

PP

APPROVAL RECORD

Planning Permission

Erode district, Tamil Nadu

APPROVAL TYPE
Building Plan

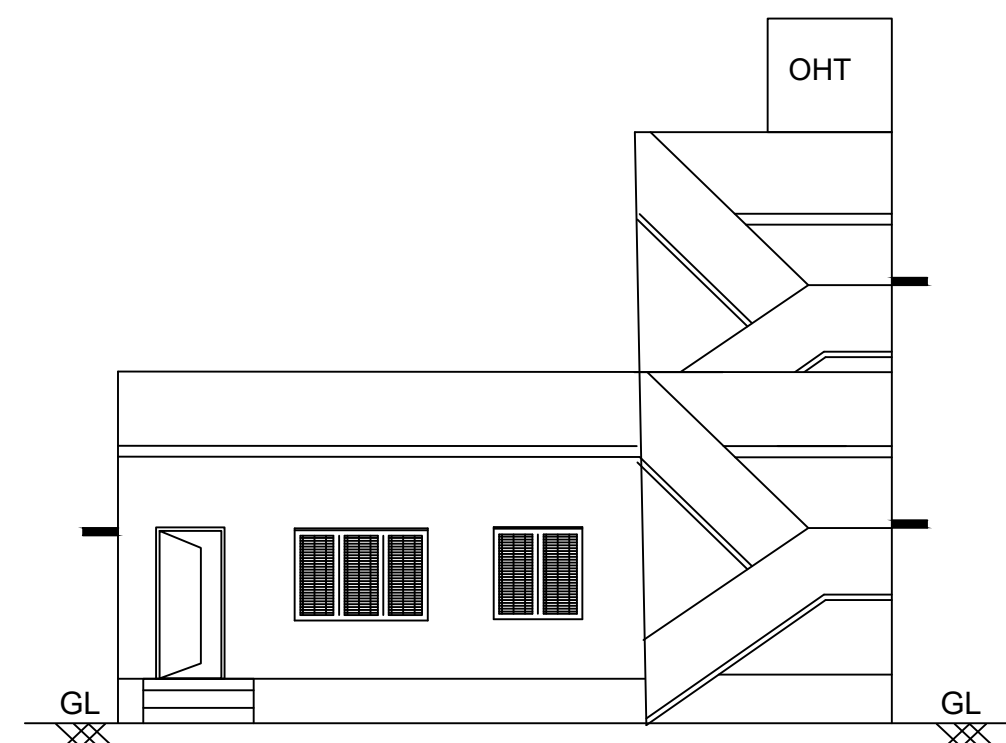
ISSUING AUTHORITY
Rural Panchayat

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

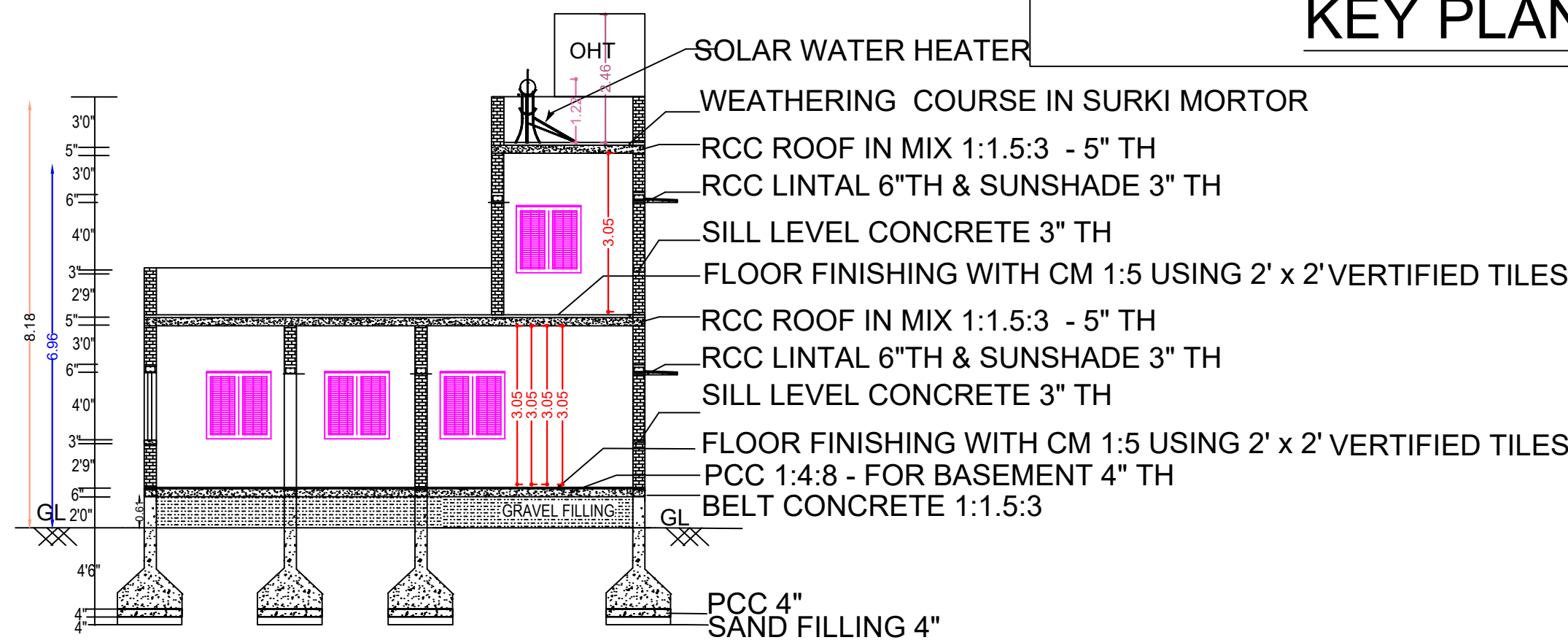
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF GROUND AND FIRST FLOOR RESIDENTIAL BUILDING IN SOUTH SANANKADU, OLD S.F.NO-381, NEW R.SF.NO:551/7 OF PATTA NO:1159 IN 60 VELAMPALAYAM VILLAGE AND PANCHAYAT, MODAKKURICHI UNION AND TALUK, ERODE DISTRICT.

APPLICANT:
Mr.P.K.ELANGO S/o.Mr.KUPPANAGOUNDAR

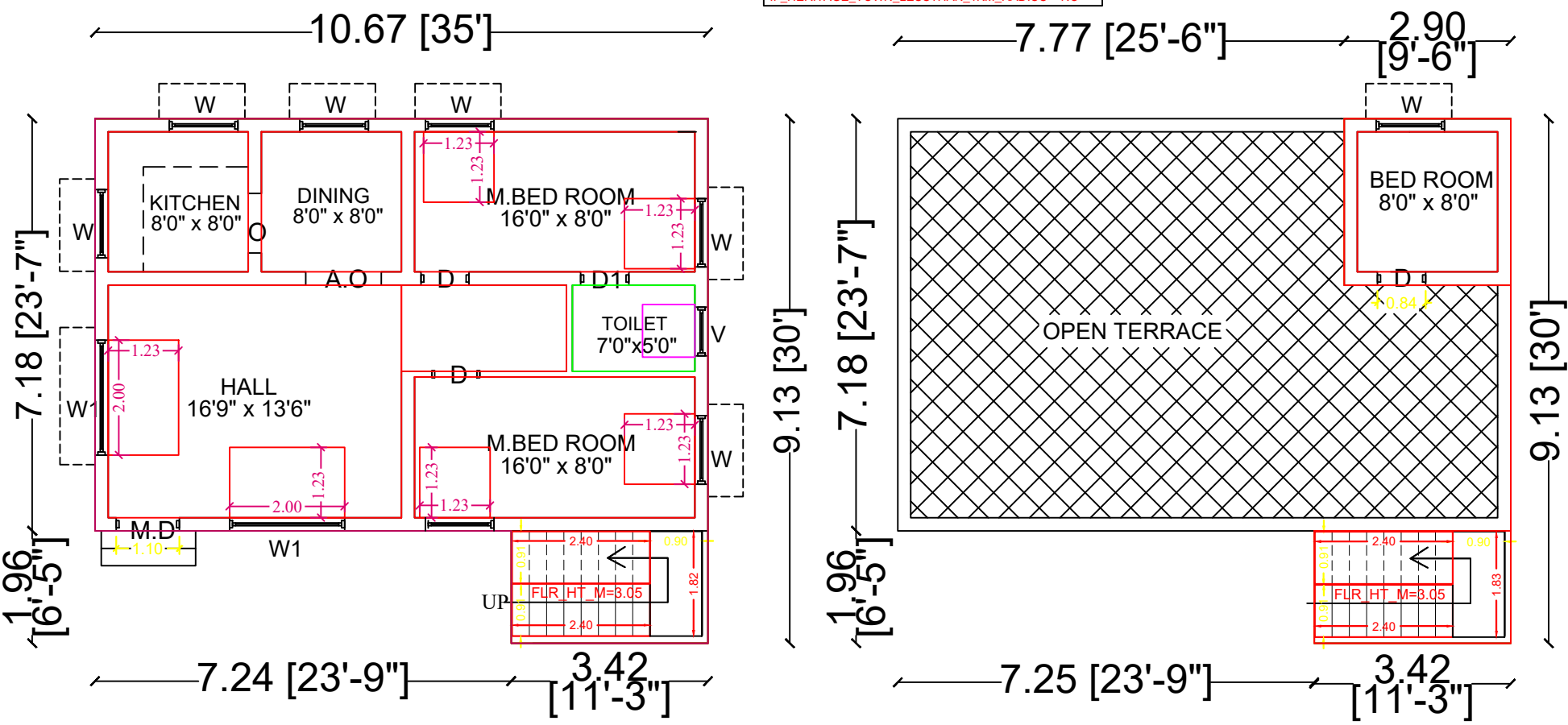


FRONT ELEVATION



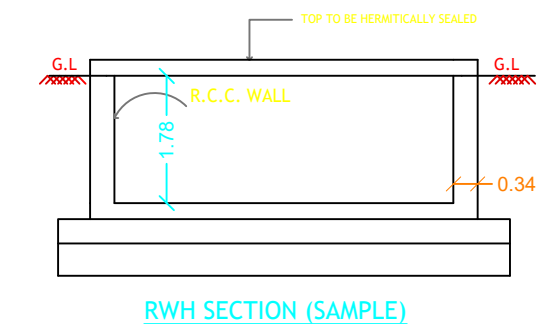
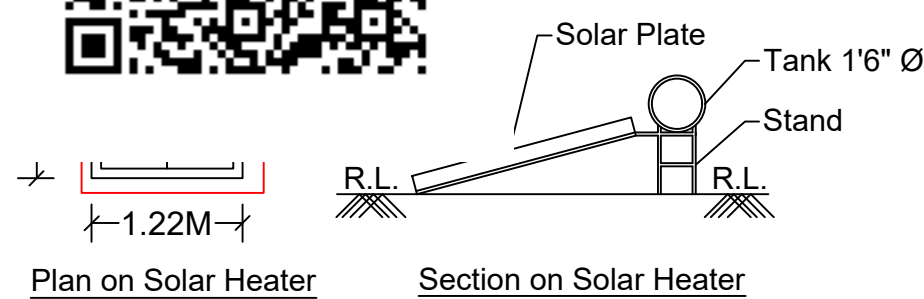
SECTION ON "AB"

PLAN INFO
AS AT SITE=235.04
FMB OR PLR=235.04
AS PER DOCUMENT=235.04
PREMIUM FSI REQUIRED=NO
IS APPROVED LAYOUT=YES
PLOT NO=HL
SURVEY NO=5517
PATTA NO=1159
TALK=MODAKKURICHI
OSR APPLICABLE=NO
IS SWIMMING POOL EXISTS=NO
DISTRICT=ERODE
SINGLE FAMILY BLDG=YES
CRZ=NO
SECURITY ZONE=NO
ACCESS WIDTH=M=15.24
WHETHER GOVT OR AIDED SCHOOL=NO
PLOT AREA=40235.04
AVG PLOT DEPTH=16.76
AVG PLOT WIDTH=15.24
AREA TYPE=OTHERS
ROAD WIDTH=9.00
ROAD LENGTH=250
LAND USE ZONE=RESIDENCE
RWHL DECLARED=YES
BUILDING NEAR TO RIVER=NO
BUILDING NEAR MONUMENT=NO
BUILDING NEAR GOVT BLDG=NO
NOC FOR CONSTRUCTION NEAR MONUMENT=NO
JURISDICTION TYPE=PANCHAYAT
IF HERITAGE TOWN LESS THAN 1KM RADIUS=NO

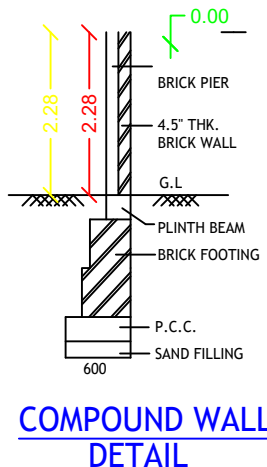


PLAN

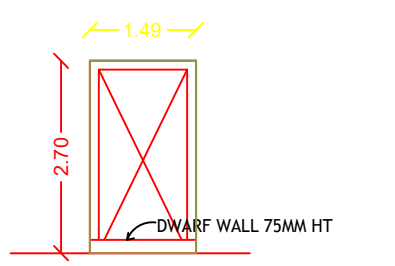
FIRST FLOOR PLAN



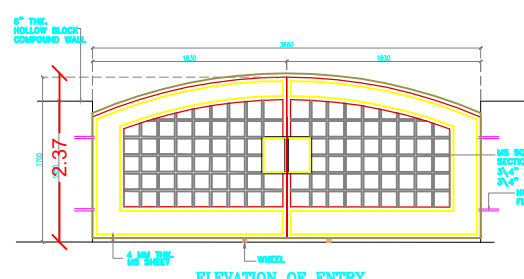
RWH_CAPACITY_L=5000LTRS



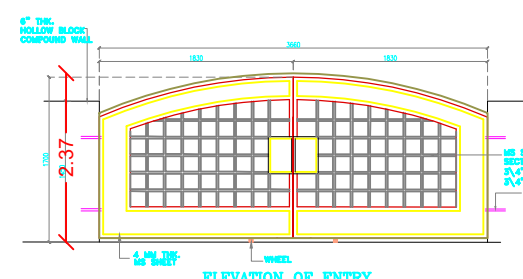
COMPOUND WALL DETAIL



WIKET GATE ELEVATION

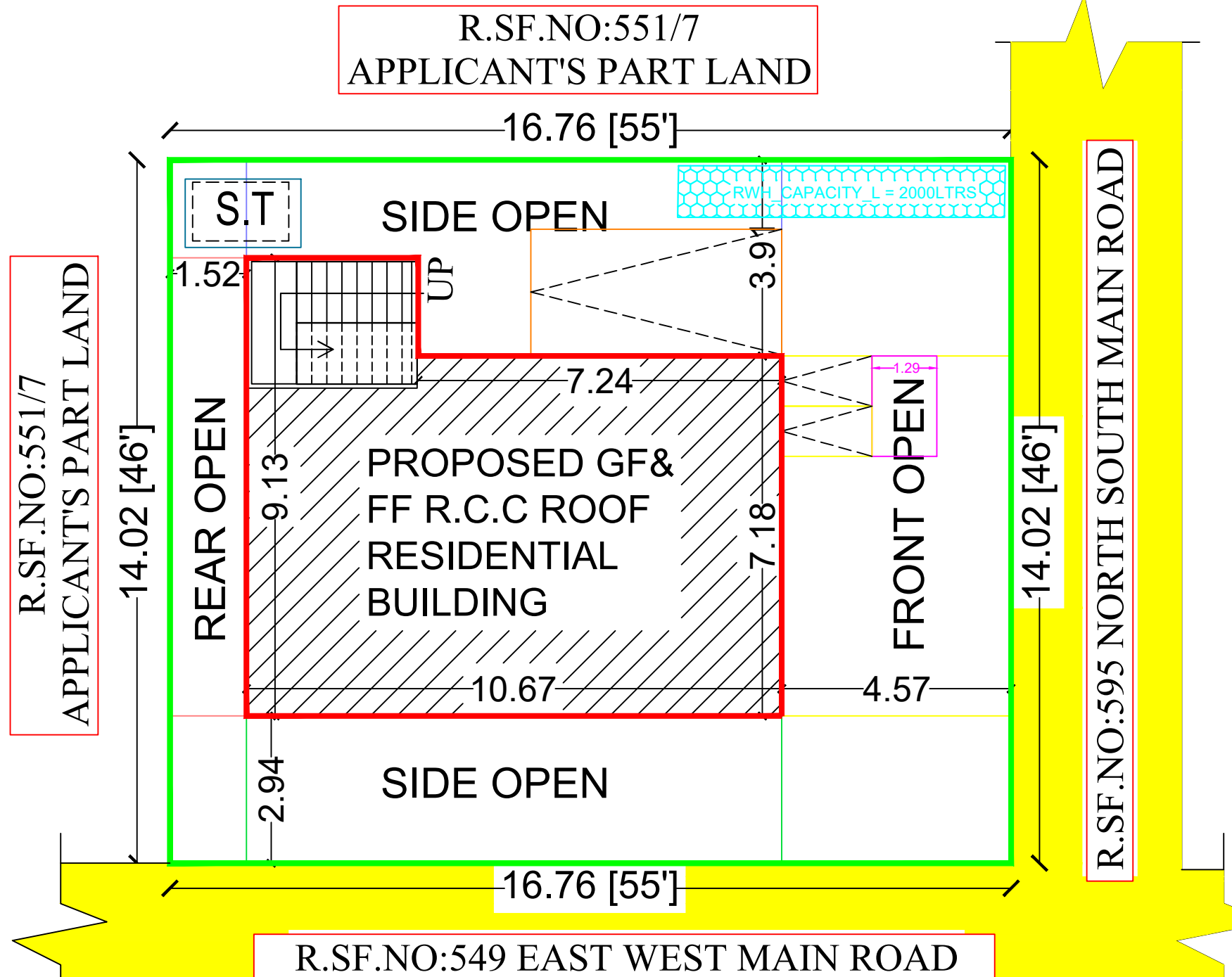


ELEVATION OF ENTRY



ELEVATION OF ENTRY

R.SF.NO:551/7
APPLICANT'S PART LAND



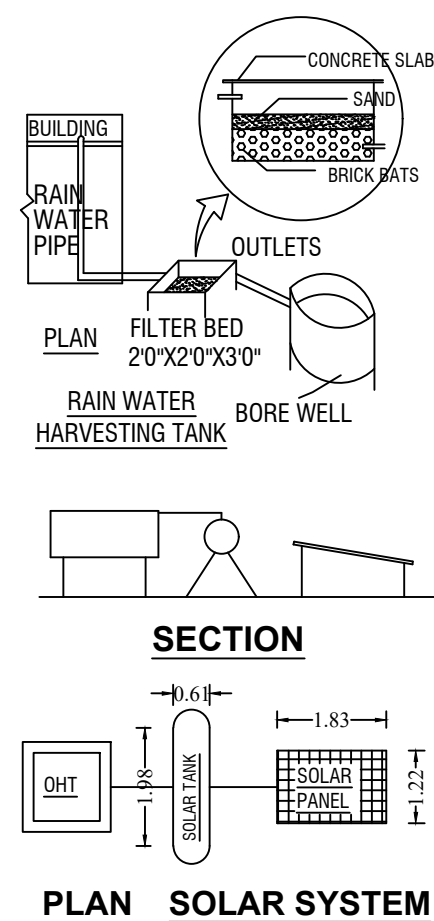
SITE PLAN

KEY PLAN

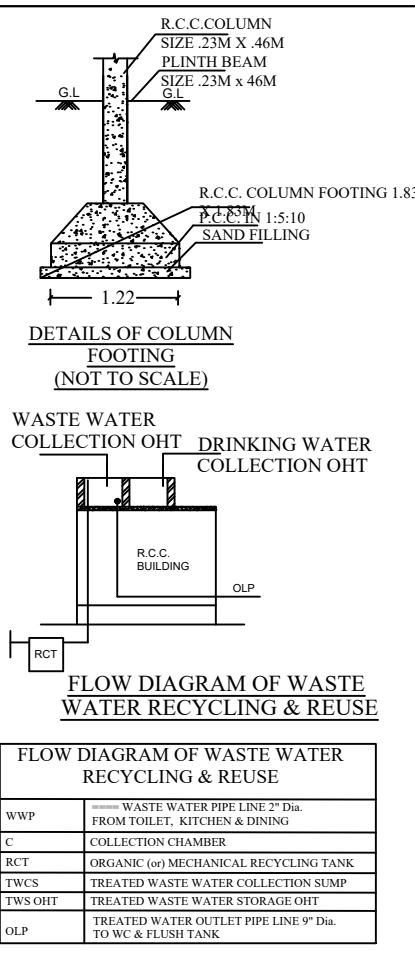
I.PROPOSED BUILDING AREA DETAILS:

Area Details:	Sq.ft	Sq.m	JOINERY DETAILS		
Taken Area of the Applicant Land	2530.00	235.04	D	DOOR	3'3" X 7'0" 1.00 X 2.14
Plinth Area Of G.Floor Building	896.10	83.25	D1	DOOR	2'6" X 7'0" 0.76 X 2.14
Plinth Area Of F.Floor Building	162.43	15.09	W	WINDOW	4'0" X 4'0" 1.22 X 1.22
Total Area Of G&F Floor Building	1058.53	98.34	V	VENTILATOR	3'3" X 1'9" 1.00 X 0.50
Floor Area of Building	850.00	78.96	SEPTIC TANK 1 No		BORE WELL 1 No
Area Of Open Space	1633.90	151.79	R.W.H 1 No		SUMP 1 No
Area Of the Applicant Land As Per Document-82.75 Cent					

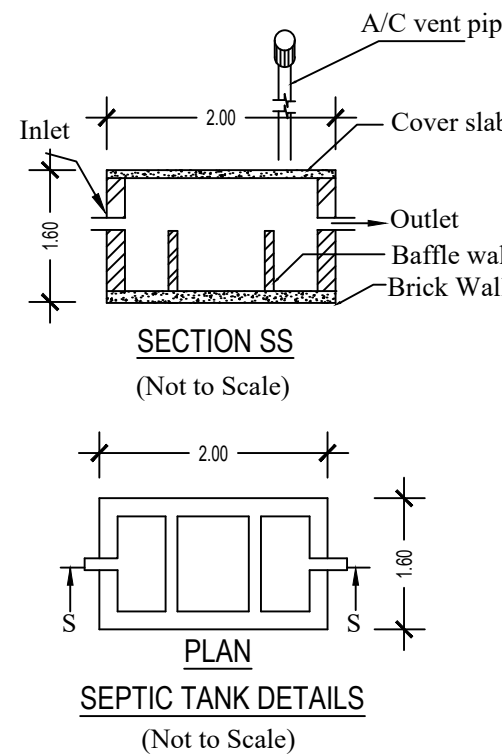
Floor Space Index (F.S.I.) - $\frac{\text{Total Building Area}}{\text{Total Land Area}} = \frac{98.34}{235.04} = 0.4 < 2$



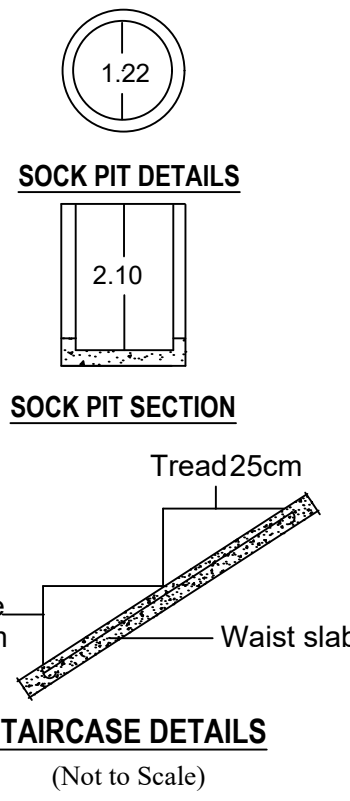
PLAN SOLAR SYSTEM



FLOW DIAGRAM OF WASTE WATER RECYCLING & REUSE



SEPTIC TANK DETAILS (Not to Scale)



SOCK PIT DETAILS (Not to Scale)

DESCRIPTION	Required	Provided
Car Parking Stalls	2	2
Two Wheeler Parking Stalls	2	2
Cycle Parking Stalls	-	-
COLOR INDEX :-	GATE ENTRY /EXIT	
ROAD SHOWN IN	-	MEASUREMENT IN METER
SITE BOUNDARY SHOWN IN	-	6.00 X 1.81
PROPOSED BUILDING SHOWN IN	-	ALL DIMENSIONS ARE IN METER
		SCALE 1:100

DR Er.G.DHARANIDHARAN,BE.,
(Registered Engineer)
PLANNERS & PROMOTORS
Cell 8675557972
email :ksgdharani@gmail.com

APPLICANT	REGISTERED ENGINEER
	Er.G.DHARANIDHARAN, BE., REGISTERED ENGINEER, L.NO: 05/2022/RE-GR-II/EDTCP DR PLANNERS AND PROMOTORS Ingur to Chennimalai Main Road, Near Chennimalai Register Office, CHENNIMALAI-638 051. CELL:86755 57972
	DR PLANNERS-8675557972

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.

