PP APPROVAL RECORD

Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE
Building Plan

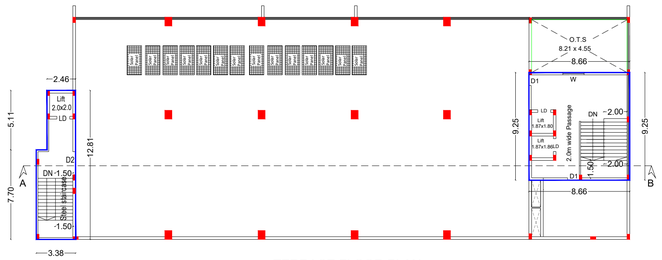
ISSUING AUTHORITY
DTCP

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

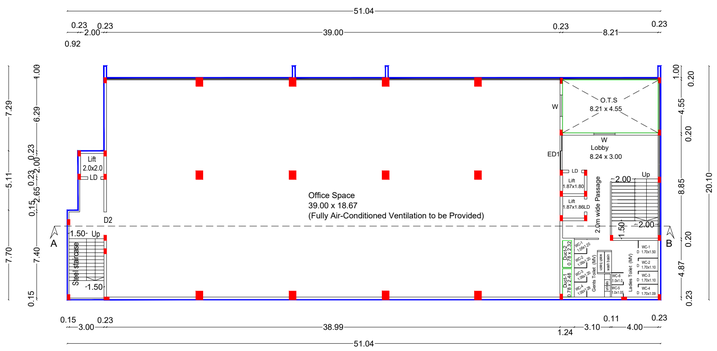
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

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TERRACE FLOOR PLAN

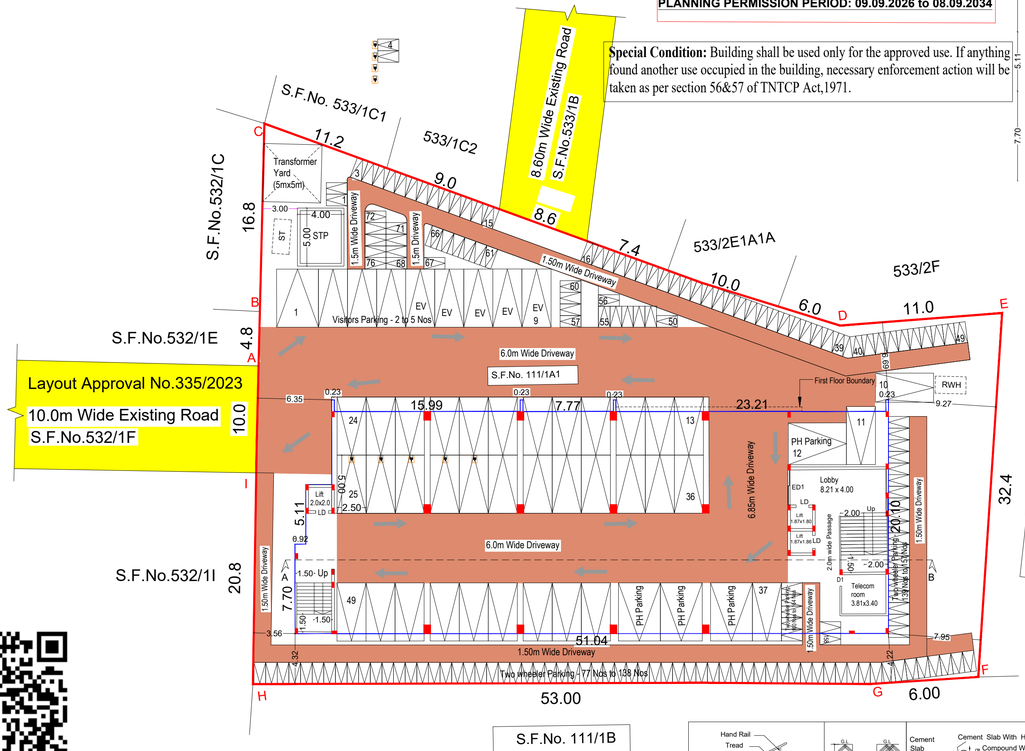


TYPICAL FLOOR PLAN

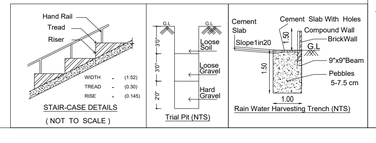
SECOND, THIRD & FOURTH FLOOR PLAN)

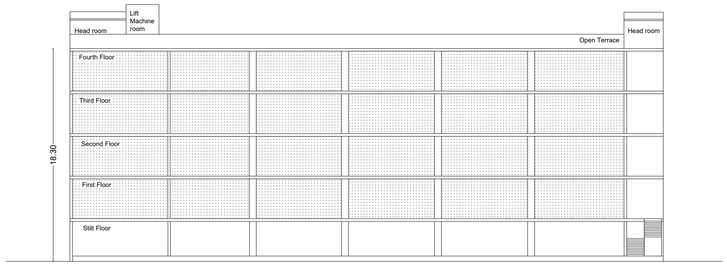
ONLINE APPLICATION NO:SWP/BPA/884541/2026
SWP/SITE APPROVAL : LP/CLPA.NO: 529/2026
SWP/PLANNING PERMISSION NO:672/2026
PLANNING PERMISSION PERIOD: 09.09.2026 to 08.09.2034

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.

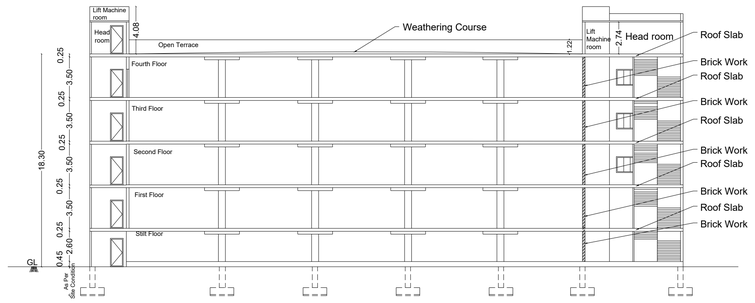


STILT CUM SITE PLAN

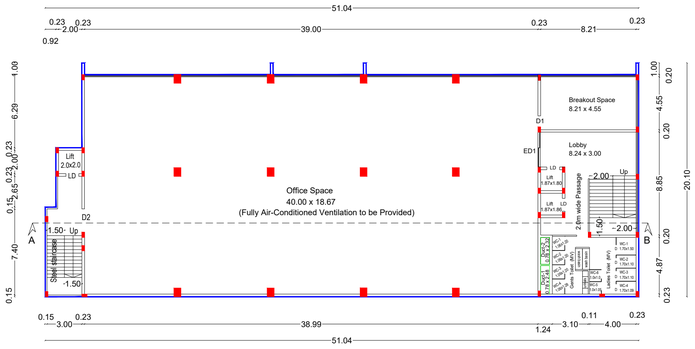




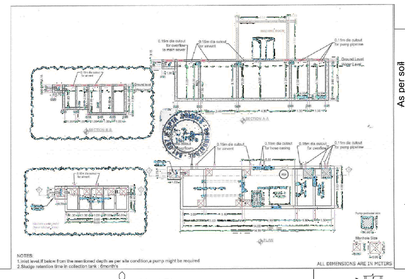
NORTH SIDE ELEVATION

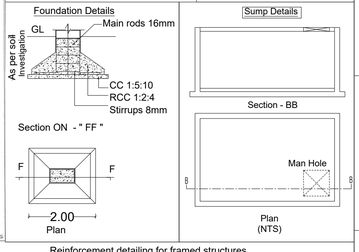


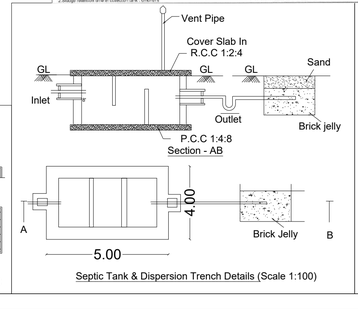
SECTION ON AB

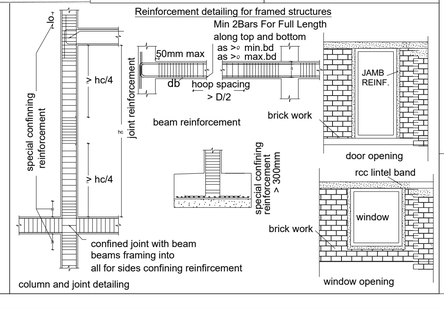


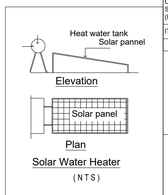
FIRST FLOOR PLAN

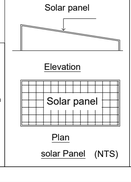












Site and Detailed Plan showing the Proposed Construction of Private Office Space in First, second and Third floor and IT Space Incl.Co-working Space in Fourth Floor in S.F.No.111/1A1 of Vellakinar Village, Coimbatore North Taluk, Coimbatore District and Corporation- North Zone.

Title:
Site Plan, Stilt Floor, First Floor, Second Floor, Third Floor, Fourth Floor Terrace Floor,Section and Elevation

N
W E
S

Note:
All dimensions are in meter

Scale - 1:100

Site Area Details

S.No	S.F.No	Extent in Sq.m (Document)	Extent in Sq.m (Patta)
1	111/1A1	2348.00	2348.00
Total		2348.00	2348.00

Building area details in Sq.m

Floor	FSI area in Sq.m	Non FSI area in Sq.m	Deduction	Built up area in Sq.m
Stilt	14.80	936.48	0.00	951.28
First	947.58	0.00	3.74	947.58
Second	910.19	0.00	41.09	910.19
Third	910.19	0.00	41.09	910.19
Fourth (IT Space)	910.19	0.00	41.09	910.19
Head room	0.00	118.75	0.00	118.75
STP Room	20.00	0.00	0.00	20.00
Total	3712.95	1055.23	127.01	4768.18

Joineries Details

S.No	Symbol	Description	Size in Metre
1	ED1	Entrance Door	3.00 x 2.44
2	D	Door	0.76 x 2.44
3	D1	Door	0.91 x 2.44
4	D2	Door	1.20 x 2.44
5	LD	Lift Door	1.10 x 2.44
6	W	Window	1.83 x 1.37

FSI Calculation:
Floor Space Index = 3712.95 / 2348.00
= 1.581

Reference:
Site Boundary -
Proposed Building -
Existing Road -
Driveway -
Non FSI Area -

Parking Details

Description	Description	Car Parking (Annexure-IV)		Two wheeler Parking (Annexure-IV)	
		Required	Provided	Required	Provided
Office Space (FF,SF,TF)	FSI area = 2767.96	28	28	111	112
	Visitors Parking	3	3	11	16
IT Space	Floor area - 910.19	18	18	36	36
	Total	49	49	158	164

Applicant

ARUN PRASAD T
PRINCIPAL ARCHITECTS
URBAN PLANNERS
Old Door No.4/1, New No.4/2, Ramanathapuram Main Road, Ramanathapuram, Coimbatore-641 045.
Phone No. 0422 - 4200310, 4200311
REGISTERED ARCHITECT : CA/2001/50162

Registered Architect

Er. S. JAGADEESH KANNAN BE(Hons), M.Sc. ML, CPARCHITECTURAL ENGINEER (M-1639645)
REGISTERED CIVIL ENGINEER (M-1639645)
REGISTERED STRUCTURAL ENGINEER
REGD. No : TD/STRE/Gr-1/2324-2/2092
31 B, OLD GAMU NAGAR, PUDUPALAYAM, COIMBATORE - 641 006

Registered Structural Engineer

Er. BA. KANNA CHOCKALINGAM
M.E(Structures) A.I.V., M.I.E., M.I.S.T.E
REGISTERED CONSTRUCTION ENGINEER
Reg. No: Coimbatore LPA / CE / 009 / 2024
No. 400, Bharathiyar Road,
New Siddhapudur, Coimbatore - 641 044.
Mob: +91 9363115772

Construction Engineer

Er. R.SATHISHKUMAR
M.E.(Geotech)., M.I.G.S., A.M.I.E., M.I.S.T.E.,
Registered Geotechnical Engineer
Reg. No: Coimbatore District/GETE/01/2025
No: 1/295-B, Annur Road, Karumathampatti
Coimbatore - 641 659
Ph: 0422-3582569 Mob: +91 9597262915

Registered Geotech 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

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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.