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.

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3/350/2 Mettukuppam,
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PLAN SHOWING THE PROPOSED CONSTRUCTION OF BUSINESS OFFICE CUM RESIDENTIAL BUILDING IN T.S.NO.1439, (OLD S.Nos. 22pt. & 23pt.) WARD NO. E, BLOCK NO. 21 POLLACHI MUNICIPALITY & TALUK, COIMBATORE DISTRICT

ONLINE APPLICATION NO. : : SWP/BPA/797776/2026
SITE APPROVAL : SWP/LP/R(C)No. : 68/2026
BUILDING PERMISSION : SWP/BP/DTCPR(C)No. : 35/2026

FIRE FIGHTING DETAILS :

FE	FIRE EXTINGUISHER	02 NOS.	
FA	FIRE ALARM	02 NOS.	
FHR	FIRE HOSE REEL	02 NOS.	
HS	HYDRANT SYSTEM	01 NO.	
MCP	MANUAL CALL POINT	01NO.	

NOTE :
1. FIRE EXTINGUSIER WILL BE PROVIDED.
2. FIRE ALARM WILL BE PROVIDED.
3. RAIN WATER HARVESTING SYSTEM WILL BE PROVIDED.
4. SOLAR ENERGY SYSTEM WILL BE PROVIDED.
5. WASTE WATER RECYCLED & USED FOR GARDEN PURPOSE.
6. STRUCTURE IS DESIGNED TO WITHSTAND THE EARTH QUAKES.

SCALE 1:100

SPECIFICATION:
FOUNDATION : COLUMN FOOTING
BRICK WORK : C.M 1:6 FOR SUPER STRUCTURE
PLASTERING : C.M 1:5 FOR WALLS & 1:3 FOR CELLING
PAINT : 2 COATS FOR WALLS & 1 EXTRA COAT FOR CEILING
R.C.C : 1:2:4 FOR SLABS & LINTELS
WOOD WORK : ALL WOOD WORKS IN BEST QUALITY TIMBER

AREA AS PER DOCUMENT - 950.40 SQ.M
AREA AS PER PATTA - 988.00 SQ.M
AREA AS PER SITE - 946.67 SQ.M

AREA OF SITE	946.67 SQ.M		
DESCRIPTION	F.S.I Sq.m	NON-F.S.I Sq.m	BUILT-UP AREA Sq.m
BASEMENT FLOOR	—	581.42	581.42
GROUND FLOOR (OFFICE)	499.65	—	499.65
FIRST FLOOR (RESIDENCE)	631.13	2.56	633.69
SECOND FLOOR (RESIDENCE)	631.13	2.56	633.69
HEAD ROOM & NON F.S.I	—	112.79	112.79
TOTAL BUILT-UP AREA	1761.91	699.33	2461.24

F.S.I - $\frac{1761.91}{946.67}$ = 1.861 < 2.00

PARKING CALCULATION

S.NO.	DESCRIPTION	CARS REQUIRED	T/W REQUIRED
1	BUSINESS OFFICE - 499.30 SQ.M	05	25
2	2 DWELLING UNIT - 557.31 SQ.M / UNIT	09	09
3	TOTAL PARKING REQUIRED (PARKING CALCULATED FOR 75% AREA)	14	34
4	PARKING PROVIDED	14	45
5	EV VECHICLE	2	4

SANITATION REQUIREMENT

S.NO.	DESCRIPTION	REQUIRED
1	MALE WATER CLOSET	1
2	FEMALE WATER CLOSET	1
3	WASH BASIN	2
4	ABULATION TAPS	2

JOINERY DETAILS

RS	ROLLING SHUTTER	4.90 x 2.70
RS1	ROLLING SHUTTER	1.68 x 2.44
MD	MAIN DOOR	1.83 x 2.44
D1	DOOR	1.00 x 2.44
D2	DOOR	0.90 x 2.44
W1	WINDOW	2.44 x 2.13
W2	WINDOW	1.83 x 2.13
W3	WINDOW	1.22 x 2.13
V1	VENTILATOR	0.61 x 0.76
V2	VENTILATOR	1.22 x 0.76
FG	FIXED GLAZING	1.07 x 2.13
FW	FIXED GLAZING	3.40 x 2.13
FW1	FIXED GLAZING	2.92 x 2.13
SD	SLIDING DOOR	4.00 x 2.44

APPLICANTS

LEGEND
- Site Boundary
- Existing Road
- Driveway
- Proposed Building

ARCHITECT

D. RAMESH, D.Arch.,B.E.,A.I.I.A.,
REGISTERED ARCHITECT CA/2020/124246
REGISTERED ARCHITECT Grade.I CMDA
DTCP.RA/Gr. II/003/2022
REGISTERED ARCHITECT Grade-1(RA)
CHENNAI CORPORATION - RA00332022
No: 4/24A, Ground Floor, Rajendran Street,
Thiru Nagar, Valasaravakkam, Chennai - 600087.
PH: 97908 98849 / 98840 89889.

STRUCTURAL ENGINEER

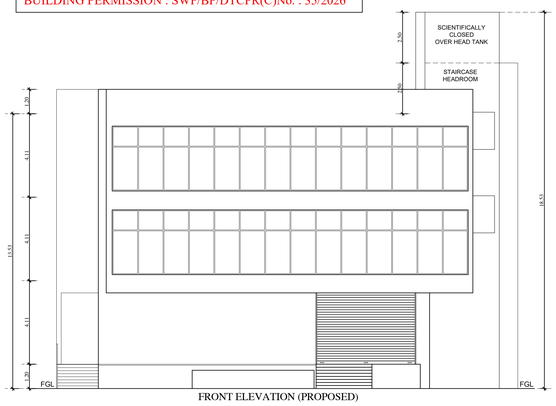
Er. M. NAGANATHINAM, M.E(Struct), MIE.,CE.,
Chartered Engineer & Structural Consultant
Registered Engineer Grade-I (122/LS/2019/00911)
DTCP Registered Structural Engineer Grade-I (SE009/2019)
95GD, Varatharajapuram, Cumbum - 625 516
Cell: 9994068899, 9965100234

CONSTRUCTION ENGINEER

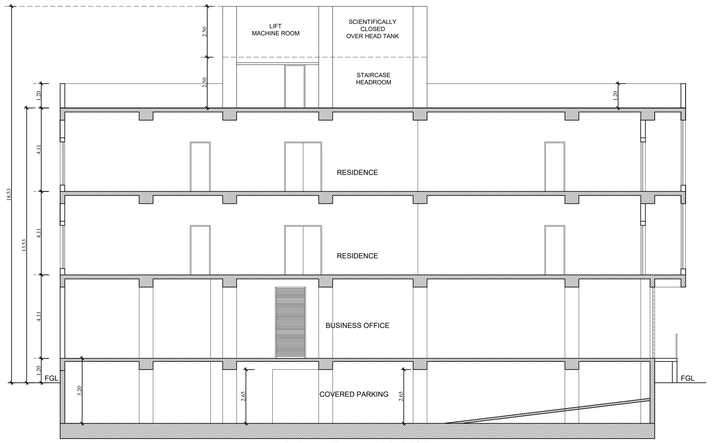
Er. K. KIRUBAKARAN, M.E.,
DTCP Registered Construction Engineer,
Reg. No: RCE 2023/02/001
110, Miranda Line 2nd Cross Street,
G.H. Road, THENI - 625 531.
Ph: 86088 10257, 63819 88867.

GEO-TECH ENGINEER

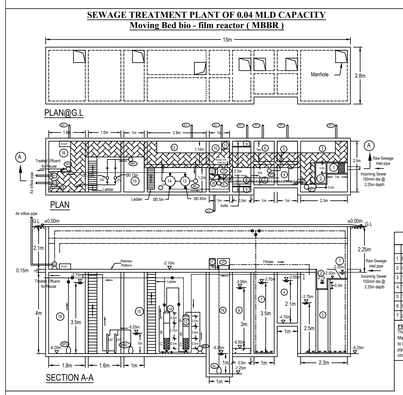
R.VENKATA KRISHNAIAH
GEOTECHNICAL CONSULTANT
VELTECH CONSULTING ENGINEERS
NO.10, ELUMALAI NAICKEN STREET,
SELAIYUR, CHENNAI - 600073.
REG. NO. CGLRGN/RGTE/2019/09014



FRONT ELEVATION (PROPOSED)



SECTION AT "A-A" (PROPOSED)



LEGEND:
1. SCREEN CHAMBER
2. GRIT CHAMBER
3. BALANCING TANK
4. ANOXIC TANK
5. ANOXIC TANK
6. AEROBIC TANK (BOD REDUCTION)
7. AEROBIC TANK (NITRIFICATION)
8. SEDIMENTATION TANK
9. EFFLUENT LAUNDER
10. DISINFECTION TANK
11. CHLORINE DOSING TANK
12. TREATED EFFLUENT STORAGE TANK - 1
13. PRESSURE SAND FILTER
A.Free Board, B.Filtering Media, C.Pebble
14. TREATED EFFLUENT STORAGE TANK - 2
A.Free Board, B.Filtering Media, C.Pebble
15. INTERMITTENT EFFLUENT STORAGE TANK - 2
16. SLUDGE COLLECTION TANK
17. POLYELECTROLYTE DOSING TANK
18. SLUDGE DRYING BED
19. ULTRA VIOLET TREATMENT
PB. PANEL BOARD
AV. AIR VALVE
FP. RS.150 PIPES WITH POST LIME MODULE
PCCFT. POST CHLORINATION DOSING TANK
SPT. SUBMERSIBLE PUMP - 1.75 cu.m/hr @ 12m
SL. SLUDGE PUMP - 10 cu.m/hr @ 15m
MBBR. MOVING BED BIO REACTOR
MIX & MIX. MONOBLOC PUMP - 1.75 cu.m/hr @ 12m
DP. DRAIN PUMP
AI - AIR BLOWER FOR DIFFUSED AERATION
AC. AIR BLOWER FOR AIR CIRCULATION SYSTEM
RAW SEWAGE LINE (80mm dia)
RAW SEWAGE LINE (80mm dia)
EFFLUENT LINE (80mm dia)
TREATED EFFLUENT LINE (80mm dia)
AIR LINE (25mm dia)
DUCT PROVIDED FOR AIR CIRCULATION IN BASEMENT
DIFFUSED AIR ARRANGEMENTS

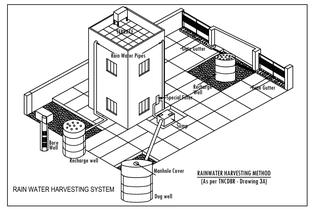
Raw Sewage Characteristics - TABLE -1

	Parameters	Values
1	Biochemical Oxygen Demand	350 mg/l
2	Chemical Oxygen Demand	700 mg/l
3	Total Suspended Solids	450 mg/l
4	Total Kjeldahl Nitrogen (as N)	45 mg/l
5	Total Phosphorous	5 mg/l
6	Fecal Coliform	10^7 MPN/100 ml
7	pH	6.5 - 8.5

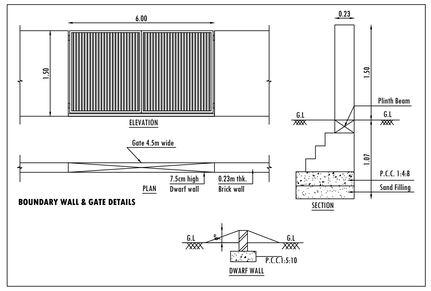
Characteristics of Treated effluent - TABLE -2

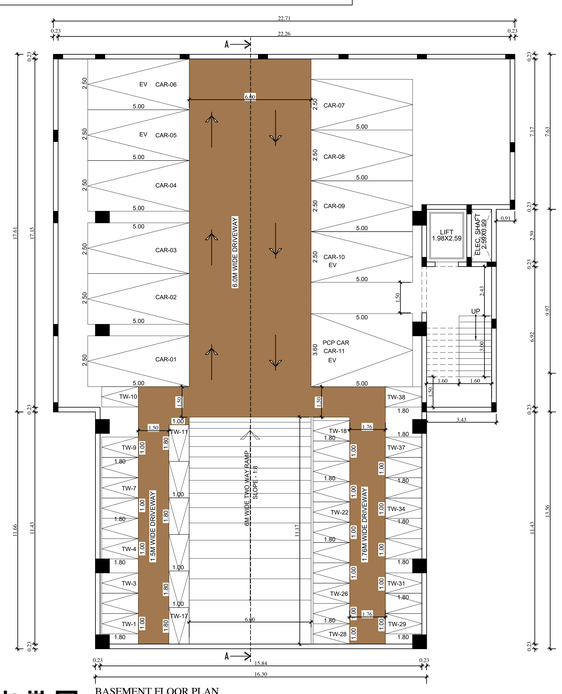
	Parameters	Values
1	BOD5	≤ 10 mg/l
2	COD	≤ 50 mg/l
3	Total Suspended Solids (TSS)	Nil
4	Total Kjeldahl Nitrogen (as N)	≤ 10 mg/l
5	Dissolved Phosphorous as P	≤ 1 mg/l
6	Fecal Coliform in 100ml	Nil
7	pH	6.5 - 8.5
8	Minimum Residual Chlorine	2 mg/l

PROPOSED LOCATION AND ACCESS TO STP :
The treatment units are proposed to be constructed below GL with access from Manhole opening provided at ground level. The panel board and air blowers are to be located on the platform of STP. The air inflow due to blowers and air exit pipe is to be laid below drive way and fixed in the compound wall for air circulations.

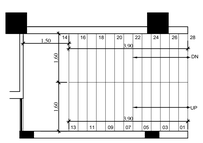


RAIN WATER HARVESTING SYSTEM

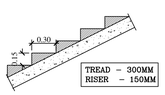




BASEMENT FLOOR PLAN

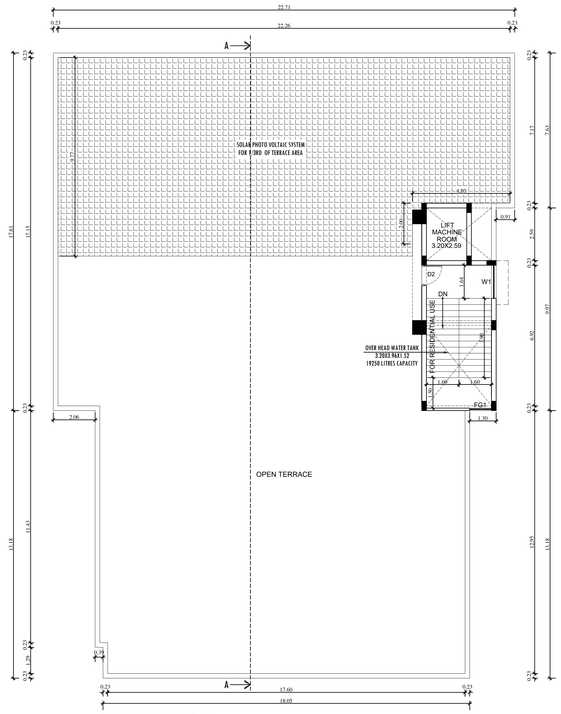


STAIRCASE PLAN

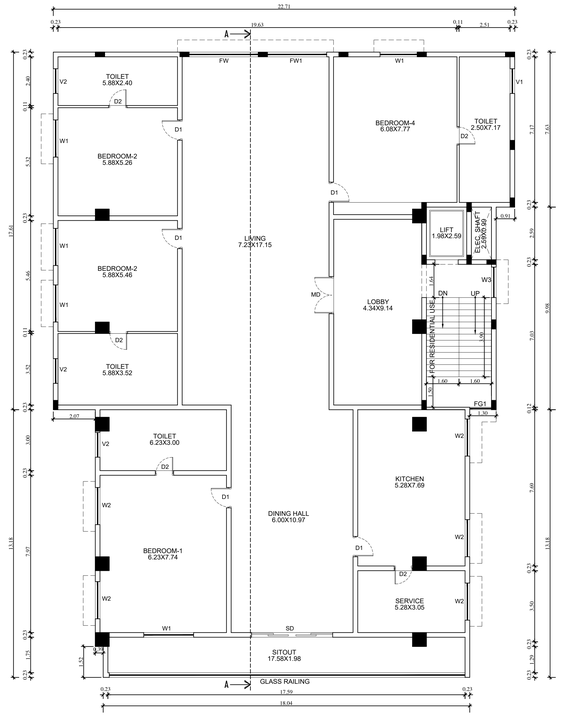


TYP. SECTION

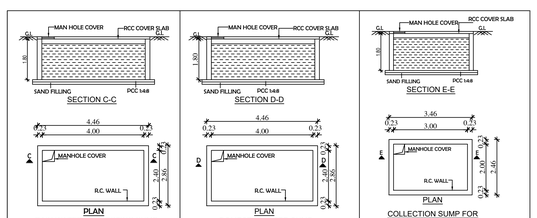
SITE CUM GROUND FLOOR PLAN



TERRACE FLOOR PLAN



FIRST & SECOND FLOOR PLAN



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
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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

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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.