

PP

APPROVAL RECORD

# Planning Permission

Erode district, Tamil Nadu

APPROVAL TYPE

**Building Plan**

ISSUING AUTHORITY

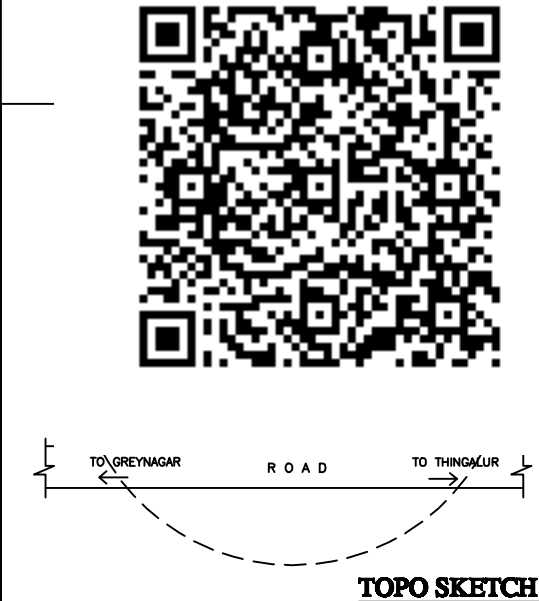
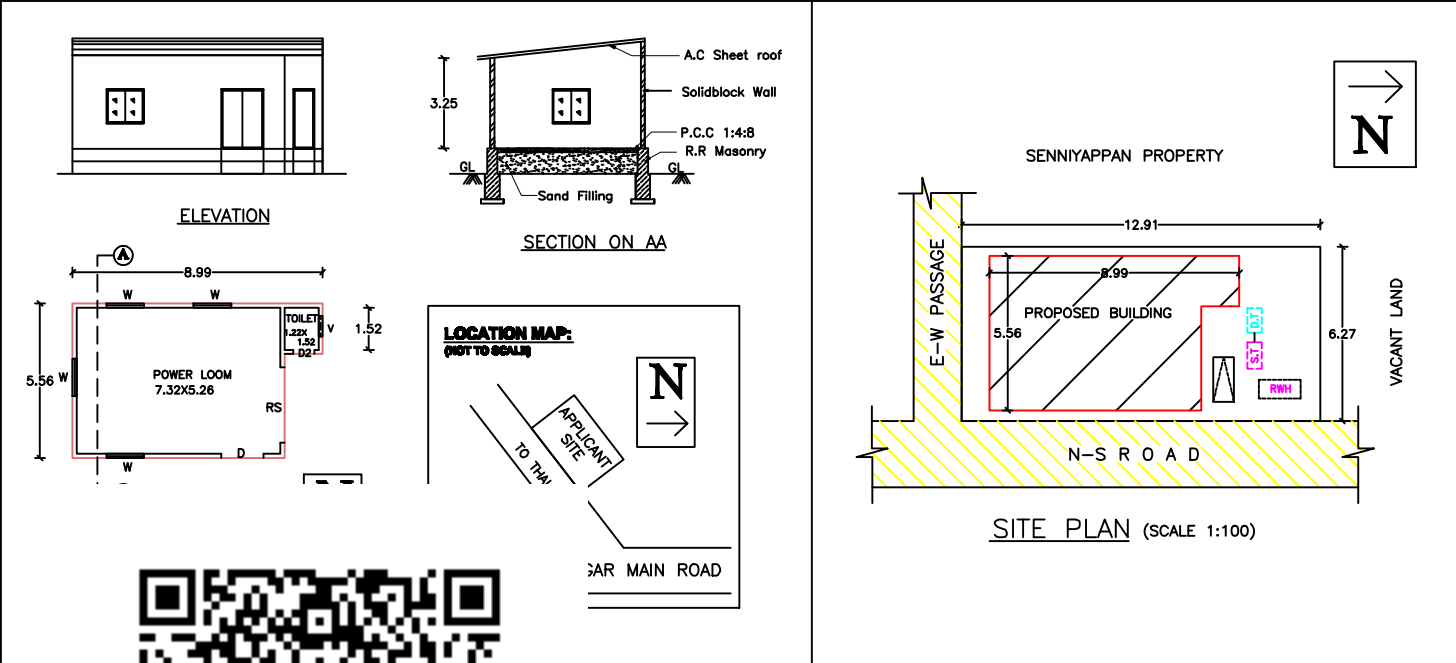
**Rural Panchayat**

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

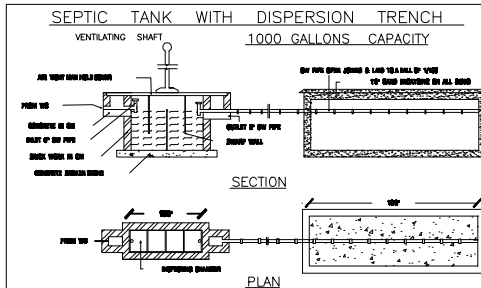
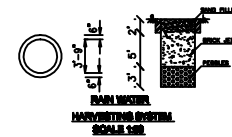
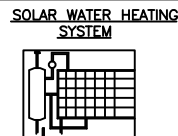
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

SITE AND DETAIL PLAN SHOWING THE PROPOSED A.C SHEET ROOF COMMERCIAL BUILDING IN R.S.F.NO: 37/2B3, PATTa NO :489, CHINNALAMPALAYAM, GREY NAGAR POST VIJAYAMANGALAM VIA, PAPAMPALAYAM VILLAGE AND PANCHAYAT, PERUNDURAI TALUK & UNION, ERODE DISTRICT.

APPLICANT:- "Mr. C.P. MOHANRAJ S/o. PALANISAMY".



PLAN INFO  
 ALLOTMENT=199.30  
 PLOT AREA=199.30  
 AS PER DOCUMENT=199.30  
 FMBL OR PLB=199.30  
 SINGLE FAMILY BLDG=NO  
 CDE=NO  
 SECURITY\_ZONE=NO  
 WHETHER GOVT OR AIDED SCHOOL=NO  
 DISTRICT=ERODE  
 TALUK=PERUNDURAI  
 JURISDICTION TYPE=PANCHAYAT  
 LAND USE\_ZONE=COMMERCIAL  
 MOD FOR CONSTRUCTION NEAR MONUMENT=NO  
 P HERITAGE TOWN LESS THAN 1KM RADIUS=NO  
 SURVEY NO= 37/2B3  
 PATTa NO=489  
 ACCESS WIDTH=4.88  
 ROAD WIDTH=4.88  
 ROAD LENGTH=30.00  
 AVE PLOT WIDTH=14.84  
 AVE PLOT DEPTH=13.34  
 RWL LOCATED=YES  
 BUILDING NEAR TO RIVER=NO  
 AREA TYPE=OTHERS  
 BUILDING NEAR MONUMENT=NO  
 BUILDING NEAR GOVT BLDG=NO  
 AREA TYPE=OTHERS  
 ORS APPLICABLE=NO  
 ORS APPLICABLE=NO  
 PREMIUM FSL REQUIRED=NO  
 IL APPROVED LAYOUT=NO  
 IL SHOWN IN PLOT=NO  
 BLOCK 1\_B-SHOP\_MEMBER\_COUNT=1



| AREA DETAILS                | SQ.M  | SQ.FEET |
|-----------------------------|-------|---------|
| AREA OF THE SITE            | 80.93 | 871.20  |
| PLINTH AREA OF THE BUILDING | 44.88 | 483.08  |
| AREA OF THE OPEN SPACE      | 36.05 | 388.12  |
| CARPET AREA                 | 39.23 | 422.27  |

| PARKING           | REQUIRED | PROVIDED |
|-------------------|----------|----------|
| CARS SPACE        | 0        | 0        |
| TWO WHEELER SPACE | 1        | 2        |
| FSI (NON PREMIUM) |          | 0.39     |
| PLOT COVERAGE     |          | 39.44%   |

| COLOUR INDEX          |   |
|-----------------------|---|
| SITE BOUNDARY         | — |
| PRO. BUILDING         | — |
| RAINWATER STORAGE PIT | — |
| ROAD                  | — |

| DETAILS OF JOINERIES |             |
|----------------------|-------------|
| D - DOOR             | 0.91 X 2.13 |
| D1 - DOOR1           | 0.76 X 2.13 |
| W - WINDOW           | 1.22 X 1.22 |
| W1 - WINDOW          | 1.22 X 1.00 |
| V - VENTILATOR       | 0.76 X 0.46 |
| O - OPENING          | 0.91 X 2.13 |

APPLICANT: C.P. Mohanraj

REGISTERED ENGINEER: E.A. DHANASEKARAN, M.E.(STRUCT), MISTE  
 L.B. REGISTERED ENGINEER GRADE-I  
 71260, M.P.C NAGAR, THINGALUR.  
 CELL : 9500660330

REGISTERED 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.

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Legal opinions, due diligence and title verification

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Building plan, layout and sub-division approvals

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Completion and occupancy certificates, regularisation

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Escrow, negotiation and NRI property management

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Land survey, soil testing, architecture and construction

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**Verified RealEstate**  
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OMR Thoraipakkam,  
Chennai 600 097, India  
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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.

