

PP

APPROVAL RECORD

Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

DTCP

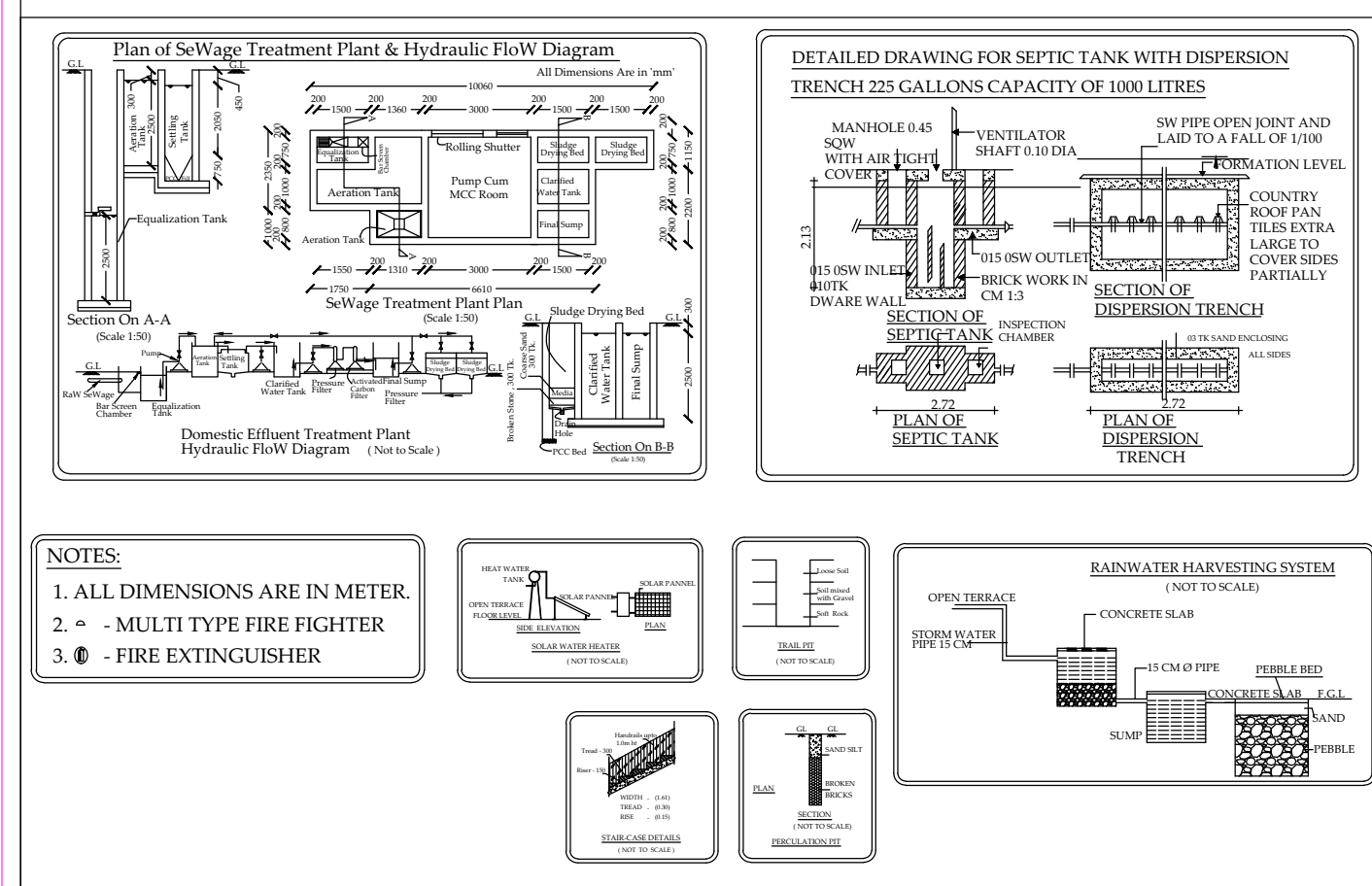
The approval as the planning authority issued it, reproduced in full behind this page.

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

The architectural drawings include:

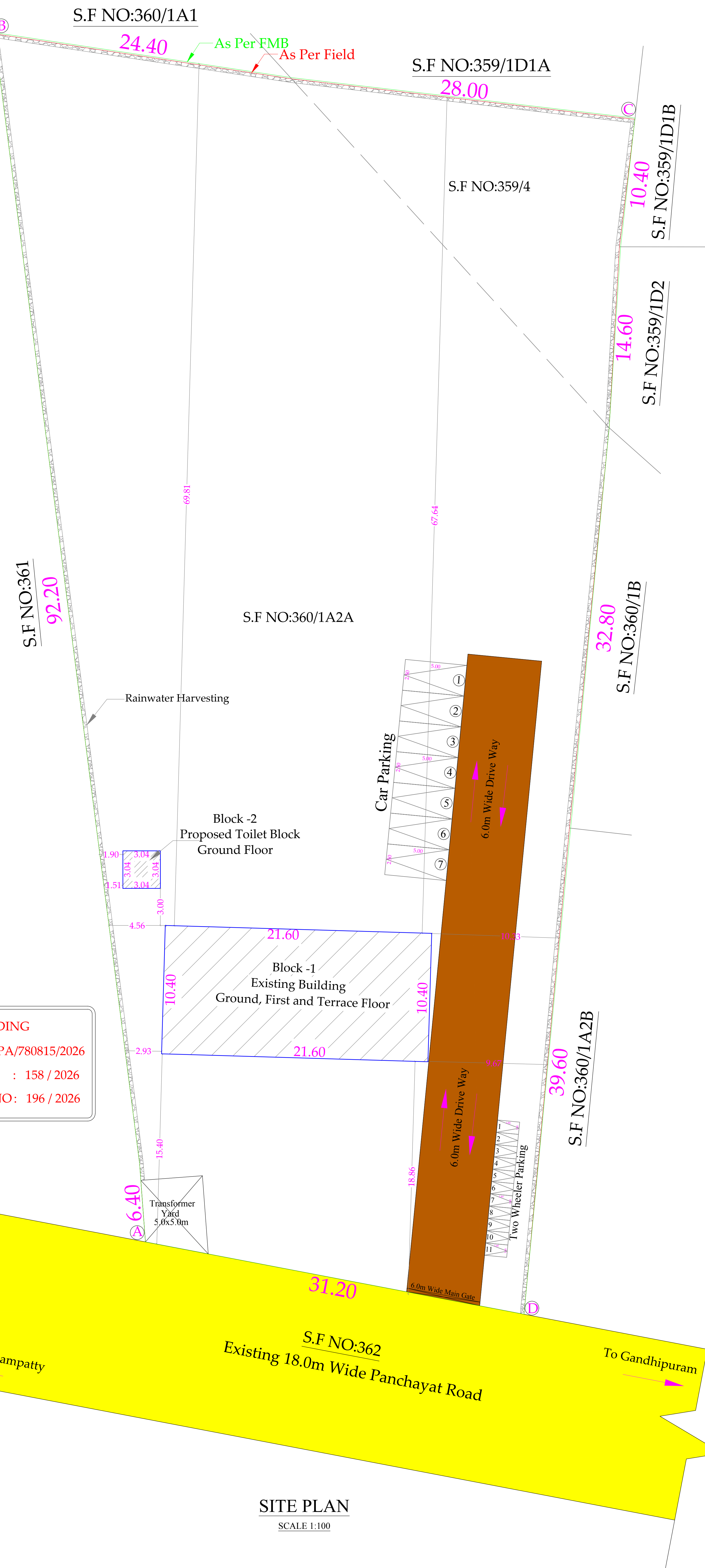
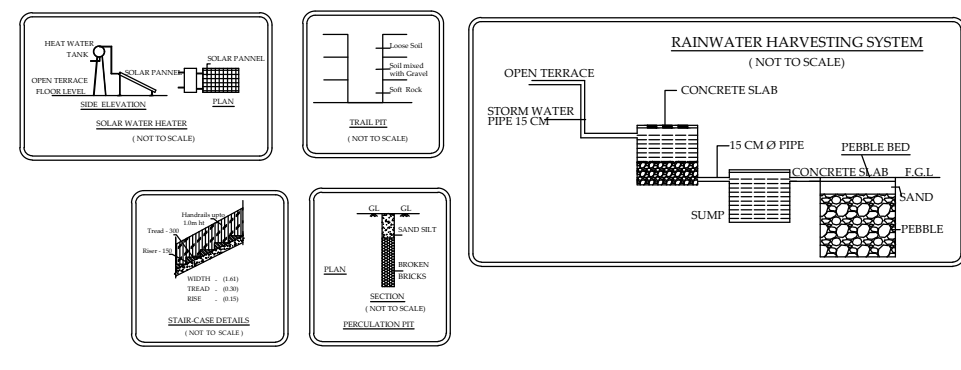
- SECTION ON - "AA"**: A cross-section of the building showing structural details. Key components include:
 - Roofwork in cm 15 for superstructure
 - R.C.C Roof Slab 12.4 for 0.15m thick
 - Brick work in cm 13 for superstructure
 - R.C.C Roof Slab 12.4 0.15m thick
 - Brick work in cm 13 for superstructure
 - P.C.C Flooring concrete 0.15m thick
 - Earth filling in basement 0.70m thick
 - Plinth Beam
 - R.C.C Column footing
 - Gravel Filling 300mm Thick
- FRONT ELEVATION**: A perspective view of the building facade showing multiple windows and a central entrance.
- EXISTING TERRACE FLOOR PLAN**: A plan view of the terrace level, showing an "Open Terrace" and a staircase labeled "Dn".
- EXISTING FIRST FLOOR PLAN**: A plan view of the first floor, showing an "A/C Room 18.35x7.54m", a "1.50m Wide Passage", and a staircase labeled "Up".
- EXISTING GROUND FLOOR PLAN**: A plan view of the ground floor, showing an "A/C Room 15.27x7.54m", a "1.50m Wide Passage", and a staircase labeled "Up".

The image contains two architectural drawings. The top drawing is a vertical section labeled 'SECTION - ON HW'. It shows a cross-section of a building with a 'R.C.C. Roof Slab' at the top, followed by a 'Brick Wall 9"m.c. 1:5'. Below the wall is the 'Flooring' and then '7"m.c. Beam 9"x13"'. The base is labeled 'R.C.C. Column Foot' and 'P.C.C. Foundation Base in 1:5:10'. Dimensions on the left indicate a total height of 14.5' and a wall height of 10.0'. The bottom drawing is a 'GROUND FLOOR PLAN'. It shows a rectangular layout with a central 'HALL' (12' x 12') and four surrounding rooms: 'KITCHEN' (10' x 12'), 'DINING' (12' x 12'), 'LIVING' (12' x 12'), and 'BED ROOM' (12' x 12'). The overall dimensions are 30.0' by 28.25'. A 'COURT' is located at the bottom right. The drawing includes various dimension lines and room labels.



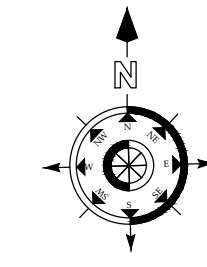
NOTES:

1. ALL DIMENSIONS ARE IN METER
2. * - MULTI TYPE FIRE FIGHTER
3. ● - FIRE EXTINGUISHER



APPLICANT NAME : M.C. SANTHANAM					
APPLICANT NUMBER : SWP/BPA/780815/2026					
AREA DETAILS					
As Per Patta		= 3890.00 Sq.m			
As Per Field		= 3980.00 Sq.m			
As Per Document		= 3865.33 Sq.m			
LAND USE					
MASTER PLAN 2041 LAND USE					
PERURCHETTIPALAYAM VILLAGE - RESIDENTIAL USE					
BUILDING AREA DETAIL					
BLOCK NAME	BUILDING DETAILS	Total F.S.I.AREA (SQ.M)	Non FSI Area (SQ.M) Deduction	Total Buildup Area (SQ.M)	
Block - 1	Area of the Ex.Main Building In Ground Floor	224.55	-	224.55	
	Area of the Ex.Main Building In First Floor	211.57	-	211.57	
	Area of the Ex.Main Building In Terrace Floor	-	19.09	19.09	
Block - 2	Area of the Toilet Block In Ground Floor	9.24	-	9.24	
TOTAL BUILDUP AREA		445.36	19.09	464.45	
FSI = $\frac{445.36}{3890.00} = 0.11$ PC = $\frac{233.79}{3890.00} \times 100 = 6.00\%$					
HEIGHT OF BUILDING - 7.30 M					
PARKING REQUIRED DETAIL					
Car Parking Two Wheeler Parking					
$\frac{445.36}{75} = 6 \text{ No's}$ $\frac{445.36}{75} = 6 \text{ No's}$					
PARKING DETAILS	REQUIRED	PROVIDED	SCALE DETAILS:		
Car Parking	6	7	ALL DIMENSION ARE IN METER		
Two Wheeler Parking	6	11	SCALE - 1:100		
SOLAR APARATUR TO BE PROVIDED RAIN WATER HARVESTING SYSTEM & SULLAGE WATER TREATMENT WATER PLANT & TANKS ARE PROVIDED AS PER STANDARD PROVISIONS.					
REFERENCE		JOINERY DETAILS:			
SITE BOUNDARY -		S.No	DESCRIPTION	IN METER	IN FEET
EXISTING PROPOSED BUILDING -		1	RS - Rolling Shutter	3.19 x 3.05	10'6" x 10'0"
EXISTING ROAD -		2	D - Door	0.91 x 2.13	2'9" x 7'0"
DRIVE WAY -		3	V - Ventilator	1.00 x 0.45	3'3" x 1'6"
		4	V1 - Ventilator	0.60 x 0.45	2'0" x 1'6"
		5	V2 - Ventilator	1.22 x 0.45	4'0" x 1'6"
APPLICANT					
 E.P. VIKAS STRUCTURAL ENGINEER Class 1A Panel Engineer, Registered Engineer for Corporation & LPA, No 95, Sarang Street, Kumbalur, Cumbalur - 641 002, E Mail: vikas@villageprandemco.in, www.kayprandemco.in Phone: 9427-355953, Mobile: 9600-833-410, 9600-358-420.					
STRUCTURAL ENGINEER					

APPLICANT NUMBER : SWP/BPA/780815/2026



As Per Patta	= 3890.00 Sq.m
As Per Field	= 3980.00 Sq.m
As Per Document	= 3865.33 Sq.m

MASTER PLAN 2041 LAND USE
PERURCHETTIPALAYAM VILLAGE - RESIDENTIAL USE

BLOCK NAME	BUILDING DETAILS	Total F.S.I./AREA (SQ.M)	Non FSI Area (SQ.M) Deduction	Total Buildup Area (SQ.M)
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$$\text{FSI} = \frac{445.36}{3890.00} = 0.11 \qquad \text{PC} = \frac{233.79}{3890.00} \times 100 = 6.00\%$$

HEIGHT OF BUILDING	-	7.30 M
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Car Parking	Two Wheeler Parking
$\frac{445.36}{75} = 6 \text{ No's}$	$\frac{445.36}{75} = 6 \text{ No's}$

PARKING DETAILS	REQUIRED	PROVIDED	<u>SCALE DETAILS:</u> ALL DIMENSION ARE IN METER SCALE - 1:100
Car Parking	6	7	
Two Wheeler Parking	6	11	

SOLAR APARATUR TO BE PROVIDED
RAIN WATER HARVESTING SYSTEM & SULLAGE WATER TREATMENT
WATER PLANT & TANKS ARE PROVIDED AS PER STANDARD PROVISIONS.

REFERENCE		JOINERY DETAILS:				
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			5	V2 - Ventilator	1.22 x 0.45	4'0" x 1'6"

APPLICANT

STRUCTURAL ENGINEER

REGISTERED ENGINEER

the Jonathan


Er. P. VIKRAMAN, M.Tech (CE), MIE, NUSSE, NUSSE, NUTTALA
STRUCTURAL ENGINEER
Class 1A Panel Engineer,
Registered Engineer for Corporation & LPA,
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E-Mail info@kangandassociates.com, www.kangandassociates.com
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Er. R. NITHYAA, B.E., MDIAD.,
25, Sastri Road, Ramnagar
Coimbatore - 641 009.
LPA/RE/GR-I/058/2024

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.

