PP APPROVAL RECORD

Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE
Building Plan

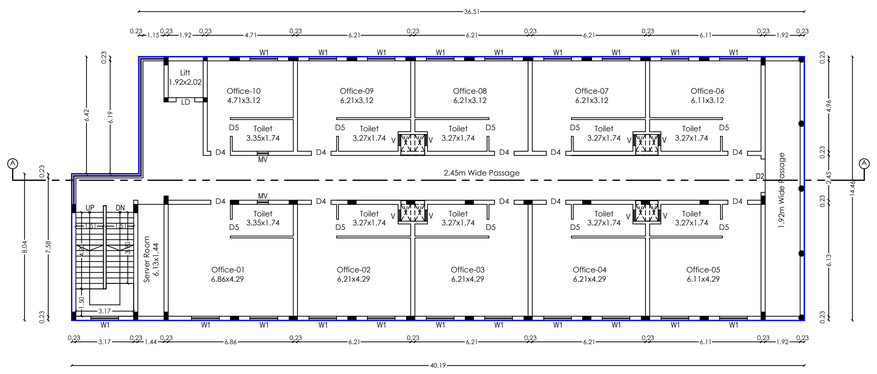
ISSUING AUTHORITY
DTCP

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

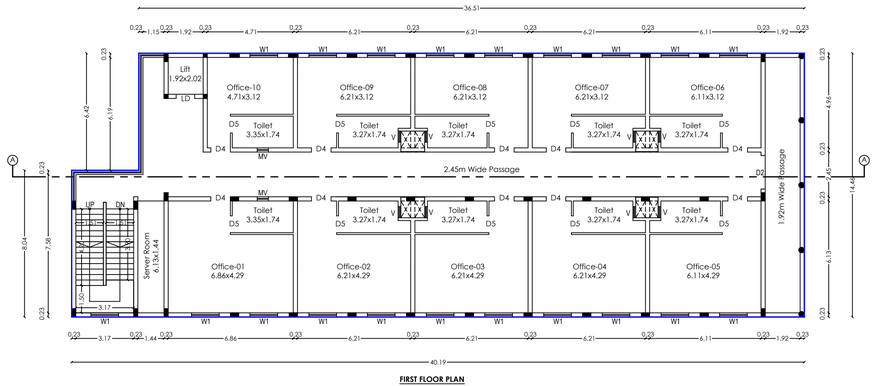
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

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

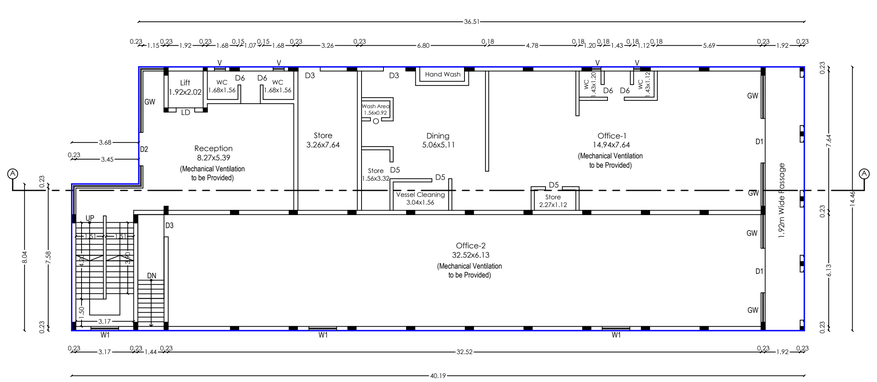
hello@verified.realestate
+91 9996 12 9996
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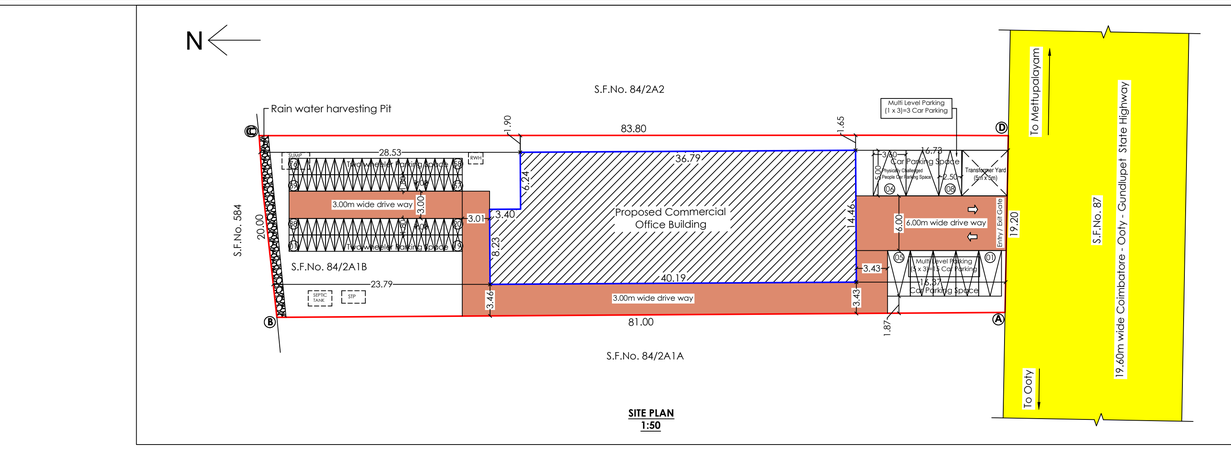
SECOND FLOOR PLAN



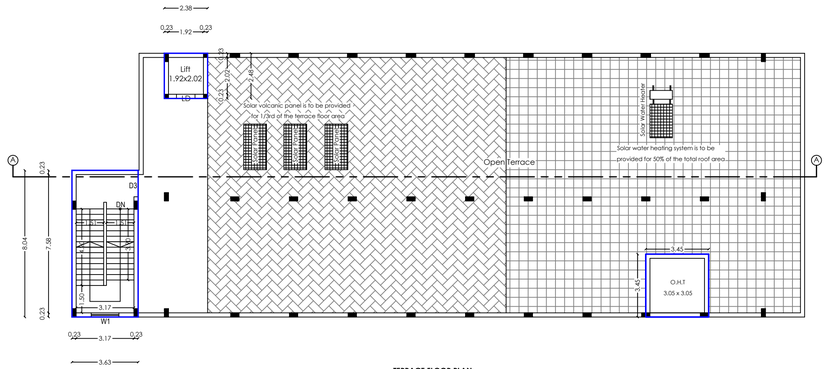
FIRST FLOOR PLAN



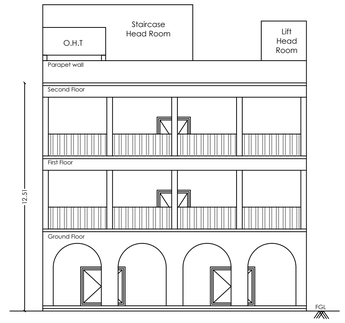
GROUND FLOOR PLAN



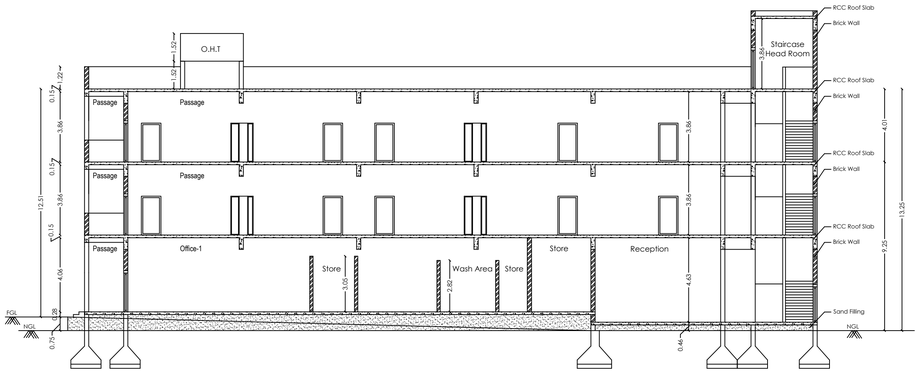
SITE PLAN
1:50



TERRACE FLOOR PLAN



FRONT ELEVATION

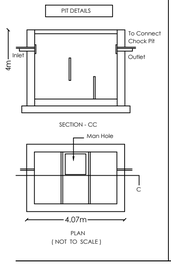


SECTION - AA -

SUMP DETAILS

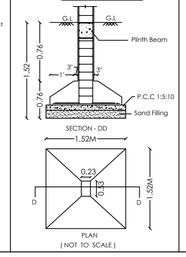


PIT DETAILS



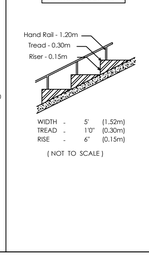
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FOUNDATION DETAILS



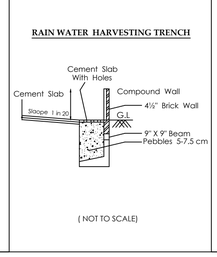
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STAIRCASE DETAILS

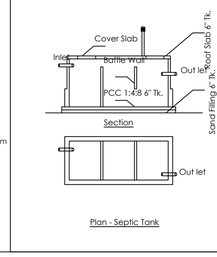


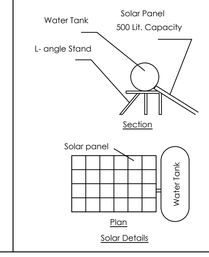
(NOT TO SCALE)

RAIN WATER HARVESTING TRENCH



(NOT TO SCALE)





PARKING DETAILS

Description	Car Parking (Annexure-IV)		Two Wheeler Parking (Annexure-IV)	
	Required	Provided	Required	Provided
FSI Area = 1673.07 sq.m. (1 Car Parking Space for every 100 sq.m and 1 Two Wheeler Parking Space for every 25 sq.m of FSI Area)	1673.07/100 = 16.73 ~ 17 Nos	17 Nos	1673.07/25 = 66.92 ~ 67 Nos	69 Nos
Visitors Parking=10% of Number of Provide Parking	2 Nos	2 Nos	7 Nos	7 Nos
TOTAL	19 Nos	20 Nos	74 Nos	76 Nos

Reference:

Site Boundary -

Proposed Building -

Existing Road -

Plan Showing the Proposed Additional Construction of Second Floor **"Commercial Office Building"** With Existing Constructed Ground and First Floor Commercial Office Building in S.F.No. 84/2A1B of Odanthurai Village and Panchayat, Mettupalayam Taluk, Coimbatore District.

Title:
Site Plan, Ground Floor Plan, First Floor Plan, Second Floor Plan, Terrace Floor Plan, Section and Elevation

Scale - 1:100

Existing Building Approval Detail :

Site Approval - SWP / LP / R (C) No: 211 / 2024

Building Permission - SWP / BP / DTCPR (C) No: 74 / 2025

Applicant Name:
K.P. Mitesh and S. Aadhiswaran

Online Application Number:
SWP/BPA/0677586/2025

Site area details:

Site area as per document - 1609.00 Sq.mt

Site area as per Patta - 1609.00 Sq.mt

Proposed Approval Building Area Details

Floor	FSI Area	Non FSI Area	Built Up Area
Second	557.69	0.00	557.69
Terrace	0.00	35.08	35.08
Total	**557.69**	**35.08**	**592.77**

Existing Approval Building Area Details

Floor	FSI Area	Non FSI Area	Built Up Area
Ground	557.69	0.00	557.69
First	557.69	0.00	557.69
Terrace	0.00	35.08	35.08
Total	**1115.38**	**35.08**	**1150.46**

Plot Coverage and FSI details:

Plot Coverage = (Floor Area / Site Area) x 100
=(557.69 / 1609.00) x 100 = 34.66%

Floor Space Index = (Existing Approved FSI Area + Proposed FSI Area) / Site Area
=(1115.38 + 557.69 / 1609.00 = 1.0398

OHT Area - 11.90 Sq.mt

Joinery Details

Symbol	Description	Dimension in Meter
D1	Door	2.44 x 2.40
D2	Door	1.83 x 2.13
D3	Door	1.22 x 2.13
D4	Door	1.07 x 2.13
D5	Door	0.91 x 2.13
D6	Door	0.76 x 2.13
O	Opening	0.62 x 2.13
LD	Lift Door	0.91 x 2.13
GW	Glass Window	2.70 x 3.00
W1	Window	1.52 x 1.37
V	Ventilation	0.61 x 0.91
MV	Mechanical Ventilation	

Online Application No : SWP/BPA/0677586/2025

SITE APPROVAL - SWP/LP/R(C)No:211/2024

BUILDING PERMISSION - SWP/BP/DTCPR(C)No: 20/2026

Er. S. PRATHABAN, M.E. Structural Engineer
Registered Structural Engineer Grade-I
Reg.No: SE/Gr-I/2012/112
92A/41A, Bharathi Nagar, S.I.H.S. Colony, Civil Aerodrome Post, Coimbatore-641 014.
Mobile: 99440 30658.

Structural Engineer

Dr. R. PREETHISH MULLUNTHAN, B.Arch.,
Reg. No: CA/2023/15837,
77, ACS Complex Karuvanpudiyoor
Ingalam Road, Tirupur, Tamilnadu,
India. Mob: 88255 70825

Architect

Applicant

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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+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.