

PP

APPROVAL RECORD

Planning Permission

Coimbatore

Coimbatore district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

DTCP

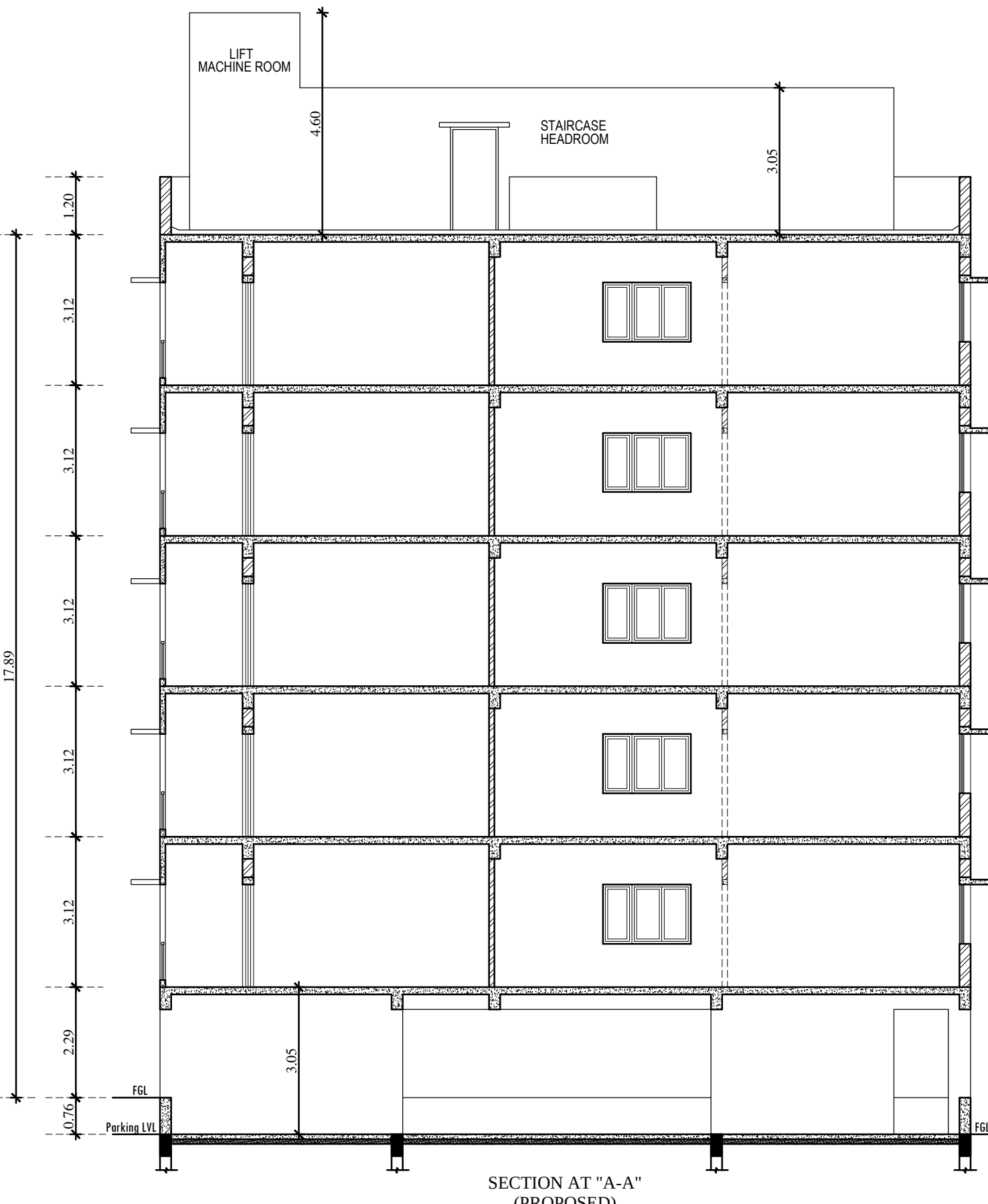
The approval as the planning authority issued it, reproduced in full behind this page.

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

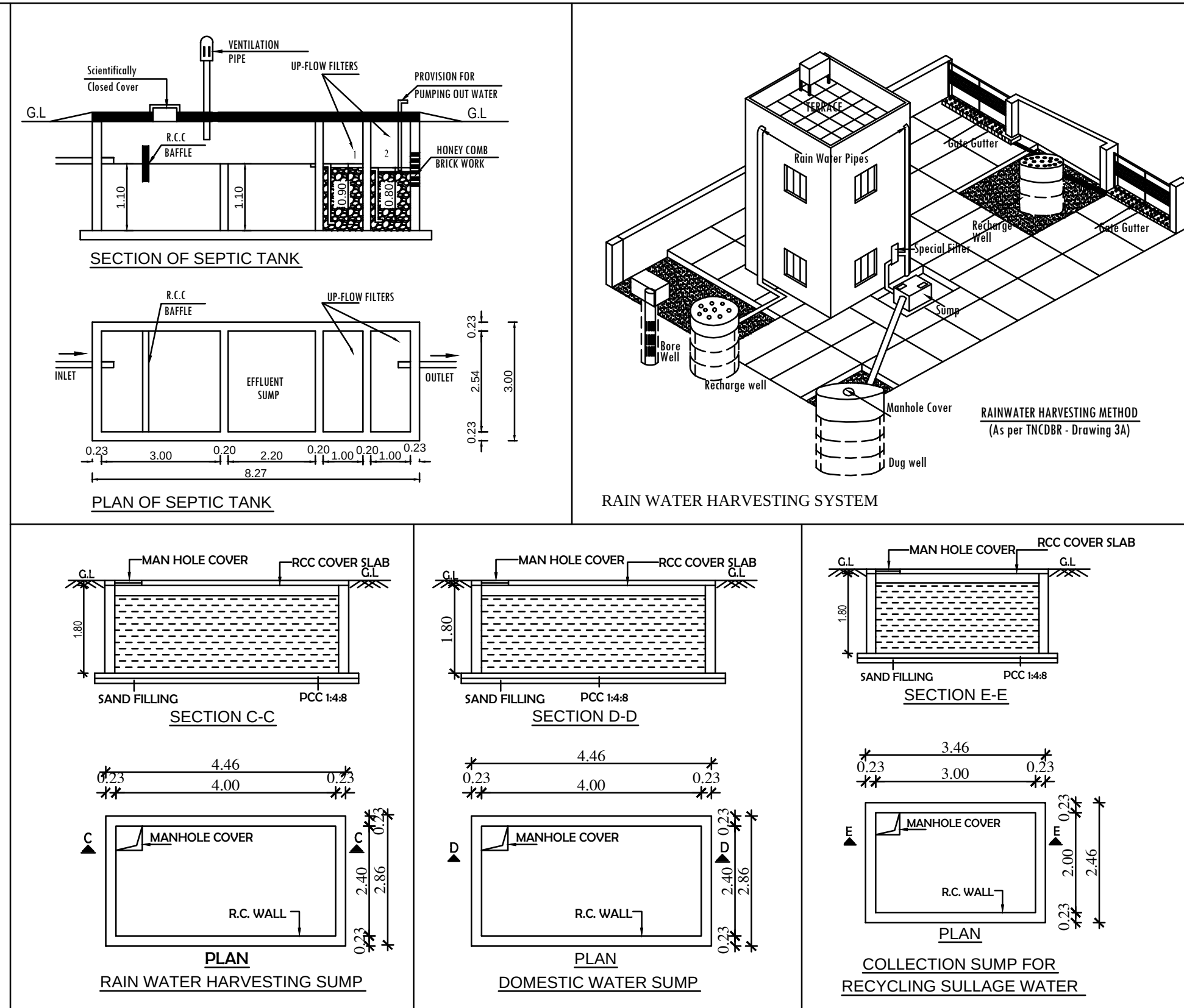
PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOFED RESIDENTIAL APARTMENTS IN TOWN SURVEY WARD NO. 8 (H), BLOCK NO:16, T.S.NO:6/2, MULLAI NAGAR, POLLACHI MUNICIPALITY, POLLACHI TALUK, COIMBATORE DISTRICT.



FRONT ELEVATION
(PROPOSED)



SECTION AT "A-A"
(PROPOSED)



- NOTE:
- FIRE EXTINGUISHER WILL BE PROVIDED.
 - FIRE ALARM WILL BE PROVIDED.
 - RAIN WATER HARVESTING SYSTEM WILL BE PROVIDED.
 - SOLAR ENERGY SYSTEM WILL BE PROVIDED.
 - WASTE WATER RECYCLED & USED FOR GARDEN PURPOSE.
 - STRUCTURE IS DESIGNED TO WITHSTAND THE EARTH QUAKES.
- SCALE 1:100
- SPECIFICATION:
- FOUNDATION : COLUMN FOOTING
BRICK WORK : CM 1:6 FOR SUPER STRUCTURE
PLASTERING : CM 1:5 FOR WALLS & 1:3 FOR CEILING
PAINT : 2 COATS FOR WALLS & 1 EXTRA COAT FOR CEILING
R.C.C : 1:2:4 FOR SLABS & LINTELS
WOOD WORK : ALL WOOD WORKS IN BEST QUALITY TIMBER

AREA STATEMENT

S.NO	DESCRIPTION	SURVEY NUMBERS	HECTARE	SQ.M
1	T.S.NO:6/2			1669.00

AREA AS PER DOCUMENT - 1608.70 SQ.M
AREA AS PER PATTA - 1669.00 SQ.M
AREA AS PER SITE - 1636.00 SQ.M
AREA AS PER DRAWING - 1609.05 SQ.M

DESCRIPTION	F.S.I Sq.m	NON-F.S.I Sq.m	BUILT-UP AREA Sq.m
PROPOSED STILT FLOOR	—	787.42	787.42
PROPOSED FIRST FLOOR	742.35	—	742.35
PROPOSED SECOND FLOOR	742.35	—	742.35
PROPOSED THIRD FLOOR	742.35	—	742.35
PROPOSED FOURTH FLOOR	742.35	—	742.35
PROPOSED FIFTH FLOOR	742.35	—	742.35
LIFT & HEAD ROOM	—	91.04	91.04
TOTAL BUILT-UP AREA	3711.75	878.46	4590.21

F.S.I - 3711.75 = 2.307 < 2.60
1609.05
PREMIUM F.S.I AREA - 493.65 SQ.M
PREMIUM F.S.I FEES TO BE PAID - 246.83 SQ.M or 2657 SQ.FT

PARKING CALCULATION

S.NO.	DESCRIPTION	REQUIRED	PROVIDED
1	TWO WHEELER	0	0
2	CAR PARKING	39	39

JOINERY DETAILS

MD	MAIN DOOR	1.58 x 2.13
D1	DOOR	0.76 x 2.13
D2	DOOR	0.99 x 2.13
FW1	FRENCH WINDOW	1.61 x 2.13
FW2	FRENCH WINDOW	2.44 x 2.13
FW3	FRENCH WINDOW	3.06 x 2.13
FW4	FRENCH WINDOW	4.90 x 2.13
FW5	FRENCH WINDOW	4.92 x 2.13
W1	WINDOW	0.61 x 1.83
W2	WINDOW	0.76 x 1.22
W3	WINDOW	1.22 x 1.22
W4	WINDOW	1.82 x 1.22
W5	WINDOW	1.69 x 1.22
V1	VENTILATOR	0.76 x 0.76
KW	WINDOW	1.22x1.06

LEGEND

- Site Boundary
- Existing Road
- Driveway
- Proposed Building

APPLICANT

For ARTIN BUILDERS INDIA PRIVATE LIMITED
Managing Director

ARCHITECT

D. RAMESH, D.Arch.S.E.A.I.I.A.
REGISTERED ARCHITECT Coimbatore
REGISTRATION NO: 00030022
CHENNAI CORPORATION - RA00332022
The Nagar, Chennai-600007.
PH: 97905 55549 / 98450 89985

STRUCTURAL ENGINEER

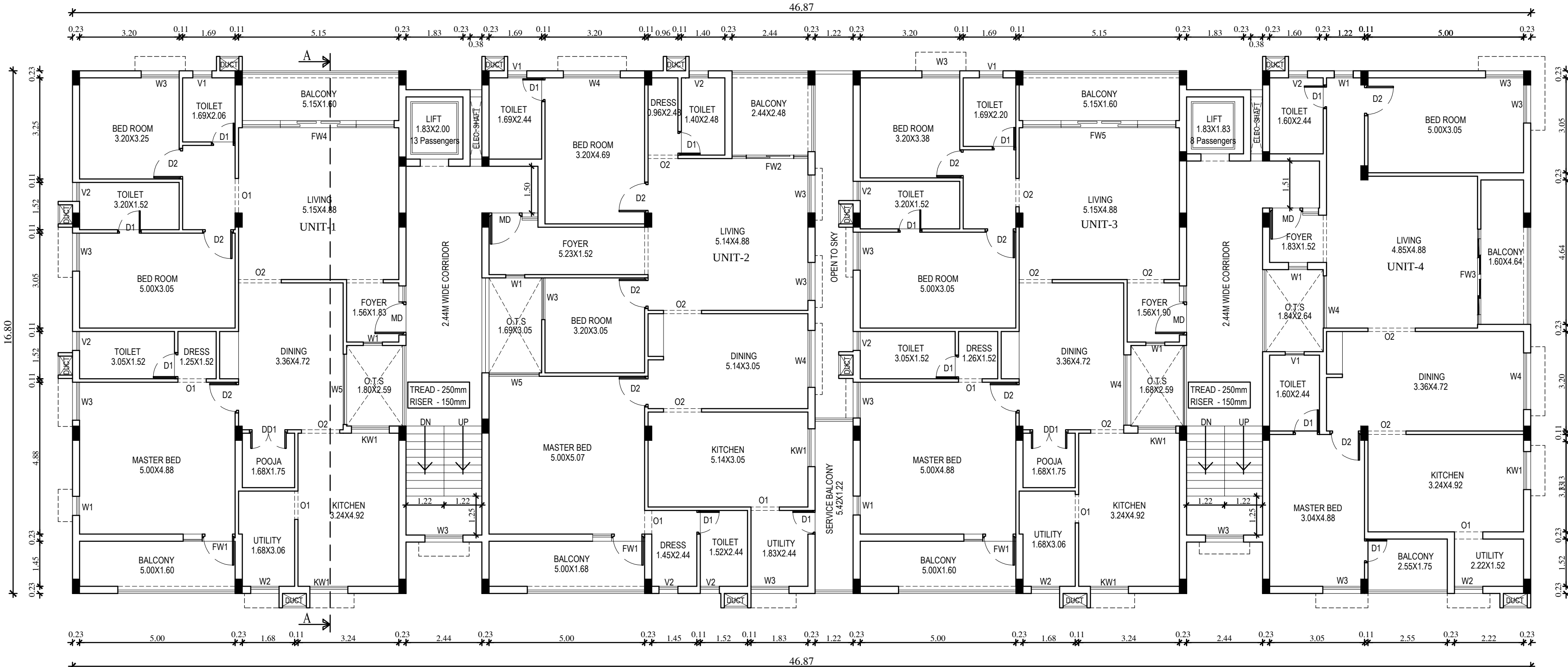
E. K. KIRUBAKARAN, M.E., C.E.
Chartered Engineer & Structural Engineer
Registered Engineer Coimbatore (ECC/00000001)
DTC (Registered Structural Engineer) (ECC/00000001)
10/10, Vennarayana Nagar, Coimbatore - 635 015
Cell: 9894000000, 9894000004

CONSTRUCTION ENGINEER

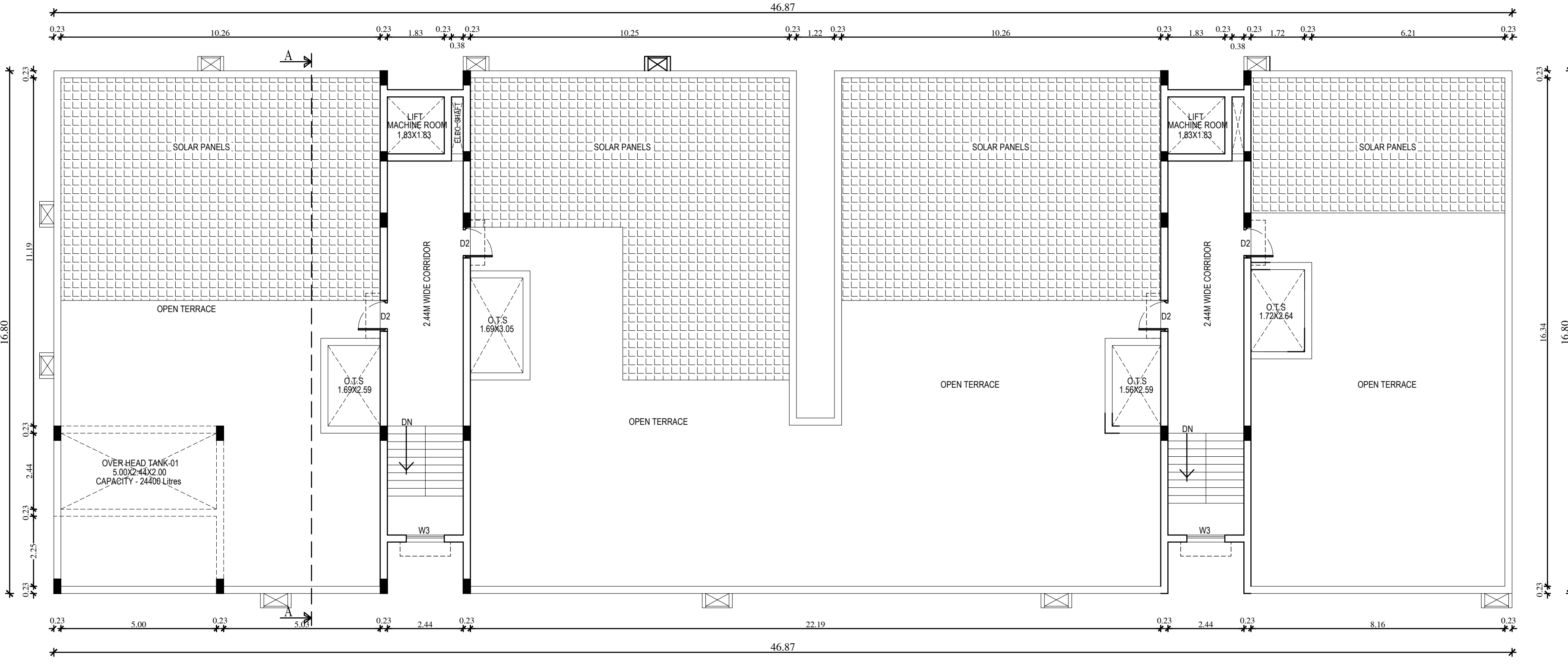
E. K. KIRUBAKARAN, M.E.
DTCP Registered Construction Engineer
Reg. No: ECR 2200000001
110, Minerva Line 2nd Cross Street,
4th Floor, T. Nagar - 600 017.
Ph: 9894000000, 9894000004

GEO-TECH ENGINEER

R. VENKATA KRISHNAIAH
GEOTECHNICAL CONSULTANT
VEETECH CONSULTING ENGINEERS
NO.10, ELMALAI NAKKEN STREET,
SELAYUR, CHENNAI - 600073
REG. NO. CO/GRN/RT/2019/00014



TYPICAL FLOOR PLAN (PROPOSED)
(1st, 2nd, 3rd, 4th & 5th floors)



TERRACE FLOOR PLAN (PROPOSED)



SITE CUM STILT FLOOR PLAN (PROPOSED)

Application Number : SWP/BPA/708556/2025
Site Approval No : SWP/LP/R(C) No.346/2025
Approval Number : SWP/BP/DTCP(R) No. 124/2025



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.

