PP APPROVAL RECORD

# Planning Permission

Erode district, Tamil Nadu

APPROVAL TYPE
**Building Plan**

ISSUING AUTHORITY
**Rural Panchayat**

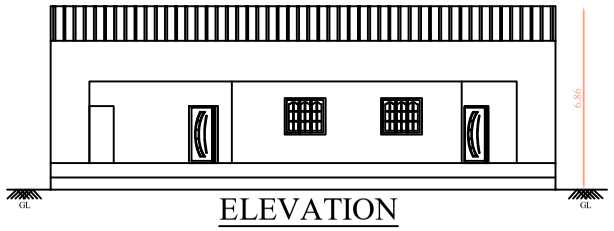
The approval as the planning authority issued it, reproduced in full behind this page.

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

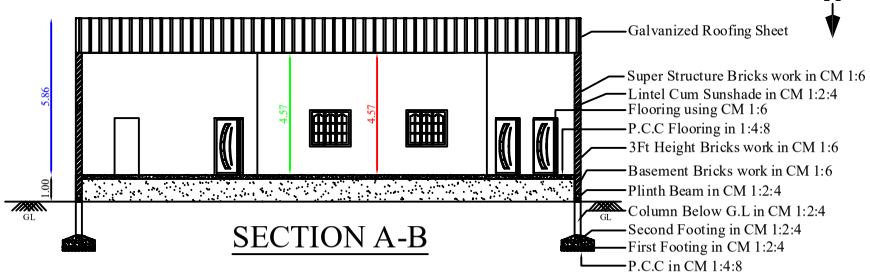
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3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate
+91 9996 12 9996
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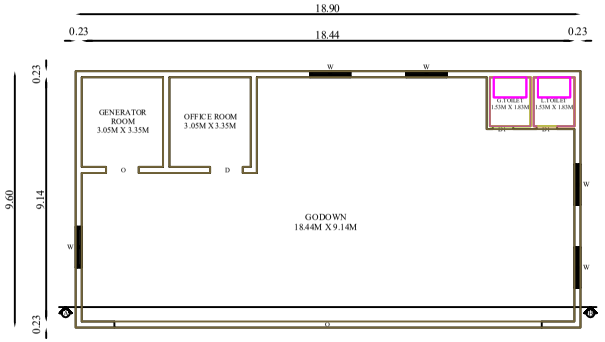
# PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUND FLOOR A.C.C SHEET ROOF COMMERCIAL GOWDOWN BUILDING IN R.S.F NO: 40/2, 40/3, 40/4 AT SAKKILIKADU, PERODE VILLAGE & PANCHAYAT, ERODE PANCHAYATH UNION, ERODE TALUK , ERODE DISTRICT.



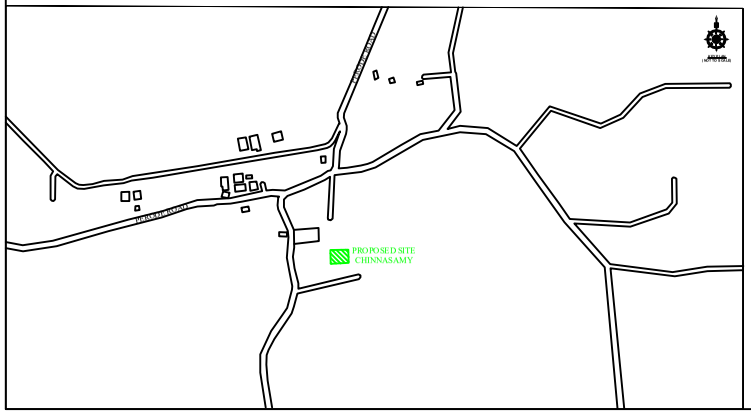

ELEVATION



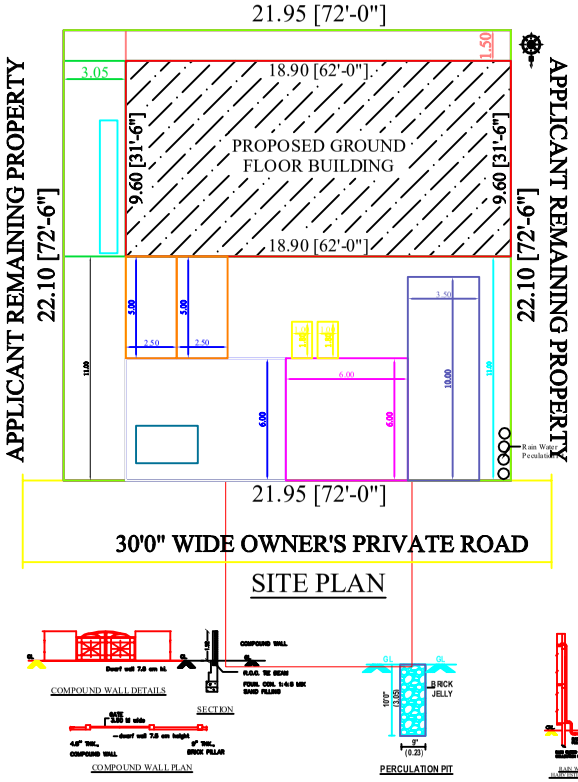

SECTION A-B




PROPOSED GROUND FLOOR PLAN




APPLICANT REMAINING PROPERTY




SITE PLAN

PLAN INFO
AS_AT_SITE=485.10
FMB_OR_PLR=485.10
AS_PER_DOCUMENT=485.10
EXISTING_FLOOR_AREA_TO_BE_DEMOLISHED_M2=0.00
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=NO
PLOT_NO=-
DOOR_NO=-
SURVEY_NO= 40/2, 40/3, 40/4
PATTA_NO= 1807
TALUK=ERODE
OSR_APPLICABLE=NO
IS_SWIMMING_POOL_EXISTS=NO
DISTRICT=ERODE
SINGLE_FAMILY_BLDG=NO
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH1_M=21/"
WHETHER_GOVT_OR_
PLOT_AREA_M2=485.10
AVG_PLOT_DEPTH=22.
AVG_PLOT_WIDTH1=21.
AREA_TYPE=OTHERS
ROAD_WIDTH=7
ROAD_LENGTH=300.00
LAND_USE_ZONE=COM
BLOCK_1_G-GWFC_MEI
RWH_DECLARED=YES
BUILDING_NEAR_TO_R
BUILDING_NEAR_MON
BUILDING_NEAR_GOV
NOC_FOR_CONSTRUCI
JURISDICTION_TYPE=P.
IF_HERITAGE_TOWN_I.




APPLICANT:
P.M CHINNASAMY S/o P.MUTHUSAMY GOUNDER

| S.No | DESCRIPTION | Sq.M | Sq.Ft |
|---|---|---|---|
| 1. | AREA OF THE TOTAL DOCUMENT | 9135.56 | 98334.35 |
| 2. | AREA OF THE CONSTRUCTION SITE | 485.10 | 5221.57 |
| 3. | AREA OF THE ACTUVAL SITE | 485.10 | 5221.57 |
| 4. | AREA OF THE PATTA | 9135.56 | 98334.35 |
| 5. | AREA OF THE SUPER IMPOSED POLT BOUNDARY | 485.10 | 5221.57 |
| | FSI AREA | | |
| 6. | TOTAL PLINTH AREA OF THE PROPOSED GROUND FLOOR | 181.44 | 1953.00 |
| | NON - FSI AREA | | |
| 7. | CARPET AREA OF THE PROPOSED GROUND FLOOR | 162.16 | 1745.48 |
| | | 303.66 | 3268.57 |

SCALE = 1:100
IONS ARE METRE & FEET
HAVING SUFFICIENT VENTILATION

BOUNDARY SHOWN IN -
BUILDING SHOWN IN -
SHOWN IN -
ESTING SYSTEM -

V.,
NEER,

S
ffice Opposite,
II-01
Er : 98427- 55502
Off: 98427- 55542

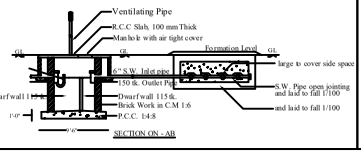
TERED ENGINEER

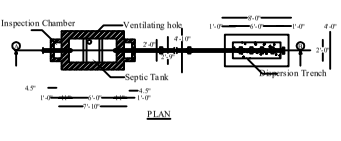
M.VEERAPERIYASAMY,
B.E., M.E (Struc)., AIV., MIE.,
Chartered Engineer, M - 1770068
Registered Engineer : 55/LS/2019/10
Structural Engineer
BEST PLANNERS
5/924, Kalegarayanpalayam,
Bhavani - 638 301. D: 98427 55502

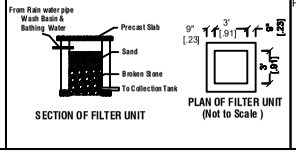
BEST PLANNERS www.bestplanners.in

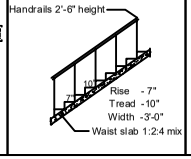
BEST PLANNERS Er.Samy-98427-55502

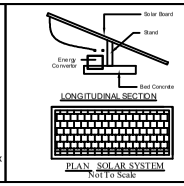
SEPTIC TANK WITH DISPERSION TRENCH ( 250 Gls.,)

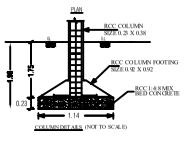


THE LANDLENS SUITE

# 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

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# 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,
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**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.