

PP

APPROVAL RECORD

Planning Permission

Erode district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

Rural Panchayat

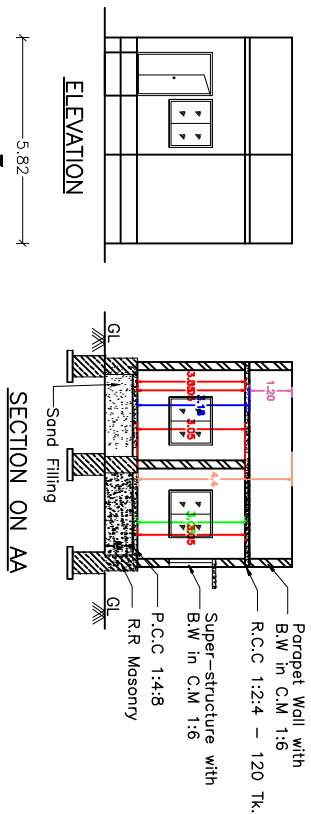
The approval as the planning authority issued it, reproduced in full behind this page.

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

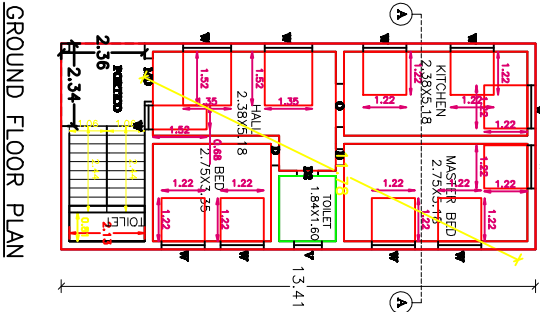
SITE AND DETAIL PLAN SHOWING THE PROPOSED R.C.C ROOF RESIDENTIAL BUILDING IN R.S.F.NO: 286/1A, PATTA NO : 635, PLOT NO:110, AT JANANI GARDEN, (DTCP APPROVED NO : 168/2018) THORANAVAI VILLAGE AND PANCHAYAT, PERUNDURAI TALUK & UNION, ERODE DISTRICT.

APPLICANT:- "Mr. B. LENIN S/o. BALASUBRAMANIAM".

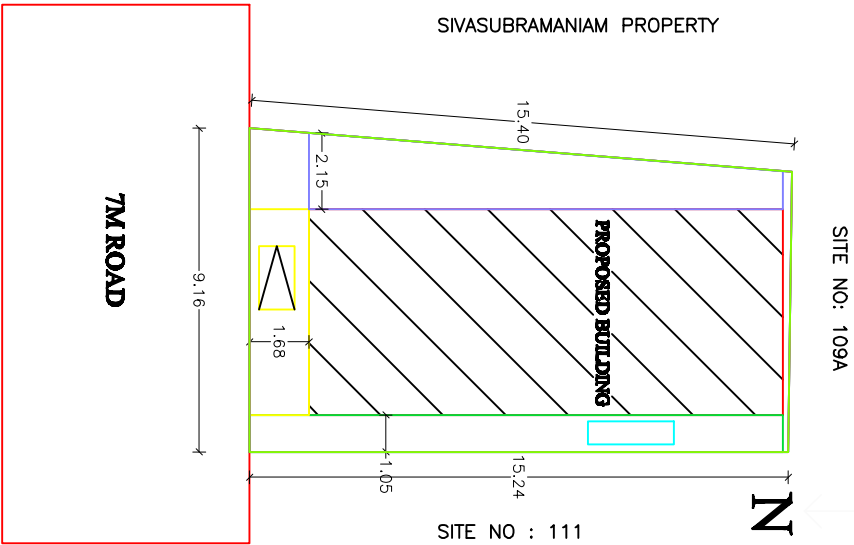
Online Application No: SWP/BPA/164786/2024
Building Approval No: 1/2024-25
Licence Period: 23.04.2024-22.04.2029



DETAILED PLAN:
SCALE 1:100



GROUND FLOOR PLAN



SITE PLAN:
SCALE 1:100

PLAN INFO
AS_AT_SITE=130.62
FAS_OR_PLR=130.62
AS_PER_DOCUMENT=130.62
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=NO
PLOT_NO=110
SURVEY_NO=286/1A
PATTA_NO=635
TALUK=PERUNDURAI
OSR_APPLICABLE=NO
IS_SWIMMING_POOL_EXISTS=NO
DISTRICT=ERODE
SINGLE_FAMILY_BLDG=NO
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=7.01
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
PLOT_AREA_M2=130.67
AVG_PLOT_DEPTH=15.24
AVG_PLOT_WIDTH=7.94
AREA_TYPE=OTHERS
ROAD_WIDTH=7.00
ROAD_LENGTH=50.00
LAND_USE_ZONE=RESIDENTIAL
RMH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
BUILDING_NEAR_MONUMENT=NO
IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
JURISDICTION_TYPE=THORANAVAI VILLAGE PANCHAYAT

AREA DETAILS	SQ.M	SQ.FEET
AREA OF THE SITE	130.62	1406.00
PLINTH AREA	78.05	840.13
AREA OF OPEN SPACE	52.57	565.87
CARPET AREA	62.64	674.25

PARKING	REQUIRED	PROVIDED
CARS SPACE	-	-
TWO WHEELER SPACE	1	1
FSI (NON PREMIUM)		0.59
PLOT COVERAGE		59.74%

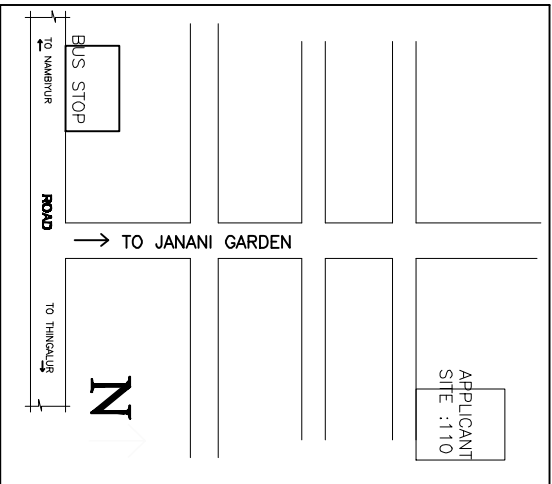
COLOUR INDEX

SITE BOUNDARY	☐
PRO. BUILDING	☐
RAINWATER STORAGE PT	☐
ROAD	☐

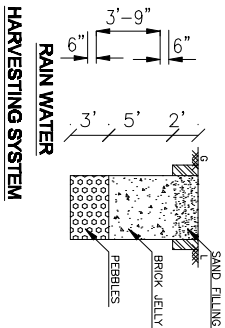
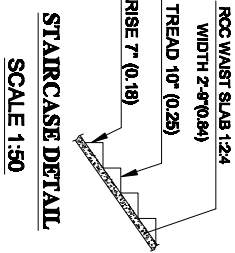
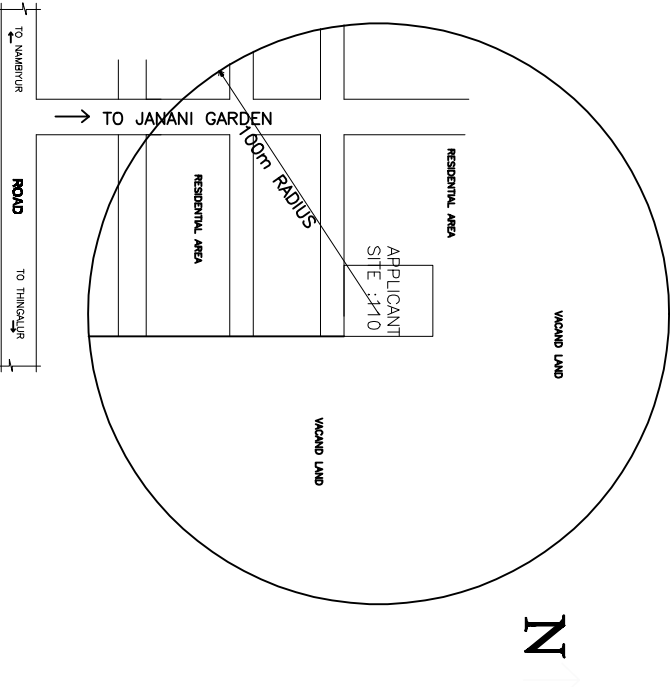
DETAILS OF JOINERIES

MD - DOOR	1.52 X 2.13	W - WINDOW	1.22 X 1.22
D - DOOR	0.91 X 2.13	W1 - WINDOW	1.52 X 1.22
D1 - DOOR1	0.76 X 2.13	W2 - WINDOW	1.52 X 1.52
O - OPEN	0.91 X 2.13		
V - VENTILATOR	0.91 X 0.61		

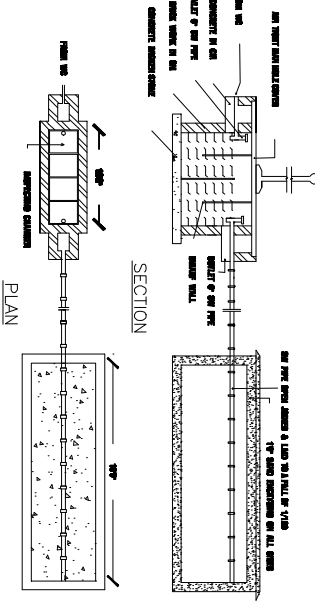
LOCATION MAP:
(NOT TO SCALE)



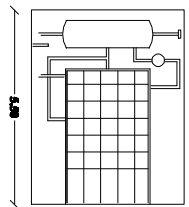
TOPO SKETCH:
(NOT TO SCALE)



SEPTIC TANK WITH DISPERSION TRENCH
1000 GALLONS CAPACITY



SOLAR WATER HEATING SYSTEM



REGISTERED ENGINEER:

Dr. A. DHANASEKARAN, M. Engg, MISTE
L.B.S. REGISTERED ENGINEER, GRADE - I
71950, M.P.O. NAGAR, THIRUVALUR.
CELL: 9909060539

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.

