

PP

APPROVAL RECORD

Planning Permission

Erode district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

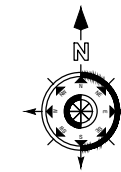
DTCP

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
TERRACE ROOF GREEN CATEGORY INDUSTRIAL BUILDING
(TAILORING AND GARMENT MAKING - 367.00 HP) FOR
"OSHADI LIMITED", IN S.F.No. : 37/11, 37/12, 37/13B, 37/14B &
37/15B, OF PERODE VILLAGE AND VILLAGE PANCHAYAT,
ERODE TALUK, ERODE DISTRICT.

APPLICANT :
Mr. D. NISHANTH CHOPRA, S/o. Mr. DALCHAND JAIN.



SCALE 1 : 100 ALL DIMENSIONS ARE IN "METRE"

AREA STATEMENT :

SITE EXTENT :
AS PER DOCUMENT [1.00 ACRES] 4046.82 Sq.m
AS PER PLR / FMB 4048.00 Sq.m
SUPERIMPOSED PLOT AREA 4223.90 Sq.m

FLOOR DETAILS	BUILTUP AREA (Sq.m)	NON - FSI AREA (Sq.m)	NET FSI AREA (Sq.m)
GROUND FLOOR AREA	1156.06	90.23	1065.83
FIRST FLOOR AREA	1156.06	80.36	1075.70
SECOND FLOOR AREA	1156.06	80.36	1075.70
THIRD FLOOR AREA	552.40	78.56	473.84
TOTAL AREA	4020.58	329.51	3691.07

FLOOR SPACE INDEX (F.S.I) = $\frac{3691.07}{4046.82} = 0.91 < 2.00$

MACHINERY DETAILS

S.No.	MACHINERY NAME	HP	Nos.	TOTAL HP
1.	OVER LOCK	1.00	100	100
2.	SINGER	1.50	88	132
3.	CHECKING	1.50	90	135
No. OF MALE WORKERS : 75 Nos. No. OF FEMALE WORKERS : 125 Nos. TOTAL : 200 Nos.			TOTAL HP	367

APPLICANT :

STRUCTURAL ENGINEER :

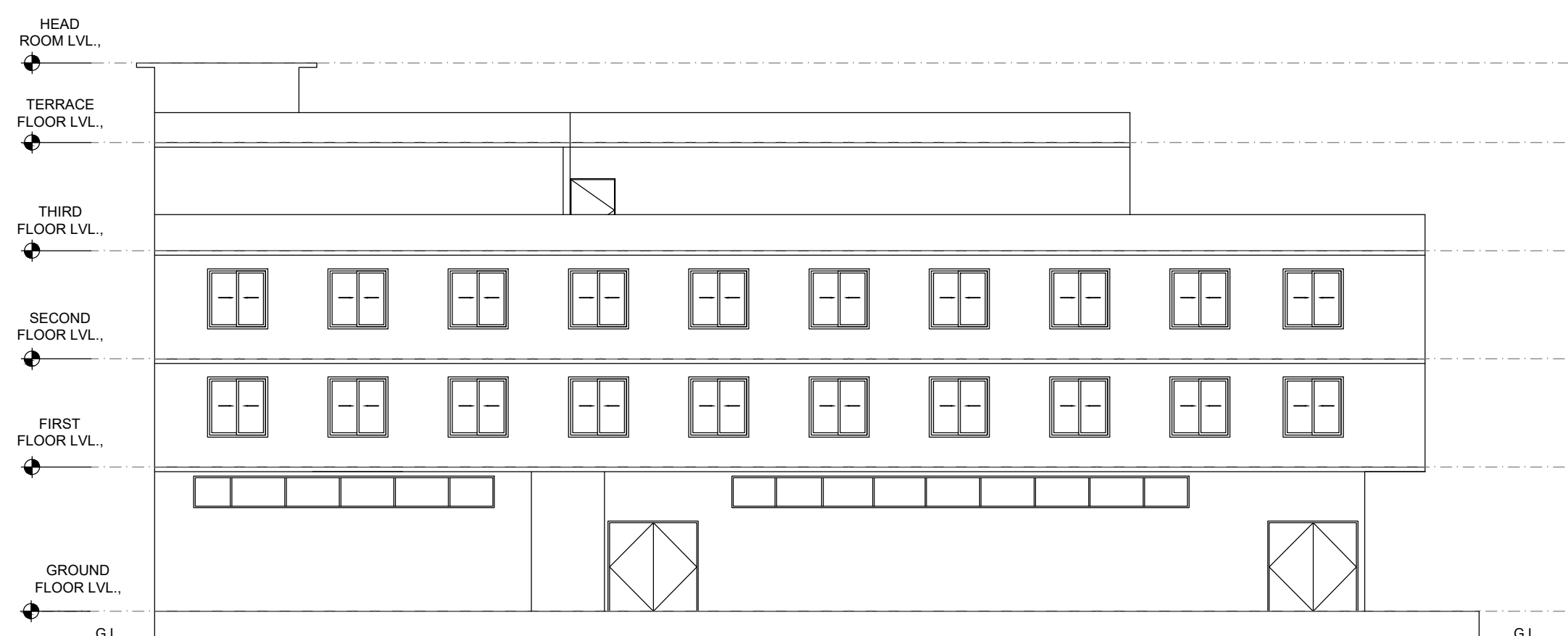
S. Suresh
Er. S. SURESH M.E.(Structural Engg.), MBA,
Reg. Struc. Engineer Gr-I,
Reg.No/09/2020/RSE/GR-I/EDTCP
PRIYAM BUILDING SERVICES
No:42/1, Siva Complex, FirstFloor,
Erode-638 011, Ph: 96594 45577.

CONSTRUCTION ENGINEER :

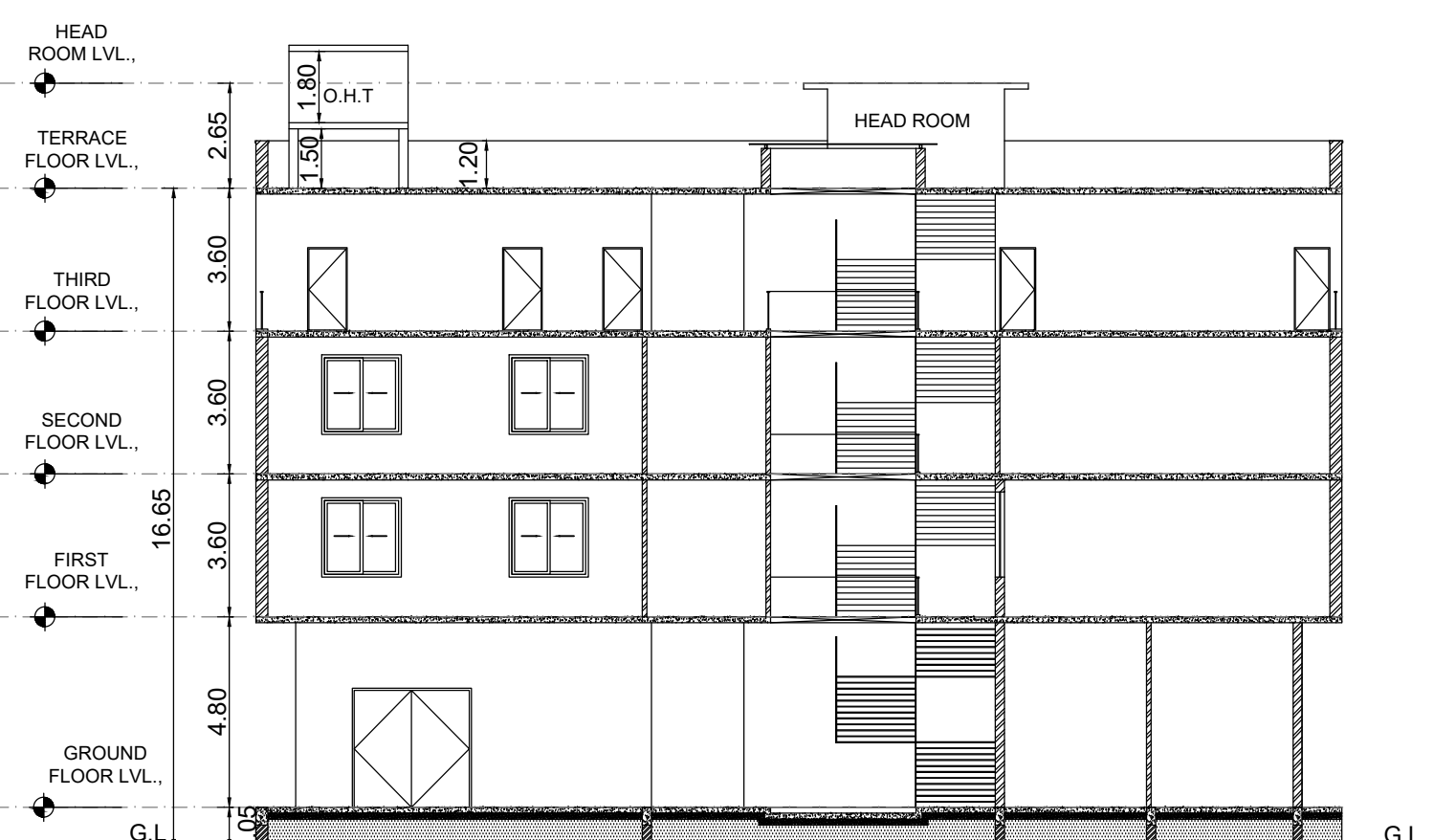
D. Prakash
Er. D. PRAKASH PANDIAN, DCE,B.E.
RAJALAKSHMI CONSTRUCTIONS
D No 329/5 NPP Plaza, Erode Road, Perundurai,
Registered Engineer 13/2025/RE-Gr I EDTCP
Registered Construction Engineer 56/12 INCE EDTCP
Cell: 97517 25654

REGISTERED ENGINEER :

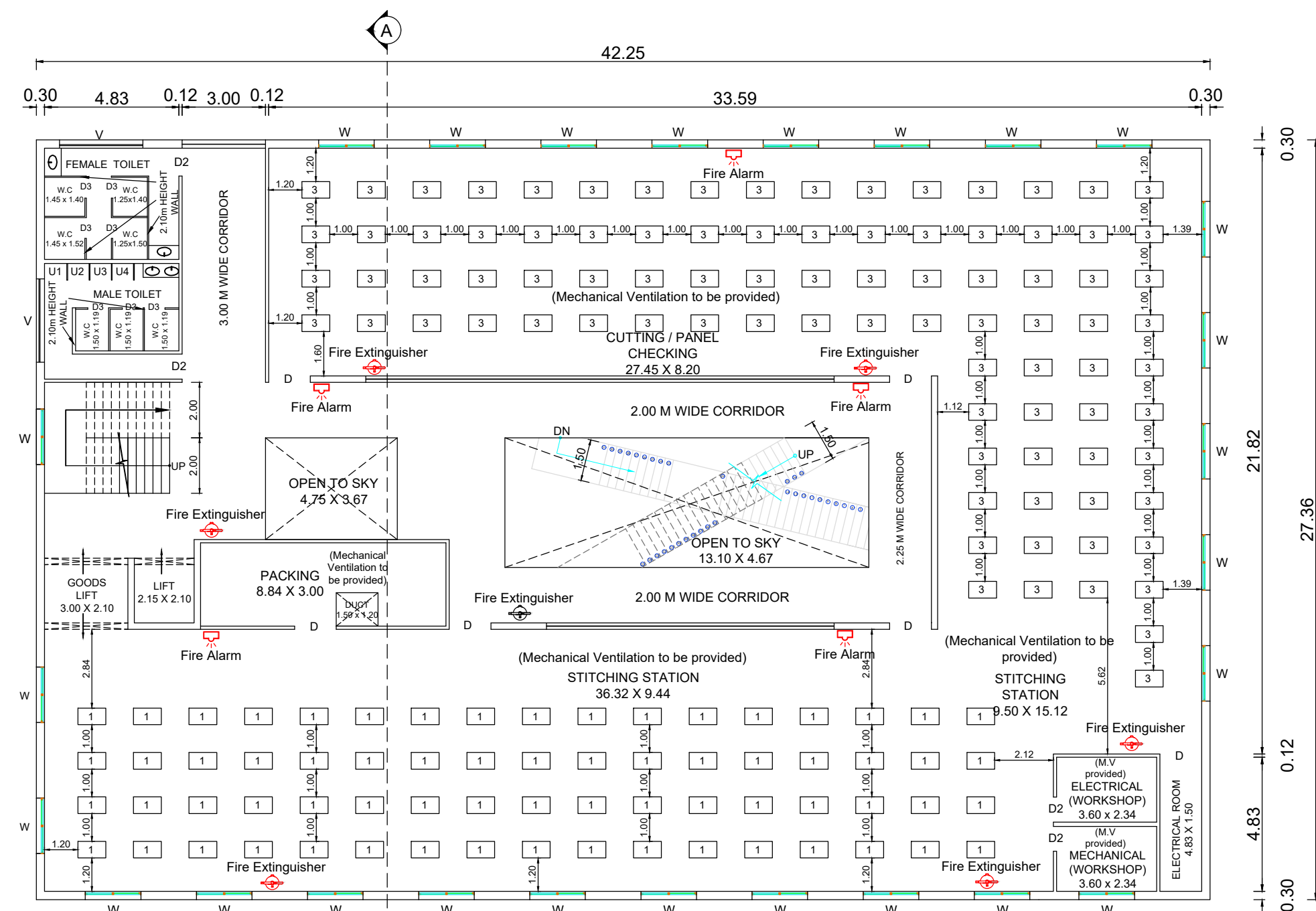
K. Gowtham
Er.K.GOWTHAM M.E.(Struct).
L.B.S / Registered Engineer Grade-II (RE)
Reg.No/ Erode 06/2020/RE-Gr II / EDTCP
Licensed Land Surveyor, 2022/15/0017
122/15, TMG Complex, Opp. Taluk office,
Perundurai-638052. CELL:8122905134



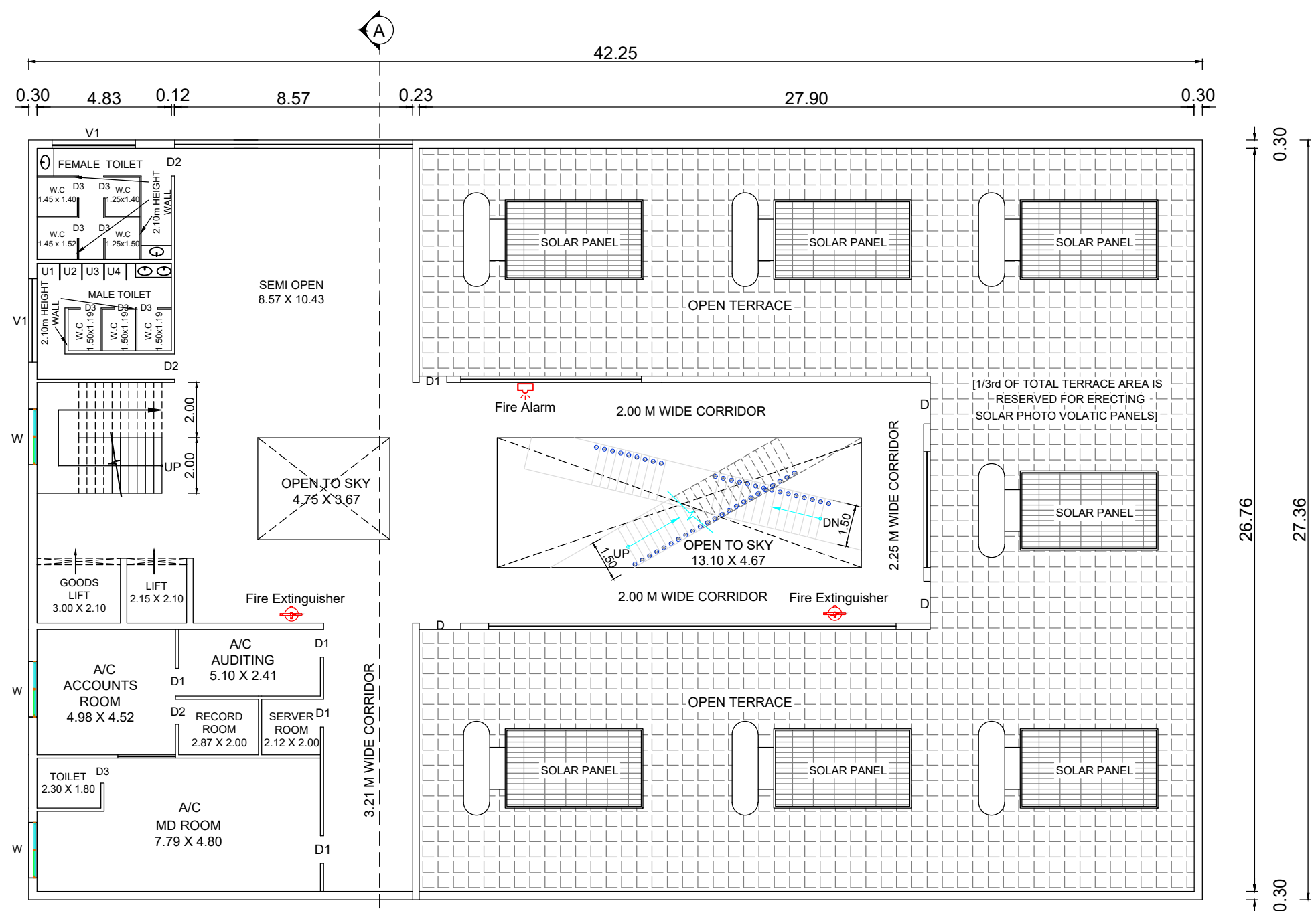
SOUTHERN SIDE ELEVATION



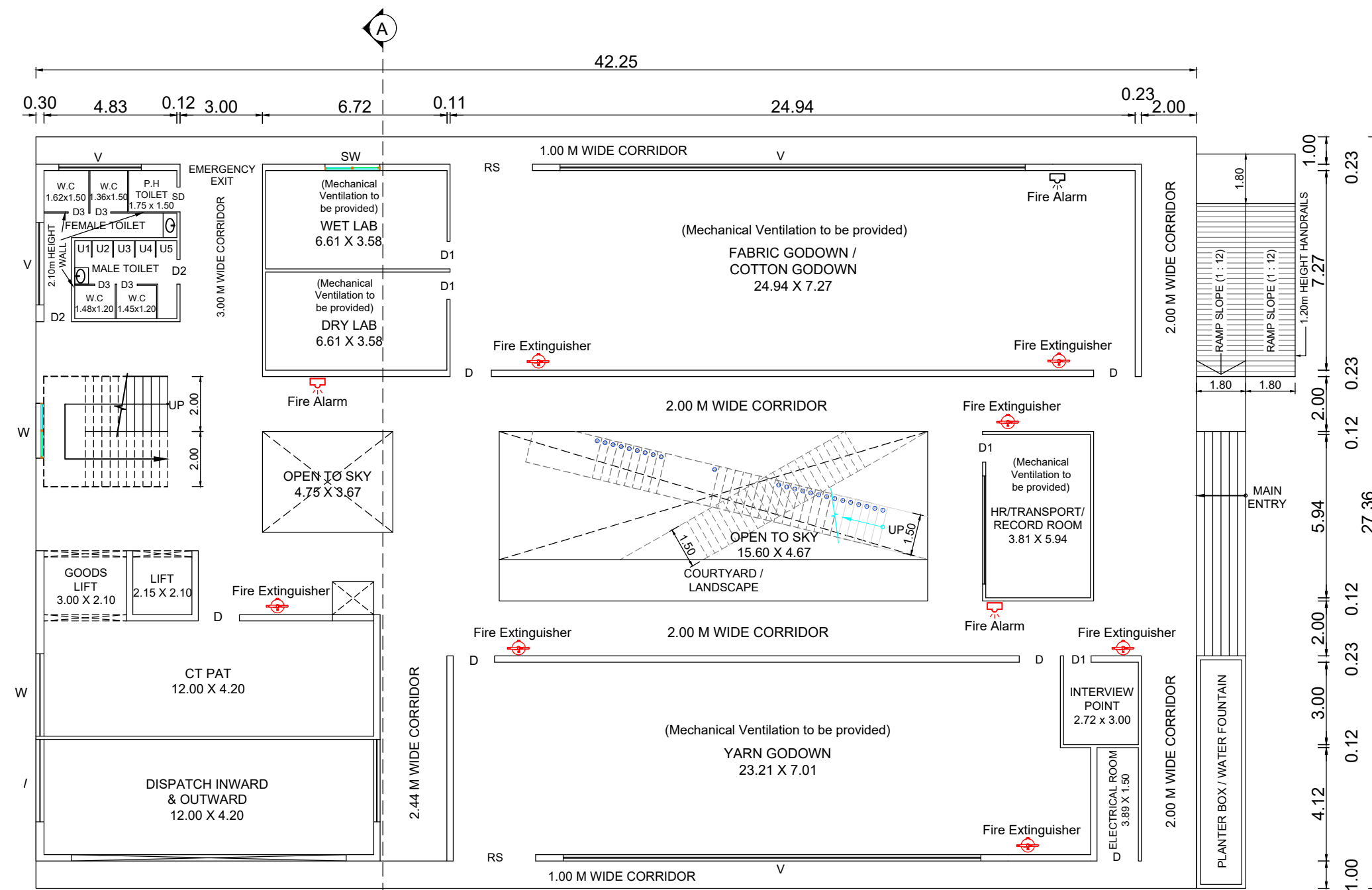
SECTION ON "AA"



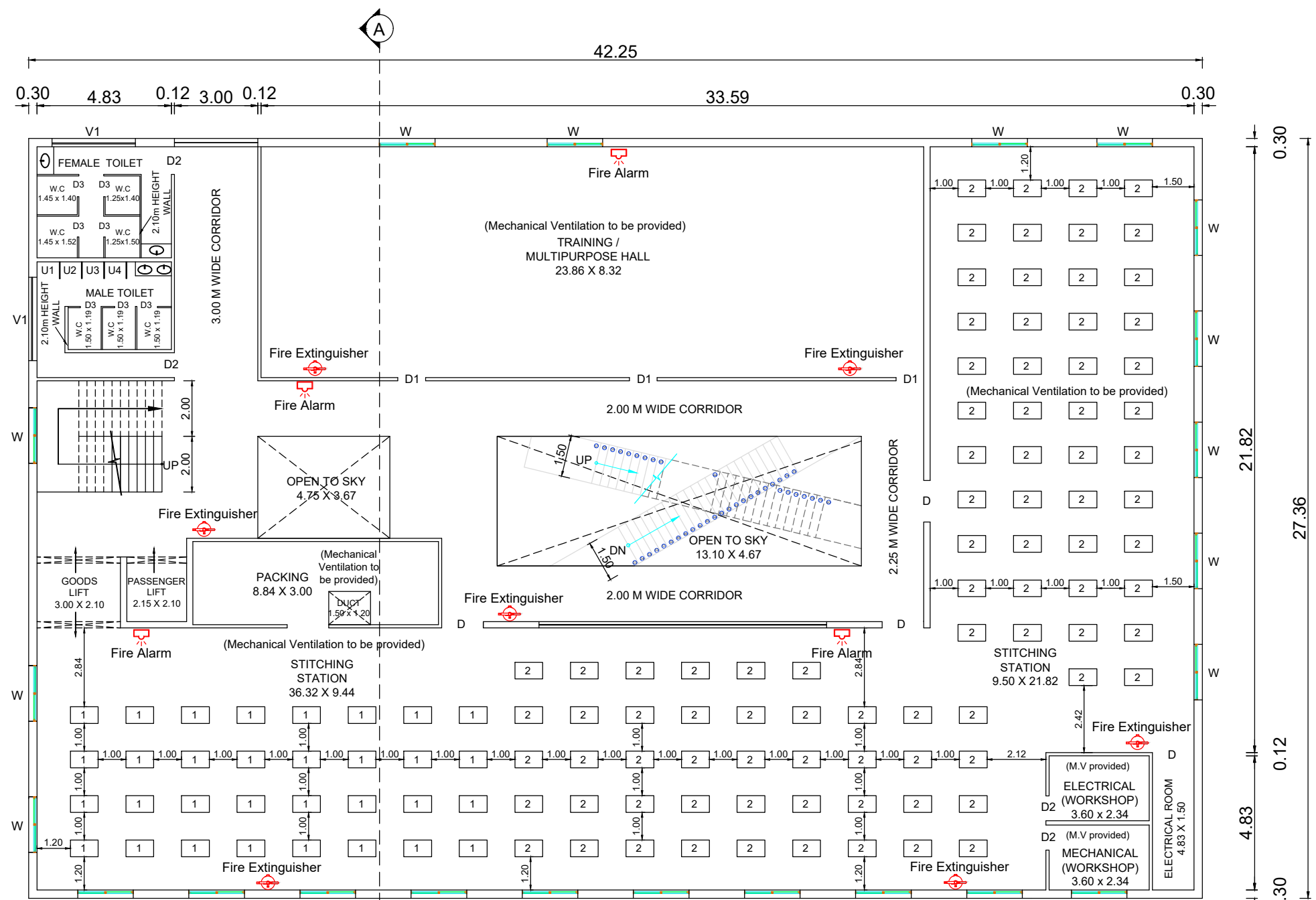
FIRST FLOOR PLAN



THIRD FLOOR PLAN



GROUND FLOOR PLAN



SECOND FLOOR PLAN

Online Applicaion No. : SWP / BPA / 756113 / 2026

SWP / DTCP / ERODE / Building Permission No.:19 / 2026

SWP / DTCP / ERODE / Site Approval No.: 41 / 2026



PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C TERRACE ROOF GREEN CATEGORY INDUSTRIAL BUILDING (TAILORING AND GARMENT MAKING - 367.00 HP) FOR "OSHADI LIMITED", IN S.F.No. : 37/11, 37/12, 37/13B, 37/14B & 37/15B, OF PERODE VILLAGE AND VILLAGE PANCHAYAT, ERODE TALUK, ERODE DISTRICT.

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FLOOR SPACE INDEX (F.S.I) = $\frac{3691.07}{4046.82} = 0.91 < 2.00$

O.S.R REQUIRED : 422.39 Sq.m (10.00%)

O.S.R PROVIDED : 429.00 Sq.m (10.15%)

HEIGHT OF THE BUILDING : 16.65m

APPLICANT :

STRUCTURAL ENGINEER :

S. Suresh M.E.
Er. S. SURESH M.E. (Structural Engg.), MBA,
Reg. Struc. Engineer Gr-I,
Reg.No:09/2020/RSE/GR-I/EDTCP
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No:42/1, Siva Complex, FirstFloor,
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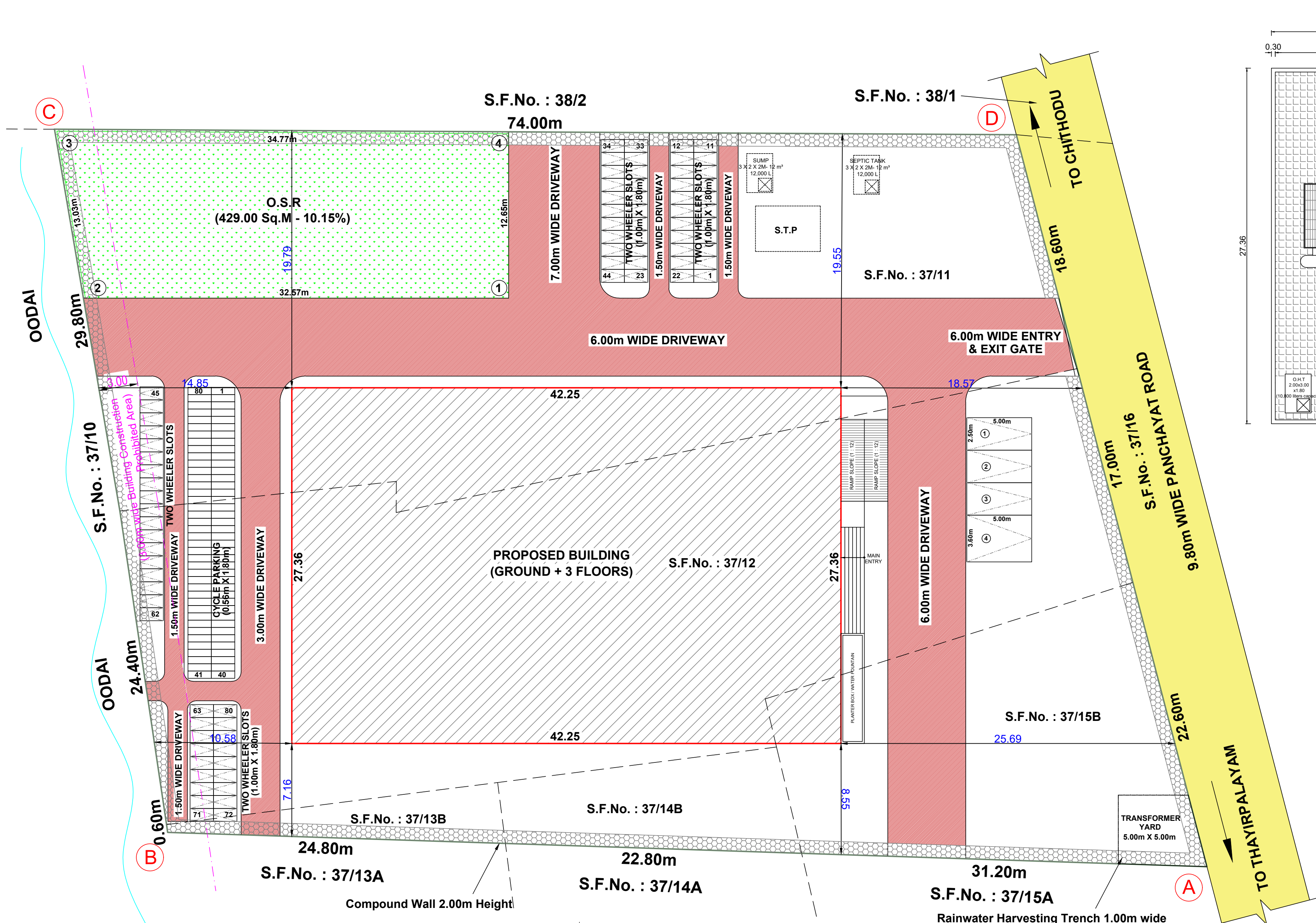
SWP / DTCP / ERODE / Site Approval No.: 41 / 2026

SURVEYOR/ASSISTANT DRAUGHTSMAN BHUVANESHWARI

DRAUGHTSMAN-III SIVASANKAR

SUPERVISOR ARANGURASU

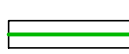
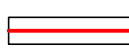
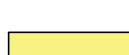
DEPUTY DIRECTOR (i/c),
DISTRICT TOWN AND COUNTRY PLANNING,
ERODE

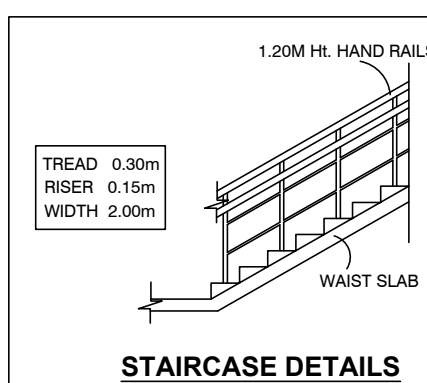


SITE PLAN
(SCALE 1 : 100)

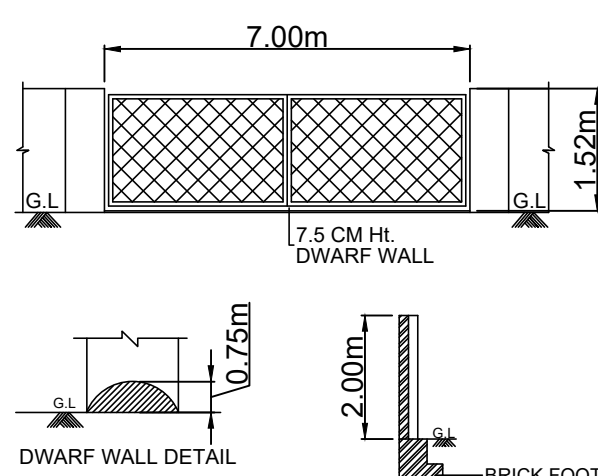
PARKING DETAILS			
Parking Description	Area (Sq.m)	Required	Provided
1 Car space (2.50m X 5.00m) for every 200 Sq.m of office floor area	37.39	02 Nos.	03 Nos. + 01 Nos. (PH Car)
1 Two Wheeler (1.00m X 1.80m) for every 75 Sq.m of floor area	3691.07	50 Nos.	80 Nos.
1 Cycle space (1.00m X 1.80m) for every 75 Sq.m of floor area	3691.07	50 Nos.	80 Nos.

COLOUR REFERENCES

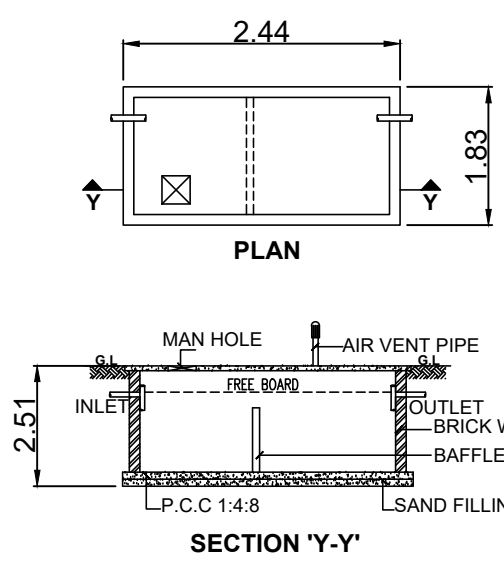
SITE BOUNDARY SHOWN IN 
PROPOSED BUILDINGS SHOWN IN 
DRIVEWAY SHOWN IN 
O.S.R SHOWN IN 
EXISTING ROAD SHOWN IN 



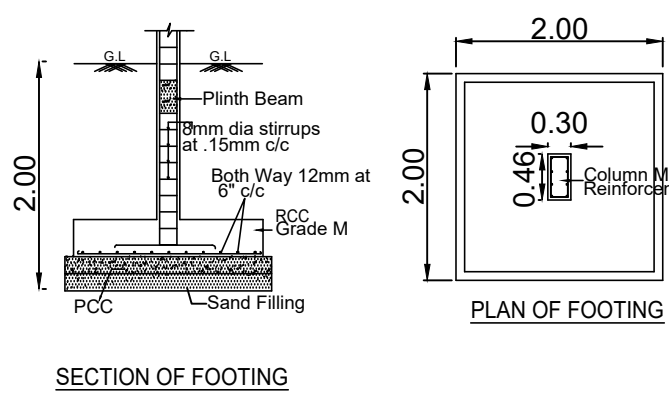
STAIRCASE DETAILS



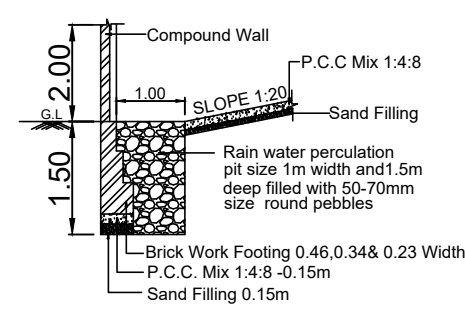
COMPOUND WALL & GATE DETAILS



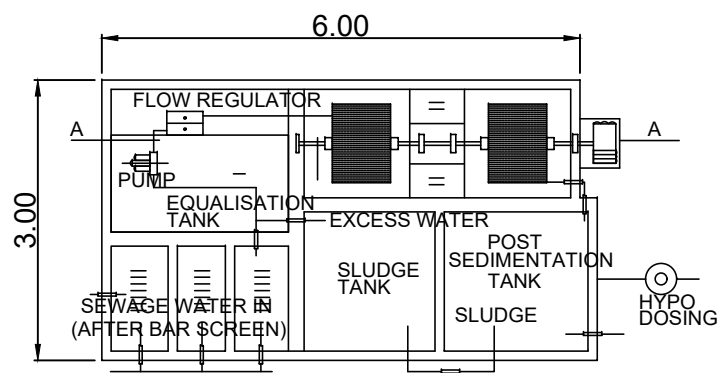
SEPTIC TANK DETAILS



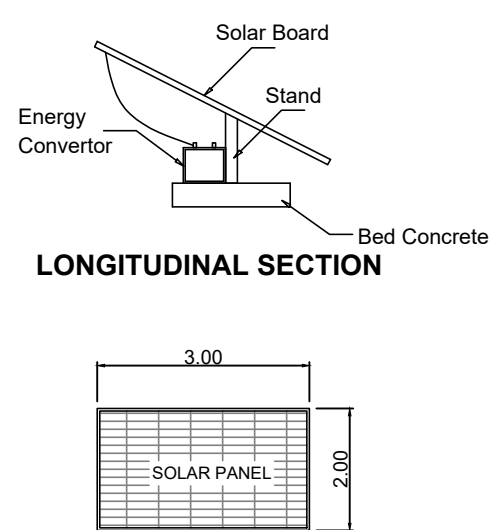
FOUNDATION DETAILS



RAINWATER HARVESTING TRENCH



SEWAGE TREATMENT PLANT DETAILS



SOLAR PANEL DETAILS

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.

