PP APPROVAL RECORD

Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE
Building Plan

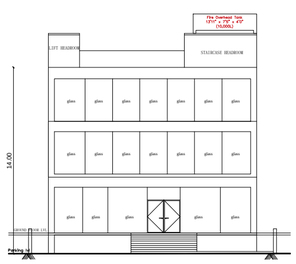
ISSUING AUTHORITY
DTCP

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

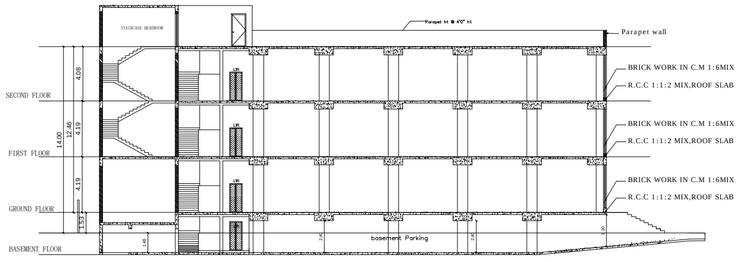
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

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

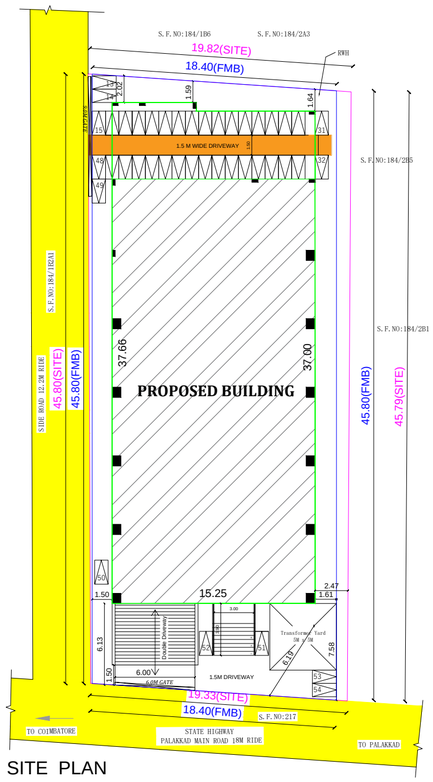
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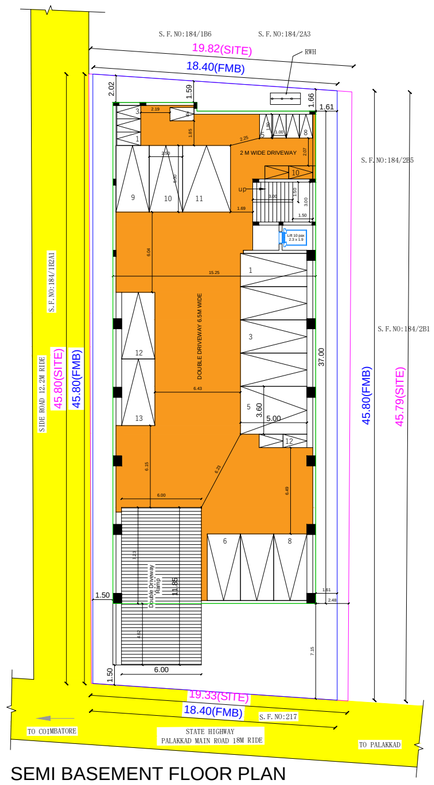
FRONT ELEVATION



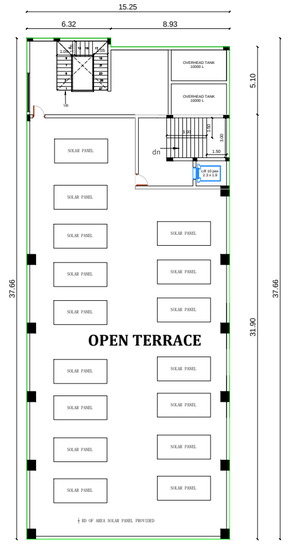
SECTION VIEW AB



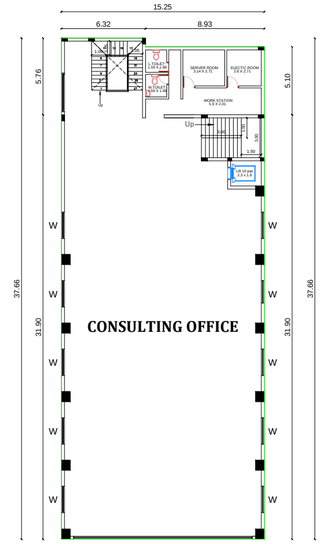
SITE PLAN



SEMI BASEMENT FLOOR PLAN



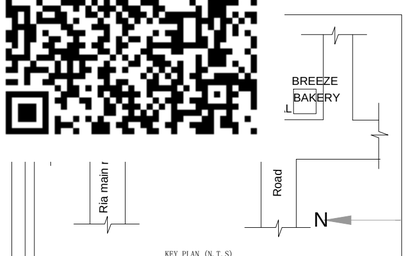
TERRACE FLOOR PLAN



SECOND FLOOR PLAN

GROUND FLOOR PLAN

FIRST FLOOR PLAN



SPECIFICATIONS

BRICK WORK IN C M 1:5 FOR SUPER STRUCTURE& BASEMENT R.C.C (M25)

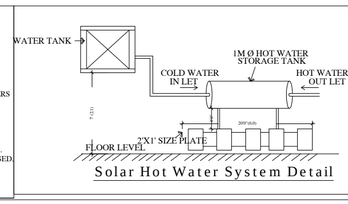
FOR COLUMN, PLINTH BEAM LINTEL, SUNSHADE & ROOF SLAB & FLOOR FINISHING IN C M IN 1:3

PLASTERING THE WALL IN C M 1:4 OUTSIDE AND INSIDE IN 12 mm THICK WEATHERING COURSE WITH TWO LAYERS OF FLAT TILES LAID IN C M 1:4

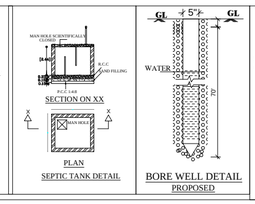
WHITE AND COLOUR WASHING FOR WALLS&CEILING

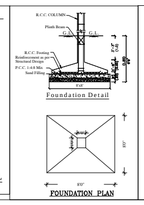
ELECTRICAL SPECIFICATIONS

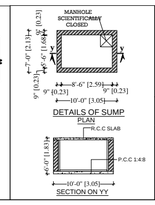
1. FIRE RETARDENT CABLE TO BE USED.
2. ENERGY EFFICIENT BLUB WILL BE USED.
3. NESSESERY CIRCUTE BREAKERS TO BE USED.

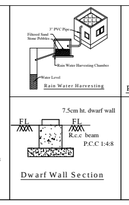


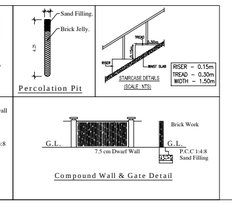
Solar Hot Water System Detail











ONLINE APPLICATION NO : SWP/BPA/776228/2026

SITE APPROVAL LP/CLPA NO : 268/2024

REVISED PLANNINIG PERMISSION NO : 206/2026

REVISED PLAN SHOWING REVISION OF PROPOSED CONSTRUCTION OF CONSULTING OFFICE BUILDING AT S.F.NO.184/1B3,184/1B4, 184/1B5,184/2A1 & 184/2A2 IN KUNIYAMUTHUR VILLAGE,PERUR TALUK,COIMBATORE CORPORATION

Existing Approval No: 312/2024

ONLINE APPLICATION NO : SWP/BPA/0776228/2026

AREA DETAILS

DESCRIPTION	SQ.M	SQ.FT
SITE AREA AS PER DOCUMENT	836.13	9000.10
SITE AREA AS PATTA	850.00	9149.40
SITE AREA AS PER SITE	894.55	9628.94

BUILDING AREA DETAILS	Total F.S.I Area (In Sq.M)	Non FSI Area Area (In Sq.M)	Total Area (In Sq.M)
SEMI BASEMENT FLOOR	-	568.44	568.44
GROUND FLOOR	486.48	81.96	568.44
FIRST FLOOR	568.44	-	568.44
SECOND FLOOR	568.44	-	568.44
TERRACE FLOOR	-	109.86	109.86
Total	1623.36	760.26	2383.62

FSI Calculation — Floor Space Index (FSI) = 1623.36 / 836.13 = 1.94

Maximum FSI Limitation - 2.0 | FSI Provided - 1.94

HEIGHT OF THE BUILDING = 14.00 M

ALL DIMENSIONS ARE METERS ONLY

PARKING DETAILS:	REQUIRED	PROVIDED
CAR PARKING	13	13
TWO WHEELER PARKING	54	54

SANITARY REQUIREMENTS

NO.OF.WORKERS=25(MALE=13 AND FEMALE =12)

	NO.OF WORKERS	REQUIREMENT	PROVIDED	DA WC
MALE WATER CLOSET	1 - 25 PERSONS	13 NOS	1 NO	2 NOS	1 NO. (INCLUDED)
URINALS	7-20 persons	13 NOS	1 NO	2 NOS	
FEMALE WATER CLOSET	1 - 15 PERSONS	12 NOS	1 NO	2 NOS	
DRINKING WATER		25 NOS	1 NO	1 NOS	(100 PERSONS 1 DRINKING WATER)

COLOR INDEX :

- Existing Road
- Site Boundary As Per FMB
- Site Boundary As Per SITE
- Proposed Building
- Drive Way
- RWH

SCALE - 1:100

JOINERY DETAILS

Sym.	DESCRIPTION	IN METER	IN FEET
RS	Rolling Shutter	2.50x3.05	8'3"x10'0"
D	Door	1.00X2.13	3'3"X7'0"
D1	Door	0.91x2.14	3'0"x7'0"
D2	Door	0.76x2.14	2'6"x7'0"
LD	Lift Door	0.91x2.14	3'0"x7'0"
W	Window	1.83x1.52	6'0"x5'0"
V	Ventilator	0.91x0.61	3'0"x2'0"

FE - Fire Extinguisher EA - Emergency Alarm

APPLICANT

Er. GOKUL PRABHU, B.E.,M.E(Struct)., Consulting Civil & Structural Engineer Registered Engineer Grade-I (RE) Reg. No: CCLDISTR(E)/GrI/2023/913/003-DTCP Mob: 99401 95000, 93637 23363

REGISTERED ARCHITECT

P.MARIAPPAN, B.E., MIE., Consulting Civil & Structural Engineer, Registered Structural Engineer Grade-II-Cert. RGN/SE/GR-II/2019/07/011 - DTCP Ph : 26745655, Cell : 9841296750

REGISTERED STRUCTURAL ENGINEER

Er. GOKUL PRABHU, B.E.,M.E(Struct)., Consulting Civil Engineer Registered Construction Engineer (CE) Reg. No: CCLDISTR(CE)/2023/913/003-DTCP Mob: 99401 95000, 93637 23363

REGISTERED CONSTRUCTION ENGINEER

(This Planning Permission is valid for a period of 8years from e-sign)

E-Signed
Joint Director / Member Secretary (I/C),
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
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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.