Verified RealEstate™

REFERENCE
170/2024

ISSUED
22 May 2024

PP APPROVAL RECORD

Planning Permission

Perambalur

Perambalur district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Town Panchayat

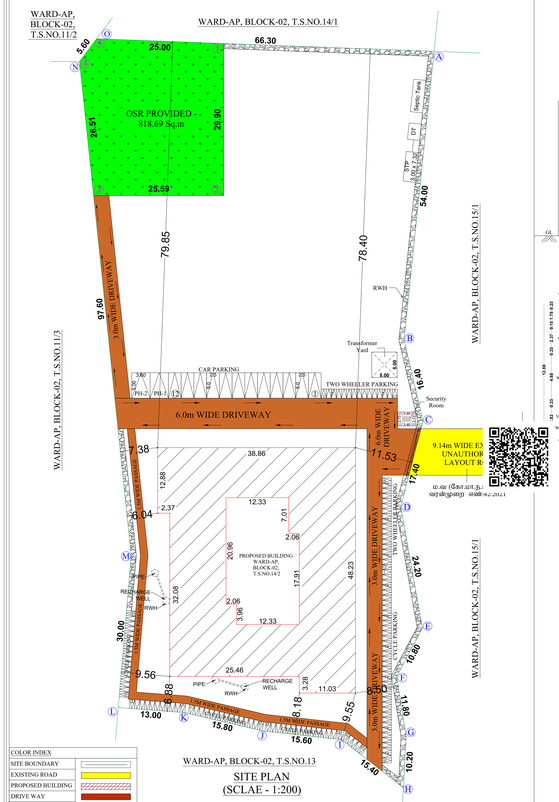
The approval as the planning authority issued it, reproduced in full behind this page.

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

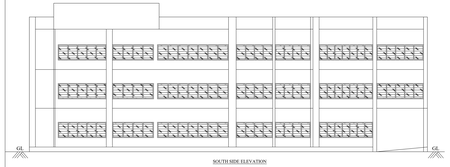
hello@verified.realestate
+91 9996 12 9996
verified.realestate

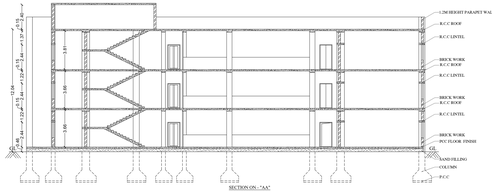
DIGITALLY VERIFIED RECORD

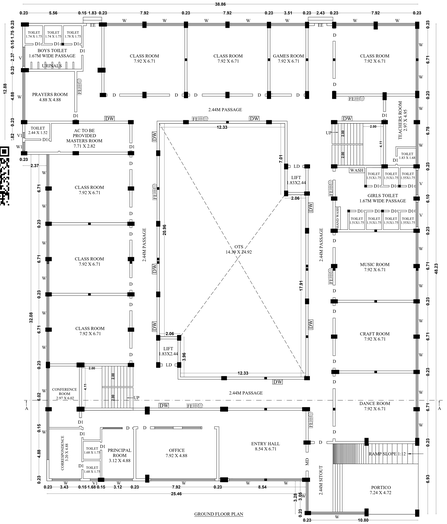


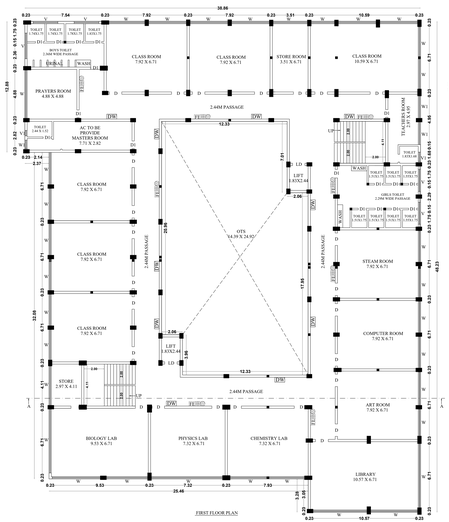
COLOR INDEX	
SITE BOUNDARY	
EXISTING ROAD	
PROPOSED BUILDING	
DRIVE WAY	
OSR	

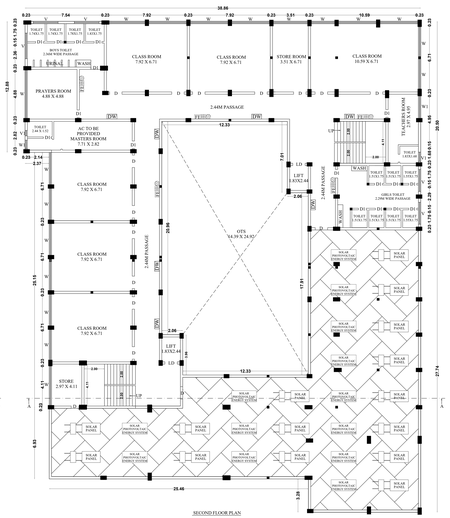
BLOCK-A
SCALE - (1:100)

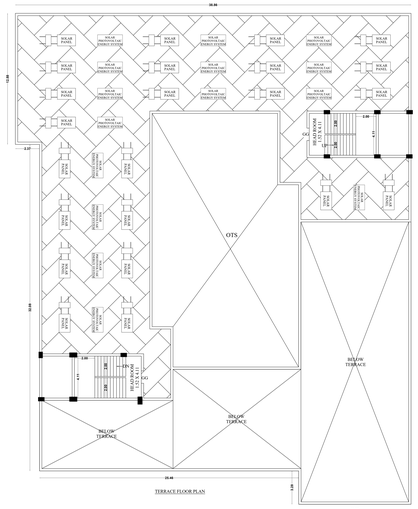


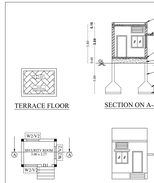










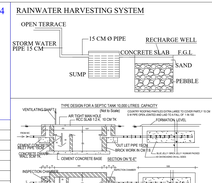


Online Application No.	: SWP/BPA/0130630/2024
SWP/LP/CLPA NO	: 216/2024
SWP/PLANNING PERMISSION NO	: 249/2024
Draughtsman-III	: Tmt. U.Bharathy
Surveyor	: Tmt. K.Gowthami

JOINERY DETAILS

1	MAIN DOOR - MD	1.83 X 2.44
2	DOOR - D	1.22 X 2.44
3	LIFT DOOR - LD	1.22 X 2.44
4	DOOR - D1	0.76 X 2.44
5	WINDOW - W	1.83 X 1.52
6	WINDOW - W1	1.68 X 1.52
7	VENTILATOR - V	2.44 X 0.61
8	VENTILATOR - V1	0.61 X 0.61

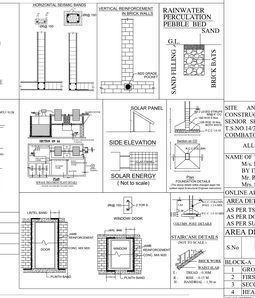
RAINWATER HARVESTING SYSTEM



OSR DETAILS

	REQUIRED	PROVIDED
1		
2	810.00 Sq.m	818.69 Sq.m

HEIGHT OF THE BUILDING - 12.04M



SITE AND DETAILED PLAN SHOWING THE PROPOSED CONSTRUCTION R.C.C ROOF GROUND FLOOR + TWO FLOOR OF SENIOR SECONDARY SCHOOL BUILDING IN WARD-AP, BLOCK-02, T.S.NO.14/2 AT - COIMBATORE TOWN, COIMBATORE SOUTH ZONE, COIMBATORE CORPORATION, COIMBATORE DISTRICT.

ALL DIMENSIONS ARE IN METER

NAME OF THE APPLICANT :
Ms. FALAQ CHARITABLE TRUST REPRESENTED BY ITS MANAGING TRUSTEE
Mr. RAFIQ MOHAMMED JAFFER S/O.Mr.ABDUL RAHIM,
Mrs. FARHANA RAFIQ W/O.Mr.RAFIQ MOHAMMED JAFFER

ONLINE APPLICATION NO:SWP/BPA/0130630/2024

AREA DETAILS :

AS PER TSLR	- 8100.00 SQ.M
AS PER DOCUMENT	- 2.00 ACRE
AS PER SUPER IMPOSED AREA	- 8079.44 SQ.M

AREA DETAILS :

S.No	DESCRIPTION	FSI AREA IN Sq.m	NON FSI AREAIN Sq.m	TOTAL BUILT UP AREA IN Sq.m
BLOCK-A				
1	GROUND FLOOR	1371.26	335.93	1707.19
2	FIRST FLOOR	1371.26	335.93	1707.19
3	SECOND FLOOR	854.25	335.93	1190.18
4	HEAD ROOM	-	93.56	93.56
SECURITY ROOM				
1	GROUND FLOOR	9.45		9.45
	TOTAL :	**3606.22**	**1101.35**	**4707.57**
FLOOR SPACE INDEX		FSI AREA / SITE AREA	3606.22 Sqm / 8100.00 Sqm	= 0.45 < 2.0

PARKING AREA DESCRIPTION	AREA	REQUIRED	PROVIDED
1 CAR SPACE FOR EVERY 100 SQ.M OF CLASS ROOM AREA	992.22	10	12
PH PARKING	-	2	2
1 TWO WHEELER SPACE FOR EVERY 50 SQ.M OF CLASS ROOM AREA	992.22	20	33
1 CYCLE SPACE FOR EVERY 10 SQ.M OF CLASS ROOM AREA	992.22	100	101

REFERENCE

- SV SITE AVALANCHE SYSTEM
- HR HOSE REEL
- FE FIRE FIGHTING EQUIPMENT
- DW DRINKING WATER

GEO TECHNICAL ENGINEER

Er.C.PALANISAMY, B.E.,
Structural Engineer - 2000/01 &
Government Approved Contractor - 2000/01 &
Consultant Engineer - 2000/01 onwards
Consultant Engineer for Local Bodies
Flat No.S1, Sai Sri Apartments, Sai Nagar Main Road,
Ganapathy, Near Sri Sivan Annexe Main Road,
Coimbatore - 641 006.
Ph: 0422-4393172, Mob: +91 9597302019
Mail id: palanisamy.structural@gmail.com

REGISTERED STRUCTURAL ENGINEER

Er.C.PALANISAMY, B.E.,
Structural Engineer - 2000/01 &
Government Approved Contractor - 2000/01 &
Consultant Engineer - 2000/01 onwards
Consultant Engineer for Local Bodies
Flat No.S1, Sai Sri Apartments, Sai Nagar Main Road,
Ganapathy, Near Sri Sivan Annexe Main Road,
Coimbatore - 641 006.
Ph: 0422-4393172, Mob: +91 9597302019
Mail id: palanisamy.structural@gmail.com

REGISTERED ENGINEER

APPLICANT

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

hello@verified.realestate · +91 9996 12 9996

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.