Verified RealEstate™

REFERENCE
SWP/BPA/935809/2026

ISSUED
21 October 2026

PP APPROVAL RECORD

Planning Permission

Survey 207/1B2

Panapatti, Kinathukadavu taluk

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™

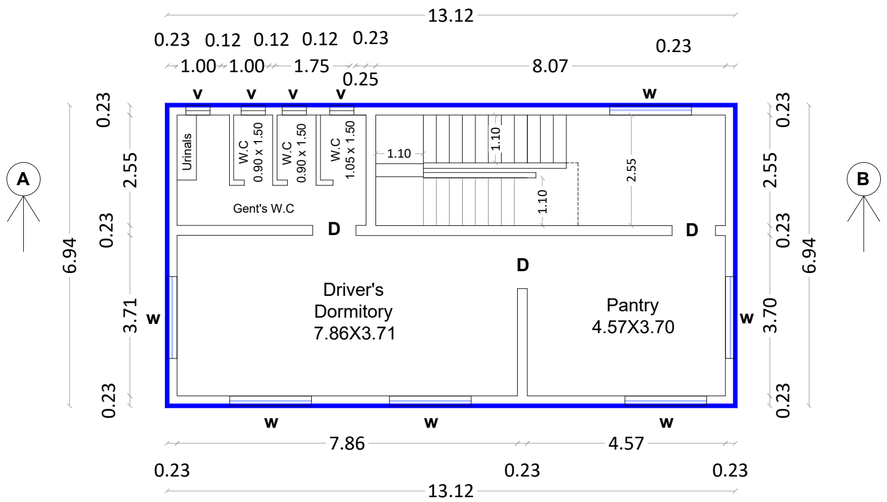
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate

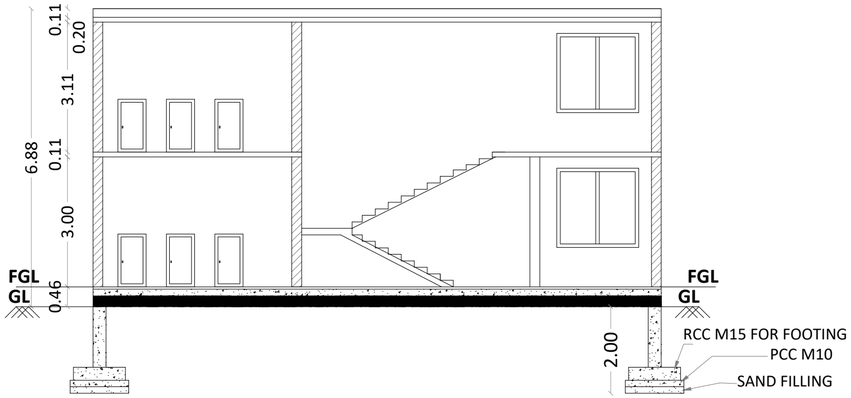
+91 9996 12 9996

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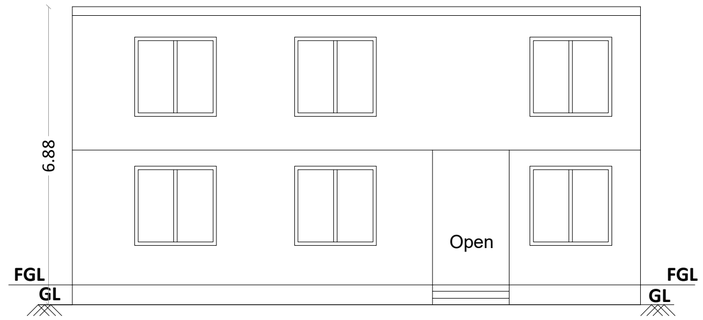
DIGITALLY VERIFIED RECORD



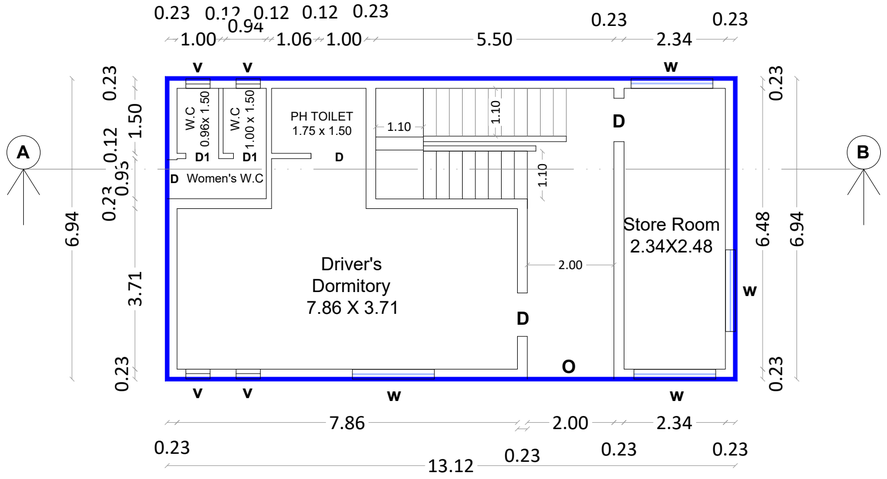
FIRST FLOOR PLAN



SECTION A-B

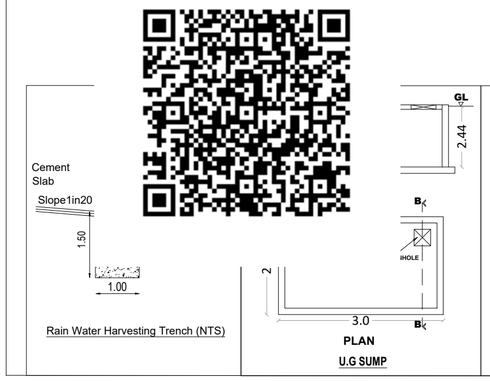


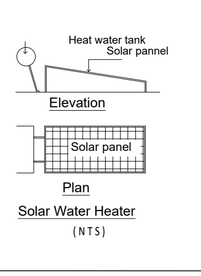
ELEVATION

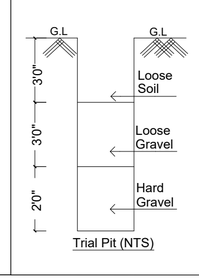


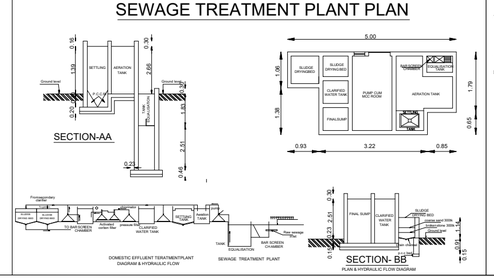
GROUND FLOOR PLAN

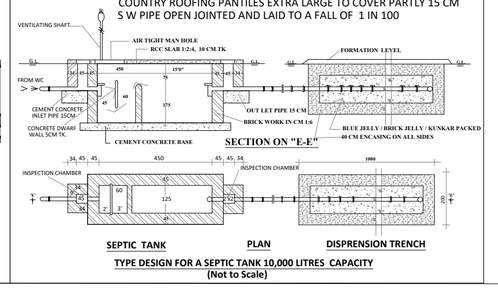
BLOCK -2

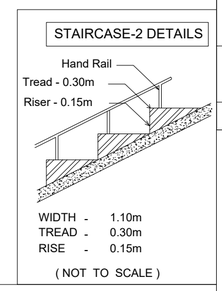












Sheet No:01/02

Site and Detailed Plan showing the Proposed Construction of Commercial Building (Warehouse) in S.F.No. 207/1B2 of Panapatti Village, Kinathukadavu Taluk, Coimbatore District.

Title:
Site Plan, Ground & Mezzanine Floor Plan,Section and Elevation

Note:
All dimensions are in meter

N
W E
S

Scale - 1:400

Site Area Details

S.No	SF.No	As per Document (Sq.m)	As per Patta (Sq.m)
1	207/1B2	8100.00	8100.00
Total		8100.00	8100.00

Floor Area details

Block Details	Floor	FSI area in Sq.m	Non FSI area in Sq.m	Builtup area in Sq.m
Block-1	Ground	4292.63	0	4292.63
	Mezzanine	353.65	0	353.65
Block-2	Ground	91.06	0	91.06
	First	91.06	0	91.06
Others	Security Toilet	-	3.39	3.39
	Security Cabin	-	6.25	6.25
	Total	4828.40	9.64	4838.04

Reference:

Digital Survey Boundary	-	
FMB Boundary	-	
Proposed Building	-	
Existing Road	-	
Driveway	-	

FSI Calculation:

Floor Space Index = 4828.40/ 8100.00
= 0.60
Permissible F.S.I = 2.00

Notes:

OSR need to buy back

Compound wall will not be constructed

Parking Details

Description	Car Parking (Annexure-IV)	
	Required	Provided
Area = 3628.53 sq.m. (1 Lorry space for Every 300 Sq.m of floor area)	(3628.53 /300) = 12.09 ~ 12 Nos	12
Total	12 Nos	12 Nos

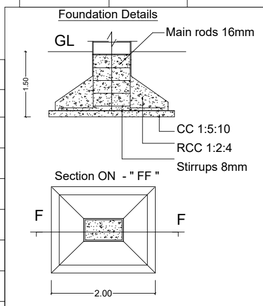
Sanitary Requirements for Factories (Annexure-X, Table: 11)

Sl. No.	Sanitary unit	Description (As per Annexure-X, Table: 11)		Required		Provided	
		Boys	Girls	Male	Female	Male	Female
1	Water Closet (W.C)	1 for 15 persons	2 for 13-25 persons	1	2	2	2
2	Ablution Tabs	One in each W.C.	One in each W.C.	1	2	2	2
3	Urinals	One for 7-20 Persons	---	1	0	2	0
5	Drinking Water Fountains	One for every 100 persons with a minimum of one on each other		1			

Joinery Details

S.No	Symbol	Description	Size in Metre
1	ED	Entrance Door	6.24 x 4.78
2	RS	Rolling Shutter	3.50 x 3.00
3	D	Door	1.00 x 2.44
4	D1	Door	0.65 x 1.22
5	LD	Lift Door	0.91 x 2.44
6	W	Window	1.89 x 1.83
7	V	Ventilator	0.56 x 0.60

Foundation Details



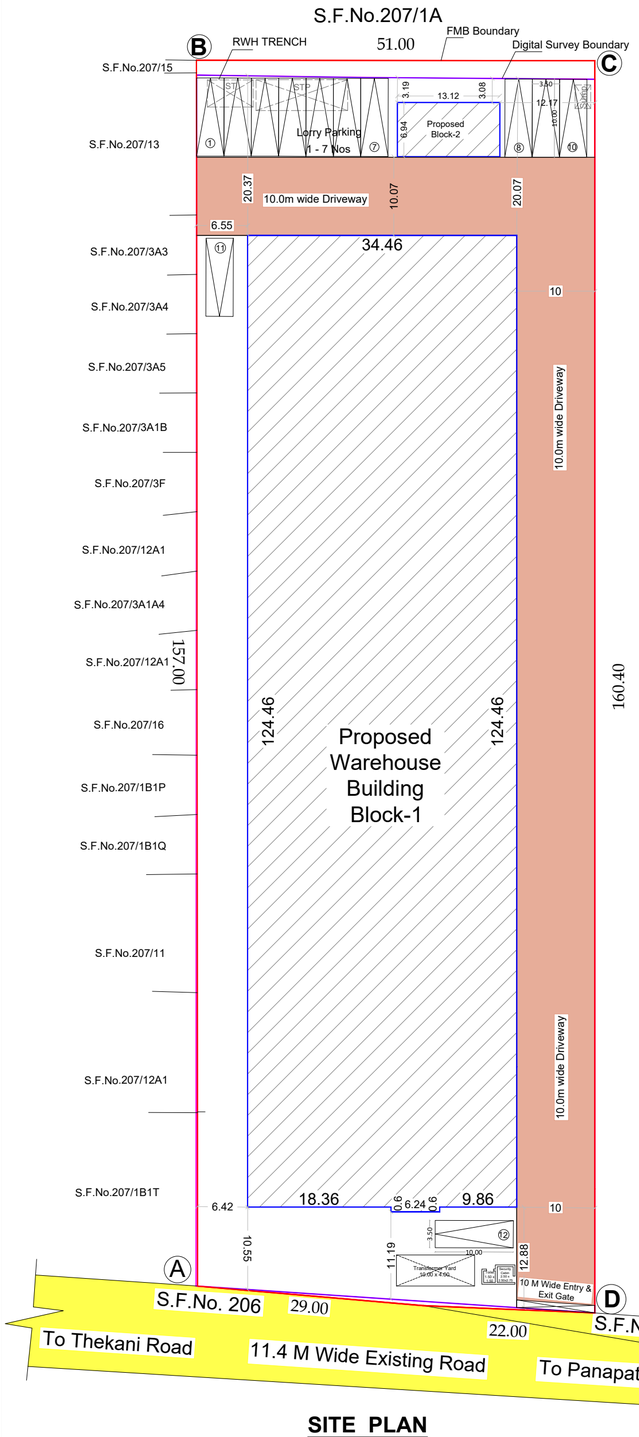
(Mr. C.Arun Chandrakanth)
Applicant

S. JAGADESH KANNAN ME(Struct), PE, MIE, FIV,
CHARTERED CIVIL ENGINEER (M-1630645)
REGISTERED STRUCTURAL ENGINEER
REGD. No : TD/RSE/Gr-I/2025/02/002
31 B, OLD DAMU NAGAR, PULIYAKULAM,
COIMBATORE - 641 045

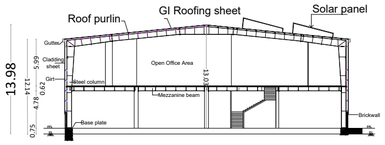
(Er. S. Jagadesh Kannan)
Registered Structural Engineer

D. RAJSHRI, B.Arch.,
Reg.No : CA/2025/185330
No.5, 7th Cross, Thaneerpandhal,
V.K. Road, Coimbatore - 641 004

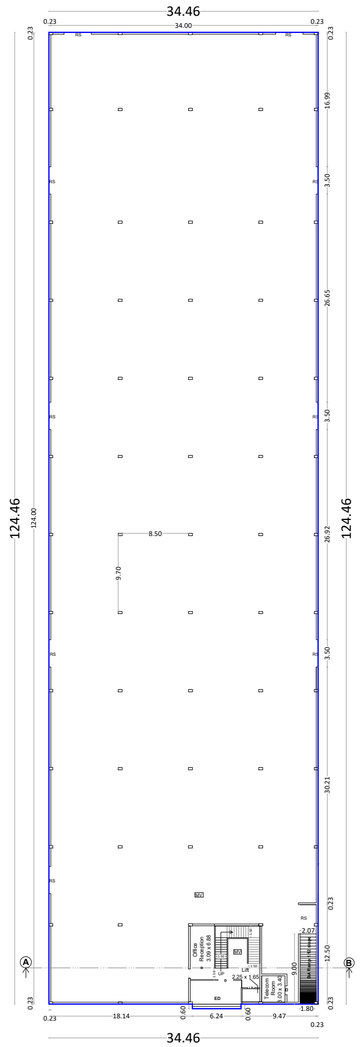
(Ar. Rajshri.D)
Registered Architect



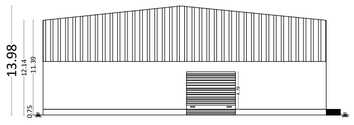
SITE PLAN



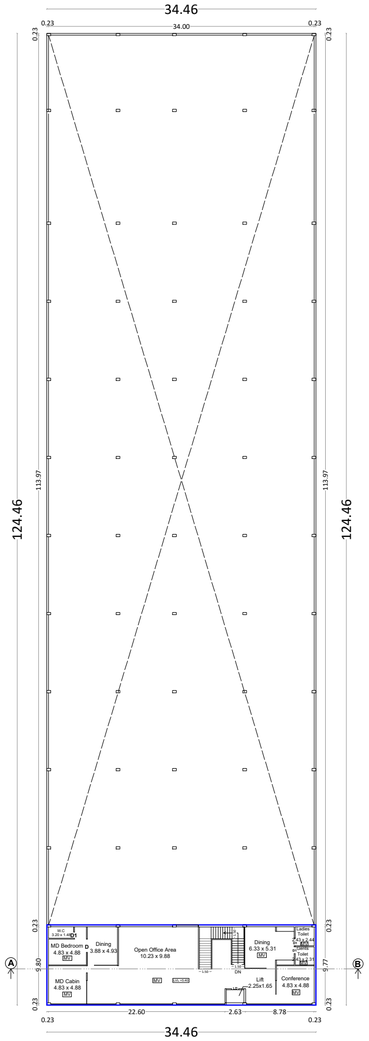
SECTION A-B



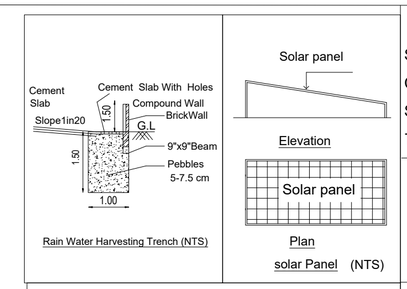
GROUND FLOOR PLAN



ELEVATION



MEZZANINE FLOOR PLAN



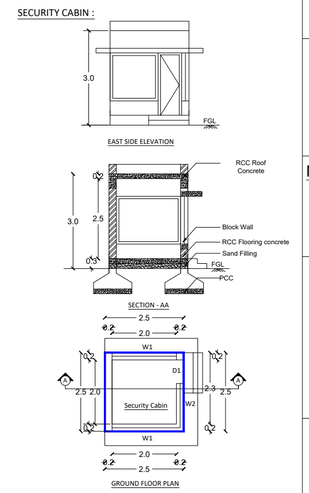
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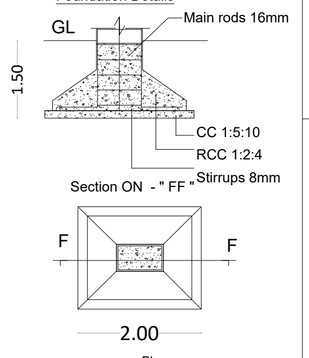
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SECURITY CABIN :



Foundation Details



Sheet No:02/02

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Applicant

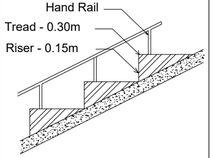
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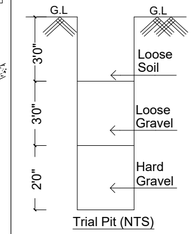
(Ar. Rajshri.D)
Registered Architect

STAIRCASE-1 DETAILS



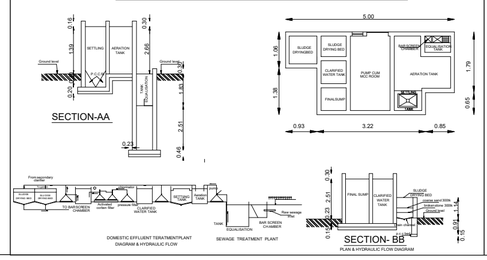
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TREAD - 0.30m
RISE - 0.15m

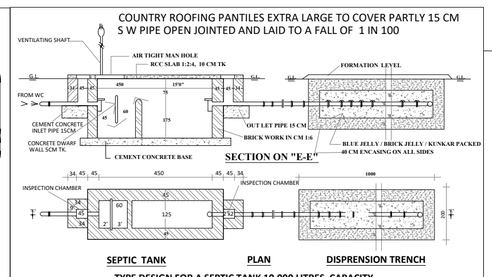
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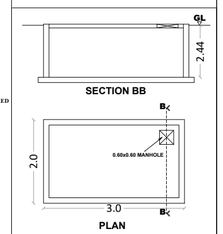


Trial Pit (NTS)

SEWAGE TREATMENT PLANT 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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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.