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.

Verified RealEstate™

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate

+91 9996 12 9996

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PLAN SHOWING THE PROPOSED CONSTRUCTION IN R.C.C. ROOF STILT, FIRST, SECOND, THIRD, FOURTH & TERRACE FLOOR BUILDING FOR " RESIDENTIAL PURPOSE (DWELLING - 16Nos) "

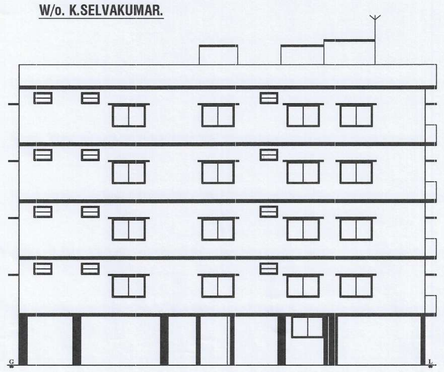
(EXISTING BUILDING TO BE DEMOLISHED) IN DOOR NO. 022, R.S.F. NO. 403/1, NEW SUB-DIVISION NO. 403/1B, ERODE VILLAGE, AT ANDAVAR STREET

(ANNA THEATRE ROAD), VEERAPPAN CHATRAM, ERODE CITY MUNICIPAL CORPORATION LIMIT, ERODE TALUK & DISTRICT.

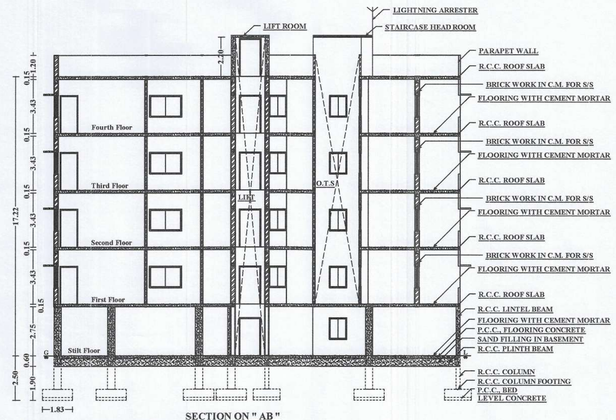
APPLICANT:-

Mrs. S.GOMATHI,

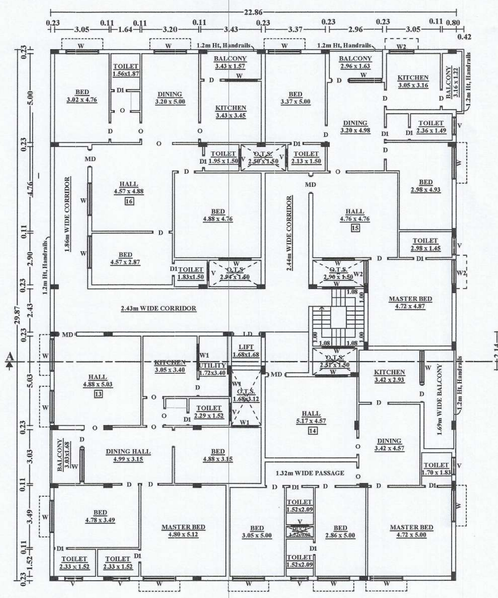
W/o. K.SELVAKUMAR.



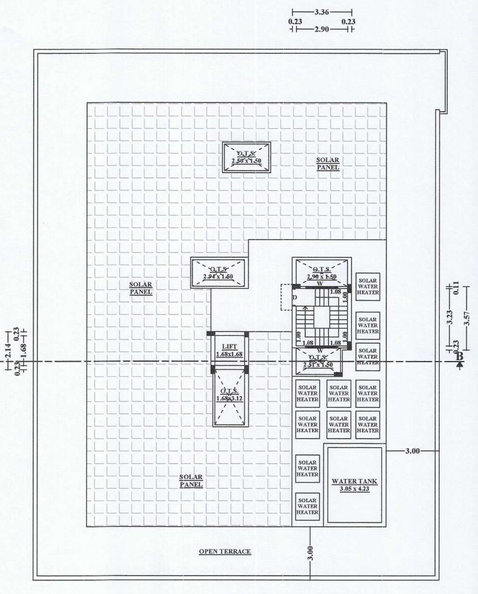
FRONT ELEVATION



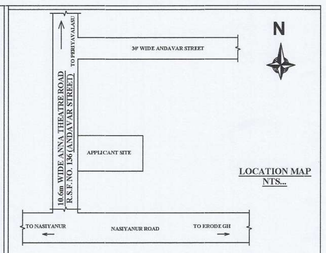
SECTION ON " AB "



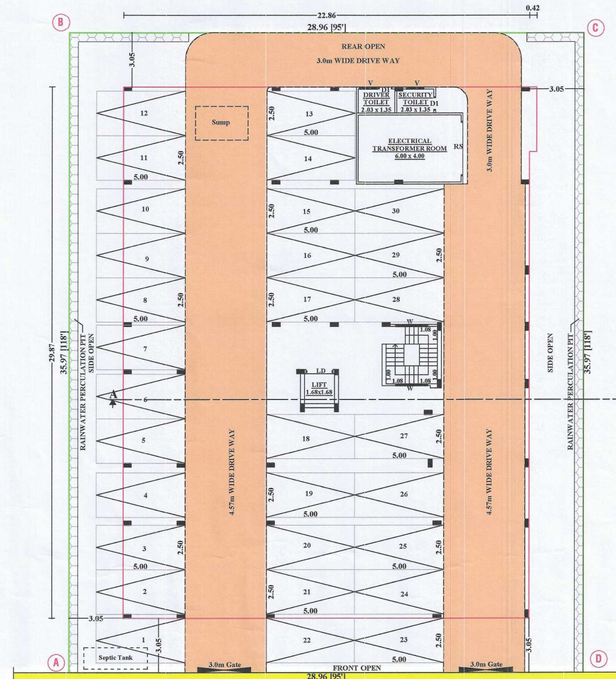
FOURTH FLOOR PLAN



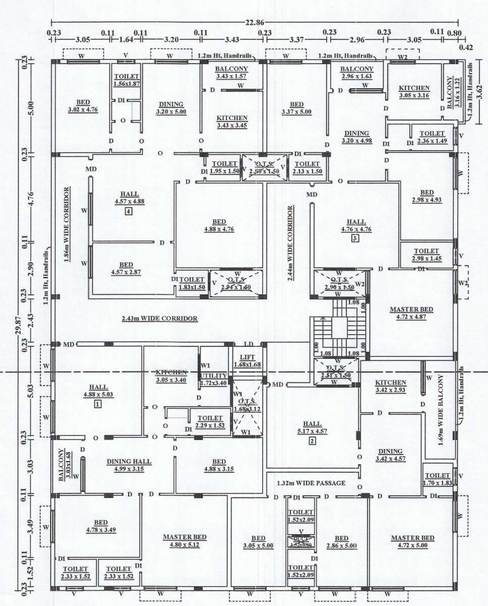
OPEN TTERRACE FLOOR PLAN



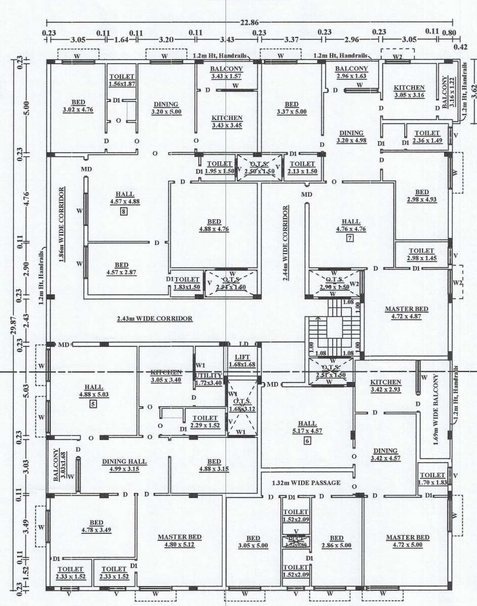
LOCATION MAP
NTS..



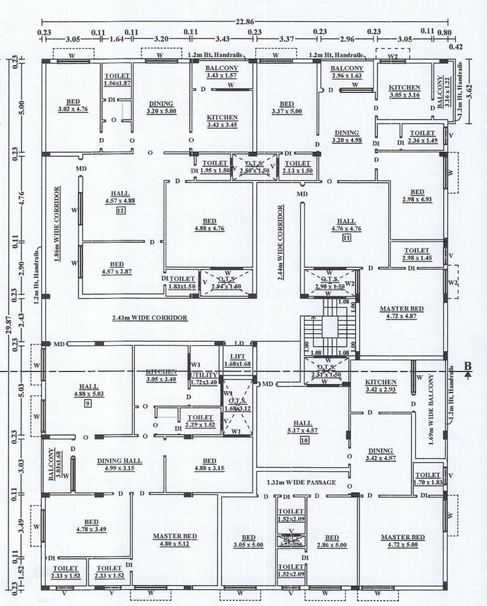
SITE / STILT FLOOR PLAN



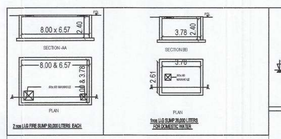
FIRST FLOOR PLAN

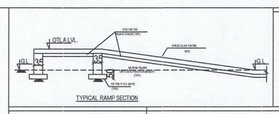


SECOND FLOOR PLAN

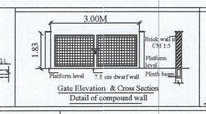


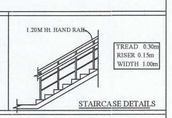
THIRD FLOOR PLAN



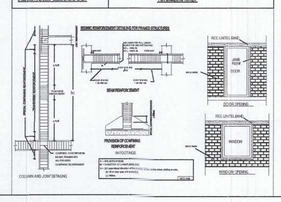


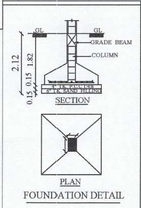
TYPICAL RAMP SECTION

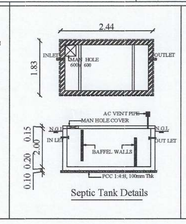


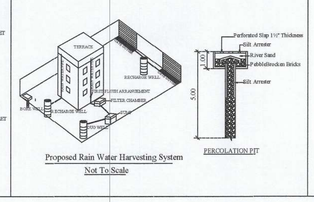


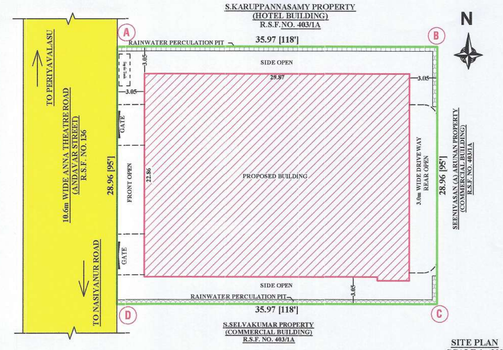
STAIRCASE DETAILS











SITE PLAN
SCALE 1 : 200

SURVEYOR	
DRAUGHTSMAN GRADE - III	
SUPERVISOR	

AREA STATEMENT

SITE AREA DETAILS (in Sq.m)

TOTAL AREA OF THE SITE (as per Document) (25.71 Cent)	-	1040.45 SQ.M
TOTAL AREA OF THE SITE (as per Patta)	-	1040.00 SQ.M
TOTAL AREA OF THE SITE (Super Imposed Area)	-	1041.69 SQ.M

BUILDING AREA DETAILS (in Sq.m)

FLOOR NAME	TOTAL BUILTUP AREA (Sq.m)	NON-FSI AREA (Sq.m)	FSI AREA (Sq.m)
FLOOR-STILT	684.35	684.35	--
FLOOR-01	684.35	22.43	661.92
FLOOR-02	684.35	22.43	661.92
FLOOR-03	684.35	22.43	661.92
FLOOR-04	684.35	22.43	661.92
FLOOR-TERRACE (Head Room)	16.17	--	--
TOTAL AREA	3437.92	774.07	2647.58

*** HEIGHT OF THE BUILDING = 17.22m**

PLOT COVERAGE = 684.35 / 1040.00 X 100 = 65.80%

FLOOR SPACE INDEX = 2647.68 / 1040.00 = 2.54 < 2.60

FLOOR WISE DWELLING AREA

DWELLING NO	NO. OF DWELLING	AREA (SQ.M)
1, 5, 9, 13	04	148.12
2, 6, 10, 14	04	144.98
3, 7, 11, 15	04	138.91
4, 8, 12, 16	04	142.16

PARKING DETAILS

PARKING TYPE	REQUIRED	PROVIDED
CAR	16	30

JOINERY DETAILS

PARTICULARS		METRE
RS	ROLLING SHUTTER	3.05 X 2.44
D	DOOR	1.00 X 2.13
D1	DOOR	0.76 X 2.13
LD	LIFT DOOR	1.52 X 2.13
W	WINDOW	1.83 X 1.83
W1	WINDOW	1.52 X 1.83
W2	WINDOW	1.22 X 1.83
O	OPEN	1.00 X 2.13
V	VENTILATOR	1.00 X 0.76

COLOUR INDEX

SITE BOUNDARY

PROPOSED BUILDING

EXISTING ROAD

SWP / BPA / 009927 / 2023

SWP / DTCP / ERODE(LPA) / SITE APPROVAL NO. 311 / 2023

SWP / DTCP / ERODE(LPA) / PLANNING PERMISSION NO. 27 / 2023

SCALE 1:100 | ALL DIMENSIONS ARE IN " METRE "

S. Gomathi

APPLICANT

Er.R.PARAMAGURU, M.E.,A.M.I.E.,A.I.V.
REGISTERED STRUCTURAL ENGINEER
PG CADD STRUCTURES
REG. No : 03 / 2019 / RSE - GR-I / ELPA
1st FLOOR, 334, METTUR ROAD, ERODE - 638 011.
email : pgcadd@gmail.com. Mob : 94422 85533.

STRUCTURAL ENGINEER

Er. P.S.ANANTHA, D.C.E.,
Registered Surveyor,
Reg. No : 16233 / 17, S.R. (I) ELPA.
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Kasipalayam, Erode - 638 002.
Mob : 99427 22647

REGISTERED ENGINEER

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.