

PP

APPROVAL RECORD

# Planning Permission

Erode

Erode district, Tamil Nadu

APPROVAL TYPE

**Building Plan**

ISSUING AUTHORITY

**DTCP**

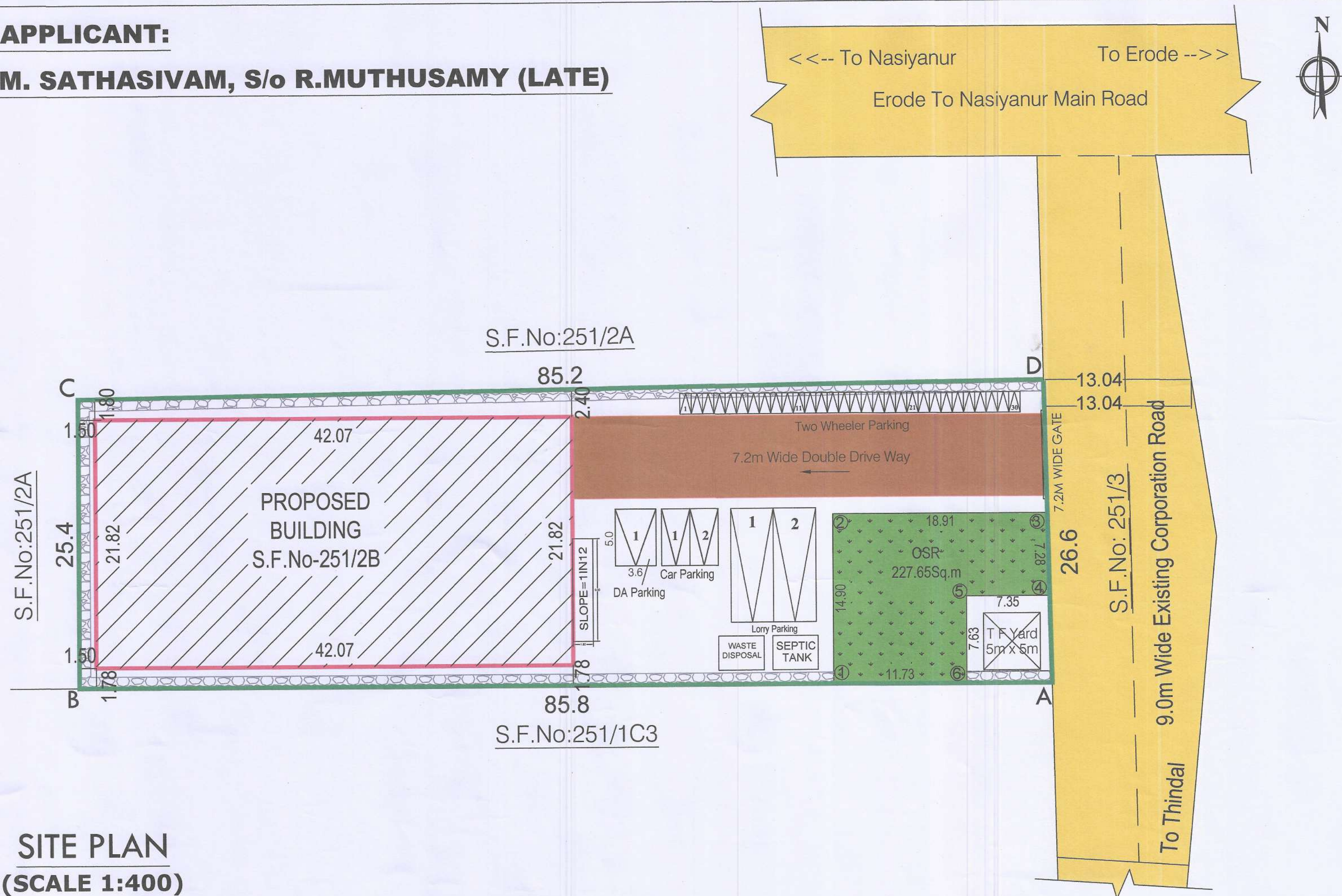
The approval as the planning authority issued it, reproduced in full behind this page.

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

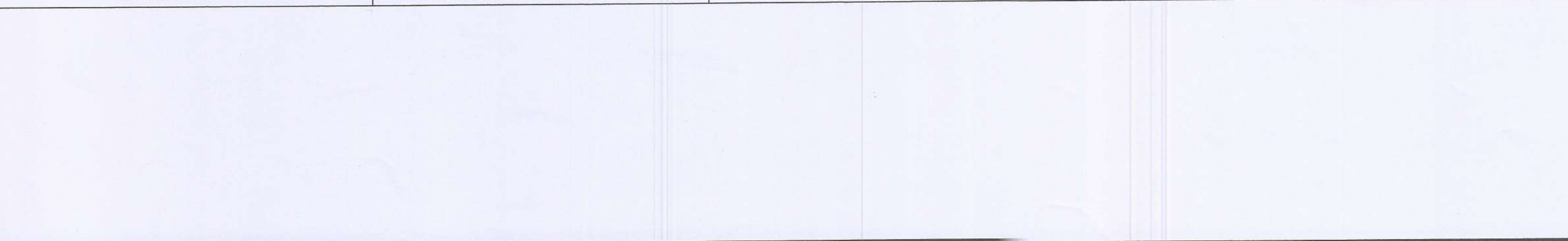
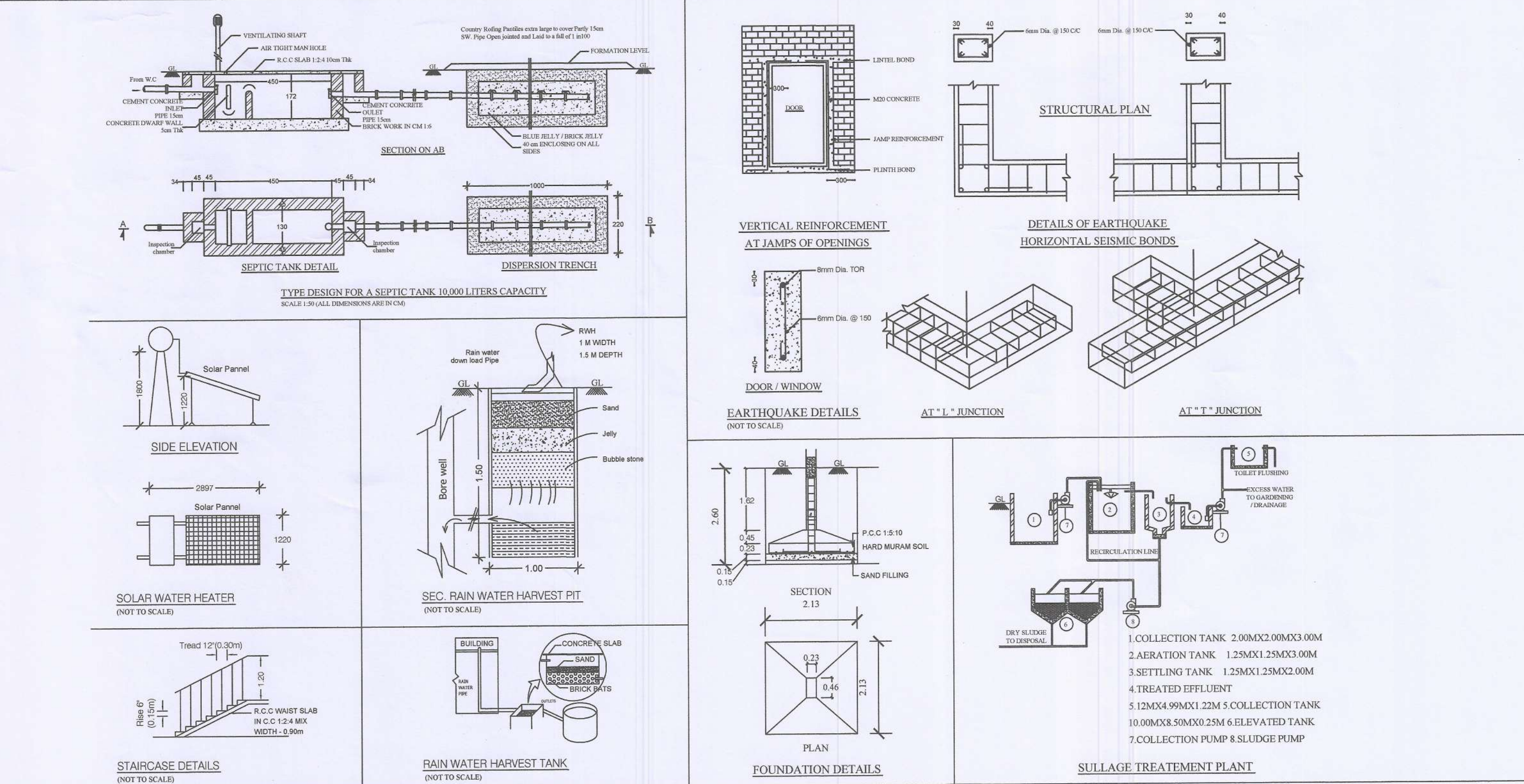


**SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C. ROOF GROUND AND FIRST FLOOR INDUSTRIAL BUILDING  
(TAILORING & PIECE CHECKING INDUSTRIAL UNIT) IN R.S.No : 251 /2B IN KAIKATTIVALASU, AT ERODE 'A' VILLAGE, ERODE  
CORPORATION LIMIT, ERODE TALUK, AND ERODE DISTRICT.**

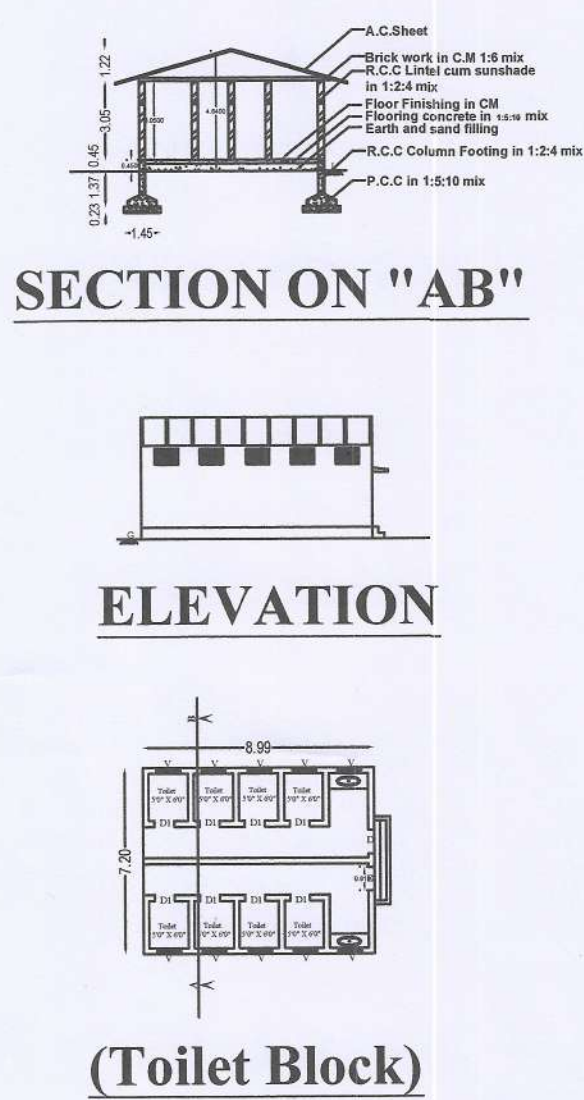
**APPLICANT:**  
**M. SATHASIVAM, S/o R.MUTHUSAMY (LATE)**



**SITE PLAN  
(SCALE 1:400)**



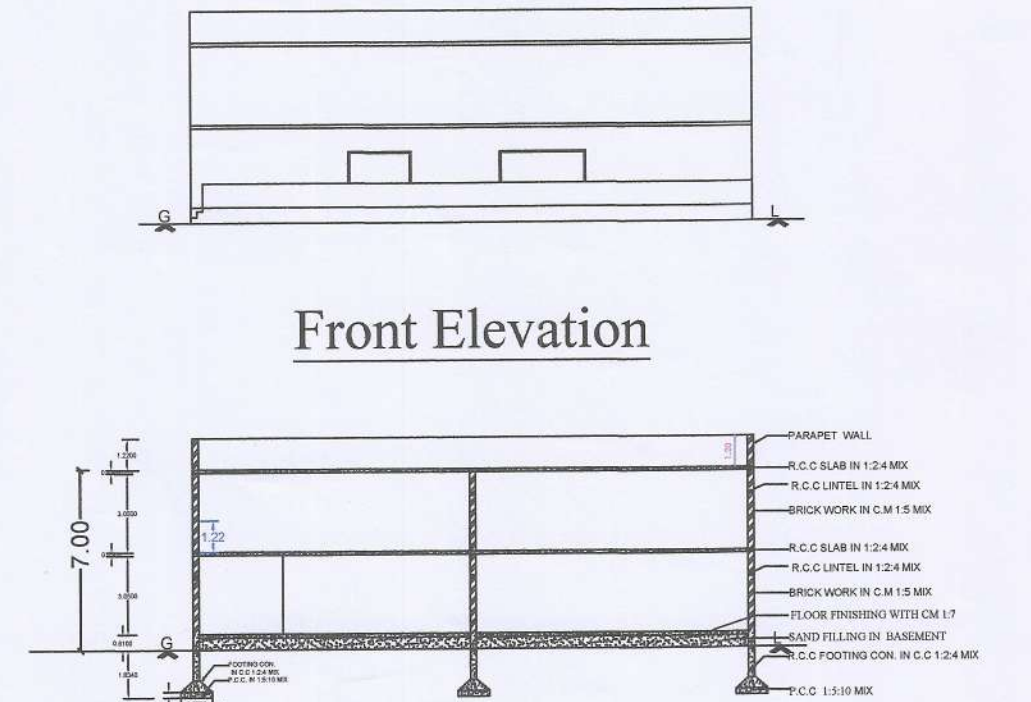
PLAN INFO  
PLOT\_AREA\_M2=2230.00  
SINGLE\_FAMILY\_BLDG=NO  
CRZ=NO  
SECURITY\_ZONE=NO  
ACCESS\_WIDTH\_M=9.00  
WHETHER\_GOVT\_OR\_AIDED\_SCHOOL=NO  
ROAD\_WIDTH=9.00  
ROAD\_LENGTH=33.73  
AVG\_PLOT\_DEPTH= 116.20  
AVG\_PLOT\_WIDTH=64.40  
LAND\_USE\_ZONE = INDUSTRIAL  
PLOT\_NO=0  
DISTRICT=TIRUPPUR  
RWH\_DECLARED=YES  
BUILDING\_NEAR\_TO\_RIVER=NO  
AREA\_TYPE=OTHERS  
BUILDING\_NEAR\_MONUMENT=NO  
BUILDING\_NEAR\_GOV\_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  
BLOCK\_1\_F-MSBI\_MEMBER\_COUNT=1  
BLOCK\_2\_F-GPI\_MEMBER\_COUNT=1  
BLOCK\_3\_F-GPI\_MEMBER\_COUNT=1



**SECTION ON "AB"**

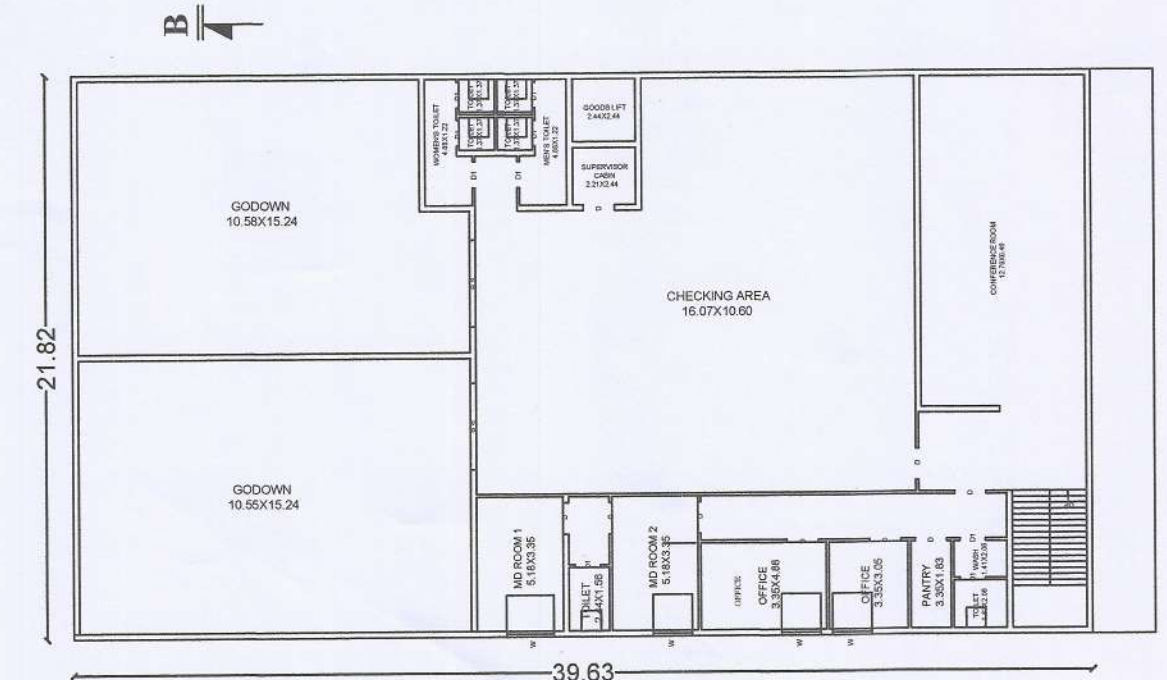
**ELEVATION**

**(Toilet Block)**

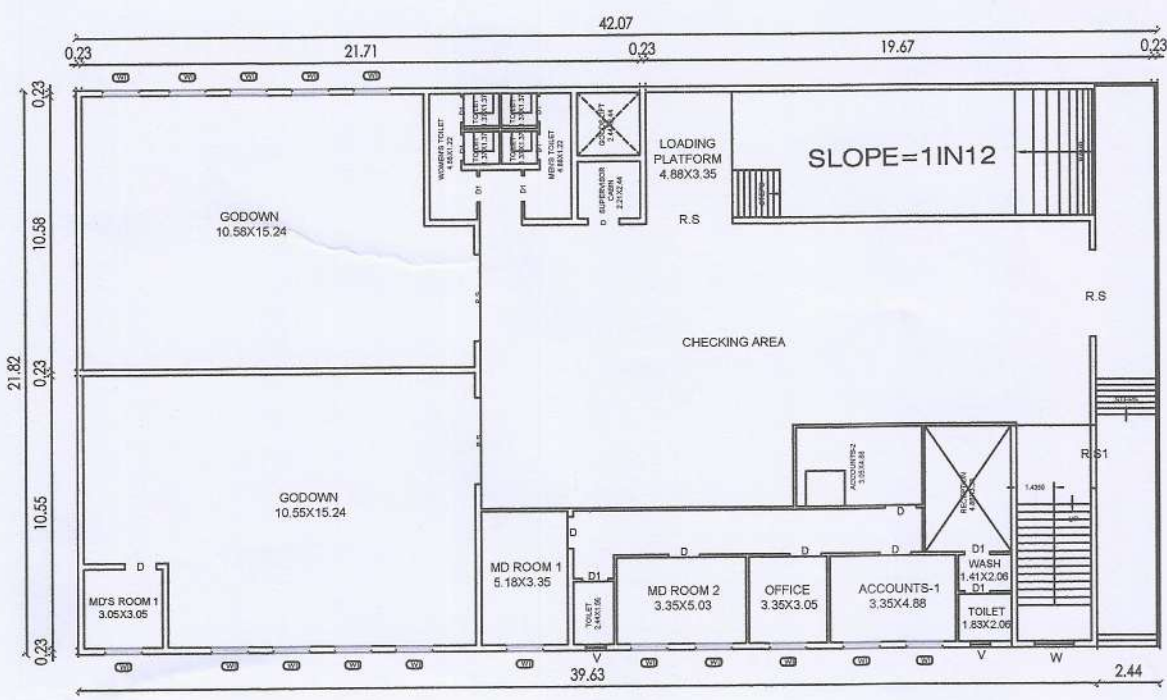


**Front Elevation**

**Section on A-B**



**FIRST FLOOR PLAN  
(SCALE 1:100)**



**GROUND FLOOR PLAN  
(SCALE 1:100)**

ONLINE APPLICATION No:SWP/BPA/011231/2023  
SWP/ DTCP/ ERODE/ Site Approval No : 320/2023  
SWP/ DTCP/ ERODE/ BUILDING PERMISSION No: ELPA/29/2023

**SITE AREA DETAILS:**

|                      |   |         |      |
|----------------------|---|---------|------|
| SITE AS PER DOCUMENT | - | 2225.82 | SQ.M |
| SITE AS PER PATTA    | - | 2230.00 | SQ.M |
| SITE AS PER DRAWING  | - | 2222.16 | SQ.M |

| Descriptions      | Non FSI (Sq.m) | FSI (Sq.m) | Total Area (Sq.m) |
|-------------------|----------------|------------|-------------------|
| Ground Floor Area | -              | 917.97     | 917.97            |
| First Floor Area  |                | 917.97     | 917.97            |
| Head Room Area    | 19.15          | -          | 19.15             |
| Total Area        | 19.15          | 1835.94    | 1855.09           |

**MACHINERIES HP DETAILS:**

| S.L NO   | NAME OF THE MACHINE                                     | NO. OF MACHINE | PROPOSED HP |
|----------|---------------------------------------------------------|----------------|-------------|
| 1.       | STICHING MACHINE & CLOTH CHECKING TABLE (1 No. - 4 Hp.) | 5 Nos.         | 20.00       |
| TOTAL HP |                                                         |                | 20.00       |

TOTAL No. OF HP. = 20.0 Hp.  
TOTAL No. OF LABOUR = 20 Nos/Day

PARKING AREA DETAILS:  
Car Space Required = 0/27 - Provided = 2/30  
Two Wheeler Space Required = 27Nos -Provided=30Nos

**O.S.R AREA DETAILS:**

O.S.R AREA = 227.65Sq.m (10.24%)

MECHANICAL VENTILATION PROVIDED  
ALL DIMENSIONS ARE IN M UNLESS OTHERWISE SPECIFIED

|                   |                                                     |
|-------------------|-----------------------------------------------------|
| REFERENCE         | PLOT COVERAGE = 917.97 / 2222.16 X100 = 41.30 %     |
| SITE BOUNDARY     | FLOOR SPACE INDEX = 1835.94 / 2222.16 = 0.82 < 2.00 |
| EXISTING ROAD     | (FE) FIRE EXTINGUISHER = 1                          |
| DRIVE WAY         | (FA) FIRE ALARM = 1                                 |
| PROPOSED BUILDING | RAIN WATER PERCULATION                              |

**APPLICANT**

M. Sathasivam

**STRUCTURAL ENGINEER**

Er.A.R.KRISHNARAJA, M.E., Ph.D., (Structures)  
Registered Structural Engineer Grade - I  
Reg. No : 03/2020/RSE-Gr.I/ EDCP  
Chartered Engineer, Reg.No : AM1686049  
Licensed Building Surveyor  
Ph.No : +91 93435 01835

**REGISTERED ENGINEER**

Er. K. SAKTHIVEL, B.E., M.B.A.,  
Registered Engineer Grade III  
Regd. No : 04 / 2021 / RE - Gr III / E.D.T.C.P.  
Cell No. : 95788 55255

Surveyor /  
Assistant Draughtsman

Architectural/ Supervisor

# 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.

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Legal opinions, due diligence and title verification

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Building plan, layout and sub-division approvals

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Completion and occupancy certificates, regularisation

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Escrow, negotiation and NRI property management

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Land survey, soil testing, architecture and construction

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**Verified RealEstate**  
3/350/2 Mettukuppam,  
OMR Thoraipakkam,  
Chennai 600 097, India  
[hello@verified.realestate](mailto: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.

