

PP

APPROVAL RECORD

Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE

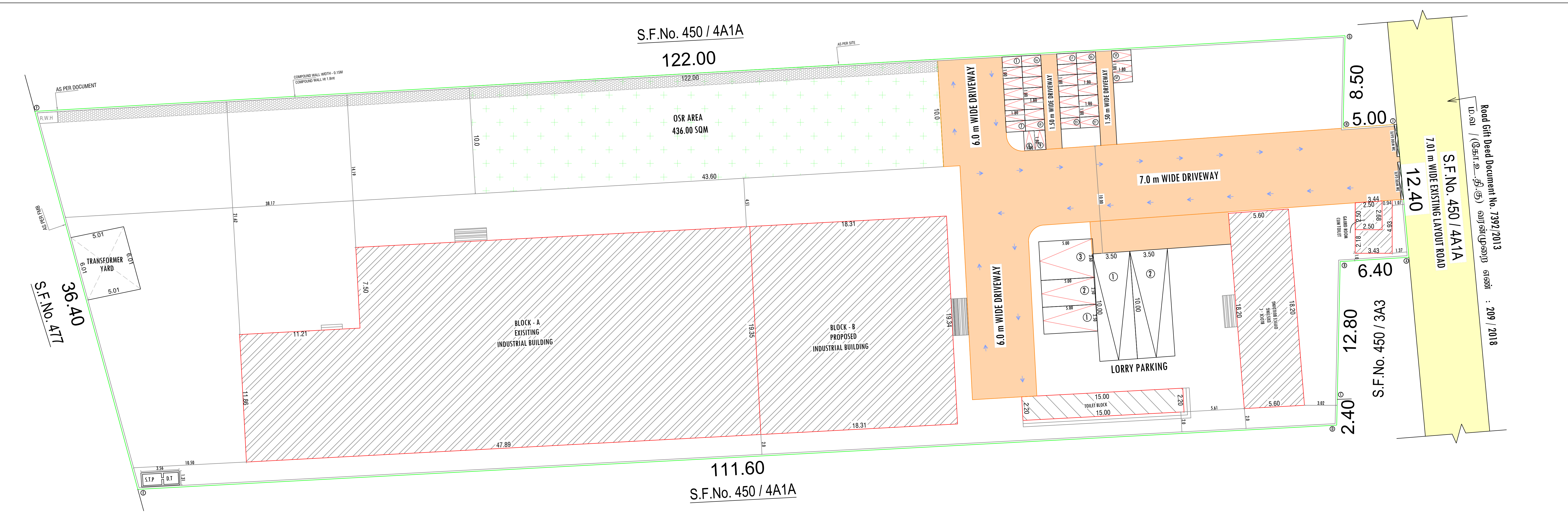
Building Plan

ISSUING AUTHORITY

Town 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 GI SHEET ROOF
GROUND FLOOR "LIGHT ENGINEERING INDUSTRY
EXCLUDING FABRICATION & FORGING" INDUSTRIAL
BUILDING (ORANGE INDUSTRY) WITH 26 HP IN S.F.No:
450 / 3A1A2 & 3A2 AT CHETTIPALAYAM TOWN
PANCHAYAT, MADUKKARAI TALUK, COIMBATORE.

COLOUR REFERENCE

- Existing Road - [Yellow]
- Site Boundary - [Green]
- Proposed Building - [Hatched]
- OSR AREA - [Dotted]
- DRIVE WAY - [Orange]

N
W E
S

SCALE : 1" = 8'0"

ALL DIMENSIONS ARE IN METER "M"
CATEGORY : ORANGE INDUSTRY
ONLINE APPLICATION No. : SWP/BPA/787003/2026
CHANGE OF LAND USE : GO No. 279 DATED AT 29.09.2025 [INDUSTRIAL USE]
MASTERPLAN LAND USE : RESIDENTIL USE

NAME OF APPLICANT : ELECTROMOTIVE POWER DRIVES Pvt Ltd				
SITE AREA DETAILS :-	AS PER DOCUMENT IN SQ.M	AS PER PATT IN SQ.M	AS PER FMB IN SQ.M	AS PER FIELD IN SQ.M
S.F.No. 450 / 3A1A2	4249.00	4249.00	4249.00	4249.00
S.F.No. 450 / 3A2	70.00	70.00	70.00	70.00
TOTAL SITE AREA	4319.00	4319.00	4319.00	4319.00

BUILDING AREA DETAILS (EDCR REPORT)

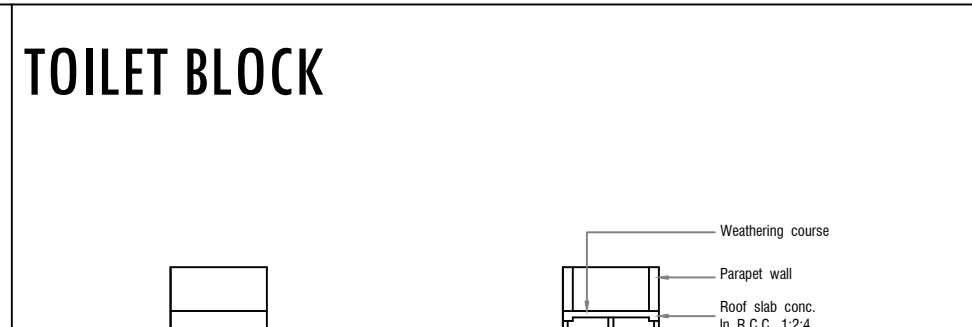
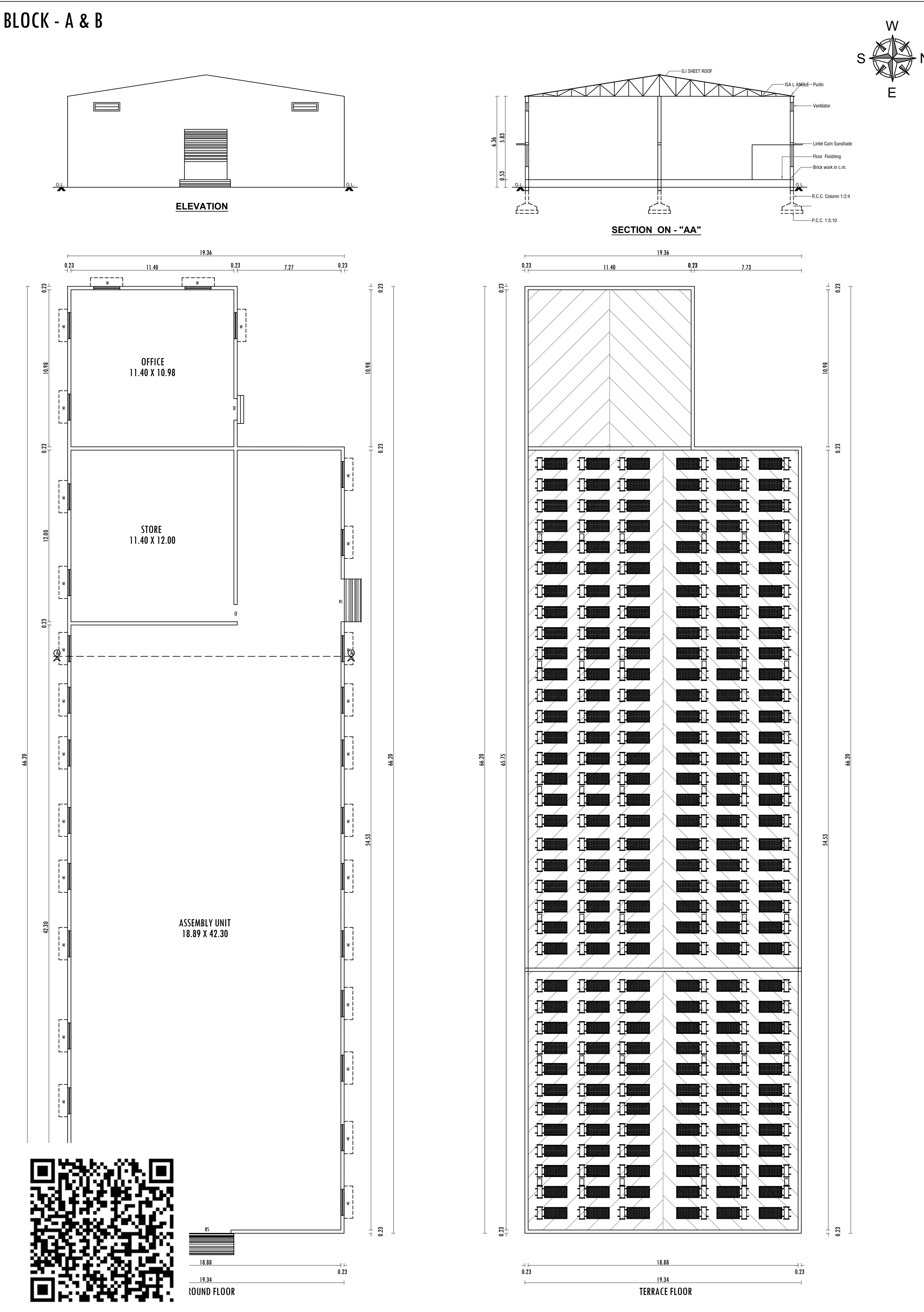
FLOOR NAME	Buitup Area	NON FSI AREA		INDUSTRIAL
		Coverd Parking	Deduction	Net FSI AREA
BLOCK - A (EXISTING BLOCK)				
GROUND FLOOR	843.18	-	-	843.18
BLOCK - B (POPOSED BLOCK)				
GROUND FLOOR	354.14	-	-	354.14
BLOCK - C (EXSITING BLOCK)				
GROUND FLOOR	102.11	-	-	102.11
TOILET BLOCK				
GROUND FLOOR	33.00	-	-	33.00
GAURD ROOM CUM TOILET				
GROUND FLOOR	16.50	-	-	16.50
GRAND TOTAL	1348.93	-	-	1348.93
FLOOR SPACE INDEX AREA		-	1348.93 4319.00	= 0.31

PARKING DETAILS :-	REQUIRED	PROVIDED
LORRY PARKING	02 Nos.	02 Nos.
TWO WHEELER PARKING	20 Nos.	33 Nos.
CAR PARKING	02 Nos.	03 Nos.
CYCLE SPACE AREA	19 Sq.M	20 Sq.M

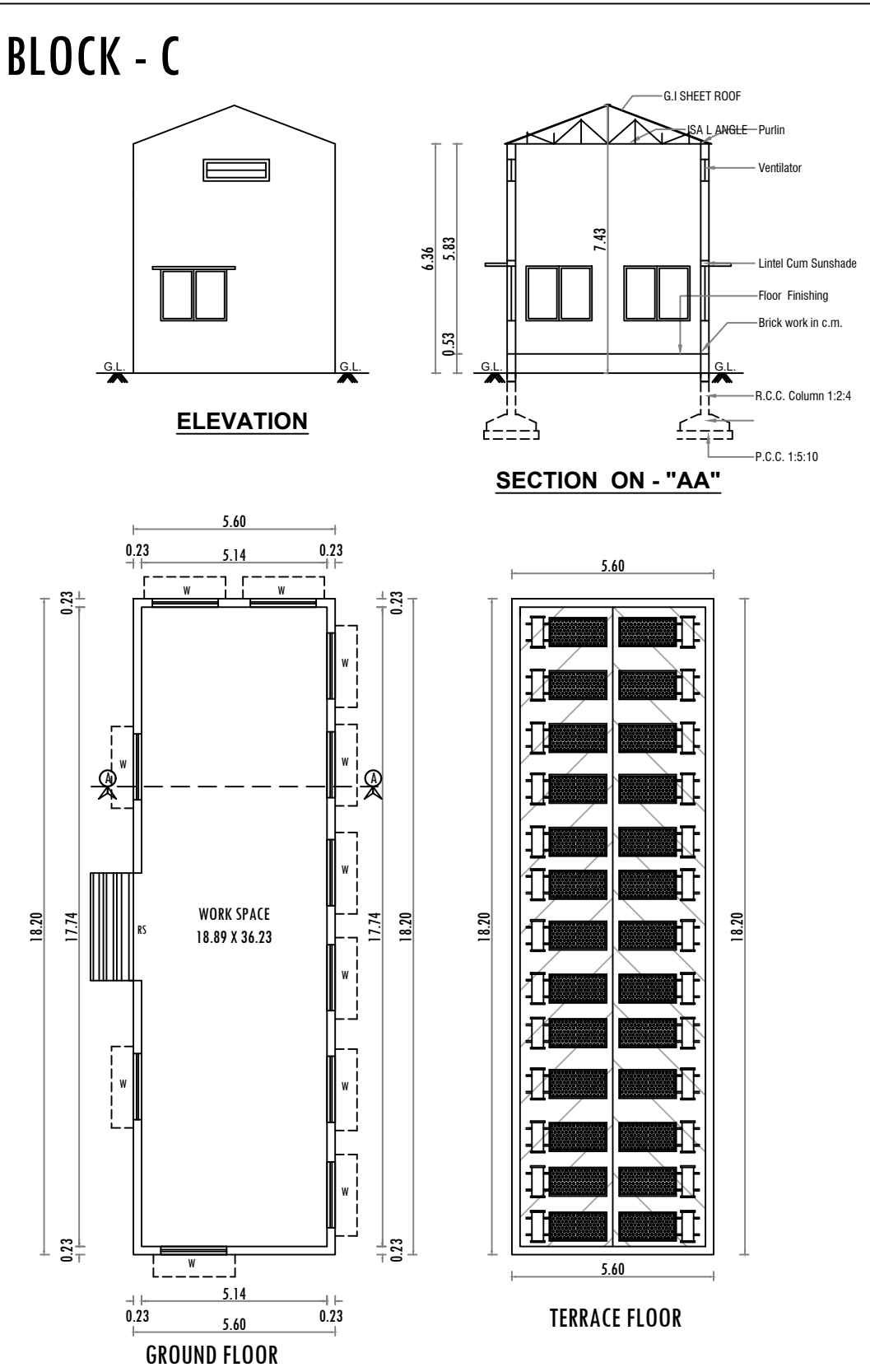
OSR AREA DETAILS
REQUIRED AREA = SITE AREA X 10% = 4319 X 10% = 431.90 Sqm
PROVIDED AREA = 436.0 Sqm (10.09%)

NUMBER OF WORKERS :
MALE : 45 Nos
FEMALE : 05 Nos

- REFERENCE**
- FIRE ALARAM SYSTEM PROVIDED
 - DRINKING WATER FACILITY PROVIDED
 - FIRE FIGHTING EQUIPMENT PROVIDED

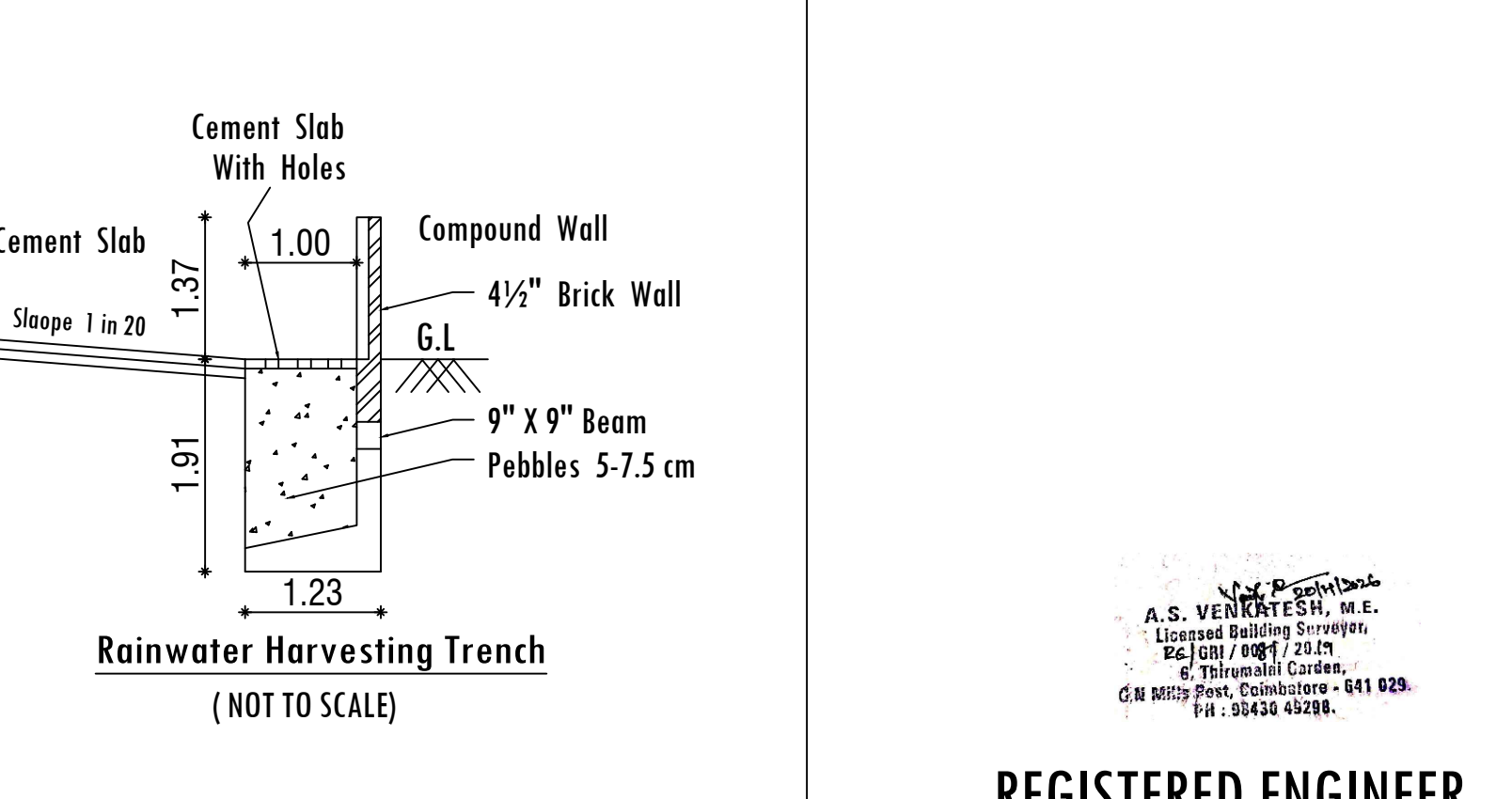
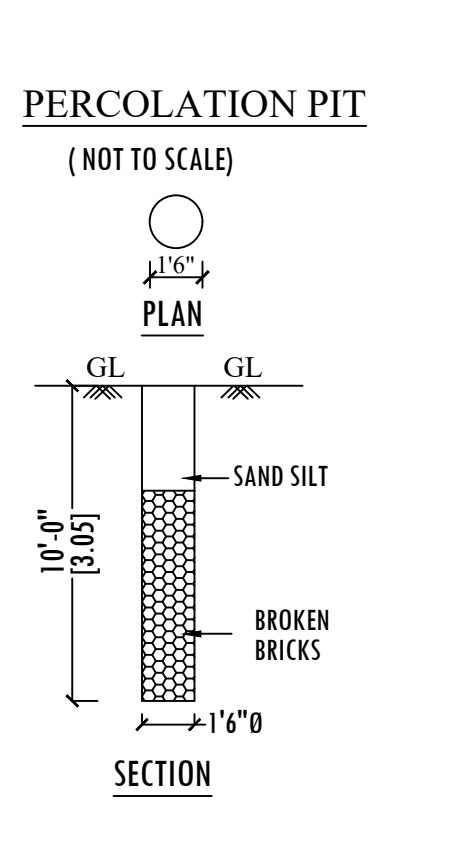
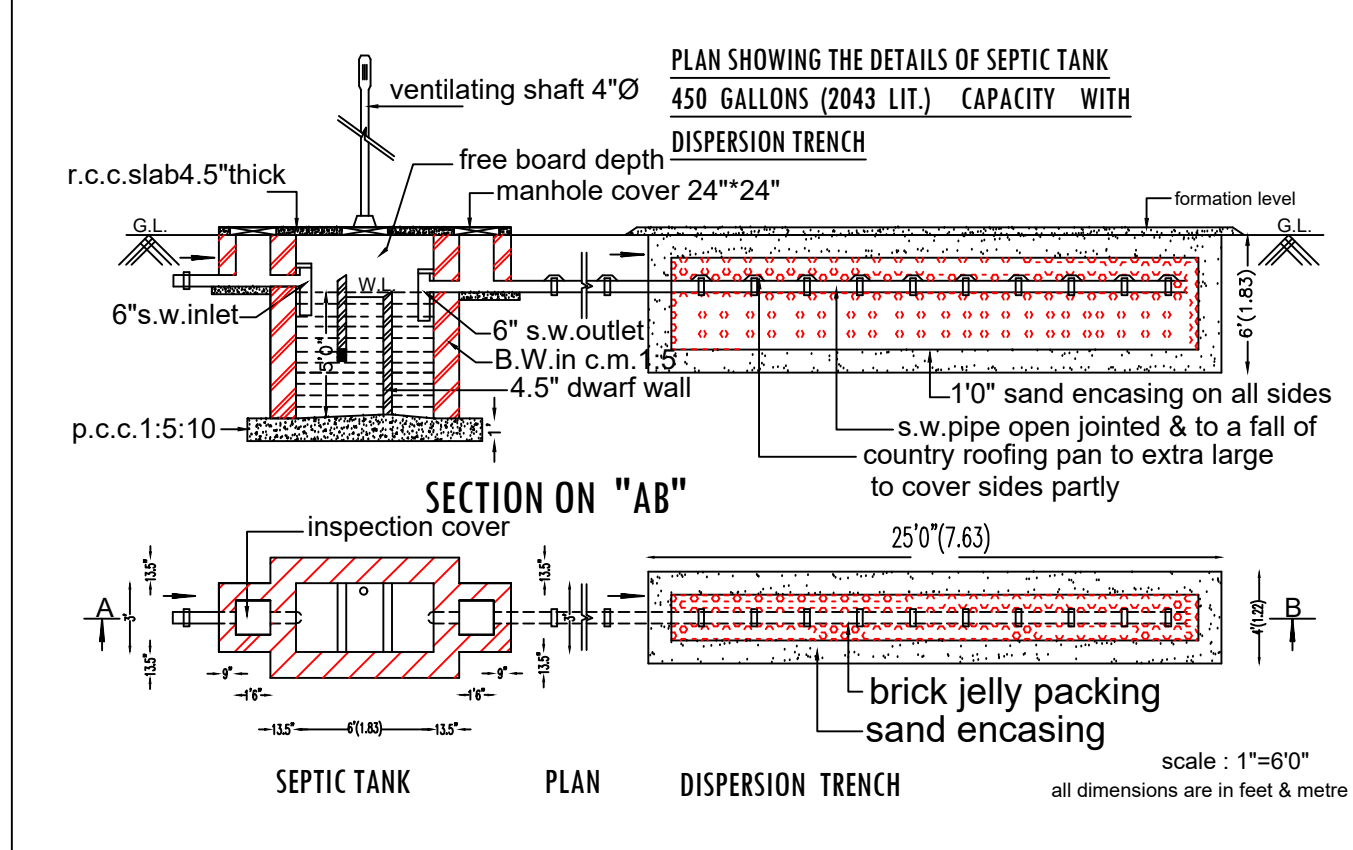


MACHINERY DETAILS				
S.NO	MACHINE NAME	NO'S EACH	HP TOTAL	HP
1.	OVEN	1	4 KW	4 KW
2.	OVEN	1	9 KW	9 KW
3.	OVEN	2	11 KW	22 KW
4.	LATHE	1	5.00	5.00
5.	CENTER LATHE	1	1.00	1.00
6.	KEYWAY MILLING	1	1.00	1.00
7.	CYLINDRICAL GRINDING	1	8.00	8.00
8.	DRILLING M/C	1	3.00	3.00
9.	HYDRAULIC PRESS	1	5.00	5.00
10.	DRILLING M/C	1	1.50	1.50
11.	DYNAMIC BALANCING	1	1.50	1.50
12.	GENSET (STAND BY)	1	40 KVA	40 KVA
TOTAL POWER = 26.00 HP, 35 KW, 40 KVA (STAND BY).				

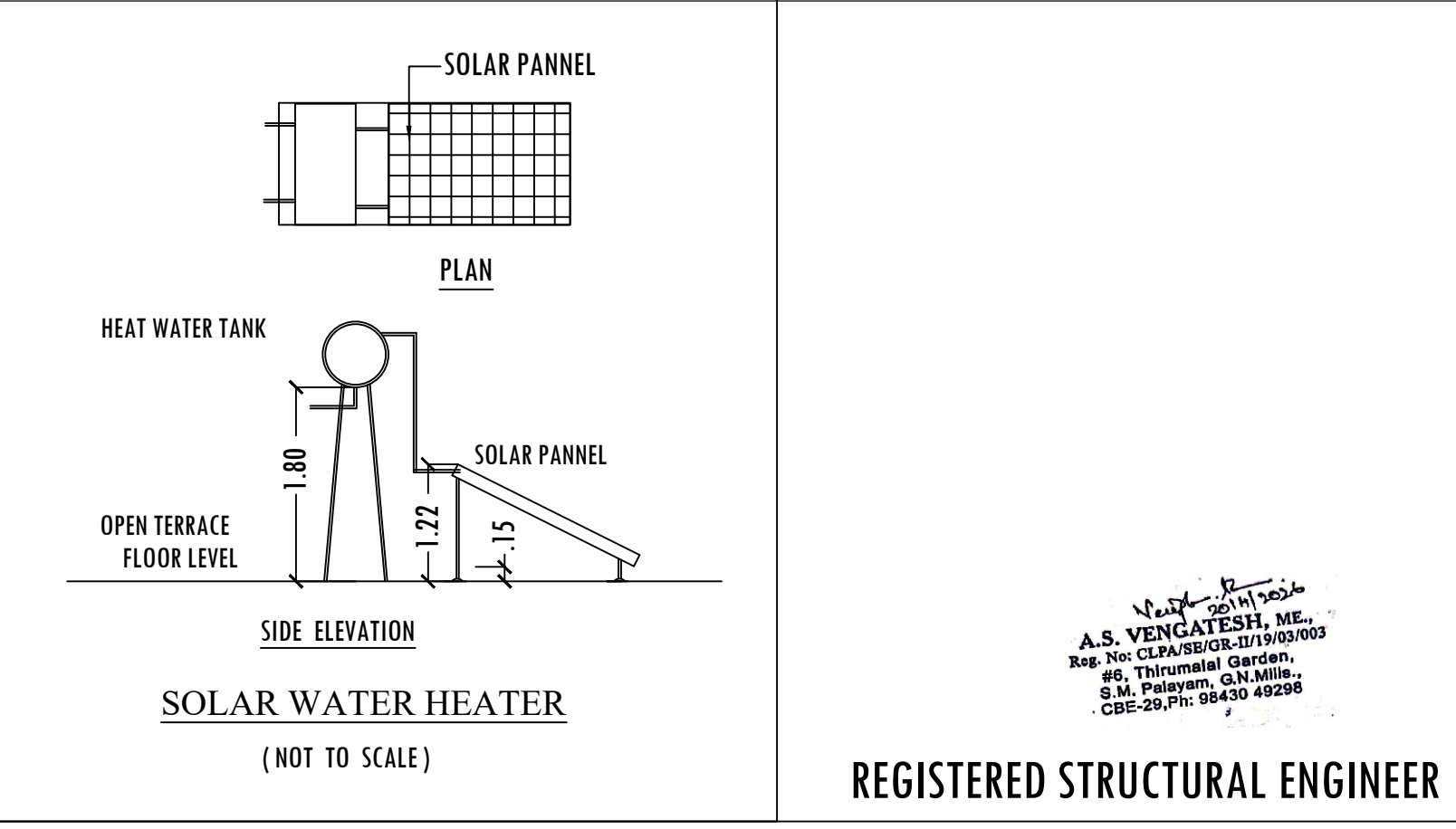
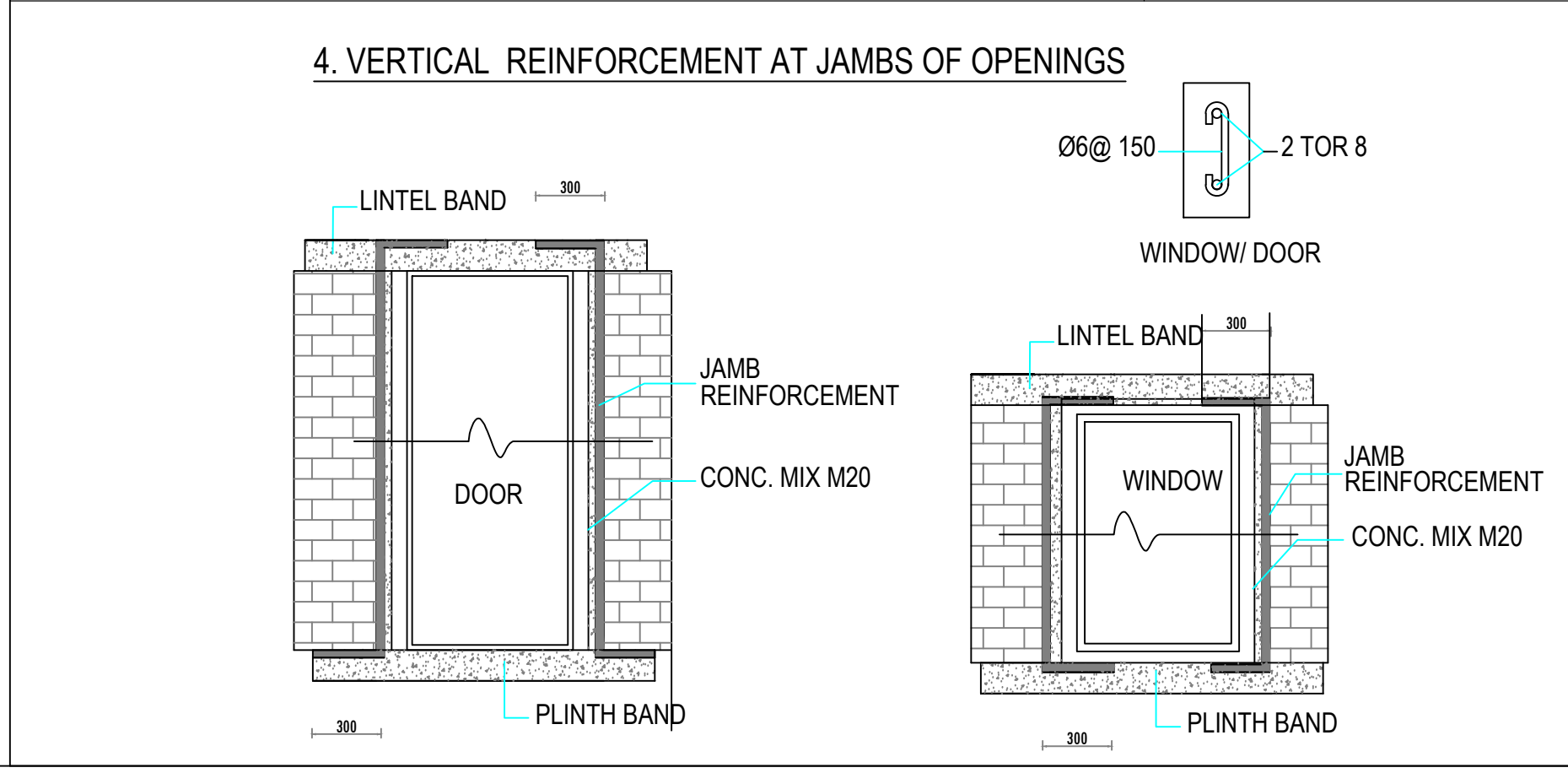


JOINERY DETAILS		METER
RS	ROLLING SHUTTER	1.83 x 2.13
D1	DOOR	0.75 x 2.13
W	WINDOW	1.83 x 1.52
V	VENTILATOR	0.91 x 0.91

ONLINE APPLICATION No. : SWP/BPA/787003/2026
SWP/BP/C.L.P.A No. 297/2026
Planning Permission No. 382/2026



REGISTERED ENGINEER



REGISTERED STRUCTURAL ENGINEER

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.

