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

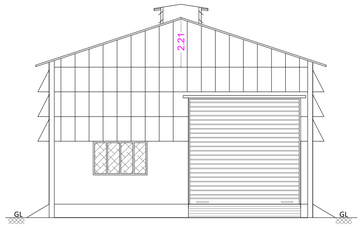
hello@verified.realestate
+91 9996 12 9996
verified.realestate

PLAN SHOWING THE PROPOSED ORANGE CATEGORY INDUSTRIAL[FERROUS AND NON FERROUS METALS EXTRACTION, REFINING, CASTING/FORGING ALLOY MAKING PROCESSING ,ETC.,: 500 HP] BUILDING IN S.F.No : 824/3A & 824/3B AT CHIKKARAMAPALAYAM VILLAGE AND PANCHAYAT, METTUPALAYAM TALUK, COIMBATORE DISTRICT.

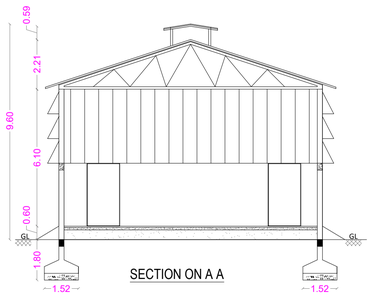
SCALE : 1 : 100

N

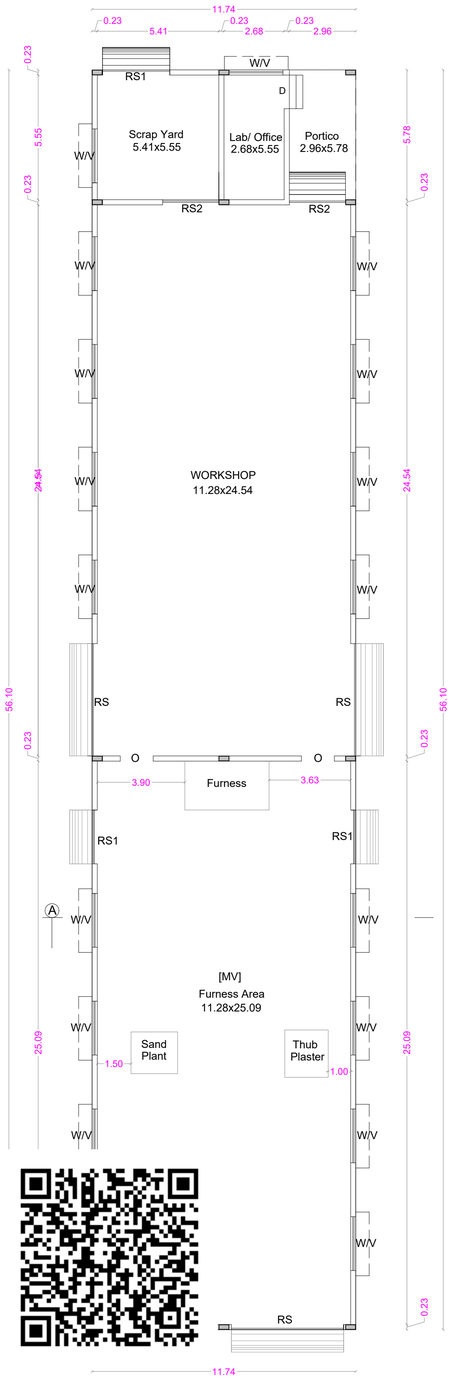
1. MAIN BUILDING



ELEVATION

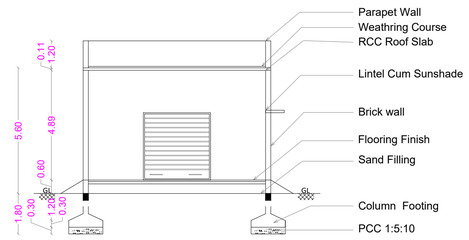


SECTION ON A A

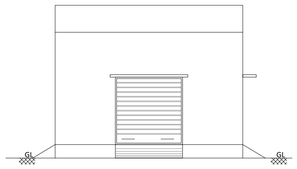


1. MAIN BUILDING

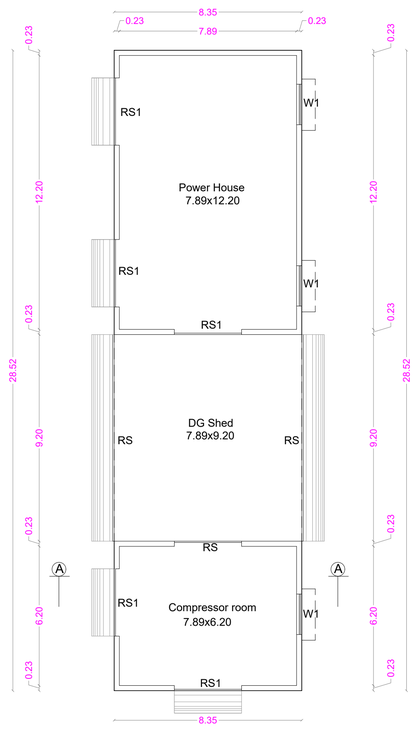
2. POWER HOUSE



SECTION ON A A



ELEVATION

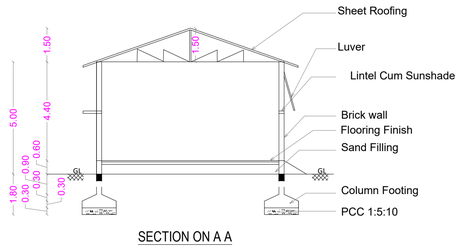


2. POWER HOUSE, DG Shed & COMPRESSOR ROOM

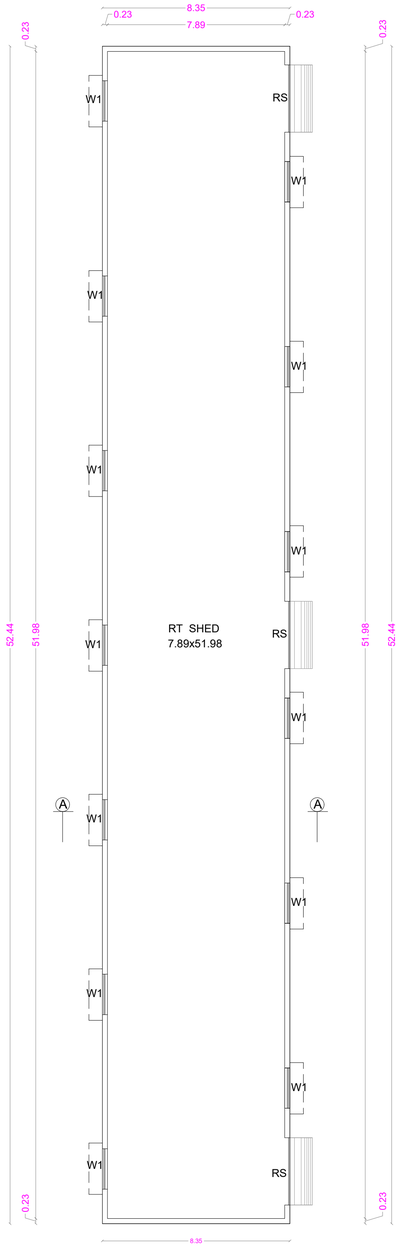
3. RT SHED



ELEVATION



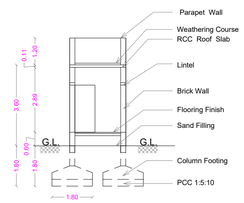
SECTION ON A A



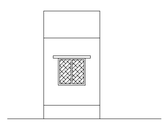
3. RT SHED

4. WATCHMAN ROOM

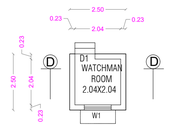
N



SECTION ON D D



ELEVATION



GROUND FLOOR PLAN

AREA STATEMENT

BUILDING NAME	F.S.I	Non F.S.I.	TOTAL
1. MAIN BUILDING	658.89	-----	658.89
2. POWER HOUSE, DG SHED & COMPRESSOR ROOM	238.25	-----	238.25
3. RT SHED	438.04	-----	438.04
4. WATCHMAN ROOM	-----	6.25	6.25
TOTAL AREA	1335.18	6.25	1341.43

TOTAL F.S.I. AREA	-	1335.18 Sqm
AREA OF THE O.S.R.	-	525.30 Sqm
HEIGHT OF THE BUILDINGS	-	9.60m, 5.60m , 5.00m & 3.60m

JOINERY DETAILS

		Metre
RS	ROLLING SHUTTER	5.00 x 6.00
RS1	ROLLING SHUTTER	3.00 x 5.00
RS2	ROLLING SHUTTER	2.50 x 6.00
D1	DOOR	1.00 x 2.10
W	WINDOW	2.40 x 1.80
W1	WINDOW	1.80 x 1.80
W2	WINDOW	1.20 x 1.35
V	VENTILATOR	2.40 x 1.50
V1	VENTILATOR	1.20 x 0.90

MACHINERY DETAILS

MACHINE NAME	HP
1. FURNACE	350
2. GRANE [10 Hp x 2 Nos]	20
3. COMPRESSOR	50
4. THUB PLASTER	40
5. PUMP HOUSE	20
6. LIGHTING	20
TOTAL	500 HP
NUMBER OF LABOURS Male: 10 Nos. Female: 10 Nos.	20 Nos.

ONLINE APPLICATION No:-
SWP/BPA/764149/2026
SITE APPROVAL: LP/CLPA No: 156/2026
PLANNING PERMISSION No : 193/2026

M. KABEERHASAN, M.E., A.M.I.E.,
Consulting Structural Engineer
KABEER & ASSOCIATES
349, Second Street Extension
Gandhipuram, Coimbatore - 641012.
Regd. Struct Engg. Coimbatore LPA
SE/GR-II/006/2022

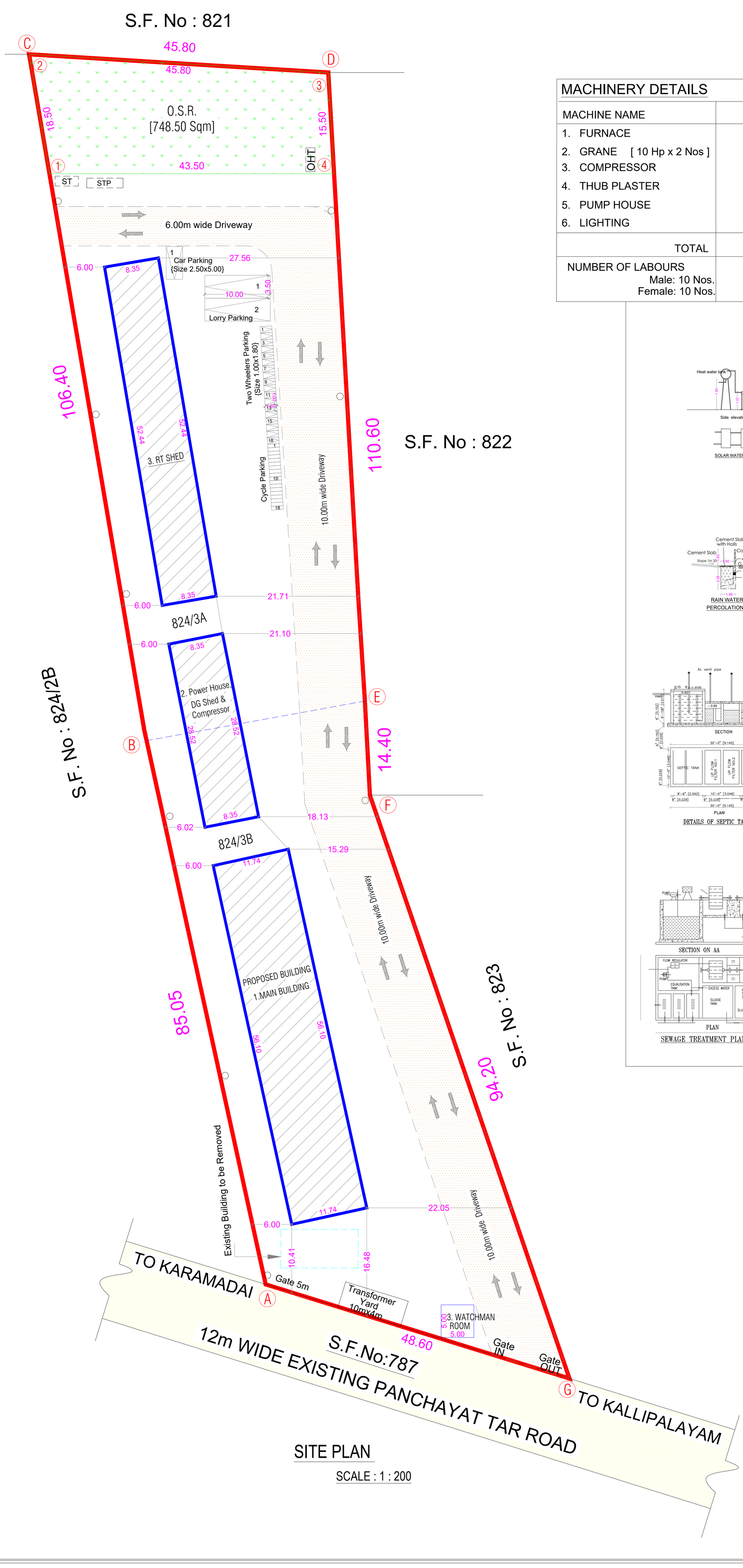
STRUCTURAL ENGINEER

For VEEYES ALLOYS PRIVATE LIMITED
A.SHANMUGAM
DIRECTOR

APPLICANT

C. NATARAJAN, B.E.,
Consulting Engineer
NAVEEN ASSOCIATES
364, Second St., Extensions
Gandhipuram, Coimbatore - 641 012
COIMBATORE LPA / RE /
GR-I / 003 / 2024

REGISTERED ENGINEER



SITE PLAN

SCALE : 1 : 200

MACHINERY DETAILS

MACHINE NAME	HP
1. FURNACE	350
2. GRANE [10 Hp x 2 Nos]	20
3. COMPRESSOR	50
4. THUB PLASTER	40
5. PUMP HOUSE	20
6. LIGHTING	20
TOTAL	500 HP
NUMBER OF LABOURS Male: 10 Nos. Female: 10 Nos.	20 Nos.

SOLAR WATER HEATER

RAIN WATER
PERCOLATION BED

DETAILS OF SEPTIC TANK

SEWAGE TREATMENT PLANT DETAILS

Sheet No : 1

PLAN SHOWING THE PROPOSED ORANGE CATEGORY INDUSTRIAL[FERROUS AND NON FERROUS METALS EXTRACTION, REFINING, CASTING/FORGING ALLOY MAKING PROCESSING ,ETC., : 500 HP] BUILDING IN S.F.No: 824/3A & 824/3B AT CHIKKARAMPALAYAM VILLAGE AND PANCHAYAT, METTUPALAYAM TALUK, COIMBATORE DISTRICT.

MASTER PLAN LAND USE : INDUSTRIAL

ALL DIMENSION ARE IN METER
SCALE - 1 : 200

N

REFERENCE

SITE BOUNDARY		DRIVE WAY	
EXISTING ROAD		PROPOSED BUILDING	
O.S.R.		EXG. BUILDING TO BE REMOVED	

AREA DETAILS :

Sl.No	DESCRIPTION		SQM
1)	SITE AREA AS PER DOCUMENT	[1.72 Acres]	6961.17
	SITE AREA AS PER PATTA	A - G	6950.00
	AREA OF THE O.S.R.	1 - 4	748.50

(MINIMUM AREA SHOULD BE TAKEN INTO ACCOUNT)

PROPOSED BUILT UP AREA

BUILDING NAME	F.S.I	Non F.S.I.	TOTAL
1. MAIN BUILDING	658.89	-----	658.89
2. POWER HOUSE, DG SHED & COMPRESSOR ROOM	238.25	-----	238.25
3. RT SHED	438.04	-----	438.04
4. WATCHMAN ROOM	-----	6.25	6.25
TOTAL AREA	1335.18	6.25	1341.43

TOTAL F.S.I AREA 1335.18 Sqm

HEIGHT OF THE BUILDING 9.60m, 5.60m , 5.00m & 3.60m

FLOOR SPACE INDEX = 1335.18 / 6950.00 = 0.192

PARKING DETAILS

S.I.No	DESCRIPTION	PROVIDED
1)	CAR PARKING SPACE	1 No's
2)	LORRY PARKING SPACE	2 No's
3)	TWO WHEELER PARKING SPACE	18 No's
4)	CYCLE PARKING SPACE	18 No's

Special Condition

The building must be use for same purpose for which the approval obtained. If used other than the approved use, the planning permission deemed to be canceled, action will be initiate under 56 and 57 Town and Country Planning Act-1971 without prior notice, considered as unauthorized construction.

ONLINE APPLICATION No:-
SWP/BPA/764149/2026
SITE APPROVAL: LP/CLPA No: 156/2026
PLANNING PERMISSION No : 193/2026

PARKING CALCULATION
MANUFACTURING INDUSTRIES
Lorry Parking 1 Lorry space for 750 sqm 1335.18 / 750 Sqm = 2 Nos.
Car Parking 1 Car space for every 150 sqm for Office floor area 17.50 / 70 Sqm = 1 No.
1 Two Wheeler space & 1 Cycle space for every 75 sqm for workshop floor area 1335.18 / 75 Sqm = 18 Nos.

PROFESSIONAL DETAILS BASED ON FROM C

M. KABEERHASAN, M.E., A.M.I.E.,
Consulting Structural Engineer
KABEER & ASSOCIATES
349, Second Street Extension
Gandhipuram, Coimbatore - 641012.
Regd. Struct Engg. Coimbatore LPA
SE/GR-II/006/2022

M. KABEERHASAN
LPA/SE/GR-II/006/2022
STRUCTURAL ENGINEER

For VEEYES ALLOYS PRIVATE LIMITED
A.SHANMUGAM
DIRECTOR

M/s. VEEYES ALLOYS PVT. LTD.,
[A. Shanmugam]
APPLICANT

C. NATARAJAN, B.E.,
Consulting Engineer
NAVEEN ASSOCIATES
364, Second St., Extensions
Gandhipuram, Coimbatore - 641 012
COIMBATORE LPA / RE /
GR-I / 003 / 2024

Er.C. NATARAJAN
LPA/RE/GR-1/003/2024
REGISTERED ENGINEER

e-signed
Joint Director / Member Secretary,
District Town and Country Planning Office
Coimbatore District

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.