X 2.44
D1	DOOR	0.76 X 2.44
W	WINDOW	1.83 X 1.52
W1	WINDOW	1.22 X 1.52
V	VENTILATOR	1.83 X 0.61

Office Area:448.49	PARKING DETAILS			
	CAR PARKING		TWO WHEELER PARKING	
	Requried	provided	Requried	provided
GROUND FLOOR 448.49	5	5	20	21
Residential Area Dwelling - 4 - 40.21	1	1	1	1
Residential Area Dwelling - 1 - 3 Dwelling - 1 -125.12 Dwelling - 2 - 121.06 Dwelling - 3 - 100.55 Every 75 Sqm 1 Car &1two wheeler parking	6	6	6	6
TOTAL	12	12	27	28

FIRE WATER PIPE
FIRE ALARAM SYSTEM
FF FIRE FIGHTING EQUPEMENTS

Mechanical Ventilation to be Provided where ever necessary

APPLICANT / OWNER

Er. R SARANYA, M.E.,(Struc.)
Registered Engineer Grade-II(RE)
DTCP Reg. No. RE/ER-I/FEBRUARY-2023/066
Municipal Registered No. 344/LS/2023/00001
No. 26C, Vadamalai Complex, Thirch Main Road, Villupuram - 605 602.
Cell : 77082 62761

REGISTERED ENGINEER

Er. R. SARANYA, M.E.,
Regd. Structural Engineer Grade-II(RSE)
DTCP Reg. No: RSE/ER-II/AUGUST-2023/011
No. 26C, First Floor, Vadamalai Complex, Thirch Main Road, Opp to Bharat Petrol Bunk, Villupuram - 605 602. Cell : 77082 62761

STRUCTURAL ENGINEER

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.