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

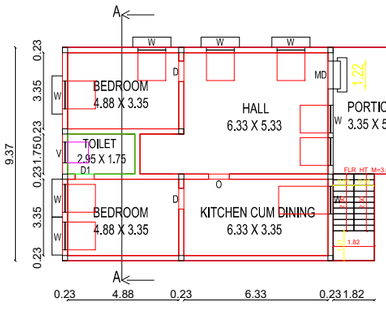
hello@verified.realestate
+91 9996 12 9996
verified.realestate

# PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF GROUND FLOOR AND FIRST FLOOR BUILDING FOR RESIDENTIAL PURPOSE IN RSF NO: 52/1, SITE NO: 7 & 8, AMMAN NAGAR, (DTCP APPROVAL NO: 383/2019, REGULARIZATION NO: 335/2019) KADAPPANALLUR VILLAGE PANCHAYAT, AMMAPETTAI PANCHAYAT UNION, BHAVANI TALUK, ERODE DISTRICT.

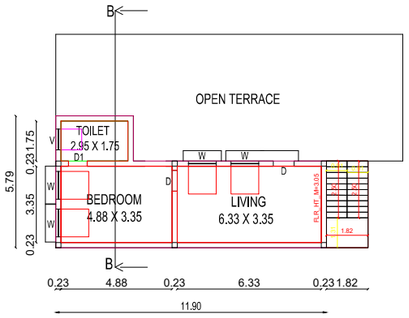



ELEVATION

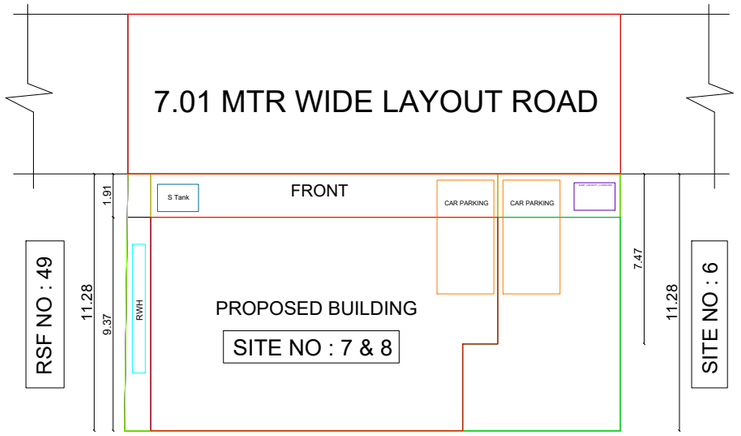
SECTION ON AA-BB




GROUND FLOOR PLAN

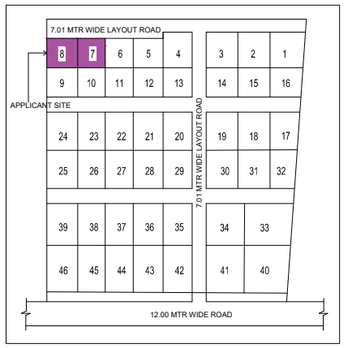



FIRST FLOOR PLAN




SITE NO : 9,10

SITE PLAN




KEY PLAN

DTCP APPROVAL DETAILS:
LAYOUT NAME : AMMAN NAGAR
SALEM DISTRICT DTCP LETTER NO: 383/2019
REGULARIZATION NO: 335/2019

PLAN INFO
FMB_OR_PLR= 245.07 SqMT
AS_PER_DOCUMENT= 245.07 SqMT
AS_AT_SITE = 245.07 SqMT
PLOT_AREA_M2 = 245.07 SqMT
SURVEY_NO= 52/1
PATTA_NO = 2939
PLOT_NO = 7 & 8
IS_APPROVED_LAYOUT = YES
SINGLE_FAMILY_BLDG = YES
LAND_USE_ZONE = RESIDENTIAL
ACCESS_WIDTH_M = 21.80 M
AVG_PLOT_DEPTH = 11.28 M
AVG_PLOT_WIDTH = 21.80 M
AREA_TYPE= OTHERS
ROAD_WIDTH= 7.01 M
ROAD_LENGTH= 100 M
RWH_DECLARED = YES
DISTRICT= ERODE
JURISDICTION_TYPE= PANCHAYAT
CRZ= NO
SECURITY_ZONE = NO
WHETHER_GOVT_OR_AIDED_SCHOOL = NO
PREMIUM_FSI_REQUIRED = NO
OSR_APPLICABLE = NO
BUILDING_NEAR_TO_RIVER = NO
BUILDING_NEAR_MONUMENT= NO
BUILDING_NEAR_GOVT_BLDG=NO
IS_SWIMMING_POOL_EXISTS= NO
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT= NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS= NO

N

ALL DIMENSIONS ARE IN METER

## SCHEDULE OF JOINERY

| TYPE | DESCRIPTION | SIZE |
|---|---|---|
| MD | MAIN DOOR | 4'-0" X 7'-0" |
| D | DOOR | 3'-0" X 7'-0" |
| D1 | DOOR 1 | 2'-6" X 7'-0" |
| O | OPEN | 5'-0" X 7'-0" |
| W | WINDOW | 4'-0" X 4'-0" |
| V | VENTILATOR | 3'-0" X 3'-0" |

| AREA STATEMENT | SQ.FT | SQ.M |
|---|---|---|
| PLOT EXTENT AS PER SITE | 2638.00 | 245.07 |
| PLOT EXTENT AS PER PATTA/FMB | 2638.00 | 245.07 |
| SUPER IMPOSED PLOT EXTENT | 2638.00 | 245.07 |
| AREA OF PRO- GROUND FLOOR | 1475.31 | 137.06 |
| AREA OF PRO- FIRST FLOOR | 635.39 | 59.03 |
| TOTAL BUILD-UP AREA | 2110.70 | 196.09 |
| TOTAL CARPET AREA OF GF & FF | 1508.25 | 140.12 |
| OPEN SPACE AREA | 1162.69 | 108.01 |

FLOOR SPACE INDEX = 0.80

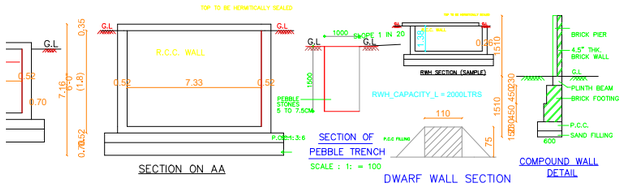
PLOT COVERAGE = 55.92

APPLICANT NAME & SIGNATURE

Mr.S.GUNASEKARAN S/O SEERANGAN

REGISTERED ENGINEER


Er.V.VENUGOPAL. B.E.,
Licensed Building Surveyor & Building Valuer
SRI BALAJI BUILDERS & PLANNERS
2/3, K.K.V. Thottam, Kungumapalayam,
Olagadam-638314.
Cell : 98428 58999, 96882 32044

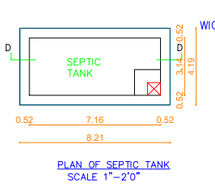




SECTION ON AA

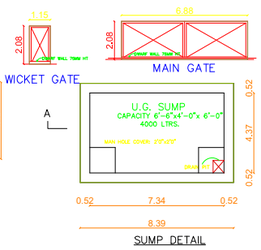
SECTION OF PEBBLE TRENCH
SCALE : 1: = 100

DWARF WALL SECTION

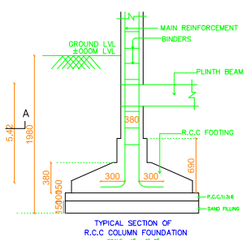
COMPOUND WALL DETAIL




PLAN OF SEPTIC TANK
SCALE 1"-2'0"




SUMP DETAIL




TYPICAL SECTION OF R.C.C COLUMN FOUNDATION
SCALE : 1" = 2'-0"

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.