

PP

APPROVAL RECORD

Planning Permission

Coimbatore

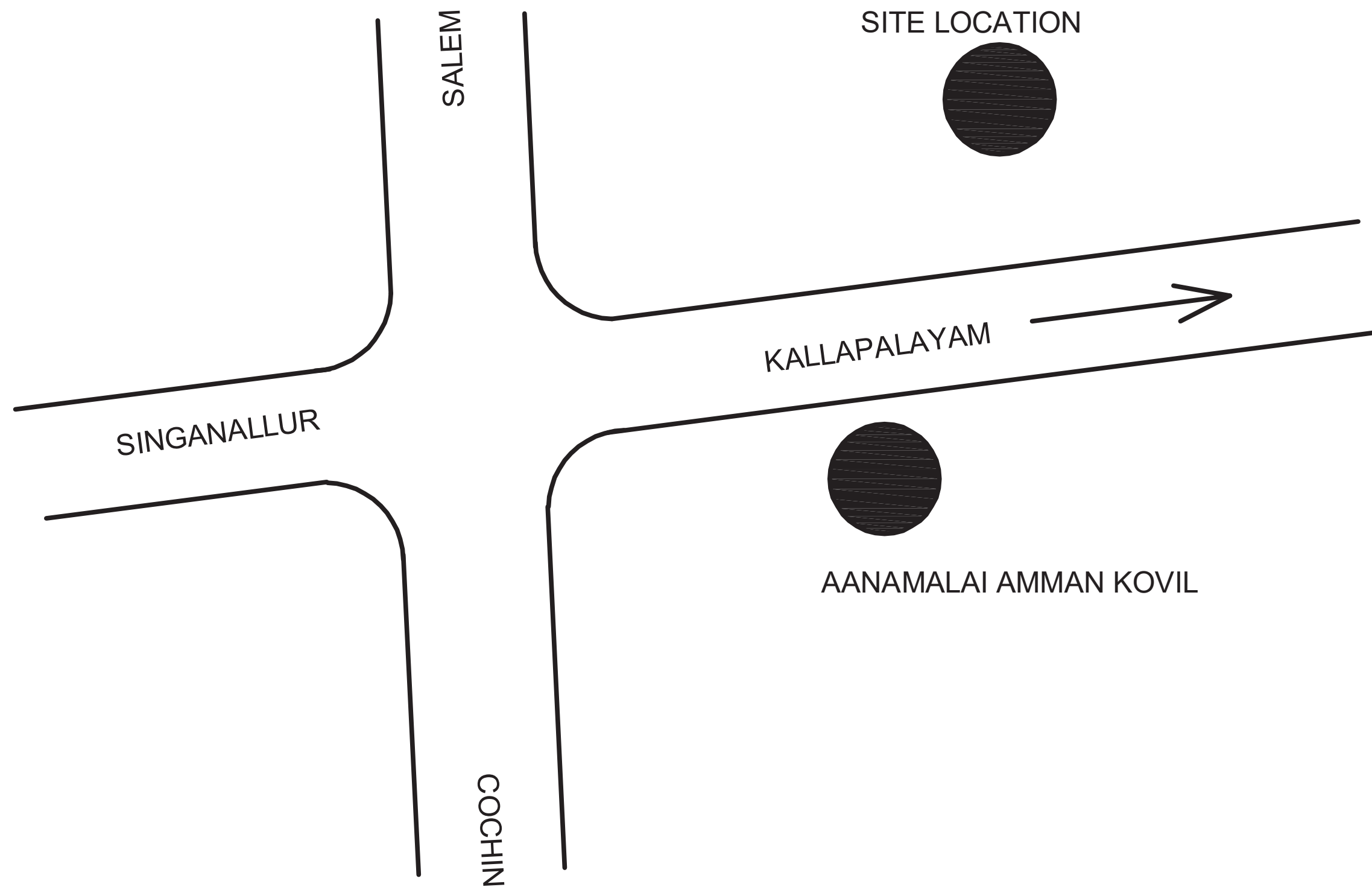
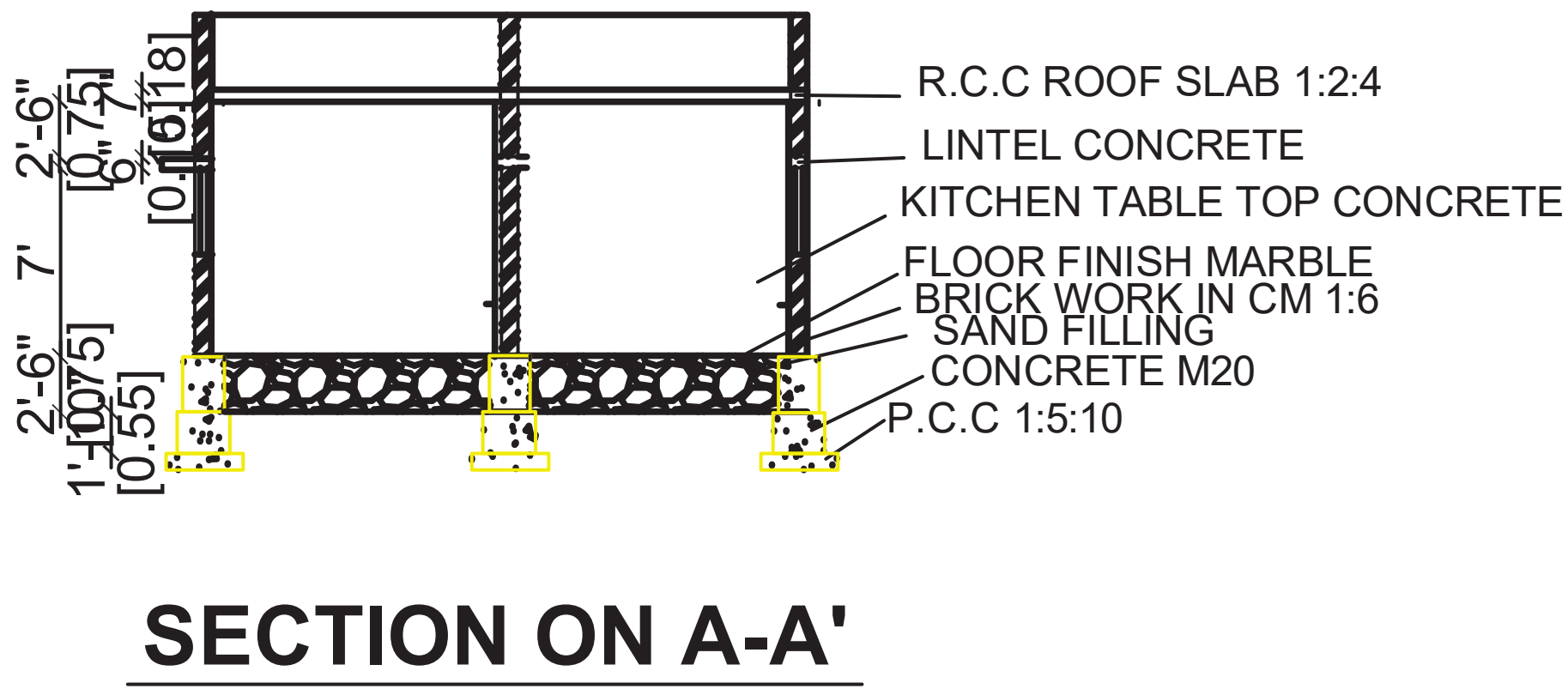
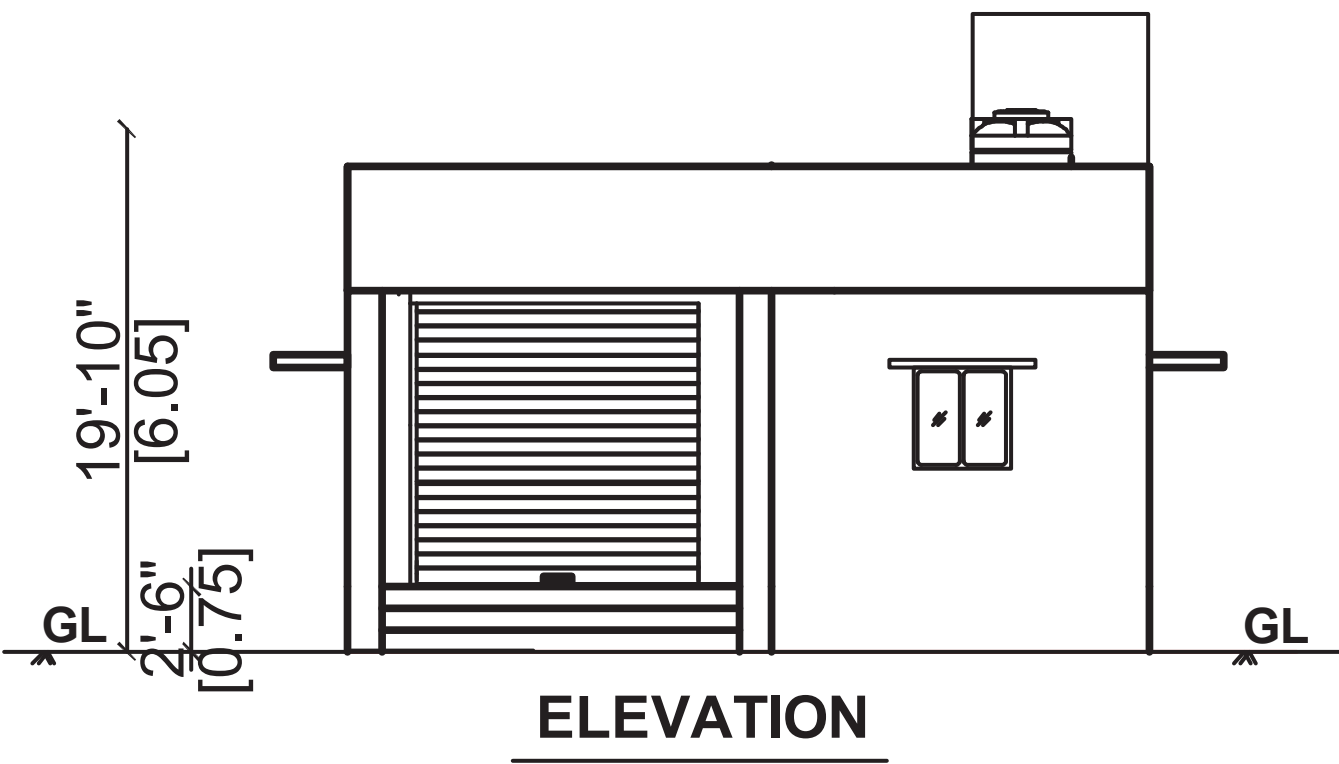
Coimbatore district, Tamil Nadu

APPROVAL TYPE
Building PlanISSUING AUTHORITY
Town PanchayatPURPOSE
Commercial

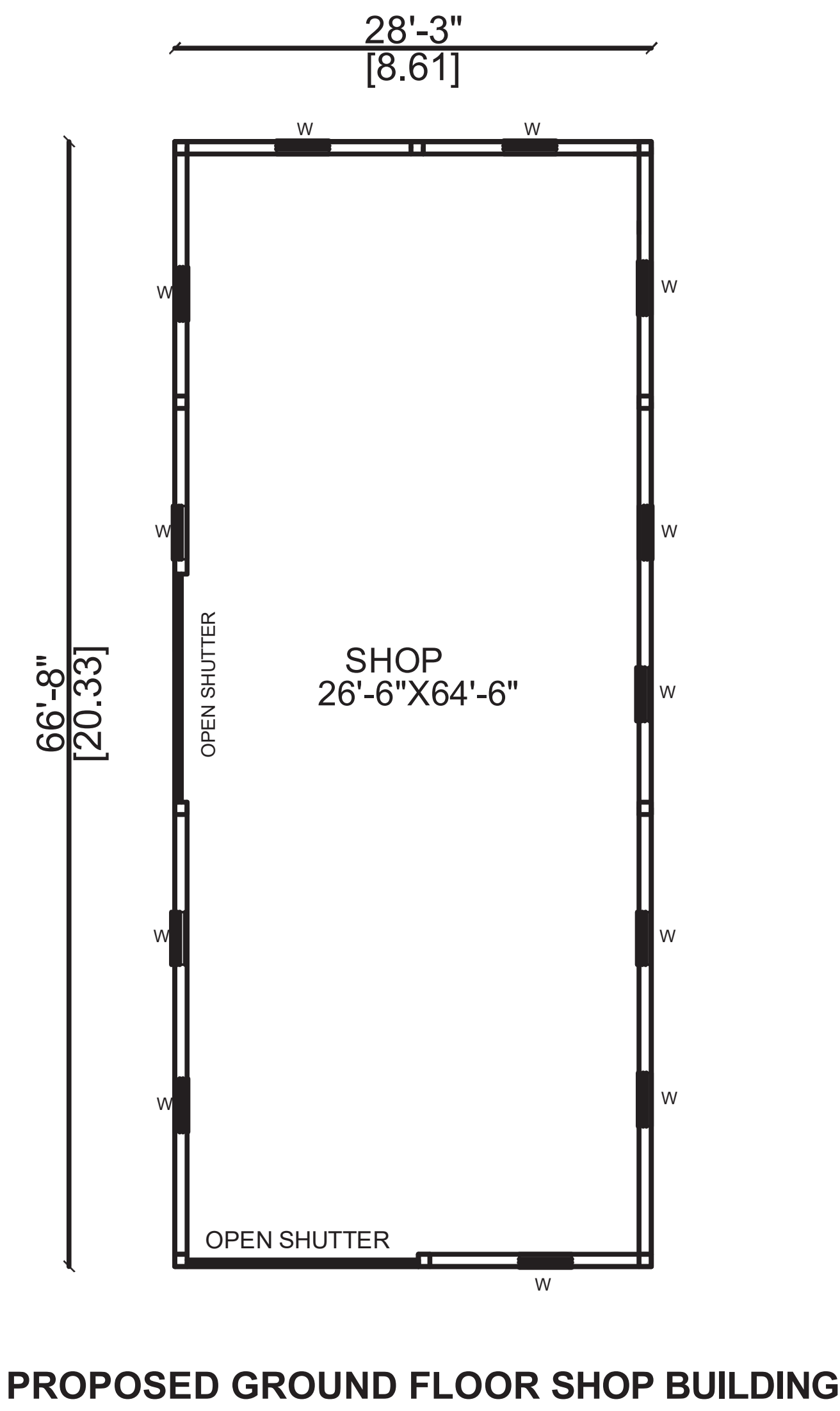
The approval as the planning authority issued it, reproduced in full behind this page.

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

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF A ROOFED SHOP BUILDING WITH GROUND FLOOR AT S.F.NO:- 86/1A AT NORTH PART, AANAMALAI AMMAN KOVIL STREET, VELLALORE TOWN PANCHAYATH AT MADUKKARAI TALUK, COIMBATORE DISTRICT.
SPF.NO:- 3571/2018, DTCP-194/2020/A DATE:- 19.03.2021
APPLICANT NAME:- B KAYATHRI



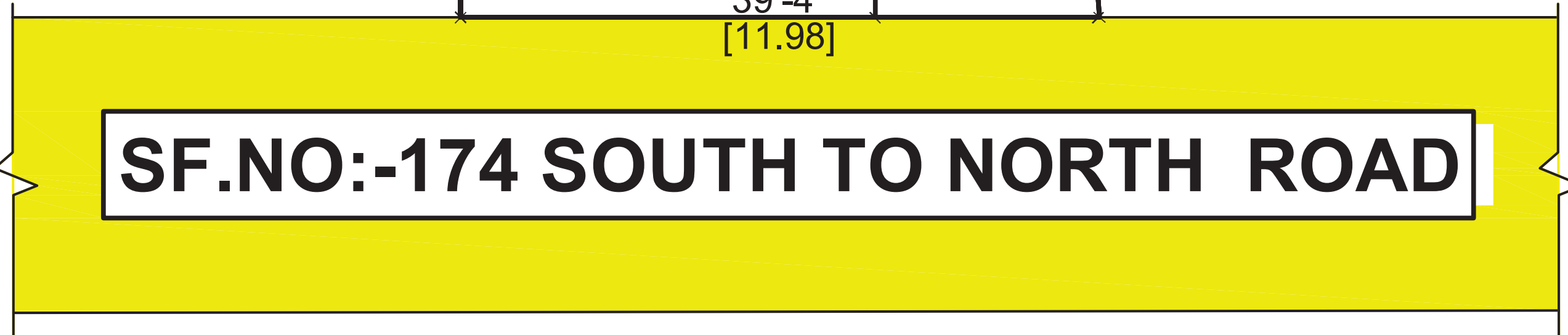
KEY PLAN



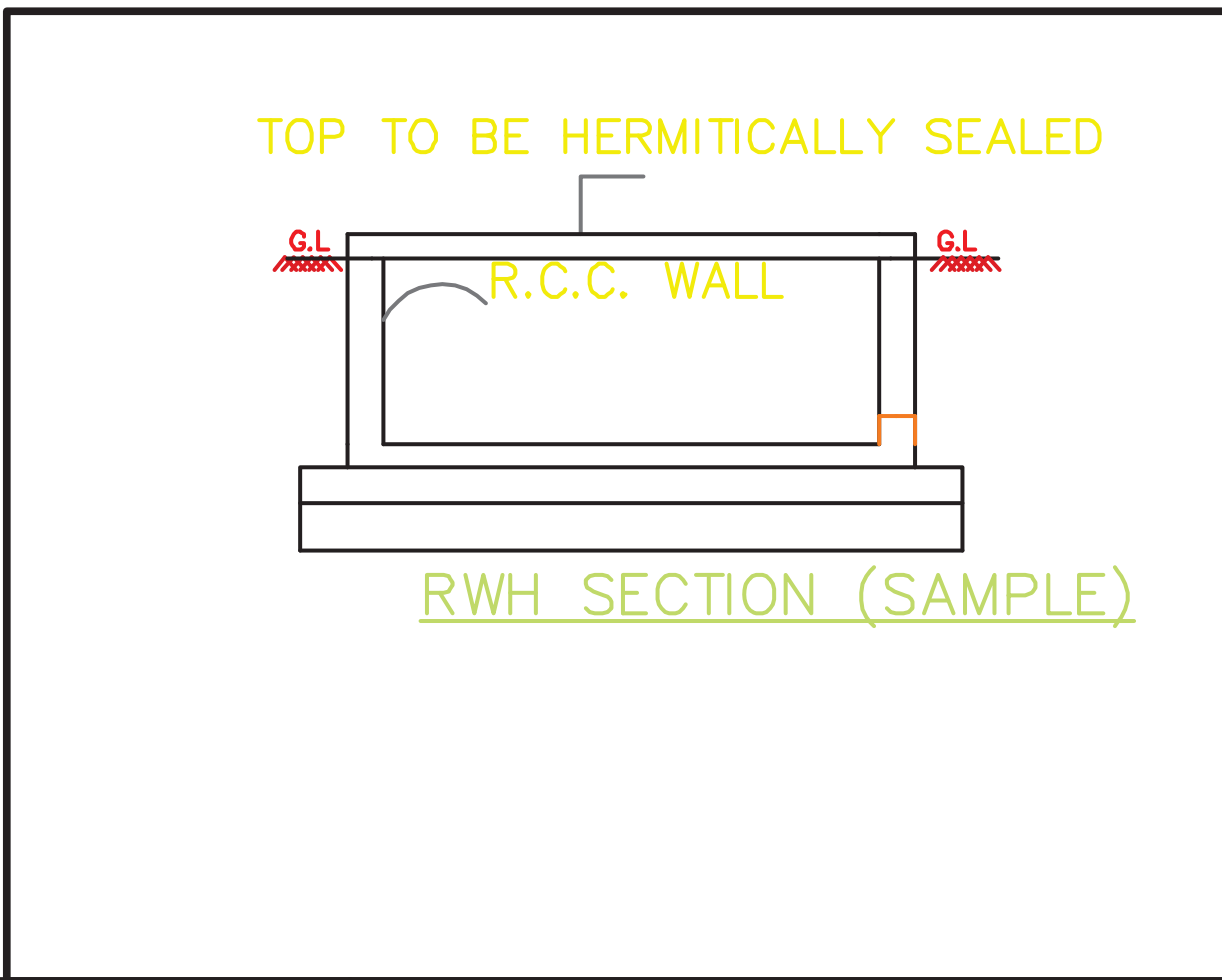
SF.NO:- 86/1C

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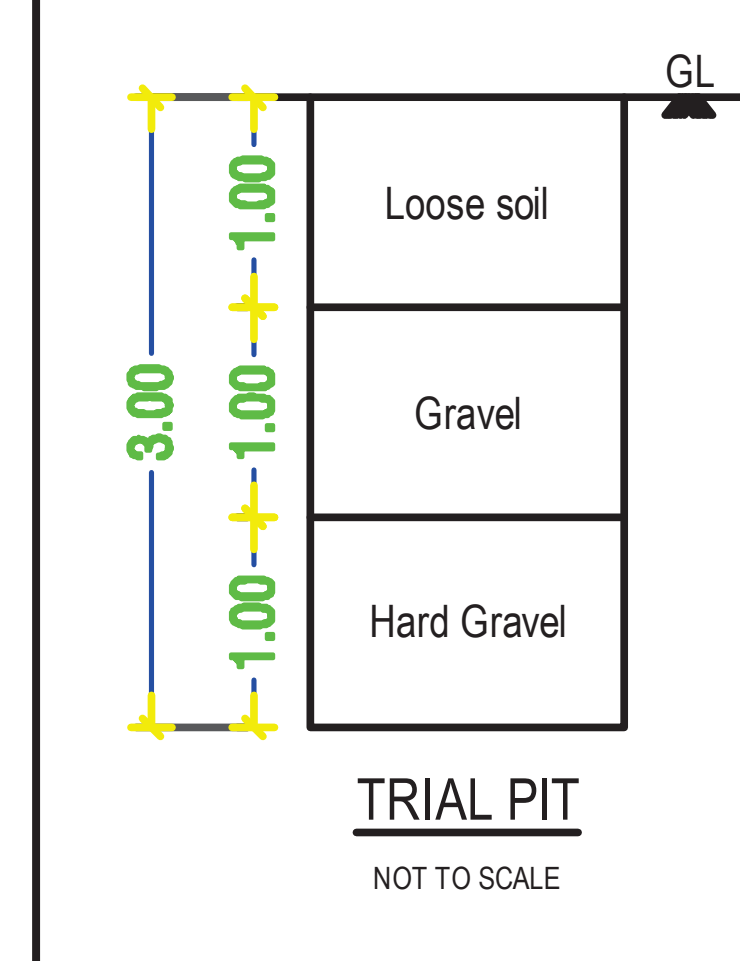
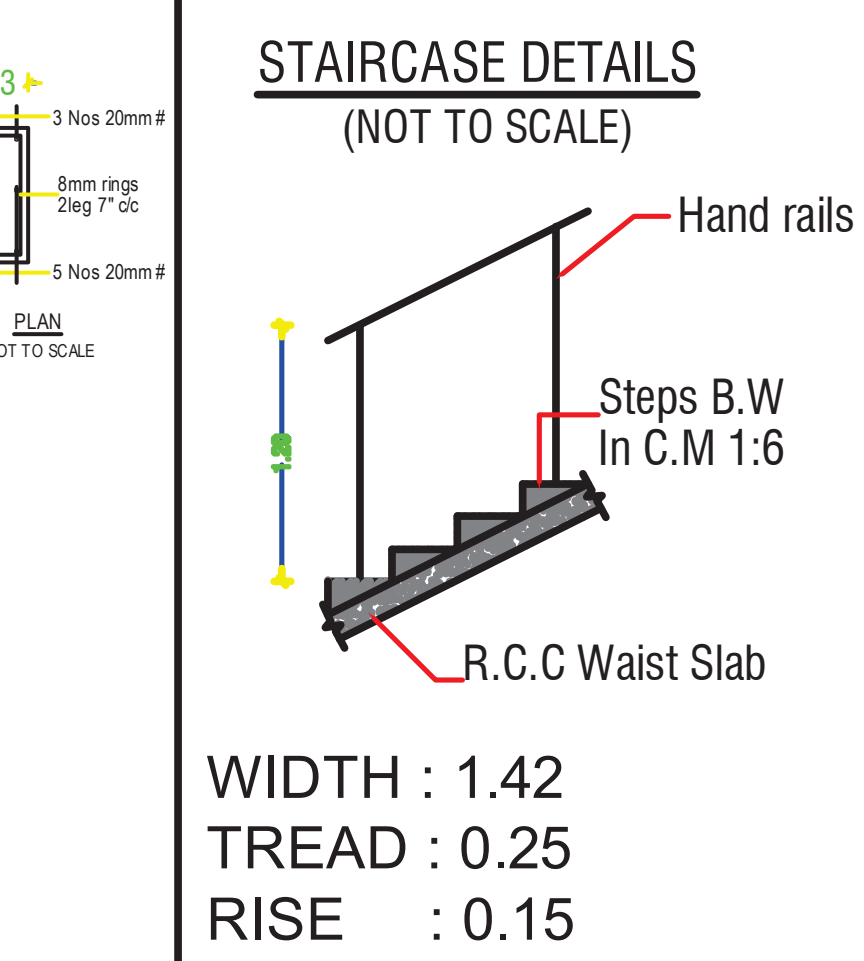
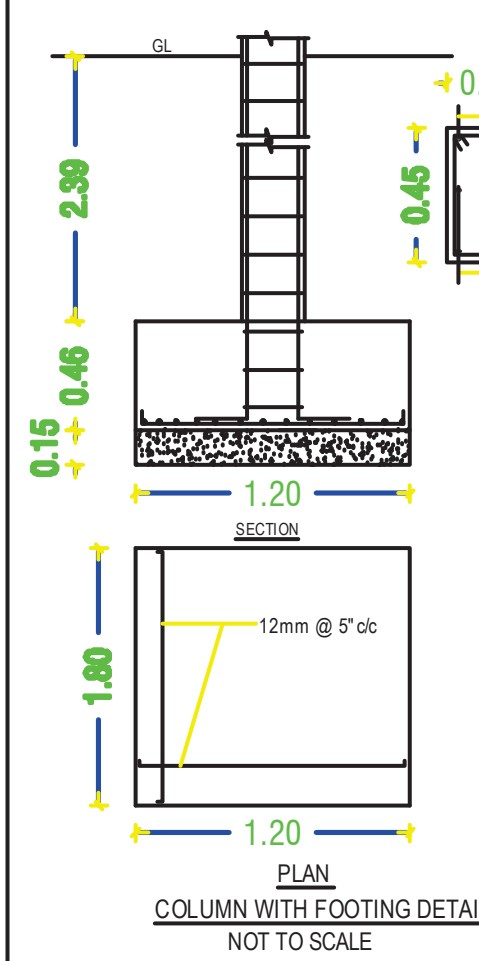
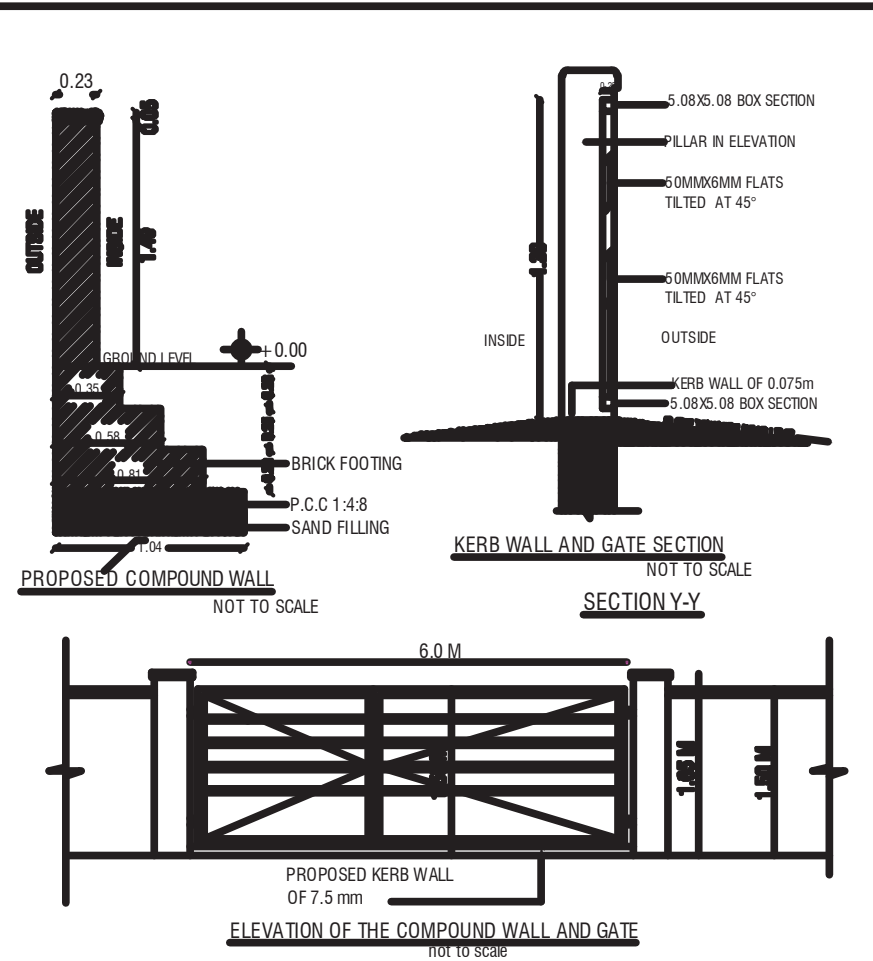
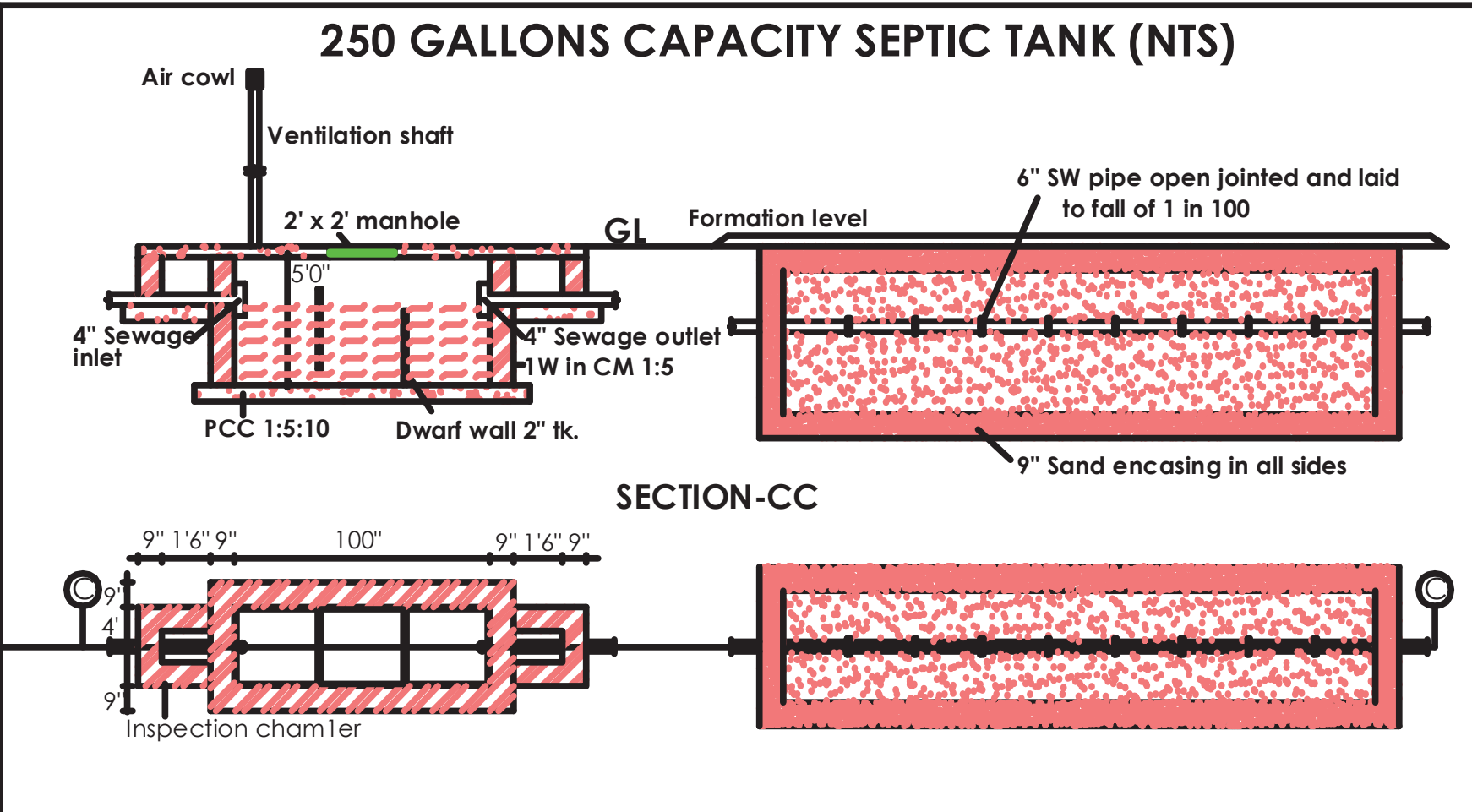


SITE PLAN



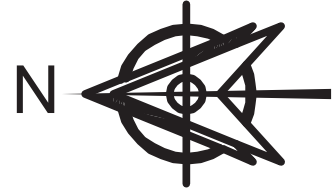
SITE CUM SHOP GROUND FLOOR PLAN

E-SIGN



OFFICE

SCALE :- 1:890
SHOP BUILDING



AREA DETAILS:-

	IN SQM	IN SQFT
AREA OF SITE AS PER DOCUMENT	= 303.56 Sqm	3267.50 Sqft
SUPER IMPOSED PLOT AREA	= 303.56 Sqm	3267.50 Sqft

S.No	FLOOR	SQM	SQFT
1	AREA OF SITE	303.56	3267.50
2	AREA OF GROUND FLOOR SHOP	175.09	1884.65
4	TOTAL BUILD-UP AREA	175.09	1884.65
5	OPEN AREA	128.47	1382.84

F.S.I CALCULATION AS PER DOCUMENT:-

$$\frac{F.S.I}{(175.09/303.56)} = 0.57 \leq 2.00$$

BUILDING HEIGHT :-

$$F.S.I \text{ BUILDING HEIGHT} = 6.05 \text{ Mt}$$

PARKING DETAILS	REQUIRED	PROVIDED
TOTAL CAR PARKING	05 No's	05 No's
TOTAL TWO WHEELER PARKING	2 No's	2 No's

JOINERY DETAILS:-

SYM	JOINERY DETAILS	SIZE IN METER
MD	MAIN DOOR	1.22 X 2.44
D	DOOR	1.22 X 2.44
D1	DOOR	0.76 X 2.44
W	WINDOW	1.22 X 1.22
V	VENTILATOR	0.76 X 0.46

COLOUR INDEX:-

BOUNDARY OF THE SITE	:	
LAYOUT ROADS	:	
PROPOSED CONSTRUCTION	:	
PROPOSED DRIVEWAY	:	

Kayathri:B

APPLICANT

B. Vignesh Kumar
VK CONSTRUCTION
B.VIGNESH KUMAR S.E.M.S.I.C.E.
14, Indira Nagar, Mahanadi Street
Pattanam Road, Vellalore, Coimbatore-641 101
Mob - 90433 24700

REGISTERED CONSTRUCTION ENGINEER

SHEET.NO:01

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.

