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

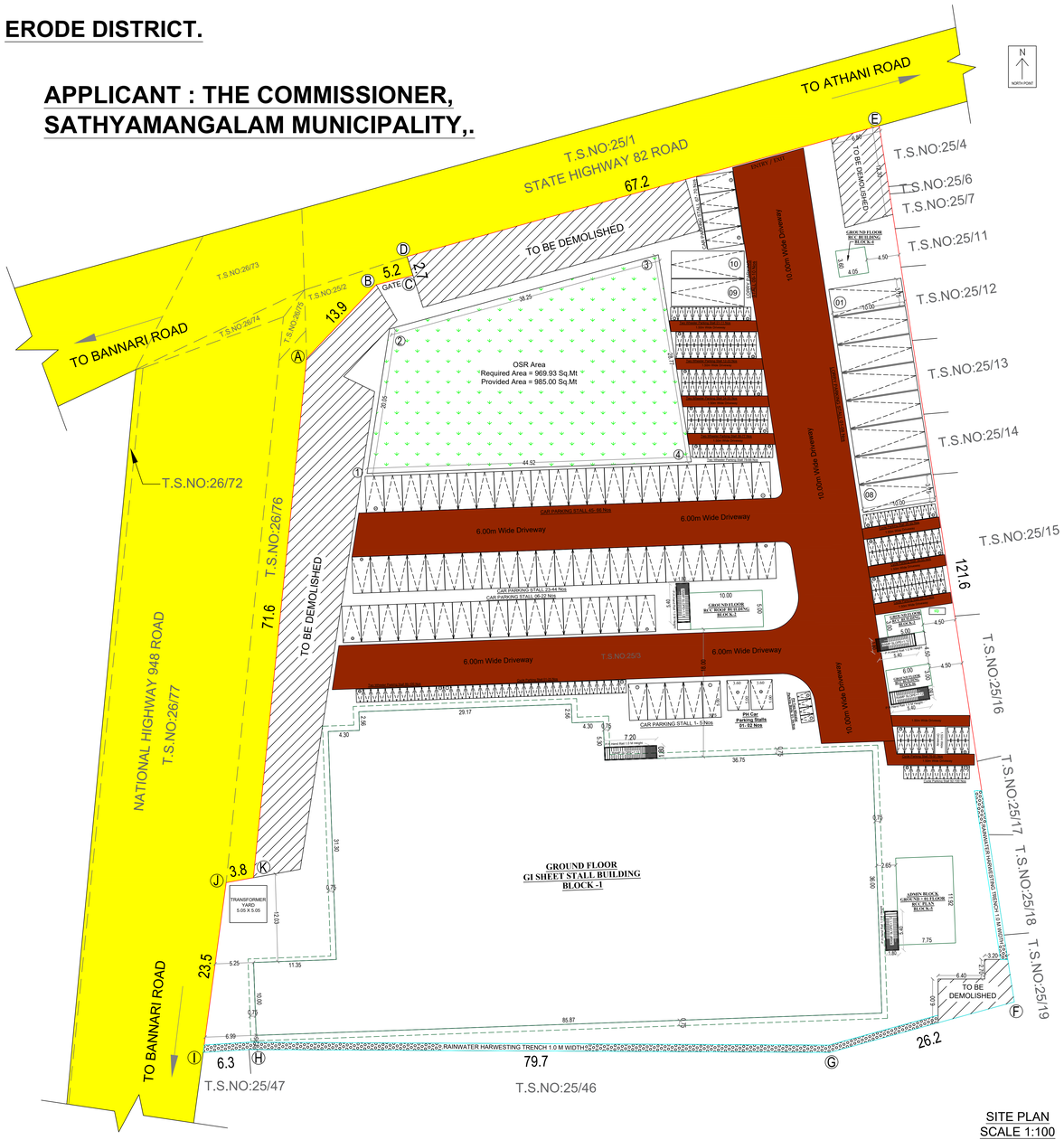
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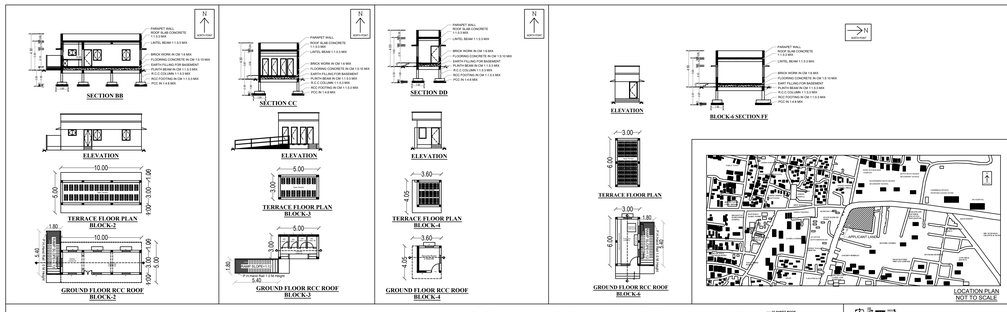
SITE PLAN & DETAILED PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUND FLOOR BLOCK-1 GI SHEET ROOF,GROUND FLOOR BLCOK-2,3,4,5,6, RCC ROOF WEEKLY SANDY BUILDING FOR IN OLD S.F.NO: 406/1 Pt,NEW T.S.NO:3,BLOCK-25,WARD:D- SATHYAMANGALAM AT SATHYAMANGALAM MUNICIPALITY,SATHYAMANGALAM TALUK, ERODE DISTRICT.

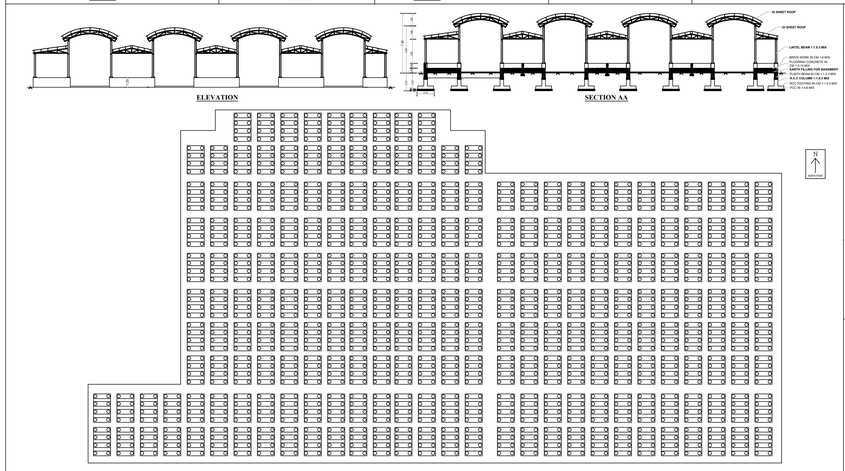
Sheet No:01/01

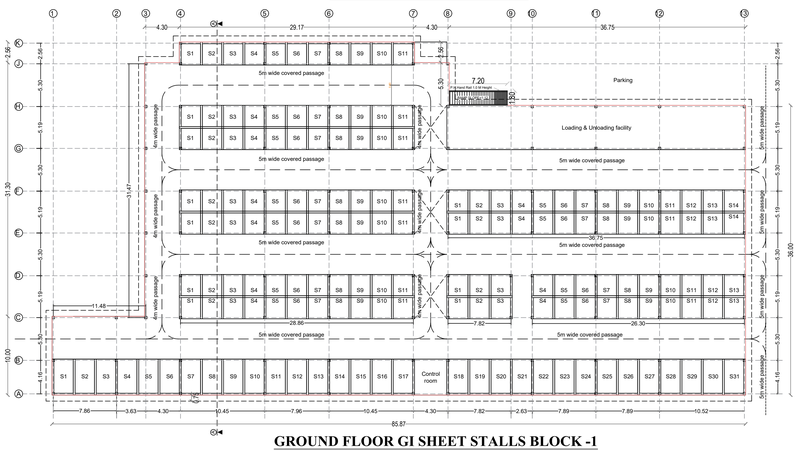
Site plan & Detailed Plan

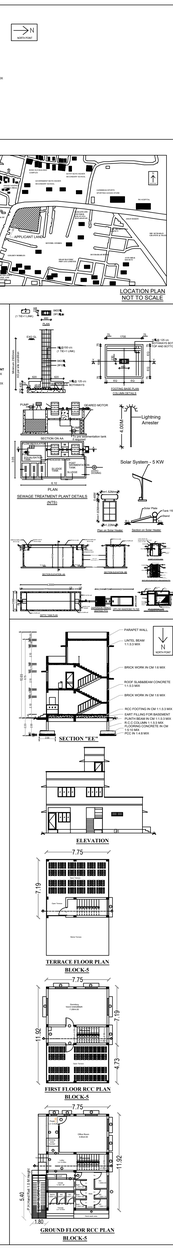
APPLICANT : THE COMMISSIONER, SATHYAMANGALAM MUNICIPALITY,.











SL. NO	AREA DETAILS		SQ.MT
1	AREA OF THE LAND AS PER DOCUMENT	(2.395 ACRE)	9699.38
2	AREA OF THE LAND AS PER PATTA	(0.9700 HEC)	9700.00
3	AREA OF THE LAND AS PER SUPER IMPOSED		10750.81

Block Name	Floor Name	FSI Area in Sq.mt	Non FSI Area in sq.mt	Total Buildup Area in Sq.mt
PROPOSED GI SHEET BLOCK-1	FLOOR - GROUND	3064.27	-	3064.27
PROPOSED RCC BLOCK-2	FLOOR - GROUND	50.00	-	50.00
PROPOSED RCC BLOCK-3	FLOOR - GROUND	15.00	-	15.00
PROPOSED RCC BLOCK-4	FLOOR - GROUND	14.58	-	14.58
PROPOSED RCC BLOCK-5	FLOOR - GROUND	92.38	-	92.38
	FLOOR - FIRST	55.72	-	55.72
	FLOOR - TERRACE	13.15	-	13.15
PROPOSED RCC BLOCK-6	FLOOR - GROUND	18.00	-	18.00
Grant Total		3323.10	-	3323.10
Floor Space Index (3323.10/9699.38 = 0.34)				0.34
Plot Coverage (3239.23/9699.38X100) = 33.39%				33.39 %

SL. NO	BUILDING HEIGHT DETAILS	METER
1	BLOCK-1 Building Height	7.40m
2	BLOCK-2 Building Height	3.60m
3	BLOCK-3 Building Height	3.60m
4	BLOCK-4 Building Height	3.60m
5	BLOCK-5 Building Height	9.75m
6	BLOCK-6 Building Height	3.60m

DESCRIPTION	Required	Provided
Car Parking Stalls	65	70
Two Wheeler Parking Stalls	65	100
Cycle Parking Stalls	65	100
PH Car Parking Stalls	2	2
PH Two Wheeler Parking Stalls	2	2
Lorry Parking Stalls	10	10
OSR Area	969.93 Sq.Mt	985.00 Sq.Mt

COLOR INTEX :-

ROAD SHOWN IN --
SITE BOUNDARY SHOWN IN --
PROPOSED BUILDING SHOWN IN --
DRIVEWAY SHOWN IN --

LABOUR DETAILS

TOTAL NO OF LABOUR'S = 120 NO'S

GATE	MEASUREMENT IN METER
ENTRY	5.5 X 2.0
EXIT	5.5 X 2.0

Online Application No: SWP/BPA/011124/2023
SWP/DTCP/ERODE/Site Approval No: 439/2023
SWP/DTCP/ERODE/Building Permission No: 58/2023

DRAWING BY :
GK PLANNERS
237-6, SIVAM NAGAR, NEAR NALLAPPAS THEATRE, PERUNDURAI, ERODE-638 052.,
CONTACT.: 99652-66826, 97509-66826.

ALL DIMENSIONS ARE IN METER — SCALE 1:100

JOINERY DETAILS	IN METER
MAIN DOOR (MD)	1.52 X 2.13
DOOR (D)	1.00 X 2.13
DOOR (D1)	0.75 X 2.13
WINDOW (W)	2.13 X 1.83
VENTILATOR (V)	1.00 X 0.60
OPEN-1 (O-1)	4.27 X 0.90
OPEN-2 (O-2)	4.39 X 0.90

Er.S.GOPALAKRISHNAN, B.E.M.E.(Gen)., AME.(IND)..FIV.WISTE.,
REGISTERED ENGINEER (RE),
REG. NO: RDI/2012/(ERE)-I/2012/18, (VLD.UPTO 21.03.2021),
GK PLANNERS, 206, KAVUNDHY, ROAD, PERUNDURAI - 638 052.

REGISTERED ENGINEER (RE)

APPLICANT

Er. S. GOPALAKRISHNAN, B.E.M.E.(Gen)., AME.(IND)..FIV.WISTE.,
REGISTERED STRUCTURAL ENGINEER (STE)
REG. No. RDI/2012/(STE)-I/2012/18, (VLD.UPTO 21.03.2021),
GK PLANNERS
206, Kavilpadi Road, Perundurai, Erode-638 052.

REGISTERED STRUCTURAL ENGINEER (RSE)

அனைவர்/ உ.நில் வரைவாளர்	ஜெ.சீனிவாசன்
வரைவாளர் நிலை-III	சி.தியாகேஸ்வரன்
மேற்பார்வையாளர்/ வரைவாளர் - II	கோ.கண்ணன்

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
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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.