

PP

APPROVAL RECORD

Planning Permission

Perambalur

Perambalur district, Tamil Nadu

APPROVAL TYPE

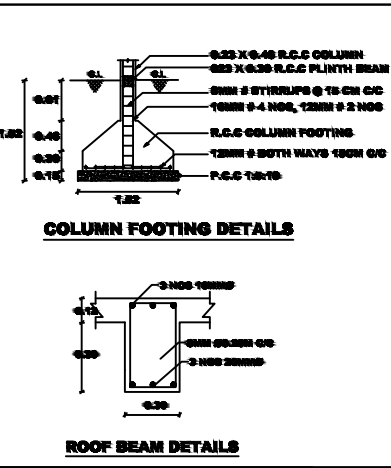
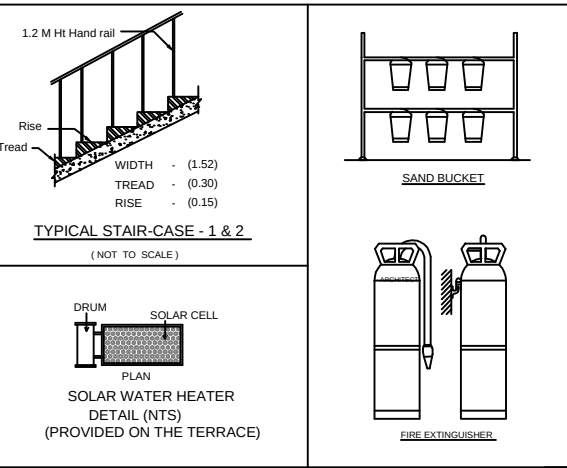
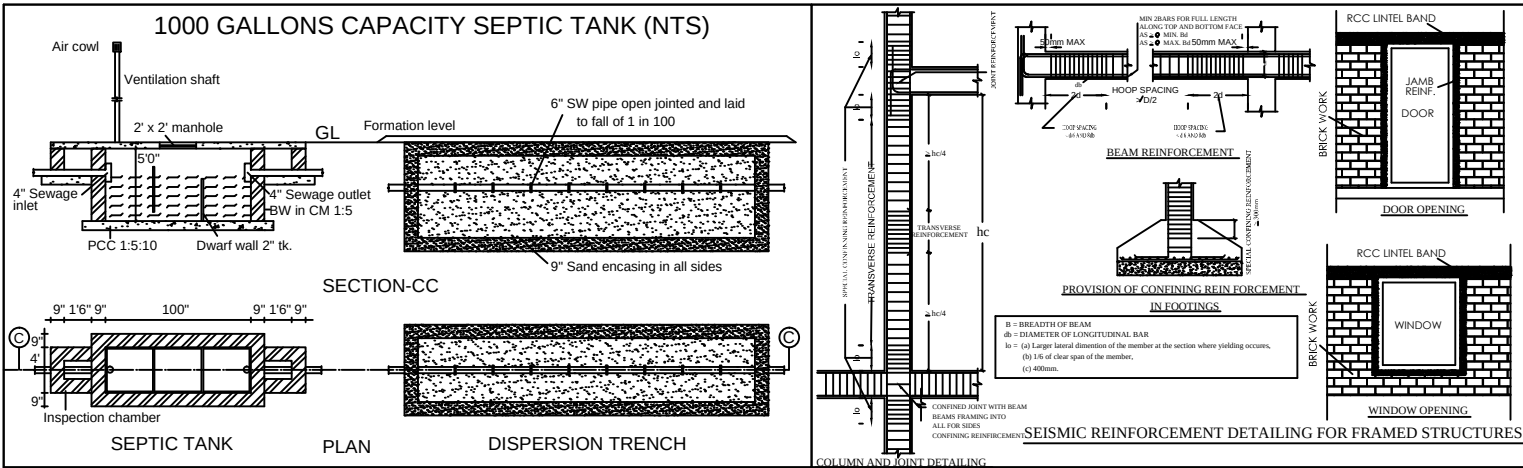
Building Plan

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.



JOINERY DETAILS		
M.D	MAIN DOOR	1.07 x 3.05
RS	ROLLING SHUTTER	2.44 x 3.05
D	DOOR	0.91 x 3.05
D1	DOOR	0.76 x 3.05
W	WINDOW	1.83 x 1.37
W1	WINDOW	1.22 x 1.37
KW	KITCHEN WINDOW	1.19 x 1.06
V	VENTILATORE	0.91 x 0.61



PLAN SHOWING THE P
GROUND & FIRST FLOOR COMMERCIAL CUM RESIDENTIAL
BUILDING IN S.F No : 475 / 2B,
SULUR TOWN PANCHAYAT / VILLAGE , SULUR TALUK,
COIMBATORE DISTRICT.

SCALE 1 : 100 NOTE : ALL DIMENSIONS ARE IN METRE

AREA DETAILS

AREA OF SITE (As per Document & Patta)

S.F.No : 475 / 2B : 809.00 Sq m

TOTAL AREA : 809.00 Sq m

Block No's	Description	FSI Area (Sq.m)	Non FSI Area (Sq.m)	Total Area (Sq.m)	Color Under Reference
01	Commercial Cum Residential Building				
	Area of Ground Floor	249.40	111.61	361.01	
	Area of First Floor	248.79	112.22	361.01	
	Area of Head room	---	30.75	30.75	

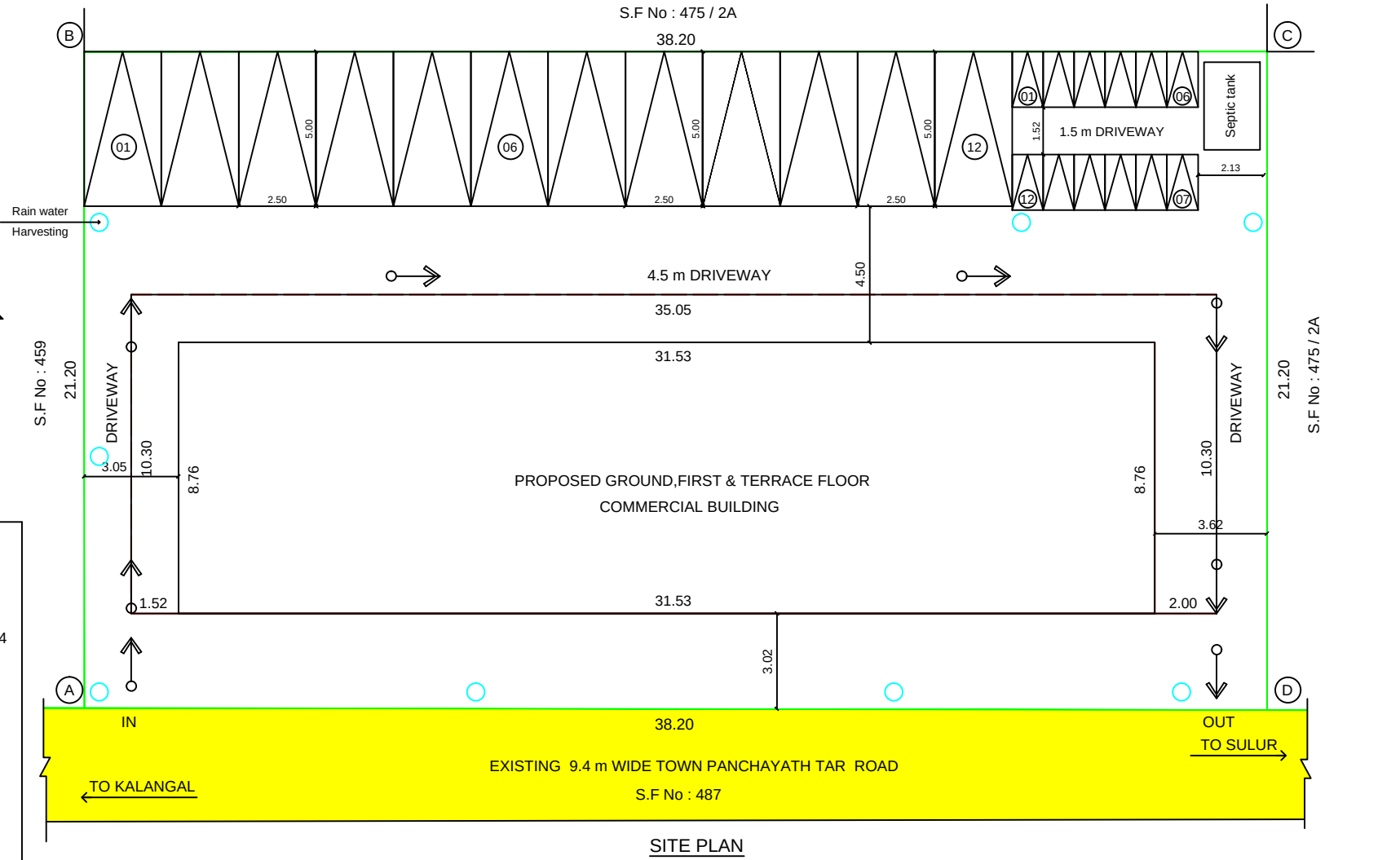
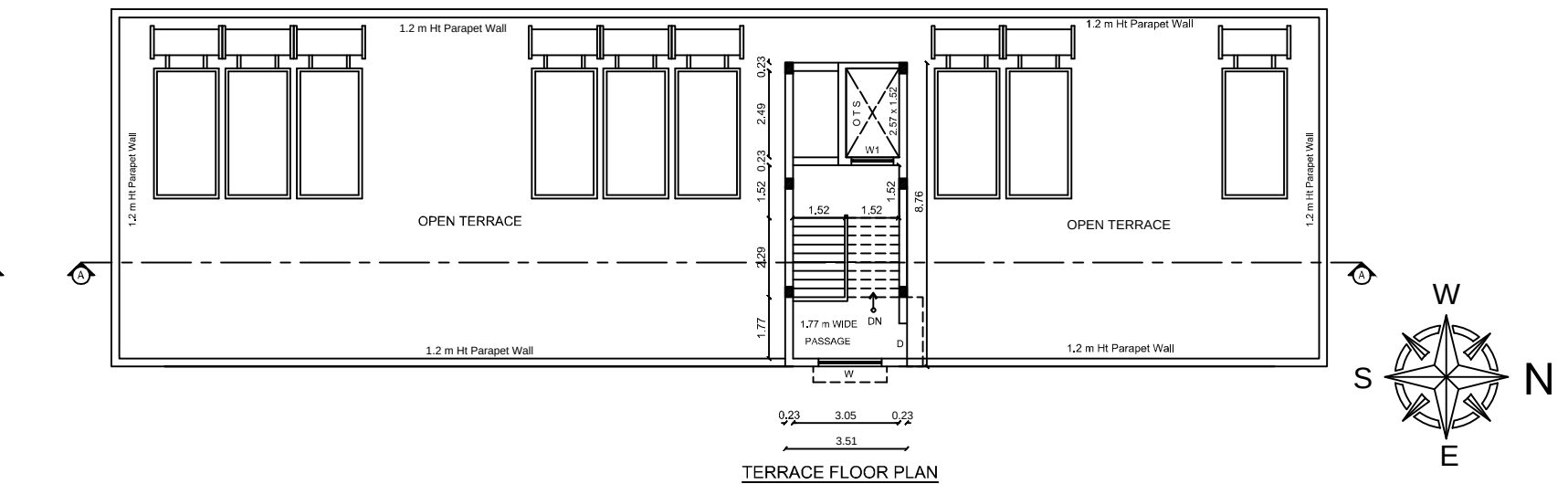
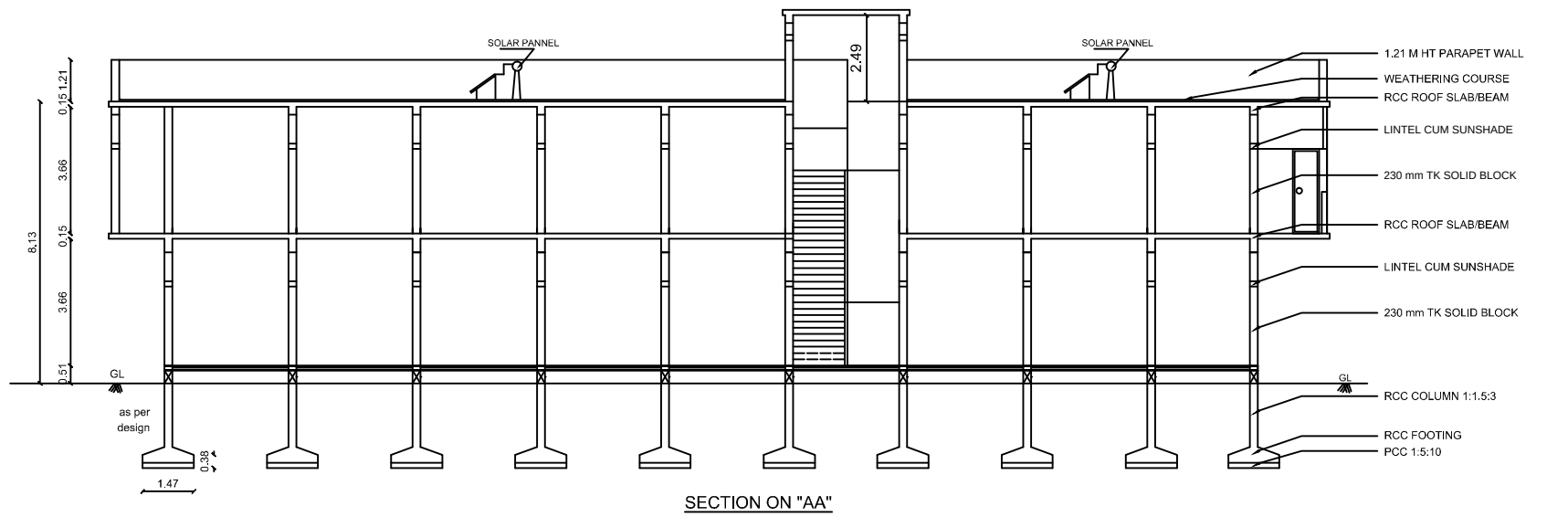
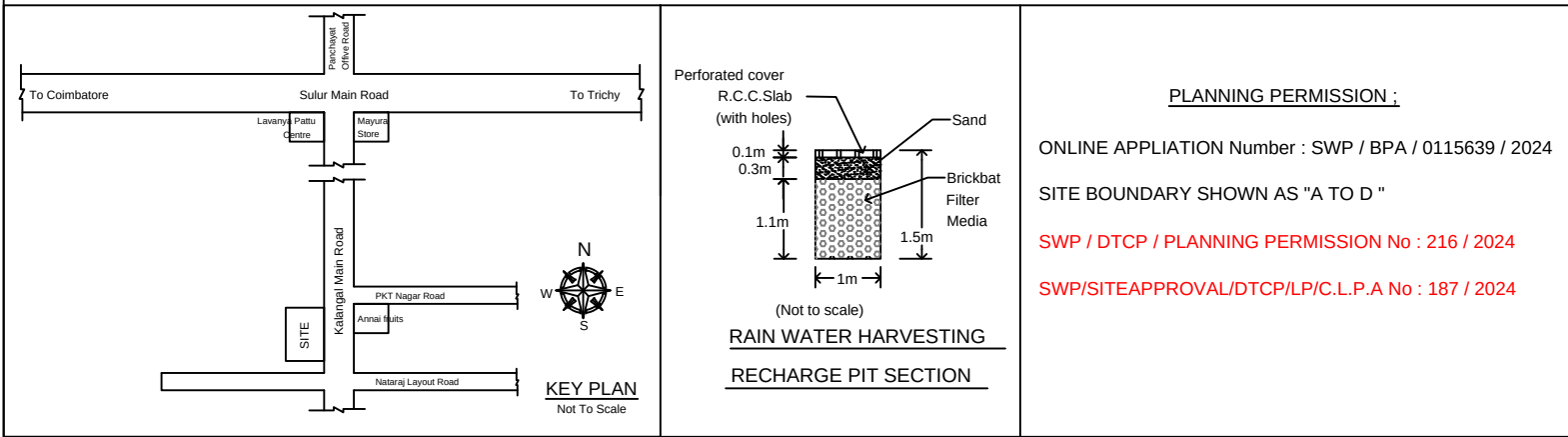
Sum of Total Built up Area 498.19 254.58 752.77

Existing Road

FSI $\frac{\text{Total FSI Area}}{\text{Area of site}} = \frac{498.19}{809.00} = 0.62 < 2.00$

PARKING STANDARDS AS PER TNCDBR 2019

S.No	DESCRIPTION	PANCHAYATH NORMS			
1)	COMMERCIAL	1 car space & 1 two wheeler space for the every 75 sq.m Floor area below 50 sq m = Not required			
2)	RESIDENTIAL				
DESCRIPTION		Car Parking		Two Wheeler	
		Required	Provided	Required	Provided
COMMERCIAL (504.06 / 75 Sq m)		07 No's	11 No's	07 No's	11 No's
Visitors parking (07 x 10%)		01 No	01 No	01 No	01 No
TOTAL PARKING PROVIDED		08 No's	12 No's	06 No's	12 No's
No of Residential Dwellings	Dwelling - 01	32.34 Sq.m	No of Commercial Shops	Shop (1 - 5)	96.42 Sq.m
	Dwelling - 02	29.64 Sq.m		Shop (6 - 8)	80.05 Sq.m
	Dwelling - 03	36.60 Sq.m		Shop (9 - 13)	126.21 Sq.m
	Dwelling - 04	29.84 Sq.m		Shop (14 - 16)	50.64 Sq.m
TOTAL		4 No's	128.42 Sq.m	16 No's	353.32 Sq.m



APPLICANT

Registered / Structural Engineer

ER. R. RAGUPATHY BE.,
Consulting Civil Engineer & Contractor & LIA.
No.54, 1st Floor, Shree Park 7th Cross, Near KCC Bank,
GCT, Coimbatore - 641 043, Cell: 91-97902 33332
LBS No. GRII.057.2019 LPA/02/08-0/15/04/008

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](#)



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



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.

