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Official Property Record

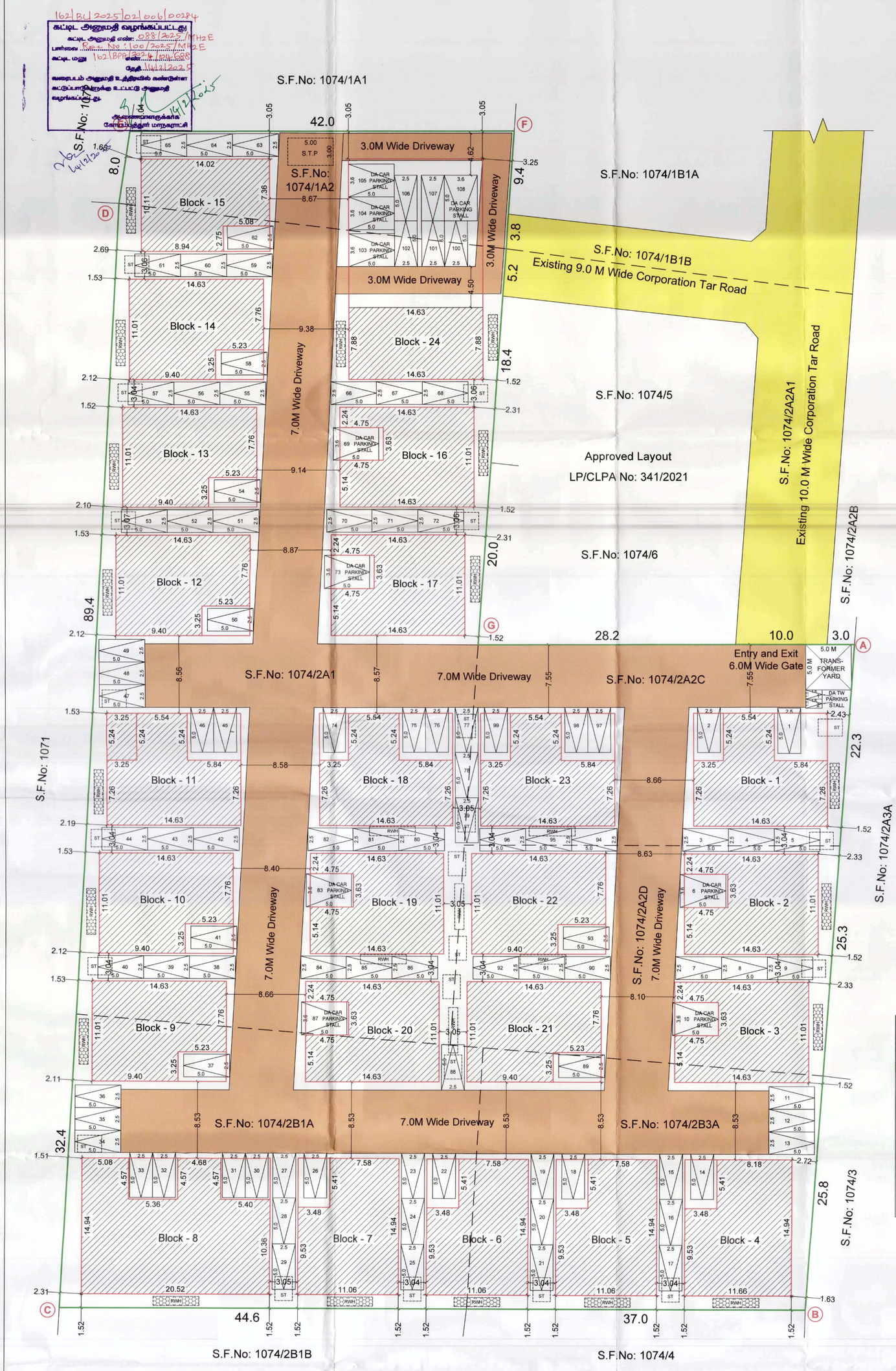
Digitally Verified Record - Powered by Verified RealEstate™



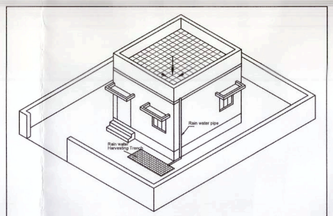
SHEET No : (1 - 3) 1

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUP HOUSING DEVELOPMENT AT S.F.No: 1074/1A2, 2A1, 2A2C, 2A2D, 2B1A & 2B3A, KALAPATTI VILLAGE, COIMBATORE NORTH TALUK, EAST ZONE, COIMBATORE CORPORATION.

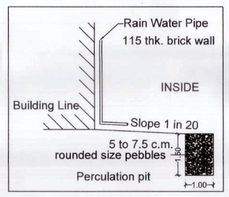
SCALE 1 : 200

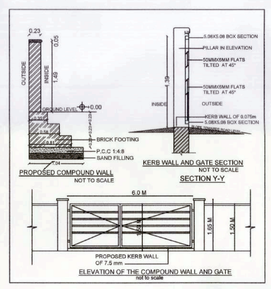


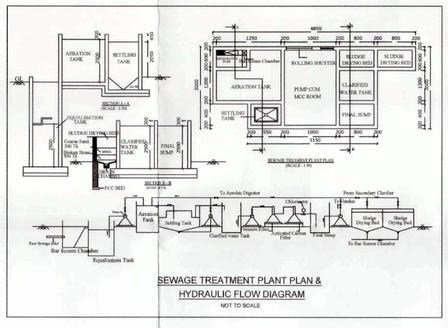
BLOCK NAME	Total Area (In Sq.M.)	Building Height (In M)	Car Parking		TW Parking	
			Reqd.	Provd.	Reqd.	Provd.
BLOCK - 1	381.13	11.29	4	4	-	-
BLOCK - 2	350.72	11.29	4	4	-	-
BLOCK - 3	350.72	11.29	4	4	-	-
BLOCK - 4	378.48	11.29	4	4	-	-
BLOCK - 5	354.71	11.29	4	4	-	-
BLOCK - 6	354.71	11.29	4	4	-	-
BLOCK - 7	354.71	11.29	4	4	-	-
BLOCK - 8	628.49	11.29	8	8	-	-
BLOCK - 9	356.32	11.29	4	4	-	-
BLOCK - 10	356.32	11.29	4	4	-	-
BLOCK - 11	381.13	11.29	4	4	-	-
BLOCK - 12	356.32	11.29	4	4	-	-
BLOCK - 13	356.32	11.29	4	4	-	-
BLOCK - 14	356.32	11.29	4	4	-	-
BLOCK - 15	309.50	11.29	4	4	-	-
BLOCK - 16	350.72	11.29	4	4	-	-
BLOCK - 17	350.72	11.29	4	4	-	-
BLOCK - 18	381.13	11.29	4	4	-	-
BLOCK - 19	350.72	11.29	4	4	-	-
BLOCK - 20	350.72	11.29	4	4	-	-
BLOCK - 21	356.32	11.29	4	4	-	-
BLOCK - 22	356.32	11.29	4	4	-	-
BLOCK - 23	381.13	11.29	4	4	-	-
BLOCK - 24	707.46	7.73	-	-	-	-
SUBTOTAL	-	-	96	96	-	-
Visitor's Parking	-	-	10	12	2	2
TOTAL	-	-	106	108	2	2



Proposed Rain Water Harvesting System
Provided as per TNCDBR Annexure - XXII Drawing No: 1C
Not To Scale







BUILDING AREA DETAILS :-	FSI In Sq.M.	Non FSI In Sq.M.	Total In Sq.M.
BLOCK - 1			
PRO. GROUND FLOOR	182.83	-	182.83
PRO. FIRST FLOOR	145.66	-	145.66
PRO. SECOND FLOOR	52.64	-	52.64
BLOCK - 2			
PRO. GROUND FLOOR	161.09	-	161.09
PRO. FIRST FLOOR	138.98	-	138.98
PRO. SECOND FLOOR	50.65	-	50.65
BLOCK - 3			
PRO. GROUND FLOOR	161.09	-	161.09
PRO. FIRST FLOOR	138.98	-	138.98
PRO. SECOND FLOOR	50.65	-	50.65
BLOCK - 4			
PRO. GROUND FLOOR	174.22	-	174.22
PRO. FIRST FLOOR	149.64	-	149.64
PRO. SECOND FLOOR	54.62	-	54.62
BLOCK - 5			
PRO. GROUND FLOOR	165.21	-	165.21
PRO. FIRST FLOOR	140.63	-	140.63
PRO. SECOND FLOOR	48.87	-	48.87
BLOCK - 6			
PRO. GROUND FLOOR	165.21	-	165.21
PRO. FIRST FLOOR	140.63	-	140.63
PRO. SECOND FLOOR	48.87	-	48.87
BLOCK - 7			
PRO. GROUND FLOOR	165.21	-	165.21
PRO. FIRST FLOOR	140.63	-	140.63
PRO. SECOND FLOOR	48.87	-	48.87
BLOCK - 8			
PRO. GROUND FLOOR	306.52	-	306.52
PRO. FIRST FLOOR	210.07	-	210.07
PRO. SECOND FLOOR	111.90	-	111.90
BLOCK - 9			
PRO. GROUND FLOOR	161.09	-	161.09
PRO. FIRST FLOOR	138.06	-	138.06
PRO. SECOND FLOOR	57.17	-	57.17
BLOCK - 10			
PRO. GROUND FLOOR	161.09	-	161.09
PRO. FIRST FLOOR	138.06	-	138.06
PRO. SECOND FLOOR	57.17	-	57.17
BLOCK - 11			
PRO. GROUND FLOOR	182.83	-	182.83
PRO. FIRST FLOOR	145.66	-	145.66
PRO. SECOND FLOOR	52.64	-	52.64
BLOCK - 12			
PRO. GROUND FLOOR	161.09	-	161.09
PRO. FIRST FLOOR	138.06	-	138.06
PRO. SECOND FLOOR	57.17	-	57.17
BLOCK - 13			
PRO. GROUND FLOOR	161.09	-	161.09
PRO. FIRST FLOOR	138.06	-	138.06
PRO. SECOND FLOOR	57.17	-	57.17
BLOCK - 14			
PRO. GROUND FLOOR	161.09	-	161.09
PRO. FIRST FLOOR	138.06	-	138.06
PRO. SECOND FLOOR	57.17	-	57.17
BLOCK - 15			
PRO. GROUND FLOOR	141.74	-	141.74
PRO. FIRST FLOOR	121.43	-	121.43
PRO. SECOND FLOOR	46.33	-	46.33
BLOCK - 16			
PRO. GROUND FLOOR	161.09	-	161.09
PRO. FIRST FLOOR	138.98	-	138.98
PRO. SECOND FLOOR	50.65	-	50.65
BLOCK - 17			
PRO. GROUND FLOOR	161.09	-	161.09
PRO. FIRST FLOOR	138.98	-	138.98
PRO. SECOND FLOOR	50.65	-	50.65
BLOCK - 18			
PRO. GROUND FLOOR	182.83	-	182.83
PRO. FIRST FLOOR	145.66	-	145.66
PRO. SECOND FLOOR	52.64	-	52.64
BLOCK - 19			
PRO. GROUND FLOOR	161.09	-	161.09
PRO. FIRST FLOOR	138.98	-	138.98
PRO. SECOND FLOOR	50.65	-	50.65
BLOCK - 20			
PRO. GROUND FLOOR	161.09	-	161.09
PRO. FIRST FLOOR	138.98	-	138.98
PRO. SECOND FLOOR	50.65	-	50.65
BLOCK - 21			
PRO. GROUND FLOOR	161.09	-	161.09
PRO. FIRST FLOOR	138.06	-	138.06
PRO. SECOND FLOOR	57.17	-	57.17
BLOCK - 22			
PRO. GROUND FLOOR	161.09	-	161.09
PRO. FIRST FLOOR	138.06	-	138.06
PRO. SECOND FLOOR	57.17	-	57.17
BLOCK - 23			
PRO. GROUND FLOOR	182.83	-	182.83
PRO. FIRST FLOOR	145.66	-	145.66
PRO. SECOND FLOOR	52.64	-	52.64
BLOCK - 24 (AMENITY BLOCK)			
PRO. GROUND FLOOR	353.73	-	353.73
PRO. FIRST FLOOR	353.73	-	353.73
PRO. HEAD ROOM	-	34.16	34.16
TOTAL BUILTUP AREA	9211.14	34.16	9245.30

AREA DETAILS :-

SITE AREA (As per Document)	-	8272.58 Sq.M.
SITE AREA (As per Patta)	-	8275.00 Sq.M.
SITE AREA (As per Super Imposed Area)	-	8392.84 Sq.M.

NOTE:- As Per eDCR

FSI RATIO = 9211.14 / 8272.58 = 1.11

PARKING DETAILS:-

CATEGORY	No. Of Dwellings	Two Wheelers (Including DA)		Cars (Including DA)	
		Reqd.	Provd.	Reqd.	Provd.
Dwelling Area above 75 Sq.Mtrs	23	2	2	96	96
Visitor's Parking of 10%	-	-	-	10	12
Amenity Block	-	-	-	-	-
TOTAL	23	2	2	106	108

COLOUR INDEX:-

- EXG. ROAD
- SITE BOUNDARY
- PRO. BUILDING
- DRIVEWAY

N

OWNER / APPLICANT

R.SATHISHKUMAR, M.E (Geotech), M.I.G.S, M.I.S.T.E.
Registered Geotechnical Engineer
Reg No: Coimbatore LPA / GTE /19/04/002
No: 17/25-B, Anna Road, Karumathampatti,
Coimbatore - 641 659.
Ph: 0422-4399772, Mob: +91 9597262815

REGISTERED GEOTECHNICAL ENGINEER

Er. S. NANDHINI., B.E.CIVIL.,
Registered Construction Engineer,
Reg. No: CLPA/CE/ 043/2024
No.5, Annamadam Lane, Nanjundapuram,
Coimbatore - 641 036. Mob: 9500815306

REGISTERED CONSTRUCTION ENGINEER

Er. S. PRATHABAN, M.E.,Structural
Registered Structural Engineer - Grade-I
Reg.No: SE/Gr-I/5004/2023
92A/41,A,Bharathi Nagar,S.I.H.S. Colony,
Civil Aerodrome Post,Coimbatore-641 014.
Mobile: 99440 30620.

REGISTERED STRUCTURAL ENGINEER

Er. A. WALTER JEFF MAX, B.E.,
Reg. No. CRE DTCP/REG/DA-II/02/2021
APEL ASSOCIATES
B5-G, 1st Floor, Kanga Complex,
100 Feet Road, Gandhipuram, Coimbatore - 12
Mob : 95667 18589

REGISTERED ENGINEER / ARCHITECT

B.P / DTCP No: 629 / 2024

Signature valid
Signature valid

B.P / DTCP No: 629 / 2024

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUP HOUSING DEVELOPMENT AT S.F.No. 1074/1A2, 2A1, 2A2C, 2A2D, 2B1A & 2B3A, KALAPATTI VILLAGE, COIMBATORE NORTH TALUK, EAST ZONE, COIMBATORE CORPORATION.

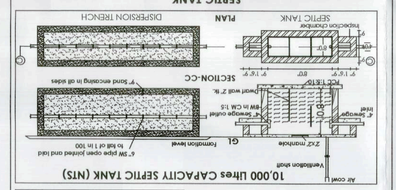
SCALE 1 : 100

SHEET No : (1-3) 2

JOINERY DETAILS :-

		Metre
MD	MAIN DOOR	1.20 X 2.10
D	DOOR	0.90 X 2.10
D1	DOOR	0.91 X 2.10
D2	DOOR	0.84 X 2.10
O	OPEN	1.20 X 2.10
FW	FRENCH WINDOW	2.40 X 1.80
FWI	FRENCH WINDOW	1.80 X 1.80
W	WINDOW	2.40 X 1.20
W2	WINDOW	1.80 X 1.20
W1	WINDOW	1.20 X 1.20
V	VENTILATOR	1.20 X 0.60

SEPTIC TANK



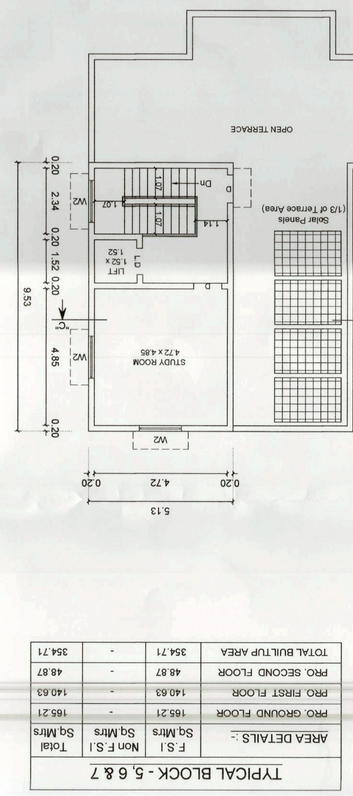
TYPICAL BLOCK - 4

AREA DETAILS :-	F.S.I	Non F.S.I	Total
	Sq.Mtrs		Sq.Mtrs
PRO. GROUND FLOOR	114.22	-	114.22
PRO. FIRST FLOOR	169.64	-	169.64
PRO. SECOND FLOOR	54.62	-	54.62
TOTAL BUILTUP AREA	378.48	-	378.48



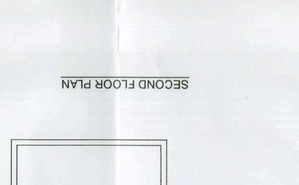
TYPICAL BLOCK - 5 6 & 7

AREA DETAILS :-	F.S.I	Non F.S.I	Total
	Sq.Mtrs		Sq.Mtrs
PRO. GROUND FLOOR	165.21	-	165.21
PRO. FIRST FLOOR	140.83	-	140.83
PRO. SECOND FLOOR	48.87	-	48.87
TOTAL BUILTUP AREA	354.71	-	354.71



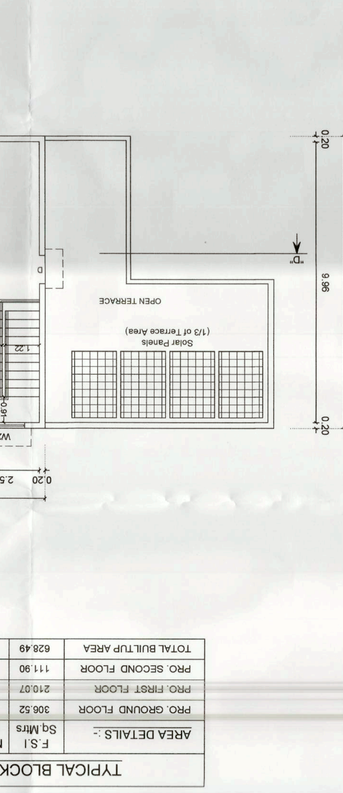
TYPICAL BLOCK - 1, 11, 18 & 23

AREA DETAILS :-	F.S.I	Non F.S.I	Total
	Sq.Mtrs		Sq.Mtrs
PRO. GROUND FLOOR	182.83	-	182.83
PRO. FIRST FLOOR	165.66	-	165.66
PRO. SECOND FLOOR	52.64	-	52.64
TOTAL BUILTUP AREA	381.13	-	381.13



TYPICAL BLOCK - 8

AREA DETAILS :-	F.S.I	Non F.S.I	Total
	Sq.Mtrs		Sq.Mtrs
PRO. GROUND FLOOR	306.52	-	306.52
PRO. FIRST FLOOR	210.07	-	210.07
PRO. SECOND FLOOR	111.90	-	111.90
TOTAL BUILTUP AREA	628.49	-	628.49



OWNER / APPLICANT

REGISTERED GEOTECHNICAL ENGINEER

REGISTERED CONSTRUCTION ENGINEER

REGISTERED STRUCTURAL ENGINEER

REGISTERED ENGINEER / ARCHITECT

SHEET No : (1 - 3) 3

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUP HOUSING DEVELOPMENT AT S.F.No: 1074/1A2, 2A1, 2A2C, 2A2D, 2B1A & 2B3A, KALAPATTI VILLAGE, COIMBATORE NORTH TALUK, EAST ZONE, COIMBATORE CORPORATION.

SCALE 1 : 100

JOINERY DETAILS :-		Metre
M.D	MAIN DOOR	1.20 x 2.10
D	DOOR	0.99 x 2.10
D1	DOOR	0.91 x 2.10
D2	DOOR	0.84 x 2.10
O	OPEN	1.20 x 2.10
FW	FRENCH WINDOW	2.40 x 1.80
FW1	FRENCH WINDOW	1.80 x 1.80
W	WINDOW	2.40 x 1.20
W1	WINDOW	1.80 x 1.20
W2	WINDOW	1.50 x 1.20
V	VENTILATOR	1.20 x 0.60

OWNER / APPLICANT

REGISTERED GEOTECHNICAL ENGINEER

REGISTERED CONSTRUCTION ENGINEER

REGISTERED STRUCTURAL ENGINEER

REGISTERED ENGINEER / ARCHITECT

SOLAR PANNEL

1. VERTICAL REINFORCEMENT AT JAMBS OF OPENINGS

2. HORIZONTAL REBRING BANDS

3. VERTICAL REINFORCEMENT IN BRICK WALLS

STAIRCASE DETAILS (NOT TO SCALE)

WIDTH : 0.99
TREAD : 0.25
RISE : 0.175

10,000 Litres CAPACITY SEPTIC TANK (NTS)

SECTION-CC

PLAN

SEPTIC TANK

DISPERSION TRENCH

TYPICAL BLOCK - 9, 10, 12, 13, 14, 21 & 22

AREA DETAILS :-	F.S.I Sq.Mtrs	Non F.S.I Sq.Mtrs	Total Sq.Mtrs
PRO. GROUND FLOOR	161.09	-	161.09
PRO. FIRST FLOOR	138.06	-	138.06
PRO. SECOND FLOOR	57.17	-	57.17
TOTAL BUILTUP AREA	356.32	-	356.32

ELEVATION

SECTION ON "EE"

GROUND FLOOR PLAN

FIRST FLOOR PLAN

SECOND FLOOR PLAN

BLOCK - 15

AREA DETAILS :-	F.S.I Sq.Mtrs	Non F.S.I Sq.Mtrs	Total Sq.Mtrs
PRO. GROUND FLOOR	141.74	-	141.74
PRO. FIRST FLOOR	121.43	-	121.43
PRO. SECOND FLOOR	46.33	-	46.33
TOTAL BUILTUP AREA	309.50	-	309.50

ELEVATION

SECTION ON "FF"

GROUND FLOOR PLAN

FIRST FLOOR PLAN

SECOND FLOOR PLAN

TYPICAL BLOCK - 2, 3, 16, 17, 19 & 20

AREA DETAILS :-	F.S.I Sq.Mtrs	Non F.S.I Sq.Mtrs	Total Sq.Mtrs
PRO. GROUND FLOOR	161.09	-	161.09
PRO. FIRST FLOOR	138.98	-	138.98
PRO. SECOND FLOOR	50.65	-	50.65
TOTAL BUILTUP AREA	350.72	-	350.72

ELEVATION

SECTION ON "GG"

GROUND FLOOR PLAN

FIRST FLOOR PLAN

SECOND FLOOR PLAN

AMENITY BLOCK - 24

AREA DETAILS :-	F.S.I Sq.Mtrs	Non F.S.I Sq.Mtrs	Total Sq.Mtrs
PRO. GROUND FLOOR	353.73	-	353.73
PRO. FIRST FLOOR	353.73	-	353.73
PRO. SECOND FLOOR	-	34.16	34.16
TOTAL BUILTUP AREA	707.46	34.16	741.62

SECTION ON "HH"

GROUND FLOOR PLAN

FIRST FLOOR PLAN

TERRACE FLOOR PLAN

B.P / DTCP No: 629 / 2024



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We're honored to be part of your real estate journey

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