PP APPROVAL RECORD

# Planning Permission

Erode district, Tamil Nadu

APPROVAL TYPE
**Building Plan**

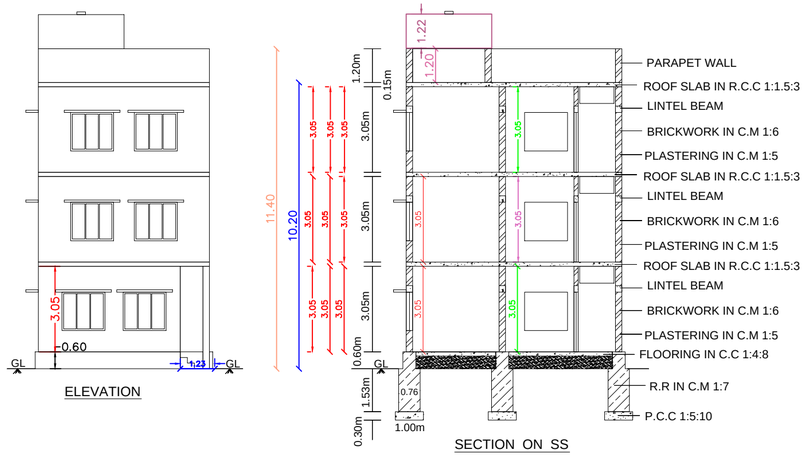
ISSUING AUTHORITY
**Rural Panchayat**

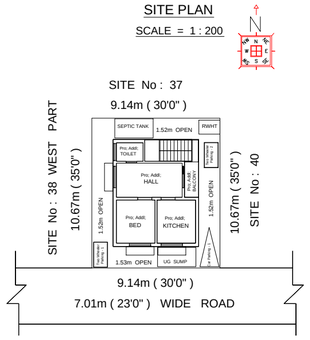
The approval as the planning authority issued it, reproduced in full behind this page.

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

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate
+91 9996 12 9996
verified.realestate




INDEX:

- ▭ - APPLICANT SITE BOUNDARY
- ▭ - PROPOSED ADDITIONAL BUILDING
- ▭ - EXISTING BUILDING
- ▭ - EXISTING ROAD
- ▭ - TO BE REMOVED

PLAN INFO
PLOT_NO=38 EAST PART
PLOT_AREA_M2=97.59
AS_PER_DOCUMENT=97.59
AS_AT_SITE=97.59
FMB_OR_PLR=97.59
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=9.0
DEPTH_CUTTING_MORE_THAN_1.5_M=NO
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
ROAD_WIDTH=7.01
ROAD_LENGTH=18.0
AREA_TYPE=OTHERS
AVG_PLOT_DEPTH=10.67
AVG_PLOT_WIDTH=9.14
LAND_USE_ZONE=PRZ
LEASEHOLD_LAND=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
BUILDING_NEAR_TO_RIVER=NO
BARRIER_FREE_ACCESS_FOR_PHYSICALLY_CHALLENGED_PEOPLE=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=NO
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=NO
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
NOC_FOR_CONSTRUCTION_NEAR_AIRPORT=NO
NOC_FOR_CONSTRUCTION_NEAR_DEFENCE_AERODOMES=NO
NOC_STATE_ENV_IMPACT=NO
NOC_RAILWAY=NO
NOC_COLLECTOR_GVT_LAND=NO
NOC_IRRIGATION_DEPT=NO
NOC_FIRE_DEPT=NO
DISTRICT=ERODE
JURISDICTION_TYPE= PANCHAYAT
OSR_APPLICABLE=NO
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=NO
OCCUPANCY=RESIDENTIAL
RWH_DECLARED=YES
SURVEY_NO= 927 / 1A1A
PATTA_NO=2602
TALUK=PERUNDURAI
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO
BLK_1_FLR_0_BLT_UP_AREA=57.69
BLK_1_EXISTING_NO_OF_DWELLING_UNITS=1
IS_EXISTINGBUILDING_EXCEPTION=YES

PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF R.C.C ROOF FIRSTFLOOR AND SECONDFLOOR BUILDING ( EXISTING R.C.C ROOF IN PART OF GROUNDFLOOR BUILDING TO BE DEMOLISHED ) FOR RESIDENTIAL PURPOSE IN OLD S . F . No : 982 , Re . S . F . No : 927 / 1 , SUBDIVISION Re.S.F. No : 927 / 1 A , ATPRESENT Re . S . F . No : 927 / 1 A 1 A , PATTA No : 2602 , SITE No : 38 EAST PART , DOOR No : 02 / 474 , ASSESSMENT No : 1007 , WARD No : 2 AT AYTHARIYA NAGAR , ATHAPPAMPALAYAM , VADAMUGAM VELLODE VILLAGE AND PANCHAYAT , CHENNIMALAI UNION , PERUNDURAI TALUK , ERODE DISTRICT .

APPLICANT :

Mr . H . SHIEK RIYAS , S/o . J . ABIBULAH .

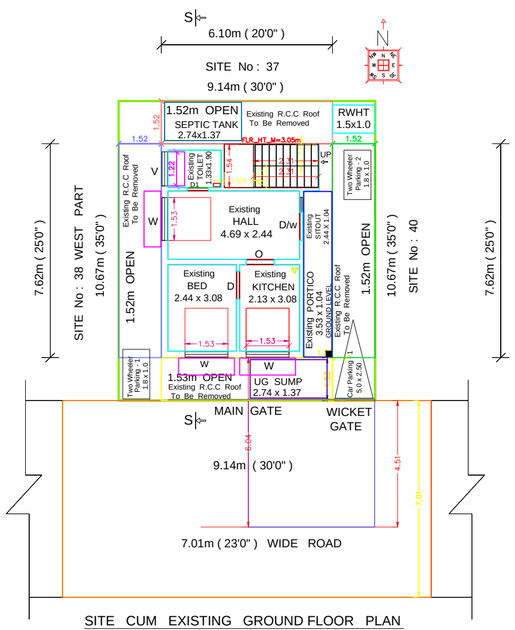
Note : Existing Building Plan Approved - B . L . No : 07 / 2015 , Date : 29 / 04 / 2015 .

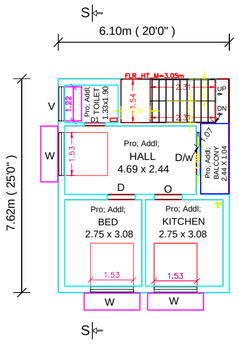
ONLINE APPLICANTION No : SWP / BPA / 339028 / 2024
DATE : 29 / 08 / 2024
BUILDING PREMISSION - ROC No : ERDCMLI / V. VELLODE / 45 - 2024 - 25
PREMISSION VALID FROM : 13 / 12 / 2024 To 13 / 12 / 2029

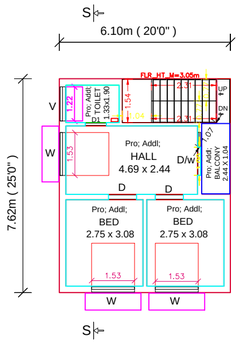
JOINERY DETAILS:

| | |
|---|---|
| D/w - DOOR - 1.53m x 2.13m | EXISTING RAIN WATER HARVESTING TANK - 1No |
| D - DOOR - 1.00m x 2.13m | EXISTING SEPTIC TANK - 1No |
| D1 - DOOR - 0.76m x 2.13m | EXISTING BOREWELL - 1No |
| W - WINDOW - 1.53m x 1.53m | EXISTING SUMP - 1No |
| V - VENTILATOR - 1.22m x 0.61m | PROPOSED ADDITIONAL OVER HEAD TANK - 1No |
| O - OPEN - 1.00m x 2.13m | |

| AREA DETAILS | SQM | SQFT |
|---|---|---|
| Total Area Of The Applicant Site | 97 . 59 | 1050 . 00 |
| Plinth Area Of The Pro; Addl; R.C.C Roof Building In F.F | 46 . 45 | 500 . 00 |
| Plinth Area Of The Pro; Addl; R.C.C Roof Building In S.F | 46 . 45 | 500 . 00 |
| Total Plinth Area Of The Pro; Addl; Building In F.F & S.F | 92 . 90 | 1000 . 00 |
| Carpet Area Of The Pro; Addl; R.C.C Roof Building In F.F | 31 . 50 | 339 . 00 |
| Carpet Area Of The Pro; Addl; R.C.C Roof Building In S.F | 31 . 50 | 339 . 00 |
| Total Carpet Area Of The Pro; Addl; Building In F.F & S.F | 63 . 00 | 678 . 00 |
| Area Of The Existing R.C.C Roof Building In G.F | 46 . 45 | 500 . 00 |
| Area Of The Open Space | 51 . 14 | 550 . 00 |
| Demolished Area Of The Existing Building In G.F | 22 . 99 | 247 . 50 |

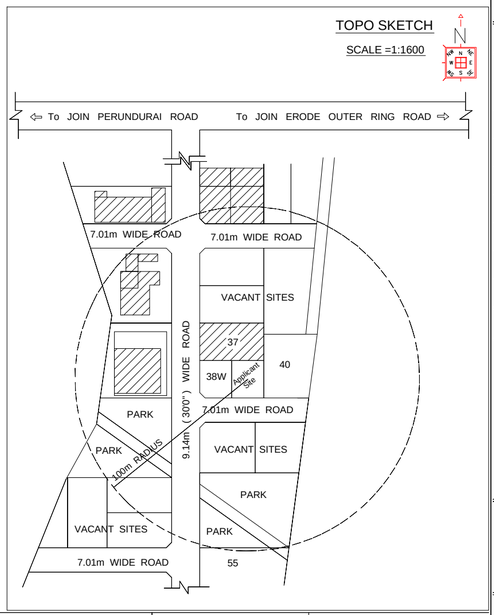









SITE , PLAN , ELEVATION
SECTION : SCALE = 1:100
ALL MEASUREMENTS ARE IN METER

Draw : R . MUTHUKUMAR
Engineer - Grade III - RE
Registration No : 056 / LS / 2019 / 00006
9843265160

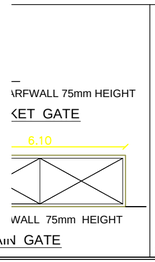
APPLICANT

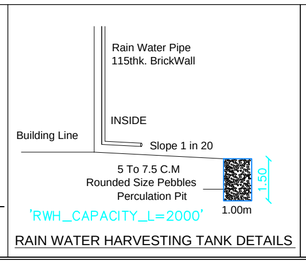
ENGINEER

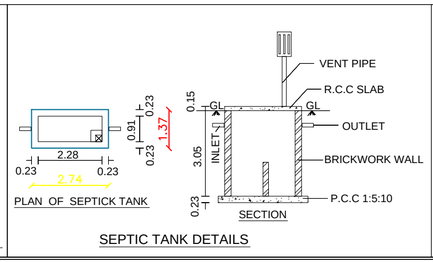
Cell: 98427-75484.
R. MUTHUKUMAR, D.C.E.,
Licensed Building Surveyor,
SIRAJ PLANNERS,
1st Floor, Opp.Kamachi Sound Service
72/586 Nethaji Road, ERODE-1

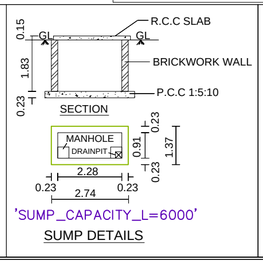
SIRAJ PLANNERS - 9842775484

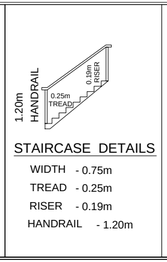


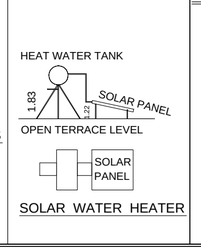


THE LANDLENS SUITE

# 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

**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.