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RE REGULATORY RECORD

RERA Document

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DIGITALLY VERIFIED RECORD

TAMIL NADU FIRE AND RESCUE SERVICES

(Under section 13 of the Tamil Nadu Fire Service Act 1985 and

Tamil Nadu Fire Service Rule 1990 - Appendix-III)

PP NOC No: 9503/NOC/NMSB/2026 District Office,

Serial No: 1139/2026 Fire and Rescue Service,

Dated: 24/04/2026 Coimbatore District.

NO OBJECTION CERTIFICATE

Sub: Tamilnadu Fire and Rescue Services Coimbatore District - Issue of No Objection Certificate for Construction of Residential Group Development Building in M/s. Merestone Properties Pvt Ltd, Represented by its Executive Director V.Deepak Kumar, S.F.No.657/1B, 657/1C, 657/1D3, 657/1D4, 657/1E, 657/2B1, 657/2C, 657/2D & 657/2F, Neelambur Village and Panchayat, SULUR Taluk, Coimbatore District - Reg.

Ref: Token ID: 387911 Dated: 22/04/2026

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With reference to the letter cited above, - DISTRICT OFFICER, COIMBATORE has inspected the Residential Group Development Building site located at **M/s. Merestone Properties Pvt Ltd, Represented by its Executive Director V.Deepak Kumar, S.F.No.657/1B, 657/1C, 657/1D3, 657/1D4, 657/1E, 657/2B1, 657/2C, 657/2D & 657/2F, Neelambur Village and Panchayat, SULUR Taluk, Coimbatore District** on 24/04/2026. This planning proposal proposed to construct Residential Group Development Building consisting of Block A to Block O : Ground Floor + 2 Floors + Terrace Floor, Block P (Club House) - Ground + 1 Floors + Terrace Floor and Block Q - Swimming Pool with height of 13.87 meters. The plot area is 14388.51 Sq.mts and total buildup area is 12028.04 Sq.mts. The proposed building occupancy is classified as group A and subdivision A4 as per the National Building code of India Part-IV Fire and Life Safety-2016.

No objection Certificate is issued on Fire and Rescue Services point of view to accord planning permission to the proposed building subject to fulfilment of the below conditions.

Signature valid

Signed by: DistrcitOfficer W.R
Coimbatore District,
Western Region, District Officer,
Home Department
Date:24-Apr-2026 17:58:32

Conditions

The following fire safety measures should be provided in the proposed building before the actual occupation as listed below.

I. Group A - Residential Building Conditions

4. Sub Division A3 Dormitories (or) A4 Apartment Houses – (Less than 15 Mts in Height)

1. The First aid firefighting equipment's should be provided at all floors in accordance with the IS 2190: 2010 requirements.
2. If the basement exceeds 200 square meters, an automatic sprinkler system should be installed.
3. Staircases should have a width of 1.25 meters.
4. Clear side setback area should be provided as per Tamil Nadu Combined development and building rules 2019.
5. Display safety signs throughout the building.
6. Emergency Lights should be provided
7. One fire lift should be provided.
8. A terrace fire pump of capacity of 450 lpm should be provided.
9. A terrace level fire water tank of capacity 5000 litres should be provided.
10. Hose Reel Assembly should be provided per 1000 sq.meters area covering all floors.

Signature valid

Signed by: DistrcitOfficer W.R Coimbatore District, Western Region, District Officer, Home Department

Date:24-Apr-2026 17:58:32

II. Group B - Educational Building Conditions

-

Signature valid

Signed by: DistrcitOfficer W.R
Coimbatore District,
Western Region , District Officer,
Home Department
Date:24-Apr-2026 17:58:32

III. Group C - Institutional Building Conditions

-

Signature valid

Signed by: DistrcitOfficer W.R
Coimbatore District,
Western Region, District Officer,
Home Department
Date:24-Apr-2026 17:58:32

IV. Group D - Assembly Building Conditions

-

Signature valid

Signed by: DistrcitOfficer W.R
Coimbatore District,
Western Region, District Officer,
Home Department
Date:24-Apr-2026 17:58:32

V. Group E - Business Building Conditions

-

Signature valid

Signed by: DistrcitOfficer W.R
Coimbatore District,
Western Region , District Officer,
Home Department
Date:24-Apr-2026 17:58:32

VI. Group F - Mercantile Buildings Conditions

-

Signature valid

Signed by: DistrcitOfficer W.R
Coimbatore District,
Western Region , District Officer,
Home Department
Date:24-Apr-2026 17:58:32

VII. Group G - Industrial Buildings Conditions

-

Signature valid

Signed by: DistrcitOfficer W.R
Coimbatore District,
Western Region , District Officer,
Home Department
Date:24-Apr-2026 17:58:32

VIII. Group H - Storage Buildings Conditions

-

Signature valid

Signed by: DistrcitOfficer W.R
Coimbatore District,
Western Region , District Officer,
Home Department
Date:24-Apr-2026 17:58:32

IX. Group I- Hazardous Buildings Conditions

-

District Officer

Coimbatore District

To:

M/s. Merestone Properties Pvt Ltd,

Represented by its Executive Director V.Deepak Kumar,

S.F.No.657/1B, 657/1C, 657/1D3, 657/1D4, 657/1E,

657/2B1, 657/2C, 657/2D & 657/2F,

Neelambur Village and Panchayat, SULUR Taluk,

Coimbatore District

Signature valid

Signed by: DistrcitOfficer W.R
Coimbatore District,
Western Region, District Officer,
Home Department
Date:24-Apr-2026 17:58:32

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

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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.