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BUILDING PLAN SHOWING THE PROPOSED CONSTRUCTION OF A RESIDENTIAL APARTMENT BUILDING IN S.F.NO: 181/5B,181/5C, SITE NO: 115,116, APPROVED LAYOUT NO:L.P/D.T.C.P NO:1205/1994 KONGU MAANAGAR BANKER'S COLONY PHASE-I AT VILANKURICHI VLLAGE, COIMBATORE NORTH TALUK, COIMBATORE DISTRICT.

DD PLAN No: 5 - VILANKURUCHI VILLAGE .

SCALE :- 1:100
RESIDENTIAL BUILDING

E N S W

AREA DETAILS:-	IN.SQM	IN.ACRE
AREA OF SITE AS PER FMB / PATTA	594.58,Sqm	0.147 Acre
AREA OF SITE AS PER DOCUMENT	594.58,Sqm	0.147 Acre
SUPER IMPOSED PLOT AREA	594.38,Sqm	0.146 Acre

PROPOSED BUILDING AREA DETAILS:-

S.No	FLOOR	FSI	DEDUCTION	NON-FSI	TOTAL
1	STILT FLOOR	31.65	-	312.40	344.05
2	FIRST FLOOR	335.99	8.06		344.05
3	SECOND FLOOR	335.99	8.06		344.05
4	THIRD FLOOR	335.99	8.06		344.05
5	FOURTH FLOOR	217.57	4.03		221.60
6	TERRACE FLOOR	-	-	22.20	22.20
	TOTAL AREA	1257.19	28.21	334.60	1620.00

F.S.I CALCULATION AS PER FMB / PATTA AREA :-

F.S.I (1257.19/594.58) = 2.114 **(PREMIUM F.S.I)**

F.S.I CALCULATION AS SUPER IMPOSED PLOT AREA :-

F.S.I (1257.19/594.38) = 2.114 **(PREMIUM F.S.I)**

JOINERY DETAILS:-

SYM	JOINERY DETAILS	SIZE IN METER
MD	MAIN DOOR	1.07 X 2.10
D	DOOR	0.91 X 2.10
D1	DOOR	0.76 X 2.10
LD	LIFT DOOR	1.22 X 2.10
W1	WINDOW	1.75 X 1.37
W2	WINDOW	1.22 X 1.37
W3	WINDOW	1.07 X 1.37
V	VENTILATOR	0.96 X 0.61
RS	ROLLING SHUTTER	2.70 X 2.40

BUILDING HEIGHT:-

F.S.I BUILDING HEIGHT = 15.84 Mt

PROPOSED BUILDING DWELLING AREA DETAILS				TWO WHEELER & CAR PARKING DETAILS	
S.NO	FLOOR	DWELLING NO'S & AREA SQ.M		NO'S OF REQIRED	
				TWO WHEELER	CAR
	FIRST FLOOR	A1	74.65	1	1
		B1	86.27	-	1
		C1	73.90	1	-
		D1	73.08	1	-
	SECOND FLOOR	A2	74.65	1	1
		B2	86.27	-	1
		C2	73.90	1	1
		D2	73.08	1	-
	THIRD FLOOR	A3	74.65	1	1
		B3	86.27	-	1
		C3	73.90	1	-
		D3	73.08	1	-
	FOURTH FLOOR	A4	74.65	-	1
		B4	115.52	1	1
	TOTAL AREA	14	1113.87	10	9
VISITOR PARKING REQUIRED				1	1
TOTAL PARKING REQUIRED				11	10
TOTAL PARKING PROVIDED				11	10

NOTE:-

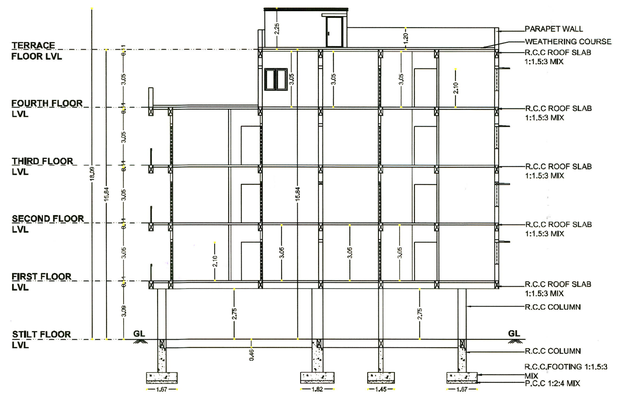
* ALL DIMENSIONS ARE IN METRE
* ALL ROUND COMPOUND WALL PROVIDED.
* RAINWATER PERCOLATION PITS PROVIDED ALL ROUND THE SITE.
* S.T.P PROVIDED IN THE SE CORNER OF THE SITE.
* SUMP AND FIRE SUMP PROVIDED.
* LIGHTNING CONDUCTOR PROVIDED IN THE ROOF.
* FIRE EXTINGUISHER & EMERGENCY ALARM IS PROVIDED.
* FC - FLOATING COLUMN
* EX.F - EXHAUST FAN

COLOUR INDEX:-

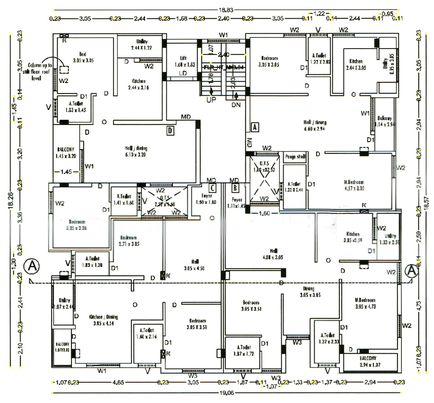
BOUNDARY OF THE SITE (A,B,C,D,E & F) :
EXISTING ROADS :
PROPOSED CONSTRUCTION :
DRIVE WAY :



ELEVATION

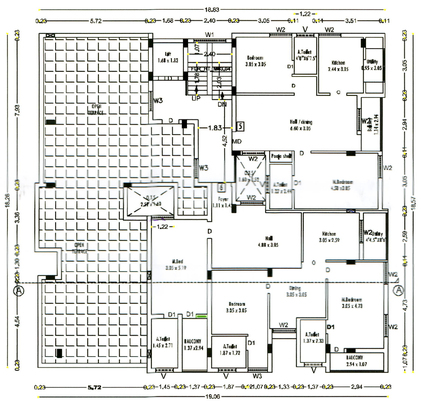


SECTION "AA"

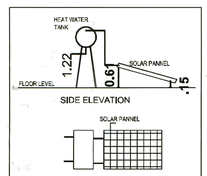


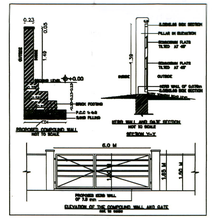
TYPICAL FIRST, SECOND, THIRD FLOOR PLAN

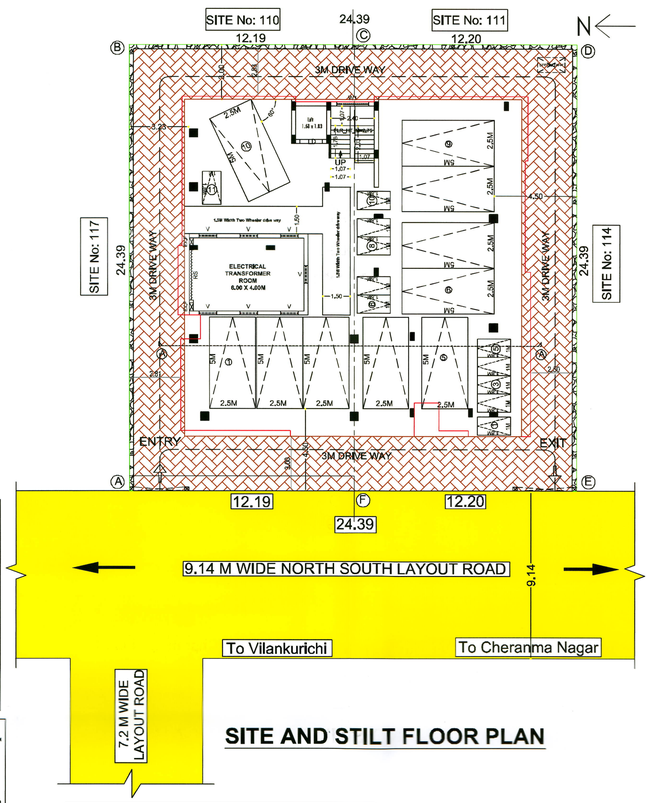
TYPICAL_FLOOR_PLAN=1,2,3



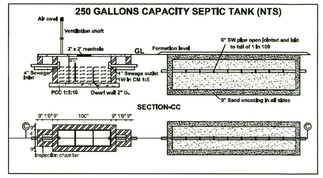
FOURTH FLOOR PLAN

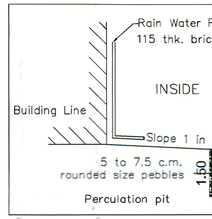


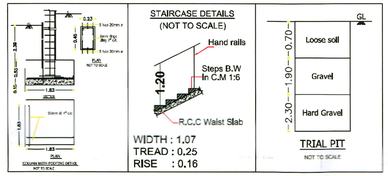


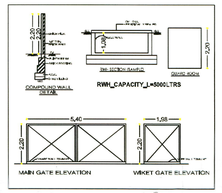


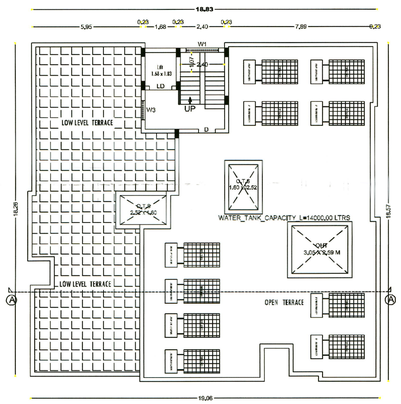
SITE AND STILT FLOOR PLAN



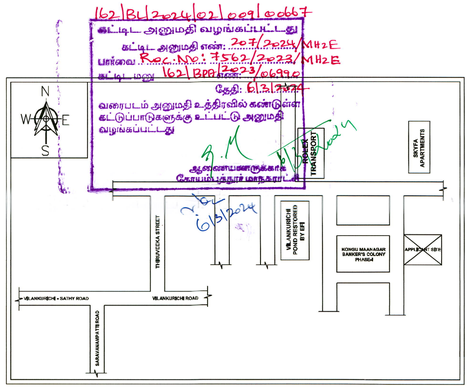








TERRACE FLOOR PLAN



62/BL1/2024/62/0069/0667
கட்டிட அனுமதி வழங்கப்பட்டது
கட்டிட அனுமதி எண்: 207/2024/MHE
பார்வை Rec.No: 7562/2023/MHE
கட்டிட மனு 62/BPA/SP/23/006996
தேதி: 6/2/2024
வரைபடம் அனுமதி உத்திரவில் கண்டுள்ள கட்டுப்பாடுகளுக்கு உட்பட்டு அனுமதி வழங்கப்பட்டது
ஆணையாளருக்காக
செயற்பொறியாளர்
6/2/2024

ONLINE APPLICATION NO : SWP/BPA/020161/2023
SITE BOUNDARY SHOWN AS "A TO F"

SITE APPROVAL L.P/CLPA No: 573/2023
PLANNING PERMISSION No: 666/2023

Er. K. KANAGARAJ, D.C.E.,
REGISTERED ENGINEER
CLPA/RE/CA/01/19/05/037
M. Sumayan Nagar, Ganapathy (P.O)
Coimbatore - 641 006
Cell : 98422 03377, 72002 53377.

REGISTERED ENGINEER / ARCHITECT

P. SENTHIL KUMAR M.E. (STRUCT).AEV
Reg No: Coimbatore LPA/SE/Gh-3/10/2003
30-A, 1st Floor, Kalidas Street,
Ram Nagar, Coimbatore - 641 009
Cell: 97898 00479

REGISTERED STRUCTURAL ENGINEER

P. Anthiraj
N. Savic

OWNER / APPLICANT

K. Gowthami
Surveyor cum
Assistant Draughtsman

G. Balamurugan
Draughtsman Grade III

R. Rajaguru
Member Secretary/ Joint Director(I.c)
Coimbatore District Town and
Country Planning Office

Signature valid

Our services go beyond

Buying & Selling Services

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.

Legal & Documentation Services

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.

Property Development & Approvals

Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

NRI & Investment Services

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management

Compliance & Special Services

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.

Smarter Tools, Stronger Decisions

Property Valuation & Cost Estimation

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter

Ownership, Compliance & Legal Verification

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer

Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator

Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary

Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

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