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Official Property Record



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PLAN SHOWING THE PROPOSED RESIDENTIAL APARTMENT BUILDING IN T.S.Nos. 1084, (SITE NO.13,) Block No. 29, Ward No. 8 (G) AT COIMBATORE TOWN, WEST ZONE, COIMBATORE CORPORATION.

FA - FIRST AID BOX
FE - FIRE EXTINGUISHER
EA - EMERGENCY ALARM
SB - SAND BUCKET

SCALE : 1 : 100

ALL DIMENSION ARE IN " METER "

N

SITE AREA DETAILS

AREA OF THE SITE (AS PER DOCUMENTS)	759.76 SQM
AREA OF THE SITE (AS PER TSLR)	750.50 SQM
SUPER IMPOSED SITE AREA	750.50 SQM

BUILDING AREA DETAILS

FLOOR NAME	TOTAL GROSS AREA IN SQM.	NON FSI & DEDUCTION AREA IN SQM.	FSI AREA IN SQM.
STILT FLOOR	337.39	313.39	24.00
FIRST FLOOR	337.39	1.70	335.69
SECOND FLOOR	337.39	1.70	335.69
THIRD FLOOR	337.39	1.70	335.69
FOURTH FLOOR	337.39	1.70	335.69
FIFTH FLOOR	337.39	1.70	335.69
TERRACE FLOOR	22.78	22.78	–
TOTAL	2047.12	344.67	1702.45

SCHEDULE OF JOINERY

		IN METER
MD	MAIN DOOR	1.29 x 2.13
MD1	MAIN DOOR	1.22 x 2.13
D	DOOR	1.22 x 2.13
D1	DOOR	0.91 x 2.13
L.D	LIFT DOOR	1.60 x 2.13
W	WINDOW	4.99 x 1.50
W1	WINDOW	3.66 x 1.50
FD	FRENCH DOOR	2.59 x 2.13
FD1	FRENCH DOOR	2.44 x 2.13
V	VENTILATOR	1.78 x 1.00

FSI AREA- 1702.45 / 750.50 = 2.00 < = 2.268 (PREMIUM FSI)

PARKING DETAILS AS PER ONLINE DCR REPORT

PARKING NAME	REQUIRED	PROVIDED
CAR	18	18

REFERENCE :
Site Boundry -
Proposed Building -
Drive Way -
Existing Building To be Removed -
Existing Road -

SITE APPROVAL
Roc No : SWP / BPA / 096016 / 2024
Site Boundary shown as "A to D" and numbered as SWP / DTCP / COIMBATORE /
Site Approval No. : LP/CLPA No.45 / 2024

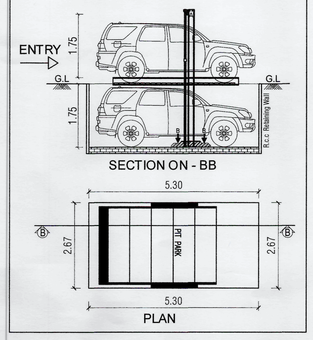
PLANNING PERMISSION
Roc No : SWP / BPA / 096016 / 2024
Planning Permission No. : 56 / 2024

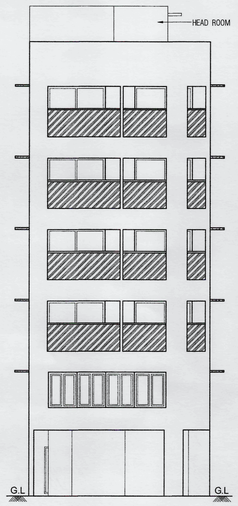
APPLICANT

Er. THARANIPATHI C
REGISTERED ENGINEER / REGISTERED ARCHITECT

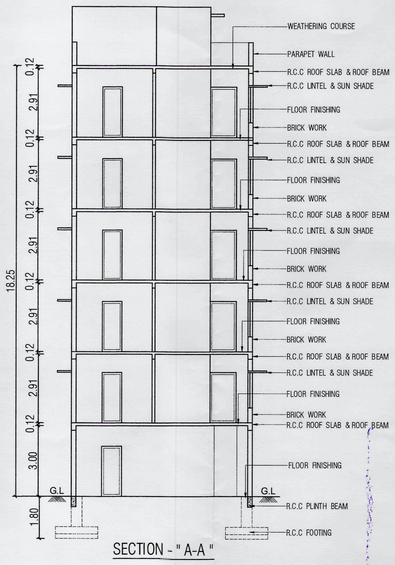
METIS STRUCTURES
REGISTERED STRUCTURAL ENGINEER

Multi Level Pit Car Parking Detail

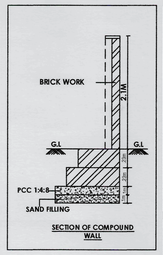




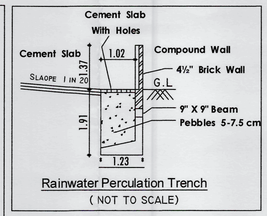
NORTHERN SIDE ELEVATION



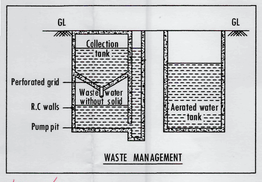
SECTION - " A-A "



SECTION OF COMPOUND WALL

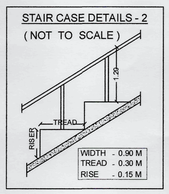


Rainwater Perculation Trench
(NOT TO SCALE)



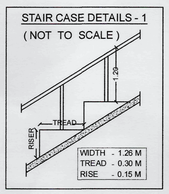
WASTE MANAGEMENT

STAIR CASE DETAILS - 2
(NOT TO SCALE)



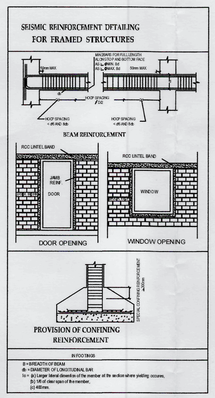
WIDTH	- 0.90 M
TREAD	- 0.30 M
RISE	- 0.15 M

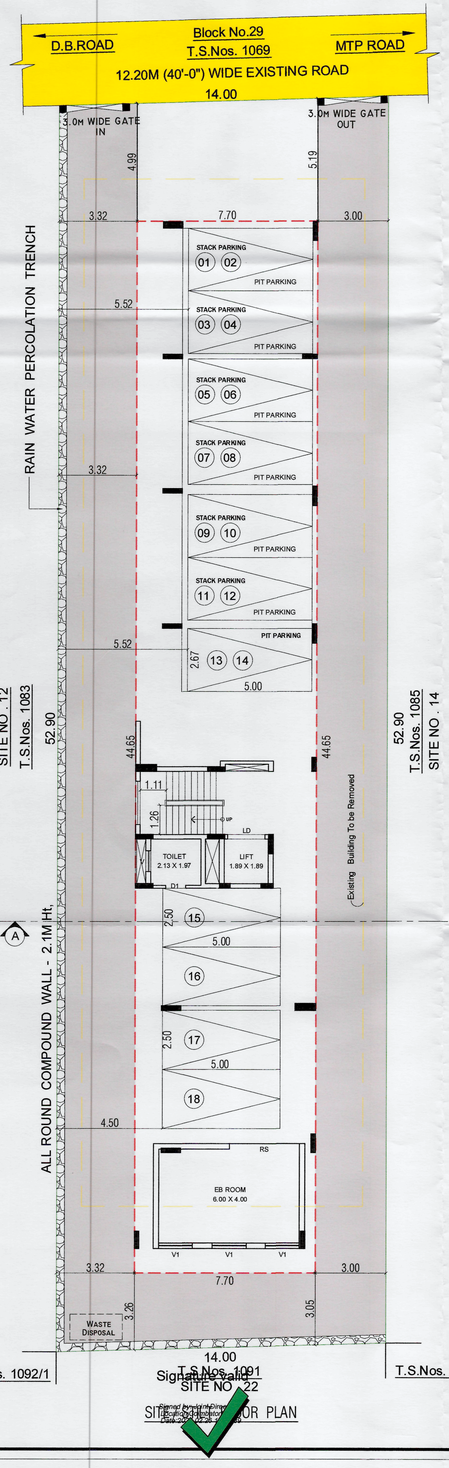
STAIR CASE DETAILS - 1
(NOT TO SCALE)



WIDTH	- 1.26 M
TREAD	- 0.30 M
RISE	- 0.15 M

SEISMIC REINFORCEMENT DETAILING FOR FRAMED STRUCTURES





SITE PLAN

FIRST FLOOR PLAN

SECOND FLOOR PLAN

TYPICAL FLOOR PLAN
(THIRD, FOURTH & FIFTH FLOOR)

TERRACE FLOOR PLAN
(HEAD ROOM)

TOTAL PARKING DETAILS:-
CAR PARKING = 16 Nos
VISITOR'S PARKING (10%)
CAR PARKING = 16 + 2 = 18 Nos

GRAND TOTAL PARKING DETAILS:-
PARKING (REQUIRED) = 18 NOS (AS PER TNCDBR 2019 RULES)
PARKING (PROVIDED) = 18 NOS

AS PER TNCDBR 2019 RULES
UP TO 25 SQ.M - NIL
25 TO 50 SQ.M - 1 TWO WHEELER PARKING
50 TO 75 SQ.M - 1 TWO WHEELER PARKING & 2 DWELLING 1 CAR PARKING
ABOVE 75 SQ.M - 1 CAR PARKING

DWELLING UNITS DETAIL:-

UNIT	AREA IN SQ.M	TOTAL DWELLING UNIT
FIRST FLOOR		
1	349.48	1
2	133.96	1
SECOND FLOOR		
3	133.96	1
THIRD FLOOR		
4	174.74	1
5	133.96	1
FOURTH FLOOR		
6	174.74	1
7	133.96	1
FIFTH FLOOR		
8	174.74	1
9	133.96	1
TOTAL DWELLING UNITS		09

PARKING DETAIL

UNIT	AREA IN SQ.M	25 TO 50 SQ.M (1 TWO WHEELER PARKING)	50 TO 75 SQ.M (1 TWO WHEELER PARKING & 2 DWELLING - 1 CAR PARKING)		ABOVE 75 SQ.M And THEREAFTER (1 CAR PARKING)
		TWO WHEELER PARKING	TWO WHEELER PARKING	CAR PARKING	CAR PARKING
FIRST FLOOR					
1	349.48	-	-	-	5
2	133.96	-	-	-	1
SECOND FLOOR					
3	133.96	-	-	-	1
THIRD FLOOR					
4	174.74	-	-	-	2
5	133.96	-	-	-	1
FOURTH FLOOR					
6	174.74	-	-	-	2
7	133.96	-	-	-	1
FIFTH FLOOR					
8	174.74	-	-	-	2
9	133.96	-	-	-	1
TOTAL PARKING		-	-	-	16

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Compliance & Special Services

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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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