PP APPROVAL RECORD

# Planning Permission

Erode district, Tamil Nadu

APPROVAL TYPE
**Building Plan**

ISSUING AUTHORITY
**Town 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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3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

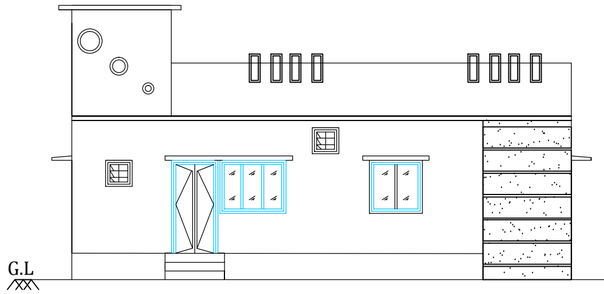
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PLAN SHOWING THE PROPOSED CONSTRUCTION OF RCC TERRACED ROOF RESIDENTIAL BUILDING IN GROUND FLOOR & STAIRCASE HEADROOM IN TERRACE FLOOR AT PLOT NO: 28, "THENDRAL CITY", M.UNJAPPALAYAM, IN NEW R.S.F. NO: 33/5A1L1B, (OLD R.S.F .NO: 33/5A), PATTA NO: 3024, MODAKURICHI "A" VILLAGE & TOWN PANCHAYAT, MODAKURICHI TALUK, ERODE DISTRICT.

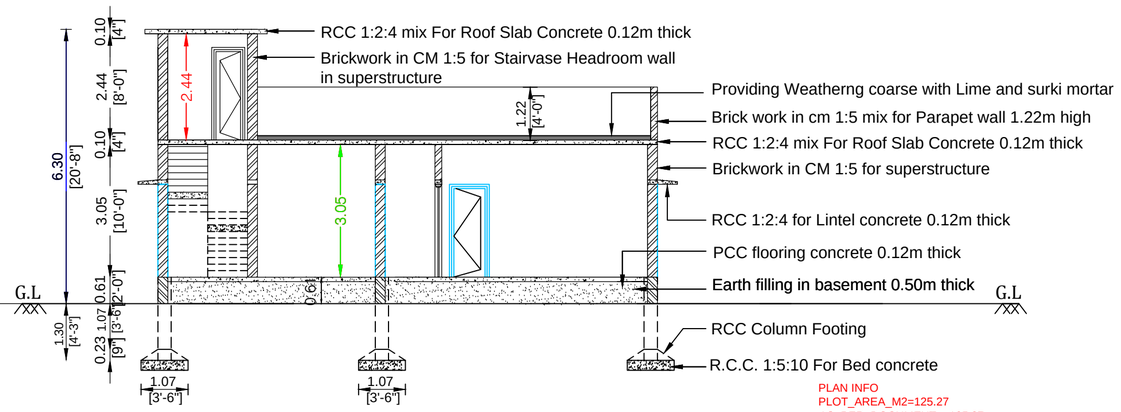
APPLICANT:-

Mrs. V.SHANMATHI

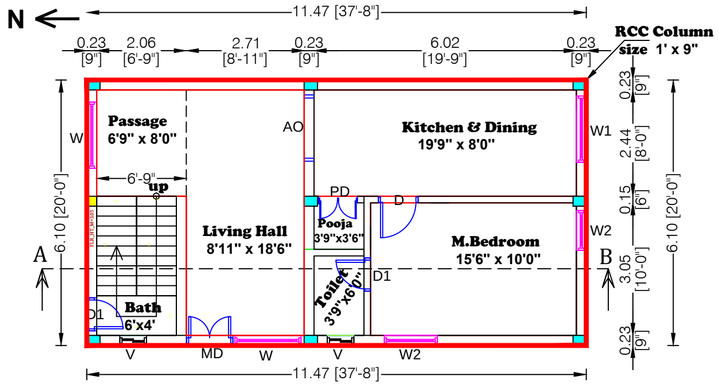
W/o. Mr.VISWANATHAN.



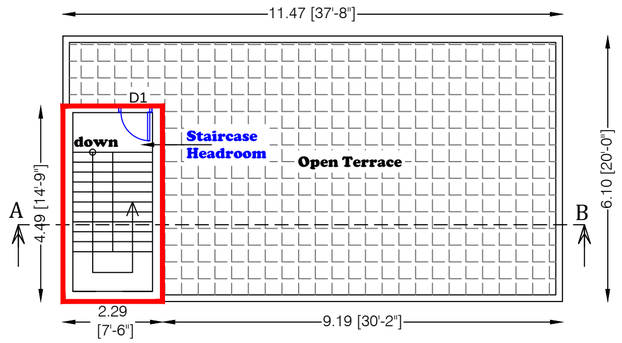

FRONT ELEVATION




SECTION ON 'AB'




GROUND FLOOR PLAN




TERRACE FLOOR PLAN

PLAN INFO
PLOT_AREA_M2=125.27
AS_PER_DOCUMENT = 125.27
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
DISTRICT=ERODE
TALUK= MODAKURICHI
JURISDICTION_TYPE= TOWN PANCHAYAT
LAND_USE_ZONE = INDIVIDUAL RESIDENCE
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO
SURVEY_NO= 33/5A1L1B
PATTA_NO= 3024
PLOT_NO= 28
ACCESS_WIDTH_M=13.03
ROAD_WIDTH=10.00
ROAD_LENGTH=100.0
AVG_PLOT_WIDTH= 13.70
AVG_PLOT_DEPTH= 9.22
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
NOC_FIRE_DEPT=NO
OSR_APPLICABLE=NO
OSR_SURRENDER=NO
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=YES
IS_SWIMMING_POOL_EXISTS=NO
FMB_OR_PLR = 125.27
AS_AT_SITE =

1) DTCP SITE APPROVAL.

ந.க. எண்-5291/2021/ஈமா, நாள்.02.03.2022
ம.வ./ஈமா எண்- 65/2022

2) MODAKURICHI TOWN PANCHAYAT SITE APPROVAL.

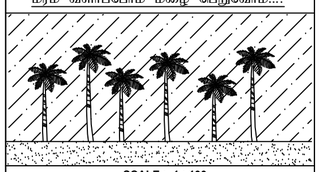
ந.க. எண்-28/2022, நாள்.22.04.2022

| S.No | DESCRIPTION | Sq.M | Sq.Ft |
|---|---|---|---|
| 1. | AREA OF THE SITE | 125.27 | 1348.00 |
| 2. | PLINTH AREA OF THE PROPOSED RCC RESIDENTIAL BUILDING GROUND FLOOR | 70.01 | 753.40 |
| 3. | PLINTH AREA OF THE PROPOSED RCC STAIRCASE HEADROOM IN TERRACE FLOOR | 10.28 | 110.62 |
| 4. | AREA OF THE OPEN SPACE | 55.26 | 594.60 |
| 5. | CARPET AREA OF THE PROPOSED RCC RESIDENTIAL BUILDING IN GROUND FLOOR | 34.76 | 374.02 |

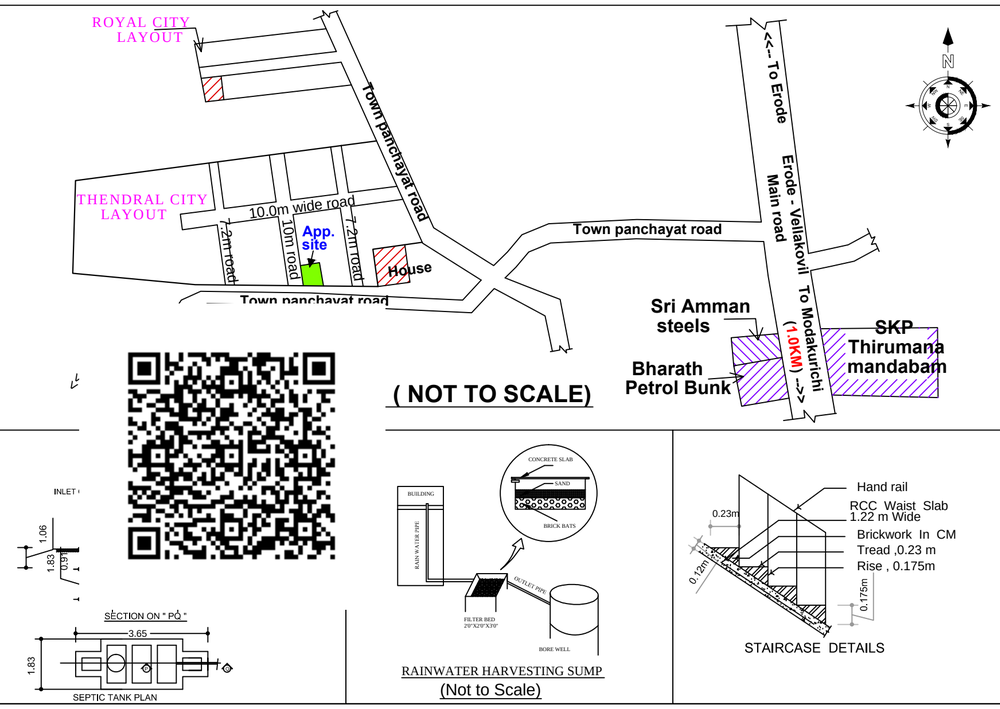
JOINERIES:

| | | |
|---|---|---|
| MAIN DOOR | MD | - 3'6" X 7'0" |
| DOOR | D | - 3'0" X 7'0" |
| DOOR | D1 | - 2'6" X 7'0" |
| POOJA DOOR | PD | - 3'3" X 7'0" |
| WINDOW | W | - 5'0" X 4'0" |
| WINDOW | W1 | - 5'0" X 3'6" |
| WINDOW | W2 | - 4'0" X 4'0" |
| ARCH OPENING | AO | - 5'0" X 7'0" |
| VENTILATOR | V | - 2'0" X 2'0" |

மரம் வளர்ப்போம் மழை பெறுவோம்...!



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




( NOT TO SCALE)



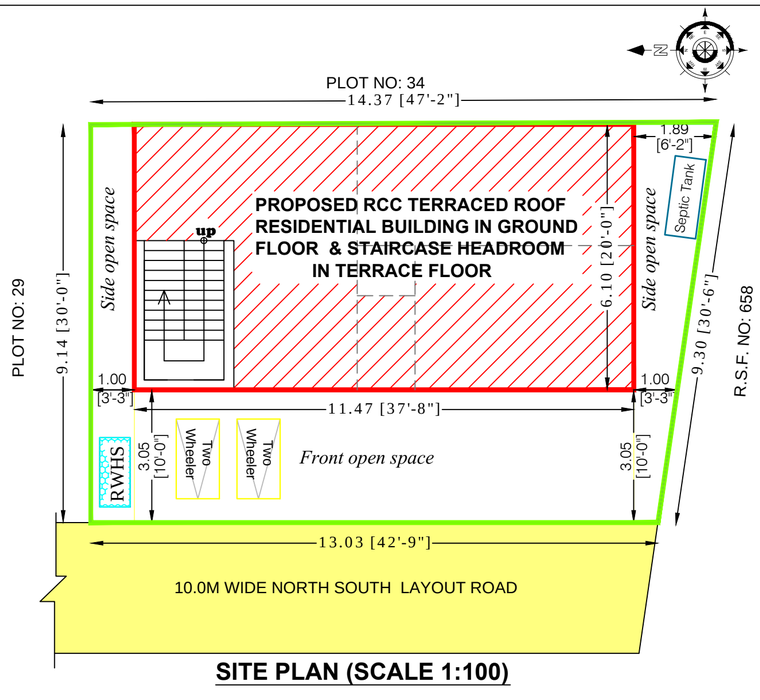

SEPTIC TANK PLAN




RAINWATER HARVESTING SUMP
(Not to Scale)




STAIRCASE DETAILS




SITE PLAN (SCALE 1:100)


**SRI PRIYA PLANNERS**

**Er.M.SAKTHI PRIYA., D.C.E.,**

**REGISTERED ENGINEER**

Arachalur main road, Modakurichi, Erode Dt -638104,

e mail : priyanew17@gmail.com

**Cell : 83440 - 20197**


INDEX:-

1. APPLICANT SITE BOUNDARY SHOWN IN
2. PROPOSED RCC RESIDENTIAL BUILDING SHOWN IN
3. APPROACH ROAD SHOWN IN

| APPLICANT | REGISTERED ENGINEER |
|---|---|
| | Er. M. SAKTHI PRIYA., DCE.,LBS.,<br>LICENSED BUILDING SURVEYOR,<br>SRI PRIYA PLANNERS<br>MODAKURICHI,<br>Cell: 8344020197. |

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

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# 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**
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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.