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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ONLINE APPLICATION No : SWP/BPA/852083/2026
BUILDING PERMISSION NO : LP/CLPA No: 409/2026
PLANNING PERMISSION NO : 520/2026

PLAN SHOWING THE PROPOSED SINGLE DWELLING RESIDENTIAL BUILDING IN S.F.No:360/2B2 AT KALAPATTI VILLAGE, COIMBATORE CORPORATION.

ALL DIMENSION ARE IN METER
SCALE - 1:100

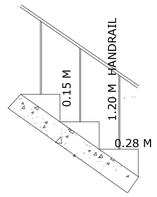
N



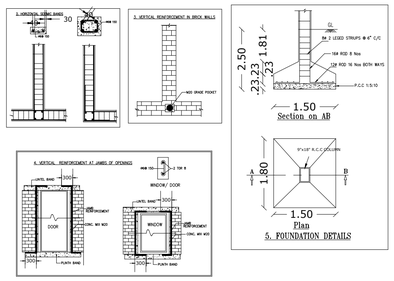
ELEVATION

STAIRCASE DETAILS

WIDTH - 1.22 m
TREAD - 0.28 m
RISE - 0.15 m



EARTHQUAKE SAFE DESIGN DETAILS



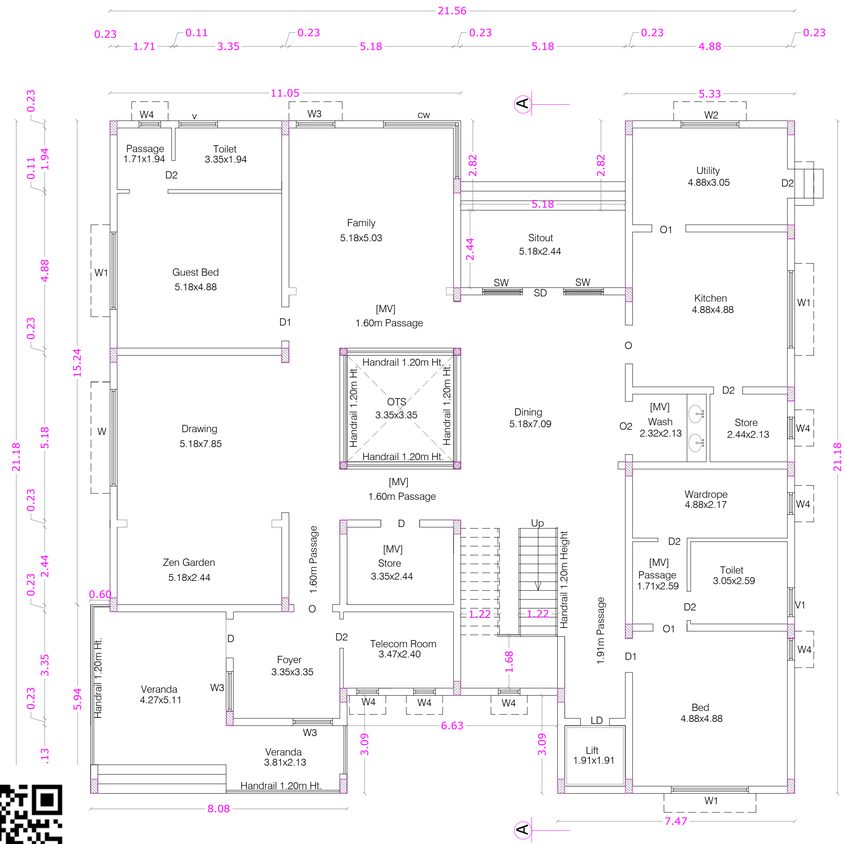
AREA STATEMENT

FLOOR NAME	FSI Area SQM	Non FSIArea SQM	Total Area SQM
GROUND FLOOR	425.37	----	425.37
FIRST FLOOR	308.26	----	308.26
SECOND FLOOR	252.01	----	252.01
TERRACE FLOOR	---	48.75	48.75
TOTAL all Floors	985.64	48.75	1034.38

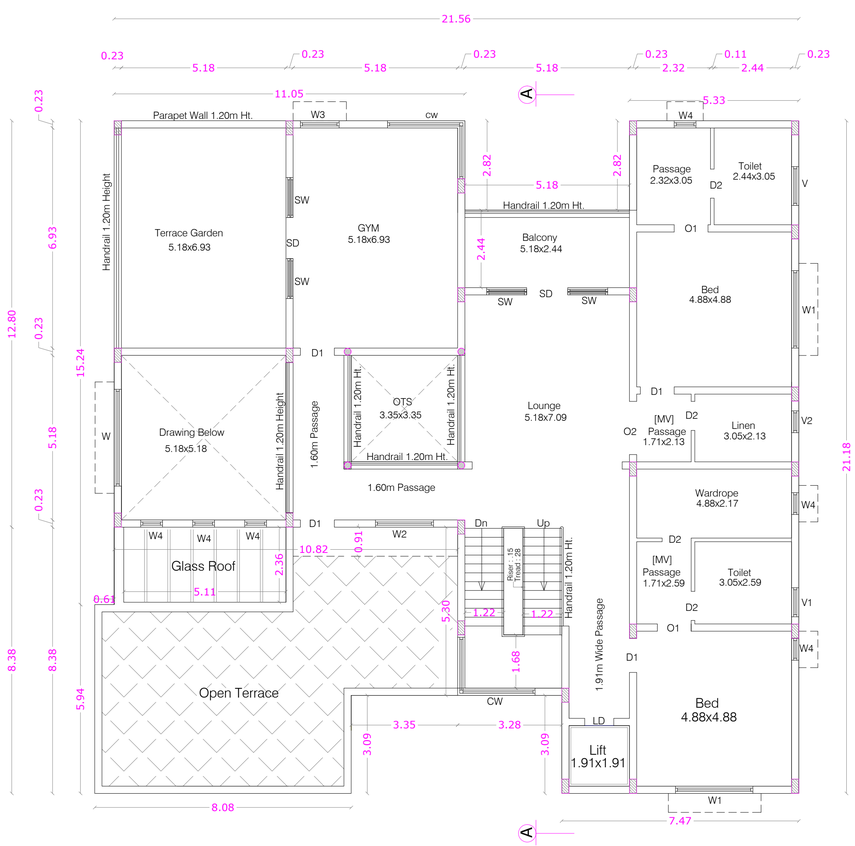
TOTAL F.S.I. AREA	985.64 Sqm
HEIGHT OF THE BUILDING	11.10 m

SCHEDULE OF JOINERY

		METRE
D	DOOR	1.20 x 2.10
D1	DOOR	1.07 x 2.10
D2	DOOR	0.91 x 2.10
O	OPEN	1.20 x 2.10
O1	OPEN	1.07 x 2.10
O2	OPEN	1.68 x 2.10
SD	SLIDING DOOR	1.30 x 2.10
SW	SLIDING WINDOW	1.26 x 2.10
W	WINDOW	3.05 x 1.80
W1	WINDOW	2.44 x 1.80
W2	WINDOW	1.83 x 1.68
W3	WINDOW	1.22 x 1.68
W4	WINDOW	0.69 x 1.80
CW	CORNER WINDOW	2.44 + 1.60 x 1.80
V	VENTILATOR	1.20 x 0.60
V1	VENTILATOR	0.91 x 0.60



GROUND FLOOR PLAN



FIRST FLOOR PLAN

APPLICANT

C. NATARAJAN, B.E.,
Consulting Engineer
NAVEEN ASSOCIATES
364, Second St., Extension
Gandhipuram, Coimbatore - 641 012
COIMBATORE LPA / RE /
GR-I / 003 / 2024

REGISTRED ENGINEER

ONLINE APPLICATION No : SWP/BPA/852083/2026
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ALL DIMENSION ARE IN METER
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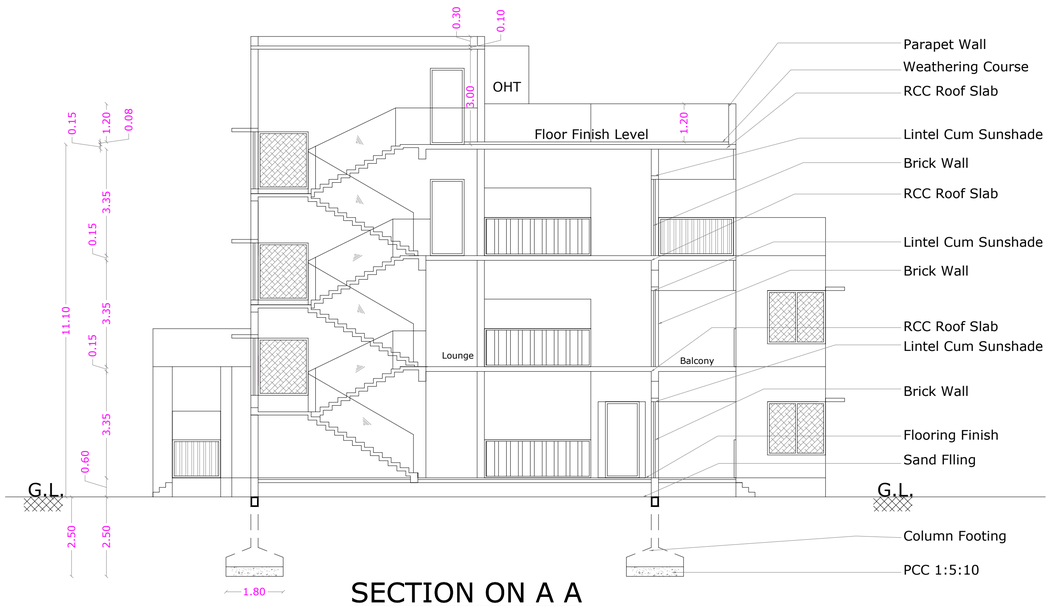

SECTION ON A A

STAIRCASE DETAILS

WIDTH - 1.22 m
TREAD - 0.28 m
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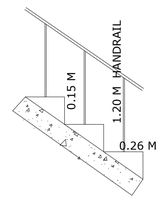

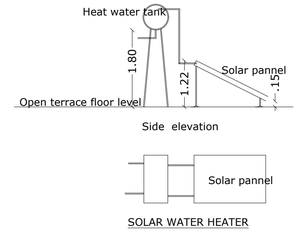

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TERRACE FLOOR	---	48.75	48.75
TOTAL all Floors	985.64	48.75	1034.39

TOTAL F.S.I. AREA 985.64 Sqm

HEIGHT OF THE BUILDING 11.10 m

SCHEDULE OF JOINERY

		METRE
D	DOOR	1.20 x 2.10
D1	DOOR	1.07 x 2.10
D2	DOOR	0.91 x 2.10
O	OPEN	1.20 x 2.10
O1	OPEN	1.07 x 2.10
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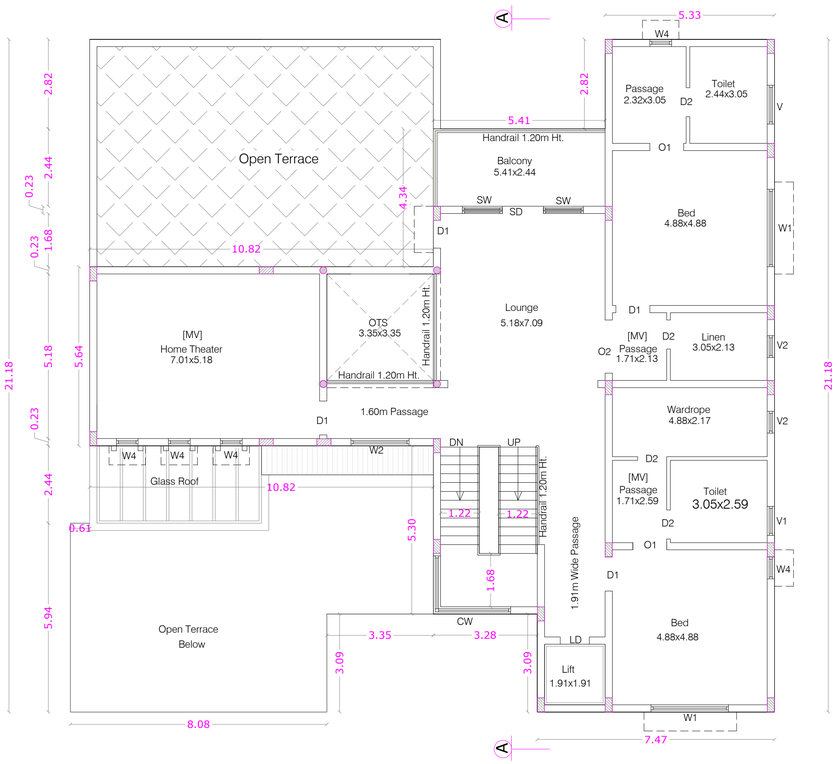
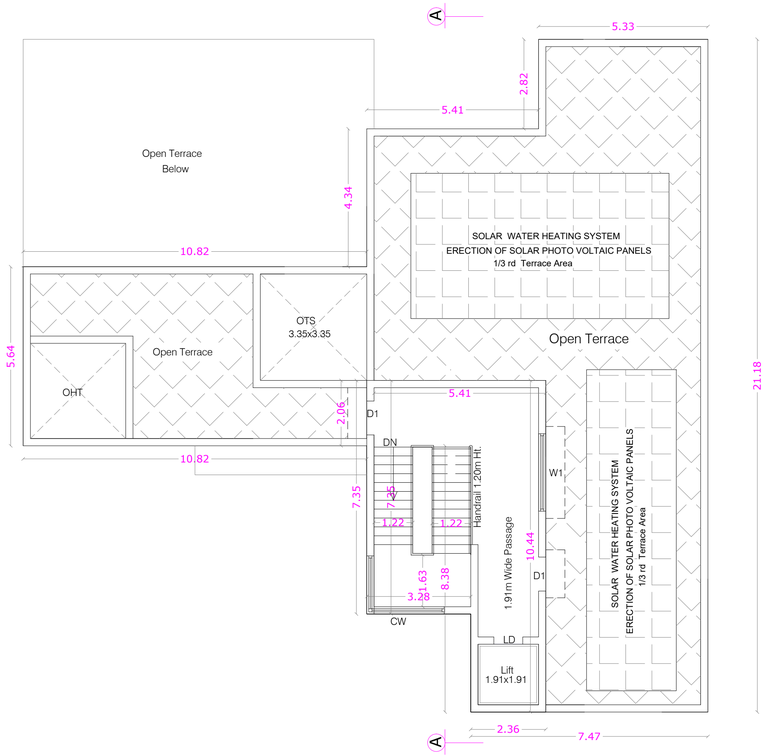
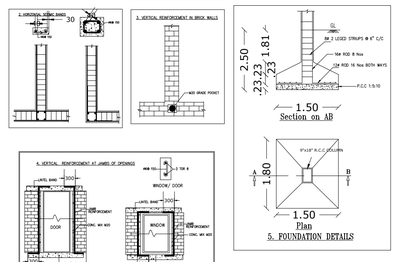


SECOND FLOOR PLAN



TERRACE FLOOR PLAN

EARTHQUAKE SAFE DESIGN DETAILS



APPLICANT

C. NATARAJAN. B.E.,
Consulting Engineer
NAVEEN ASSOCIATES
364, Saroora St., Extension
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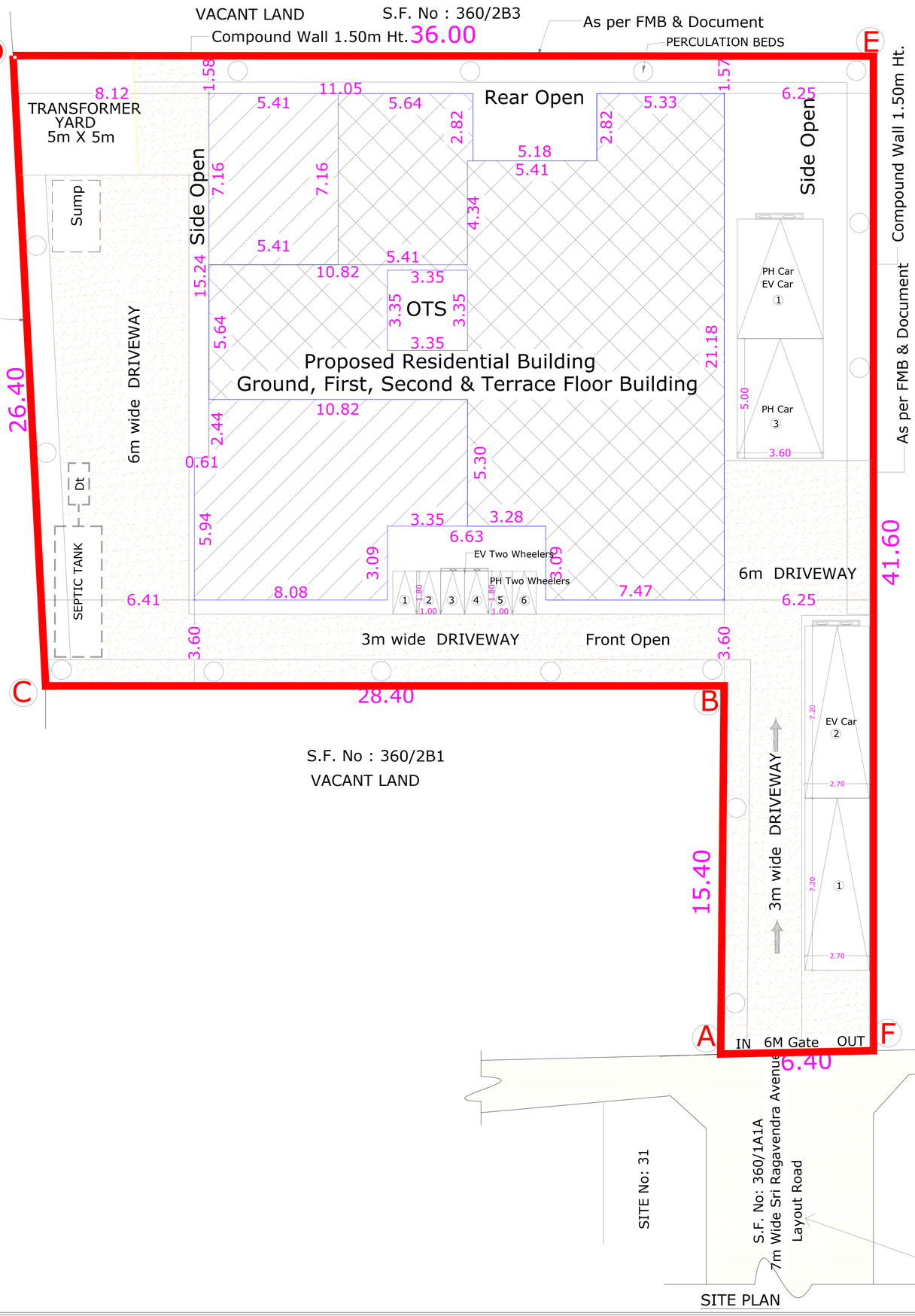
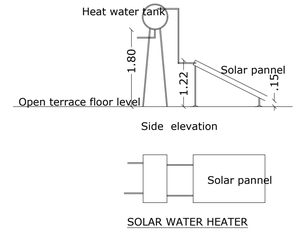
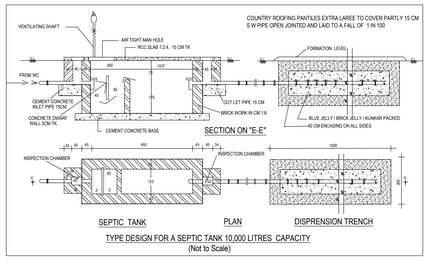
REGISTRED ENGINEER



SITE PLAN





PLAN SHOWING THE PROPOSED SINGLE DWELLING RESIDENTIAL BUILDING IN S.F.No:360/2B2 AT KALAPATTI VILLAGE, COIMBATORE CORPORATION.

MASTER PLAN LAND USE : RESIDENTIAL

ONLINE APPLICATION No : SWP/BPA/852083/2026

ALL DIMENSION ARE IN METER
SCALE - 1:100

N

REFERENCE

SITE BOUNDARY — DRIVE WAY

EXISTING ROAD — PROPOSED BUILDING

AREA DETAILS :

Sl.No	DESCRIPTION	SQM
1)	SITE AREA AS PER DOCUMENT [25.50 CENTS]	1032.00
	SITE AREA AS PER PATTA (A - F)	1032.00
	(MINIMUM AREA SHOULD BE TAKEN INTO ACCOUNT)	

PROPOSED BUILT UP AREA

FLOOR NAME	FSI Area SQM	Non FSIArea SQM	Total Area SQM
GROUND FLOOR	425.37	----	425.37
FIRST FLOOR	308.26	----	308.26
SECOND FLOOR	252.01	----	252.01
TERRACE FLOOR	---	48.75	48.75
TOTAL all Floors	985.64	48.75	1034.39

TOTAL F.S.I AREA	985.64 Sqm
HEIGHT OF THE BUILDING	11.10 m
NUMBER OF DWELLING	1 No.

FLOOR SPACE INDEX = 985.64 / 1032.00 = 2.00 = 0.955

PARKING DETAILS

"5. In the case of an Individual house with single dwelling unit upto 300sq.m in a plot, parking spaces shall be provided subject to a max. of 2 car space and 2 two wheeler space:, and if the area exceeds 300 sqm, a maximum of 4 car spaces and 4 two-wheeler spaces shall be provided."

S.I.No	DESCRIPTION	PROVIDED
1)	CAR PARKING SPACE	4 No's
2)	TWO WHEELER PARKING SPACE	6 No's

Special Condition

The building must be use for same purpose for which the approval obtained. If used other than the approved use, the planning permission deemed to be canceled, action will be initiate under 56 and 57 Town and Country Planning Act-1971 without prior notice, considered as unauthorized construction.

BUILDING PERMISSION NO : LP/CLPA No: 409/2026

PLANNING PERMISSION NO : 520/2026

PROFESSIONAL DETAILS BASED ON FROM C

Dr. T. Sathis Kumar
APPLICANT

C. NATARAJAN, B.E.,
Consulting Engineer
NAVEEN ASSOCIATES
364, Second St., Extensions
Gandhipuram, Coimbatore - 641 012
COIMBATORE LPA / RE /
GR-I / 003 / 2024

Er.C. NATARAJAN
LPA/RE/GR-1/19/03/002
REGISTRED ENGINEER

e-signed
Joint Director / Member Secretary,
District Town and Country Planning Office
Coimbatore District

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.