

PP

APPROVAL RECORD

Planning Permission

Erode

Erode district, Tamil Nadu

APPROVAL TYPE
Building PlanISSUING AUTHORITY
DTCP

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

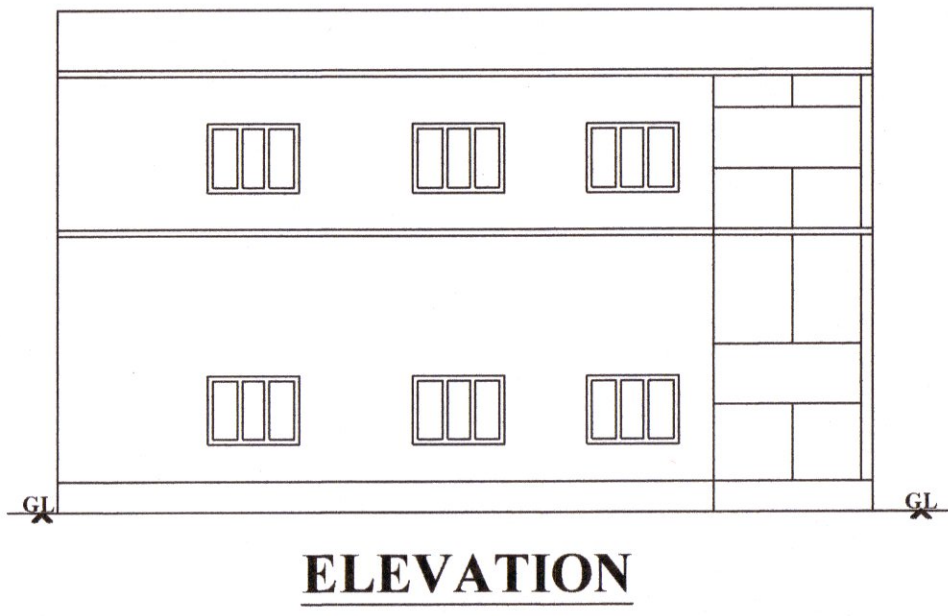
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF GROUND & FIRST FLOOR INDUSTRIAL PURPOSE BUILDING (COTTAGE INDUSTRIES) IN 625/4A1A2, 625/4A1A5
AT URACHIKOTTAI, BHAVANI VILLAGE, THOTTIPALAYAM VILLAGE PANCHAYAT, BHAVANI PANCHAYAT UNION, BHAVANI TALUK, ERODE DISTRICT.

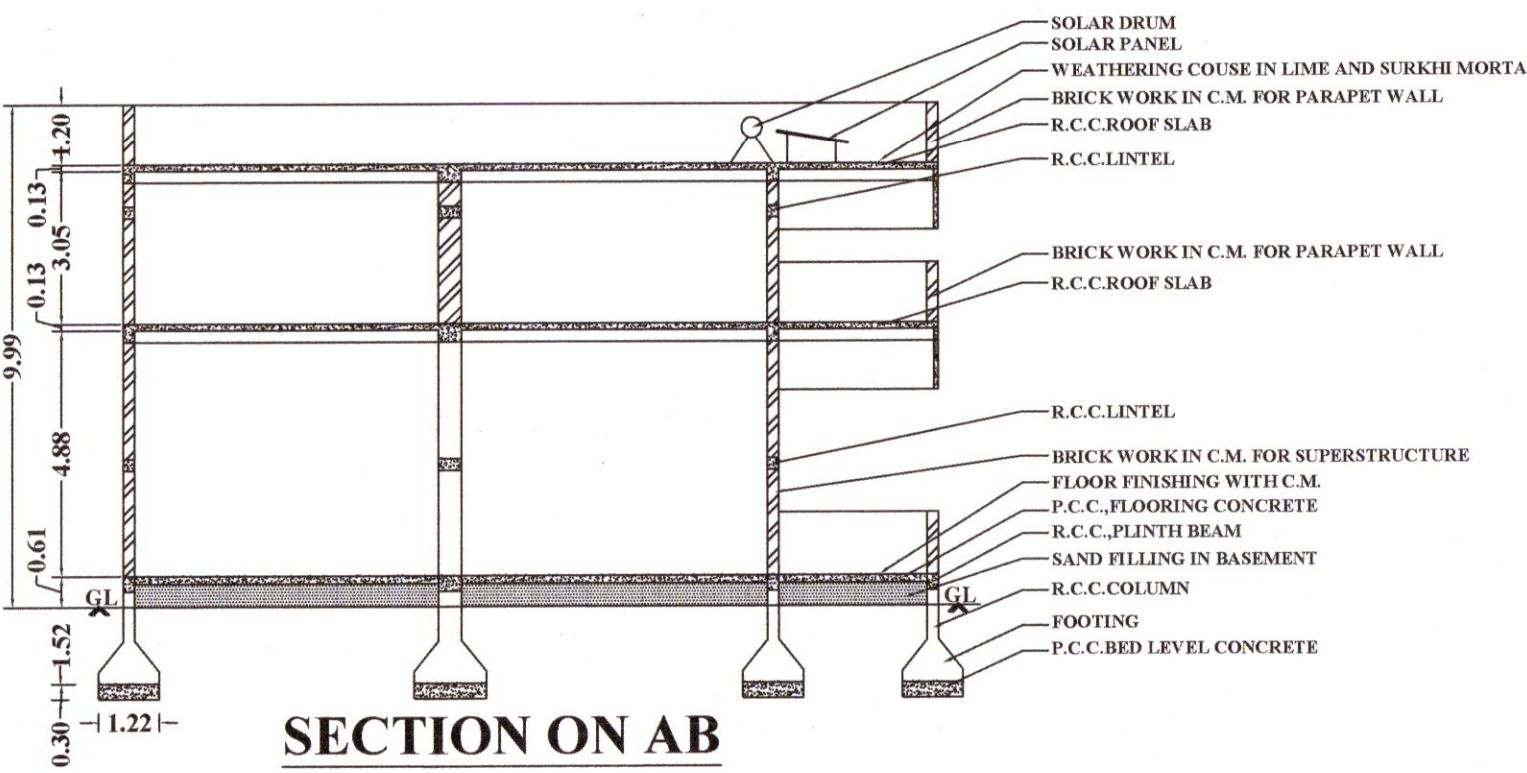
APPLICANT:-

Mrs. M. BUVANESHDARINI,
Mr. J. MANIKANDAVEL,

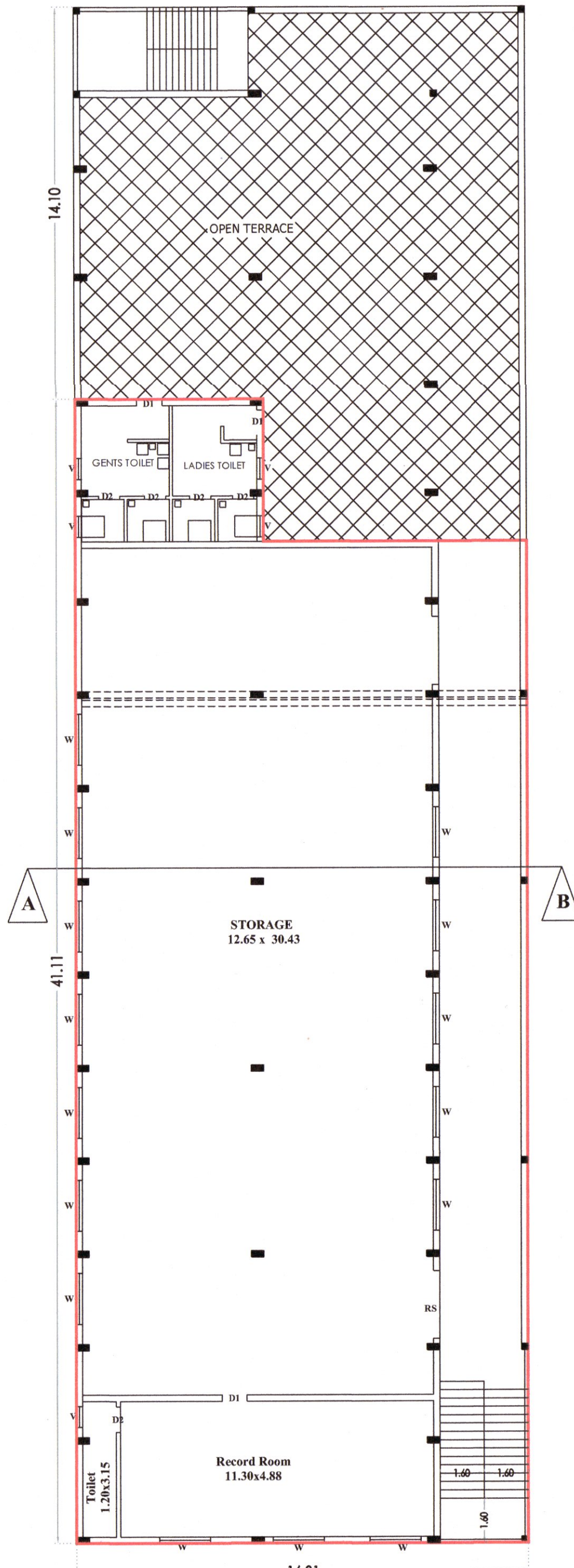
W/o. Mr. MANIKANDAVEL.
S/o. Mr. JAGANATHAN .



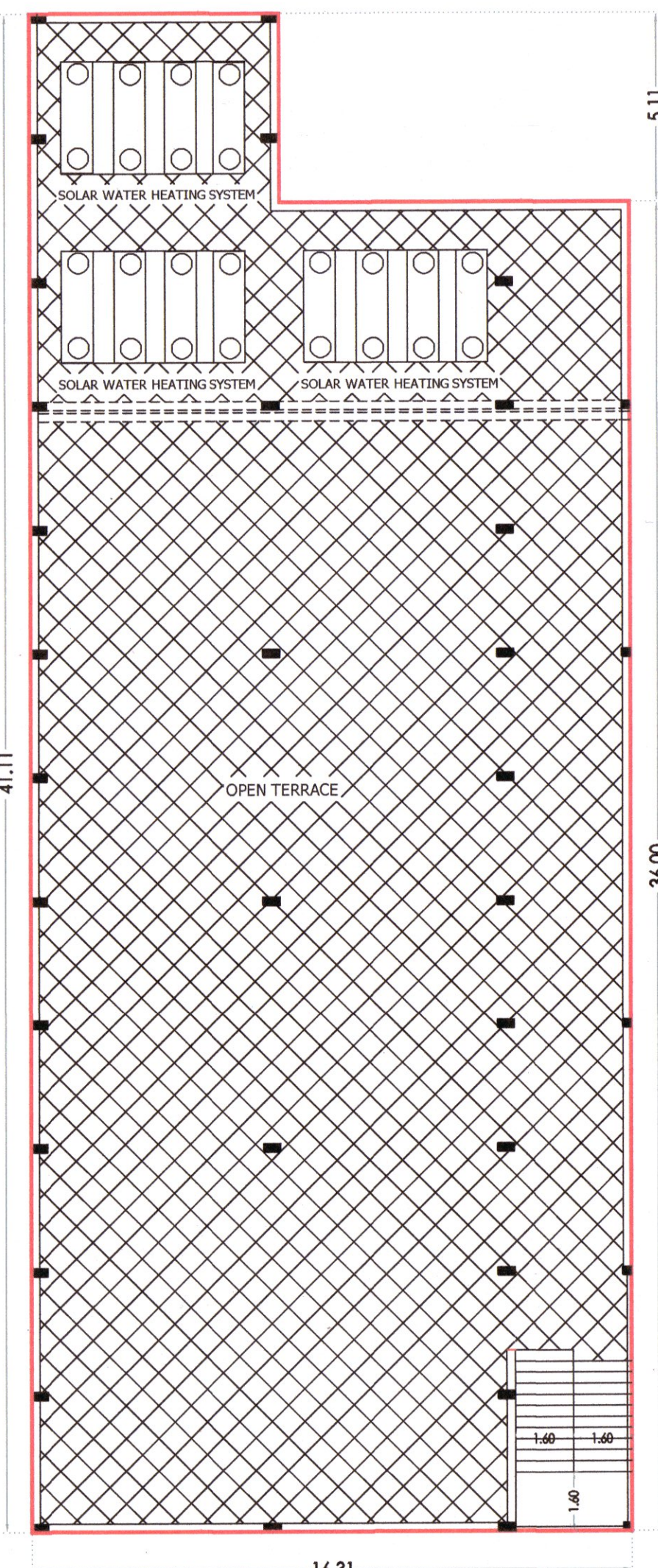
ELEVATION



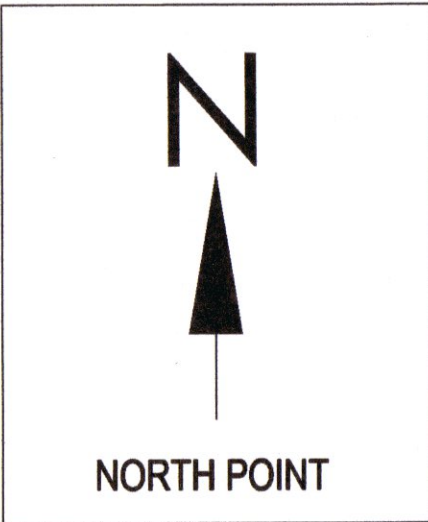
SECTION ON AB



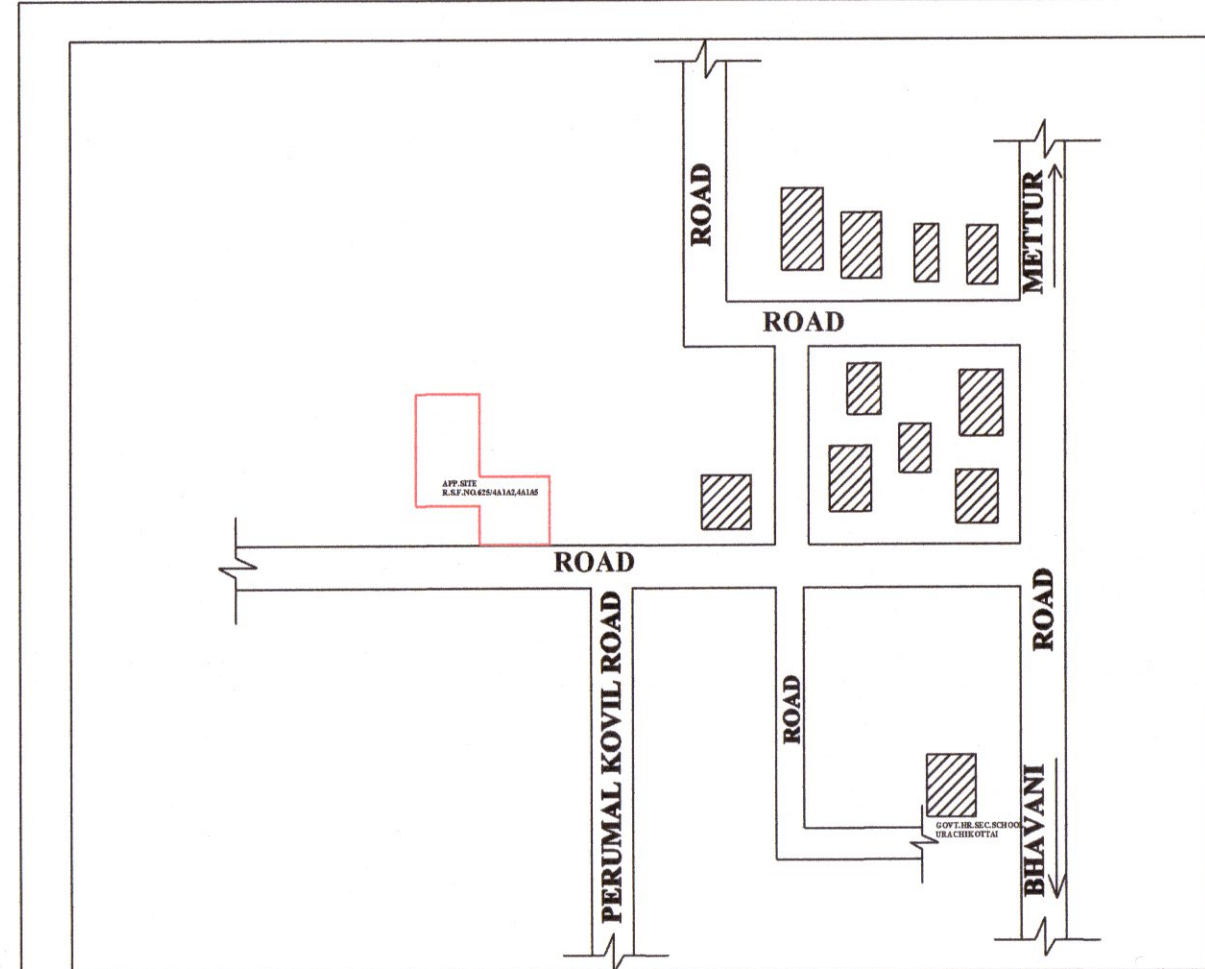
FIRST FLOOR PLAN



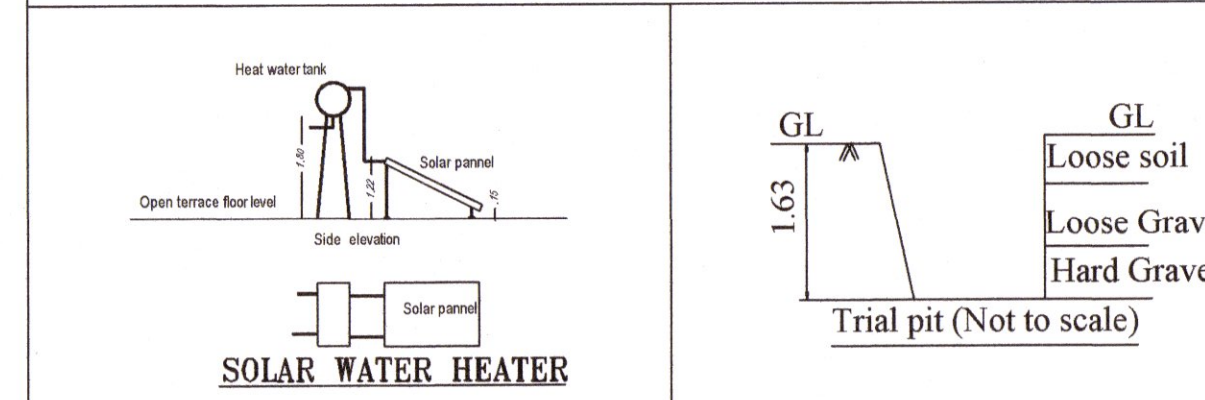
TERRACE FLOOR PLAN



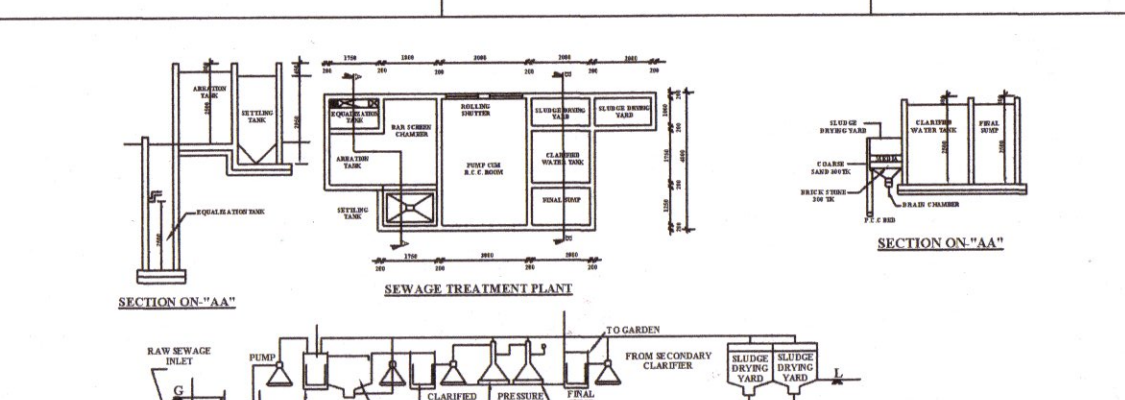
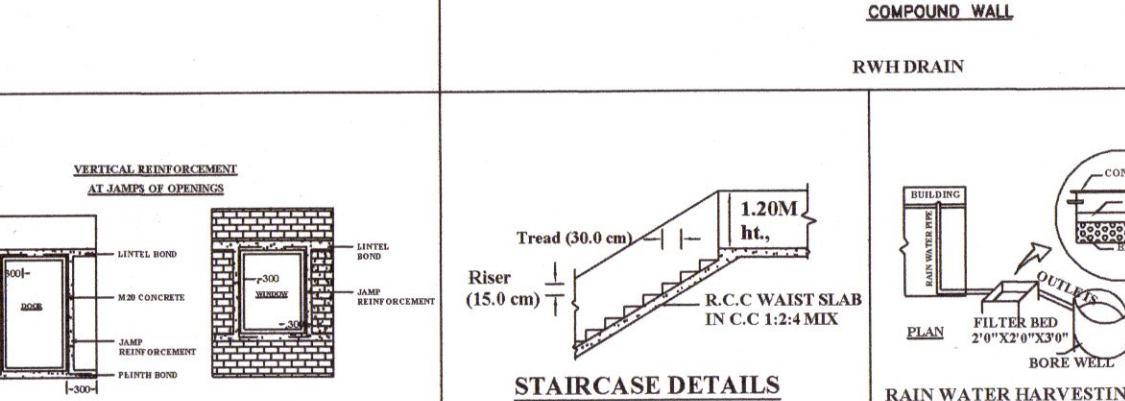
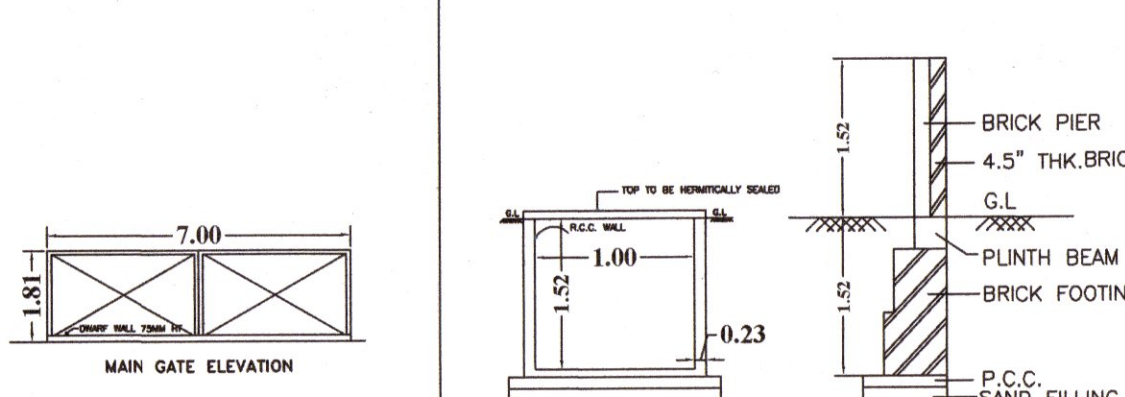
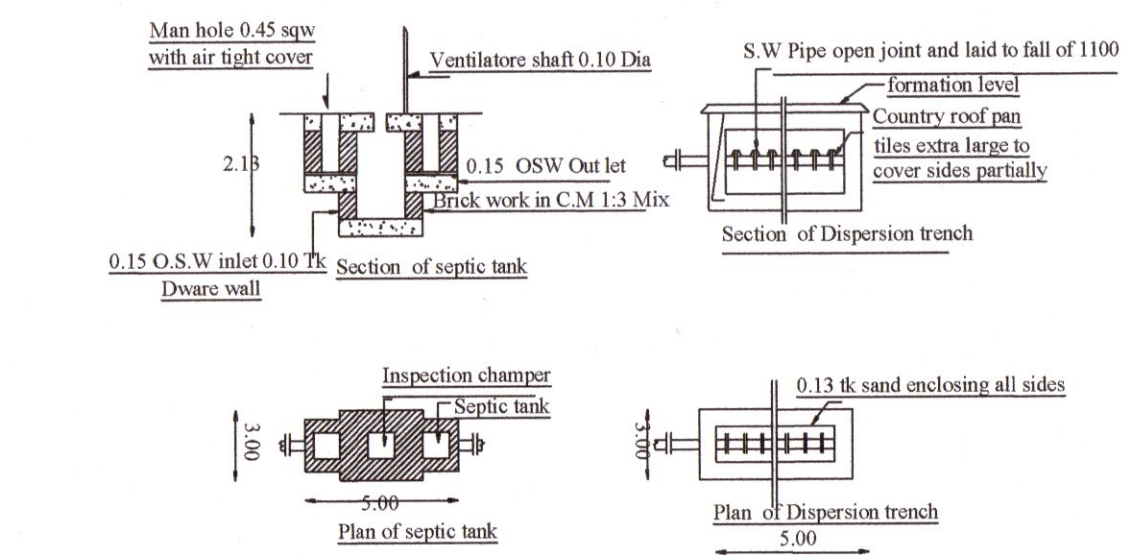
NORTH POINT



PLAN INFO
PLOT AREA M2=3128
SINGLE FAMILY BLDG=NO
CRZ=NO
SECURITY_ZONE=NO
ACCESS WIDTH M=10.00
WHETHER GOVT OR AIDED SCHOOL=NO
ROAD WIDTH=10.00
ROAD LENGTH=65.86
AVG PLOT DEPTH=85.41
AVG PLOT WIDTH=32.40
LAND USE_ZONE=INDUSTRIAL
PLOT No=0
DISTRICT=ERODE
TALUK=BHAVANI
SURVEY NO=625/4A1A2, 625/4A1A5
PATTA NO=3388, 3390
RWH DECLARED=YES
BUILDING NEAR TO RIVER=NO
AREA TYPE=OTHERS
BUILDING NEAR MONUMENT=NO
BUILDING NEAR GOVT BLDG=NO
PROVISION FOR GREEN BUILDINGS AND SUSTAINABILITY=YES
FIRE PROTECTION AND FIRE SAFETY REQUIREMENTS=YES
NOC FOR CONSTRUCTION NEAR MONUMENT=NO
NOC FIRE DEPT=YES
OSR APPLICABLE=YES
PREMIUM FSI REQUIRED=NO
IS APPROVED LAYOUT=NO
OSR SURR BUYBACK RETAIN=BUYBACK
BLOCK_1_E-MSBI_MEMBER_COUNT=20
BLOCK_1_B-HLG_RES_PUBLIC_MEMBER_COUNT=0
BLOCK_1_B-HLG_NON_RES_STAFF_MEMBER_COUNT=20
BLOCK_1_F-MSBI_MEMBER_COUNT=0



SEPTIC TANK DETAILS



AREA STATEMENT		SHEET No : 1 OF 1		
DESCRIPTIONS		Sq.Meter		
SITE AREA :-				
AS PER DEED AREA		0.77 1/4 ACRES	3126.17	
AS PER PLR / FMB AREA			3128.00	
SUPER IMPOSED PLOT AREA			3128.00	
BUILDING AREA :-				
BLOCK NAME	FLOOR NAME	FSI AREA (IN Sq.m)	NON FSI AREA (IN Sq.m)	BUILTUP AREA (IN Sq.m)
1	GROUND FLOOR	883.94	---	883.94
	FIRST FLOOR	621.79	---	621.79
GRAND TOTAL		1505.73	---	1505.73

FLOOR SPACE INDEX (F.S.I) :-
F.S.I AREA = 1505.73
PLOT AREA = 3126.17 = 0.481 ≤ 1.5
PLOT COVERAGE (P.C) :-
MAX FLOOR AREA AT ANY FLOOR x 100 = 883.94 x 100 = 28.27 %
PLOT AREA 3126.17
OSR REQUIRED : 3126.17 x 10% = 312.61 Sq.m
OSR PROVIDED : = 326.04 Sq.m (10.42%)
ONLINE APPLICATION NO : SWP/BPA/011032/2023
SWP/DTCP/ERODE/SITE APPROVAL NO : 350/2023
SWP/DTCP/ERODE/BUILDING PERMISSION NO : 43/2023

PARKING DETAILS		
DESCRIPTIONS	REQUIRED	PROVIDED
LORRTY SLOTS	0 Nos.	2 Nos.
CAR SLOTS	0 Nos.	4 Nos.
CYCLE SLOTS	20 Nos.	20Nos.
TWO WHEELERS	20 Nos.	22 Nos.
P.H CAR SLOTS	02 Nos.	02 Nos.

COLOUR INDEX				
SITE BOUNDRY SHOWN				
PROPOSED BUILDING SHOWN				
EXISTING ROAD SHOWN				
JOINERY DETAILS			FEET	METER
RS ROLLING SHUTTER			8'0" X 7'0"	2.44 X 2.13
D DOOR			3'3" X 7'0"	1.00 X 2.13
D1 DOOR			2'6" X 7'0"	0.75 X 2.13
W WINDOW			6'0" X 4'6"	1.83 X 1.37
V - VENTILATOR			3'0" X 2'0"	0.91 X 0.61
S.No.	HP DETAILS	No. OF M/c	HP / Mc	TOTAL NO. OF HP / Mc
1	CUTTING MACHINE	3	2.0	6.0
2	STRITCHING MACHINE	3	4.0	12.0
3	PRINTING MACHINE	1	5.0	5.0
TOTAL No. OF HP			23.0 HP	

TOTAL No. OF LABOUR'S - 20 Nos.

SCALE 1:100
ALL MEASUREMENTS ARE IN METRE

Surveyor / Assistant Draughtsman

Draughtsman: III

Architectural Assistant / Planning Assistant

Applicant:-

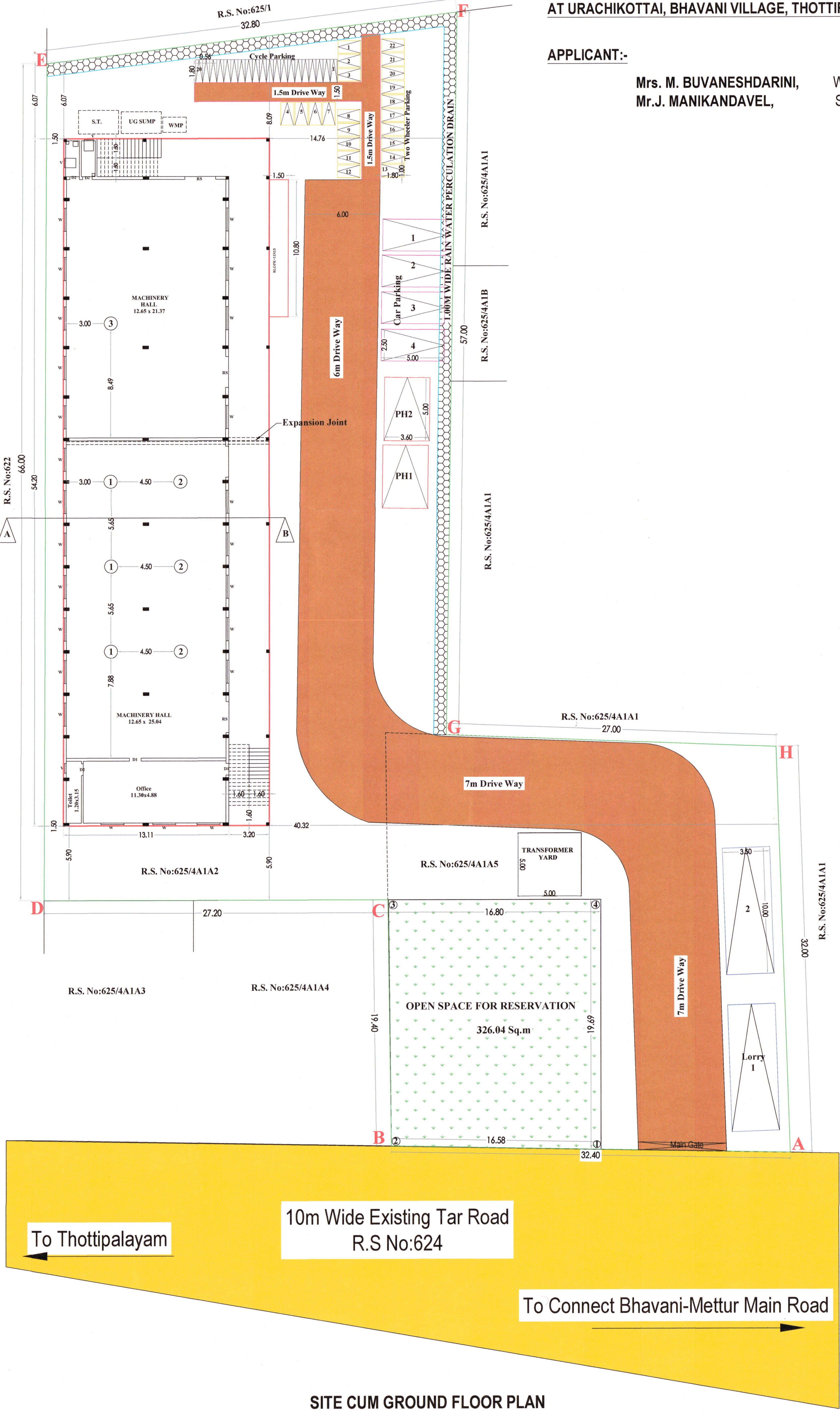
* M.B.Dairini
* K.S.M.

Registered Engineer:-

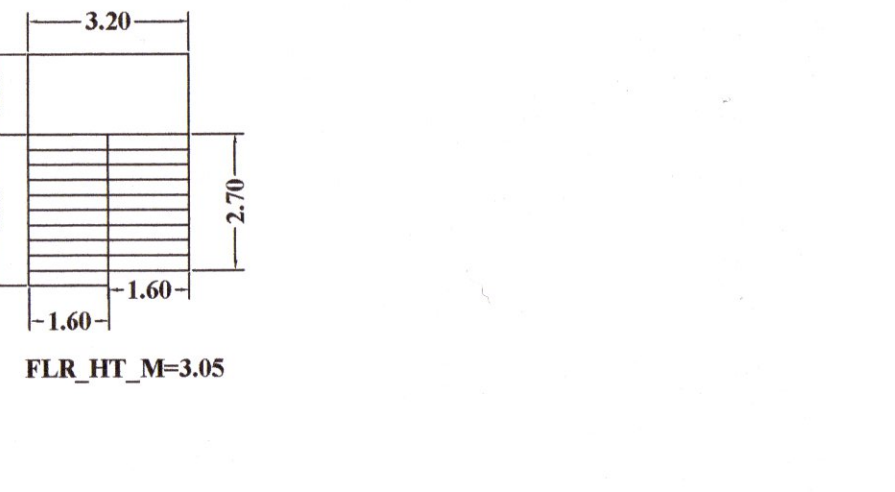
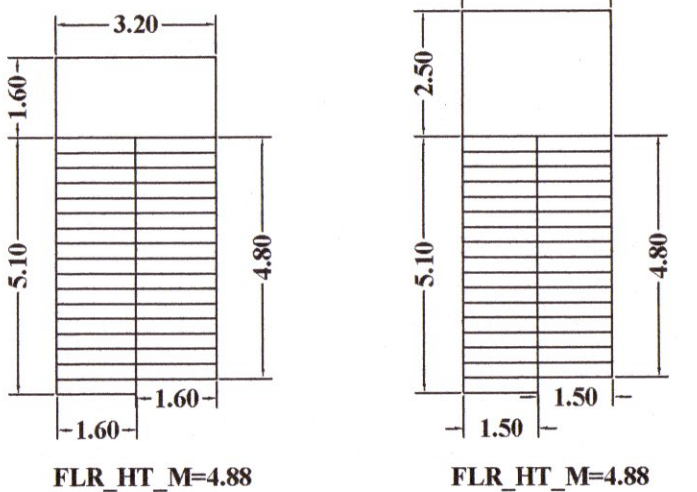
Er. P.K.NAVEEN B.E.
REGISTERED ENGINEER
R.No: 04/2022/RE-Gr.II/WD/CP
on 28-05-2022 Valid upto 25-5-2027
1st Floor, TKM Complex
Opp Anna Statue, Perundurai-638 052.
Cell: 78451 90780.

Structural Engineer:-

Er. S.V.GOURUNATHAN, C.E., B.E., PGD (MVA)
Civil Engineer & RSE
Reg. No: 01 / 2019 / RSE - GR-41 / ELP
GURU PLANNERS & DESIGNERS
101, K.P.G. Complex, Caravel School Opp
Kattu Rye, 72nd Road, Kottampalayam,
ERODE - 638 002. Ph: 97180 6666



SITE CUM GROUND FLOOR PLAN



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.

