Verified RealEstate™

REFERENCE
15/2025-2026

ISSUED
24 February 2026

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

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DIGITALLY VERIFIED RECORD

PLAN SHOWING THE ADDITIONAL & PROPOSED CONSTRUCTION OF GROUND FLOOR RCC ROOF COMMERCIAL BUILDING AND FIRST FLOOR RCC ROOF RESIDENTIAL BUILDING IN OLD S.F.NO:532, OLD R.S.F.NO:523/8, R.S.F.NO:8A1A, NEW R.S.F.NO:523/8A1 AT SITE NO:4 NORTH WEST PART, SITE NO:4 SOUTH PART, "SWAMI NAGAR", AMMAN KOVIL PUDUR, WARD NO:3, MURUNGATHOLUVU VILLAGE AND PANCHAYAT, CHENNIMALAI UNION, PERUNDURAI TALUK, ERODE DISTRICT.

SOLD PLOT FRAME WORK SPFW / SRDD NO:9974/2018, DATE:20.08.2018,

ப.மு.எண்:4264/2023/ஆ3, நாள்:27.12.2024

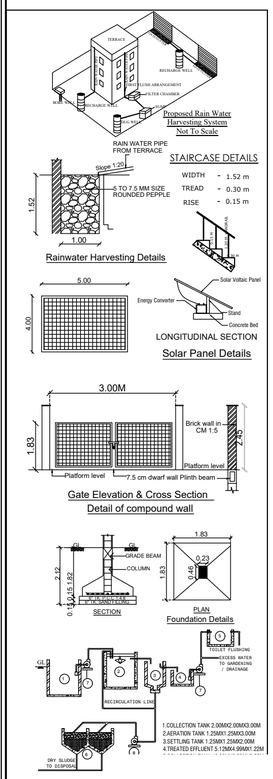
EXISTING GROUND FLOOR RCC ROOF RESIDENTIAL BUILDING APPROVAL NO:26/2024-2025, DATE:17.02.2025

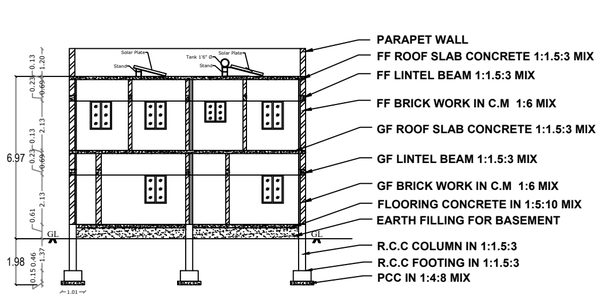
EXISTING GROUND FLOOR RCC ROOF RESIDENTIAL BUILDING DOOR NO's:183, 3/189B, 3/189A, 189,

ASSESSMENT NO's:2227, 4758, 4757, 2234

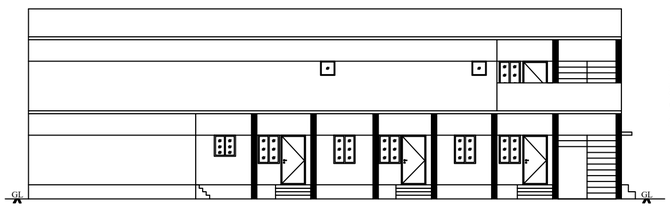


GPS LOCATION LATITUDE:11.156272 LONGITUDE:77.642233





SECTION ON "AB"

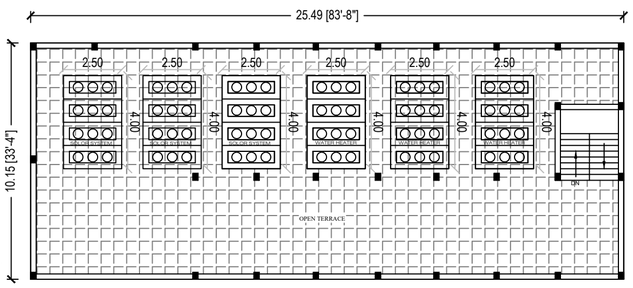


ELEVATION

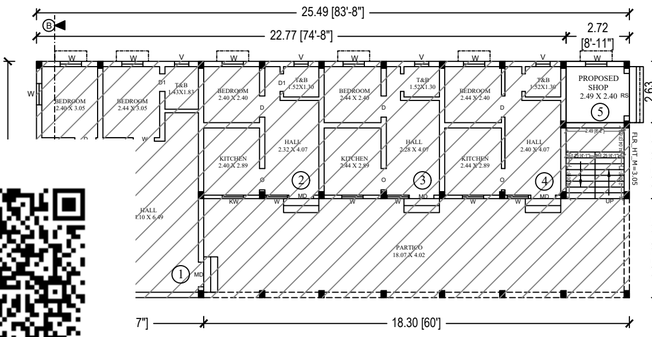
APPLICANT NAME:

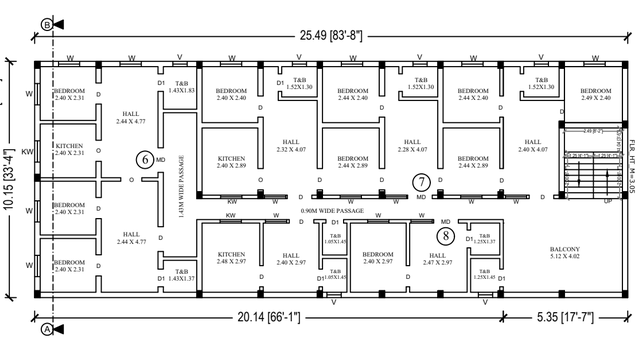
Mrs.K.JOTHILAKSHMI, (AADHAAR NO: 8633 2896 7630)

W/o.Mr.KUMAR,



TERRACE FLOOR PLAN





FIRST FLOOR RCC PLAN

DDITIONAL AND PROPOSED GROUND FLOOR RCC PLAN
ND FLOOR RESIDENTIAL BUILDING DOOR NO's:183, 3/189B, 3/189A, 189,
ASSESSMENT NO's:2227, 4758, 4757, 2234

SITE PLAN
SCALE 1:100

ALL DIMENSIONS ARE IN METER **SCALE 1:100**

REFERENCE SHEET 01/01

PLAN INFO
PLOT_AREA_M2=387.40
SINGLE_FAMILY_BLDG=NO
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=12.20
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
ROAD_WIDTH=20.20
ROAD_LENGTH=350.00
AVG_PLOT_DEPTH= 31.77
AVG_PLOT_WIDTH= 12.53
LAND_USE_ZONE = RESIDENTIAL AND COMMERCIAL
DISTRICT=ERODE
TALUK=PERUNDURAI
RWH_DECLARED=YES
AREA_TYPE=OTHERS
BUILDING_NEAR_TO_RIVER=NO
OSR_APPLICABLE=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=YES
JURISDICTION_TYPE=PANCHAYAT
SURVEY_NO=523/8A1
PATTA_NO=1138
AS_PER_DOCUMENT=387.40
AS_AT_SITE=386.69
FMB_OR_PLR=386.69
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO
BLOCK_1_B-SHOP_MEMBER_COUNT=00

AREA STATEMENT	SQ.FT	SQ.MT
TOTAL LAND AREA (2085.75SQ.FT + 1761.75 SQ.FT + 322.50 SQ.FT)	4170.00	387.40
PLINTH AREA OF THE GF RCC COMMERCIAL BUILDING	76.96	7.15
FLOORING AREA OF THE GF RCC COMMERCIAL BUILDING	64.26	5.97
PLINTH AREA OF THE FF RCC BUILDING	2784.86	258.72
FLOORING AREA OF THE FF RCC BUILDING	1842.47	171.17
EXISTING AREA OF THE GF RCC RESIDENTIAL BUILDING	2707.89	251.57
AREA OF THE OPEN SPACE	1385.11	128.68

SCHEDULE OF JOINERY

		FEET	METRE
RS	ROLLING SHUTTER	6'0" X 7'0"	1.82 X 2.13
MD	MAIN DOOR	3'6" X 7'0"	1.06 X 2.13
D & O	DOOR & OPEN	3'0" X 7'0"	0.91 X 2.13
PD	POOJA DOOR	2'6" X 7'0"	0.76 X 2.13
W	WINDOW	3'0" X 4'0"	0.91 X 1.22
KW	KITCHEN WINDOW	3'0" X 3'0"	0.91 X 0.91
D1	PLASTIC DOOR	2'6" X 7'0"	0.75 X 2.13
V	VENTILATER	2'0" X 2'0"	0.61 X 0.61

REFERENCE :

Site Boundary -
Existing Building -
Proposed Building -
RWH & ST & WT -
Road -

DRAWING BY : GK PLANNERS
237-6 SIVAM NAGAR,
NEAR NALLAPPAS THEATRE,
PERUNDURAI,
ERODE -638052 CONTACT:
99652-66826, 97509-66826,

APPLICANT



Mrs.K.JOTHILAKSHMI

REGISTRED ENGINEER (RE)



Er.S.GOPALAKRISHNAN,B.E.,M.E.,(Str).,
AMIE.,CE(I).,FIV.,MISTE.,
REGISTERED ENGINEER GRADE I (RE-Gr.I)
REG.No. 01/2024/RE-Gr.I/EDTCP (Renewal) (Valid Upto - 31.03.2029)
GK PLANNERS
237-6, Sivam Nagar, Near Nallappas Theatre,
Perundural, Erode - 638 052.

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

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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.