PP APPROVAL RECORD

Planning Permission

Survey 60/1B1C and 1 more

Block Development Officer Nallur, Anamalai taluk

Coimbatore district, Tamil Nadu

APPROVAL TYPE
Building Plan

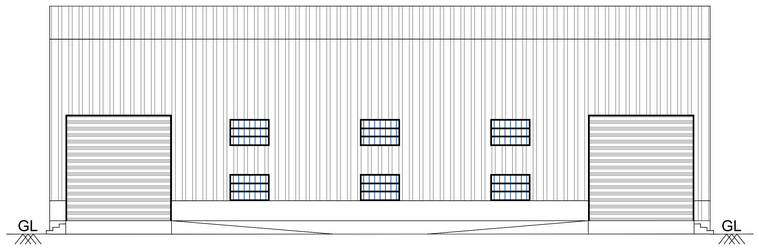
ISSUING AUTHORITY
DTCP

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

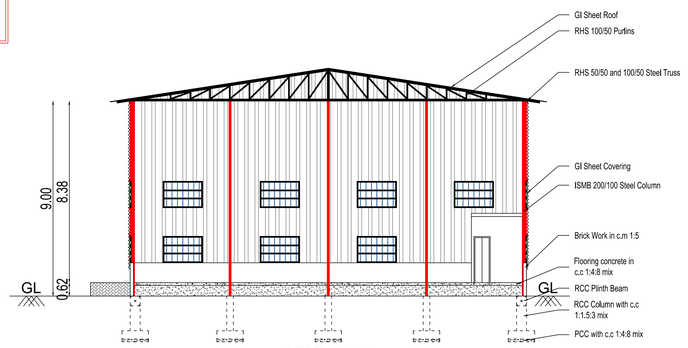
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

BLOCK-1(WHITE CATEGORY INDUSTRY)

ONLINE APPLICATION NO : SWP/BPA/948669/2026
SITE APPROVAL NO :SWP/LP/R(C)No.195/2026
BUILDING APPROVAL NO: SWP/BP/DTCPR(C)No. 88 /2026.



FRONT ELEVATION



SECTION-AA'

PLINTH BEAM DETAILS

● - DENOTES CURTAILMENT ROD/EXTRA ROD

PLINTH BEAM DETAILS			REINFORCEMENT DETAILS		RING DETAILS	
TYPE	BEAM SIZE (B x D)	LAYERS	TOP RODS	BOTTOM RODS	END SPAN	MID SPAN
PB1	9" X 21"	1st layer	3NOS - #16 ST(+ CRANK)	3NOS - #16 R/D CRANK●	5# @7" c/c	8# @ 7" c/c
		2nd layer	2NOS - #16 ST	2NOS - #16 ST		

BEAM CROSS SECTION

TYPICAL LONGITUDINAL SECTION OF PLINTHBEAM

COLUMN DETAILS

PEDESTAL NAME	PEDESTAL SIZE (B x D)	PEDESTAL REINFORCEMENT DETAILS
P1	12" X 18"	8 Nos - #16 — 2 Nos - #12 — #8 @ 4"C/C

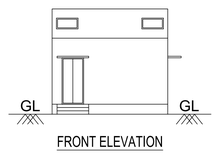
FOOTING DETAILS

FOOTING NAME	FOOTING SIZE		EXCAVATION SIZE		FOOTING DEPTH		FOOTING REINFORCEMENT	
	A	B	A	B	a	c	X - Dir	Y - Dir
F1	5'-6"	5'-6"	5'-6"	5'-6"	24"	-	10# @ 6" c/c	10# @ 6" c/c

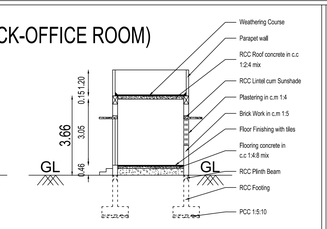
TYPICAL FLAT FOOTING SECTION

TYPICAL FLAT FOOTING PLAN

BLOCK-2(SERVICE BLOCK-OFFICE ROOM)

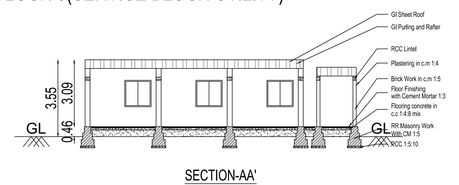


FRONT ELEVATION

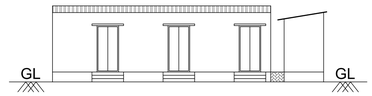


SECTION-AA'

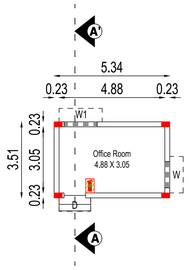
BLOCK-3(SERVICE BLOCK-UTILITY)

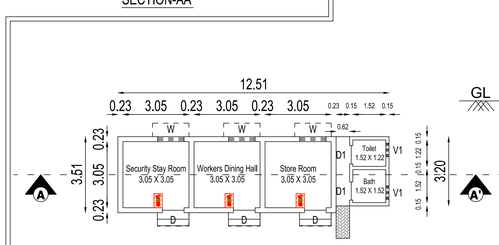


SECTION-AA'

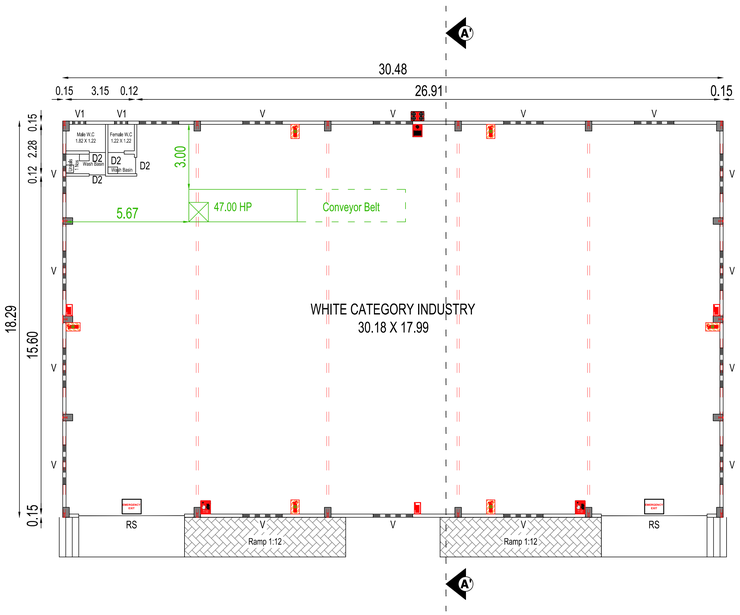


FRONT ELEVATION

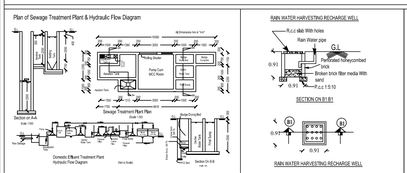


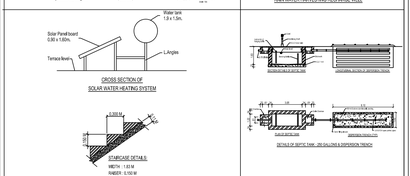


GROUND FLOOR PLAN



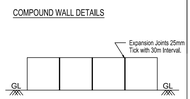
GROUND FLOOR PLAN



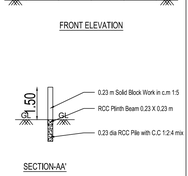


BAR CODE



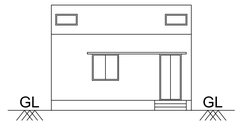


FRONT ELEVATION

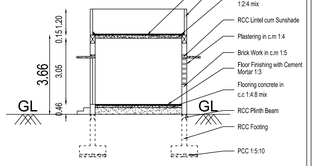


SECTION-AA'

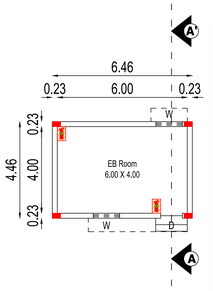
BLOCK-4(EB ROOM RCC ROOF 6.00 X 4.00)m



FRONT ELEVATION

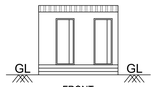


SECTION-AA'

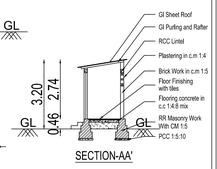


GROUND FLOOR PLAN

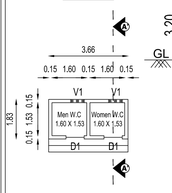
BLOCK-5(TOILET BLOCK)



FRONT ELEVATION

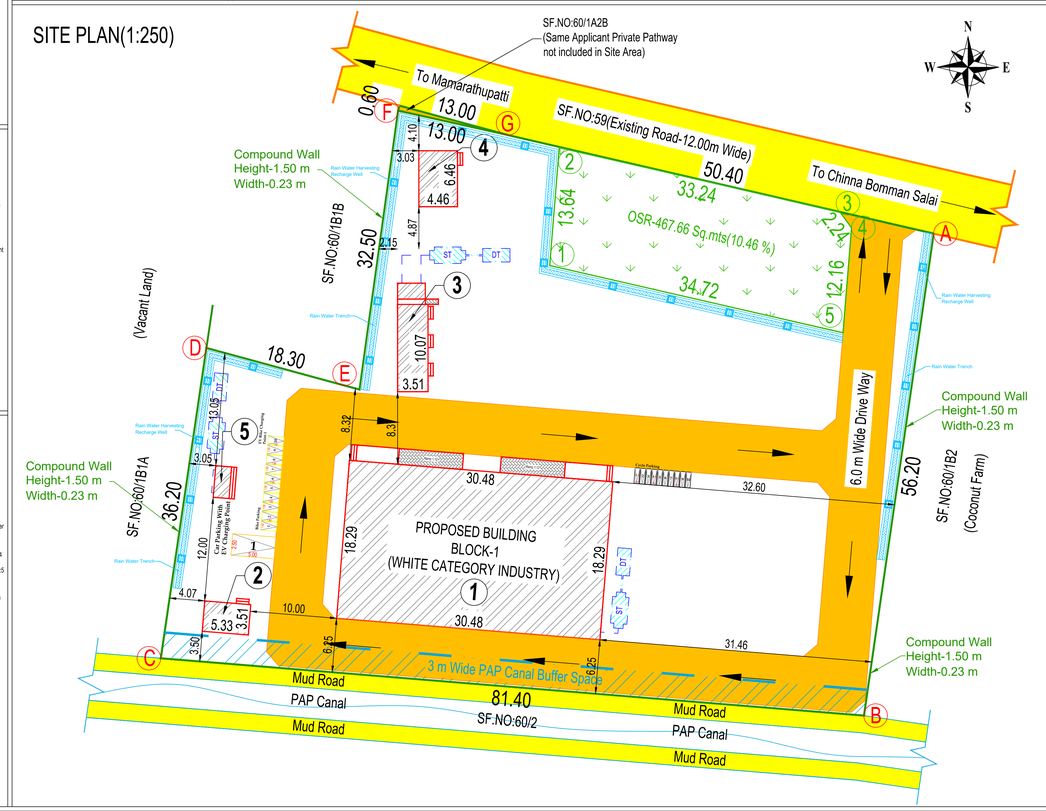


SECTION-AA'



GROUND FLOOR PLAN

SITE PLAN(1:250)



PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUND FLOOR GI SHEET ROOF INDUSTRIAL BUILDING AT NEW SF.NO:60/1B1C(OLD SF.NO:60/1B1), PATTA NO:1235,NALLUR VILLAGE AND PANCHAYAT,ANAIMALAI TALUK,COIMBATORE DISTRICT.

Applicant Name: 1.Saranraj S/O Selvaraj
2.Balaji S/O Saravanan

Online Application Number:SWP/BPA/948669/2026

BUILDING TYPE : INDUSTRIAL-WHITE CATEGORY INDUSTRY(Coir Pith Block Manufacturing Unit-G.O.NO.154.Dated"07.10.2025")

NUMBER OF WORKERS : 08 Nos

NOTE : ALL DIMENSIONS ARE IN METERS.

SCALE 1:100

AREA DETAILS:

Area of the Site : As Per Document-SF.NO:60/1B1C - 4470.00 SQ.MT.

Area of the Site : As Per Patta-SF.NO:60/1B1C - 4470.00 SQ.MT.

Area of the Site : As At Site - 4470.00 SQ.MT.

S.NO	FLOOR NAME	FSI AREA (Sq.mts)	NON-FSI AREA (Sq.mts)	TOTAL AREA (Sq.mts)
BLOCK-1(WHITE CATEGORY INDUSTRY)-GI SHEET ROOF				
1	Ground Floor	557.48	-	557.48
	Total	**557.48**	**-**	**557.48**
BLOCK-2(SERVICE BLOCK-OFFICE ROOM)-RCC ROOF				
1	Ground Floor	18.74	-	18.74
	Total	**18.74**	**-**	**18.74**
BLOCK-3(SERVICE BLOCK-UTILITY)-GI SHEET ROOF				
1	Ground Floor	41.18	-	41.18
	Total	**41.18**	**-**	**41.18**
BLOCK-4(EB ROOM)-RCC ROOF(6.00 X 4.00)m				
1	Ground Floor	28.81	-	28.81
	Total	**28.81**	**-**	**28.81**
BLOCK-5(TOILET BLOCK)-GI SHEET ROOF				
1	Ground Floor	6.7	-	6.7
	Total	**6.7**	**-**	**6.7**
GRAND TOTAL		**652.91**	**-**	**652.91**

TOTAL FSI AREA : 652.91 SQ.MTS.

FSI = 652.91 / 4470.00 = 0.146 ≤ 2

Height of the Building = 9.00 m.

OPEN SPACE RESERVATION AREA	REQUIRED	PROVIDED
	447.00 Sq.mts (10 %)	467.66 Sq.mts (10.46 %)

S.NO	MACHINERY DETAILS	NOS	POWER IN HP
1	UNITEK 5Kg Coco peat Block Machine	1	47.00
	TOTAL HP		47.00

TNEB SERVICE TOTAL HP = 60.00 HP

REFERENCE
- SITE BOUNDARY
- PROPOSED BUILDING
- EXISTING ROAD
- DRIVE WAY

Parking Details Calculated as per GO.NO:225(Dated 26.11.2024)

S.NO	Parking Details	Required	Provided
1	1 Cycle space for every 75 Sq.m Workshop floor Area	8	10
2	1 Bike space for every 75 Sq.m Workshop floor Area	8	10
3	1 Car space for every 150 Sq.m Office floor Area	0	01
4	1 Lorry space for every 750 Sq.m Workshop floor Area	0	0
S.NO	EV Fast Charging Points Details	Required	Provided
1	10% for EV Bike Charging Points of Total Bike Parking.	1	1
2	10% for EV Car Charging Points of Total Car Parking.	1	1

S.NO	Sanitary Details	Required	Provided
1	Male Water Closet 1 for 1-15 persons	1	2
2	Female Water Closet 1 for 1-12 persons	1	2
3	Ablution Taps one in each W.C.	2	4
4	Washbasin	2	2
5	Urinals 1 for 7-20 persons	1	1

SCHEDULE OF JOINERIES

1	RS	Rolling Shutters	4.88	X	4.88
2	D	Door	1.00	X	2.14
3	D1	Door	0.84	X	2.14
4	W	Window	1.22	X	1.22
5	V	Ventilator	1.83	X	1.22
6	V1	Ventilator	0.61	X	0.61

- Emergency Exit
- Manual Call Point
- Fire Extinguisher
- Fire Hydrant with Hose Box
- Fire Inlet Point
- Hose Reel(Down Comer)

M. Karthikeyan 09/9/26
Er. M. KARTHIKEYAN, B.E.
Registered Construction Engineer
TD/RCE/2026/07/003
karthik1123off@gmail.com. 73970 58442

REGISTERED CONSTRUCTION ENGINEER

1. S. Saranraj
2. Balaji

APPLICANT

S. Sudhakar 8/9/26
Er.S.SUDHAKAR,M.E(Struct).,
Registered Structural Engineer
02/2024/RSE-Gr.II/EDTCP
Mob : 9488483242, 8825977374

STRUCTURAL ENGINEER

M. Karthikeyan 7/9/26
Er. M. KARTHIKEYAN, B.E.
Registered Engineer Grade - II
TD/RE/Gr-II/2026/07/007
karthik1123off@gmail.com. 73970 58442

REGISTERED 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.