PP APPROVAL RECORD

Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE
Building Plan

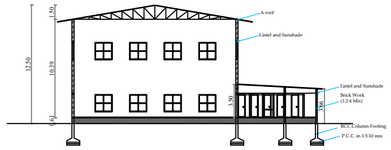
ISSUING AUTHORITY
DTCP

The approval as the planning authority issued it, reproduced in full behind this page.

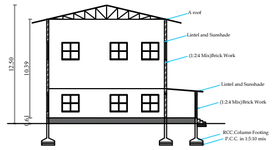
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate
+91 9996 12 9996
verified.realestate



SECTION ON 'A-A'



SECTION ON 'B-B'



ELEVATION

AREA DETAILS

DESCRIPTION	F.S.I Sq.m	NON-F.S.I Sq.m	BUILT-UP AREA Sq.m
MAIN BUILDING	1320.24	–	1320.24
TOTAL AREA	1320.24	–	1320.24

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUND FLOOR COMMERCIAL BUILDING "HOTEL CUM DINING "
IN S.F.No.523/3, 523/4 OF KEERANATHAM VILLAGE & ANNUR TALUK, COIMBATORE DISTRICT.

N

SCALE:
A1 - 1" - 16'

Online Application Number : SWP/BPA/872267/2026

MASTER PLAN : RESIDENTIAL LAND USE

AREA DETAILS

DESCRIPTION	SQ.M
SITE AREA AS PER DOCUMENT	6600.00
SITE AREA AS PER FMB/PATTA	6600.00
MINIMUM AREA SHOULD BE TAKEN INTO ACCOUNT	

Joinery's Details

	In Meter
ED - MAIN DOOR	3.05 X 2.44
DD - DOOR	3.05 X 2.44
D1 - DOOR	0.76 X 2.44
D2 - DOOR	0.76 X 2.44
D3 - DOOR	1.07 X 2.44
D4 - DOOR	1.80 X 2.44
O - OPEN	1.22 X 2.44
W/W - WINDOW	1.80 x 1.80
V - VENTILATOR	0.61 x 0.61

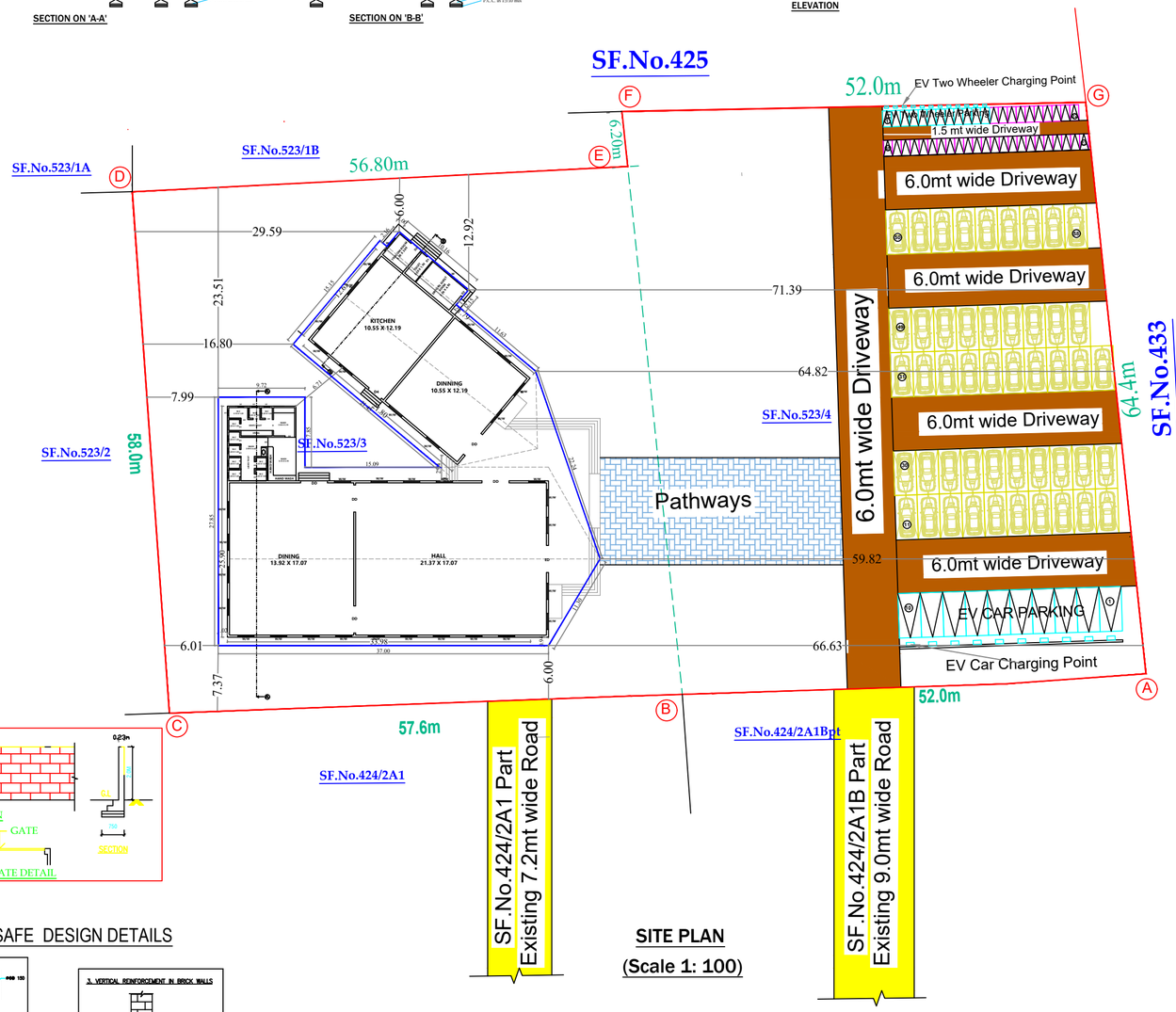
Floor Space Index $= \frac{1320.24}{6600.00} = 0.20$

Parking Details:

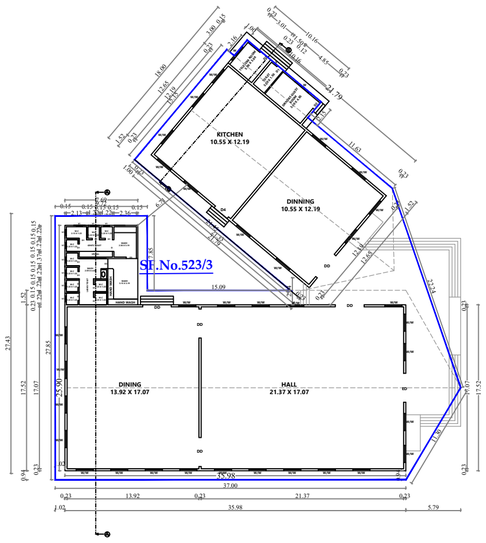
	Required	Provided
Car Parking	13 NOS	58 NOS
Two Wheeler Parking	26 NOS	45 NOS

Note
All metric dimensions are in metre

REFERENCE:
SITE BOUNDARY
EXISTING ROAD
DRIVE WAY
PROPOSED BUILDING



SITE PLAN
(Scale 1: 100)

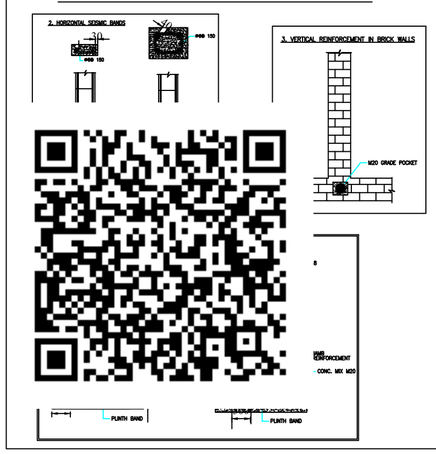


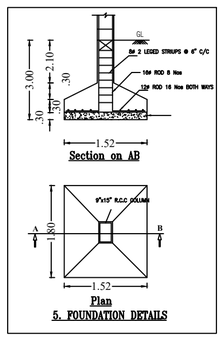
GROUND FLOOR PLAN

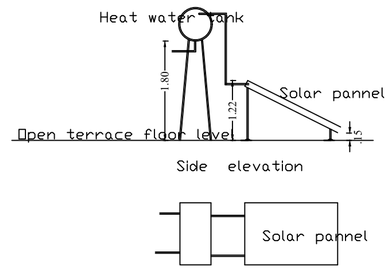
Special Condition: Building shall be used only for the approved use. If anything found another use occupied in the building, necessary enforcement action will be taken as per section 56&57 of TNTCP Act,1971.

ONLINE APPLICATION NO:SWP/BPA/872267/2026
SWP/SITE APPROVAL : LP/CLPA.NO: 436/2026
SWP/PLANNING PERMISSION NO:554/2026
PLANNING PERMISSION PERIOD: 16.07.2026 to 15.07.2034

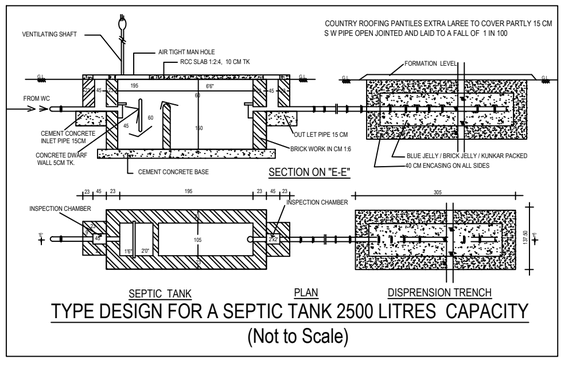
EARTHQUAKE SAFE DESIGN DETAILS







SOLAR WATER HEATER



TYPE DESIGN FOR A SEPTIC TANK 2500 LITRES CAPACITY
(Not to Scale)

Navin. B.Mant..

APPLICANT

02/07/2026
J. Chandran, M.E., (Stru)., MIE
Structural Engineering,
DTCP/SE/GR-1/09/2026
142 Ramalingam Colony,
Coimbatore - 641 043

REGISTER STRUCTURAL ENGINEER

Er. BA. KANNA CHOCKKALINGAM
M.E(Structures), AN., ME., MISTE
REGISTERED ENGINEER
Reg. No: Coimbatore LPA / RE / GR-I / 008 / 2022
D. No. 400, Bharathiyar Road
New Siddhapudur, Coimbatore - 641 044.
Ph: 0422 - 3592569 Mob: + 91 9363115772

REGISTER 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
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India
hello@verified.realestate
+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.