

PP

APPROVAL RECORD

Planning Permission

Erode district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

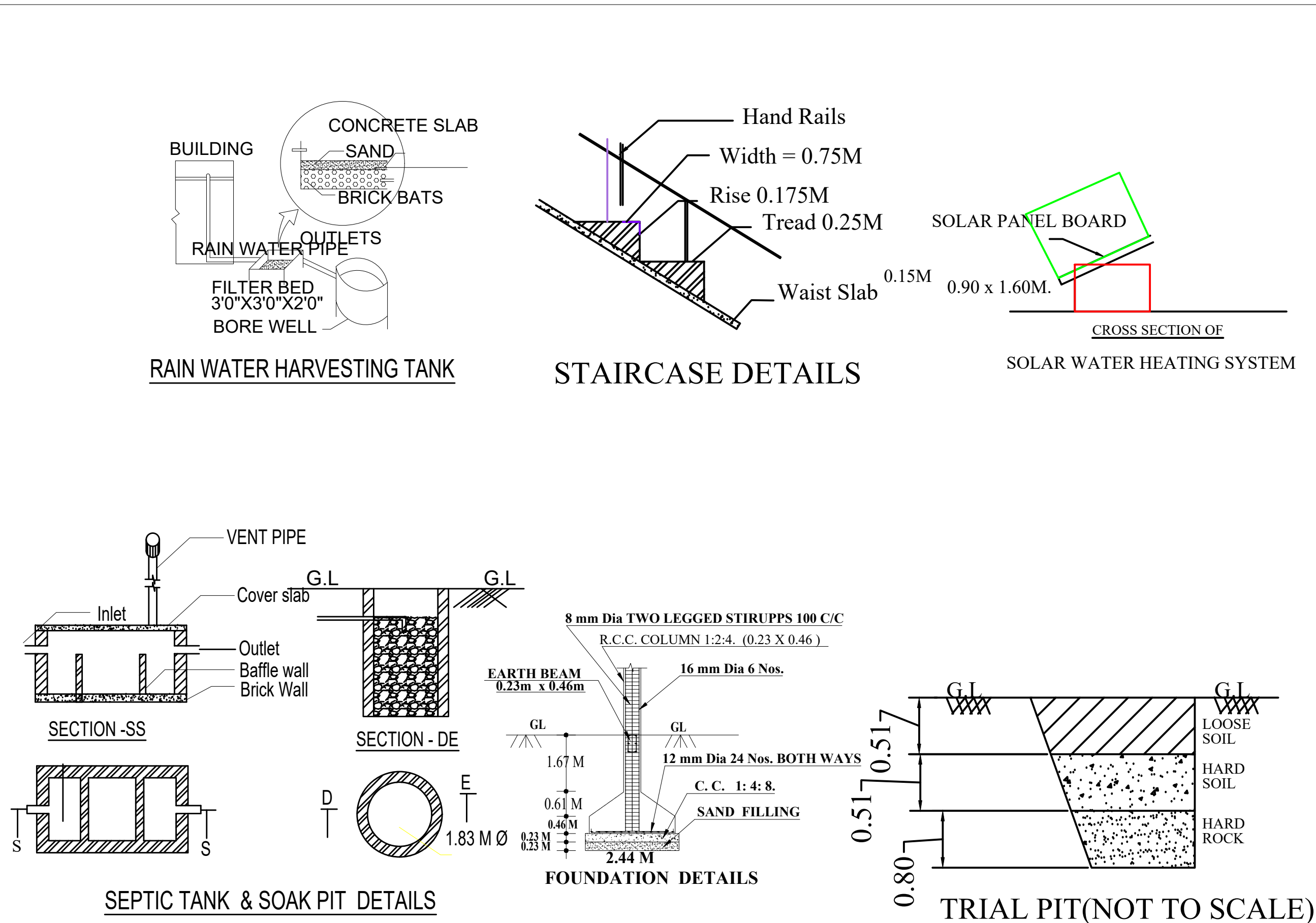
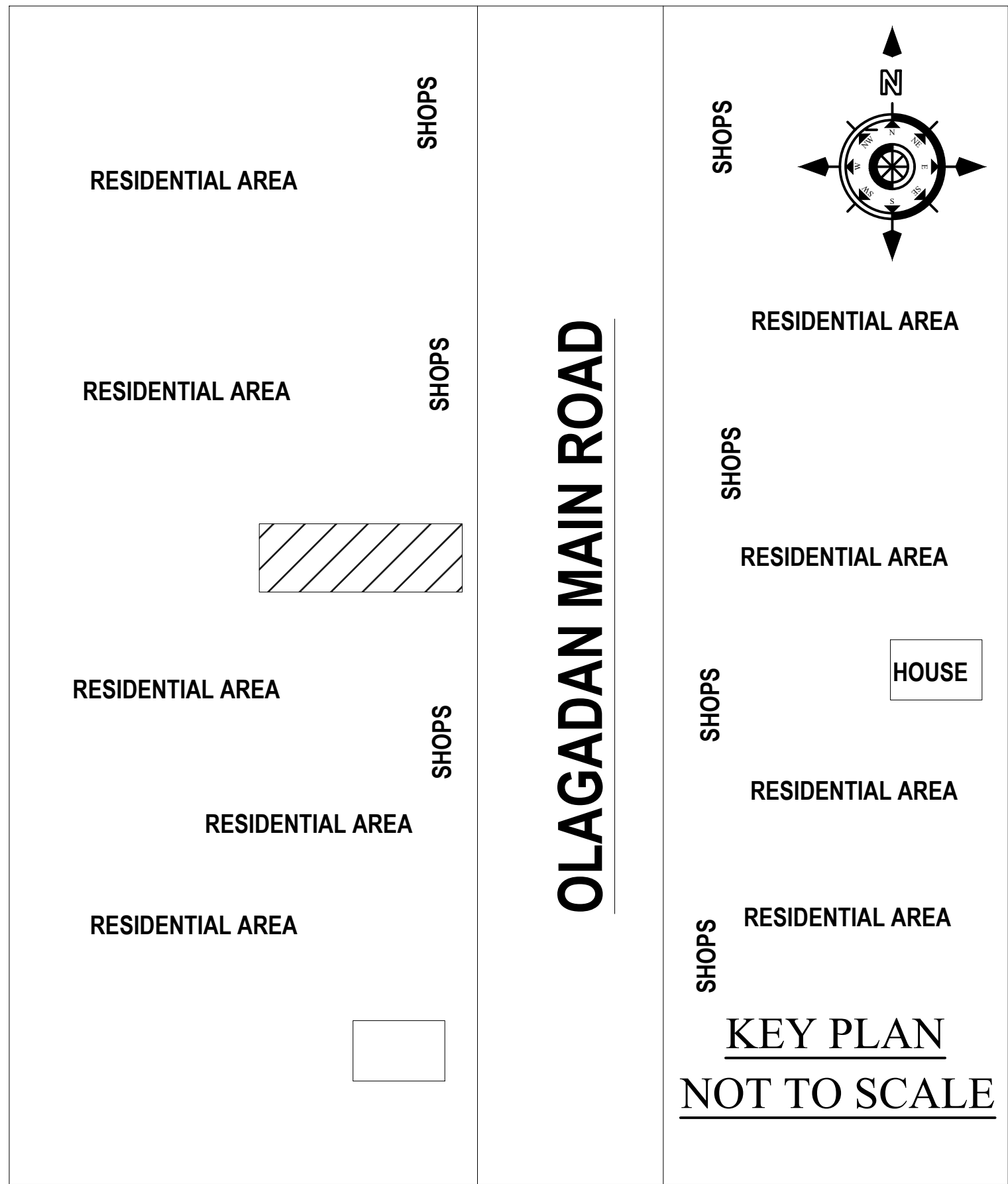
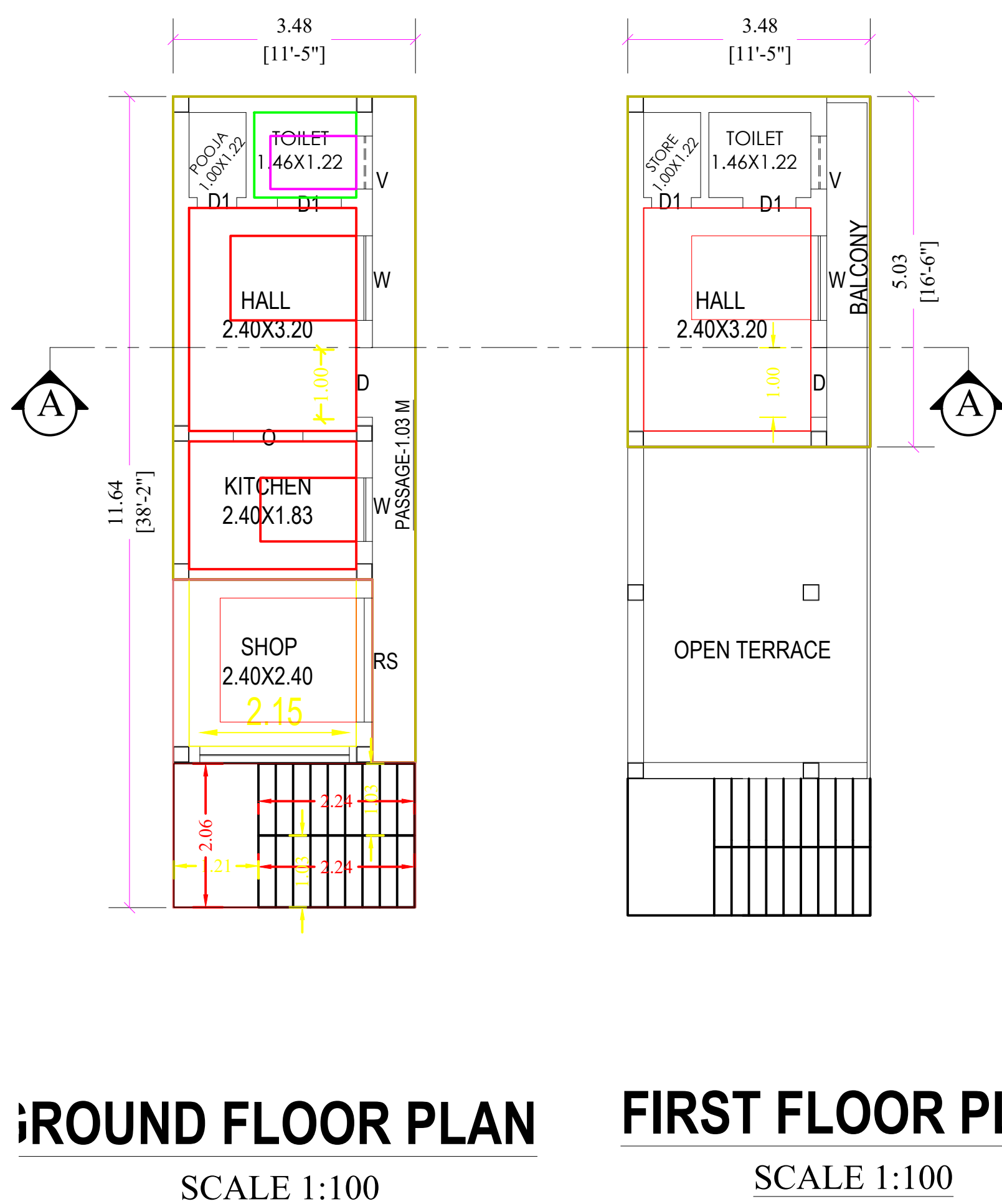
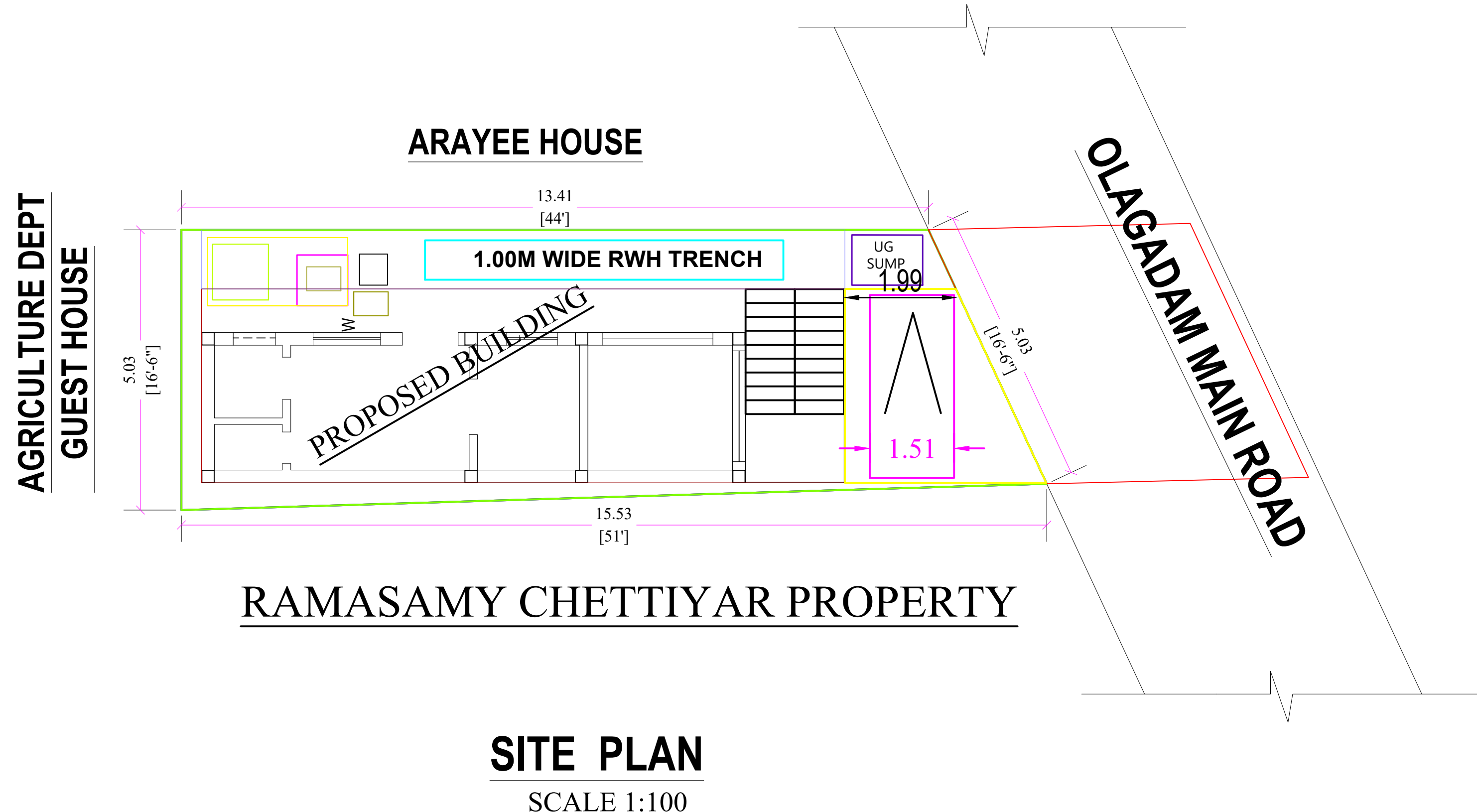
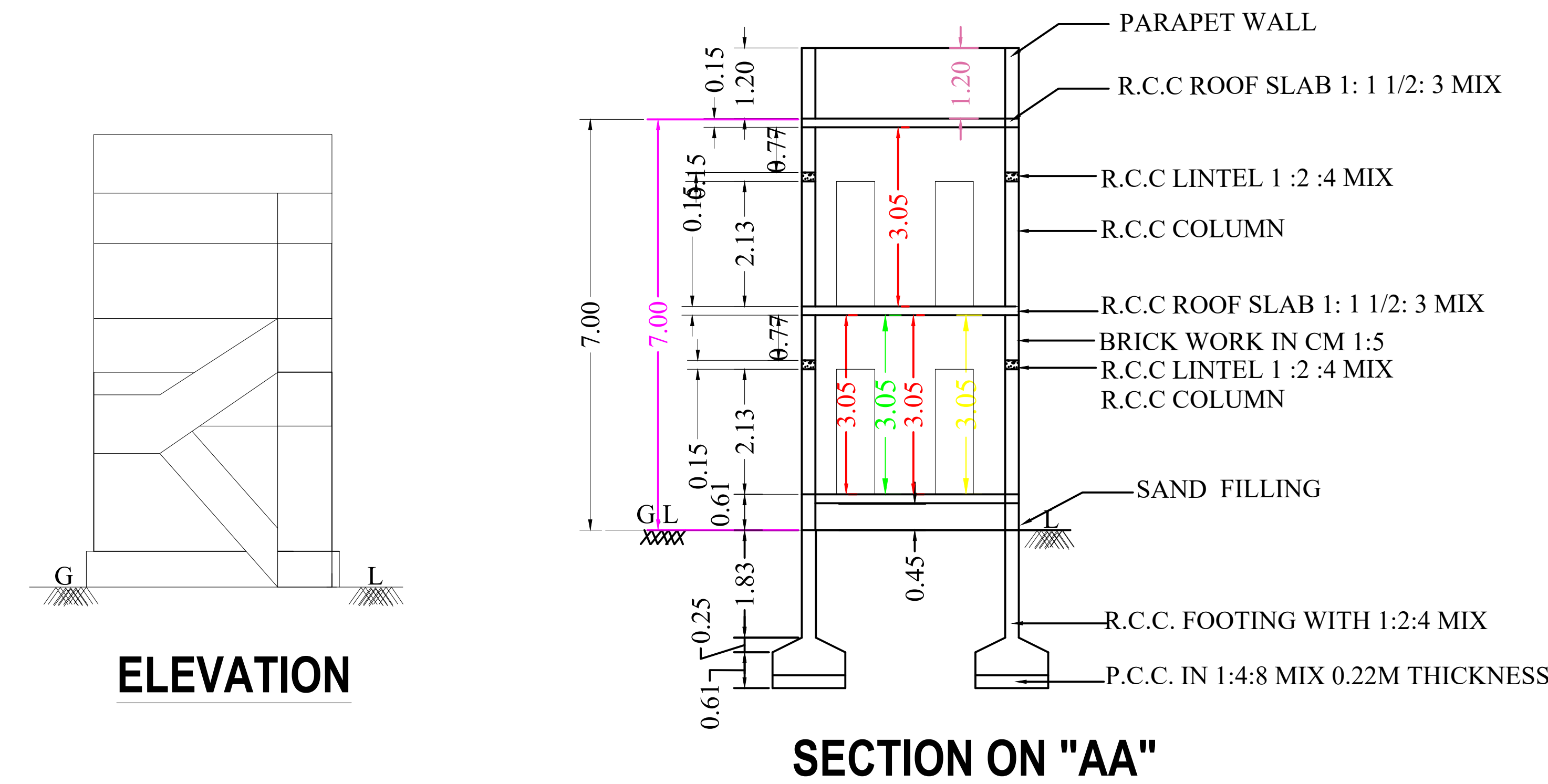
Town Panchayat

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.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C TERRACED ROOF GROUND FLOOR AND FIRST FLOOR BUILDING FOR SHOP CUM RESIDENTIAL PURPOSE IN R.S.F.NO: 95/3, (OLD S.F.NO: 95) PATTA NO: 1474, (EXISTING BUILDING AFTER DEMOLISHED IN D.NO: 86, ASSESMENT NO: 1634), WARD NO: 9 IN OLAGADAM MAIN ROAD (WEST), OLAGADAM VILLAGE AND TOWN PANCHAYAT, BHAVANI TALUK, ERODE DISTRICT.

APPLICANT: 1. Thiru. D.VIJAYANANDAN,
S/O: R.DHARMAN@DHARMALINGAM.
2. Thiru. D.SARAVANAN,
S/O: R.DHARMAN@DHARMALINGAM.



PLAN INFO
PLOT AREA M2=72.81
AS_PER_DOCUMENT=72.81
AS_AT_SITE=69.64
FMB_OR_PLR=72.81
SINGLE_FAMILY_BLDG=YES
IS_SWIMMING_POOL_EXISTS=NO
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=4.70
WHETHER_GOV'T_OR_AIDED_SCHOOL=NO
ROAD_WIDTH=4.70
ROAD_LENGTH=300
AVG_PLOT_DEPTH= 13.41
AVG_PLOT_WIDTH= 5.03
LAND_USE_ZONE = RESIDENTIAL, COMMERCIAL
PLOT_NO=0
SURVEY_NO=95/3
TOWN SURVEY_NO=95/3
PATTA_NO=1474
JURISDICTION_TYPE= TOWN PANCHAYAT
TALUK=BHAVANI
DISTRICT=ERODE
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOV'T_BLDG=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=NO
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
NOC_FIRE_DEPT=NO
PLE=YES
BLOCK_1_B-SHOP_MEMBER_COUNT=2
OSR_APPLICABLE=NO
IS_APPROVED_LAYOUT=YES
PREMIUM_FSI_REQUIRED=NO
OSR_SURR_BUYBACK_RETAIN=BUYBACK
IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO

AREA DETAILS	SQ.FT	SQ.MT
APPLICANT SITE AREA	783.75	72.81
AREA OF R.C.C ROOF CONST PLINTH IN G.F (HOUSE)	277.07	25.75
AREA OF R.C.C ROOF CONST PLINTH IN G.F (SHOP)	158.81	14.76
TOTAL CARPET AREA	386.91	35.91
AREA OF R.C.C ROOF CONST PLINTH IN F.F (HOUSE)	188.51	17.52
TOTAL CARPET AREA	135.00	12.54
OPEN SPACE AREA	347.87	32.30

SEPTIC TANK & SOAK PIT - EACH 1 NO

RAIN WATER HARVESTING SUMP 1 NO

PLOT COVERAGE	=	40.41 72.81	X 100	=55.50 %
F.S.I	=	40.41 72.81		= 0.55

JOINERY DETAILS	FEET	METRE	JOINERY DETAILS	FEET	METRE
RS - ROLLING SHUTTER	120" X 70"	3.66X 2.13	V - VENTILATOR	26" X 40"	0.76 X 1.22
D1 - DOOR	28" X 70"	0.76 X 2.13	V1 - VENTILATOR	26" X 26"	0.76 X 0.76
W - WINDOW	40" X 40"	1.22 X 1.22	RS - ROLLING SHUTTER	80" X 70"	2.43 X 2.13

INDEX:-
SITE BOUNDARY
PROPOSED BUILDING

SYS-JM- ER/MUS/JULY/2024

APPLICANT ENGINEER



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

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



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.

