

PP

APPROVAL RECORD

Planning Permission

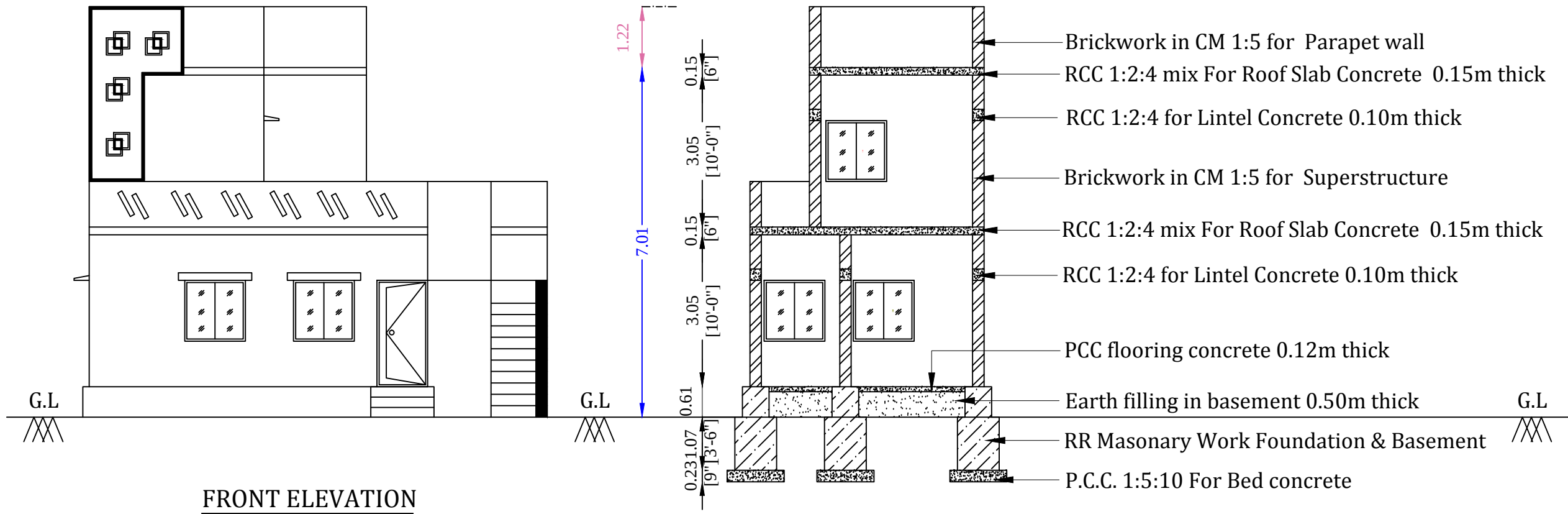
Erode district, Tamil Nadu

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 INFO
PLOT_AREA_M2=94.00
AS_PER_DOCUMENT = 94.00
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
DISTRICT=ERODE
TALUK=MODAKKURICHI
JURISDICTION_TYPE=PANCHAYAT
SURVEY_NO= 686/2B43
PATTA_NO=2355
PLOT_NO=18
ACCESS_WIDTH_M=7.2
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_LESS_THAN_1KM_RADIUS=NO
FMB_OR_PLR = 93.83
AS_AT_SITE = 93.83

DTCP APPROVAL NO :
SWP/ DTCP/ ERODE/ LAYOUT APPROVAL NO: 87/2024, DATE : 25.03.2024

PANCHAYAT APPROVAL NO :
ERD/MDK/ELR-118/2024, DATE : 18.07.2024

TNRERA APPROVAL NO :
TN/10/LAYOUT/3279/2024, DATE : 28.08.2024

PLAN SHOWING THE PROPOSED CONSTRUCTION OF
RCC ROOF RESIDENTIAL BUILDING IN GROUND AND
FIRST FLOOR, AT PLOT NO: 18, "MAZHIL NAGAR", IN
R.S.F.NO: 686/2B43, ELUMATHUR VILLAGE AND
PANCHAYAT, MODAKKURICHI TALUK,
ERODE DISTRICT.

APPLICANT:
Mrs.S.REVATHI, W/o.Mr.SHANMUGASUNTHARAM

S.No:	DESCRIPTION	Sq.Mt	Sq.Ft
1.	AREA OF THE SITE	94.00	1011.82
2.	PLINTH AREA OF THE PROPOSED RCC BUILDING IN GROUND FLOOR	43.18	464.78
3.	PLINTH AREA OF THE PROPOSED RCC BUILDING IN FIRST FLOOR	15.58	167.70
4.	TOTAL PLINTH AREA OF THE PROPOSED RCC BUILDING IN GROUND & FIRST FLOOR	58.76	632.48
5.	AREA OF THE OPEN SPACE	50.82	547.04
6.	CARPET AREA OF THE PROPOSED RCC BUILDING IN GROUND & FIRST FLOOR	31.83	342.61

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
OPENING	AO	- 1.00 X 2.13

மரம் வளர்ப்போம் மழை சேருவோம்...

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

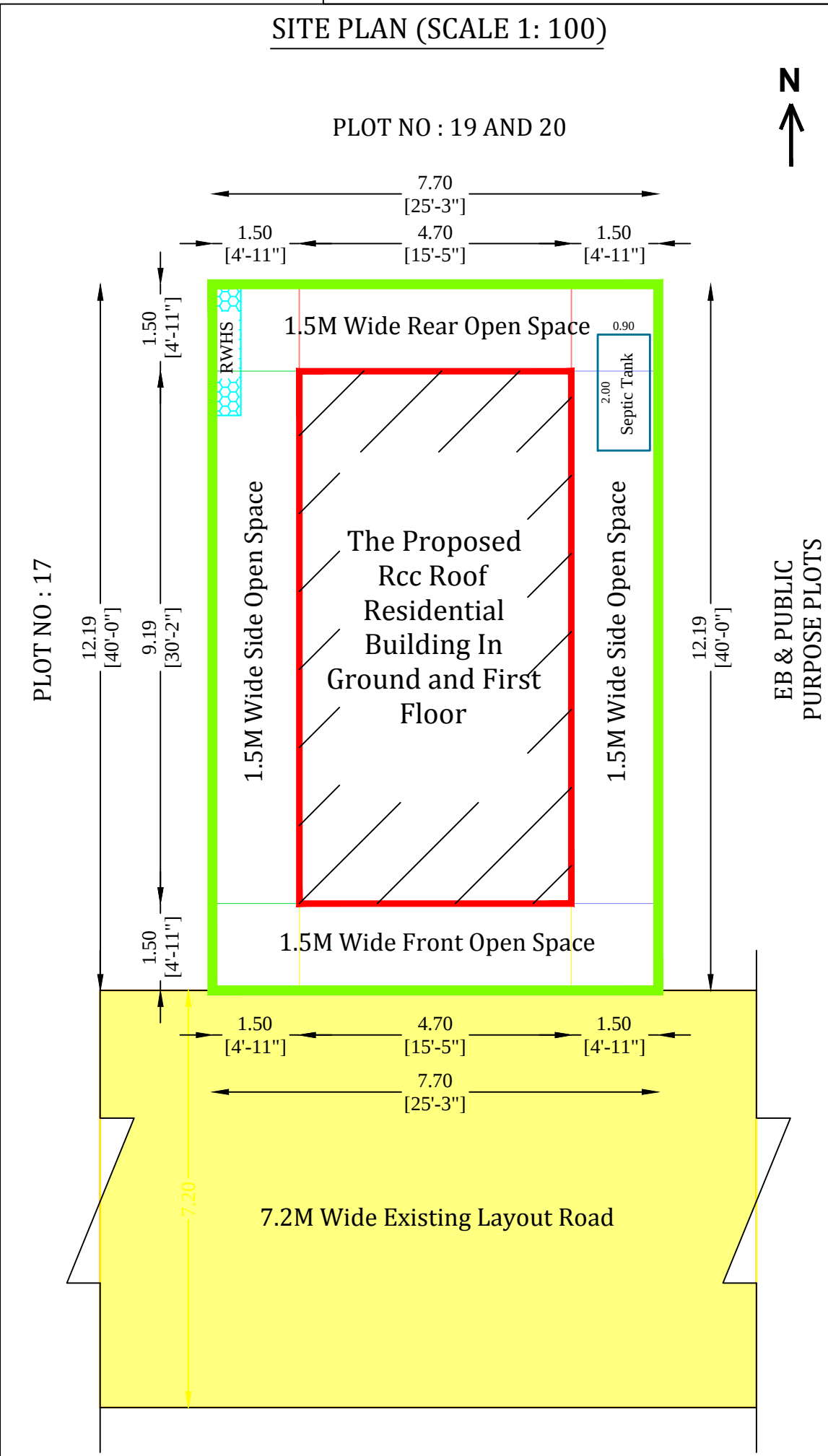
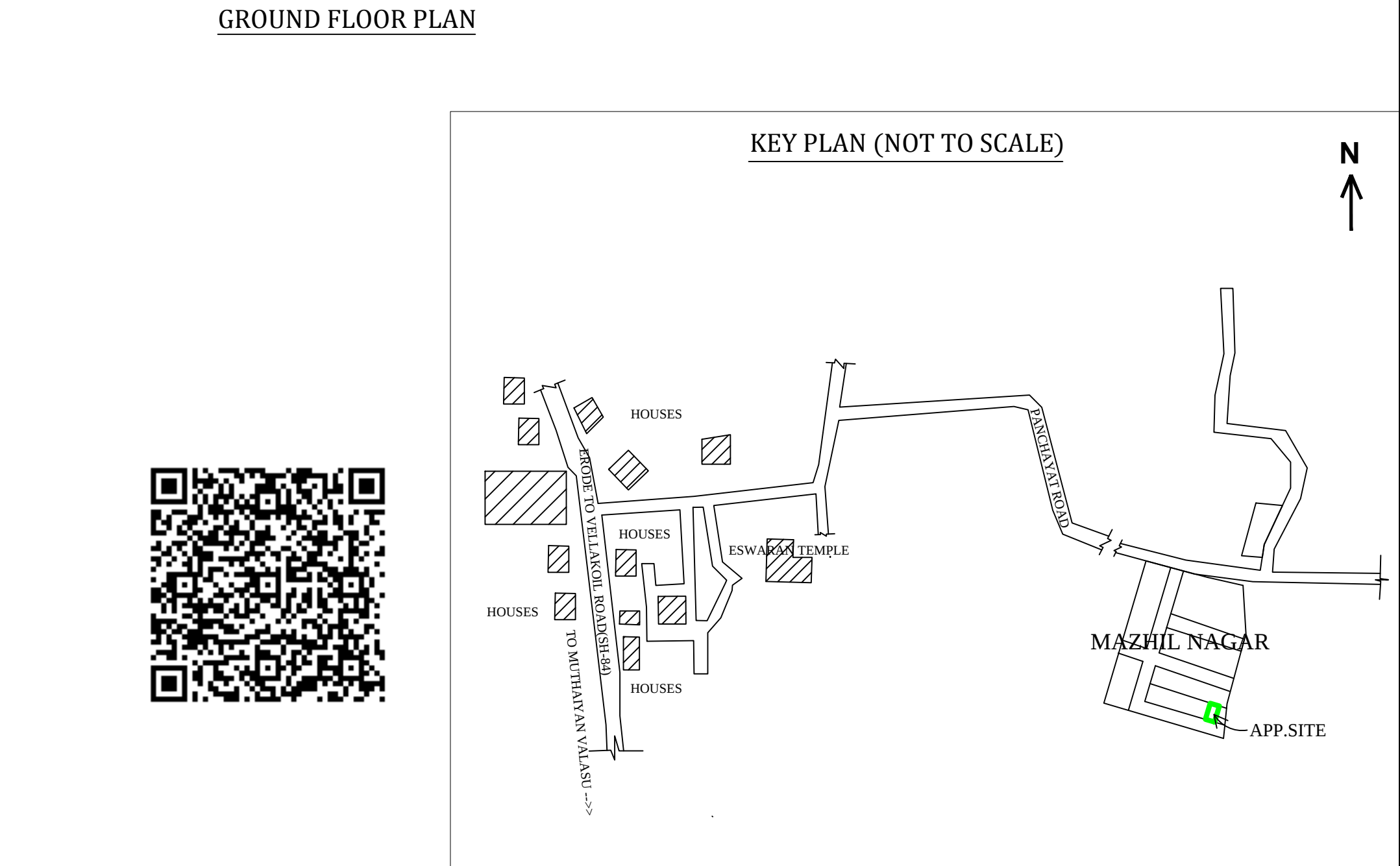
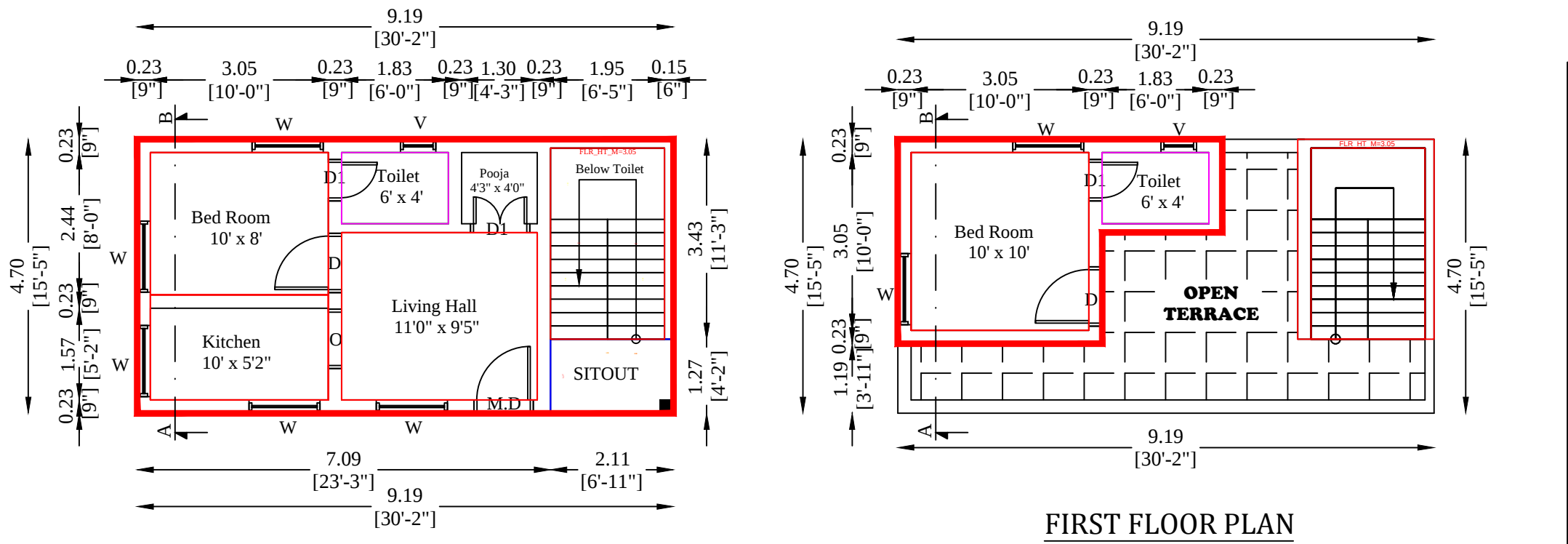
Er. R.KUMARIANANDAN, B.E., M.E.,
CONSULTING CIVIL ENGINEER, LICENSED BUILDING SURVEYOR, CONTRACTOR & VALUER,
REGISTERED ENGINEER FOR DTCP: RDD SALEM/RE-II/003/2021,
REGISTERED ENGINEER FOR ERODE CORPORATION: 056/LS/2019/00026,
E-mail ID : r.kumarianandan@gmail.com, Cell: 96988 - 28102
OFFICE : H40/120, First Floor, Periyar Nagar main road, Near IOB & BOB, Periyar Nagar, Erode - 638 001.
RESIDENCE: D.No.: 53 B, Bharathi Nagar, Puthu valasu, Kavudichipalayam, Vellore 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
S. சரவதி

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



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.

