

PP

APPROVAL RECORD

Planning Permission

Erode district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

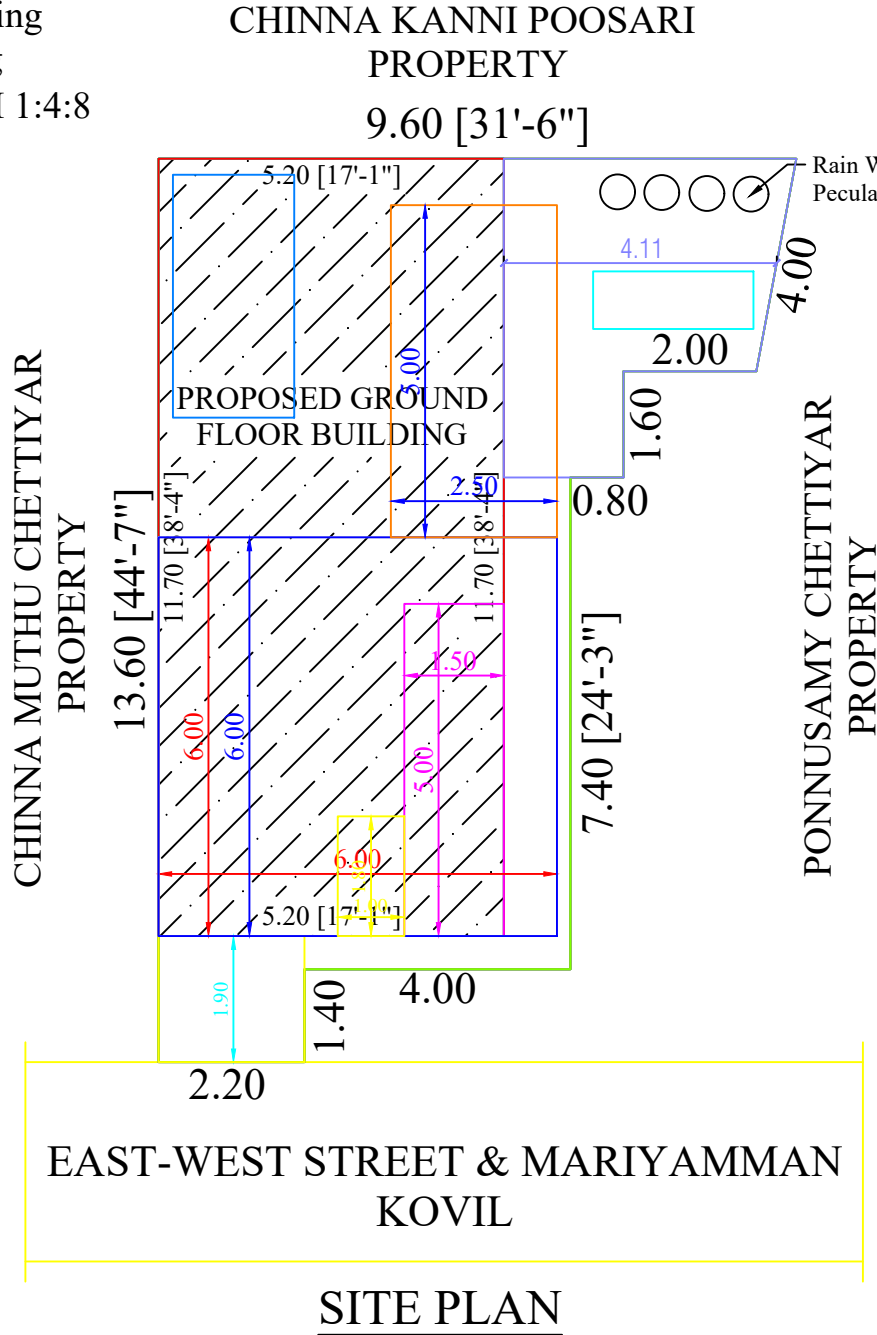
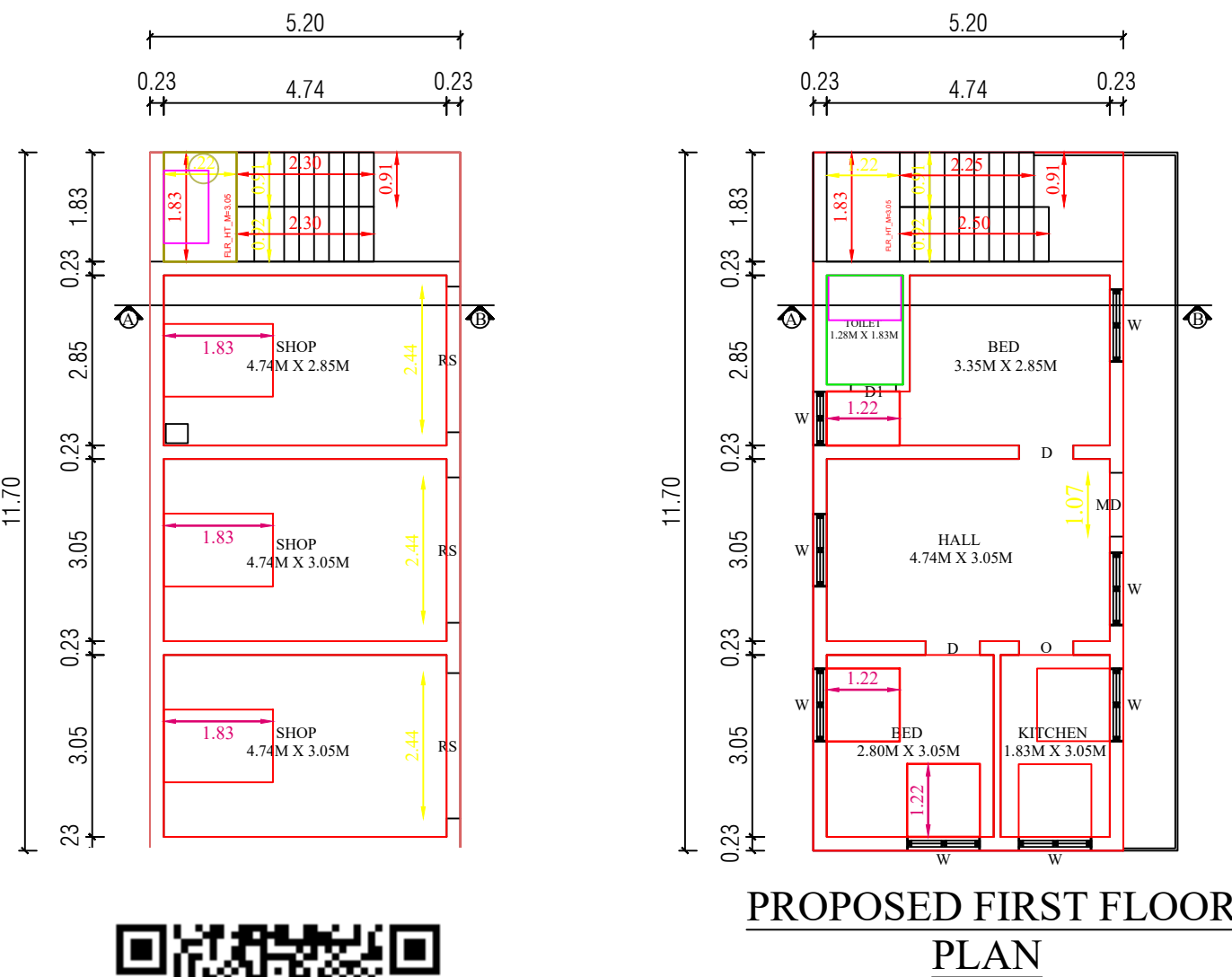
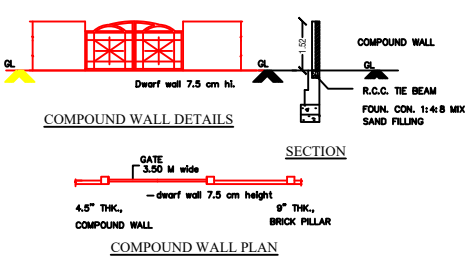
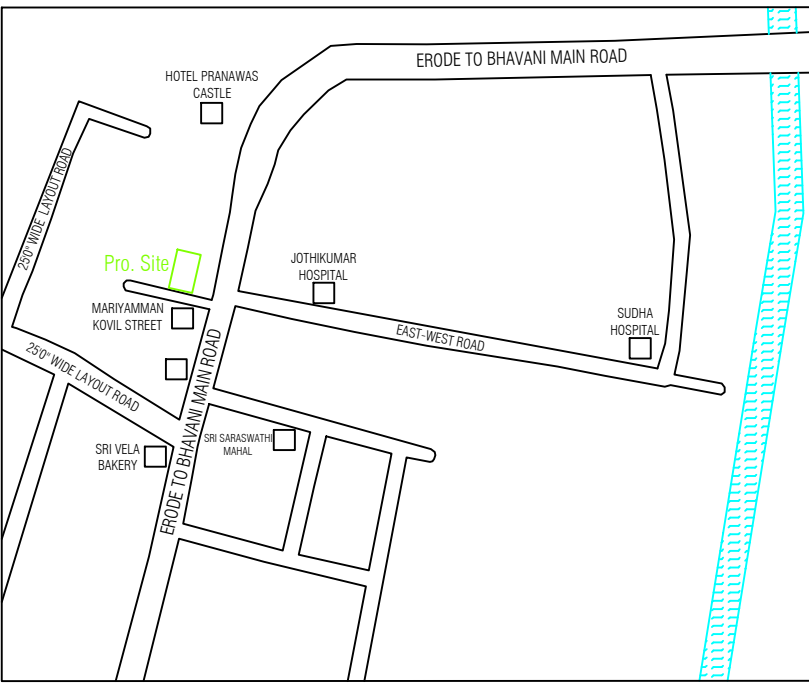
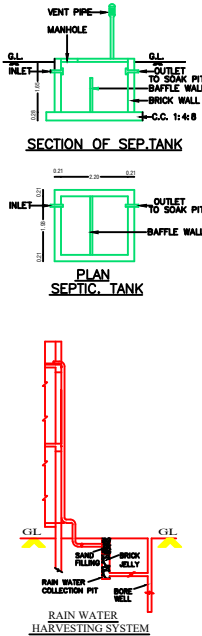
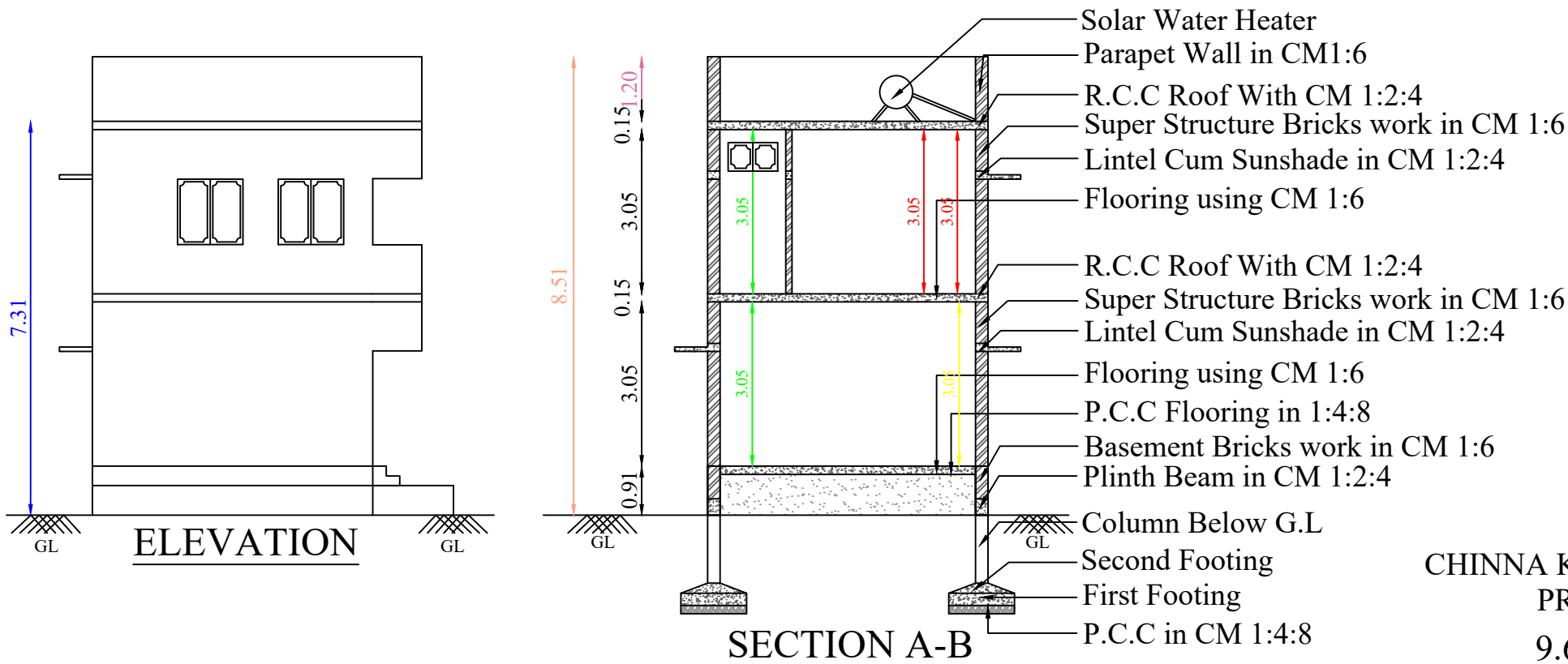
Rural Panchayat

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

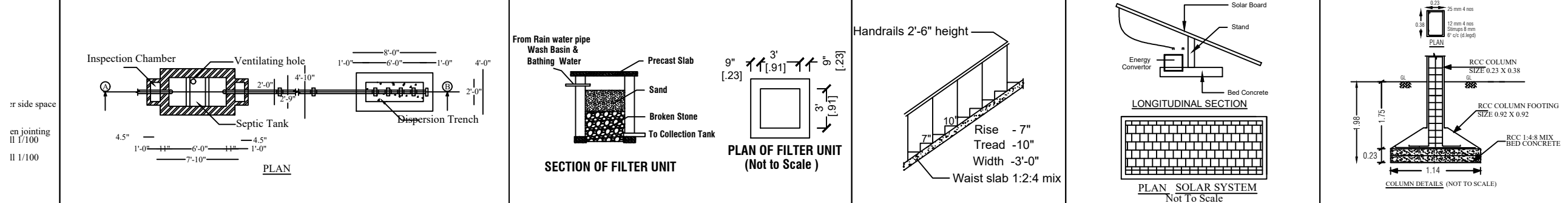
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF GROUND FLOOR R.C.C ROOF COMMERCIAL SHOP BUILDING AND FIRST FLOOR FLOOR R.C.C ROOF RESIDENTIAL BUILDING IN NATHAM OLD R.S.F NO: 45/1, NATHAM NEW R.S.F NO: 258/34, ERODE TO BHAVANI MAIN ROAD AT KALINGARAYAN PALAYAM, METTUNASUVAMPALAYAM VILLAGE & PANCHAYAT, ERODE TALUK, ERODE PANCHAYAT UNION, ERODE DISTRICT.

APPLICANT NAME: SENTHIL KUMAR.V S/o VELUSAMY



PLAN INFO
AS_AT_SITE=89.92
FMB_OR_PLR=85.00
AS_PER_DOCUMENT=85.00
EXISTING_FLOOR_AREA_TO_BE_DEMOLISHED_M2=0.00
PREMIUM_FSL_REQUIRED=NO
IS_APPROVED_LAYOUT=NO
PLOT_NO= -
DOOR_NO= -
SURVEY_NO= 258/34
PATTA_NO= 1735
TALUK=ERODE
OSR_APPLICABLE=NO
IS_SWIMMING_POOL_EXISTS=NO
DISTRICT=ERODE
SINGLE_FAMILY_BLDG=NO
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=6.20
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
PLOT_AREA_M2= 89.92
AVG_PLOT_DEPTH= 13.60
AVG_PLOT_WIDTH= 6.61
AREA_TYPE=OTHERS
ROAD_LENGTH=300.00
LAND_USE_ZONE=RESIDENTIAL
BLOCK_1_B-SHOP_MEMBER_COUNT= 4
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVLT_BLDG=NO
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
JURISDICTION_TYPE= PANCHAYAT
IF_HERITAGE_TOWN_LESSSTHAN_1KM_RADIUS=NO



S.No	DESCRIPTION	Sq.M	Sq.Ft
1.	AREA OF THE TOTAL DOCUMENT	85.00	915.00
2.	AREA OF THE SITE (AS AT SITE)	89.92	967.89
3.	AREA OF THE PATTA	85.00	915.00
4.	AREA OF THE SUPER IMPOSED POLT BOUNDARY	89.92	967.89
FSI AREA			
5.	TOTAL PLINTH AREA OF THE PRO.GROUND FLOOR (COMMERCIAL)	60.84	654.88
6.	TOTAL PLINTH AREA OF THE PRO.FIRST FLOOR (RESIDENTIAL)	60.84	654.88
NON - FSI AREA			
7.	TOTAL CARPET AREA OF THE PROPOSED RCC BUILDING	82.43	887.27
8.	AREA OF THE OPEN SPACE	29.08	313.01

JOINERY DETAILS	FEET	METER	SCALE = 1:100 ALL DIMENSIONS ARE METRE & FEET ALL ROOMS ARE HAVING SUFFICIENT VENTILATION
MD - Door	5'0" x 7'0"	1.52 x 2.13	
D - Door	3'0" x 7'0"	0.91 x 2.13	INDEX : 1. APPLICANT SITE BOUNDARY SHOWN IN - 2. PROPOSED R.C.C BUILDING SHOWN IN - 3. EXISTING ROAD SHOWN IN - 4. RAIN WATER HARVESTING SYSTEM -
D1 - Door	2'6" x 7'0"	0.76 x 2.13	
O - Open	3'0" x 4'6"	0.91 x 1.37	
W - Window	6'0" x 4'6"	1.83 x 1.37	
W1 - Window	4'0" x 4'6"	1.22 x 1.37	
V - Ventilator	3'0" x 2'0"	0.91 x 0.60	

Er.M. VEERAPERIYASAMY .M.E., M.I.E, A.I.V.,
CHARTERED ENGINEER, REGISTERED CIVIL ENGINEER,

#924,Mettu-Palani andaver Kovil & V.A.O Office Opposite,
KALINGARAYANPALAYAM, BHAVANI-01
e-mail : bestplanners99@gmail.com
www.bestplanners.in

Er : 98427- 55502
Off: 98427- 55542

APPLICANT

REGISTERED ENGINEER

V. Senthil Kumar

Er. M. VEERAPERIYASAMY,
B.E., M.E (Strut), A.I.V, M.I.E.,
Chartered Engineer, M - 1770068
Registered Engineer : 55/LS/2019/10
Structural Engineer
BEST PLANNERS
5/924, Kalingarayanpalayam,
Bhavani - 638 301. Q: 98427 55502

www.bestplanners.in

Er.Samy-98427-55502

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

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

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

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.

