PP APPROVAL RECORD

# Planning Permission

Erode district, Tamil Nadu

APPROVAL TYPE
**Building Plan**

ISSUING AUTHORITY
**Rural Panchayat**

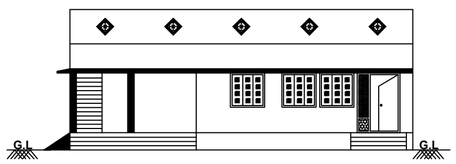
The approval as the planning authority issued it, reproduced in full behind this page.

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

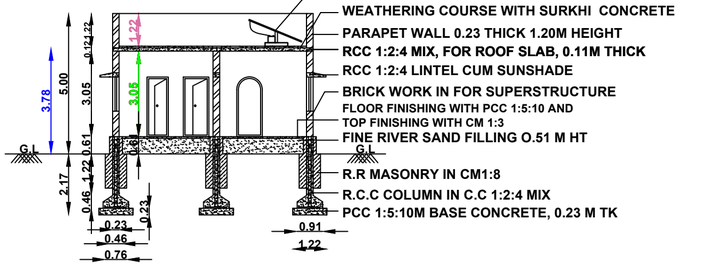
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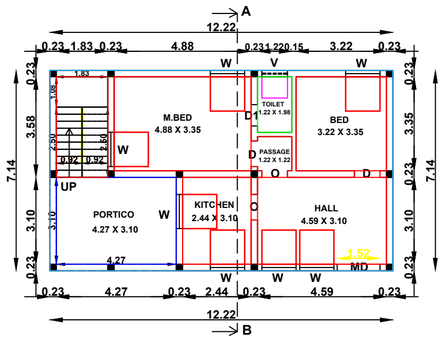
# PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF RESIDENTIAL BUILDING IN GROUND FLOOR, AT SITE NO:72, VASANTHAM NAGAR, THIPPICHETTIPALAYAM, IN R.S.F.NO:436/5, AS PER PATTA SUBDIVISION R.S.F.NO:436/5A1, PATTA NO:2667, BHAVANI VILLAGE, THOTTIPALAYAM PANCHAYAT, BHAVANI PANCHAYAT UNION, BHAVANI TALUK, ERODE DISTRICT.




FRONT ELEVATION

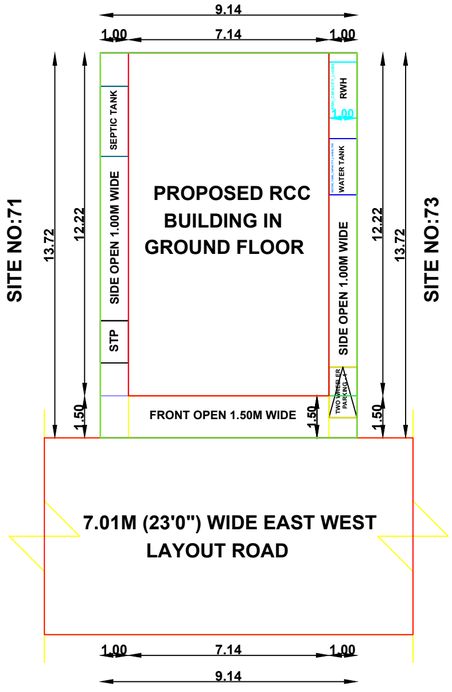



SECTION "AB"

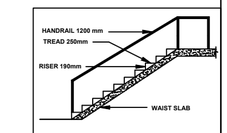



GROUND FLOOR PLAN

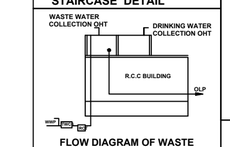
SITE NO:40




SITE PLAN SCALE 1:100




STAIRCASE DETAIL

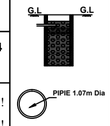



FLOW DIAGRAM OF WASTE WATER RECYLING & REUSE

JOB NO : MMV/BVN/APR/164

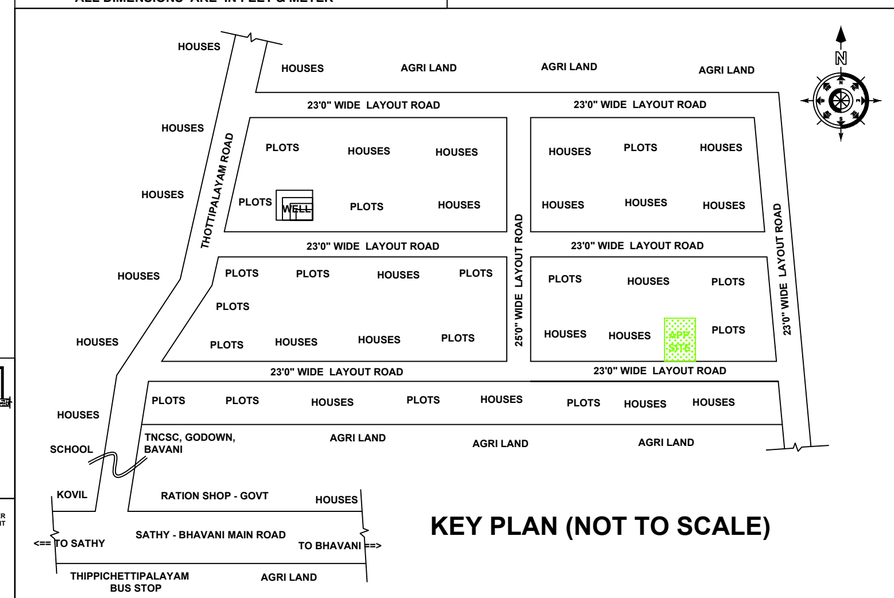
DATE : 20.06.2024

மரம் வளர்ப்போம் !
மழை பெறுவோம் !




SOAK PIT

NOTE:
1. RWT-RAIN WATER TANK - 1NO
2. ST-SEPTIK TANK -1NO 'U' TRAP PROVIDED IN OUT LET PIPE
3. SOLAR WATER HEATING SYSTEM 1NO PROVIDED
4. COLLECTION TANK WATER WILL BE TOILET & BATH PURPOSE
ALL DIMENSIONS ARE IN FEET & METER

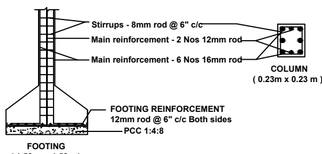


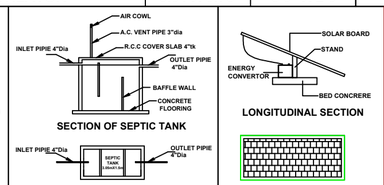

KEY PLAN (NOT TO SCALE)

| JOINERY DETAILS | | FEET | METER |
|---|---|---|---|
| MAIN DOOR | MD | 1.52 X 2.13 | 5'0" X 7'0" |
| DOOR | D | 0.91 X 2.13 | 3'0" X 7'0" |
| DOOR | D1 | 0.76 X 2.13 | 2'6" X 7'0" |
| OPEN | O | 0.91 X 2.13 | 3'0" X 7'0" |
| WINDOW | W | 1.22 X 1.22 | 4'0" X 4'0" |
| VENTILATOR | V | 0.91 X 0.76 | 3'0" X 2'6" |

NOTE:
THE APPLICANTS LAND IS ALREADY REGULARISED BY THE BLOCK DEVELOPMENT OFFICER, BHAVANI LETTER R.O.C.NO: 141/2022/A3, DATED:13.01.2022, SALEM DTCP LETTER R.O.C. NO:26/2017/SR - 3, DATED:16.07.2018, SPFW/SRDD NO:276/2018.

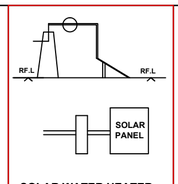
Column & Footing Reinforcement Details

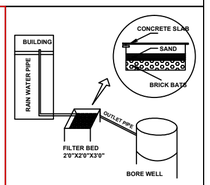









PLAN INFO
AS_PER_DOCUMENT = 125.46
AS_AT_SITE = 125.40
FMB_OR_PLR = 125.46
PLOT_AREA_M2 = 125.46
PLOT_NO = 72
AVG_PLOT_WIDTH = 9.14
AVG_PLOT_DEPTH = 13.72
IS_APPROVED_LAYOUT = YES
PREMIUM_FSI_REQUIRED = NO
SURVEY_NO = 436/5A1
PATTA_NO = 2667
JURISDICTION_TYPE = VILLAGE PANCHAYAT
VILLAGE = BHAVANI
TALUK = BHAVANI
DISTRICT = ERODE
SINGLE_FAMILY_BLDG = YES
CRZ = NO
SECURITY_ZONE = NO
AREA_TYPE = OTHERS
ACCESS_WIDTH_M = 9.14
ROAD_WIDTH = 7.01
ROAD_LENGTH = 217.00
LAND_USE_ZONE = RESIDENCE
RWH_DECLARED = YES
BUILDING_NEAR_TO_RIVER = NO
BUILDING_NEAR_MONUMENT = NO
BUILDING_NEAR_GOVT_BLDG = NO
WHETHER_GOVT_OR_AIDED_SCHOOL = NO
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT = NO
NOC_FIRE_DEPT = NO
IS_SWIMMING_POOL_EXISTS = NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS = NO
OSR_APPLICABLE = NO
OSR_SURRENDER = NO
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS = NO

**APPLICANT : -**

**THIRU.N.MOHANAMURALI**
**S/O.THIRU.NAGARAJAN**

| AREA OF THE DETAILS :- | Sq.M | Sq.F |
|---|---|---|
| AREA OF THE APPLICANT SITE (AS ON DOCUMENT - 1479/2024) | 125.46 | 1350.00 |
| AREA OF THE APPLICANT SITE (AS ON PATTA) | 125.46 | 1350.00 |
| AREA OF THE APPLICANT SITE (AS ON SUPER IMPOSED PLOT BOUNDARY) | 125.40 | 1349.80 |
| PLINTH AREA OF THE PROPOSED RCC BUILDING IN G.FLOOR | 87.25 | 939.15 |
| CARPET AREA OF THE PROPOSED RCC BUILDING IN G.FLOOR | 50.42 | 542.72 |
| AREA OF THE OPEN SPACE | 38.15 | 410.65 |

FLOOR SPACE INDEX (F.S.I) :-

$$\frac{\text{F.S.I AREA (G.F)}}{\text{PLOT AREA}} = \frac{87.25}{125.46} = 0.695 \leq 2$$

SCALE :- 1 : 1
ALL DIMENSIONS ARE IN METER
ALL ROOMS ARE HAVING SUFFICIENT VENTILATION

PLOT COVERAGE (P.C) :-

$$\frac{\text{MAX FLOOR AREA AT ANY FLOOR}}{\text{PLOT AREA}} \times 100 = \frac{87.25}{125.46} \times 100 = 69.54\ \%$$

INDEX:
1. APPLICANT SITE BOUNDARY SHOWN IN -
2. PROPOSED R.C.C BUILDING SHOWN IN -
3. PROPOSED RAIN WATER SOAKPIT SHOWN IN -
4. EXISTING ROAD SHOWN IN -

| APPLICANT | REGISTERED ENGINEER |
|---|---|
| N. Mohanamurali | Er. M. MUTHUVEL D.C.E., B.Tech., Registered Engineer GR - III No: 055 / LS /2019 / 00004 &Consulting Civil Engineer, No: 17 M.S. Complex, First Floor, Pavadi Street, Near Anthiyur Corner, BHAVANI - 638 301. Mobile : 94861 50609 |

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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OMR Thoraipakkam,
Chennai 600 097, India
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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.