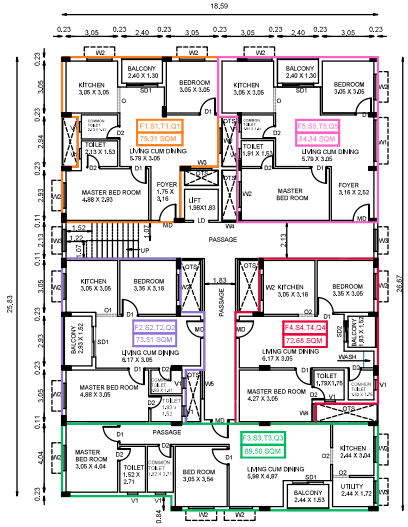
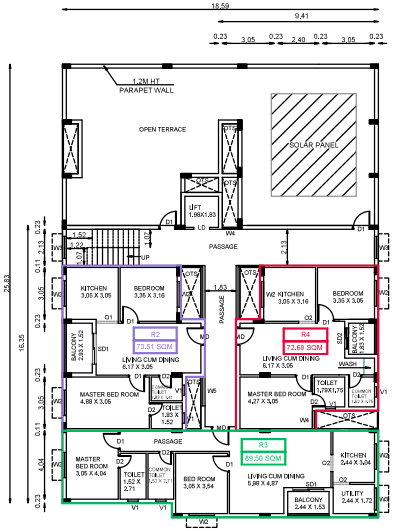
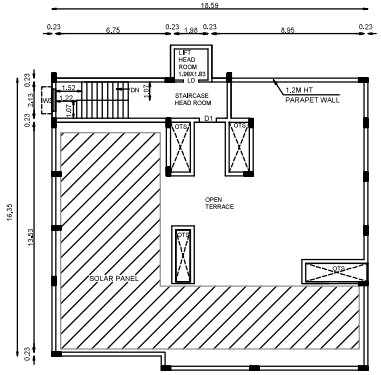
RESIDENTIAL BUILDING (APARTMENT WITH 23 DWELLINGS)



TYPICAL FIRST FLOOR TO FOURTH FLOOR PLAN



FIFTH FLOOR PLAN



TERRACE FLOOR PLAN

Applicant Name	: Suresh Natarajan-POA OF Bhavani Muppalmani
Online Building Application No	: SWP/ BPA / 500350 / 2025
Site Approval L.P./CLPA No	: 273 / 2025
Planning Permission No	: 329 / 2025

PLAN SHOWING THE PROPOSED CONSTRUCTION OF AFFORDABLE HOUSING UNIT IN WARD : AI(35)-SINGANALLUR,BLOCK NO : 82, T.S NO: 58/4, (OLD SF No: 230/2Pt), AT COIMBATORE SOUTH TALUK, COIMBATORE DISTRICT.

SINGANALLUR DD PLAN - 36.

Scale 1:100

ALL DIMENSIONS ARE IN METERS

N

LAND AREA STATEMENT

AREA OF SITE AS PER TSLR - 860.00 SQM
AREA OF SITE AS PER DOCUMENT - 860.00 SQM

Land Use As Per Masterplan - Residential
Land Use As Per D.Dplan - Residential

HEIGHT OF THE BUILDING = 18.30M

BUILDING AREA STATEMENT

S.NO	AREA DETAILS	FSI AREA IN SQM	NON FSI AREA IN SQM	TOTAL BUILTUP AREA IN SQM
RESIDENTIAL BUILDING - APARTMENT WITH 23 DWELLINGS				
1.	STILT FLOOR	28.81	438.14	466.95
2.	FIRST FLOOR (F1, F2, F3, F4 & F5)	466.95	-	466.95
3.	SECOND FLOOR (S1, S2, S3, S4 & S5)	466.95	-	466.95
4.	THIRD FLOOR (T1, T2, T3, T4 & T5)	466.95	-	466.95
5.	FOURTH FLOOR(Q1, Q2, Q3, Q4 & Q5)	466.95	-	466.95
6.	FIFTH FLOOR (R2, R3 & R4)	304.98	-	304.98
7.	TERRACE FLOOR	-	32.10	32.10
	GRAND TOTAL	2201.59	470.24	2671.83

TOTAL FSI = 2201.59 / 860.00 = 2.56

Premium FSI charges not applicable for affordable housing project

Parking Details:

Apartment - 23 Dwelling Units

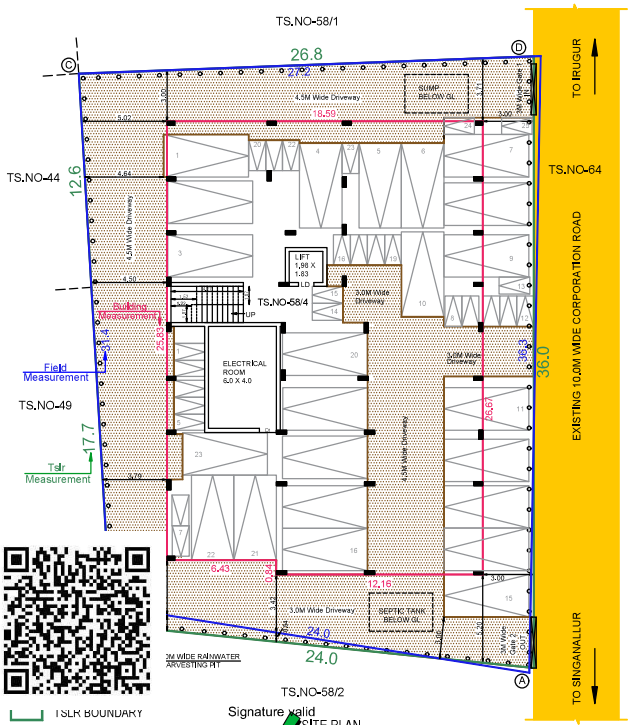
Unit No	Floor	Area in Sqm	No. of Cars Required	No. of Cars Provided	No. of T.W Required	No. of T.W Provided
F1 - Q1	1 to 4	79.31 X 4=317.24	21 Nos	23 Nos	11 Nos	25 Nos
F2 - R2	1 to 5	73.51 X 5 =367.55				
F3 - R3	1 to 5	89.50 X 5 =447.50				
F4 - R4	1 to 5	72.68 X 5 =363.40				
F5 - Q5	1 to 4	84.34 X 4 =337.36				

JOINERY DETAILS :

INDEX	DESCRIPTION	SIZE IN M	INDEX	DESCRIPTION	SIZE IN M
MD	Main Door	1.07 x 2.13	O1	Opening	1.30 x 2.13
D1	Door	0.99 x 2.13	O2	Opening	1.00 x 2.13
D2	Door	0.76 x 2.13	W1	Window	2.44 x 1.40
LD	Lift Door	0.91 x 2.13	W2	Window	1.50 x 1.40
SD1	Sliding Door	1.83 x 2.13	W3	Window	1.30 x 1.40
SD2	Sliding Door	1.22 x 2.13	W4	Window	1.00 x 1.40
O	Opening	1.53 x 2.13	W5	Window	1.70 x 1.40
			V	Ventilator	0.60 x 0.60

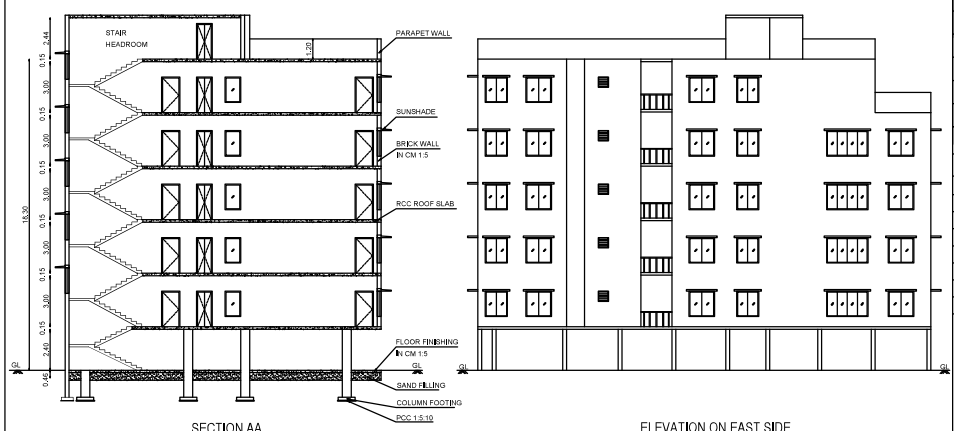
REFERENCE:

- TSLR BOUNDARY
- FIELD BOUNDARY
- EXISTING ROAD
- PROPOSED DRIVEWAY
- PROPOSED BUILDING FOR APPROVAL



Signature valid
Signed by: Amit Dhar
Location: Chennai
Date: 2025.05.27 15:06:36 IST

SITE PLAN



SECTION AA

ELEVATION ON EAST SIDE

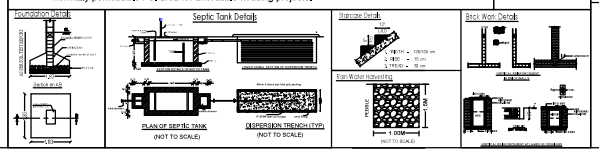
Notes

As Per GO (MS) 16, Dated 31.01.2020

(e) in sub-rule (24), for clause (a), the following clause shall be substituted, namely:-

"(a) Development for affordable housing projects with size of dwelling unit not exceeding 60 sq.m in carpet area within Greater Chennai Corporation Area and dwelling unit with size not exceeding 90 sq.m in carpet area in the rest of State shall be regulated according to provisions stipulated above.";

(b) Premium FSI charges shall not be collected for the excess FSI area over and above normally permissible FSI area for affordable housing projects.



27/05/2025

Er. S.ARUL, B.E.,M.Sc. AMIE
DTCP Registered Engineer, Grade-II
Reg.No: TVM/RE Gr-II-02-2023
No: 56B/13B, Iyyankulam Street
THIRUVANNAMALAI - 606601

Registered Engineer

Er. HARINI. P.S. ME.(Str)., MBA (HR).
Reg. No. Coimbatore LPA / CE / 005 / 2023
PRIME PROPDOC CONSULTANTS PVT LTD
+ 29, Palani Illam, Sundaram Brothers Layout,
Ramanathapuram, Coimbatore - 641 045.
Ph : 7373371000,
E - mail harini@propdoc.in

Construction Engineer

Applicant

Er. HARINI. P.S. ME.(Str)., MBA (HR).
Reg. No. Coimbatore LPA / SE / GR-I / 004 / 2022
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Structural Engineer