PP APPROVAL RECORD

# Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE
**Building Plan**

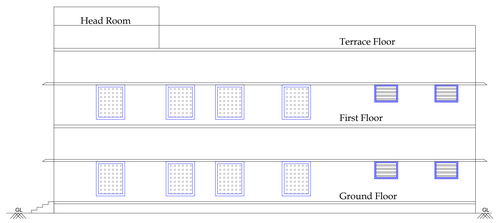
ISSUING AUTHORITY
**DTCP**

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

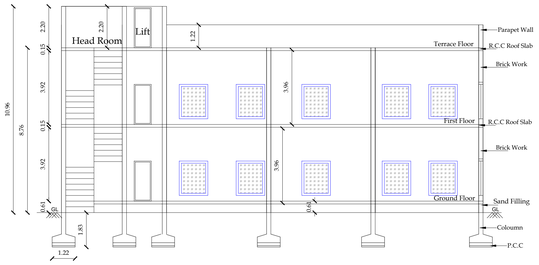
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

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

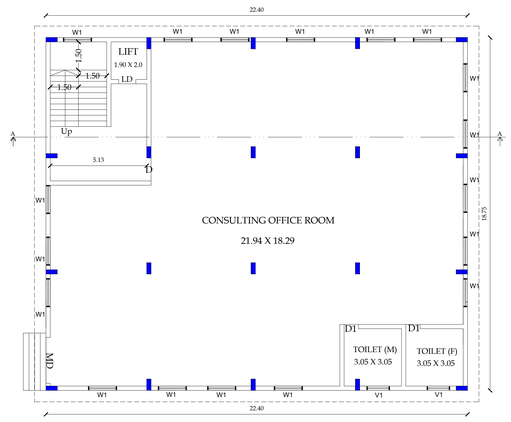
hello@verified.realestate
+91 9996 12 9996
verified.realestate



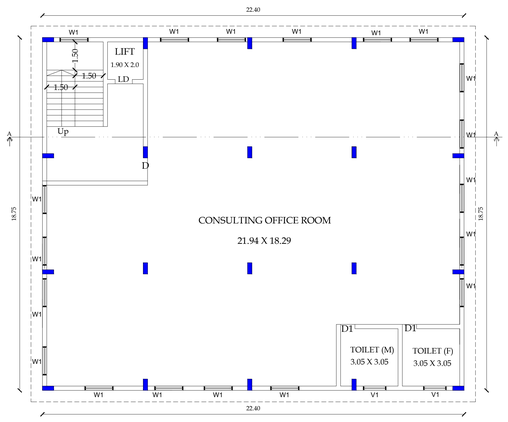

ELEVATION



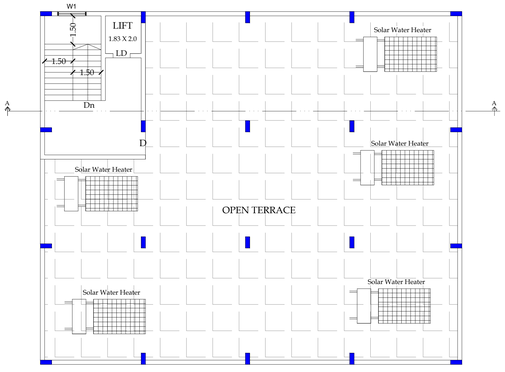

SECTION-AA



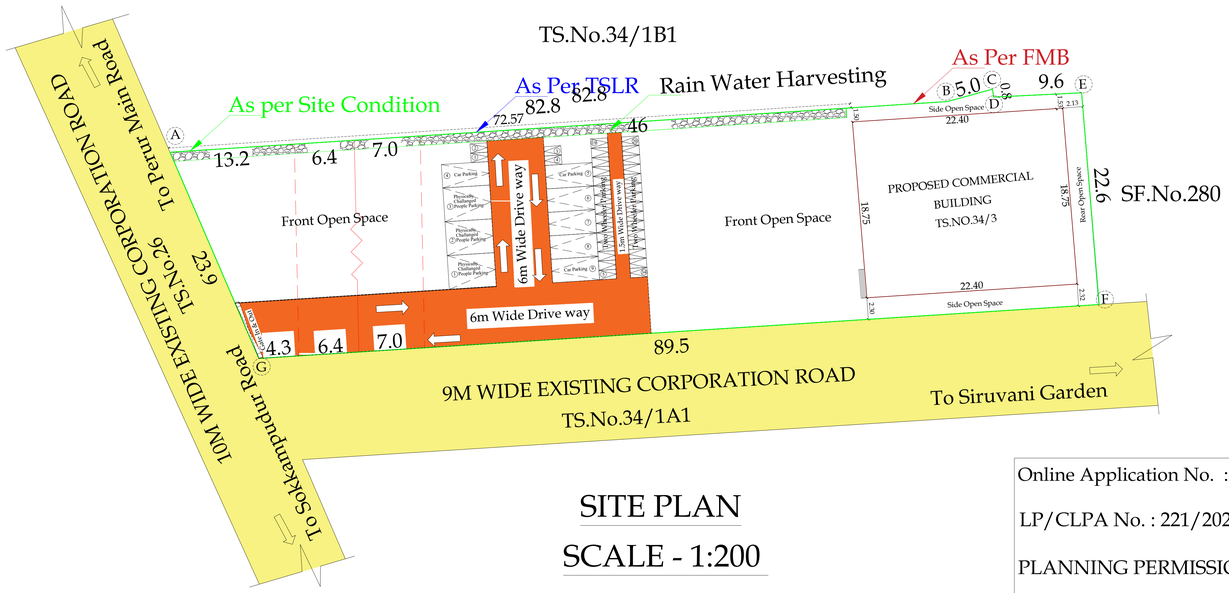

GROUND FLOOR PLAN




FIRST FLOOR PLAN

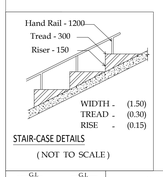



TERRACE FLOOR PLAN



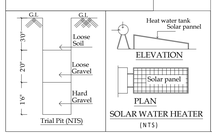

SITE PLAN

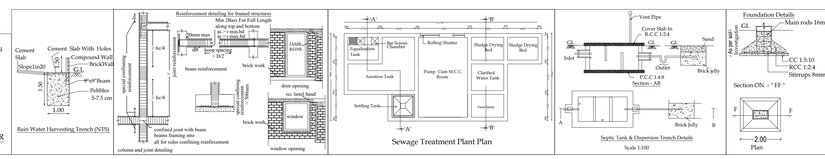
SCALE - 1:200




STAIR-CASE DETAILS

( NOT TO SCALE )




SITE AND DETAILED PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUND FLOOR AND FIRST FOOR R.C.C ROOF "PROFESSIONAL CONSULTING OFFICE BUILDING" IN TS.WARD NO. AR KUMARAPALAYAM, BLOCK NO.28, TS.NO.34/3, AT KUMARAPALAYAM VILLAGE, PERUR TALUK,COIMBATORE CORPORATION, COIMBATORE DISTRICT.

CORPORATION ZONE : SOUTH WARD NO. : 076

PROFESSIONAL CONSULTING OFFICE BUILDING

SCALE - 1:100

Name of Applicant : K.V.E.N.U TRUST

SITE AREA DETAILS :

SITE AREA AS PER DOCUMENT - 2135.30 Sq.Mt

SITE AREA AS PER PATTA - 2135.30 Sq.Mt

## Area Details in Sq.Mt

| S.No | Floor | Builtup Area | FSI | Non FSI |
|---|---|---|---|---|
| 1 | Ground | 420.0 | 420.0 | – |
| 2 | First | 420.0 | 420.0 | – |
| 3 | Terrace | 43.83 | – | 43.83 |
| Total | | 883.83 | 840.00 | 43.83 |

PC AND FSI CALCULATION:-

PLOT COVERAGE = (420.0/ 2135.30) x 100
=19.67%

FLOOR SPACE INDEX = 840.0/ 2135.30
= 0.39

Height of Building - 10.96m

## Joinery Details

| S.No | Symbol | Descrption | In Meter |
|---|---|---|---|
| 1 | MD | Main Door | 2.44 X 2.13 |
| 2 | D | Door | 0.91 X 2.13 |
| 3 | D1 | Door | 0.76 X 2.13 |
| 4 | LD | Lift Door | 0.91 X 2.13 |
| 5 | W | Window | 1.52 X 1.83 |
| 6 | V | Ventilator | 1.22 X 0.91 |

## Parking Area Calculation

| Description | Area | Required | Provided |
|---|---|---|---|
| 1 Car Space For 100 Sq.Mt | 840.00 | 9 | 9 |
| 1 Two wheeler Space For 25 Sq.Mt | 840.00 | 34 | 34 |

No of Car Parking Required - 9 Nos

No of Car Parking Provided - 6 Nos

No of Physically Challenged Person Car Parking Provided - 3 Nos

Online Application No. : SWP/BPA/738747/2025

LP/CLPA No. : 221/2026

PLANNING PERMISSION No.: 279/2026

For K.V.E.N.U. TRUST
PRESIDENT

APPLICANT

01/04/2026
Er. P. ANANDAN, B.E.,
REGISTERED ENGINEER
Reg.No. Coimbatore LPA/RE/Gr.1/111/2024
COMCRE/Gr.1/40/2019
13, Vilankurichi Road, Saravanampatty
COIMBATORE-641 035. ✆ 93612 98239

REGISTERED ENGINEER

Er. BA. KANNA CHOCKKALINGAM
M.E(Structures), A.I.V., M.I.E., M.I.S.T.E
REGISTERED CONSTRUCTION ENGINEER
Reg. No: Coimbatore LPA / CE / 009 / 2024
No:400, Bharathiyar Road,
New Siddhapudur, Coimbatore - 641 044.
Mob: +91 9363115772
01/04/26

REGISTERED CONSTRUCTION ENGINEER

Er. T. SRINIVASAN, B.E.,A.M.I.E.,F.I.V.,LBS.,
Chartered Engineer - AMC 92037-1
Approved Valuer - F15884
3/119, Sivasandhia Mill Road, Coimbatore - 641 035.
Mob : 96420 90297
01/04/26
LPA / SE / GR II / 19 /04 / 021

REGISTERED STRUCTURAL 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**
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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.