Verified RealEstate™

REFERENCE
02/2025-2026

ISSUED
11 June 2025

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.

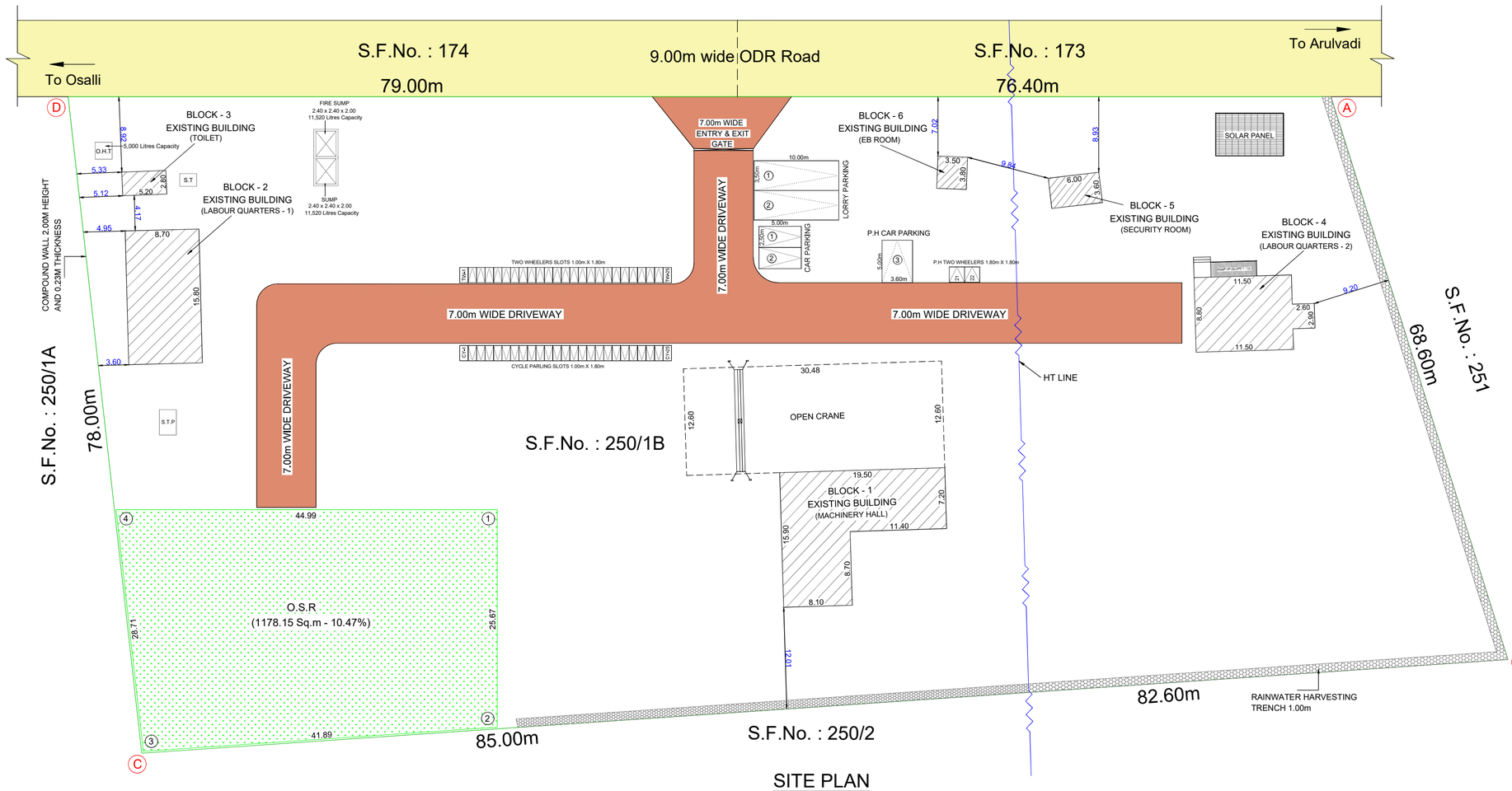
Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate
+91 9996 12 9996
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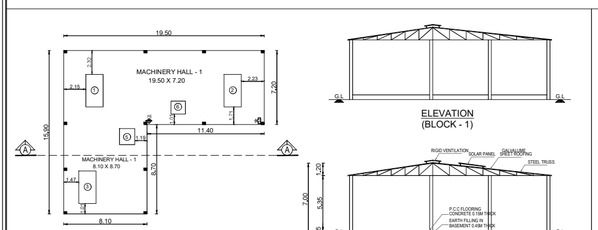
DIGITALLY VERIFIED RECORD

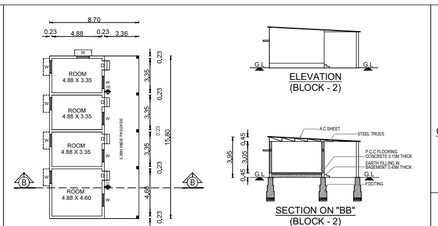
PLAN SHOWING THE EXISTING ASBESTOS SHEET ROOF ORANGE CATEGORY (GRANITES INDUSTRY - EXCEPT QUARRYING - 121.00 Hp) INDUSTRIAL BUILDING FOR "M/s. SHANMUGAM TRADERS", IN R.S.F.No. : 250/1B, OF ARULAVADI VILLAGE (HACA), MALLANKULI PANCHAYAT, THALAVADI TALUK, ERODE DISTRICT.

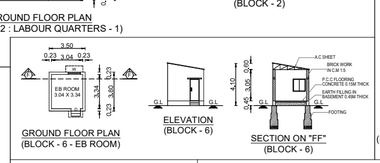
APPLICANT : Mr.S.SAKTHIVEL, S/o. Mr.SHANMUGAM,

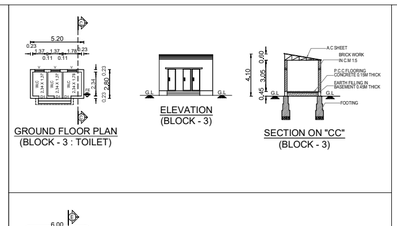


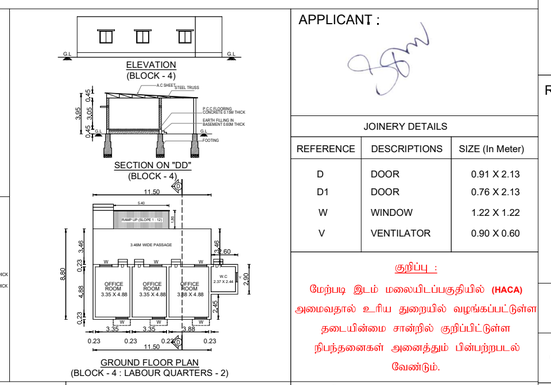
SITE PLAN
[SCALE 1 : 100]

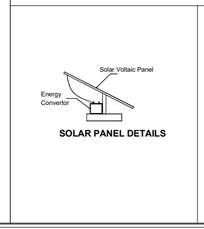


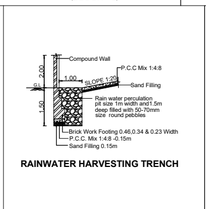


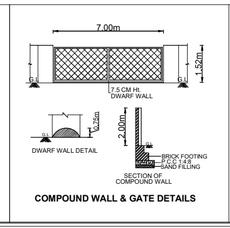


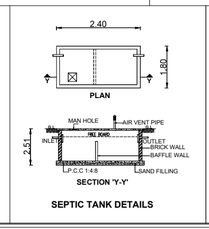


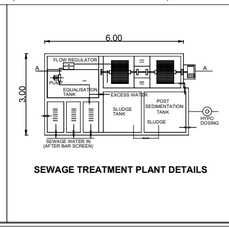












Signature valid
Signed by: Assistant Director
Location: Erode
Date: 2025.06.27 17:46:08

SCALE 1 : 100 ALL DIMENSIONS ARE IN "METRE"	
AREA STATEMENT :	
SITE EXTENT AS PER DOCUMENT [2.78 Acres]	11250.16 Sq.m
SITE EXTENT AS PER PLR / FMB	11250.00 Sq.m
SUPERIMPOSED PLOT AREA	11250.13 Sq.m

BLOCK & FLOOR DETAILS	BUILTUP AREA (Sq.m)	NET FSI AREA (Sq.m)
EXISTING BUILDINGS :		
BLOCK - 1 [Machinery Hall] : GROUND FLOOR AREA	210.87	210.87
BLOCK - 2 [Labour Quarters - 1] : GROUND FLOOR AREA	137.46	137.46
BLOCK - 3 [Toilet] : GROUND FLOOR AREA	14.56	14.56
BLOCK - 4 [Labour Quarters - 2] : GROUND FLOOR AREA	108.74	108.74
BLOCK - 5 [Security Room] : GROUND FLOOR AREA	21.60	21.60
BLOCK - 6 [EB Room] : GROUND FLOOR AREA	13.30	13.30
TOTAL AREA	506.53	506.53

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

NET F.S.I AREA / SITE EXTENT = 506.53 / 11250.00 = 0.04 < 2.00

PLOT COVERAGE (P.C) : -

GROUND FLOOR AREA / SITE EXTENT X 100 = 506.53 / 11250.00 X 100 = 4.50 %

O.S.R REQUIRED : 1125.00 Sq.m (10.00 %)

O.S.R PROVIDED : 1178.15 Sq.m (10.47 %)

MACHINERY DETAILS :

S.No	MACHINE NAME	Hp	Nos.	TOTAL Hp
1.	CUTTING MACHINE [BLOCK - 1]	30	1	30
2.	CUTTING MACHINE [BLOCK - 1]	20	1	20
3.	CUTTING MACHINE [BLOCK - 1]	25	1	25
4.	CRANE [SITE PLAN]	20	1	20
5.	POLISH MACHINE [BLOCK - 1]	05	4	20
6.	EDGE CUTTING [BLOCK - 1]	06	1	06
No. OF WORKERS : 15 Nos.		TOTAL		121

Parking Description	Required	Provided
1 Lorry Parking (3.50m X 10.00m) for every 500 Sq.m of Workshop floor area	01 No.	02 Nos.
1 Car space (2.50m X 5.00m) for every 100 Sq.m of office floor area	01 No.	02 Nos. + 1 No. (PH)
1 Two Wheeler (1.00m X 1.80m) for every 50 Sq.m of workshop floor area	11 Nos.	20 Nos. + 2 Nos.(PH)
1 Cycle space (1.00m X 1.80m) for every 50 Sq.m of workshop floor area	11 Nos.	20 Nos.

STRUCTURAL ENGINEER :

Er. S.SURESH ME.(Structural Engg)., MBA.,
Reg. Struc. Engineer Gr-I,
Reg.No:09/2020/RSE/GR-I/EDTCP
PRIYAM BUILDING SERVICESS
No:42/1, Siva Complex, FirstFloor,
Erode-638 011, Ph: 96594 45577.

REGISTERED ENGINEER :

Er.K.GOWTHAM, DCE.,BE.,
06/2020/RE-Gr II / EDTCP
122/15, TMG Complex,
opp. Taluk Office, Perudurai-638 052.
CELL :8122007414

JOINERY DETAILS

REFERENCE	DESCRIPTIONS	SIZE (In Meter)
D	DOOR	0.91 X 2.13
D1	DOOR	0.76 X 2.13
W	WINDOW	1.22 X 1.22
V	VENTILATOR	0.90 X 0.60

குறிப்பு :

மேற்படி இடம் மலையிடப்பகுதியில் **(HACA)** அமைவதால் உரிய துறையில் வழங்கப்பட்டுள்ள தடையின்மை சான்றில் குறிப்பிட்டுள்ள நிபந்தனைகள் அனைத்தும் பின்பற்றபடல் வேண்டும்.

- FIRE EXTINGUISHER
- FIRE ALARM

COLOUR INDEX

- SITE BOUNDARY SHOWN
- EXISTING BUILDINGS SHOWN
- DRIVEWAY SHOWN
- OSR SHOWN
- EXISTING ROAD SHOWN

APPLICANT :

அளவர் / உதவி வரைவாளர்	ரெ. ராஜராஜேஸ்வரி
வரைவாளர் நிலை - III	செ. சிவசங்கர்
கட்டிட கலை / திட்ட உதவியாளர்	சி. அரங்கராசு

ONLINE APPLICATION No. : SWP / BPA / 502195 / 2025

Site Boundary shown as "A to D" and Numbered as SWP / DTCP / ERODE / Site Approval No.: 167 / 2025

SWP / DTCP / ERODE / Building Permission No.: 48 / 2025

DEPUTY DIRECTOR (I/C)
DISTRICT TOWN AND COUNTRY PLANNING OFFICE,
ERODE DISTRICT

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

Verified RealEstate™

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
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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.