

PP

APPROVAL RECORD

Planning Permission

Erode

Erode district, Tamil Nadu

APPROVAL TYPE

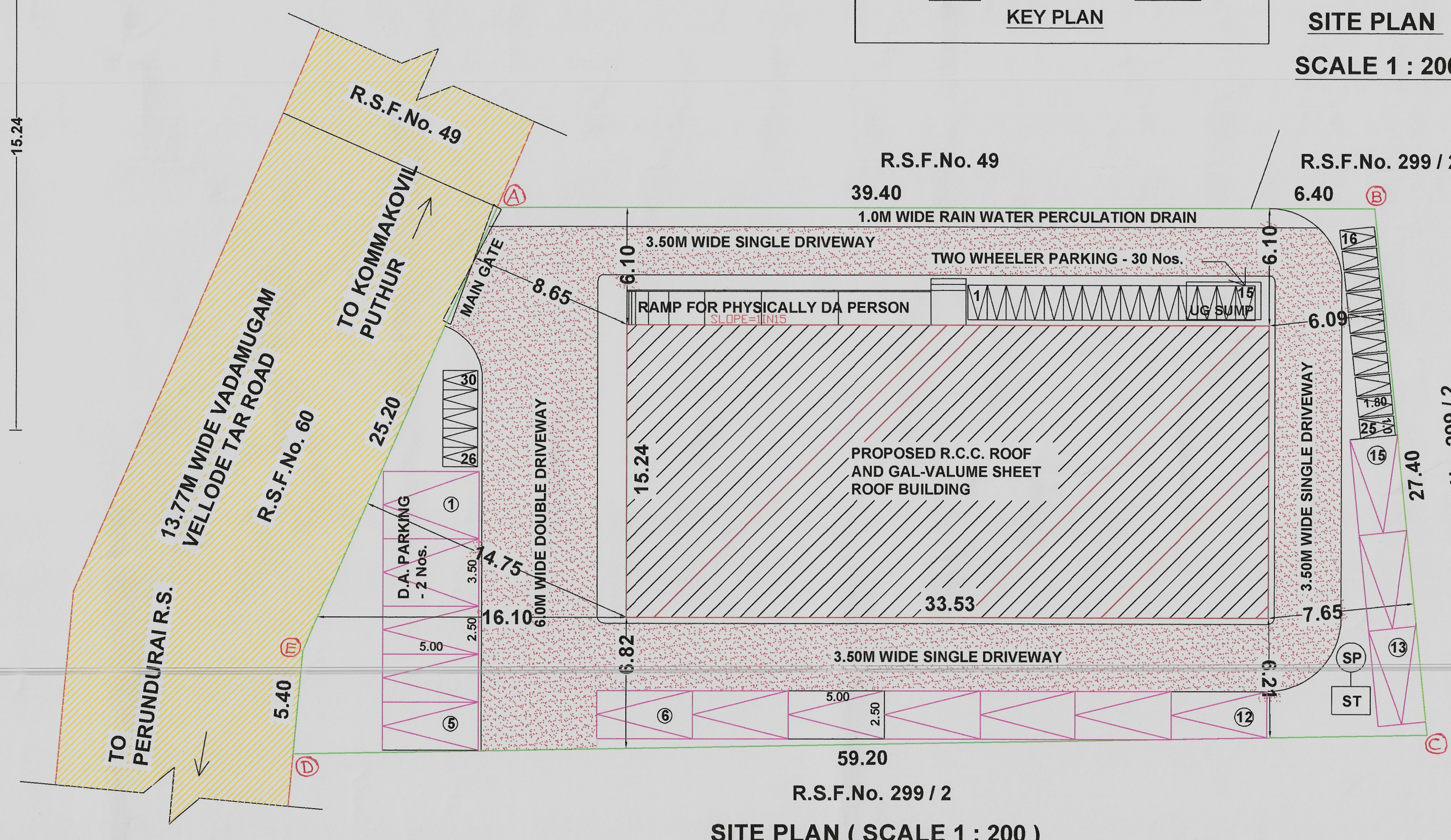
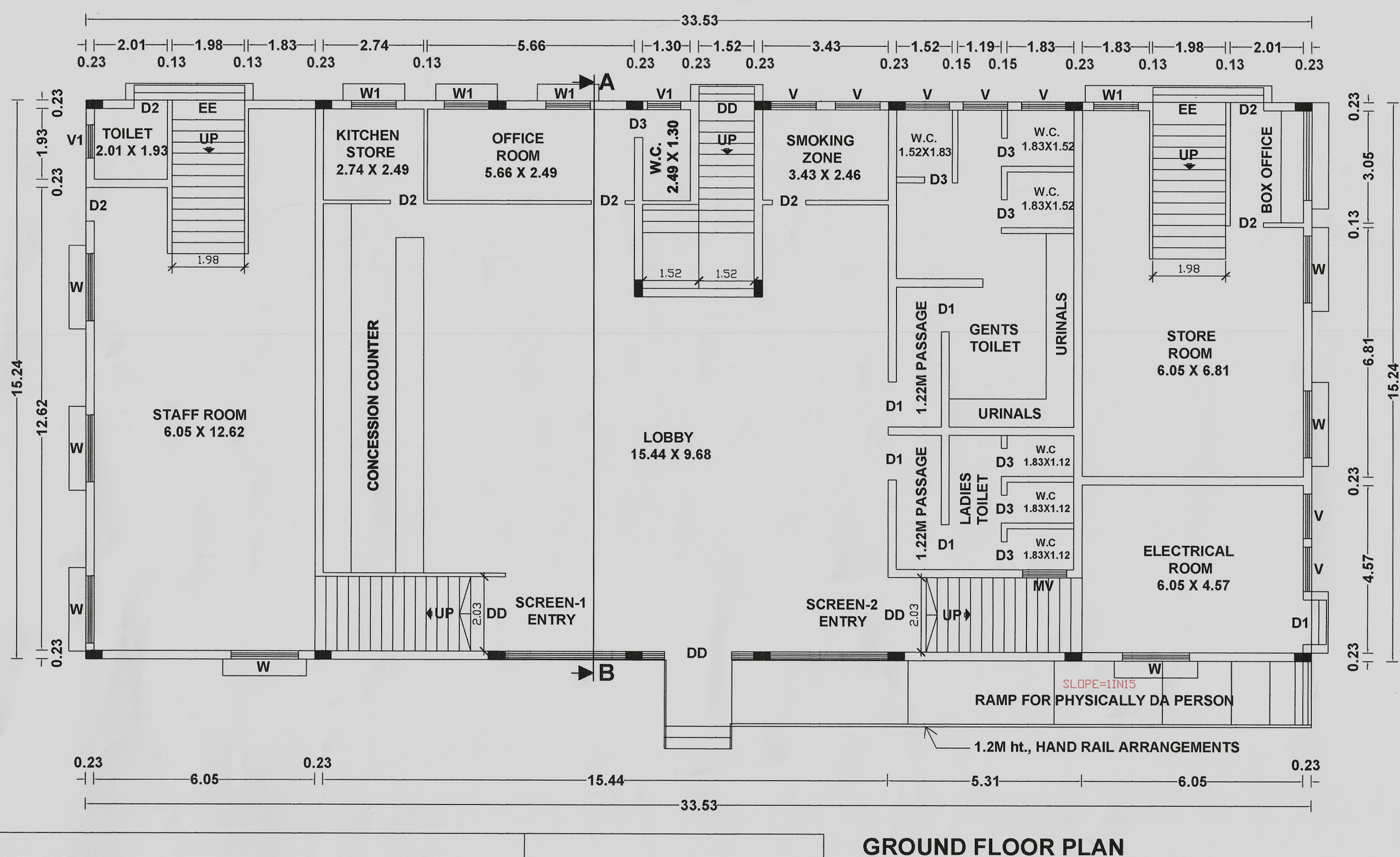
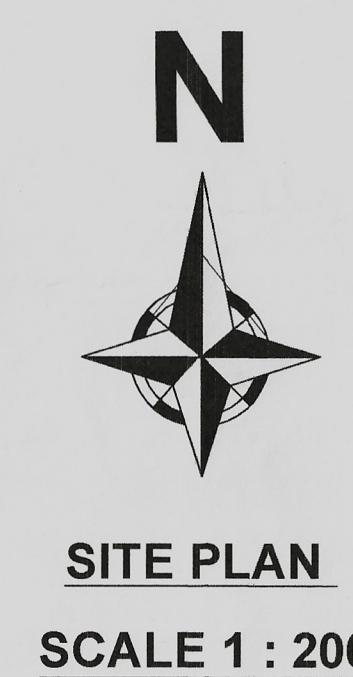
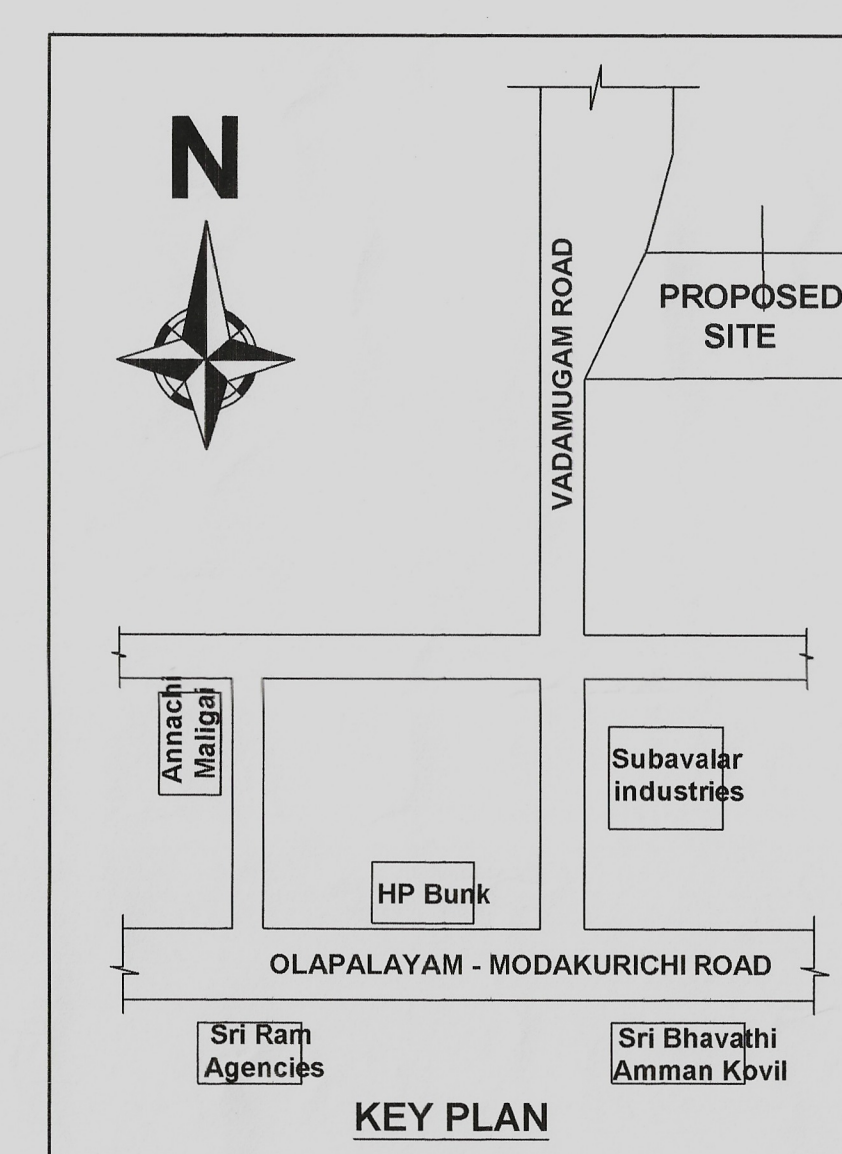
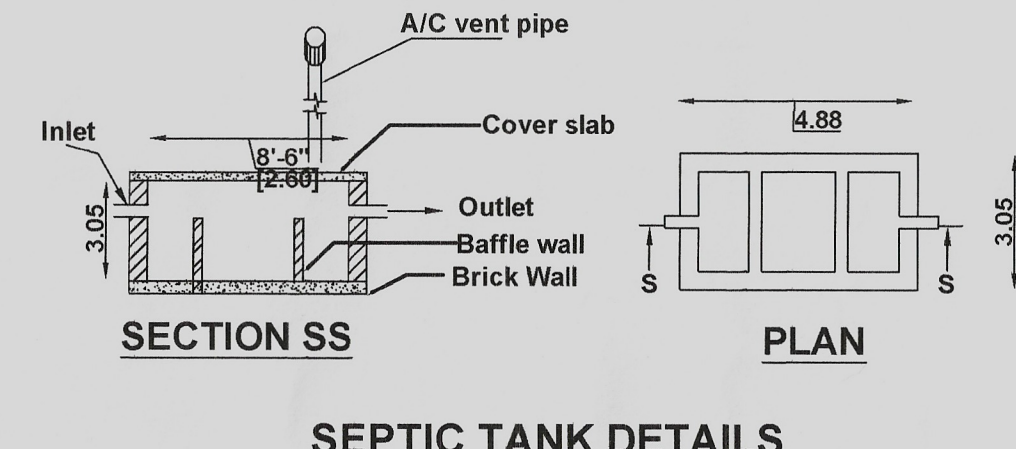
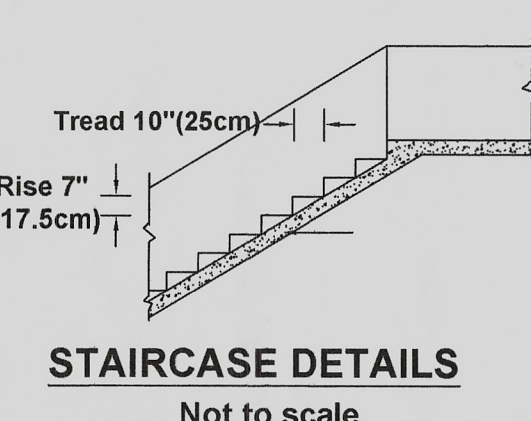
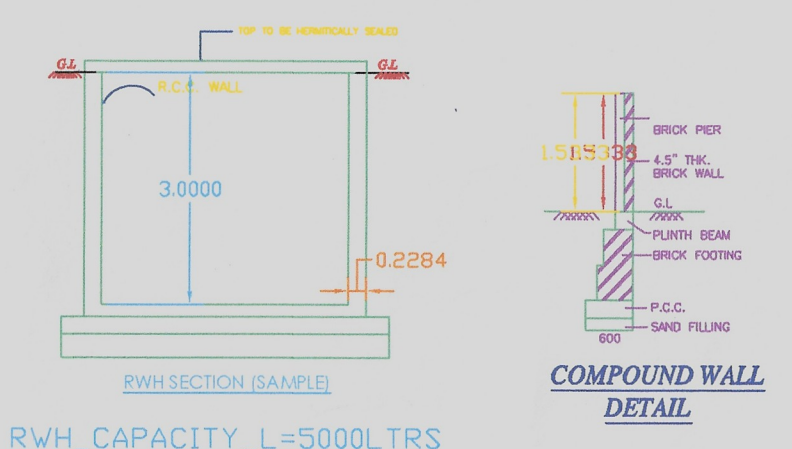
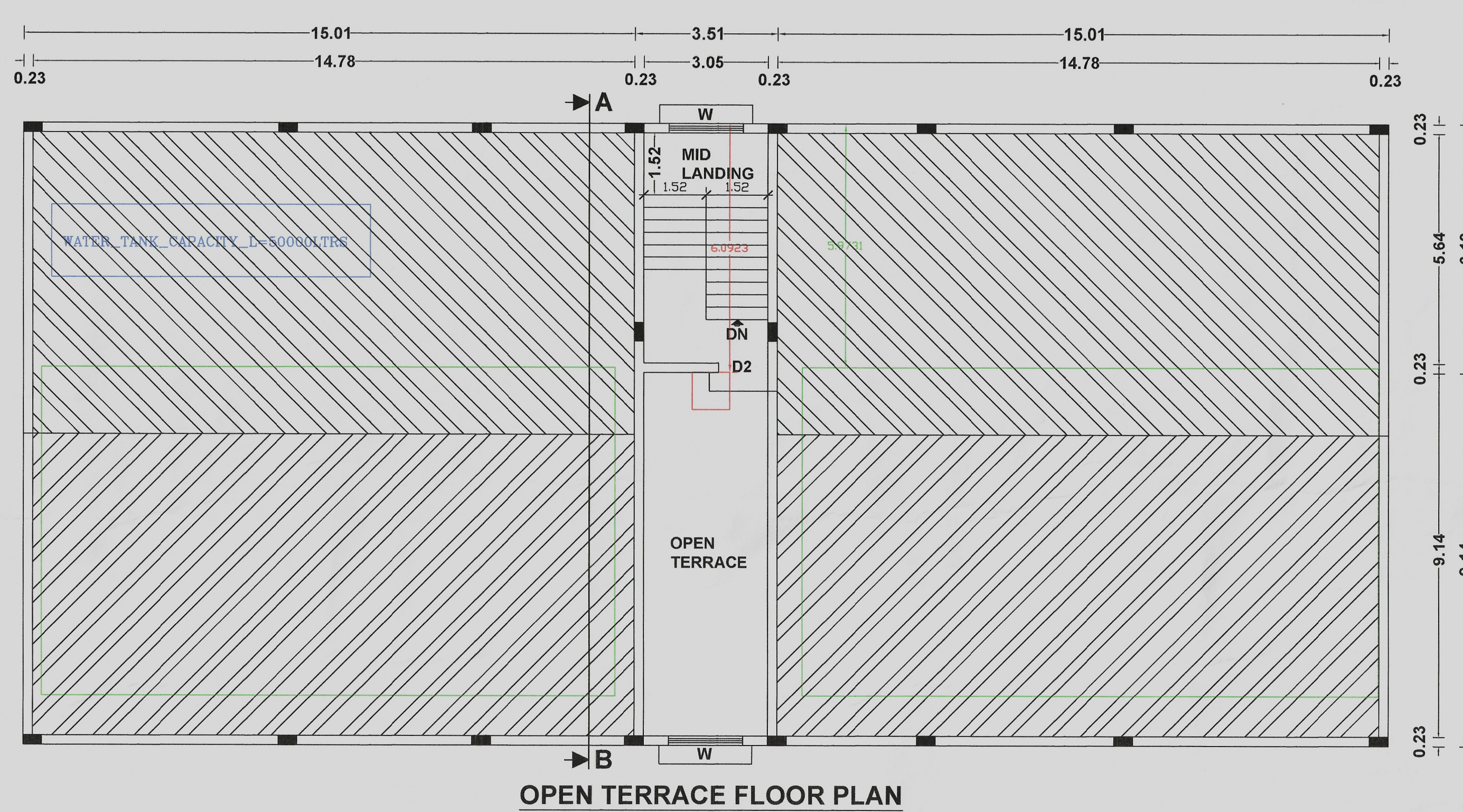
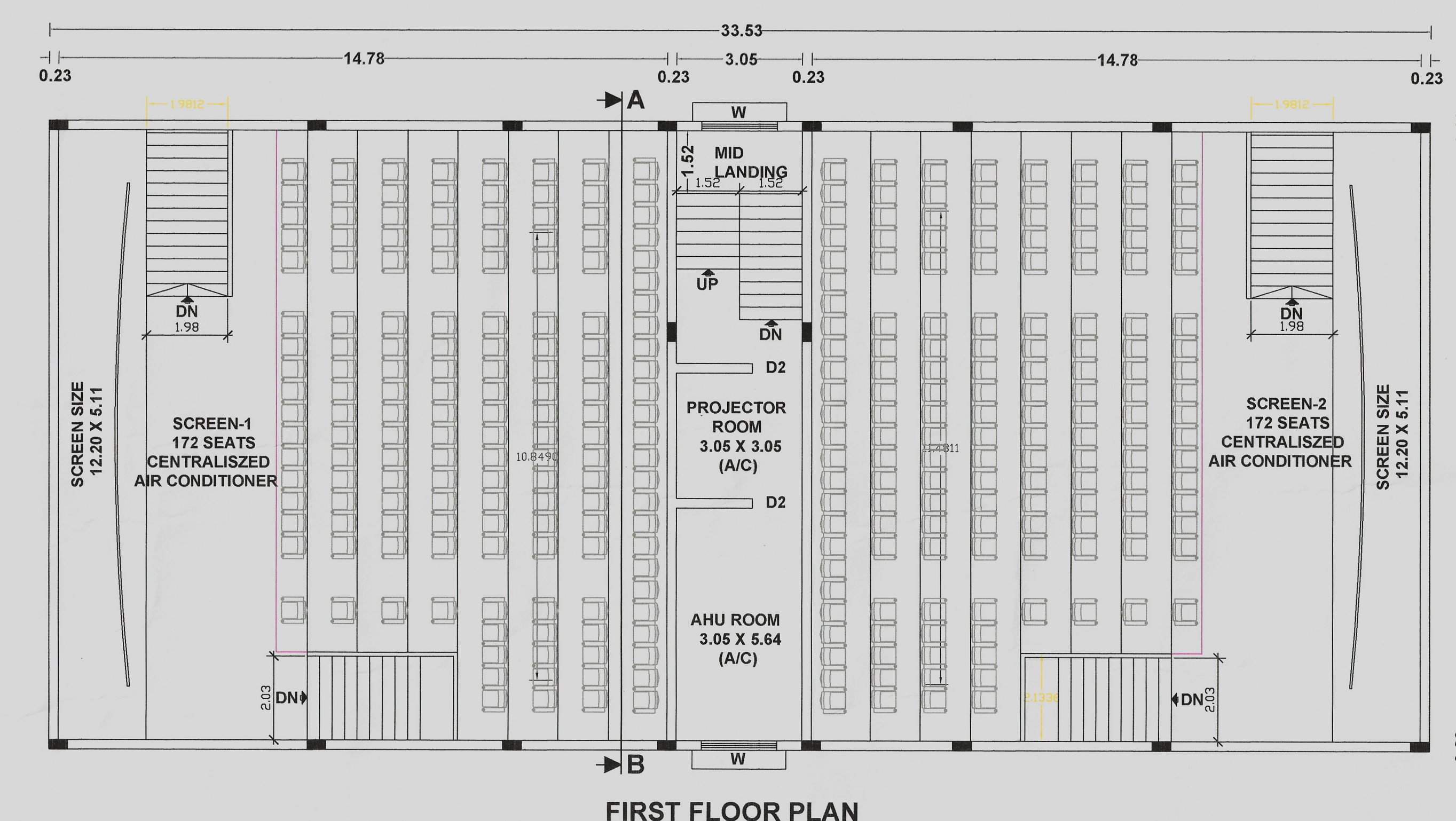
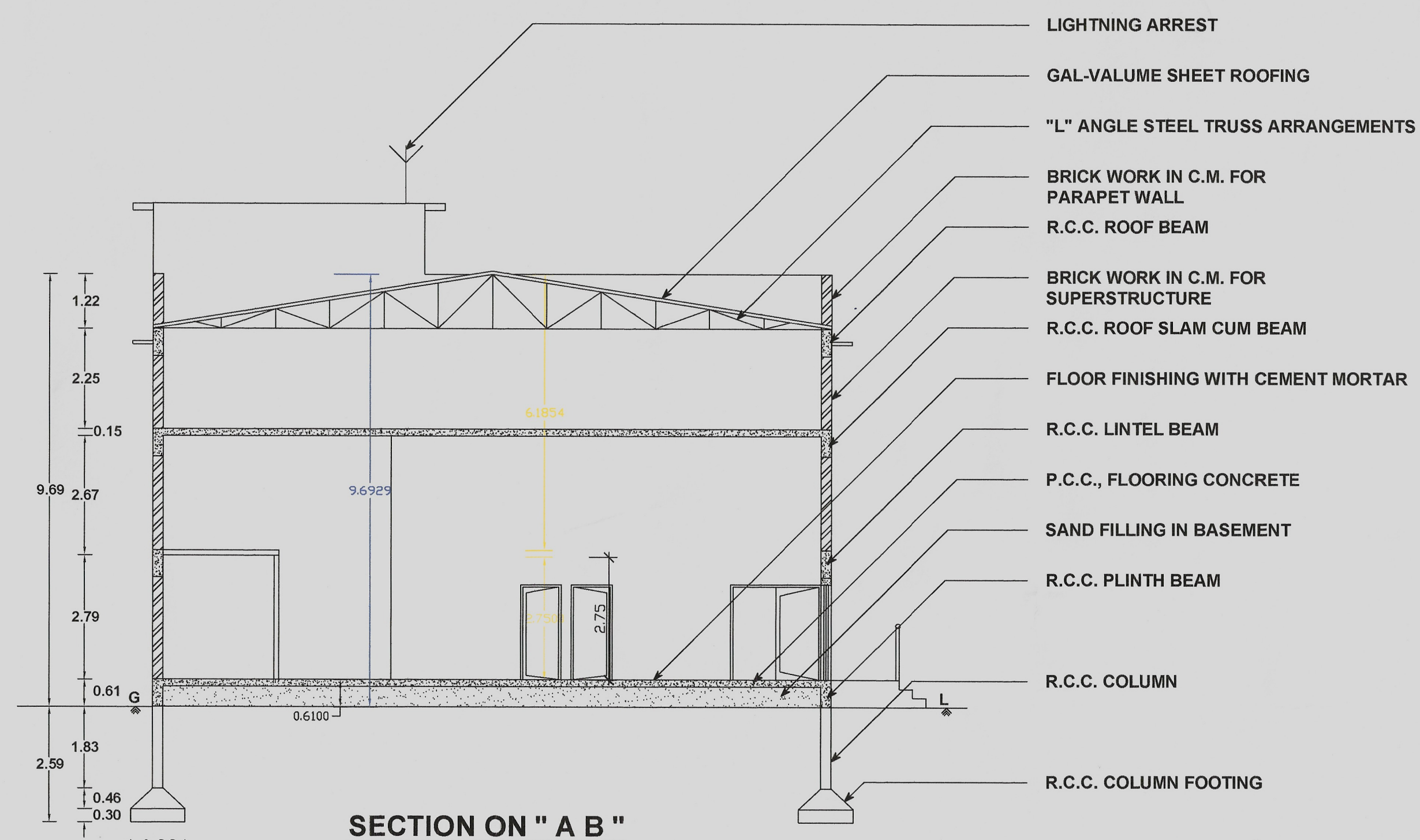
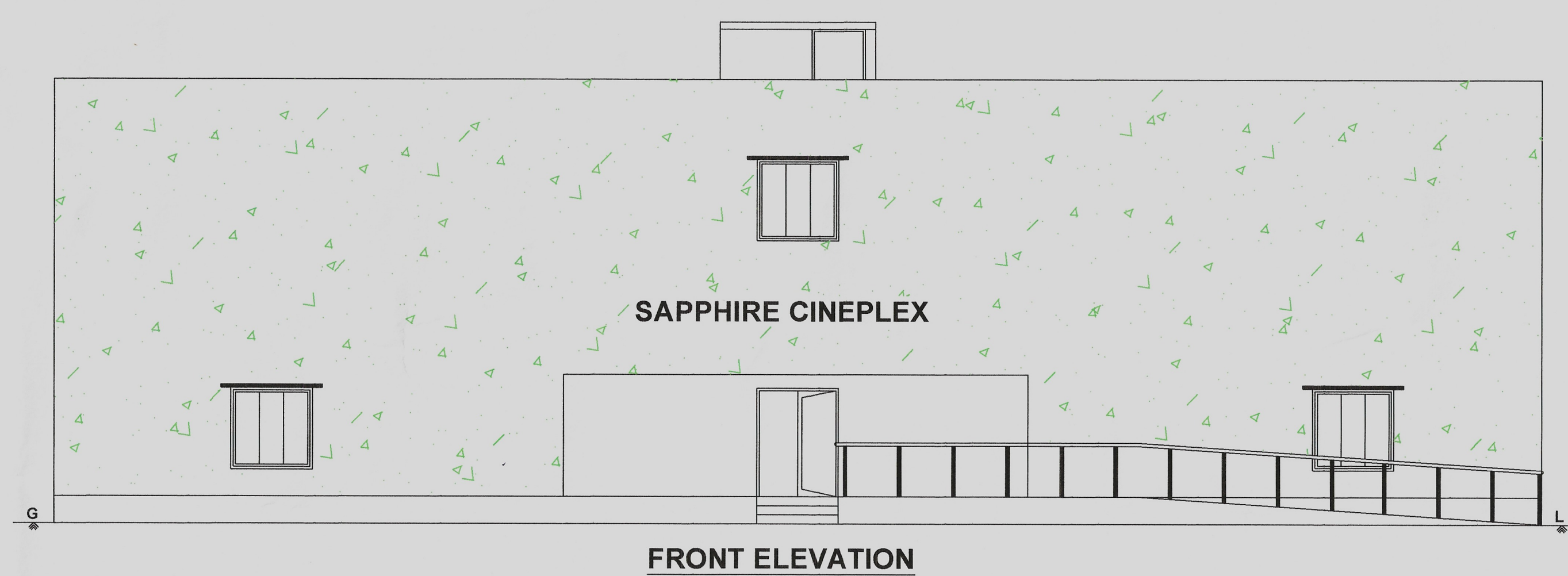
Building Plan

ISSUING AUTHORITY

DTCP

The approval as the planning authority issued it, reproduced in full behind this page.

An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.



PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C. ROOF AND GAL-VALUME SHEET ROOF BUILDING FOR " M/s SAPPHIRE CINEPLEX " IN R.S.F.No. 299/1, AT KOMMAKOVIL PUTHUR, VADAMUGAM VELLODE VILLAGE AND PANCHAYAT, PERUNDURAI TALUK, ERODE DISTRICT.

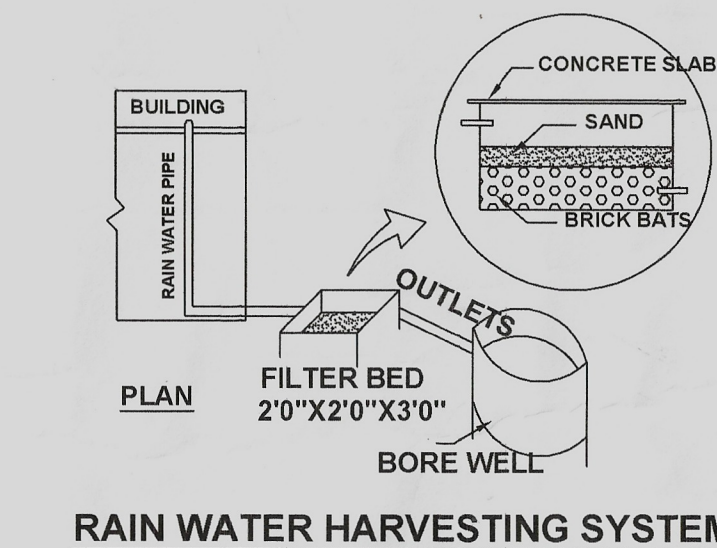
APPLICANT : M/s " SAPPHIRE CINEPLEX " MANAGING DIRECTOR, 1. C. MURUGANANDAM, 2. R. MANJULA.

SPECIFICATION :

- COLUMN FOOTING FOUNDATION LAID OVER THE SAND FILLING AND P.C.C. 1:4:8 MAT.
- ALL COLUMNS ARE CONNECTED WITH PLINTH BEAM AND ROOF BEAM
- P.C.C.C 1:4:8 LAID OVER THE SAND FILLING FOR MOSAIC FLOORING
- BRICK WORK IN BASEMENT AND SUPERSTRUCTURE WITH C.M. 1:5 MIX
- R.C.C. 1:2:4 MIXED LINTEL LAID OVER THE DOORS, WINDOWS AND OPENINGS
- ALL WALLS AND CIELINGS ARE PLASTERED WITH C.M 1:5 MIX
- JOINERY ARE MADE IN STEEL ARE FIRST CLASS TEAK WOOD
- ROOF COVERED BY R.C.C. 1:2:4 MIXED FLAT SLAB
- PARAPET WALL LAID ALL OVER THE BUILDING
- WEATHERING COURSE LAID IN PROPER MIX AND SLOPE WITH WATER PROOFING COMPOUND

SCHEDULE OF JOINERY

DD	DOUBLE DOOR	1.83 X 2.44
D1	DOOR	1.22 X 2.44
D2	DOOR	0.91 X 2.13
D3	DOOR	0.76 X 2.13
W	WINDOW	1.83 X 1.83
W1	WINDOW	1.22 X 1.83
V	VENTILATOR	1.22 X 0.91
V1	VENTILATOR	0.91 X 0.61



AREA DETAILS :

TOTAL AREA OF THE APPLICANT SITE (AS PER DOC - 36 CENTS)	1456.86 SQM
TOTAL AREA OF THE APPLICANT SITE (AS PER PATTA)	1457.00 SQM
SUPER IMPOSED AREA	1485.61 SQM

Block No 1 - Proposed Details

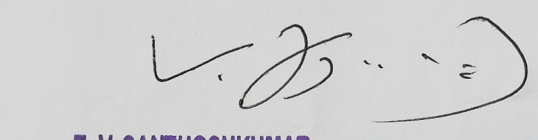
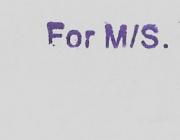
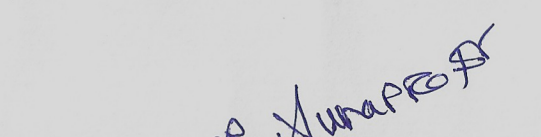
Floor	Occupancy/Sub Occupancy	Built Up Area in m ²	NON FSI Area in m ²	Deduction Area in m ²	FSI Area in m ²
0	GROUND FLOOR AREA	510.98	0	0	510.98
1	FIRST FLOOR AREA	510.98	0	0	510.98
2	Head Room Area	21.41	21.41		
	Total	1043.37	21.41	0.00	1021.96

AREA OF THE OPEN SPACE	945.88
PLOT COVERAGE DETAILS (P.C.) :-	FLOOR SPACE INDEX (F.S.I.) Max. = 2
FLOOR AREA X 100 = 510.98sqm	TOTAL FLOOR AREA = 1021.96sqm
SITE AREA X 100 = 1456.86sqm	SITE AREA = 1456.86sqm
	= 0.69 < 2.00

ONLINE APPLICATION No. SWP/BPA/007762/2023

SWP/DTCP/ERODE/SITE APPROVAL No. 108 / 2023

SWP/DTCP/ERODE/BUILDING PERMISSION No. 7 / 2023

SCALE 1 : 100		
ALL DIMENSION ARE IN " METRE "		
PARKING DETAILS :		
TOTAL Nos. OF CAR PROVIDED - 15 Nos.		
TOTAL Nos. OF TWO WHEELER PROVIDED - 30 Nos.		
STRUCTURAL ENGINEER	APPLICANT'S	REGISTERED ENGINEER
 E.V. SANTHOSHAN, M.E. (A), F.I.A.E. (S.D.P.P.A.) CHARTERED ENGINEER Panel Engineer No. 05, 320202017C2 Registered Valuer & Structural Engineer 13, Raju Street - I, Surampatti Valanku, Erode - 638 009.	For M/s. SAPPHIRE CINEPLEX  Partner/s	 E.R. SPAYAPPAN, D.C.E. Registered Engineer Grade - III KASI BUILDERS 3 Hanuman Street, Lakshmi Nagar, Rangampalayam, Erode - 6, Cell: 98427 85170, 99422 85170 01201WRE-QR 111ELPA
CELL No. 98427 85170		

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](#)



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



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

Verified RealEstate
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India
hello@verified.realestate
+91 9996 12 9996

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.

