

PP

APPROVAL RECORD

Planning Permission

Erode district, Tamil Nadu

APPROVAL TYPE

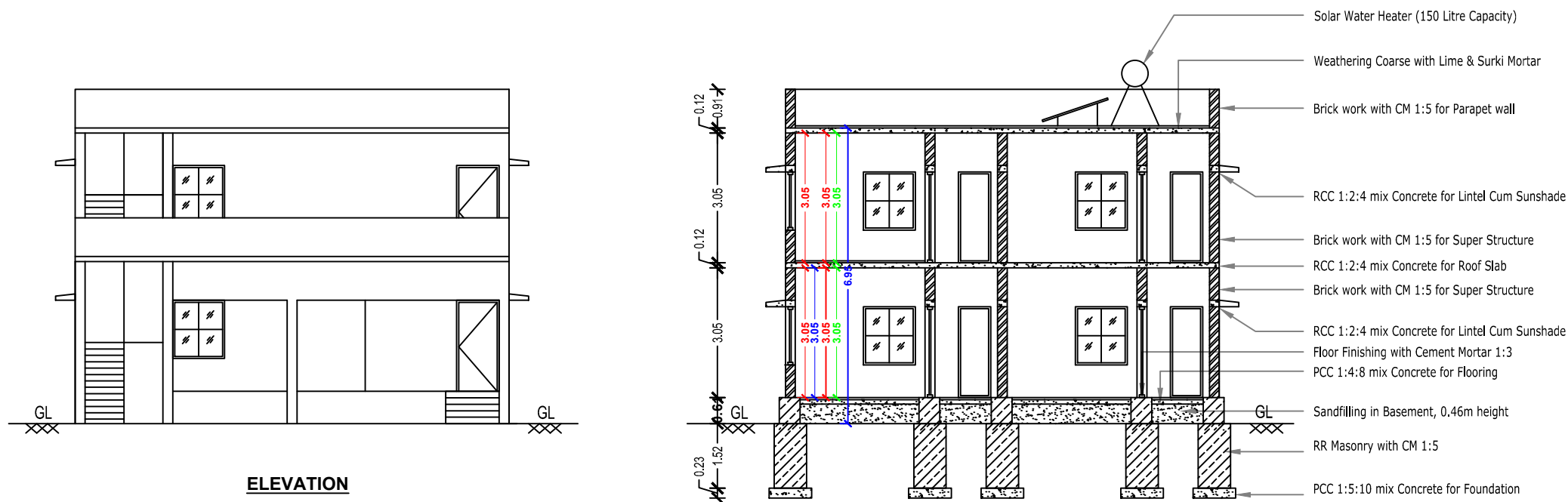
Building Plan

ISSUING AUTHORITY

Rural Panchayat

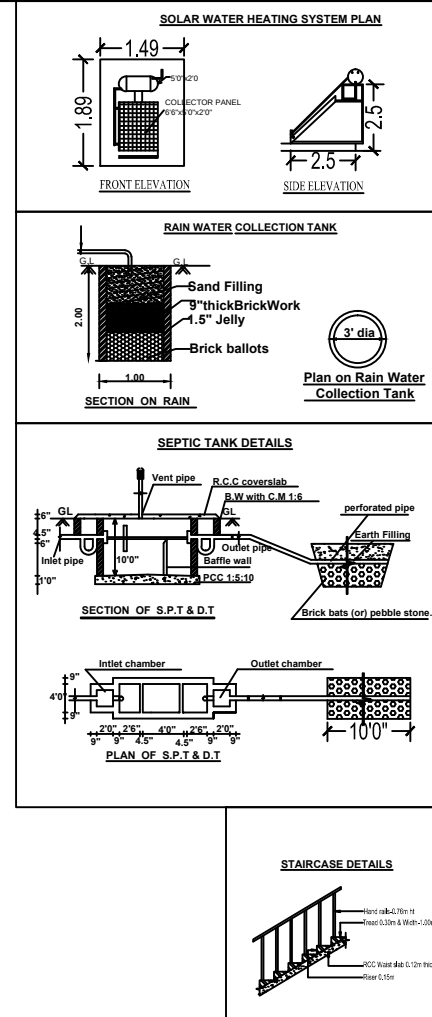
The approval as the planning authority issued it, reproduced in full behind this page.

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



SECTION ON "AB"

PLAN INFO
PLOT_AREA_M2=263.94
AS_AT_SITE=263.82
FMB_OR_PLR=263.94
AS_PER_DOCUMENT=263.94
SURVEY_NO=130/4/5
PATTA_NO=1645
PREMIUM_FSI_REQUIRED=NO
OSR_APPLICABLE=NO
OSR_SURR_BUYBACK_RETAIN=NOT APPLICABLE
IS_APPROVED_LAYOUT=YES
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=12.19
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
ROAD_WIDTH=9.00
ROAD_LENGTH=250
AVG_PLOT_DEPTH=21.64
AVG_PLOT_WIDTH=12.19
LAND_USE_ZONE=EUZ
PLOT_NO=176
DISTRICT=ERODE
TALUK=MODAKURICHI
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOV_BLDG=NO
ORGANIZATION_TYPE=PRIVATE
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NOT APPLICABLE
NOC_FIRE_DEPT=NOT APPLICABLE
JURISDICTION_TYPE=PANCHAYAT
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO



PLAN SHOWING THE PROPOSED CONSTRUCTION OF
RCC ROOF RESIDENTIAL BUILDING IN GROUND &
FIRST FLOOR AT PLOT NO : 176, "V.I.P. GARDEN",
R.S.F.NO: 130/4 & 130/5, 46-PUDUR VILLAGE &
PANCHAYAT, MODAKURICHI PANCHAYAT UNION,
46 PUDUR, MODAKURICHI TALUK, ERODE DISTRICT.

APPLICANT :
Mr.E.KALAIARASAN, S/o.Mr.C.EASWARAMOORTHY.

AREA DETAILS	in SQ.MTR	in SQ.FT
AREA OF THE SITE (AS PER DOCUMENT)	263.94	2840.00
AREA OF THE SITE (AS ON SITE)	263.94	2840.00
SUPER IMPOSED PLOT AREA	263.94	2840.00
BLOCK - 1 (PROPOSED RESIDENTIAL BUILDING)		
PLINTH AREA OF THE RCC BUILDING IN GF	195.06	2099.61
PLINTH AREA OF THE RCC BUILDING IN FF	195.06	2099.61
TOTAL PLINTH AREA OF THE RCC BUILDING (GF+FF)	390.12	4199.22
CARPET AREA OF THE RCC BUILDING IN GF + FF	134.79	1450.87
AREA OF THE OPEN SPACE	68.88	740.39

FSI DETAILS : FSI ALLOWABLE = 2.00 FSI PROVIDED = 390.12 / 263.94 = 1.478	PARKING DETAILS : TWO WHEELER PARKING SLOTS PROVIDED = 2 NOS CAR PARKING SLOTS PROVIDED = 2 NOS
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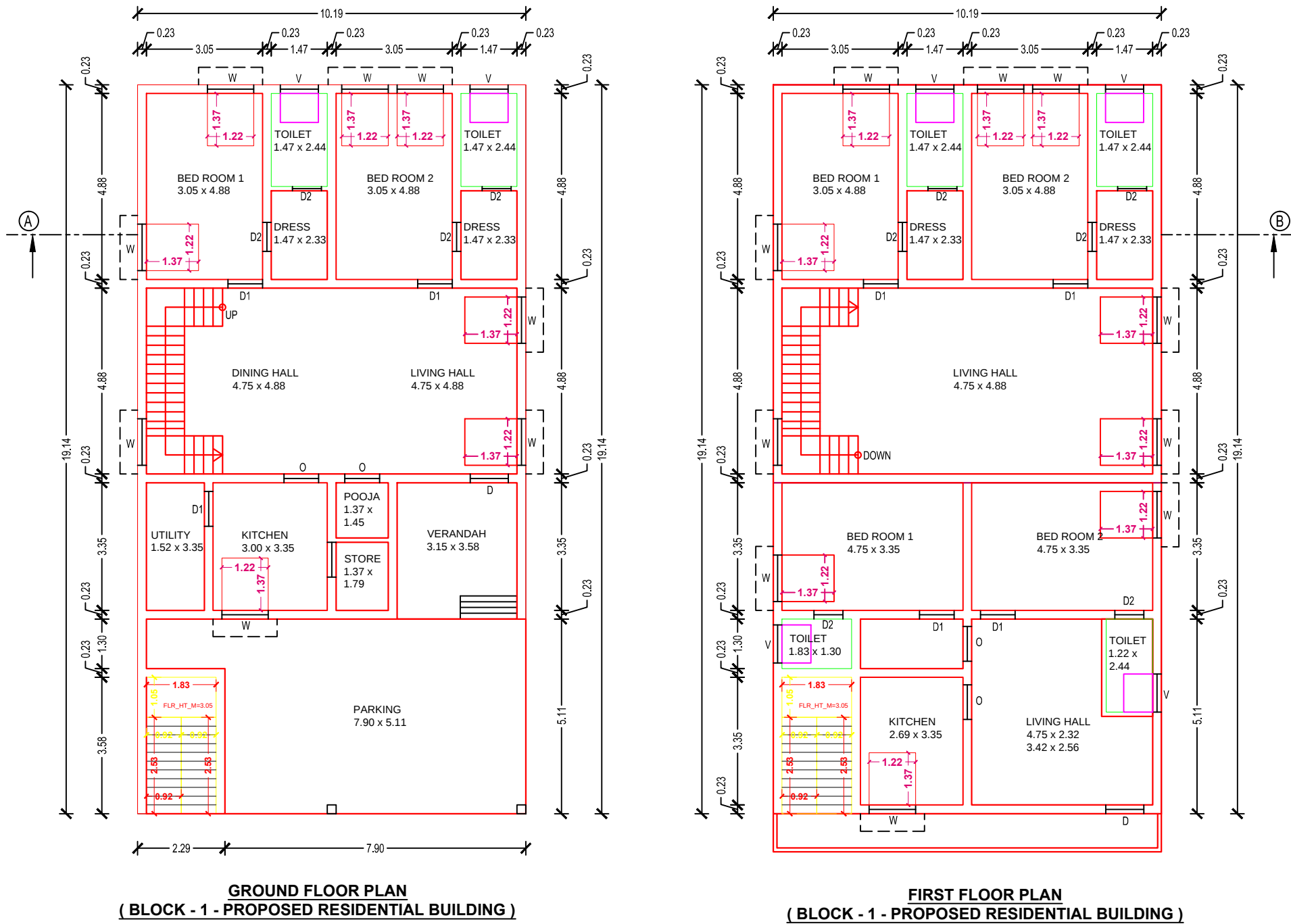
JOINERIES DETAILS	in METRE	in FEET
DOOR - D - 1.00 x 2.13	-	3'3" x 7'0"
DOOR - D1 - 0.91 x 2.13	-	3'0" x 7'0"
DOOR - D2 - 0.76 x 2.13	-	2'6" x 7'0"
WINDOW - W - 1.22 x 1.37	-	4'0" x 4'6"
WINDOW - W1 - 1.52 x 1.37	-	5'0" x 4'6"
VENTILATOR - V - 1.00 x 0.61	-	3'3" x 2'6"
SHUTTER - RS - 2.00 x 2.13	-	6'6" x 7'0"
OPENING - O - 1.00 x 2.13	-	3'3" x 7'0"

- NOTE :
- SCALE 1:100
 - ALL DIMENSIONS ARE IN METRE ONLY
 - ALL ROOMS ARE HAVING SUFFICIENT VENTILATION
 - SOLAR WATER HEATING SYSTEM (150 LITRES CAPACITY) IS TO BE PROVIDED

APPLICANT	ENGINEER
	 AARUPADAI ENGG CONSTRUCTION E.D.DINESH B.E., PGDQSV, AMLE, C.E (INDIA), Licensed Building Surveyor LPA Reg.No:10/2020/RE-G:WEDTCP Corporation Reg NO:056/L5/2020/0009 74/3, 1st Floor, Navasankalpam Vaikakamedu Bus Stop, Erode-2.CeP:83441 03774, 80565 75813

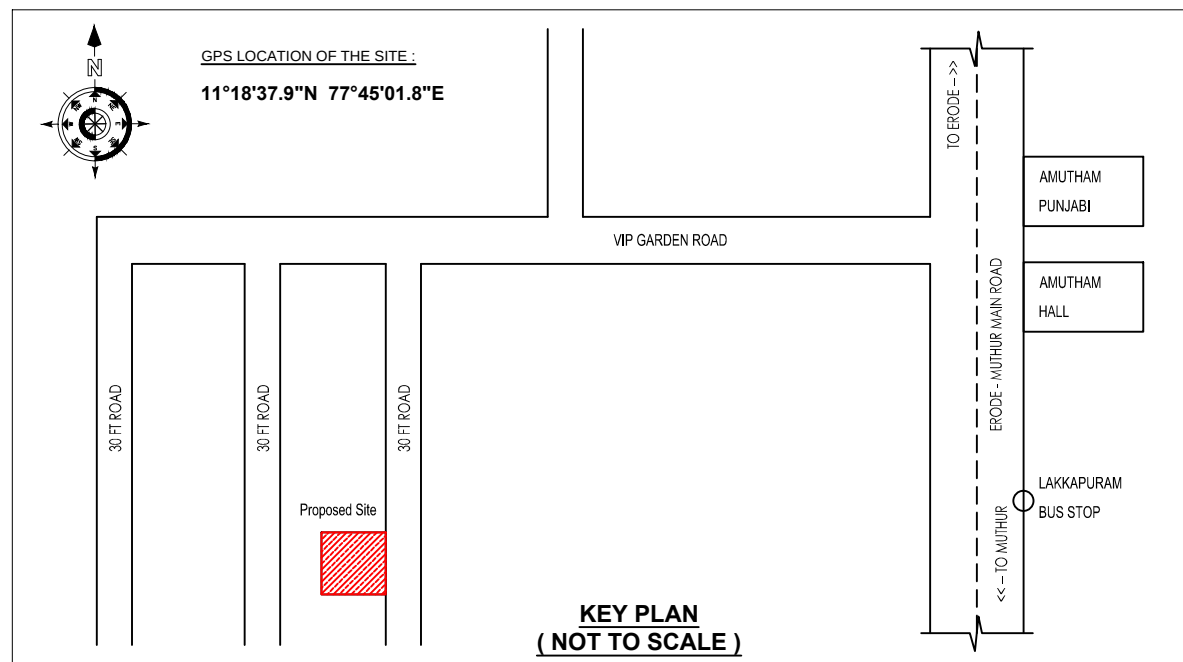
APPROVING AUTHORITY (FOR OFFICE USE ONLY)

BUILDING PLAN APPROVAL NO -
72 / 2024 - 2025

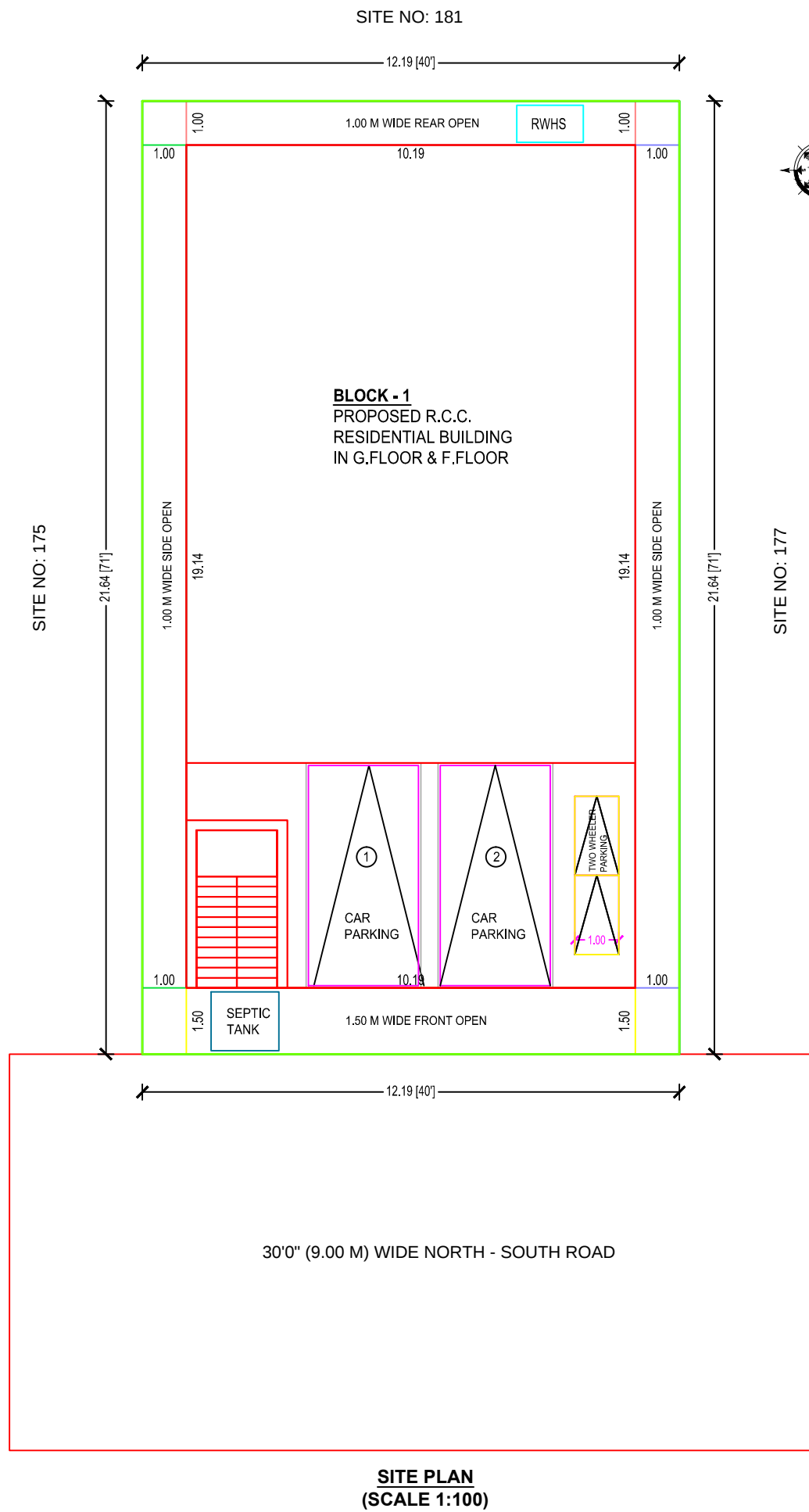


GROUND FLOOR PLAN
(BLOCK - 1 - PROPOSED RESIDENTIAL BUILDING)

FIRST FLOOR PLAN
(BLOCK - 1 - PROPOSED RESIDENTIAL BUILDING)



KEY PLAN
(NOT TO SCALE)



SITE PLAN
(SCALE 1:100)

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.

