

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.



SPFW / ED No. 228/2024

PLAN SHOWING THE PROPOSED CONSTRUCTION OF RCC
ROOF RESIDENTIAL BUILDING IN GROUND FLOOR, AT
PLOT NO: 110 WEST PART, "SRI SIVAN NAGAR", IN
R.S.F.NO: 502/3A1, KANAGAPURAM VILLAGE AND
PANCHAYAT, MODAKKURICHI PANCHAYAT UNION,
MODAKKURICHI TALUK, ERODE DISTRICT.

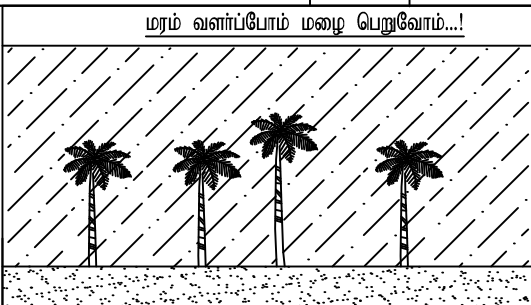
APPLICANT:

Mr.M.VIGNESH, S/o.Mr.MURUGESAN

S.No	DESCRIPTION	Sq.Mt	Sq.Ft
1.	AREA OF THE SITE	77.70	836.36
2.	PLINTH AREA OF THE PROPOSED RCC BUILDING IN GROUND FLOOR	49.91	537.23
3.	AREA OF THE OPEN SPACE	27.79	299.13
4.	CARPET AREA OF THE PROPOSED RCC BUILDING IN GROUND FLOOR	74.13	797.93

JOINERIES:

DOOR	MD	- 1.21 X 2.13
DOOR	D	- 0.91 X 2.13
DOOR	D1	- 0.76 X 2.13
WINDOW	W	- 1.22 X 1.22
WINDOW	W1	- 2.62 X 1.32
OPENING	AO	- 1.00 X 2.13



SCALE : 1 : 100
ALL DIMENSIONS ARE IN METRE & FEET
ALL ROOMS ARE HAVING SUFFICIENT VENTILATION

Er. R.KUMARIANANDAN, B.E., M.E.,

CONSULTING CIVIL ENGINEER, LICENSED BUILDING SURVEYOR, CONTRACTOR & VALUER,
REGISTERED ENGINEER FOR DTCP: RDD SALEM/RE-II/003/2021,
REGISTERED ENGINEER FOR ERODE CORPORATION: 056/L/S/2019/00026,
E-mail ID : r.kumarianandan@gmail.com Cell: 96988 - 28102
OFFICE : H40/120, First Floor, Periyar Nagar main road, Near IOB & BOB, Periyar Nagar, Erode - 638 001.
RESIDENCE: D.No.: 53 B, Bharathi Nagar, Puthu valasu, Kavudichipalayam, Vellore via, Perundurai Taluk, Erode Dt. - 638 112.

INDEX:

1. APPLICANT SITE BOUNDARY SHOWN IN - [Green Line]
2. PROPOSED RCC BUILDING SHOWN IN - [Red Line]
3. EXISTING ROAD SHOWN IN - [Yellow Line]
4. RAINWATER HARVESTING SYSTEM - [Blue Box]

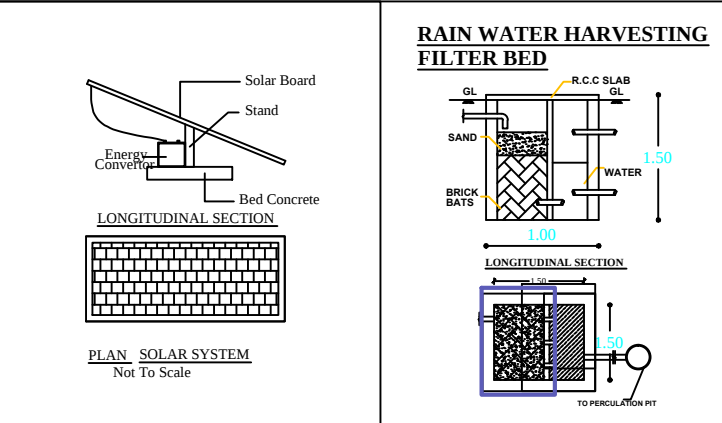
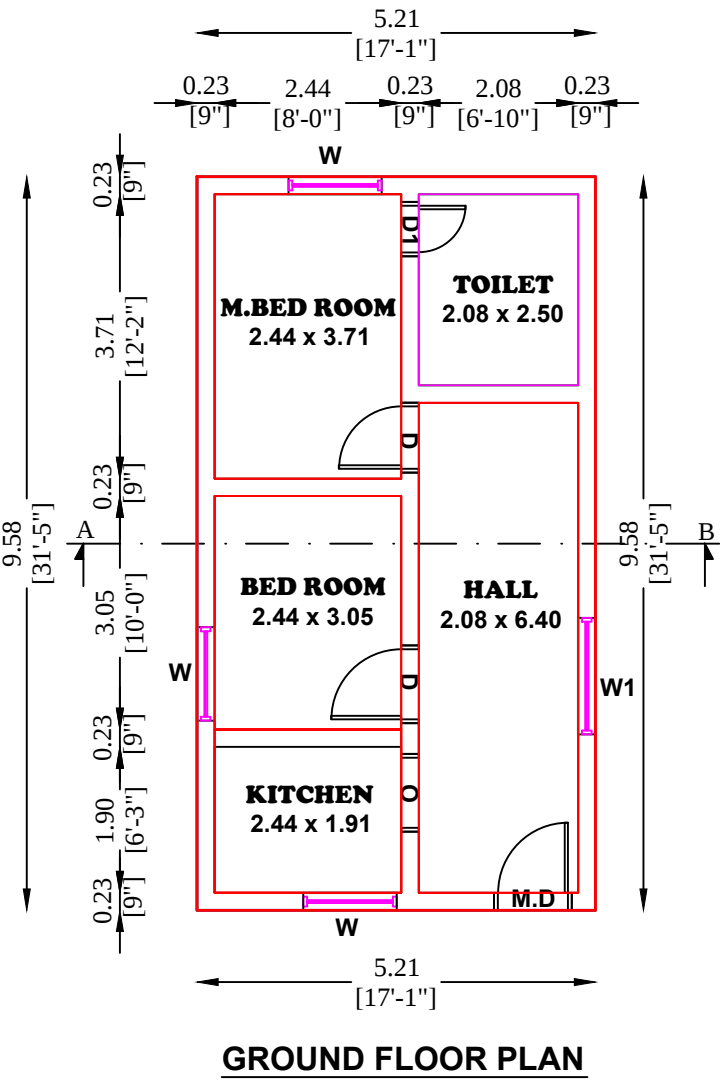
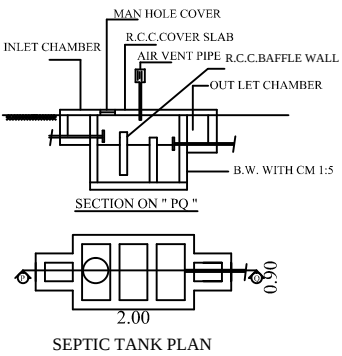
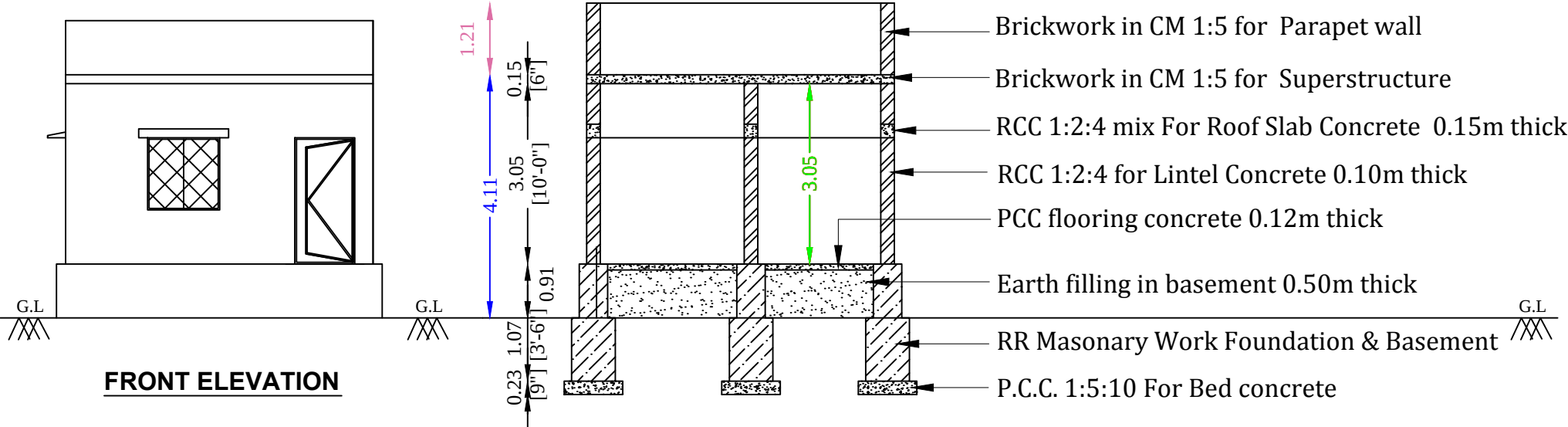
APPLICANT

REGISTERED ENGINEER

M. Vignesh

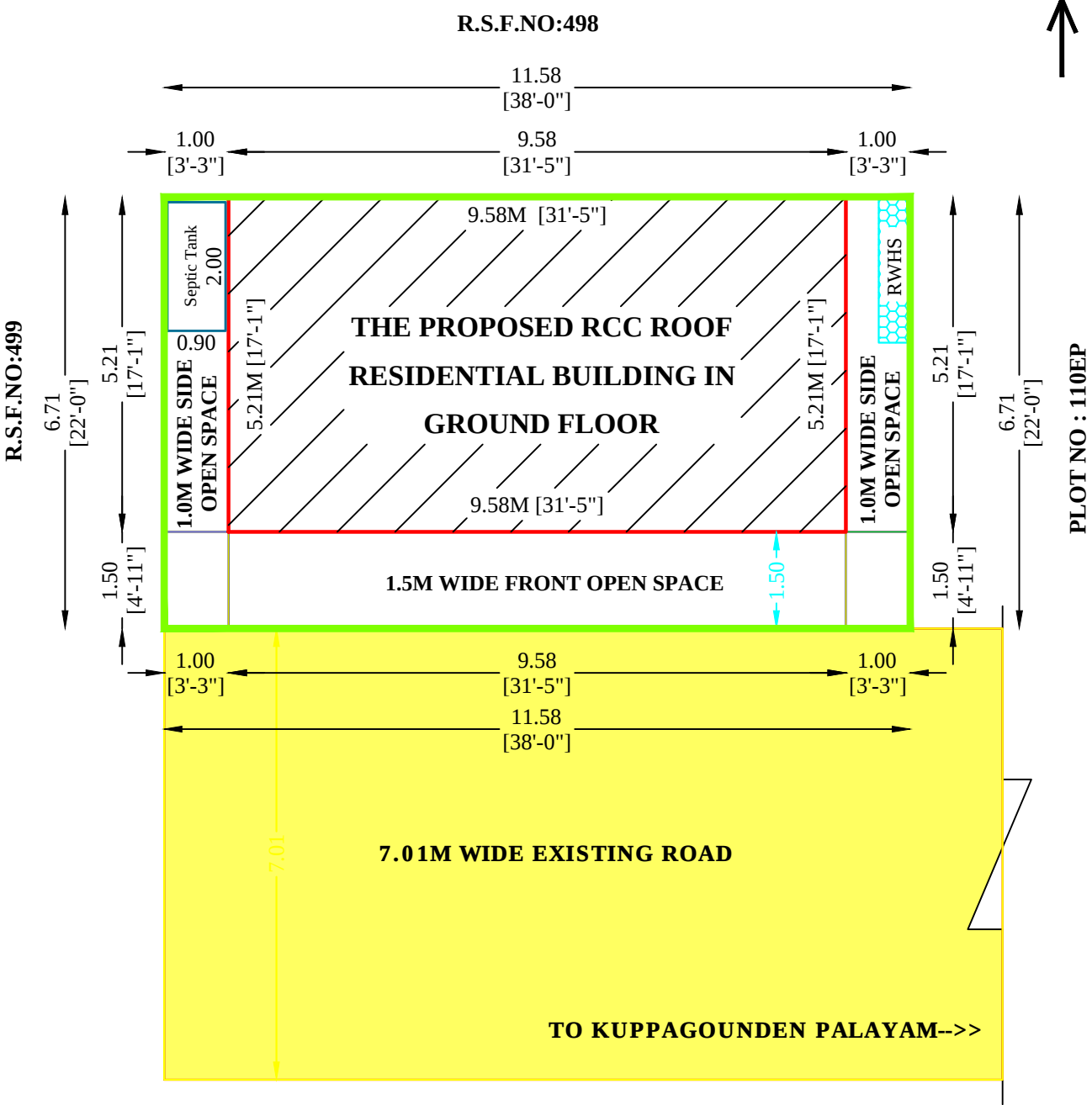
R. Kumari

Er.R. KUMARIANANDAN, B.E., M.E., R.E (Dep & Corp,
Registered Engineer & Consulting Civil Engineer
DTCP Reg. No : DTCP/NAMAKKAL/RE-II/003/2021
Erode Corp Reg.No : 056/L/S/2019/00026
D.No: H40/120, First Floor, Near IOB & BOB Bank,
Opp. Green Park Apartments, Periyar Nagar
Erode - 638 009. Ph : 96988 28102

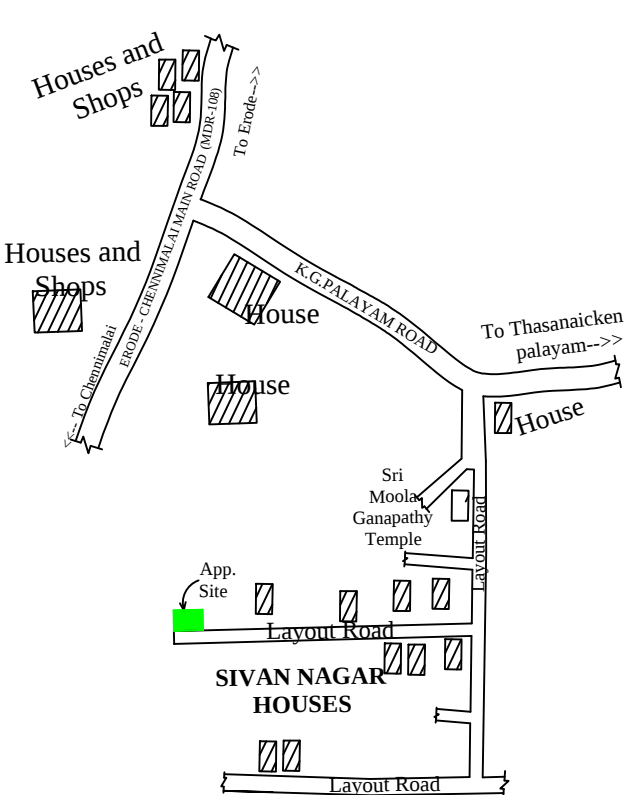


PLAN INFO
PLOT_AREA_M2=77.70
AS_PER_DOCUMENT = 77.70
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
WHETHER_GOV'T_OR_AIDED_SCHOOL=NO
DISTRICT=ERODE
TALUK=MODAKKURICHI
JURISDICTION_TYPE=PANCHAYAT
SURVEY_NO= 502/3A1B
PATTA_NO=1489
PLOT_NO=110SP
ACCESS_WIDTH_M=7.01
ROAD_WIDTH=7.01
ROAD_LENGTH=15.78
AVG_PLOT_WIDTH= 11.58
AVG_PLOT_DEPTH= 6.71
LAND_USE_ZONE =INDIVIDUAL RESIDENCE
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOV'T_BLDG=NO
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
NOC_FIRE_DEPT=NO
OSR_APPLICABLE=NO
OSR_SURRENDER=NO
OSR_SURR_BUYBACK_RETAIN=BUYBACK
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=YES
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO
FMB_OR_PLR = 77.70
AS_AT_SITE = 77.67

SITE PLAN SCALE 1:100



KEY PLAN NOT TO SCALE



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

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

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

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.

