

PP

APPROVAL RECORD

Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

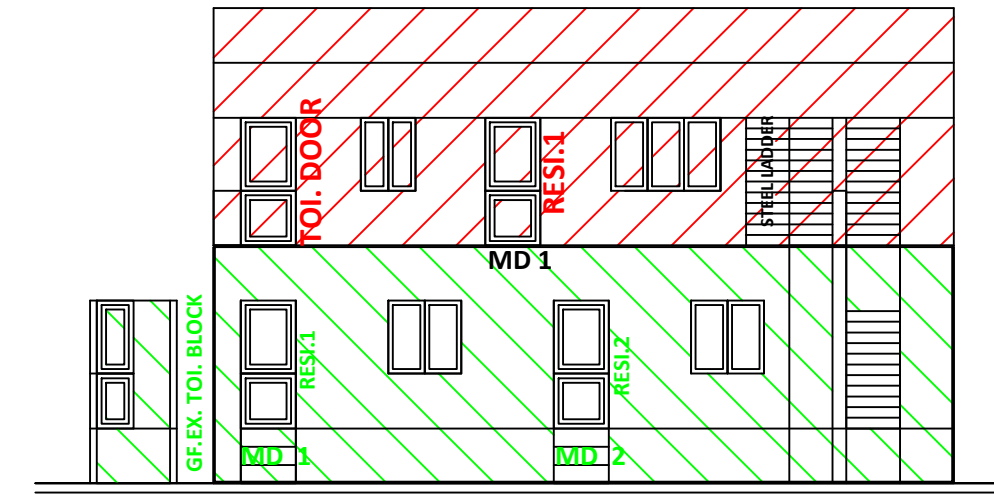
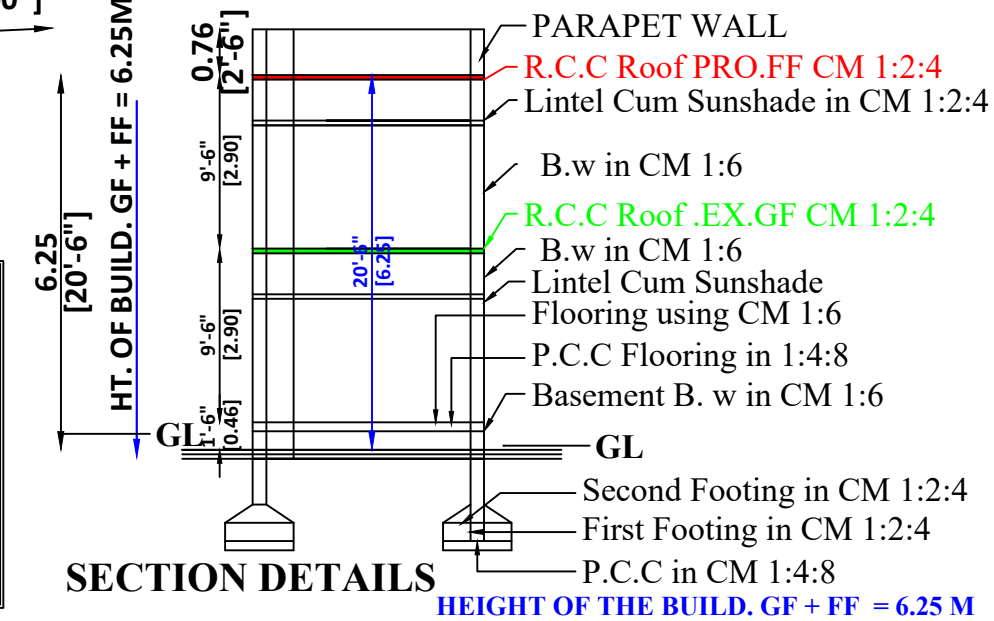
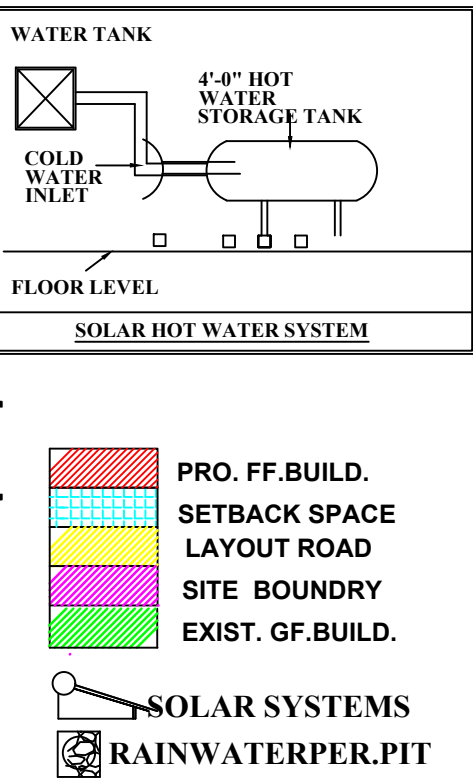
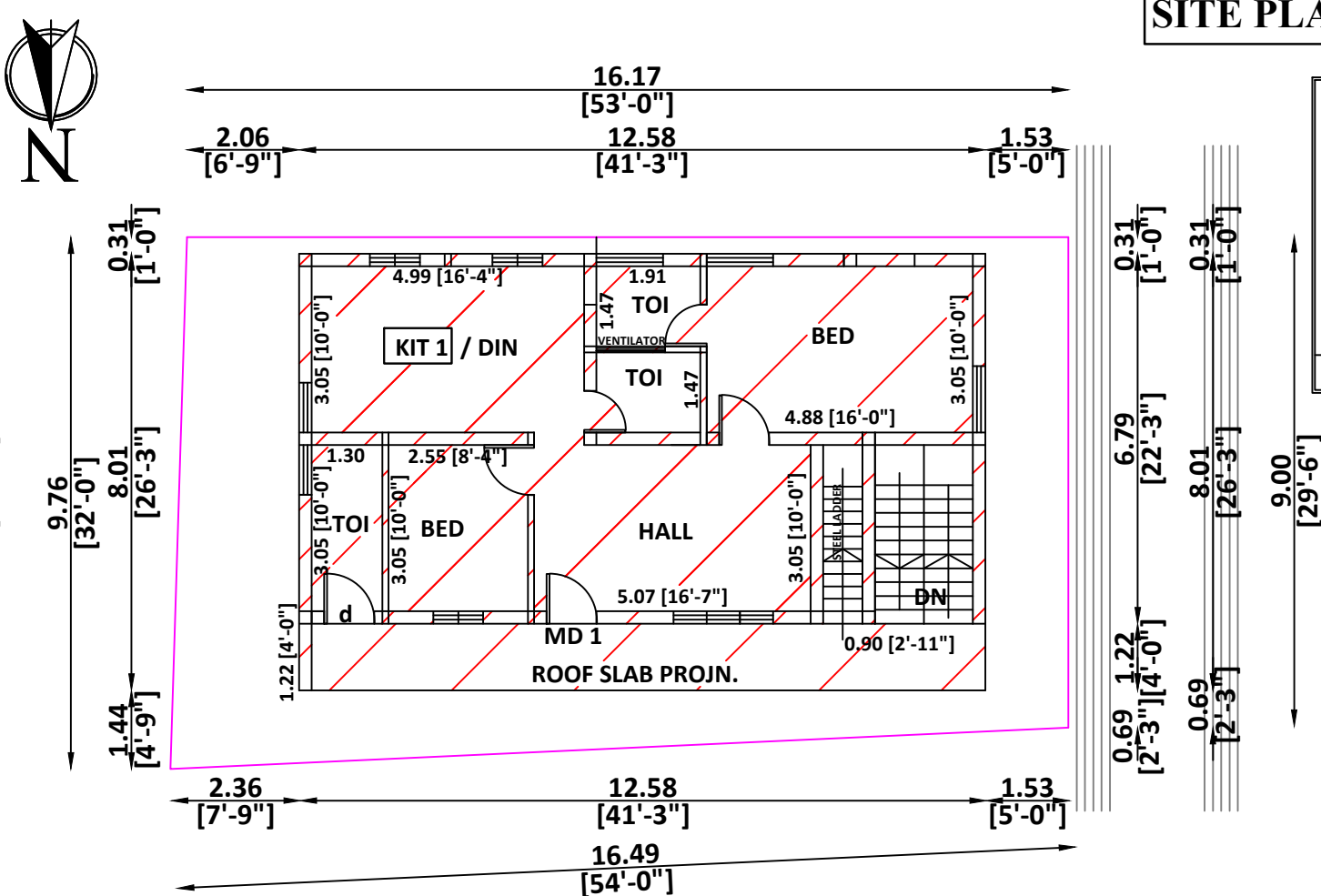
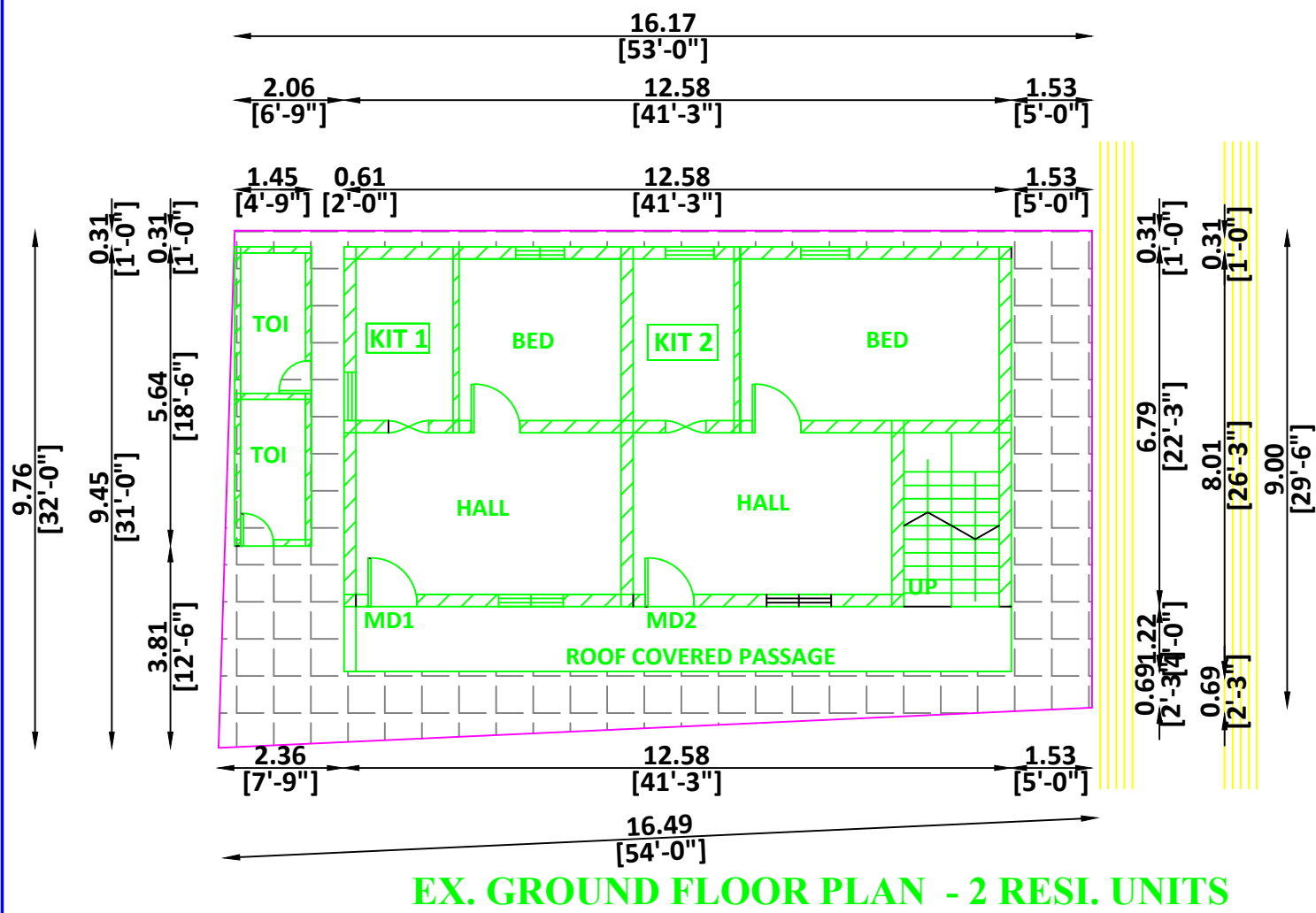
Rural Panchayat

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.

PLAN SHOWING THE PROPOSED FIRST FLOOR RCC ROOF RESIDENTIAL BUILDING
(IN ADDITION TO THE EXISTING RCC ROOF RESIDENTIAL BUILDING) IN SF. NO : 31 OF
IRUGUR VILLAGE , (AS PER RESURVEY AND SUB DIVISION AND PATTA NO : 3664 .,
SF .NO : 31 / 8A 1A) THE PLOT / SITE WAS DTCP APPROVED UNDER REGULARAISATION
SCHEME BY THE BDO OF SULUR UNDER ORDER NO . NA. KA. NO : 2838 / 2022 ., DT. 30 - 12 - 2024
CHINNIYAMPALAYAM VILLAGE PANCHAYAT ., SULUR UNION AND BLOCK COIMBATORE DT.
APPLICANT: MR. S. VELUMANI ., S/O. SHANMUGAM ., AADHAAR NO : 9473 6649 8937

EXISTING BUILDING DETAILS :
CHINNIYAM PALAYAM VILLAGE PANCHAYAT APPROVAL NO : NA. KA. NO : 113 / 2015 -2016 .,
DT. 08 /03 / 2016
OWNER OF THE BUILDING : S. VELUMANI., S/O. SHANMUGAM .,
HABITATION NAME : VENKITTAPURAM.,
STREET : PILLAIAR STREET ., WARD : 12 .,
PRO. TAX ASSES. NO : 3018 AND 3858 ., BERAING DOOR NO : 2 / 635 / A AND 2 / 635 / A 1 RESP.
WATER TAX. ASSES. NO : 1214.,



PRO. FIRSTFLOOR PLAN -1 RESI. UNITS

AREA DETAILS :DOC. NO : 5062 / 1993		
DESCRIPTION	SFT	SQM
AREA OF THE SITE / PLOT	1648.00	153.10
BUILTUP AREA OF EX. GF.RESI. BUILD.	1172.20	108.90
NET OPEN SPACE	475.80	115.12
BUILTUP AREA OF PRO. FF.RESI. BUILD.	1084.00	100.73
TOTAL BUILTUP AREA (EX.GF + PRO. FF)	2256.20	209.63

FLOOR SPACE INDEX(FSI):-FSI SFT / SITE AREA = 2256.20 / 1648.00 = 1.37

For GKN ASSOCIATES
G. NAGARAJAN, DCE, MISTE, LBS,
CIVIL ENGINEER & CONTRACTOR
REGISTERED CIVIL ENGINEER / LBS

DWELLING UNIT DETAILS	NO. OF UNITS
EXISTING . GF. BUILD.	TWO UNIT
PROPOSED. FF BUILD.	ONE UNIT
TOTAL DWELLING UNITS	THREE UNITS

NORTH FACING ELEVATION
EX. GF + PRO. FF
APPLICANT: MR. S. VELUMANI
Er. G. NAGARAJAN. DCE., LBS.
CELL : 98422 05774
GKN ASSOCIATES
CIVIL ENGINEERS & BUILDERS
VAASTHU CONSULTANT
SULUR- COIMBATORE
REGISTERED CIVIL ENGINEER / LBS

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

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



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.

