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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PLAN SHOWING THE PROPOSED CONSTRUCTION OF A DWELLING HOUSES IN SITE No. 9 (SOUTH PART), NALVAR NAGAR, APPROVED LAYOUT IN L.P/ R (C.P.N) No.42/85, S.F No. 29/2C6B, SOMAYAMPALAYAM VILLAGE, SOMAYAMPALAYAM PANCHAYAT.

SCALE 1 : 100 — **ALL DIMENSIONS ARE IN METERS**

SITE AREA DETAILS	Sq. m.	Sq.ft.
SITE AREA - As Per Document :	223.05	2400
BUILDING AREA DETAILS		
Proposed Ground Floor area :	**128.53**	**1383**
Proposed First Floor Area :	**128.53**	**1383**
Proposed Second Floor Area (House) :	**42.76**	**460**
Proposed Head Room Area (in Second Floor) :	13.16	142
TOTAL AREA OF PROPOSED CONSTRUCTION : (G.F + F.F + S.F + Head Room)	**312.98**	**3368**
Open Space Available at Site :	94.52	1017

FSI CALCULATION

Total Area : 312.98 Sq.m
Headroom Area : 13.16 Sq.m.
Lift Well Area : 2.30 Sq.m.

FSI Area : 297.52 Sq.m.
(Total Area - Headrom Area - Lift area)

$$FSI = \frac{297.52}{223.05} = 1.333$$

PARKING REQUIREMENTS

DETAILS	REQUIRED	PROVIDED
CAR PARKING	2	2
TWO WHEELER PARING	2	2

JOINERY DETAILS

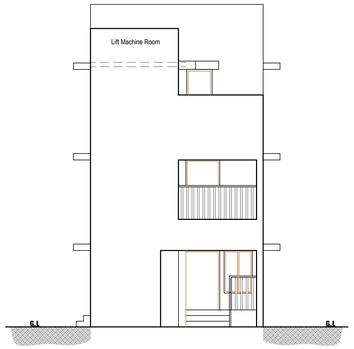
MD	Door	1.20 x 2.10	W1	Window	1.00 x 1.60
D1	Door	0.90 x 2.10	W2	Window	1.50 x 1.60
D2	Door	0.76 x 2.10	W3	Window	1.20 x 1.60
LD	Lift Door	1.00 x 2.10	W4	Window	2.40 x 1.80
SW1	Stair Window	0.90 x 1.60	KW1	Kitchen Window	1.80 x 1.20
			V	Ventilator	0.90 x 0.60

REFERENCE

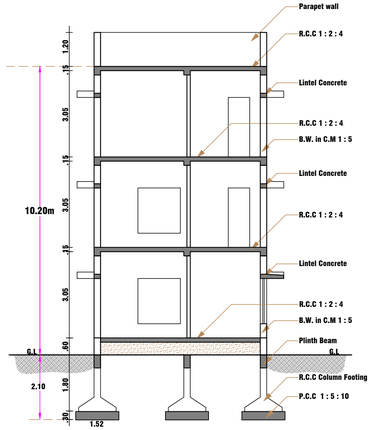
- BOUNDARY OF THE PROPOSED SITE
- PROPOSED BUILDING
- EXISTING ROAD

APPLICANT

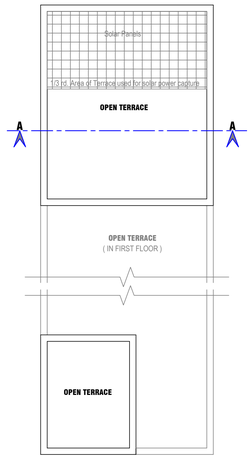
Er. M. RAJA VENKADACHALAM B.E.,
Licensed Building Surveyor & Registered Engineer (GR-I)
Coimbatore Corporation : GR-I-042/2019
Coimbatore LPA/RE/GR-I/058/2024
No. 4/A-3, Subhiksham Paradise Apartments, Kanuvai Road
Near Chavara Vidhya Bhavan, Naravur Pirivu
Bharathiyar University(PO), Coimbatore - 641 046
Email : m.raja2910@icloud.com Mobile : +91 94896 77388
REGISTERED ENGINEER



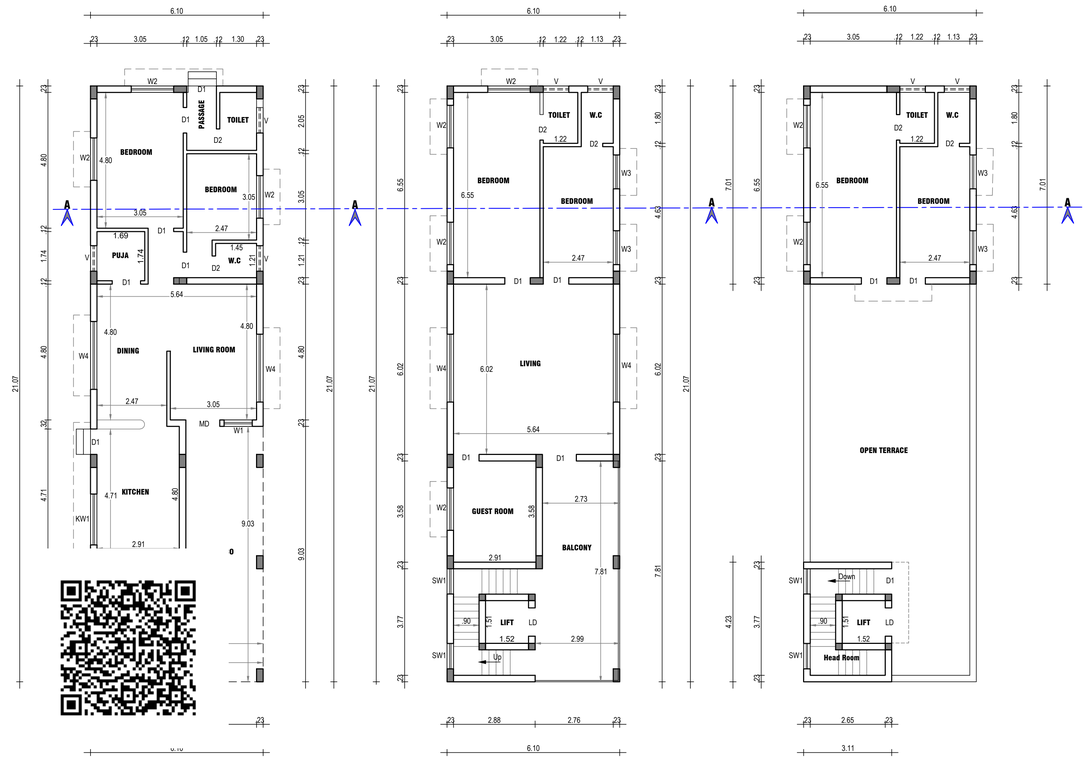
FRONT ELEVATION

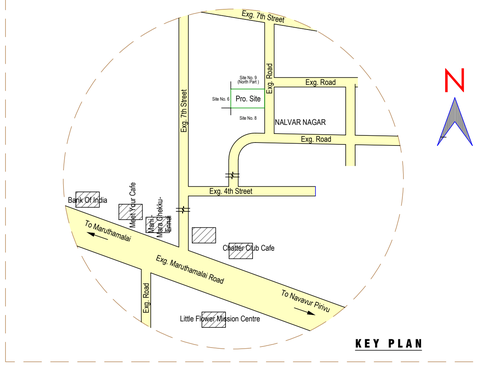


SECTION THROUGH "AA"

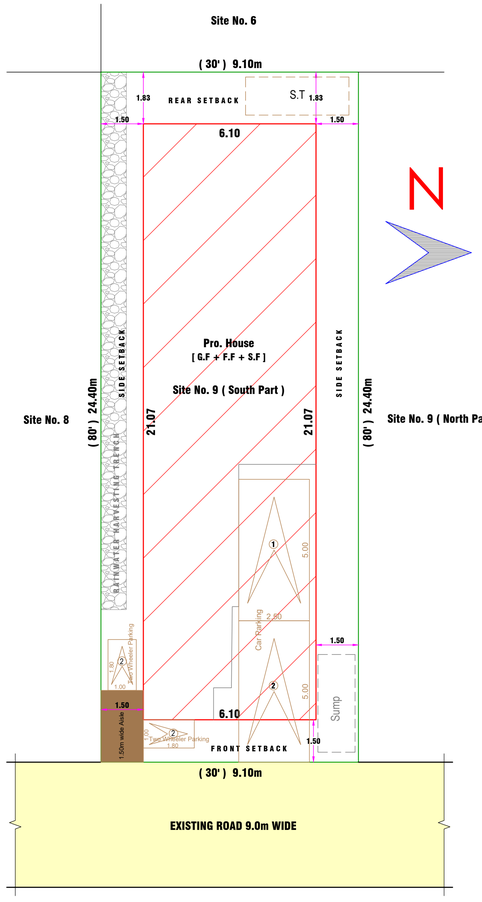


TERRACE FLOOR PLAN

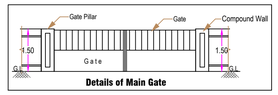




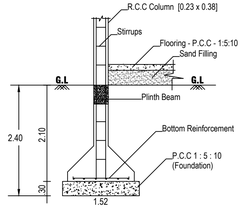
KEY PLAN



SITE PLAN — SCALE 1 : 100



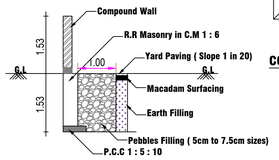
Details of Main Gate



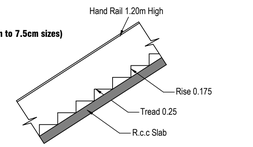
SECTION

PLAN

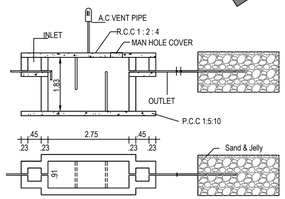
COLUMN DETAILS



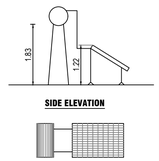
Compound wall details
(with rain water pecolation trench)



STAIR

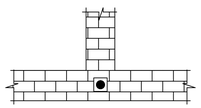


SEPTIC TANK AND TRENCH

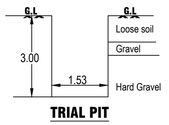


SIDE ELEVATION

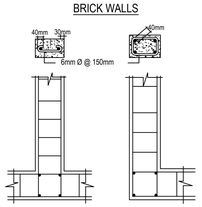
SOLAR WATER HEATER



VERTICAL REIFORCEMENT-
BRICK WALLS

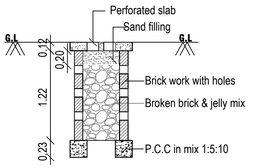


TRIAL PIT



HORIZONTAL SEISMIC BANDS

(NOT TO SCALE)



PERCOLATION PIT

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.