PP APPROVAL RECORD

Planning Permission

Erode district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

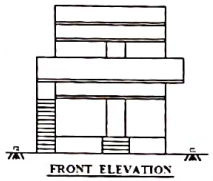
The approval as the planning authority issued it, reproduced in full behind this page.

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

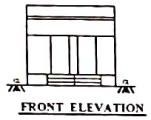
PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C. ROOF GROUND FLOOR AND FIRST FLOOR SALES ROOM BUILDING FOR COMMERCIAL (PETROL PUNK) PURPOSE. IN R.S. NO: 272/1A1B, NEAR MOOVENDAR NAGAR, BHAVANI TO KAVUNDHAPADI MAIN ROAD ,ELAVAMALAI VILLAGE & PANCHAYAT, ERODE TALUK , ERODE DISTRICT.

APPLICANT: M/s. INDIANOIL CORPORATION LTD.

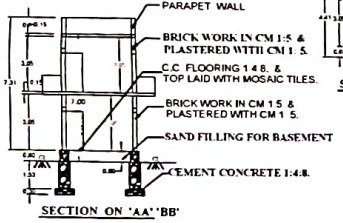
LAND OWNER: Mr. A. RANJITH. S/O. K.P.ARUMUGAM.



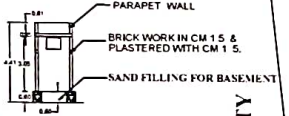
FRONT ELEVATION



FRONT ELEVATION



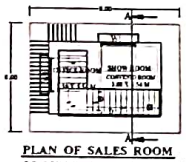
SECTION ON 'AA' 'BB'



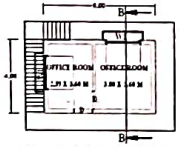
SECTION ON 'AB'



PLAN

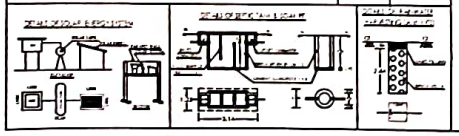


PLAN OF SALES ROOM GROUND FLOOR BUILDING

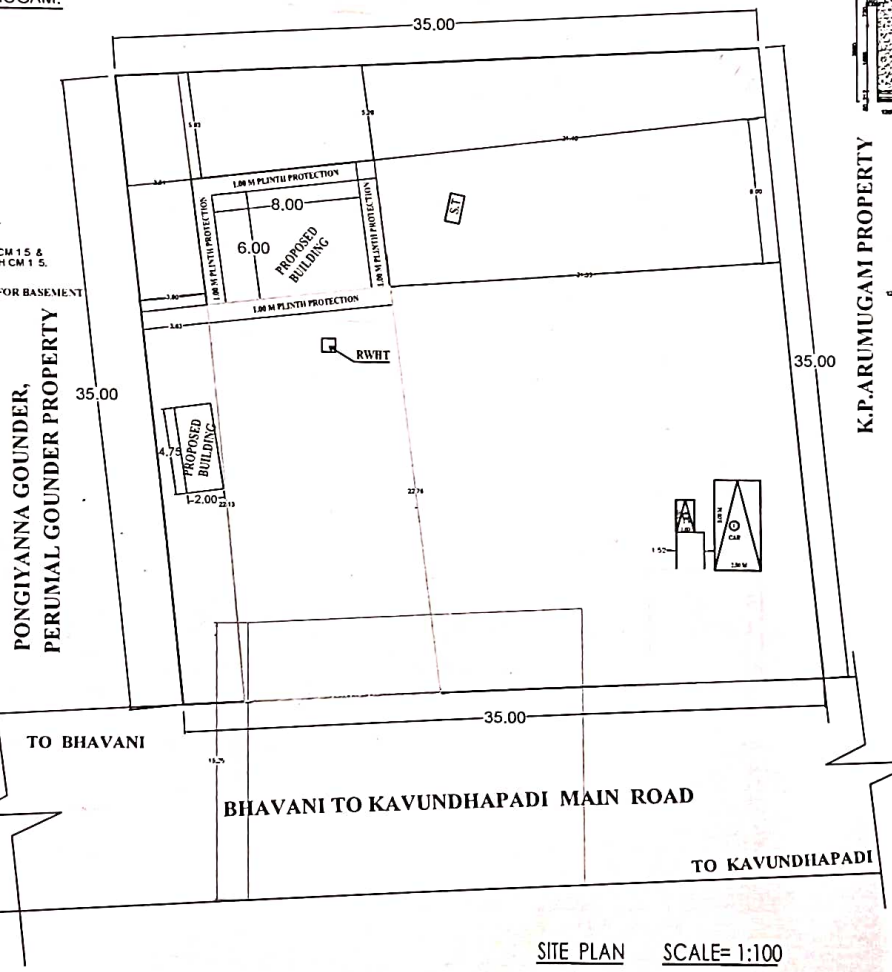


PLAN OF SALES ROOM FIRST FLOOR BUILDING

AREA DETAILS.	SQ.MT.	SQ.FT.
SITE AREA AS PER DOCUMENT	0.39 CENT	
TAKEN AREA OF THE SITE	1225.00	13181.00
PROPOSED SALES ROOM GROUND FLOOR AREA.	48.00	516.48
PROPOSED SALES ROOM FIRST FLOOR AREA.	24.36	262.11
PROPOSED TOILET BUILDING AREA.	09.50	102.22
NET OPEN SPACE AREA.	1167.50	12562.30



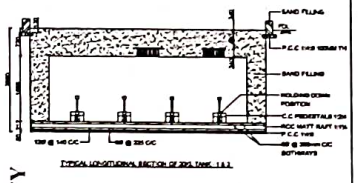
(Late).PERUMAL GOUNDER PROPERTY



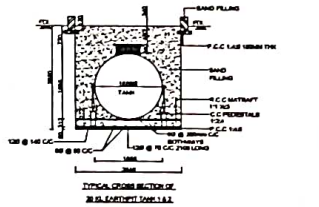
PONGIYANNA GOUNDER, PERUMAL GOUNDER PROPERTY

K.P.ARUMUGAM PROPERTY

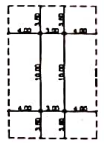
SITE PLAN SCALE= 1:100



TYPICAL LONGITUDINAL SECTION OF 20KL TANK 1 & 2



TYPICAL CROSS SECTION OF 20 KL EARTHPIT TANK 1 & 2



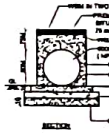
CANOPY PLAN



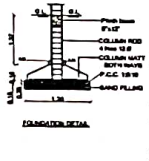
CANOPY SECTION



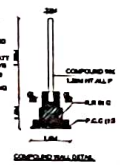
PLAN



SECTION



FOUNDATION DETAIL



COMPOUND WALL DETAIL

CAPACITY	PRODUCT	PUMP	TANK SIZE	PLATE THICKNESS	
				END	SHELL
1X20 KL	HSD	2NOS HSD	2.10MX6X2.35	8MM	6MM
1X20 KL	MS	2NOS MS	2.10MX6X2.35	8MM	6MM

PLAN INFO
PLOT_AREA_M2=1225.00
FMB_OR_PLR=1225.00
AS_PER_DOCUMENT=1225.00
AS_AT_SITE=1223.89
SURVEY_NO=272/1A1B
PLOT_NO=-
PATTA_NO=2543
VILLAGE=ELAVAMALAI
TALUK=ERODE
DISTRICT=ERODE
JURISDICTION_TYPE=RURAL PANCHAYAT
SINGLE_FAMILY_BLDG=NO
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=15.25
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
ROAD_WIDTH=15.25
ROAD_LENGTH=500
AVG_PLOT_DEPTH=35.00
AVG_PLOT_WIDTH=35.00
LAND_USE_ZONE = COMMERCIAL
PWM_DECLARED=YES
AREA_TYPE=OTHERS
BUILDING_NEAR_TO_RIVER=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
BLOCK_1_BUPB_MEMBER_COUNT=8
PROPOSED_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=YES
OSR_APPLICABLE=YES
OSR_SURRENDER=NO
OSR_SURR_BUYBACK_RETAIN=BUYBACK
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO

SCHEDULE OF JOINERIES

RS ROLLING SHUTTER	1.83M X 2.10M
D_DOOR	1.00M X 2.10M
D1_DOOR	0.76M X 2.10M
GW GLAZED WINDOW	1.83M X 1.10M
GW1 GLAZED WINDOW	1.53M X 1.10M
V_VENTILATOR	0.76M X 0.76M

RAINWATER HARVESTING TANK	1 NO
SEPTIC TANK	1 NO.
SOLAR SYSTEM	1 NO. BORE WELL 1 NO.
OVER HEAD TANK	1 NO. SUMP - 1 No.
COMPOUND WALL TOILET SIDE PROVIDED (EXCEPT FRONT SIDE)	108.78 M

OFFICE USE ONLY

APPLACANT

Er.I.VELUSAMY, DCE., R.E.,
REGISTERED ENGINEER & L.B.S.
REG NO: 13/2019 RE-GR-III/ELPA
VEL PLANNERS,
MTS COMPLEX, 5/921-E,BHAVANI ROAD
METTUPALANIAPPAN KOVIL (OPP)
KALINGARAYANPALAYAM,
BHAVANI - 638 301.
Cell: 94429 03676.

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
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.