PP APPROVAL RECORD

Planning Permission

Erode

Erode district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

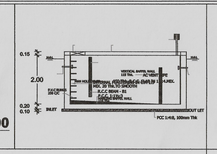
The approval as the planning authority issued it, reproduced in full behind this page.

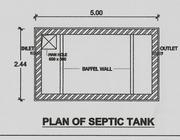
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

DETAILED PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C TERRACED ROOF RESIDENTIAL APARTMENT (STILT + 4 FLOORS) BUILDING IN APPROVED LAYOUT NUMBER (ம.வ./ந.உ.இ.எண்.1271/1991-ல் PLOT NO: 4,5,26,27) IN S.F.No. - 60/2B1D2, AT THINDAL VILLAGE , ERODE TALUK, ERODE DISTRICT.

APPLICANT:- Mr. S.SARAVANAKUMAR S/o Subramanian.

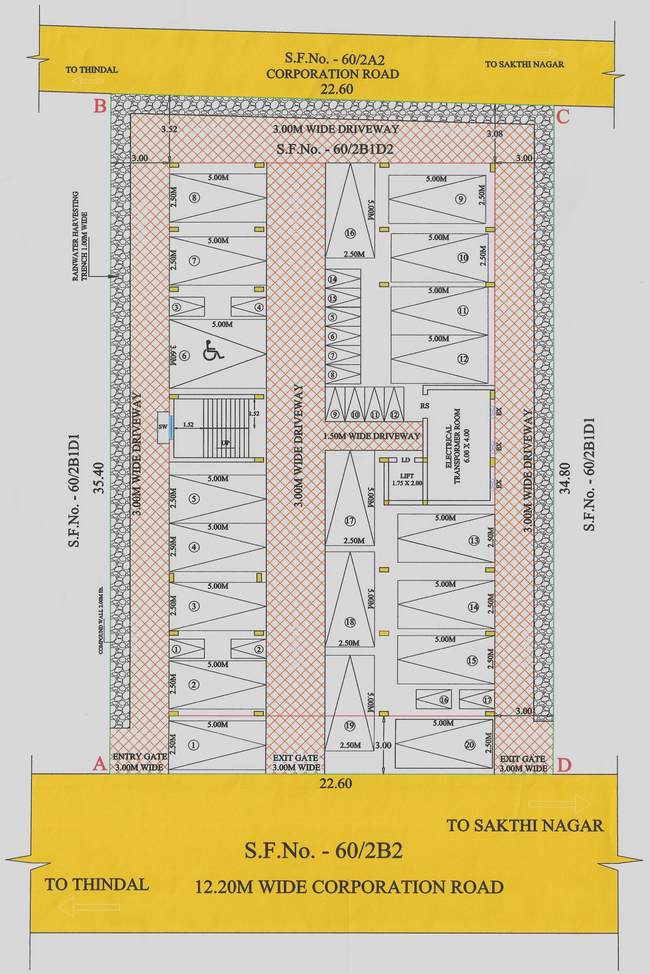
SCALE : 1:100



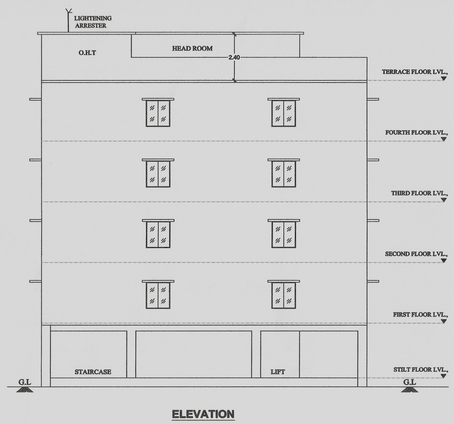


PLAN OF SEPTIC TANK

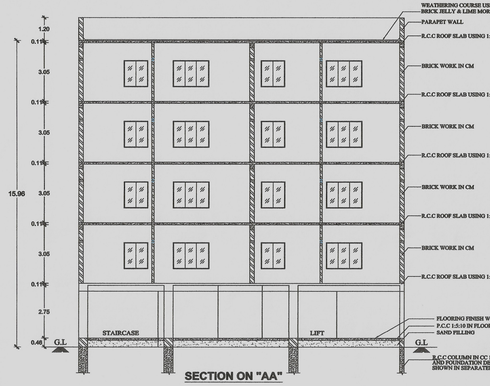
SITE PLAN
SCALE : 1:100



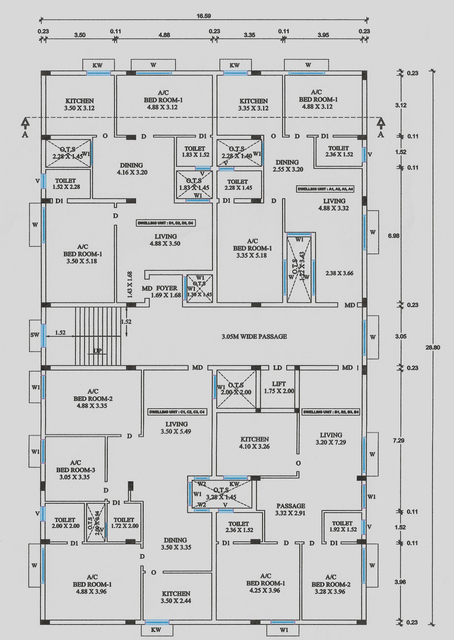
SITE CUM STILT FLOOR PLAN



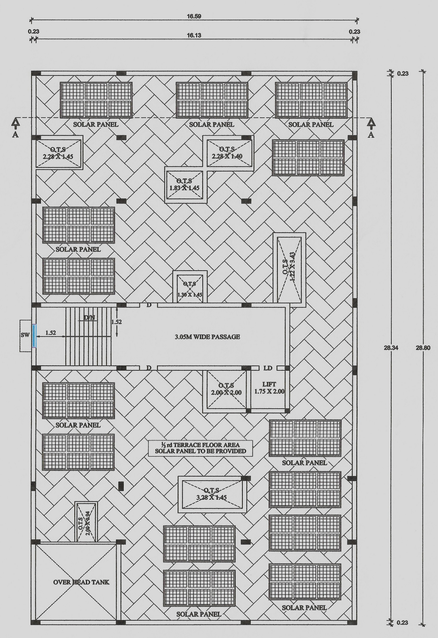
ELEVATION



SECTION ON "AA"



TYPICAL FIRST, SECOND, THIRD, FOURTH FLOOR PLAN

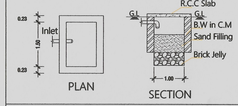


TERRACE FLOOR PLAN



Proposed Rain Water Harvesting System
Provided as per CBR Norms Drawing No:1A
Not To Scale

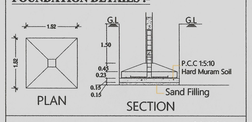
RAINWATER HARVESTING TRENCH :-

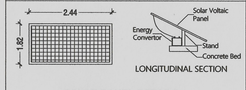


COLOUR INDEX

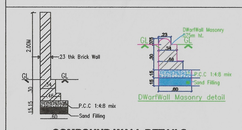
SITE BOUNDRY SHOWN	
PROPOSED BUILDING SHOWN	
DRIVEWAY SHOWN	
ROAD SHOWN	

FOUNDATION DETAILS :-

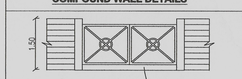




SOLAR PANEL DETAILS



COMPOUND WALL DETAILS



REFERENCE		IN METER
MD	MAIN DOOR	1.00 X 2.13
D	DOOR	0.91 X 2.13
D1	DOOR	0.76 X 2.13
O	OPEN	1.22 X 2.13
LD	LIFT DOOR	0.91 X 2.13
W	WINDOW	1.83 X 1.37
W1	WINDOW	1.22 X 1.37
W2	WINDOW	0.76 X 1.37
KW	KITCHEN WINDOW	1.22 X 1.00
V	VENTILATOR	0.91 X 1.00

AREA DETAILS :-

DESCRIPTIONS	IN Sq.mt
SITE AREA:-	
AS PER DOCUMENT (0.19 ACRES)	794.00
AS PER PATTA	794.00

FLOOR NAME	BUILTUP AREA	NON FSI AREA	NET FSI AREA
STILT FLOOR AREA	477.87	477.87	---
FIRST FLOOR AREA	477.87	25.52	452.35
SECOND FLOOR AREA	477.87	25.52	452.35
THIRD FLOOR AREA	477.87	25.52	452.35
FOURTH FLOOR AREA	477.87	25.52	452.35
HEAD ROOM AREA	51.13	51.13	---
GRAND TOTAL	2440.48	631.08	1809.40

FLOOR SPACE INDEX (FSI)	1809.40 / 794.00	=	2.27 (Premium FSI)
PLOT COVERAGE	477.87 X 100 / 794.00	=	60.18%

DWELLING UNIT DETAILS (16 - DWELLINGS)

FLOOR NAME	DWELLING REFERENCE	DWELLING AREA(Sq.m)
FLOOR 01, FLOOR 02, FLOOR 03,FLOOR 04, - TYPICAL	A	85.31
	B	90.62
	C	115.75
	D	94.95
GRAND TOTAL		386.63

PARKING TYPE	REQUIRED	PROVIDED
CAR PARKING	18 Nos.	20 Nos.
TWO WHEELERS	16 Nos.	17 Nos.

ALL DIMENSIONS ARE IN "METRE"

SITE APPROVAL
Roc No. : SWP / BPA / 009191 / 2023
Site Boundary shown as "A to D" and numbered as SWP / DTCP /ERODE / Site Approval No. : 242 / 2023

TECHNICAL APPROVAL
Roc No. : SWP / BPA / 009191 / 2023
SWP/ERODE/B.P/D.D.TCP No. : 25 / 2023

APPLICANTS :

S. Saravanakumar

STRUCTURAL ENGINEER :

Er. S. ARUN PRASANTH, B.E. (CIVIL)
REG.No : 02/2022/RSE-GR-II/EDTCP
D-88, Sampath Nagar, Erode- 638 011.
CELL : 77086 02229.

REGISTERED ENGINEER :

Er. S.SURIYA PRAKASH, D.C.E (CIVIL)
Reg. No : 06/2021/RE - GR - 111/ EDTCP
Opp. ITI College Bus Stop,
Erode - 638 009. Cell : 73731 99949

SURVEYOR / ASSISTANT DRAUGHTSMAN	
ARCHITECTURE / PLANNING ASSISTANT	

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

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.