PP APPROVAL RECORD

Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE
Building Plan

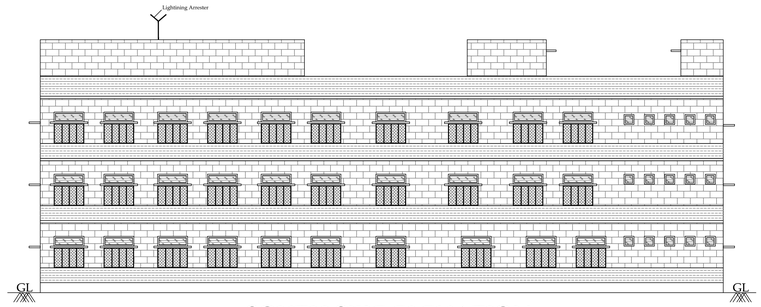
ISSUING AUTHORITY
DTCP

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

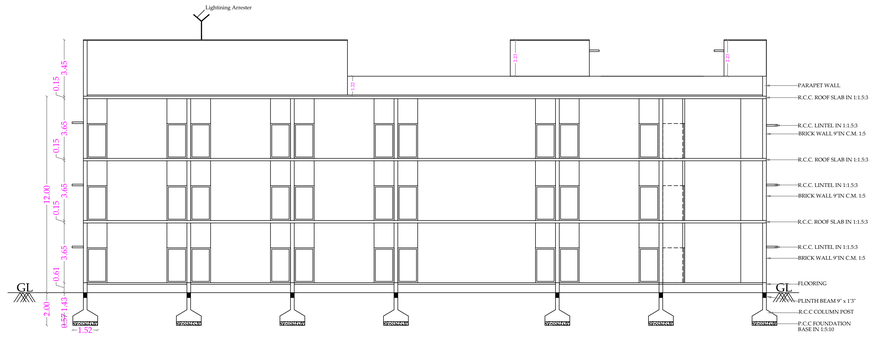
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

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

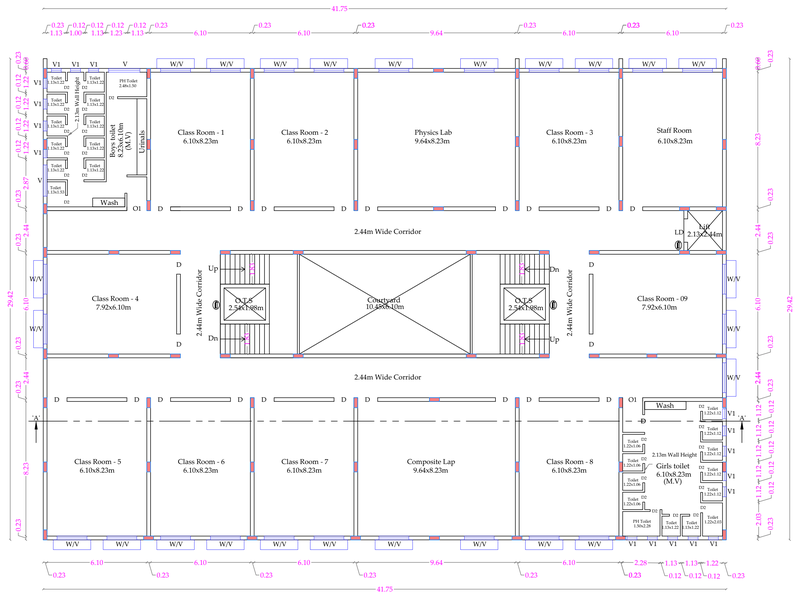
hello@verified.realestate
+91 9996 12 9996
verified.realestate



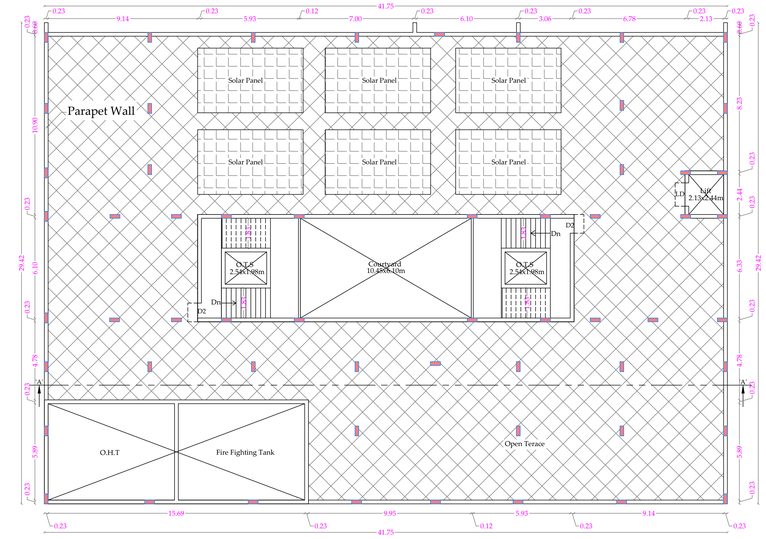
SOUTH SIDE ELEVATION



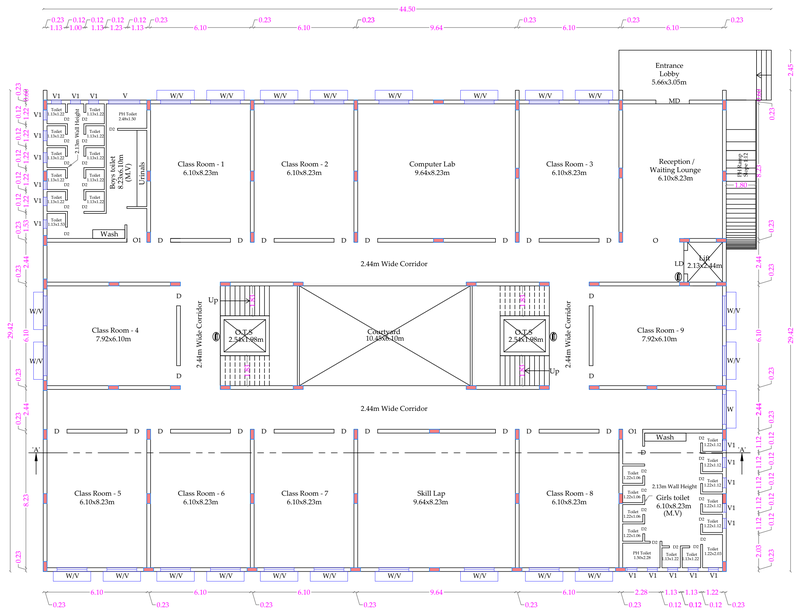
SECTION ON "AA"



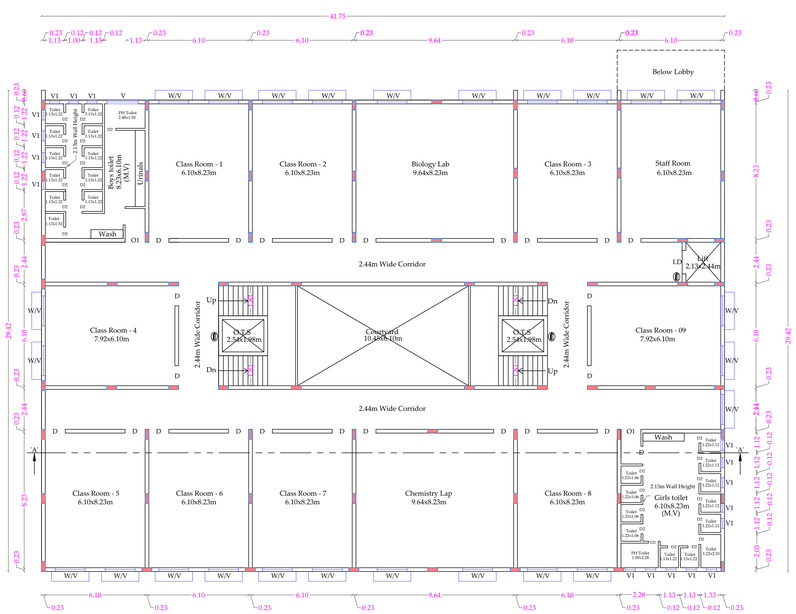
SECOND FLOOR PLAN



TERRACE FLOOR PLAN



GROUND FLOOR PLAN



FIRST FLOOR PLAN

PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF HIGHER SECONDARY SCHOOL BUILDING T.S.NO: 3/4, WARD No : (H), BLOCK No: 6, T.KOTTAMPATTI VILLAGE, POLLACHI MUNICIPALITY AND TALUK, COIMBATORE DISTRICT.

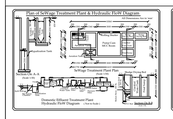
APPLICANT NAME:
M. VENKATESWARAN & K. VANITHA
APPLICANT NO:
SWP/BPA/690118/2025

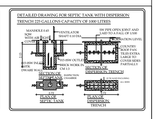
AREA DETAILS		TOTAL (SQ.M)
AREA OF THE APPLICANT SITE	As Per Document	13962.50
	As Per T.S.L.R Record	13962.50

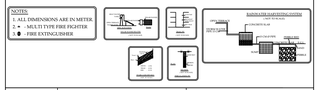
PROPOSED BUILDING AREA DETAILS : -

BLOCK NAME	PROPOSED BUILDING DETAILS	Total F.S.I.AREA (SQ.M)	Non FSI Area (SQ.M) Deduction	Total Buildup Area (SQ.M)
Block - 2	Area of the Ground Floor	1129.92	73.79	1203.71
	Area of the First Floor	1129.92	73.79	1203.71
	Area of the Second Floor	1129.92	73.79	1203.71
	Area of the Terrace Floor	-	89.24	89.24
Block - 3	Area of the Security Room	9.00	-	9.00
	TOTAL BUILDUP AREA	3398.76	310.61	3709.37

HEIGHT OF BUILDING - 12.00 M







TYPE	DESCRIPTION	SIZE METER	SIZE FEET
MD	DOOR	2.40 x 2.40	7'8" x 7'8"
D	DOOR (Double Shutter)	1.22 x 2.40	4'0" x 7'8"
D1	DOOR	0.76 x 2.13	2'6" x 7'0"
D2	DOOR	0.61 x 2.13	2'0" x 7'0"
LD	LIFT DOOR	1.22 x 2.13	4'0" x 7'0"
W/V	WINDOW	1.82 x 1.82	6'0" x 6'0"
V	VENTILATOR	1.91 x 0.61	6'3" x 2'0"
V1	VENTILATOR	0.61 x 0.61	2'0" x 2'0"
O	OPEN	3.73 x 2.13	12'3" x 7'0"
O1	OPEN	1.22 x 2.13	4'0" x 7'0"

APPLICANT

Er.P. VIKRAMRAJA, B.E.(Civil), ME.,M.I.E, M.I.S., M.I.G.S., M.I.T.A.
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CBE Rpn/CE/2020/03/006
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MOBILE 98659 74567

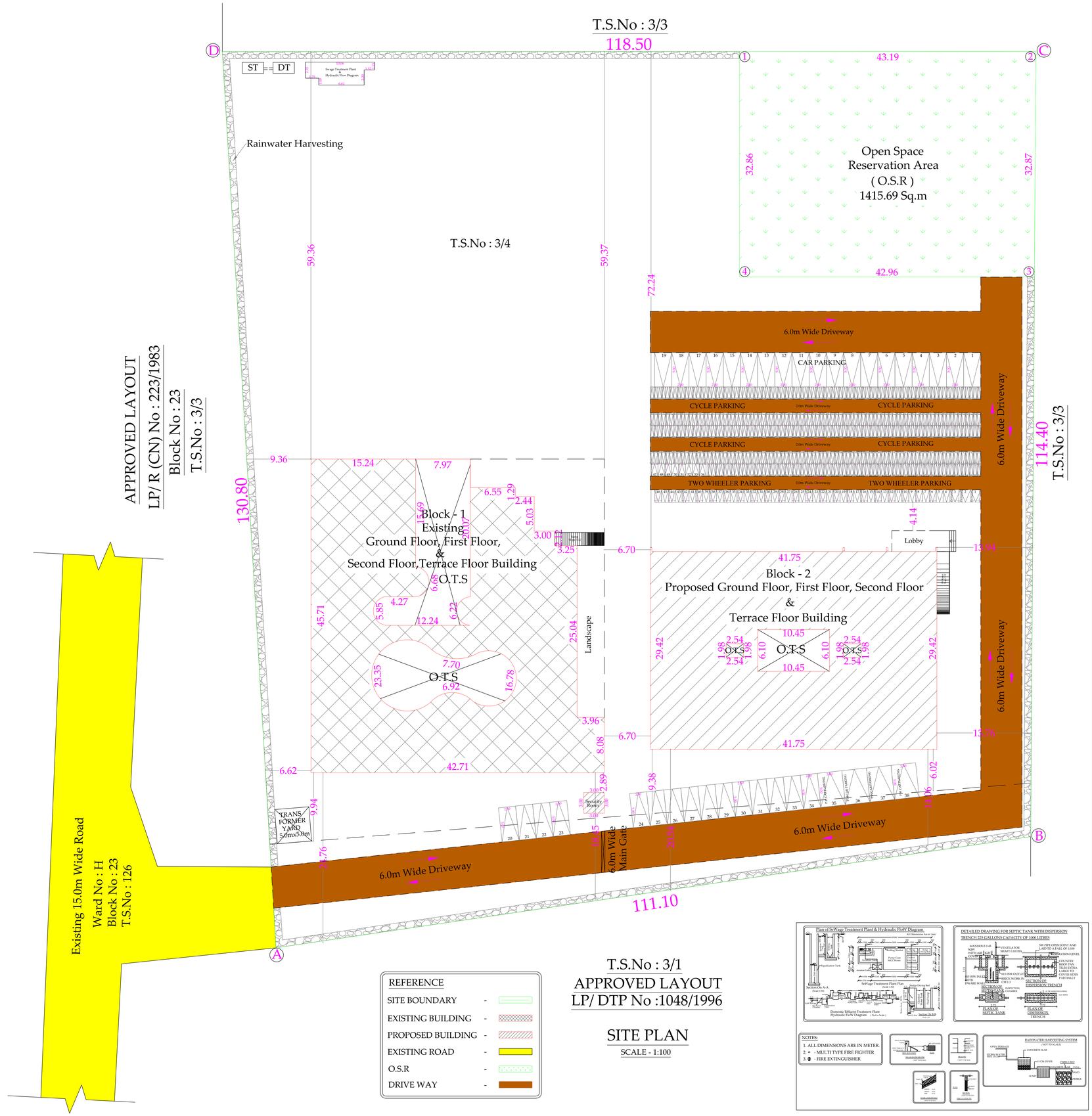
CONSTRUCTION ENGINEER

Dr. R. SATHYANARAYAN SRIDHAR M.Tech., Ph.D.,
Consultant Geotechnical Engineer
Reg. No.: Coimbatore LPA/GTE/19/06/006
Coimbatore Institute of Technology
Coimbatore - 641 014. India

GEO TECH ENGINEER

Er. R. NITHYAA, B.E., MDIAD.,
25, Sastri Road, Ramnagar
Coimbatore - 641 009.
LPA/RE/GR-I/058/2024

REGISTERED ENGINEER



REFERENCE

SITE BOUNDARY	-
EXISTING BUILDING	-
PROPOSED BUILDING	-
EXISTING ROAD	-
O.S.R	-
DRIVE WAY	-

T.S.No : 3/1
APPROVED LAYOUT
LP/ DTP No :1048/1996

SITE PLAN
SCALE - 1:100

PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF HIGHER SECONDARY SCHOOL BUILDING T.S.NO: 3/4, WARD No : (H), BLOCK No: 6, T.KOTTAMPATTI VILLAGE, POLLACHI MUNICIPALITY AND TALUK, COIMBATORE DISTRICT.

APPLICANT NAME:
M. VENKATESWARAN & K. VANITHA
APPLICANT NO:
SWP/BPA/690118/2025

AREA DETAILS		TOTAL (SQ.M)
AREA OF THE APPLICANT SITE	As Per Document	13962.50
	As Per T.S.L.R Record	13962.50

Open Space Reservation Area (O.S.R) 10.1% [- - - -] - 1415.69 Sqm

EXISTING APPROVED BUILDING AREA DETAILS : -

FSI = $\frac{3671.44}{13962.50}$ = 0.26

ONLINE APPLICATION NO : SWP/BPA/422735/2025
SITE APPROVAL NO : SWP/LP/R(C) No - 16 / 2025
BUILDING APPROVAL NO : SWP/BP/DTCPR(C) No - 9 / 2025
EXISTING APPROVED F.S.I AREA : 3671.44 Sq.m

BLOCK NAME	EXISTING APPROVED BUILDING AREA DETAILS	Total F.S.I.AREA (SQ.M)	Non FSI Area (SQ.M) Deduction	Total Buildup Area (SQ.M)
Block - 1	Area of the Ground Floor	1309.18	152.74	1461.92
	Area of the First Floor	1221.41	152.74	1374.15
	Area of the Second Floor	1140.85	152.74	1293.59
	Area of the Terrace Floor	-	37.74	37.74
	TOTAL BUILDUP AREA	3671.44	495.96	4167.40

PROPOSED BUILDING AREA DETAILS : -

BLOCK NAME	PROPOSED BUILDING AREA DETAILS	Total F.S.I.AREA (SQ.M)	Non FSI Area (SQ.M) Deduction	Total Buildup Area (SQ.M)
Block - 2	Area of the Ground Floor	1129.92	73.79	1203.71
	Area of the First Floor	1129.92	73.79	1203.71
	Area of the Second Floor	1129.92	73.79	1203.71
	Area of the Terrace Floor	-	89.24	89.24
Block - 3	Area of the Security Room	9.00	-	9.00
	TOTAL BUILDUP AREA	3398.76	310.61	3709.37

FSI = $\frac{3398.76}{13962.50}$ = 0.24

HEIGHT OF BUILDING - 12.00M
CLASS ROOM AREA - (1208.53 + 1344.13) = 2552.66 Sqm
NO OF CLASS ROOM - 55 No's
NO OF STUDENT - 2000 No's

EXISTING AND PROPOSED TOTAL F.S.I AREA DETAIL :

FSI = $\frac{7070.20}{13962.50}$ = 0.50

PARKING REQUIRED DETAIL :

CYCLE PARKING CALCULATION

BLOCK -1 & BLOCK-2 CLASS ROOM AREA = 1208.53 + 1344.13 = 2552.66 Sq.m
$\frac{2552.66}{10}$ = 256 No's

TWO WHEELER PARKING CALCULATION

BLOCK -1 & BLOCK-2 CLASS ROOM AREA = 1208.53 + 1344.13 = 2552.66 Sq.m
$\frac{2552.66}{50}$ = 52 No's

CAR PARKING CALCULATION

BLOCK -1 & BLOCK-2 CLASS ROOM AREA = 1208.53 + 1344.13 = 2552.66 Sq.m
$\frac{2552.66}{100}$ = 26 No's

PARKING DETAILS	REQUIRED	PROVIDED
CAR PARKING	26	38
TWO WHEELER PARKING	52	54
CYCLE PARKING	256	415

SCALE DETAILS:
ALL DIMENSION ARE IN METER
SCALE - 1:100
INCLUDING P.H TWO WHEELER AND P.H CAR PARKING

SOLAR APARATUR TO BE PROVIDED
RAIN WATER HARVESTING SYSTEM & SULLAGE WATER TREATMENT
WATER PLANT & TANKS ARE PROVIDED AS PER STANDARD PROVISIONS.

JOINERY DETAILS

TYPE	DESCRIPTION	SIZE METER	SIZE FEET
MD	DOOR	2.40 x 2.40	7'8" x 7'8"
D	DOOR (Double Shutter)	1.22 x 2.40	4'0" x 7'8"
D1	DOOR	0.76 x 2.13	2'6" x 7'0"
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APPLICANT

Er.P. VIJAYAKUMAR, B.E.(Civil), ME.(STE. MGT), M.I.E.
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Regional Office for Civil Construction & LPA.
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E-Mail:vkdesigns@yahoo.com www.vijayakumar.com
Phone:0422-2555732,Mobile: 9600 322 430, 9600 333 430

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CHARTERED ENGINEER (M- 16/5227)
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CBE Reg:CE/2020/03/006
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5TH STREET, TIRUPUR - 7
MOBILE 98659 74455

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25, Sastri Road, Ramnagar
Coimbatore - 641 009.
LPA/RE/GR-I/058/2024

REGISTERED 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.