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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Chennai 600 097, India

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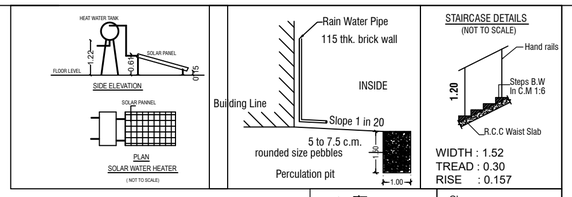
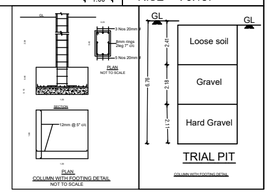
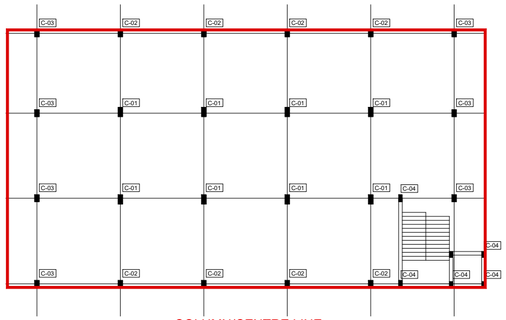
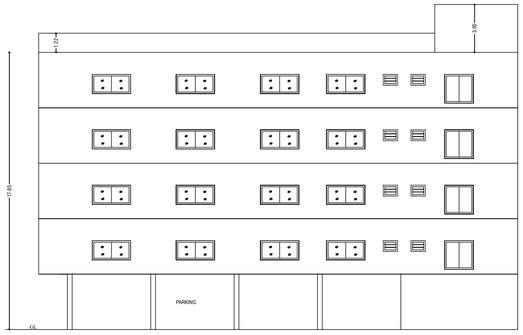




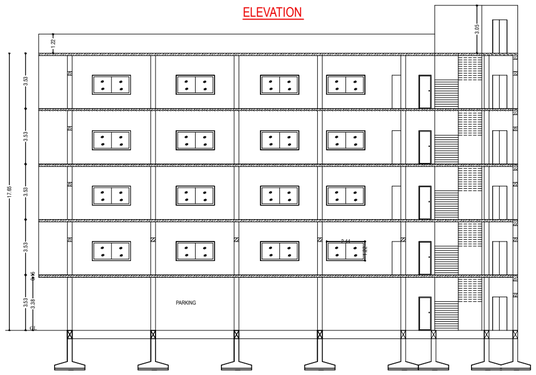
TYPE C	NOS	COLUMN SIZE a	b	REINFORCEMENT
1	08	1'-0"	2'-0"	# 4 nos - 25 Ø+ # 8 nos - 20 Ø # 8@6"c/c
2	08	1'-0"	1'-6"	# 10 nos - 16 Ø #8@6"c/c
3	08	1'-0"	1'-6"	# 6 nos - 20 Ø+ # 6 nos - 16 Ø # 8@6"c/c
4	05	0'-9"	1'-3"	#8 nos - 16 Ø #8@6"c/c



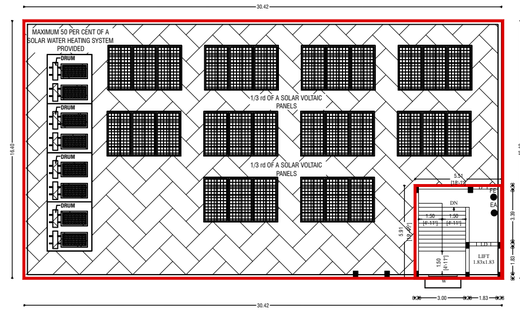
COLUMN/CENTRE LINE DRAWING



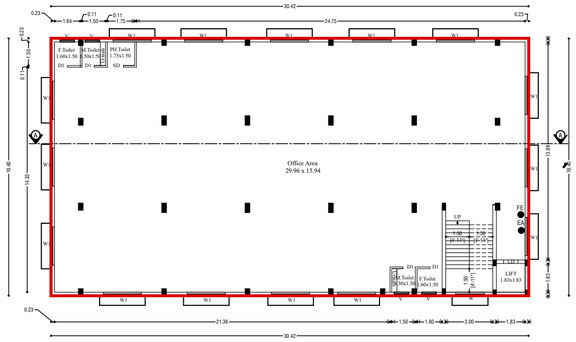
ELEVATION



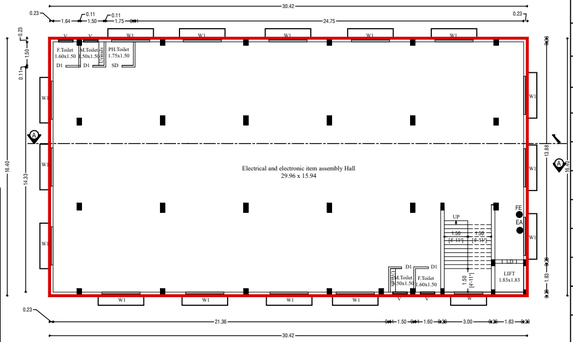
SECTION-"AA"



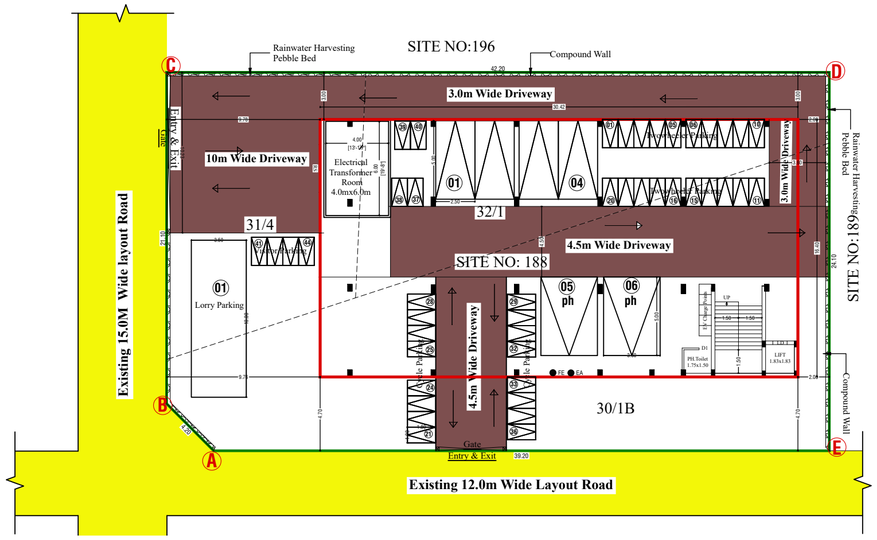
TERRACE FLOOR PLAN



FOURTH FLOOR PLAN
OFFICE



FIRST to THIRD FLOOR PLAN
WORKSHOP



SITE PLAN/STILT FLOOR
SCALE 1:100

COLOUR INDEX:-

AREA AS PER TSLR	:	
AREA AS PER SITE	:	
EXISTING ROADS	:	
DRIVEWAY	:	
PEBBLE BED	:	

NOTE:-
* All Dimensions are in Metre
* Drone Manufacturing Industries
* All round compound wall Provided. (NTS)
* Rainwater percolation pits provided all round the site.(NTS)
* Transformer yard provided in the SE corner of the site.
* S.T.P provided in the Site. (NTS)
* Sump and Fire Sump provided.(NTS)
* Lightning Conductor provided in the roof.(NTS)
* Fire Extinguisher & Emergency alarm is Provided.(NTS)
* Solar penal 1/3 provided(NTS)
* Mechanical Ventilation should be Provided.
* OHT should be Provided.(NTS)

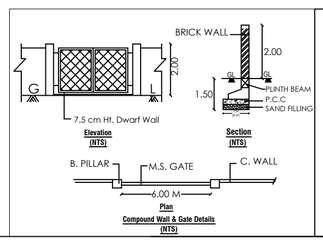
As per TNCDBR - 2019 Rule NO. 54(2)(b)

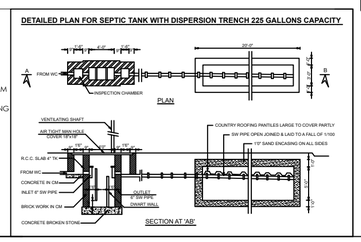
Based on TNCDBR-2019-Page No.110 - Annexure - X [rule No..54(2)b] - Table : 11 - Sanitation Requirements
(Total Strength Of Unit - 60 Members (40 Men & 20 Women))

MALE	REQUIRED	PROVIDED
Water Closet With Ablution Taps	02	08
Urinals	02	08
FEMALE		
Water Closet With Ablution Taps	01	08
Drinking Water Fountain	01	01
Wash Basins	01	01
Cleaner Sink	02	02
PH Water Closet	01	01

FIRE EXTINGUISER FE
EMERGENCY ALARM EA

S.no	Operation Machineries	Load (kw)
1.	Laser Welding	3000W
2.	Laser Engraving	500W
3.	Blower	3 * 2000W
4.	Soldering Gun	8 * 50W
5.	Dry Cutter	2 * 1500W
6.	Terminal Cutter	2000W
7.	Angle Cutter	2000W
8.	Grinder	2000W
9.	Pneumatic Cutter	200W
10.	Compressor	2000W
11.	Driller	2000W
12.	Charger	6000W
13.	Ather Charger	400W
14.	Water Dispenser	500W
15.	Fan	12 * 80W
16.	Cell Tester	28KW
	Total Hp	82.60Hp





REGISTERED STRUCTURAL ENGINEER

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RCC ROOF INDUSTRIAL BUILDING AT SITE NO.188, APPROVED INDUSTRIAL LAYOUT NO.07/2019,S.F. NO -30/1B,31/4,32/1 MOPPIRIPALAYAM VILLAGE,SULUR TALUK, COIMBATORE DISTRICT.
Based on G.o.(M.S.)No.154, Dated:07/10/2025- Annexure VI [Rule No.36] - White Classification - SL.No. 11.Electrical and electronic item assembly (complete dry process)

industrial Layout Approved No :- LP/DTP No.07/2019

SCALE : 1:100

APPLICANT NAME:-Mrs.PONMALAR NATARAJAN
APPLICATION NO :- SWP/BPA/0847324/2026
PLANNING PERMISSION NO : 515/2026
LP/CLPA NO:406/2026

SITE AREA DETAILS:-	SQ.M	SQ.FT
AREA AS PER DOCUMENT	1011.10	10883.00
AREA AS PER SUPERIMPOSED	1012.52	10899.00

HEIGHT OF THE BUILDING - 17.65 METER

PROPOSED FLOOR AREA DETAILS:-

FLOOR DETAILS	FSI AREA SQ.M	NON- FSI AREA SQ.M	TOTAL AREA SQ.M
STILT FLOOR-Parking	26.46	472.42	498.88
FIRST FLOOR-Workshop	498.88	-	498.88
SECOND FLOOR-Workshop	498.88	-	498.88
THIRD FLOOR-Workshop	498.88	-	498.88
FOURTH FLOOR-Office	498.88	-	498.88
TERRACE FLOOR-Headroom	-	32.55	32.55
TOTAL AREA	2,021.98	504.97	2526.95

FSI CALCULATION:-

FSI (As Per TSLR) - 2021.98 / 1011.10 = 1.99

JOINERY DETAILS:-

SYM	DECRIPTION	IN METER
RS	ROLLING SHUTTER	3.05 X 2.44
D	DOOR	0.91 X 2.13
D1	DOOR 1	0.87 X 2.13
D2	DOOR 2	0.76 X 2.13
W	WINDOW	1.83X 1.83
W1	WINDOW	2.44X 1.22
LD	LIFT DOOR	0.91 X 2.44
V	VENTILATOR	0.91 X 0.61

PARKING DETAILS:-

G.O.(Ms).No. 154
(3) In rule 35, in sub-rule (1), in clause (a) for the expression "cottage industries", the expression "White industries" shall be substituted;
[G.O.Ms. No.225, Housing and Urban Development [UD4(1)], 26th November 2024, (3) in Annexure – IV, in PART-I,—
(b) Cottage Industries
1 car space for every 150 sq.m of office floor area or part thereof and 1 two-wheeler space and 1 cycle space for every 75 sq.m of workshop floor area or part thereof.

Car - 498.88 /150=(4+2=6)
Two Wheeler -1496.64 /75=(20+2=22)
Cycle -1496.64 /75=(20+2=22)

VEHICLE (Include PH)	REQUIRED	PROVIDED
CAR (2.5 ,3.6X 5.0)	04 + 02 = 06	06
TWO WHEELER (1.0 X 1.8)	20 + 02 = 22	22
CYCLE (1.0 X 1.8)	20 + 02 = 22	22
LORRY (10.0 X 3.6)	00	01
Total No of Workers 20Females ,40males		

HAMSARAJ. G, B.E.,(Civil)
Registered Engineer
Regd.No: DTCP/RE/Gr.II/12/2025
1/27, Valiyampalayam, Kalapatti
Coimbatore -641 048. Mob: 9943521590

REGISTERED ENGINEER

OWNER / APPLICANT

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

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Chennai 600 097, India
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+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.