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.

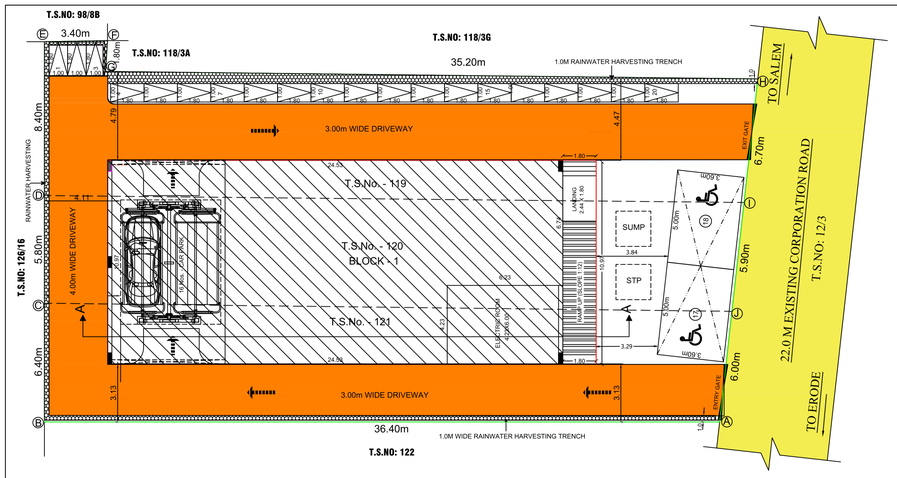
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3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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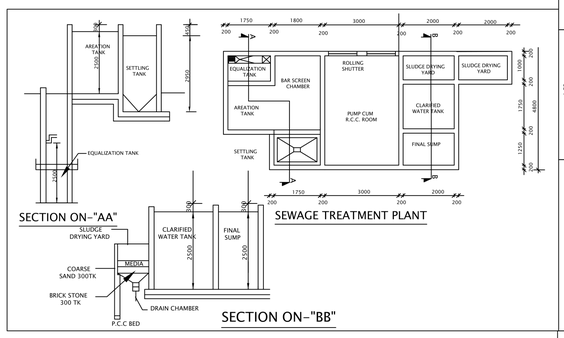


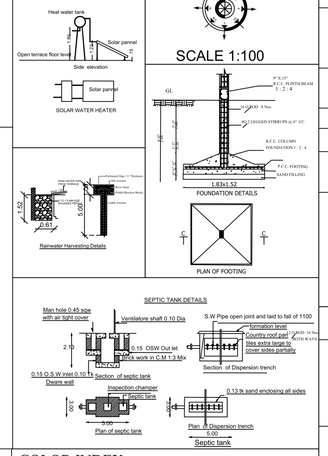
SITE CUM GROUND FLOOR PLAN
SCALE 1:100

SITE PLAN
1:100

SITE AND DETAILED PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C TERRACED ROOF COMMERCIAL BUILDING (GROUND + 3 FLOORS), IN WARD - C, BLOCK No. - 15, T.S.Nos. - 119,120 & 121, AT ERODE TOWN, ERODE CITY MUNICIPAL CORPORATION LIMIT, ERODE TALUK, ERODE DISTRICT. (COMMERCIAL USE ZONE-C1)

APPLICANT:-
Mr.K.L.VASUDEVAN
S/o.K.V.LAKSHMANAPILLAI





COLOR INDEX

- Existing Road
- Proposed Building
- Proposed Site Boundary
- Rainwater Harvesting Trench

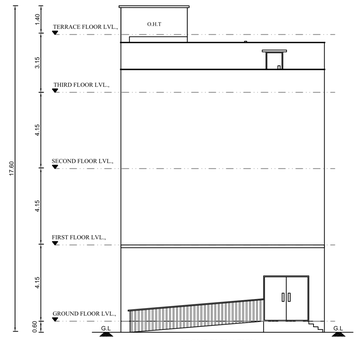
FE FIRE EXTINGUSHER APARATUS PROVIDED IN NECESSARY PLACE.

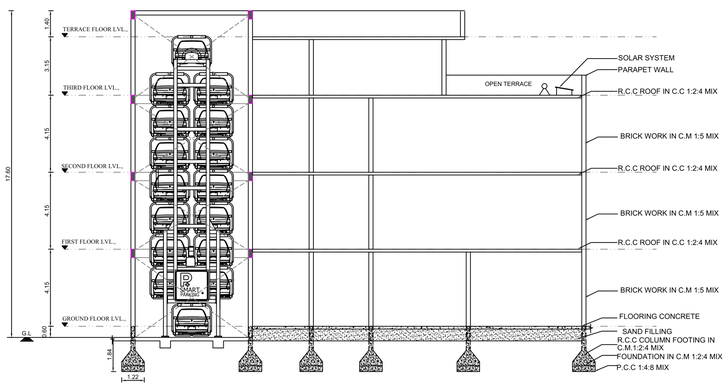
FIRE ALARM

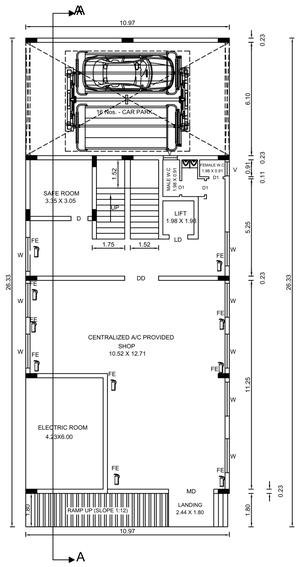
ALL DIMENSIONS ARE IN METRE
SCALE1:100

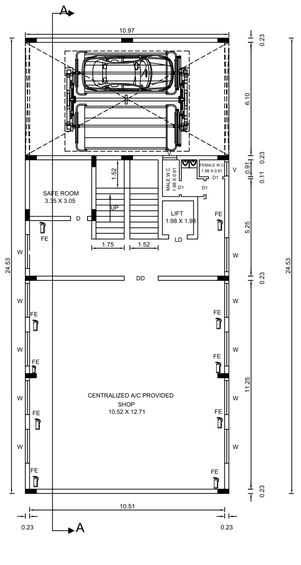
NOTES:-

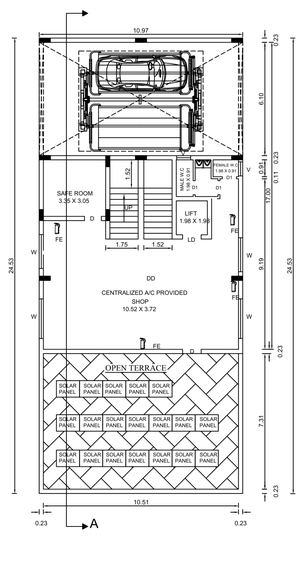
TOTAL No. of. WORKERS - 20 No's
TOTAL POWER - 50.00 H.P
DIESEL GENERATOR - 125.Kva - 1 No's

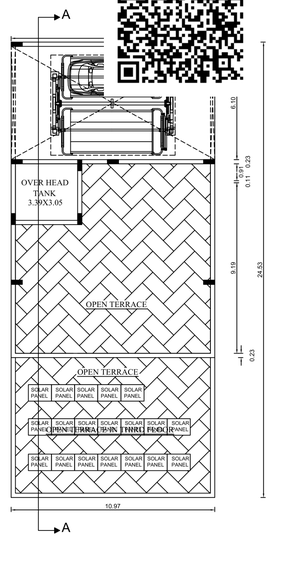












SHEET NO: 01/01

SITE AREA DETAILS

T.S.NO & TOWN	DOCUMENT NO.	AS PER DOCUMENT & PATTA		AS PER FMB area in sqm	as per eDCR-Superimposed area in sqm
		area in sqft	area in sqm		
119,120 & 121 ERODE	1580/2020	7751.25	720.10	720.10	720.10
TOTAL SITE AREA		7751.25	720.10	720.10	720.10

AREA DETAIL:

BLOCK	FLOOR	TOTAL BULTUP AREA	NON F.S.I AREA		F.S.I AREA (sqm)
			COVERED PARKING	DEDUCTION	
BLOCK 1	Ground Floor	288.84	--	--	288.84
	First Floor	269.09	--	--	269.09
	Second Floor	269.09	--	--	269.09
	Third Floor	186.49	--	--	186.49
TOTAL AREA		1013.51			1013.51

FLOOR SPACE INDEX = Building area(F.S.I) / Site area
= 1013.51 / 720.10 = 1.40<2

PLOT COVERAGE = Building area(G.F) / Site area X100
= 288.84 / 720.10 X100 = 0.4011X100 =40.11%

O.S.R AREA CALCULATION:
O.S.R AREA REQUIRED = NIL

PARKING DETAIL:

Vehicle Type	Required	Provided
Car Parking	18 Nos.	18 Nos.
Two Wheeler Parking	20 Nos.	20 Nos.

ONLINE APPLICATION No : SWP/BPA/234065/2024
SWP/ DTCP/ ERODE/ SITE APPROVAL NO : 195/2024
SWP/ DTCP/ ERODE/ PLANNING PERMISSION No : 21/2024

Applicant

Register Engineer

G. KADHIRVEL, BES.,B.Tech(Civil),
G.K. Constructions & Contractor, Approval Engineer
DTCP / SALEM / RE-11 / 009 / 2020-2025
D.No: 121/4, K.R. Nagar, Anex Seelanaickenpathy,
SALEM-636 201. Cell: 99655 63688

Register Structural Engineer

A. Mohanl.
Er.A. MOHANAMBAL,
B.E.(Civil), M.E.(Structural)
Structural Engineer for DTCP & Municipality
Registered Structural Engineer Grade-I
Reg. No. 25/RSE-1/2019
#143/4/262A, Amaravathi Nagar, Keelboard
MAMANGAM, SALEM - 636 302
Contact: 99658 26988, 99442 67946

surveyor/ Assistant Draughtsman	J.SRINIVASAN
Draughtsman-III	K.VELMURUGAN
Supervisor/ Draughtsman-II	G.KANNAN

Member Secretary/Deputy Director (I/C),
Erode Local Planning Authority,
District Town and Country Planning Office,
Erode District

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

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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.