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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PLAN SHOWING THE PROPOSED CONSTRUCTION OF PROFESSIONAL CONSULTING OFFICE IN TS.No. 5901, BLOCK-59, WARD-J ANUPPERPALAYAM, COIMBATORE NORTH TALUK, COIMBATORE DISTRICT. COIMBATORE CORPORAION.

LAND USE - RESIDENTIAL USE & CBA

SCALE 1 : 100 **ALL DIMENSIONS ARE IN METERS**

SITE AREA DETAILS

	Sq.m.	Sq.ft.
Area Of The Site (As per Document)	392.46	4224.4
Area Of The Site (As per Patta)	380.00	4090.3
Area Of The Site (Superimposed Area)	**379.36**	**4083.4**

BUILDING AREA DETAILS

Floor Name	FSI Area (Sq.m.)	Non FSI Area (Sq.m.)	Builtup Area (Sq.m.)
Stilt Floor	0	235.16	235.16
First Floor	235.16	0	235.16
Second Floor	235.16	0	235.16
Third Floor	167.48	0	167.48
Terrace Floor Area	0	23.64	23.64
TOTAL	**637.80**	258.80	896.60

F.S.I

Occupancy	Area Type	Road Width	Required	Provided
Commercial	OTHERS	15.0m	<=2.00	1.67

PARKING REQUIREMENT DETAILS

CAR / TWO WHEELER PARKING CALCULATION 75% OF FSI AREA
TOTAL FSI AREA - 637.80 SQ.M
75% FSI AREA - 478.35 SQ.M

Description	Required	Provided
D.A Car Parking	0	2
Car Parking	**6**	**6**
D.A Two Wheeler Parking	2	3
Two Wheeler Parking	**19**	**20**
Width of driveway (Four Wheeler)	6.0m	6.0m
Width of driveway (Two Wheeler)	1.50m	6.0m

JOINERY DETAILS

LD	Lift Door	1.00 x 2.10	W1	Window	2.00 x 1.50
D1	Door	1.20 x 2.10	SW1	Stair Window	2.00 x 1.50
D2	Door	0.76 x 2.10	RS1	Rolling Shutters	2.40 x 2.10
V1	Ventilator	1.00 x 0.61			

NOTE

FE : Fire Extinguisher Provided
EA : Emergency Alarm Provided

REFERENCE

PROPOSED SITE AS PER FIELD
PROPOSED SITE AS PER FMB
PROPOSED BUILDING
EXISTING ROAD
DRIVEWAY

APPLICATION NO : SWP/BPA/871809/2026/TCP
SITE BOUNDARY SHOWING "A to D"
L.P/C.L.P.A NO : 474 / 2026
PLANNING PERMISSION NO : 601 / 2026

APPLICANT

Er.P.KULANTHAIVEL., M.E., Ph.D., (Soil)
Registered Geotechnical Engineer (RGTE)
Reg. No : 04 / 2025 / RGTE / EDTCP
Chartered Engineer, Reg.No : AM1686057
Licensed Building Surveyor
Mob.No : +91 95249 57886

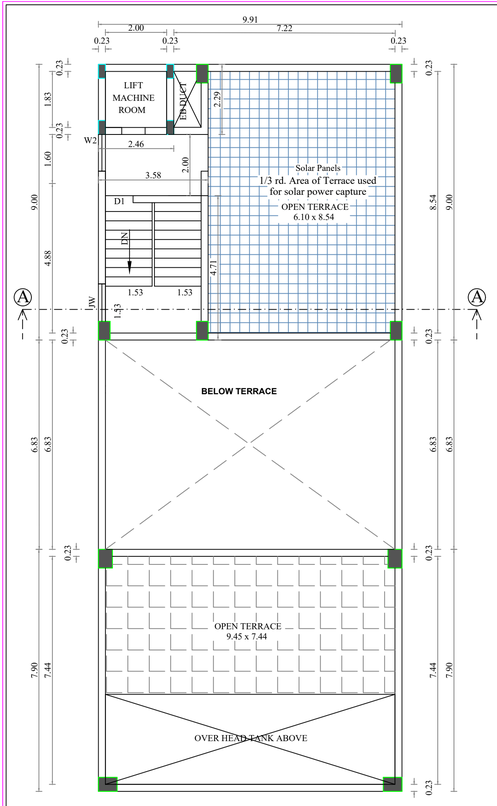
GEO TECHNICAL ENGINEER

RAMA RAM SHANKAR B.Tech.,M.E.,
REGISTERED STRUCTURAL ENGINEER GRADE - II
DTCP Registration No. RSE.GR-II 2022/10/003
No. 15/1/2/2, Sivasantha Nagar, Palanichettipatti
Theni (Dt) - 625 531. Mobile No: 9481963909

STRUCTURAL ENGINEER

Er. R. RAVIBHARATH, B.E.,(CIVIL)
DTCP Registered Engineers Grade-II(Reg)
Reg. No: RE.GR-II-2021/16/033
RP CONSTRUCTIONS
466/9, Maruthi Complex,
Convent School Opp, THENI-625 531.
Cell: 8056578242, 6380486848

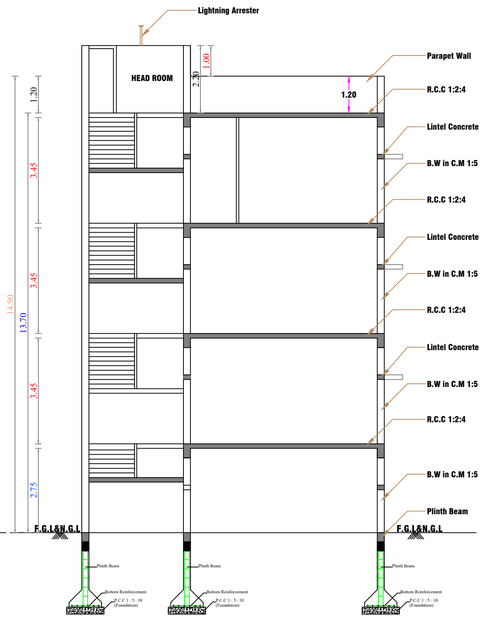
REGISTERED ENGINEER



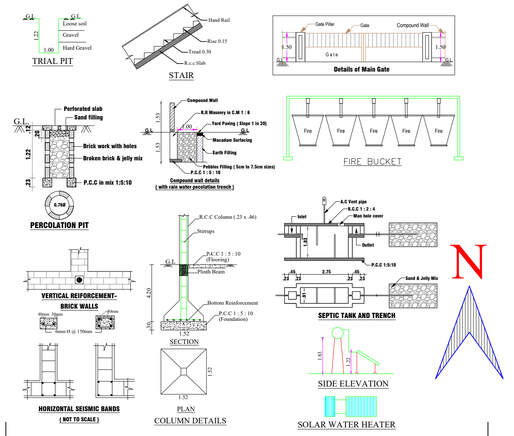
TERRACE FLOOR PLAN



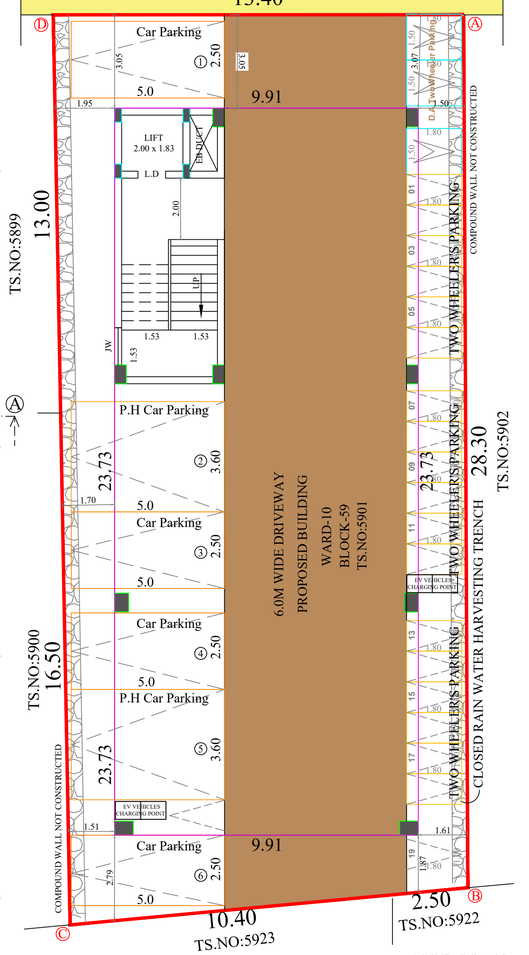
BACK SIDE ELEVATION



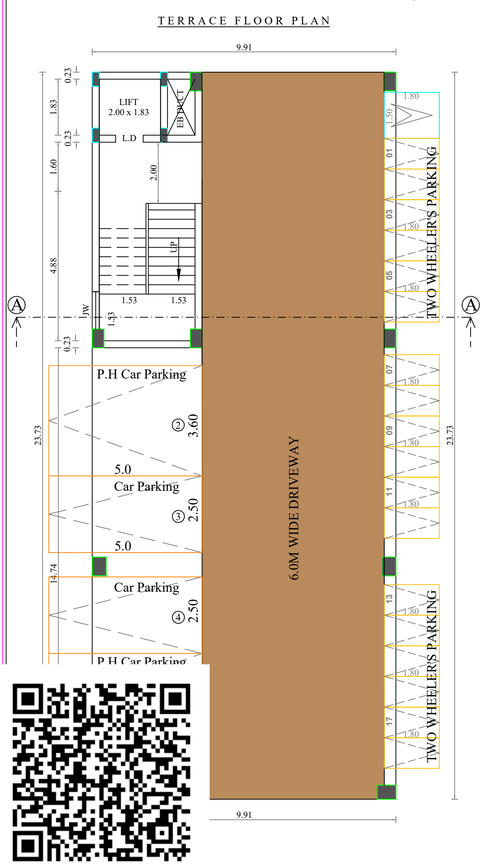
SECTION THROUGH "AA"



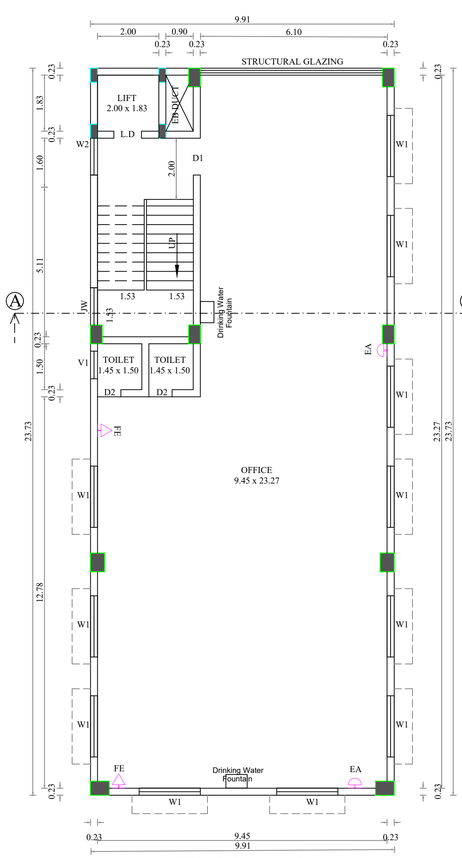
ROAD LETTER NO:நக.எண்: 14758/2025/எச்.1(டி)
DATE : 19.01.2026
15.0M WIDE EXISTING ROAD
WARD-J(10), BLOCK-56,
T.S.NO:5704



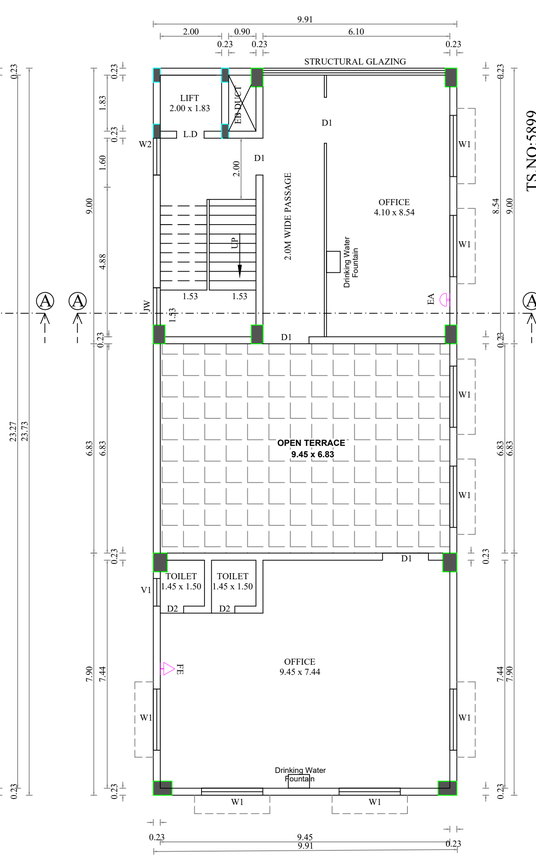
SITE PLAN
SCALE 1 : 100



STILT FLOOR PLAN



FIRST FLOOR PLAN
TYPICAL SECOND FLOOR



THIRD 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
/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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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.