PP APPROVAL RECORD

Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE
Building Plan

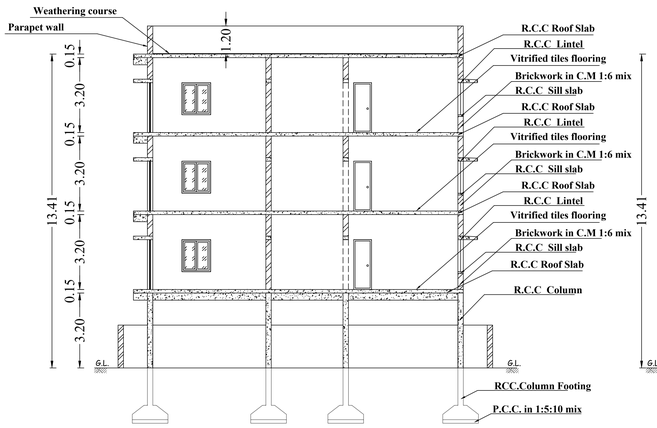
ISSUING AUTHORITY
DTCP

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

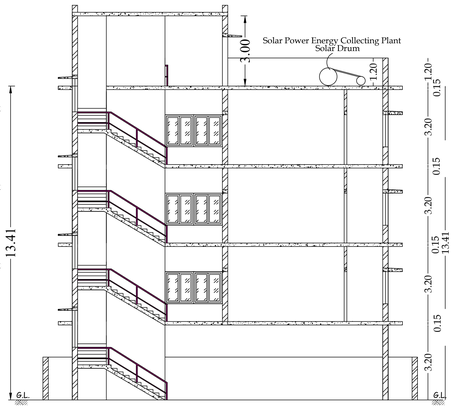
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

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

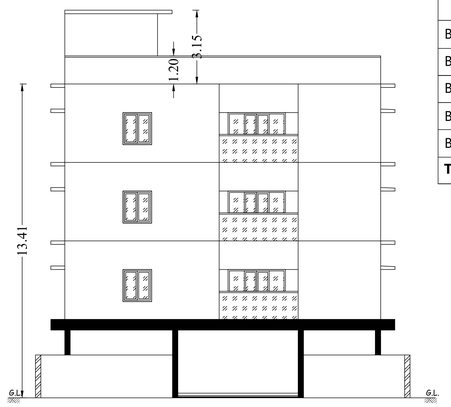
hello@verified.realestate
+91 9996 12 9996
verified.realestate



SECTION ON 'A-A'

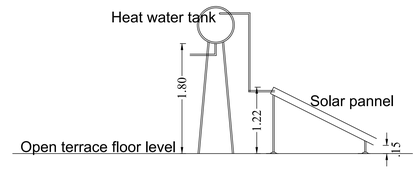


SECTION ON 'B-B'

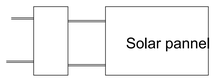


ELEVATION

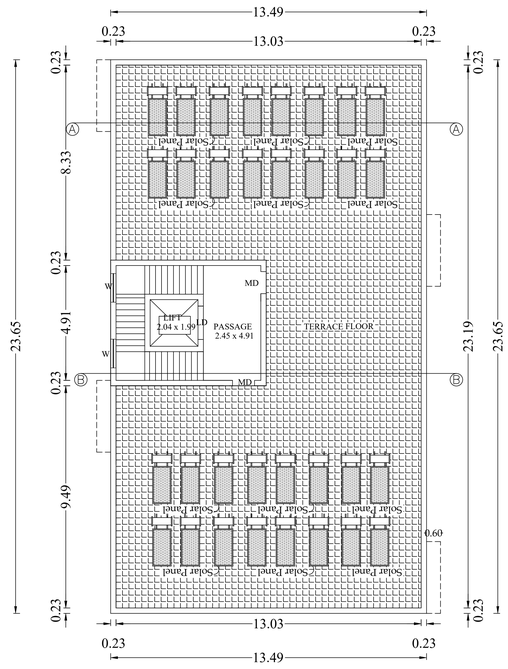
AREA DETAILS				
Descriptions	Total Build up Area (Sq.M)	NON FSI Area (Sq.M)	FSI Area (Sq.M)	FSI Area (Sq.Feet)
Block -1 Stilt Floor	319.13	319.13	-	-
Block - 1 First Floor	319.13	-	319.13	3435.11
Block - 1 Second Floor	319.13	-	319.13	3435.11
Block - 1 Third Floor	319.13	-	319.13	3435.11
Block - 1 Terrace Floor	35.69	35.69	-	-
TOTAL AREA	1312.21	354.82	957.39	10305.33



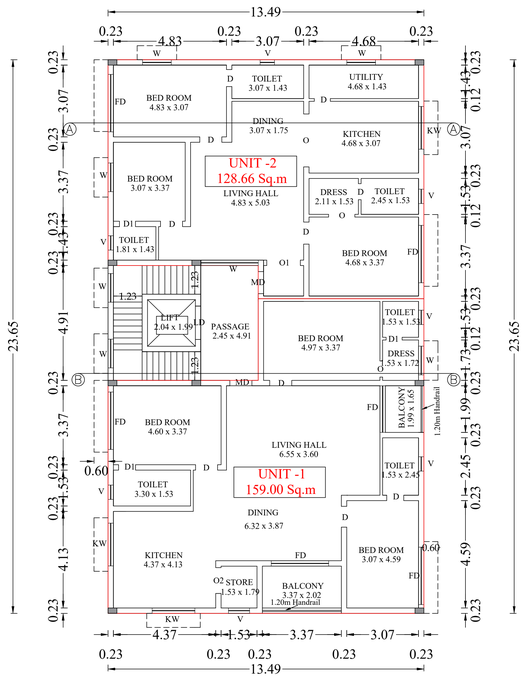
Side elevation



SOLAR WATER HEATER

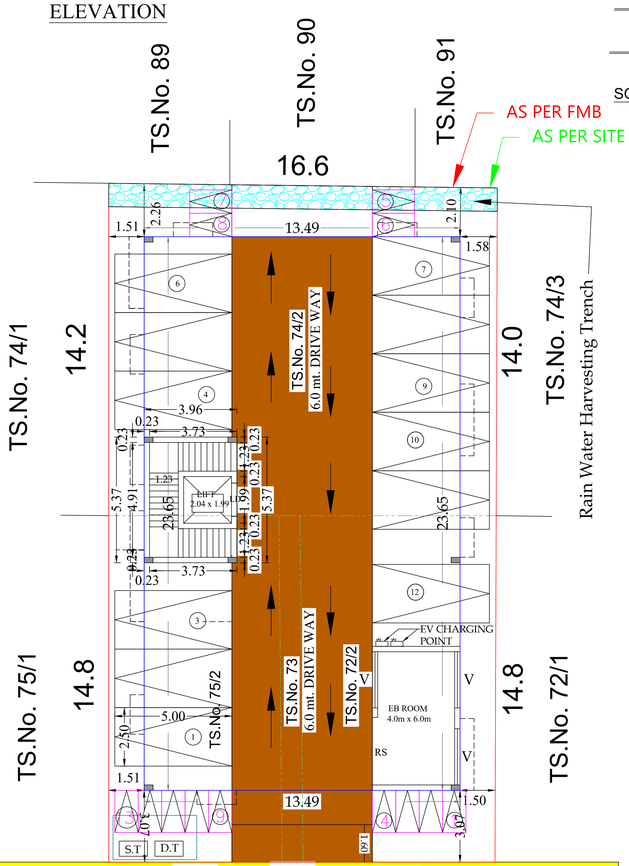


TERRACE FLOOR PLAN



FIRST, SECOND & THIRD FLOOR PLAN

TYPICAL FLOOR PLAN

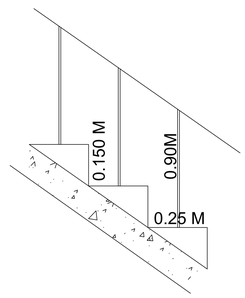


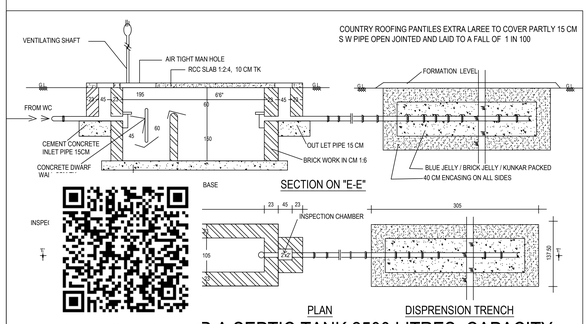
STILT CUM SITE PLAN

SCALE - 1:100

STAIRCASE DETAILS

WIDTH	-	1.23 m
TREAD	-	0.25 m
RISE	-	0.150 m

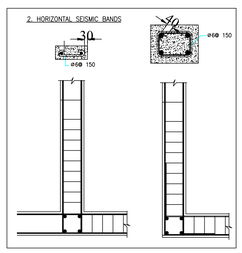


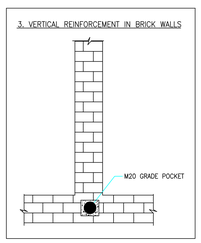


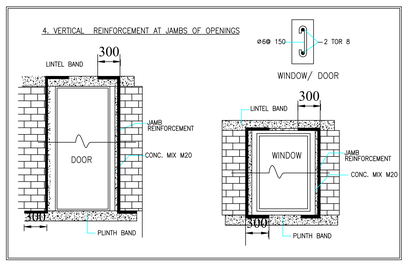
TYPE DESIGN FOR A SEPTIC TANK 2500 LITRES CAPACITY

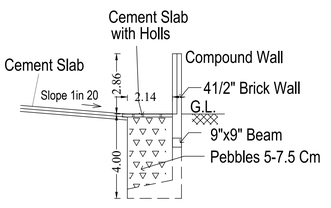
(Not to Scale)

EARTHQUAKE SAFE DESIGN DETAILS



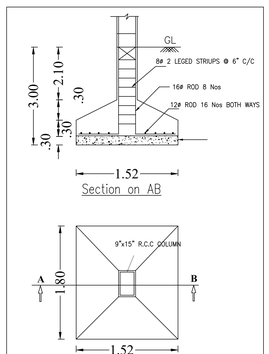






RAIN WATER

PERCOLATION BED



PLAN SHOWING LAND USE RESIDENTIAL AREA THE PROPOSED RESIDENTIAL APARTMENT BUILDING SITUATED IN TS.No.72/2,73,74/2 & 75/2, BLOCK No.20, WARD-Q, SANGANOOR, COIMBATORE NORTH TALUK AND COIMBATORE DISTRICT.

E / N / S / W

SCALE: A1 - 1" - 16'

MASTER PLAN : RESIDENTIAL LAND USE

Online Application Number : SWP/BPA/0687764/2025

AREA DETAILS

DESCRIPTION	SQ.M
SITE AREA AS PER DOCUMENT	468.69
SITE AREA AS PER FMB	468.70
SUPER IMPOSED SITE AREA	478.28
MINIMUM AREA SHOULD BE TAKEN INTO ACCOUNT	

Joinery's Details

	In Meter
MD - Main Door	0.94x 2.13
D - Door	0.94 x 2.13
D1 - Door	0.77 x 2.13
FD - French Door	2.45 x 2.13
LD - Lift Door	1.43 x 2.13
O - Open	2.26 x 2.13
O1 - Open	1.43 x 2.13
O2 - Open	1.10 x 2.13
KW - Window	1.83 x 1.37
W - Window	1.23 x 1.37
W1 - Window	2.44 x 1.37
V - Ventilator	0.61 x 0.61

Floor Space Index = 957.39/468.70 = 2.04

Parking Details: (RESIDENTIAL APARTMENT BUILDING)

1 car space for every 75 sq.m = (957.39/75) x 75% = 10 Nos

	Required	Provided
Two - Wheeler	--	13 NOS
Car Parking	10 NOS	12 NOS

Note

All metric dimensions are in metre

Capacity of the septic tank-450 Glns

Horizontal Distance From Elec If Any - Nil

REFERENCE:

SITE BOUNDARY

EXISTING ROAD

DRIVE WAY

PROPOSED BUILDING

APPROVAL DETAILS:

SITE APPROVAL NO : LP/DTCP No.100 / 2026

PLANNING PERMISSION NO : PP/JD/DTCP (CD) No.119 / 2026

APPLICANT

BA.KANNA CHOCKKALINGAM
M.E (Structures), AIV., AMIE., MISTE
Registered Structural Engineer
Reg No: Coimbatore LPA / SE / GR-I /19/04/018
No: 400, Bharathiyar Road, New Siddhapudur,
Coimbatore - 641 044.
Ph: 0422-4399772, Mob: +91 9363115772

REGISTER STRUCTURAL ENGINEER

Er. BA. KANNA CHOCKKALINGAM
M.E(Structures), AIV., MIE., MISTE
REGISTERED ENGINEER
Reg. No: Coimbatore LPA / RE / GR-I / 005 / 2022
D. No: 400, Bharathiyar Road
New Siddhapudur, Coimbatore - 641 044.
Ph: 0422 - 3592569 Mob: + 91 9363115772

REGISTER 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

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.