PP APPROVAL RECORD

Planning Permission

Erode district, Tamil Nadu

APPROVAL TYPE
Building Plan

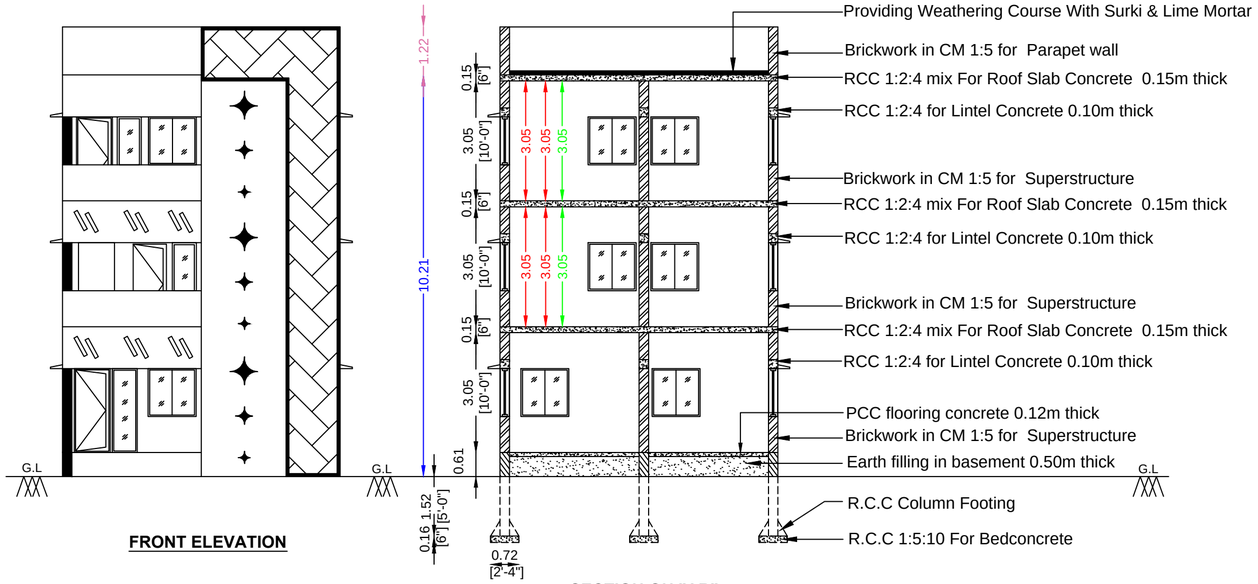
ISSUING AUTHORITY
Rural Panchayat

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.

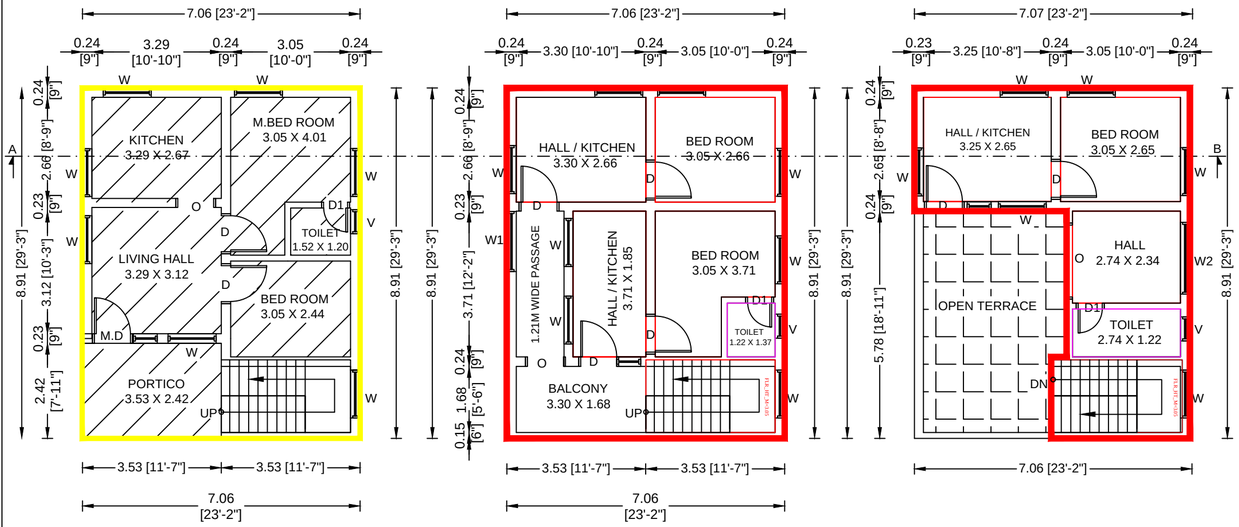
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FRONT ELEVATION

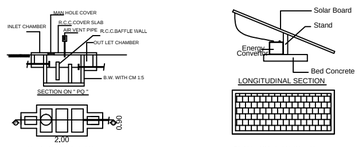
SECTION ON "AB"



EXISTING GROUND FLOOR PLAN

PROPOSED FIRST FLOOR PLAN

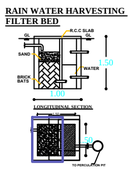
PROPOSED SECOND FLOOR PLAN

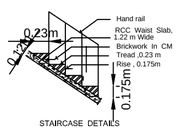


SEPTIC TANK PLAN

PLAN SOLAR SYSTEM
Not To Scale

RAIN WATER HARVESTING FILTER BED

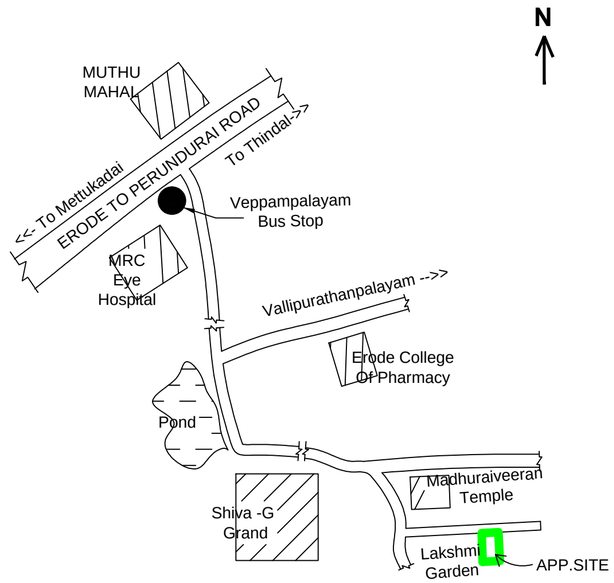




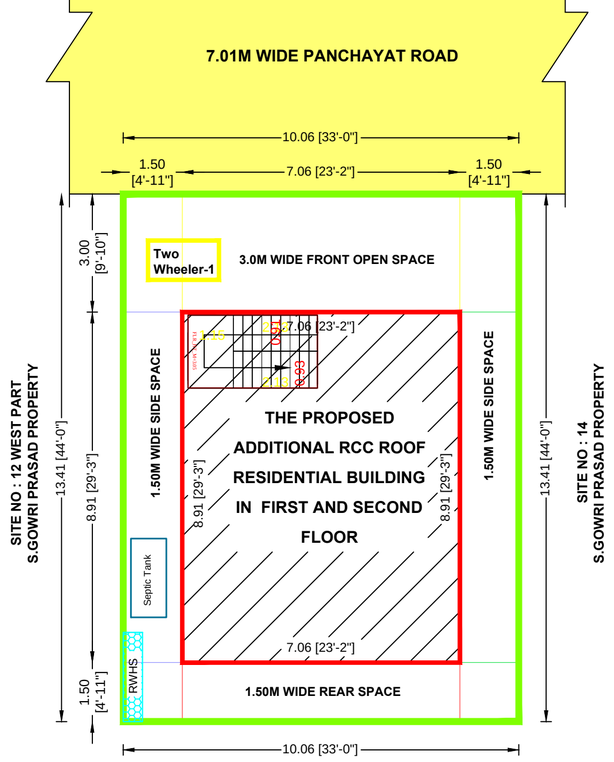
STAIRCASE DETAILS

```
PLAN INFO
PLOT_AREA_M2=134.94
AS_PER_DOCUMENT = 134.94
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
DISTRICT=ERODE
TALUK=ERODE
JURISDICTION_TYPE=PANCHAYAT
SURVEY_NO= 165/2
PATTA_NO=6163
PLOT_NO=12EP, 13NP
ACCESS_WIDTH_M=7.01
ROAD_WIDTH=7.2
ROAD_LENGTH=15.78
AVG_PLOT_WIDTH= 10.36
AVG_PLOT_DEPTH= 16.76
LAND_USE_ZONE =INDIVIDUAL RESIDENCE
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
NOC_FIRE_DEPT=NO
OSR_APPLICABLE=NO
OSR_SURRENDER=NO
OSR_SURR_BUYBACK_RETAIN=BUYBACK
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=YES
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO
FMB_OR_PLR = 134.94
AS_AT_SITE = 134.90
```

KEY PLAN (NOT TO SCALE)



SITE PLAN SCALE 1:100



SITE NO : 12 SOUTH PART &
SITE NO : 13 SOUTH PART
S.GOWRI PRASAD PROPERTY

SPFW/SRDD No: 3269/2018
நக.எண்: **3331/2022/ஆ3** நாள்: **12.05.2023**

NOTE :-

EXISTING GROUND FLOOR BUILDING PLAN
APPROVED NO : 24/2010-2011, DATE : 26.11.2010
BY PERSIDENT PITCHANDAMPALAYAM PANCHAYAT

PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF RCC TERRACED ROOF RESIDENTIAL BUILDING IN FIRST AND SECOND FLOOR, (OVER THE EXISTING RCC ROOF BUILDING IN GROUND FLOOR) AT **"LAKSHMI GARDEN"** PLOT NO: 12 EAST PART & 13 NORTH PART, DOOR NO: 1/550, IN OLD S.F.NO: 103A, IN NEW R.S.F.NO: 165/2, VEPPAMPALAYAM VILLAGE, PITCHANDAMPALAYAM PANCHAYAT, ERODE PANCHAYAT UNION, ERODE TALUK & DISTRICT.

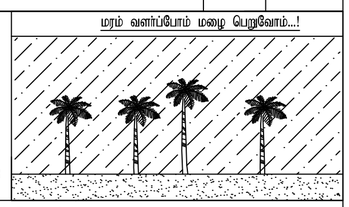
APPLICANT:

Mr.S.M.KISHOREBABU, S/o.Mr.S.R.MOHAN

S.No:	DESCRIPTION	Sq.Mt	Sq.Ft
1.	AREA OF THE SITE	134.94	1452.00
2.	AREA OF THE EXISTING RCC ROOF BUILDING IN GROUND FLOOR	62.90	677.10
3.	PLINTH AREA OF THE PROPOSED RCC ROOF BUILDING IN FIRST FLOOR	62.96	677.70
4.	PLINTH AREA OF THE PROPOSED RCC ROOF BUILDING IN SECOND FLOOR	40.87	439.92
5.	TOTAL PLINTH AREA OF THE PROPOSED RCC ROOF BUILDING IN FIRST AND SECOND FLOOR	103.83	1117.02
6.	AREA OF THE OPEN SPACE	72.04	774.90
7.	CARPET AREA OF THE PROPOSED RCC ROOF BUILDING IN FIRST AND SECOND FLOOR	56.10	603.86

JOINERIES:

DOOR	MD	- 1.21 X 2.13
DOOR	D	- 0.91 X 2.13
DOOR	D1	- 0.76 X 2.13
WINDOW	W	- 1.22 X 1.22
WINDOW	W1	- 2.62 X 1.32
OPENING	AO	- 1.00 X 2.13



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

Er. R.KUMARIANANDAN, B.E., M.E.,

CONSULTING CIVIL ENGINEER, LICENSED BUILDING SURVEYOR, CONTRACTOR & VALUER,
REGISTERED ENGINEER FOR DTCP: RDD SALEM/RE-II/003/2021,
REGISTERED ENGINEER FOR ERODE CORPORATION: 056/LS/2019/00026,

E.-mail ID : r.kumarianandan @ gmail.com Cell: 96988 - 28102

OFFICE : H40/120, First Floor, Periyar Nagar main road, Near IOB & BOB, Periyar Nagar, Erode - 638 001.

RESIDENCE: D.No.: 53 B, Bharathi Nagar, Puthu valasu, Kavudichipalayam, Vellode via, Perundurai Taluk, Erode Dt. - 638 112.

INDEX:

1. APPLICANT SITE BOUNDARY SHOWN IN -
2. PROPOSED RCC BUILDING SHOWN IN -
3. EXISTING ROAD SHOWN IN -
4. RAINWATER HARVESTING SYSTEM -

APPLICANT	REGISTERED ENGINEER
S.M.Kishore	Er. R. KUMARIANANDAN, B.E.,M.E.,R.E.,(Dtcp &Corp) Registered Engineer & Consulting Civil Engineer DTCP Reg. No.:DTCP/NAMAKKAL/RE-II/003/2021 Erode Corp Reg. No : 056/LS/2019/00026 D.No.H40/120, First Floor, Near IOB & BOB Bank, Opp. Green Park Apartments, Periyar Nagar, Erode - 638 009. Ph: 96988 28102

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
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.