

PP

APPROVAL RECORD

Planning Permission

Erode district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

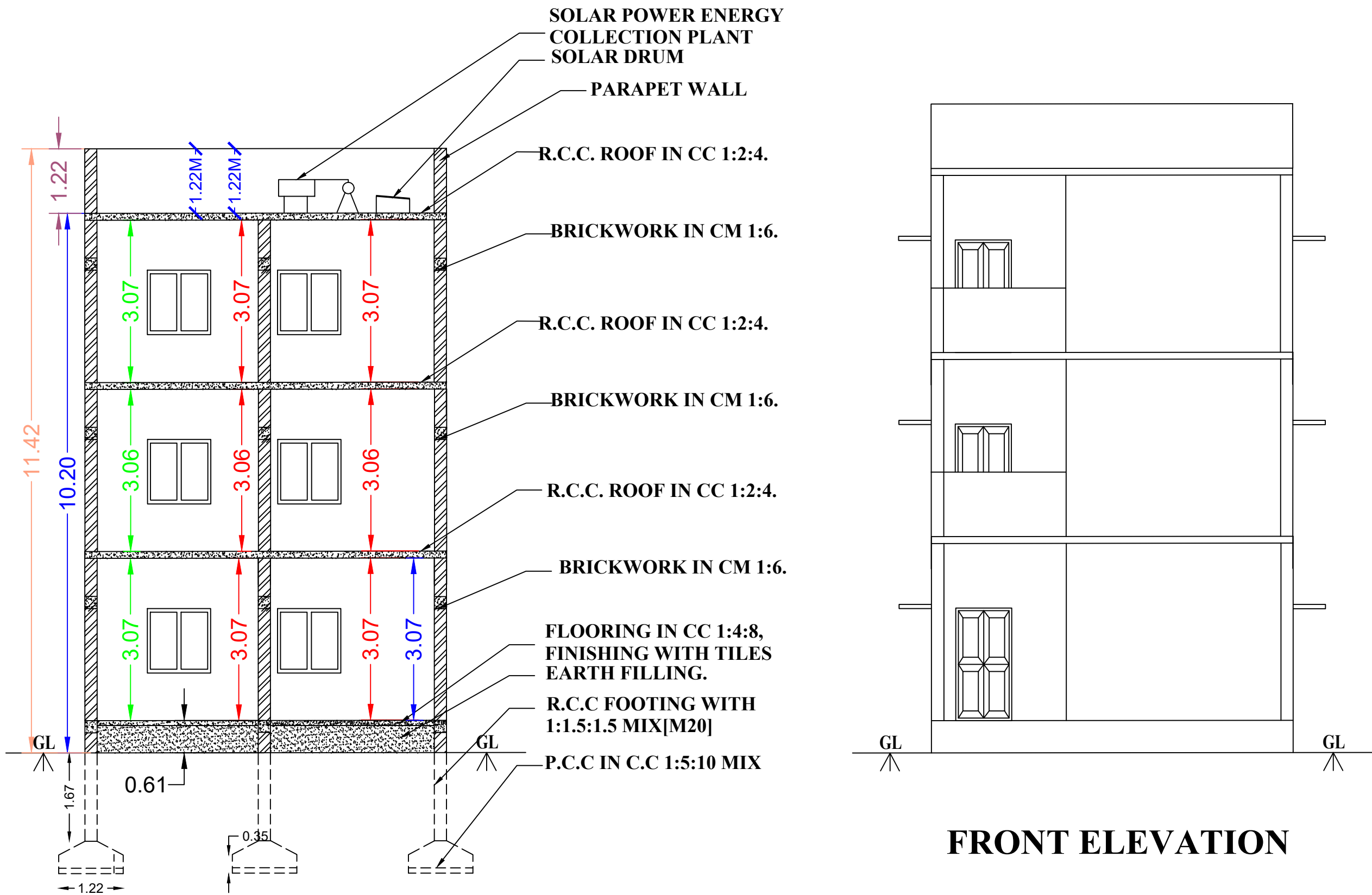
The approval as the planning authority issued it, reproduced in full behind this page.

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 RESIDENTIAL BUILDING IN GROUND FLOOR , FIRST FLOOR AND SECOND FLOOR AT R.S.F.No:803/2B1A2A1(AS PER NEW SUBDIVISION- R.S.F No:803/4), SITE NO:31, "TELEPHONE NAGAR", THUYYAM POONDURAI VILLAGE AND PANCHAYAT, MODAKKURUCHI TALUK AND ERODE DISTRICT.

APPLICANT:

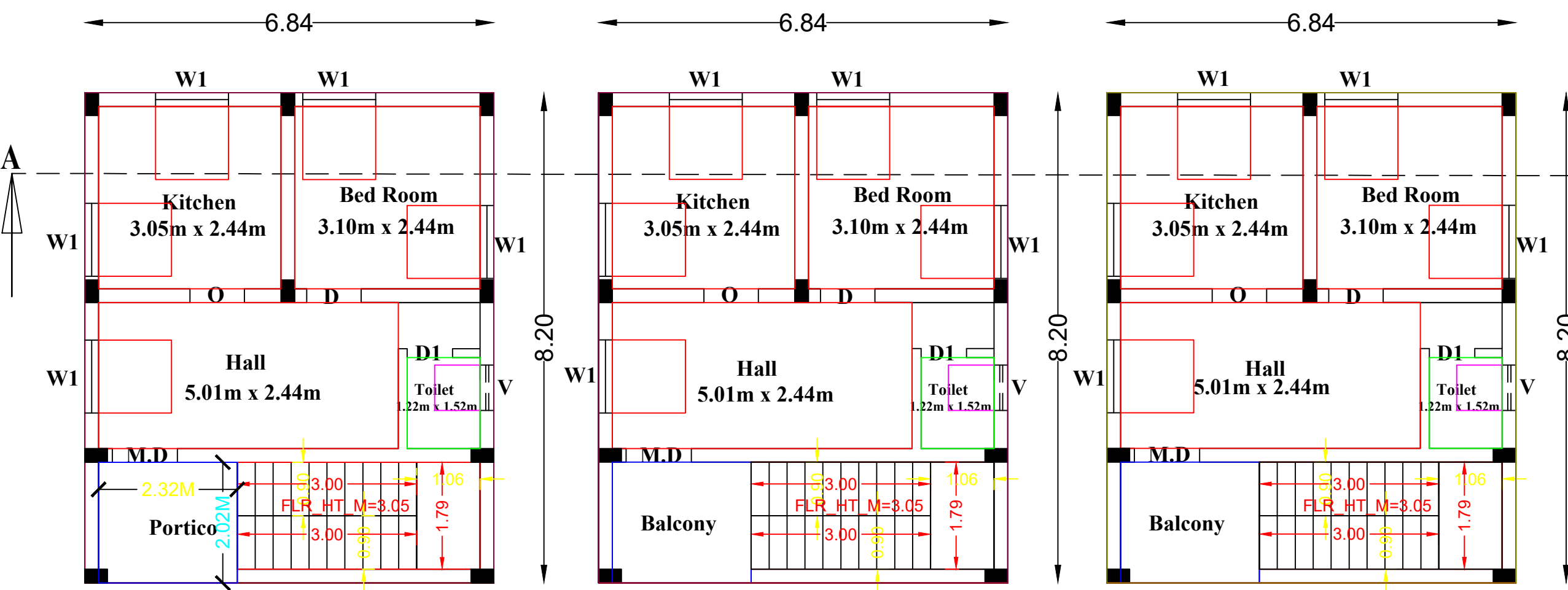
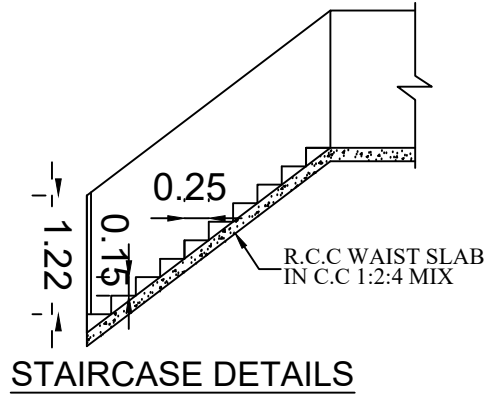
Mrs.S.KALAIYARASI., w/o Mr.N.SASIKUMAR



SECTION ON AB

FRONT ELEVATION

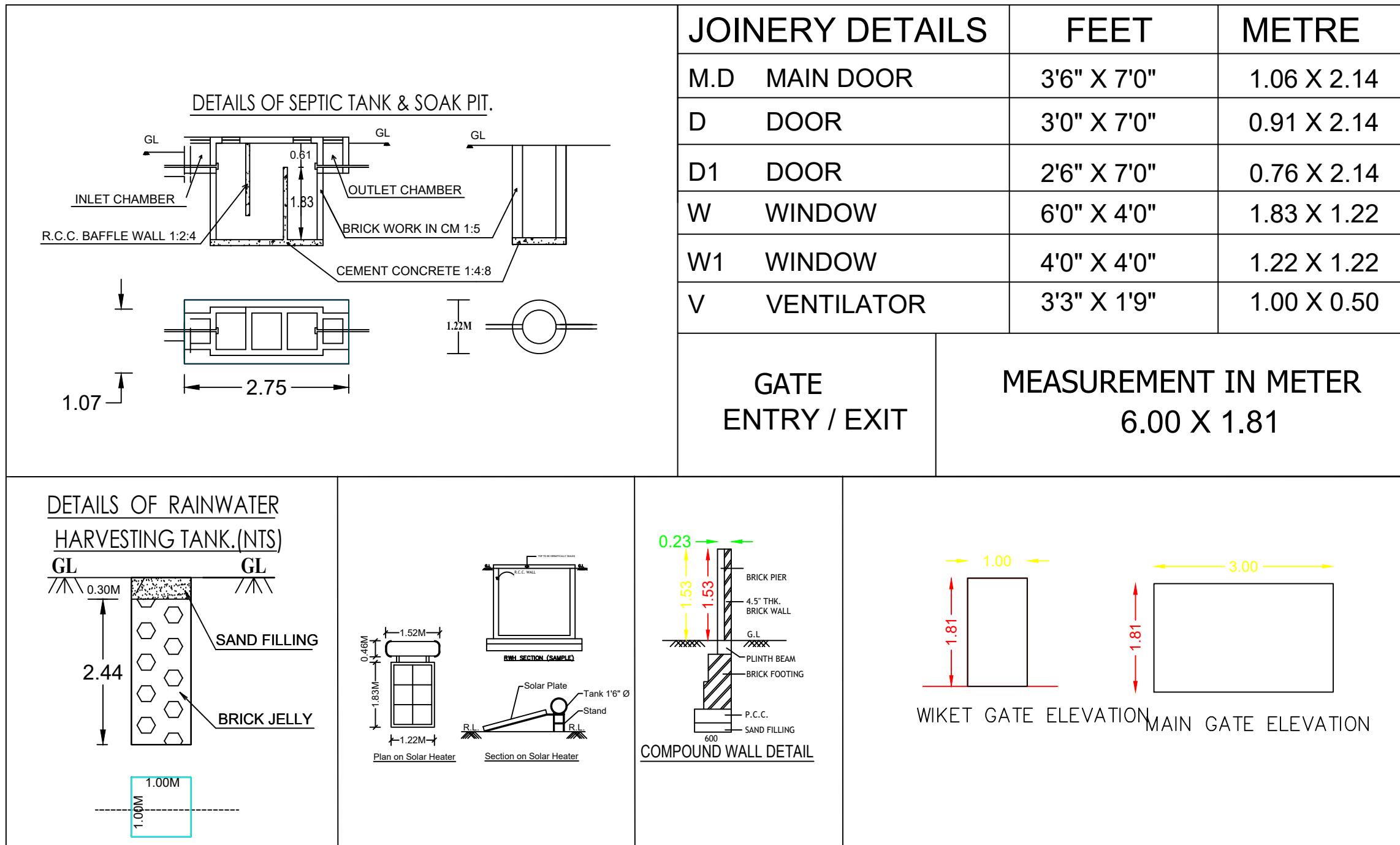
PLAN INFO
AS_AT_SITE= 167.19
FMB_OR_PLR=167.00
AS_PER_DOCUMENT=167.30
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=YES
PLOT_NO=31
SURVEY_NO=803/4
PATTA_NO=3951
TALUK=MODAKKURUCHI
OSR_APPLICABLE=NO
IS_SWIMMING_POOL_EXISTS=NO
DISTRICT=ERODE
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=9.00
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
PLOT_AREA_M2=167.19
AVG_PLOT_DEPTH=18.29
AVG_PLOT_WIDTH=9.00
AREA_TYPE=OTHERS
ROAD_WIDTH=7.00
ROAD_LENGTH= 250M
LAND_USE_ZONE=RESIDENTIAL
RWH_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_LESSTHAN_1KM_RADIUS= NO



GROUND FLOOR PLAN

FIRST FLOOR PLAN

SECOND FLOOR PLAN



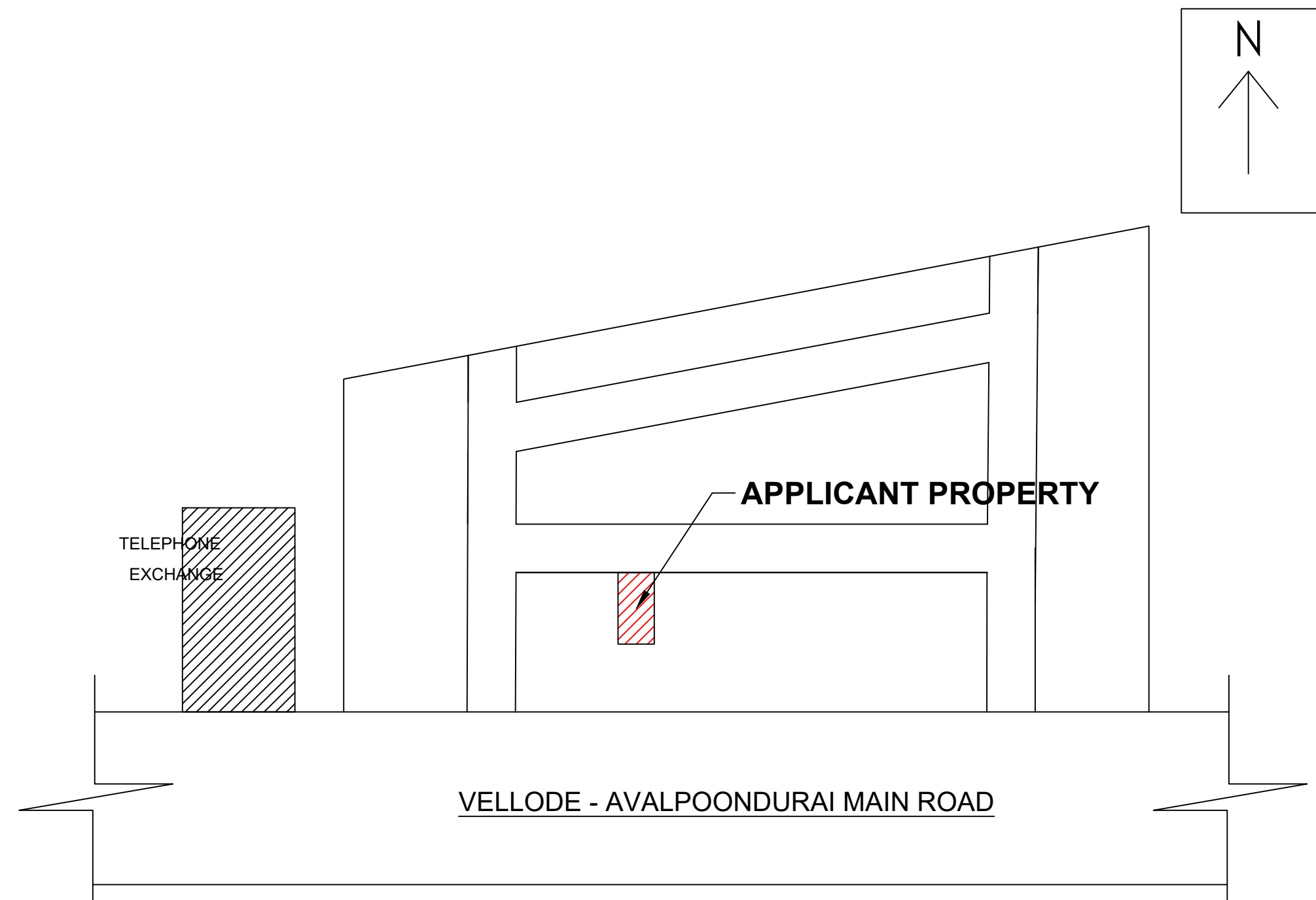
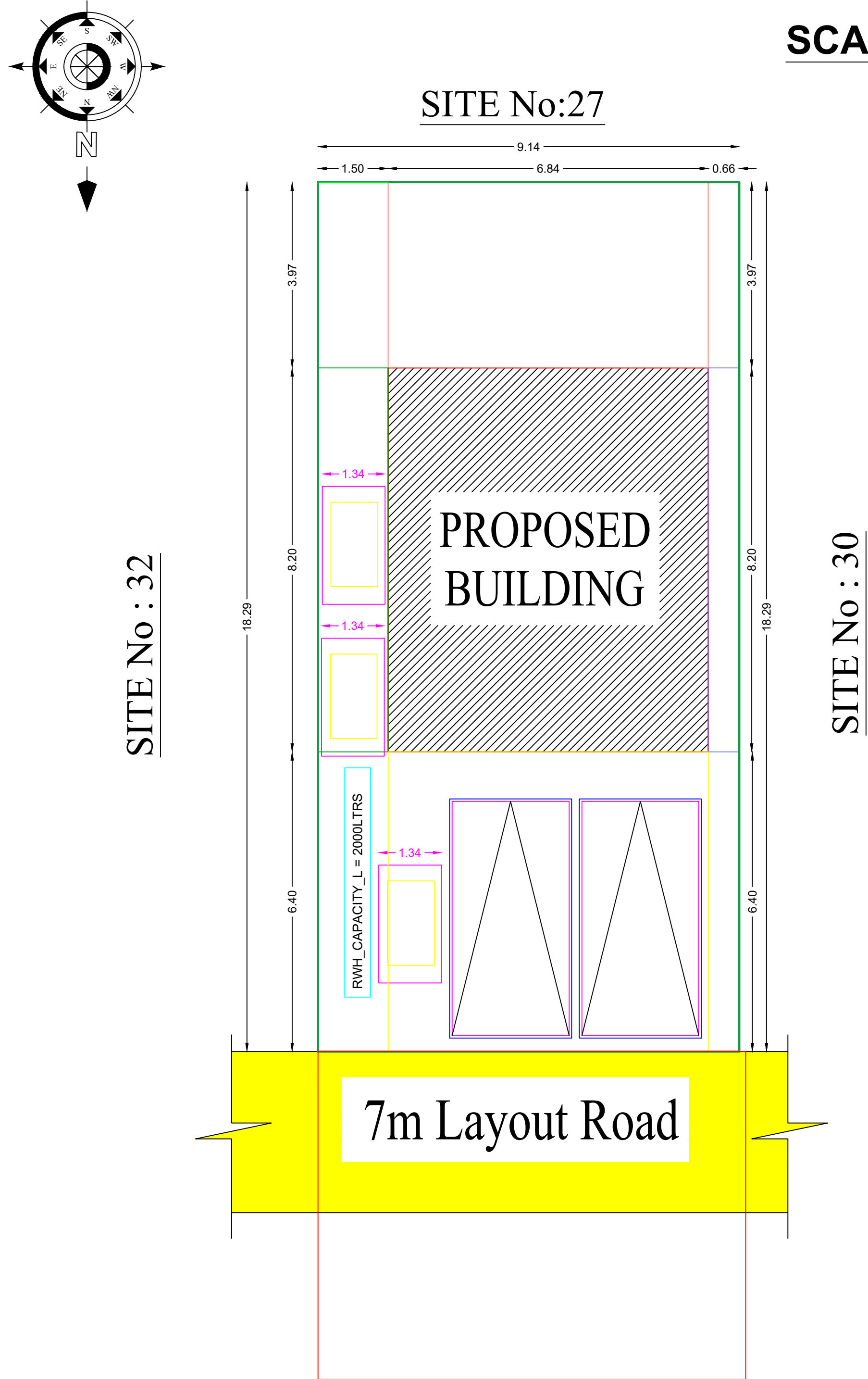
JOINERY DETAILS	FEET	METRE
M.D MAIN DOOR	3'6" X 7'0"	1.06 X 2.14
D DOOR	3'0" X 7'0"	0.91 X 2.14
D1 DOOR	2'6" X 7'0"	0.76 X 2.14
W WINDOW	6'0" X 4'0"	1.83 X 1.22
W1 WINDOW	4'0" X 4'0"	1.22 X 1.22
V VENTILATOR	3'3" X 1'9"	1.00 X 0.50

GATE ENTRY / EXIT MEASUREMENT IN METER 6.00 X 1.81

மூ.மு.எண்:3591/2023/ஆ3 நாள்:16.02.2024

SITE PLAN

SCALE 1:100



KEY PLAN : NOT TO SCALE

S.No	DESCRIPTION	Sq.Mt	Sq.Ft
1.	AREA OF THE SITE	167.30	1800.00
2.	PLINTH AREA OF THE PROPOSED RCC BUILDING IN GROUND FLOOR	56.09	603.74
3.	PLINTH AREA OF THE PROPOSED RCC BUILDING IN FIRST FLOOR	56.09	603.74
4.	PLINTH AREA OF THE PROPOSED RCC BUILDING IN SECOND FLOOR	56.09	603.74
5.	TOTAL PLINTH AREA OF THE PROPOSED RCC BUILDING	168.27	1811.22
6.	FLOOR AREA OF THE PROPOSED RCC BUILDING	134.59	1448.19
7.	AREA OF THE OPEN SPACE	111.21	1196.26

FLOOR SPACE INDEX (F.S.I) :-

S C A L E 1 : 1 0 0

$$\frac{\text{F.S.I AREA}}{\text{PLOT AREA}} = \frac{168.27}{167.30} = 1.00 \leq 2$$

ALL DIMENSIONS ARE IN 'METRE'

PLOT COVERAGE (P.C) :-

$$\frac{\text{MAX FLOOR AREA AT ANY FLOOR}}{\text{PLOT AREA}} \times 100 = \frac{56.09}{167.30} \times 100 = 33.52 \%$$

PROPOSED SEPTIC TANK - 1 NO & SOAK PIT - 1 Nos.,

PROPOSED RAINWATER HARVESTING TANK & SUMP - 1 Nos.,

PARKING DETAILS

DESCRIPTIONS	REQUIRED	PROVIDED
CAR PARKING	0 Nos.	2 Nos.
TWO WHEELERS	3 Nos.	3 Nos.

COLOUR INDEX

SITE BOUNDRY SHOWN

PROPOSED BUILDING SHOWN

EXISTING ROAD SHOWN

DRAWN BY:-

ER.S.SELVAKUMAR
TN PLANNERS

PH.No: 7502391313

E-mail : selvakumar1313@gmail.com



Reg.No. : 056/LS/2019/00010
Er. S. ARAVINTH B.E.,
Registered Engineer
SRI RAAGEVENDRA PLANNERS
26, Bharathipalayam, IInd Street,
NR Mahal (Back Side), Erode - 638 002.
Cell : 96599 47703, 72000 59343

APPLICANT

ENGINEER

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.

