

PP

APPROVAL RECORD

Planning Permission

Erode

Erode district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

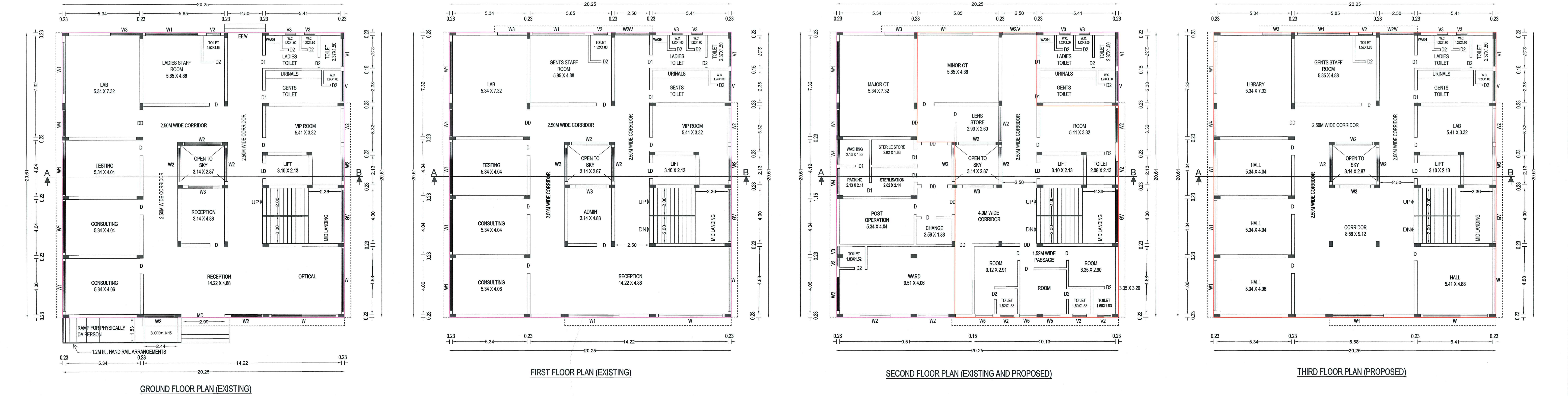
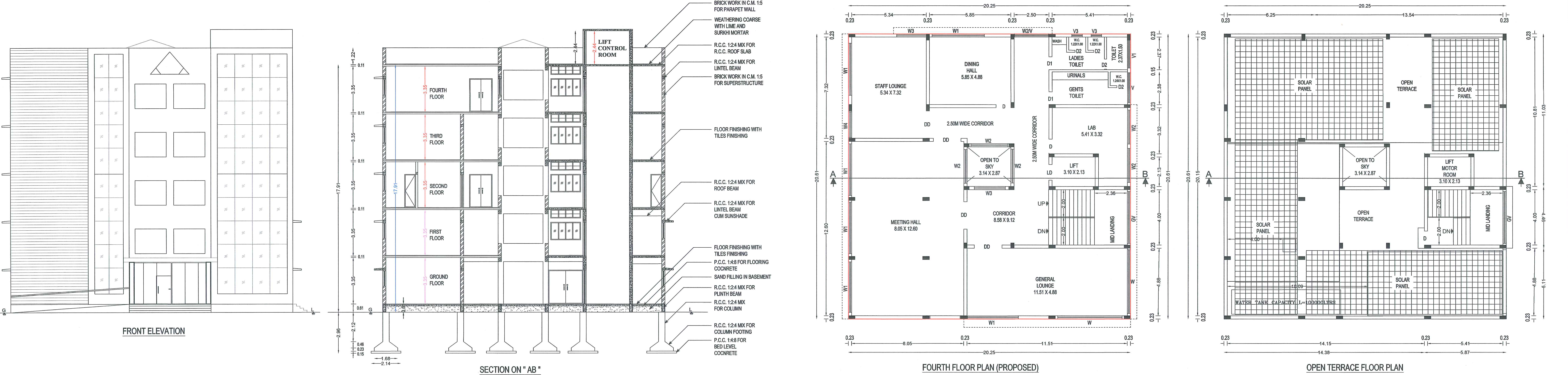
DTCP

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 ADDITIONAL CONSTRUCTION OF RCC TERRACED ROOF SECOND FLOOR, THIRD FLOOR AND FOURTH FLOOR BUILDING FOR POLYCLINIC PURPOSE FOR "M/S. ACCHUTHA EYE CARE" AT D.NO: 210, NATHAM R.S.F.NO: 30/2D2, PAVALATHAMPALAYAM VILLAGE, KATHIRAMPATTI PANCHAYAT, ERODE - PERUNDURAI MAIN ROAD, PAVALATHAMPALAYAM, ERODE TALUK & DISTRICT.

APPLICANT : TMT. SARANYA. S.B.,
W/o. THIRU. Dr.C.BALASUBRAMANIAM.

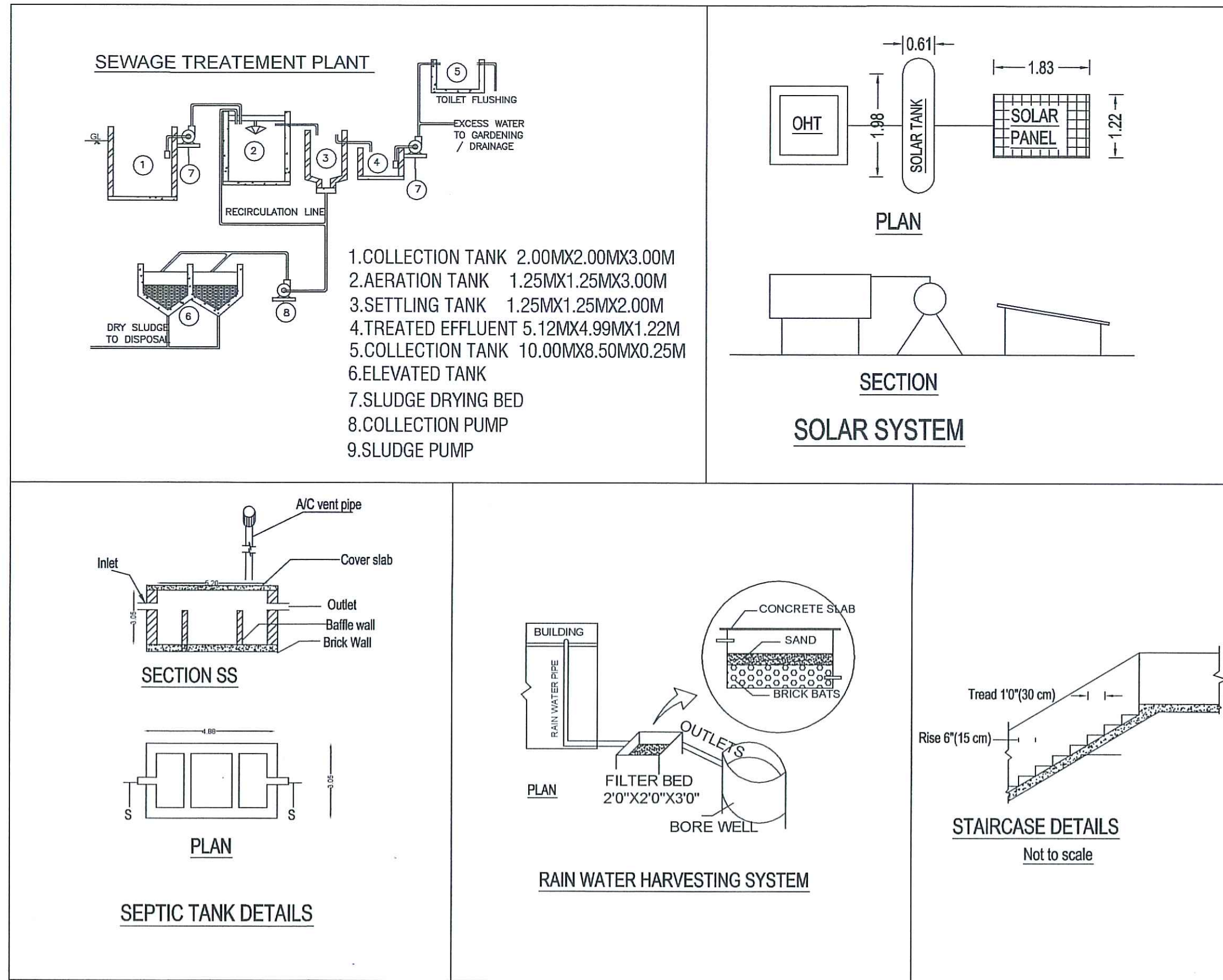


AREA DETAILS		SQ.M.	SCHEDULE OF JOINERY				APPLICANT	ARCHITECT	REGISTERED ENGINEER
AREA OF THE APPLICANT SITE		2750.00	MD	MAIN DOOR	3.12 X 3.05	W1	WINDOW	3.75 X 1.27	
AREA OF THE EXISTING R.C.C. ROOF BUILDING IN GROUND FLOOR		417.40	EE	EMERGENCT EXIT	2.44 X 2.44	W2	WINDOW	2.44 X 1.27	
AREA OF THE EXISTING R.C.C. ROOF BUILDING IN FIRST FLOOR		417.40	DD	DOUBLE DOOR	1.22 X 2.44	W3	WINDOW	2.13 X 1.27	
AREA OF THE EXISTING R.C.C. ROOF BUILDING IN SECOND FLOOR		185.27	D	DOOR	1.02 X 2.44	W4	WINDOW	1.83 X 1.27	
AREA OF THE ADDITIONAL PROPOSED R.C.C. ROOF BUILDING IN SECOND FLOOR		232.40	D1	DOOR	0.91 X 2.44	V4	VENTILATOR	2.13 X 0.61	
AREA OF THE ADDITIONAL PROPOSED R.C.C. ROOF BUILDING IN THIRD FLOOR		417.40	D2	DOOR	0.76 X 2.13	V1	VENTILATOR	1.83 X 0.61	
AREA OF THE ADDITIONAL PROPOSED R.C.C. ROOF BUILDING IN FOURTH FLOOR		417.40	GV	GLASS VENTILATOR	3.75 X 1.83	V2	VENTILATOR	1.00 X 0.61	
AREA OF THE OPEN SPACE		2341.61	W	WINDOW	4.65 X 1.27	V3	VENTILATOR	0.76 X 0.61	
SCALE 1:100 ALL DIMENSIONS ARE IN "METRE "									 A.P. KICKARTHE M.Arch, M.Sc(UR), M.Sc(R.E & Val), REGISTERED ARCHITECT GRADE - I, (FOR Reg. No: CA/2015/6216/97), ELPA Reg. No: 67/1019/RA-GR-4/ELPA, "GURU ILLAM", 6/119, Jambuli 5th Street, Erode - 635 001, Ph : 0424 - 2250955, Cell : 99039 59095.
								 D. Siva Kumar, B.E., M.E., Registered Engineer Grade I (RE-GrI) Regd. No: 07/2020-RE-GrI/EDTCP	

PLAN SHOWING THE ADDITIONAL CONSTRUCTION OF RCC TERRACED ROOF SECOND FLOOR, THIRD FLOOR AND FOURTH FLOOR BUILDING FOR POLYCLINIC PURPOSE FOR "M/S. ACCHUTHA EYE CARE" AT D.NO: 210, NATHAM R.S.F.NO: 30/2D2, PAVALATHAMPALAYAM VILLAGE, KATHIRAMPATTI PANCHAYAT, ERODE - PERUNDURAI MAIN ROAD, PAVALATHAMPALAYAM, ERODE TALUK & DISTRICT.

APPLICANT :
TMT. SARANYA. S.B.,
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PLAN INFO
PLOT_AREA_M2=2750.00
PREMIUM_FSI_REQUIRED=YES
BLOCK_1_B-HN_MEMBER_COUNT=0
OSR_APPLICABLE=YES
OSR_SURR_BUYBACK_RETAIN=BUYBACK
IS_APPROVED_LAYOUT=NO
SINGLE_FAMILY_BLDG=NO
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=12.20
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
ROAD_WIDTH=26.00
ROAD_LENGTH=250
AVG_PLOT_DEPTH=90.00
AVG_PLOT_WIDTH=32.00
LAND_USE_ZONE=EUZ
PLOT_NO=0
DISTRICT=ERODE
TALUK=ERODE
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
ORGANIZATION_TYPE=PRIVATE
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=YES
NOC_FIRE_DEPT=YES
JURISDICTION_TYPE=PANCHAYAT



ONLINE APPLICATION No : SWP / BPA / 0010226 / 2023
SCRUTINY REFERENCE : 2ET90F73
SWP / DTCP / ERODE / SITE APPROVAL No : 304 / 2023
SWP / DTCP / ERODE / BUILDING PERMISSION No : ED / 32 / 2023

EXISTING BUILDING APPROVAL DETAILS : ந.க.எண் : 1077 / 2019 திம 2 நாள் : 10 / 02 / 2020
SITE APPROVAL No : ம.வந.ஊ(திம)எண் : 28 / 2020
BUILDING APPROVAL No : க.வந.ஊ(திம)எண் : 13 / 2020

LAND AREA DETAILS :	AREA in Sq.Metre
AREA OF THE APPLICANT SITE (AS PER DOCUMENT)	2764.86
AREA OF THE APPLICANT SITE (AS PER PATTa)	2750.00
SUPER IMPOSED PLOT AREA	2750.86

BUILDING AREA DETAILS :				
Block No 1 - Existing Building				
Floor	Occupancy/Sub Occupancy	FSI Area in m²	Non FSI Area in m²	Built Up Area in m²
Ground Floor	Hospitals / Nursing homes	408.39	9.01	417.40
First Floor	Hospitals / Nursing homes	408.39	9.01	417.40
Second Floor	Hospitals / Nursing homes	185.27	0	185.27

Block No 1 - Proposed Building				
Floor	Occupancy/Sub Occupancy	FSI Area in m²	Non FSI Area in m²	Built Up Area in m²
Second Floor	Hospitals / Nursing homes	223.39	9.01	232.40
Third Floor	Hospitals / Nursing homes	408.39	9.01	417.40
Fourth Floor	Hospitals / Nursing homes	408.39	9.01	417.40
Total		2042.22	45.05	2087.27

NON FSI AREA DETAILS :		Area in m²
Head Room Area		26.24
Area of the Open Space		2332.60

HEIGHT OF THE BUILDING = 17.91 M
FLOOR SPACE INDEX (FSI) Maximum = 2.00

FLOOR SPACE INDEX (FSI) :

FLOOR SPACE INDEX = $\frac{\text{TOTAL FLOOR AREA}}{\text{LAND AREA}} = \frac{2042.22}{2750.00} = 0.74 < 2.00$

PARKING DETAILS :

NUMBER OF CAR PARKING STALLS PROVIDED = 16 Nos
NUMBER OF DA CAR PARKING STALLS PROVIDED = 2 Nos
NUMBER OF TWO WHEELER PARKING STALLS PROVIDED = 49 Nos
NUMBER OF DA TWO WHEELER PARKING STALLS PROVIDED = 2 Nos

NOTE :

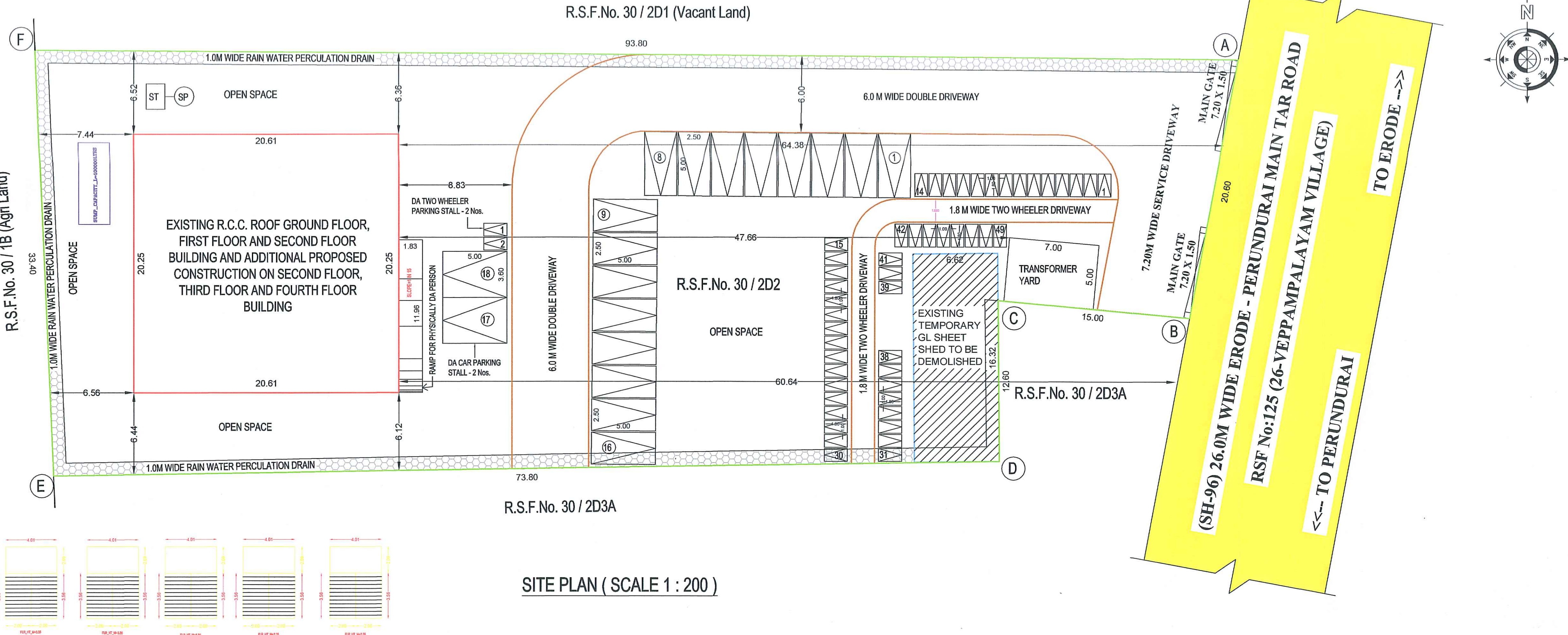
- SCALE 1 : 200
- ALL DIMENSIONS ARE IN "METRE"
- ALL ROOMS ARE HAVING SUFFICIENT VENTILATION

PLOT COVERAGE (PC) :

PLOT COVERAGE = $\frac{\text{GROUND FLOOR AREA}}{\text{LAND AREA}} \times 100 = \frac{417.40}{2750.00} \times 100 = 15.17 \%$

COLOUR INDEX :

- SITE BOUNDARY
- EXISTING BUILDING
- PROPOSED BUILDING
- EXISTING BUILDINGS TO BE DEMOLISHED
- EXISTING ROAD
- DRIVEWAY



APPLICANT	ARCHITECT	REGISTERED ENGINEER
	 M.Arch, M.S(UK), M.Sc(R.E & Val), REGISTERED ARCHITECT GRADE - I, (COA No : CA/2014/62467), ELPA Reg. No : 01/2019/RA-GR-I/ELPA, "GURU ILLAM", 6/113, Vasuki 5th Street, Erode - 638 001. Ph : 0424 - 2256955, Cell : 98639 59095.	 Regd. No: 07/2020/RE-GrI/EDTCP

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.

