Verified RealEstate™

REFERENCE
06/2024-2025

ISSUED
20 July 2024

PP APPROVAL RECORD

Planning Permission

Erode district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

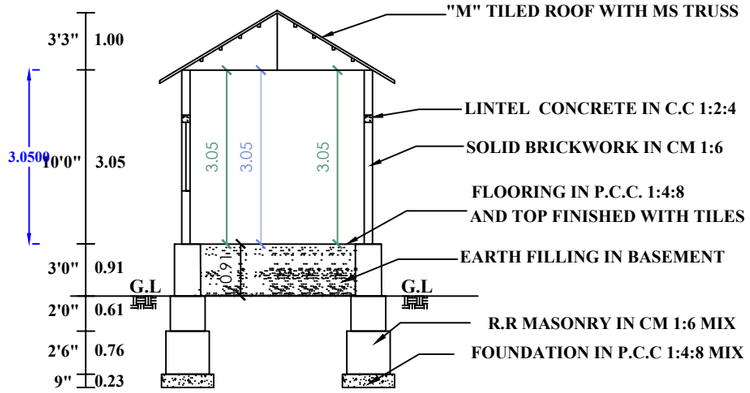
The approval as the planning authority issued it, reproduced in full behind this page.

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

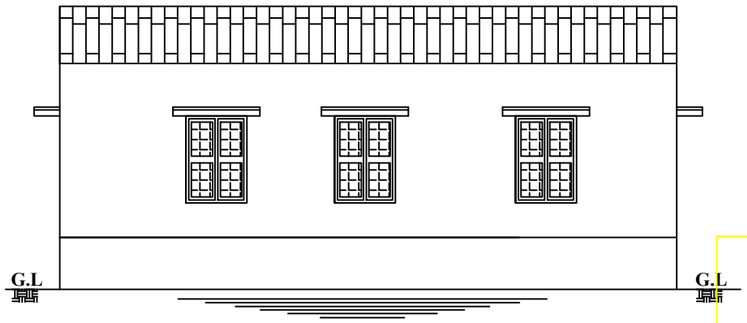
Verified RealEstate™
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OMR Thoraipakkam,
Chennai 600 097, India

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DIGITALLY VERIFIED RECORD



SECTION ON "AA"



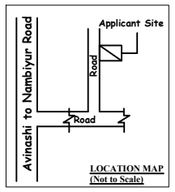
ELEVATION



PLAN SHOWING THE PROPOSED CONSTRUCTION OF "M" TILED ROOF RESIDENTIAL BUILDING IN NEW RE.SF.No: 576/1A7, SITE Nos:3part,4Part, AT OOM SRIVARI NAGAR,THAILAMPALAYAM, OLALAKOIL VILLAGE & PANCHAYAT, NAMBIYUR UNION & TALUK, ERODE DISTRICT.

APPLICANT : i)Mr.B.SATHISH.,S/o.Mr.BALU.,
ii)Mrs.S.POORNIMA.,W/o.Mr.SATHISH.,

ALL DIMENSIONS ARE IN FEET AND METRE.

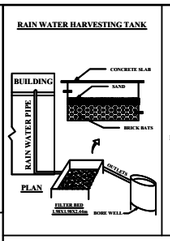


PLAN INFO
PLOT_AREA_M2=92.90
AS_AT_SITE=92.96
FMB_OR_PLR=92.90
AS_PER_DOCUMENT=92.90
SINGLE_FAMILY_BLDG=NO
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=6.10
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
ROAD_WIDTH=9.15
ROAD_LENGTH=6.10
AVG_PLOT_DEPTH= 15.24
AVG_PLOT_WIDTH= 6.10
LAND_USE_ZONE = RESIDENTIAL
PLOT_NO=-
DISTRICT=TIRUPUR
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
OSR_APPLICABLE=YES
OSR_SURR_BUYBACK_RETAIN=RETAIN
OSR_APPLICABLE=NO
OSR_SURRENDER=NO
OSR_BUYBACK=NO
OSR_RETAIN=NO
SURVEY_NO=576/1A7
PATTA_NO=1772
TALUK=NAMBIYUR
IS_SWIMMING_POOL_EXISTS=NO
JURISDICTION_TYPE=NO
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=YES
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO

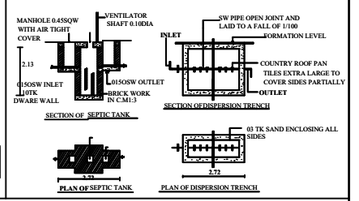
N

SITE PLAN
SCALE 1:100

RAIN WATER HARVESTING TANK



DETAILED DRAWING FOR SEPTIC TANK WITH DISPERSION TRENCH
4500 GALLONS CAPACITY OF 20,000LITRES



JOINARY DETAILS

D	DOOR	3'3"x7'0"	1.00x2.13
D1	DOOR	2'6"x7'0"	0.76x2.13
W	WINDOW	3'6"x5'0"	1.07x1.52
V	VENTILATOR	2'6"x2'0"	0.76x0.61

AREA DETAILS	SQ.FT	SQ.M
"M" TILED ROOF BUILDING:		
PLINTH AREA OF BUILDING	390.05	36.25
FLOOR AREA OF BUILDING	289.87	26.94
AREA OF OPEN SPACE	607.19	56.43
AREA OF THE SITE	1000.00	92.90
FLOOR SPACE INDEX	36.25 / 92.90	0.39
PLOT COVERAGE	36.25 / 92.90 x100	39.02%

COLOUR INDEX

APPLICANT BOUNDARY
PROPOSED CONSTRUCTION
ROAD

APPLICANT.

Er.P.PRABHAKARA BASKARAN,BE.,
Civil Engineer
Licensed Building Surveyor
5/5F,Indian Bank First Floor,
Rajaji Street,
KANGAYAM-638701.Tirupur (Dt)

ENGINEER.

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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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.