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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+91 9996 12 9996
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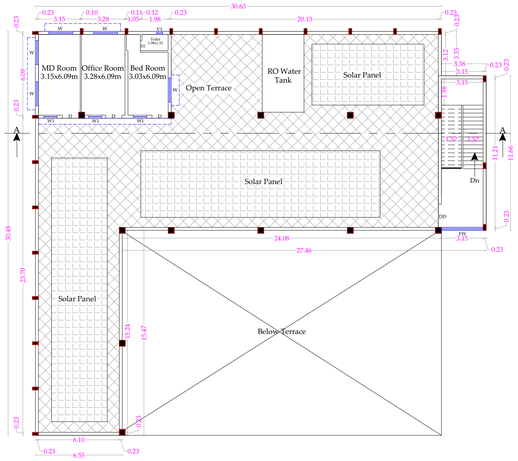
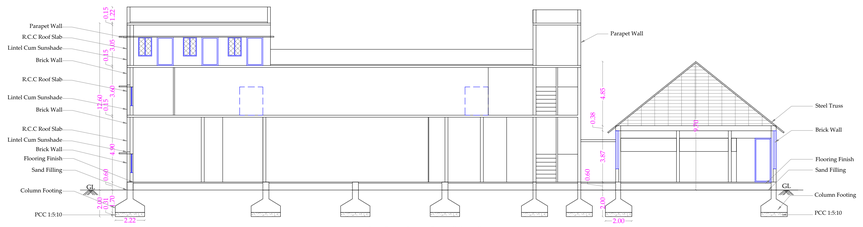
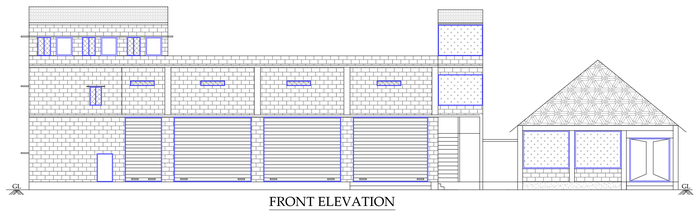
BLOCK - 1 EXISTING MAIN BUILDING



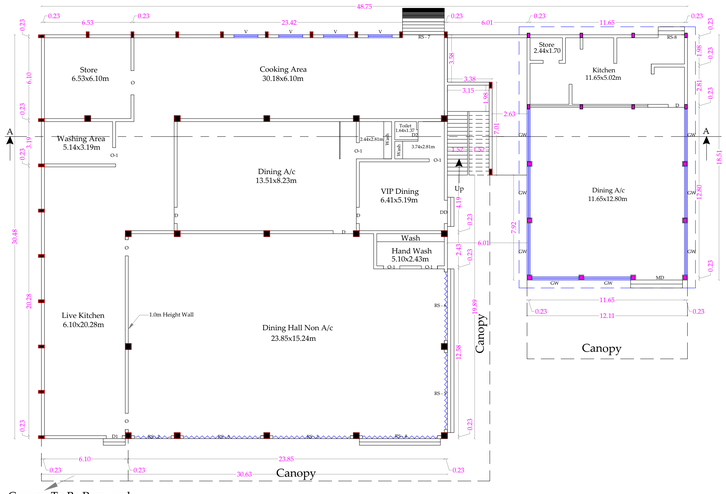
EXISTING SECOND FLOOR & TERRACE FLOOR PLAN



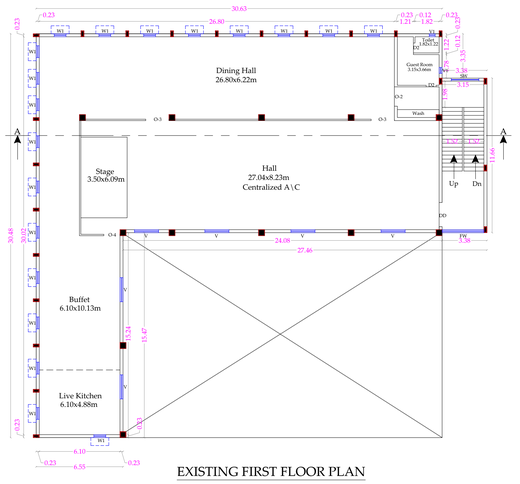
SECTION ON "AA"



FRONT ELEVATION



EXISTING GROUND FLOOR PLAN



EXISTING FIRST FLOOR PLAN

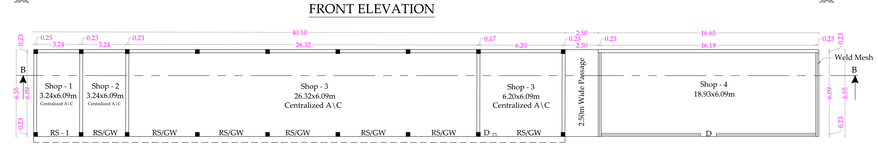
BLOCK - 2 EXISTING SHOP BUILDING



SECTION ON 'BB'

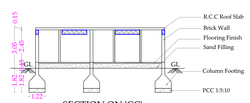


FRONT ELEVATION

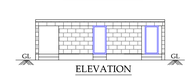


EXISTING GROUND FLOOR PLAN

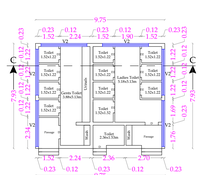
BLOCK - 3 EXISTING TOILET BLOCK



SECTION ON 'CC'



ELEVATION



EXISTING GROUND FLOOR PLAN

PLAN SHOWING REVISED AND ADDITIONAL EXISTING CONSTRUCTION OF COMMERCIAL (HOTEL)BUILDING IN S.F.No:283/3B,ODDERPALAYAM VILLAGE AND PANCHAYAT, ANNUR TALUK, COIMBATORE DISTRICT.

APPLICANT NAME:
R. NATARASAN
APPLICATION NUMBER:
SWP/BPA/822387/2026

AREA DETAILS		TOTAL (SQ.M)
AREA OF THE APPLICANT SITE	As Per Document	7300.00
	As Per Patta Record	7300.00
	As Per Super Imposed Plot Area	7209.52

EXISTING APPROVAL BUILDING AREA DETAILS

BLOCK NAME	EXISTING APPROVAL 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 Shop Building In Ground Floor	933.68	-	933.68
TOTAL BUILDUP AREA		933.68	-	933.68

EXISTING BUILDING AREA DETAILS

BLOCK NAME	EXISTING 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 Hotel Building In Ground Floor	1293.53	150.96	1142.57
	Area of the Party Hall In First Floor	600.62	-	600.62
	Area of the Office Room In Second & Terrace Floor	66.28	49.67	115.95
BLOCK - 2	Area of the Shop Building In Ground Floor	388.46	-	388.46
BLOCK - 3	Area of the Toilet Block In Ground Floor	77.28	-	77.28
TOTAL BUILDUP AREA		2426.17	200.63	2626.80

FSI = 2426.17 / 7209.52 = 0.33 PC = 1759.27 / 7209.52 X 100 = 24 %

HEIGHT OF BUILDING - 12.60 M

SCALE DETAILS:
ALL DIMENSION ARE IN METER
SCALE - 1:100

MULTI TYPE FIRE FIGHTER
FIRE EXTINGUISHER

JOINERY DETAILS:

S.No	DESCRIPTION	IN METER	IN FEET
1	MD - Main Door	3.05 x 3.35	10'0" x 11'0"
2	RS - 1 - Rolling Shutter	5.64 x 3.05	18'5" x 10'0"
3	RS - 2 - Rolling Shutter	2.78 x 4.90	9'1" x 16'0"
4	RS - 3 - Rolling Shutter	5.84 x 4.90	19'1" x 16'0"
5	RS - 4 - Rolling Shutter	5.65 x 3.05	18'5" x 10'0"
6	RS - 5 - Rolling Shutter	5.80 x 3.05	19'0" x 10'0"
7	RS - 6 - Rolling Shutter	5.17 x 3.05	16'9" x 10'0"
8	RS - 7 - Rolling Shutter	1.98 x 3.05	6'6" x 10'0"
9	RS - 8 - Rolling Shutter	3.46 x 3.05	11'3" x 10'0"
10	RS/GW - Rolling Shutter/Glass Window	6.23 x 3.05	20'4" x 10'0"
11	FW - French Window	3.38 x 2.34	11'8" x 7'6"
12	W/V - Window & Ventilator	1.82 x 1.82	6'0" x 6'0"
13	W - Window	1.82 x 1.42	6'0" x 4'6"
14	W1 - Window	1.00 x 1.22	3'3" x 4'0"
15	GW - Glass Window	3.93 x 2.87	12'8" x 9'4"
16	DD - Door	1.75 x 2.44	5'9" x 8'0"
17	D - Door	1.22 x 2.13	4'0" x 7'0"
18	D1 - Door	1.20 x 2.13	3'9" x 7'0"
19	D2 - Door	0.56 x 2.13	1'8" x 7'0 "
20	V - Ventilator	1.82 x 0.45	6'0" x 1'4"
21	V1 - Ventilator	0.45 x 0.45	1'4" x 1'4"
22	V2 - Ventilator	3.48 x 0.45	11'4" x 1'4"
23	O - Open	1.22 x 2.13	4'0" x 7'0"

APPLICANT

Er.P. VIKASRAVAN, M.Tech(Struct.Mech.), M.E., M.S.(Aus.), M.I.E.(Ind.)
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Recognised Engineer for Corporation & LPA
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E-Mail:vikas@vikasravan.com, www.vikasravan.com
Phone:0422-2255512,Mobile: 9600 333 410, 9600 333 420

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Er. R. NITHYAA, B.E., M.I.A.D.
25, Sastri Road, Ramnagar
Coimbatore - 641 009.
LPA/RE/GR-I/058/2024

REGISTERED ENGINEER

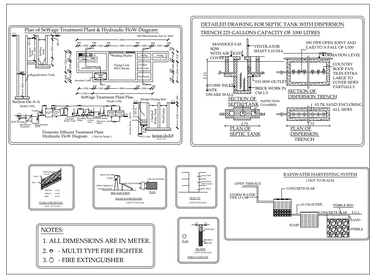
PLAN SHOWING REVISED AND ADDITIONAL EXISTING CONSTRUCTION OF COMMERCIAL (HOTEL) BUILDING IN S.F.No: 283/3B, ODDERPALAYAM VILLAGE AND PANCHAYAT, ANNUR TALUK, COIMBATORE DISTRICT.

APPLICANT NAME:
R. NATARASAN

APPLICATION NUMBER:
SWP/BPA/822387/2026

OLD APPROVAL NUMBER
SITE APPROVAL NO: 356 /2024
BUILDING APPROVAL NO : 81 /2024

REVISED APPROVAL NUMBER
APPLICATION NO : SWP/BPA/ 822387/2026
SWP/BP/DTCP(C) No: 38/2026
(It Is Revised On SWP/BP/DTCP(C) No:81/2024)



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SITE PLAN
Scale - 1:100

REFERENCE

SITE BOUNDARY	-	
EX. BUILDING	-	
DRIVE WAY	-	
EXISTING ROAD	-	
TO BE REMOVED	-	

AREA DETAILS		TOTAL (SQ.M)
Area of The Applicant Site	As Per Document	7300.00
	As Per Patta Record	7300.00
	As Per Super Imposed Plot Area	7209.52

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HEIGHT OF BUILDING - 12.60 M

PARKING DETAILS		REQUIRED	PROVIDED
CAR PARKING	$\frac{2426.17}{100}$ = 24 No's	24	27
TWO WHEELER PARKING	$\frac{2426.17}{50}$ = 49 No's	49	56

(INCLUDING P.H CAR & TWO WHEELER PARKING)

SCALE DETAILS:
ALL DIMENSION ARE IN METER
SCALE - 1:100

MULTI TYPE FIRE FIGHTER
FIRE EXTINGUISHER

APPLICANT

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REGISTERED ENGINEER

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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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.