

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.

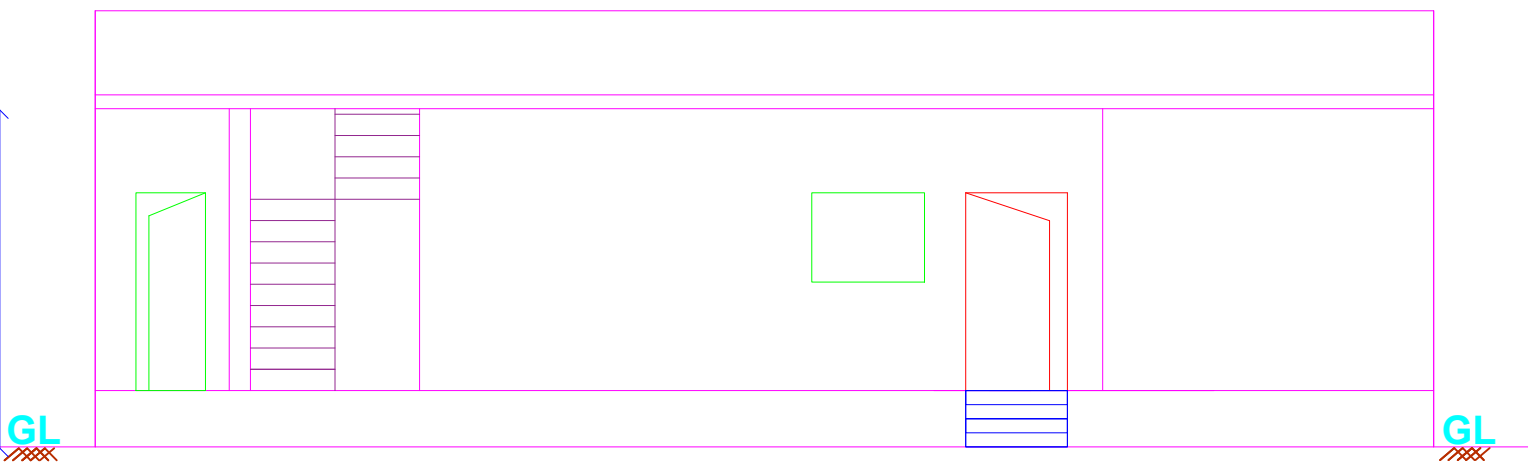
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED CONSTRUCTION R.C.C TERRACED ROOF BUILDING FOR RESIDENTIAL PURPOSE ,

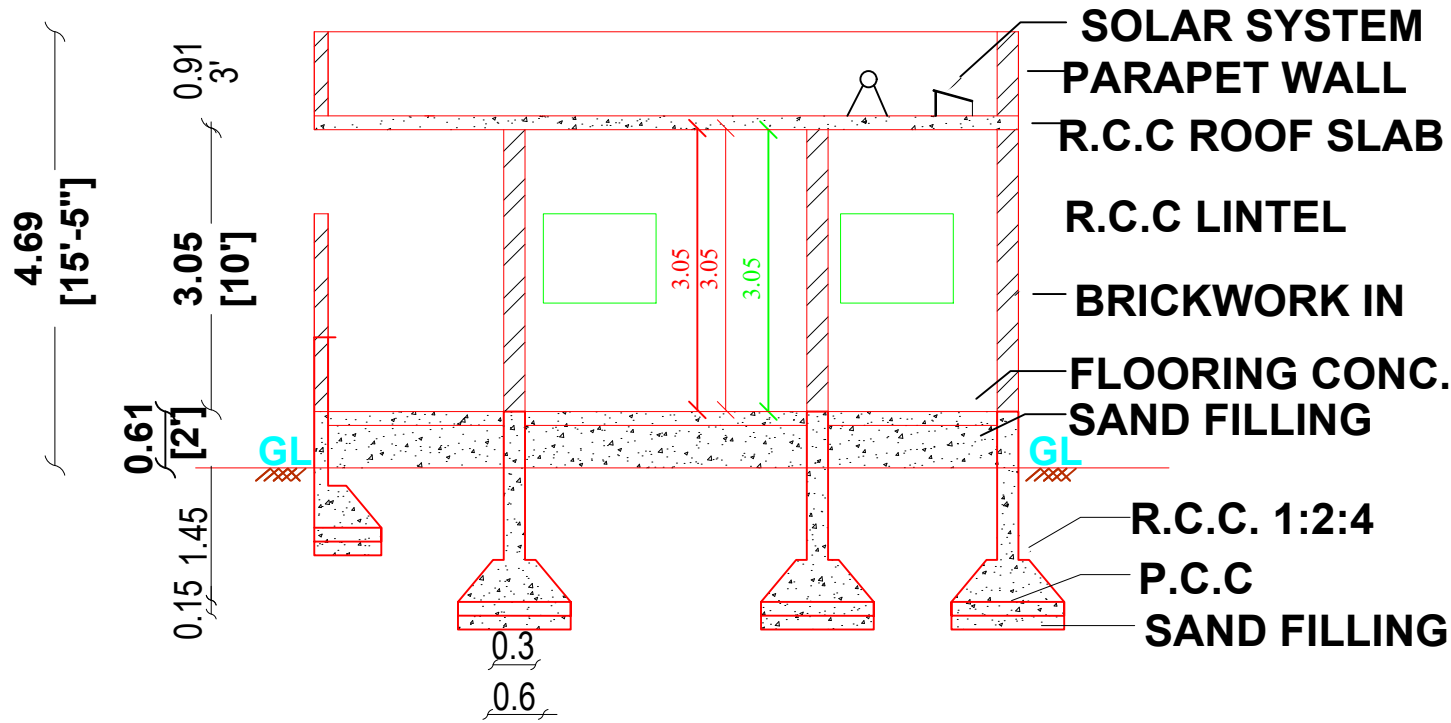
IN S.F NO:- 541 , RE. S.F NO:- 502/ 1, NEW RE. S.F NO:- 502/ 1A1A1A1 , PATTA NO:- 222, AND PLOT NO :- 91, NEW TEACHERS COLONY

AT NANJAI UTHUKULI VILLAGE PANCHAYAT , MODAKURICHI PANCHAYAT UNION , MODAKURICHI TALUK , ERODE DISTRICT .

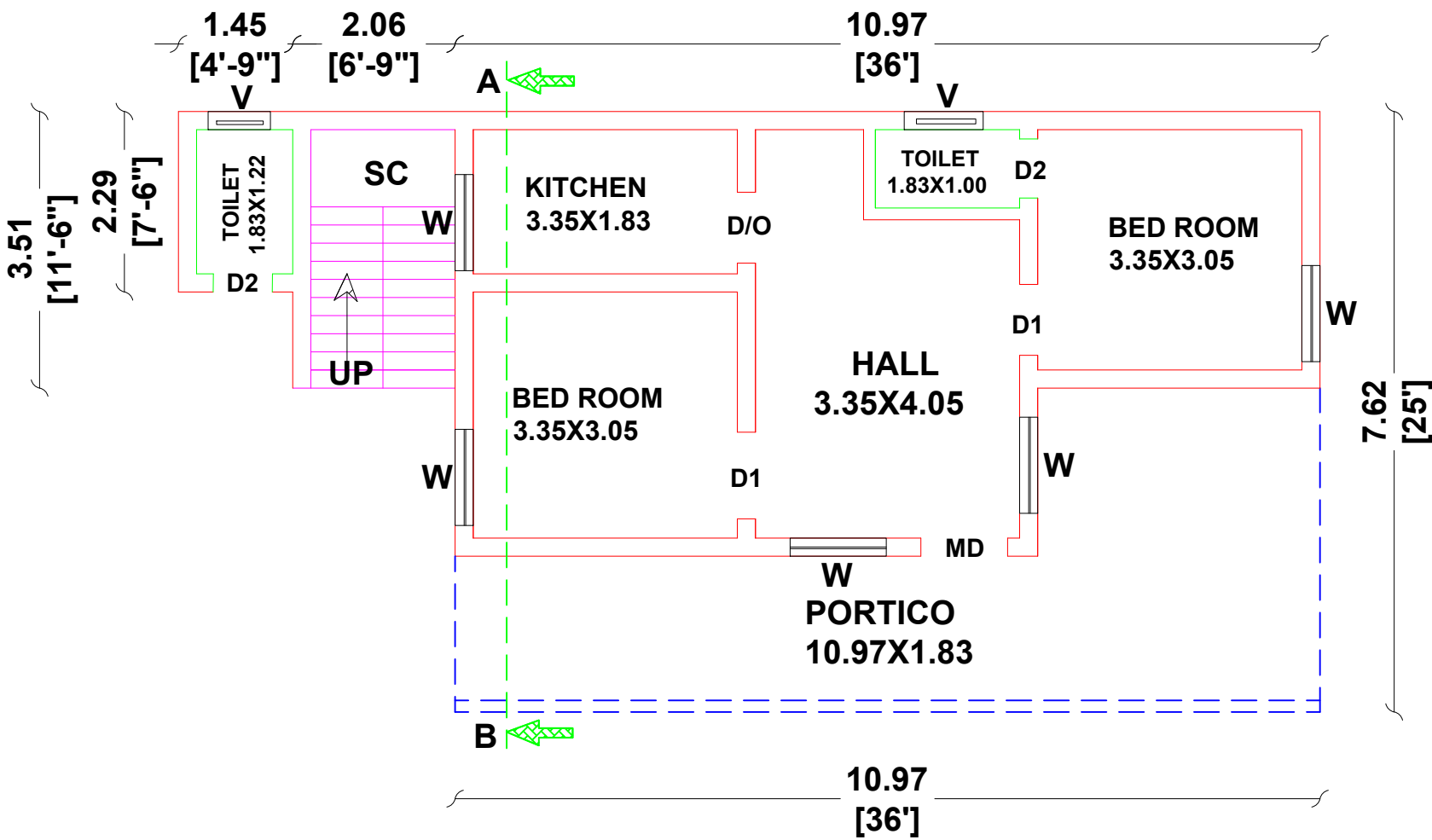
APPLICANT : THIRUMATHI . S. KAVITHA W/O THIRU. SELVAM .



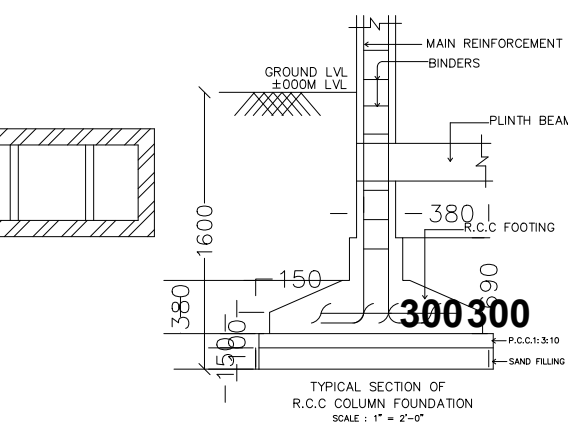
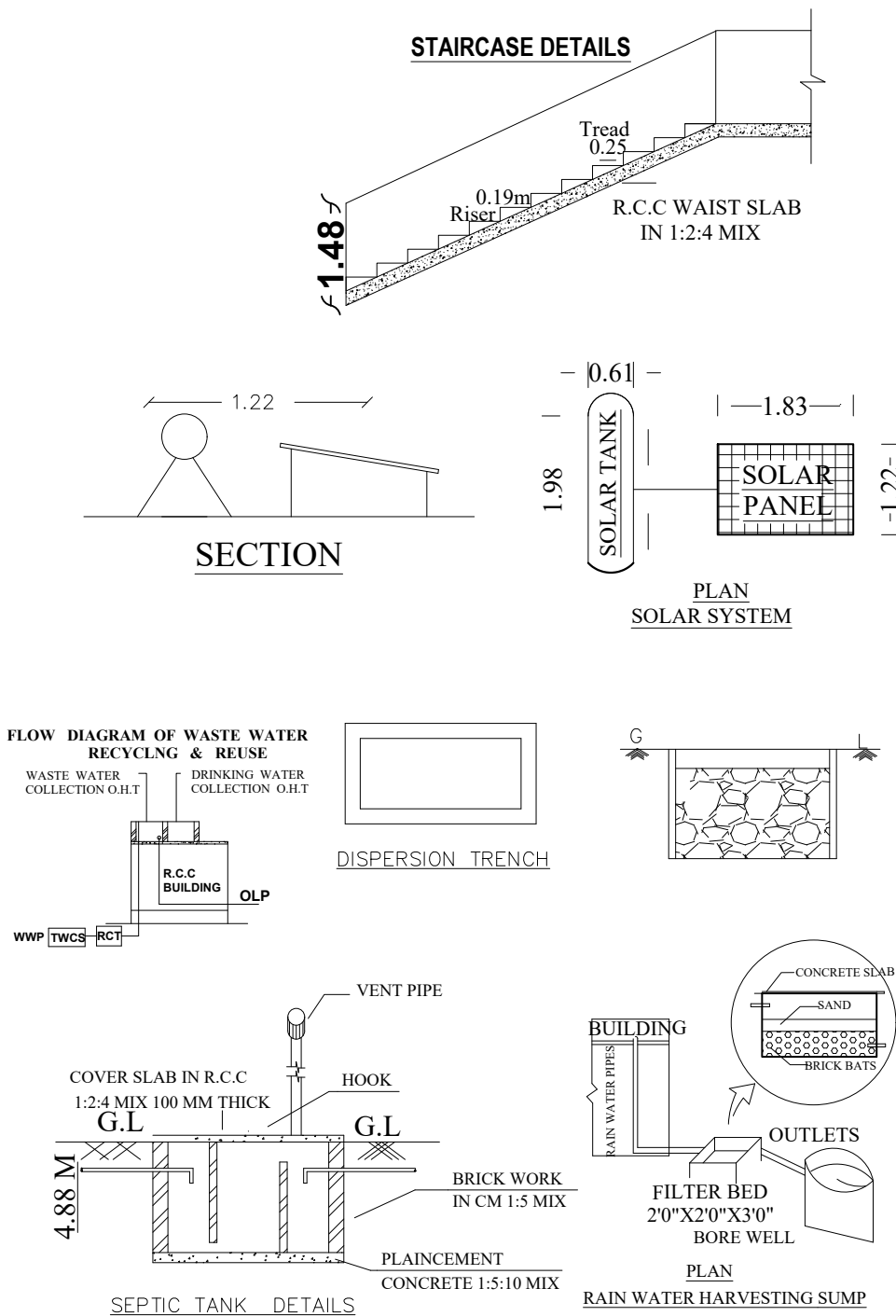
ELEVATION



SECTION ON - "A-B"



PLAN

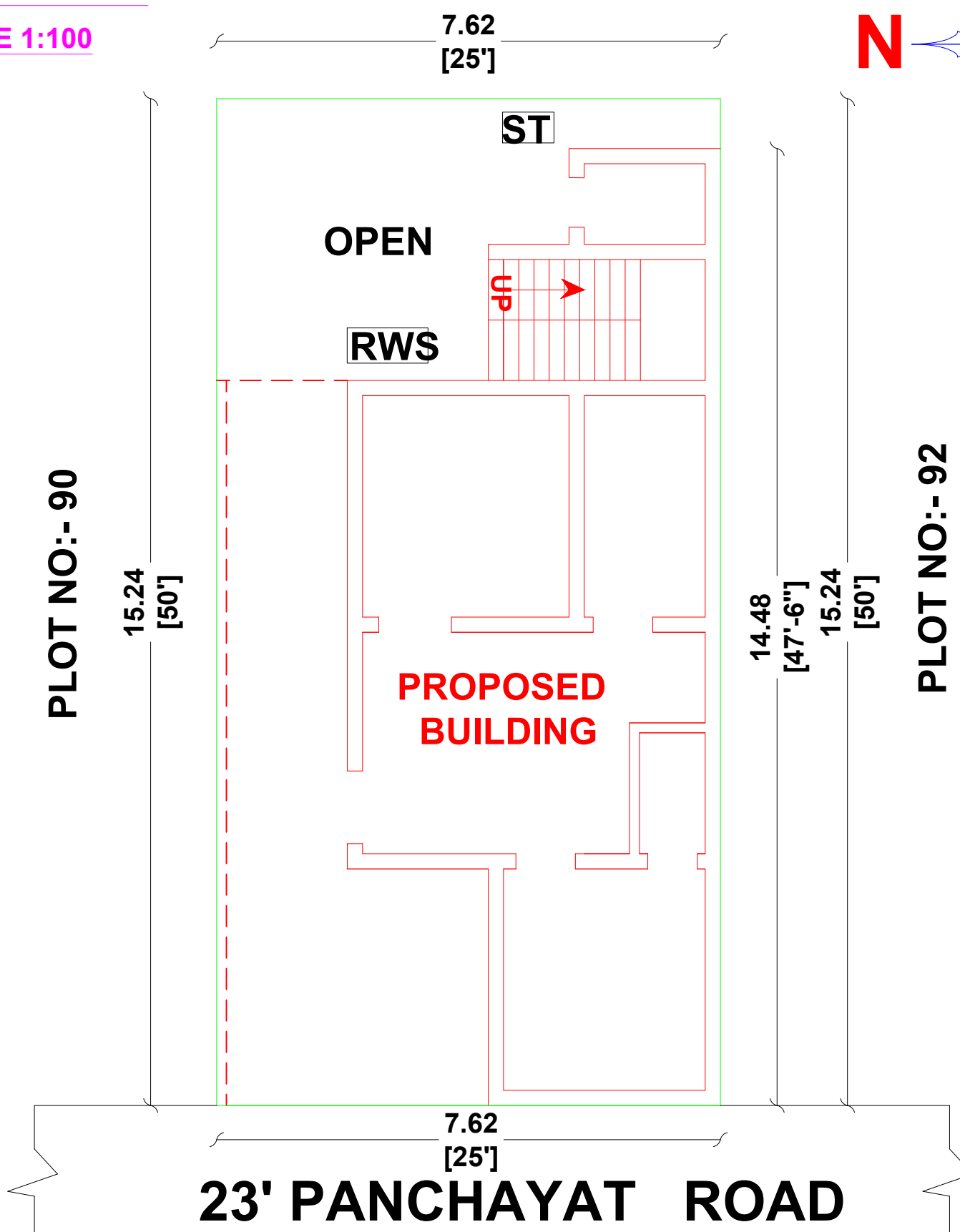


ALL DIMENSION IN METRE

SITE PLAN

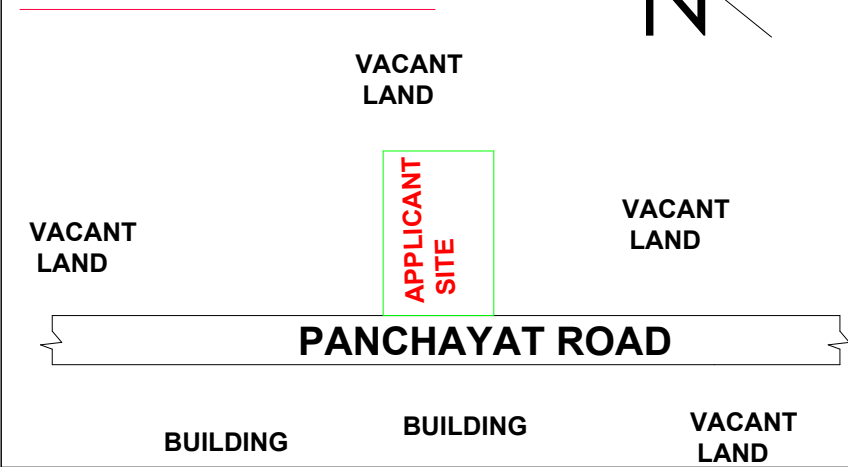
SCALE 1:100

PLOT NO :- 96



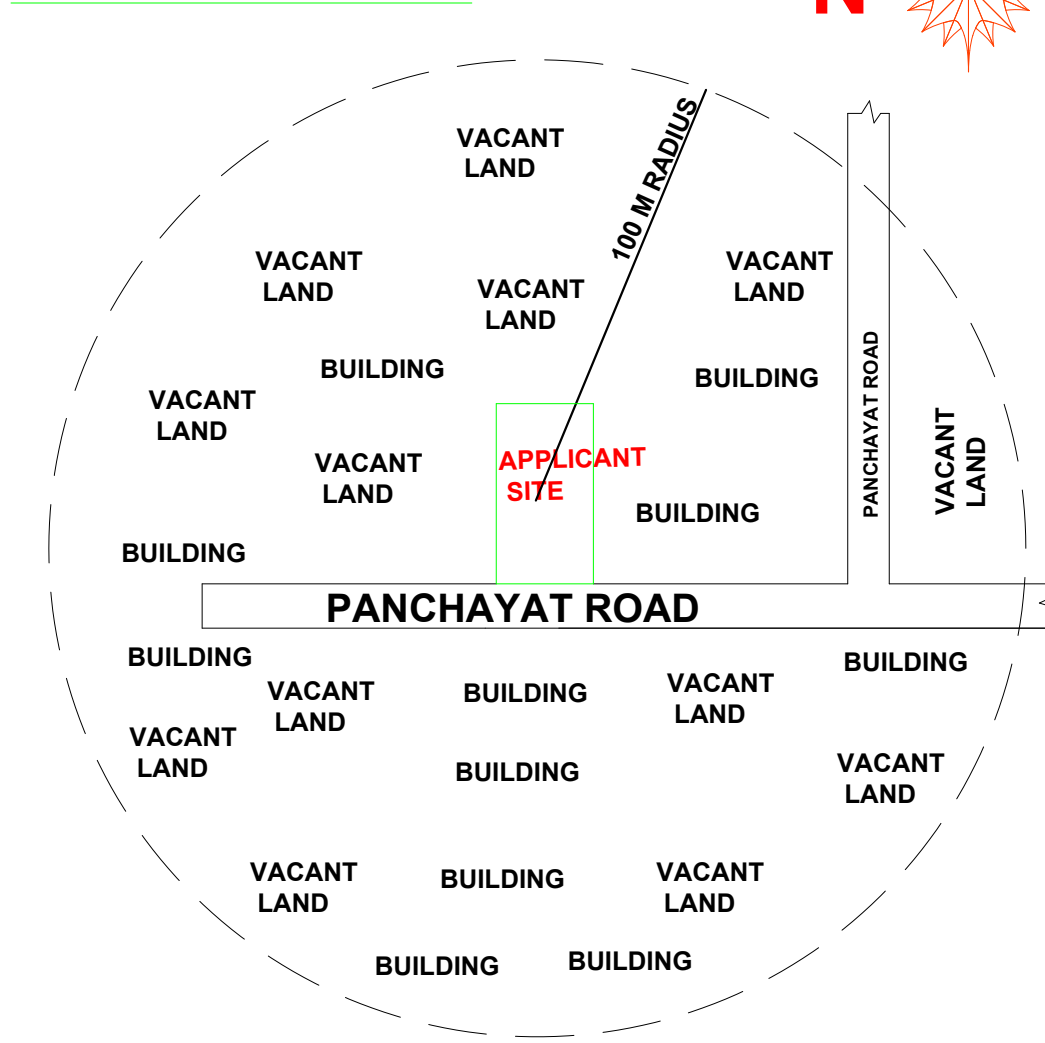
PLAN INFO
PLOT AREA_M2 = 116.13
AS_PER_DOCUMENT = 116.13
FMB_OR_PLR = 116.13
AS_AT_SITE = 116.13
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M = 10.00
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
ROAD_WIDTH = 3.00
ROAD_LENGTH = 20.00
AVG_PLOT_DEPTH = 9.14
AVG_PLOT_WIDTH = 12.19
LAND_USE_ZONE = RESIDENTIAL
PLOT_NO = 91
SURVEY_NO = 502/ 1A1A1A1,
PATTA_NO = 222
DISTRICT = ERODE
TALUK = MODAKURUCHI
RWH_DECLARED=YES
IS_SWIMMING_POOL_EXISTS=NO
AREA_TYPE=OTHERS
BUILDING_NEAR_TO_RIVER=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
IF_HERITAGE_TOWN_LESS_THAN_1KM_RADIUS=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
JURISDICTION_TYPE = PANCHAYAT
ORGANIZATION_TYPE= PRIVATE
OSR_APPLICABLE = NO
OSR_BUYBACK =NO
OSR_SURRE_BUYBACK_RETAIN =BUY BACK
PREMIUM_FSI_REQUIRED = NO
IS_APPROVED_LAYOUT =NO

KEY PLAN :-



NOTE :- D.T.C.P APPROVEL
R.O.C NO:- 2734/ 2025/ 3. , DATE:- .08.2025.
SPFW/SRDD NO:- 14715/ 2018,
MODAKURUCHI PANCHAYAT ,
MODAKURUCHI PANCHAYAT UNION.
ERODE DISTRICT

TOPO PLAN :-



JOINERY DETAILS	METRE	FEET
MD - MAIN DOOR	1.10 X 2.13	3'6" X 7'0"
D1 - DOOR	0.91 X 2.13	3'0" X 7'0"
W - WINDOW	1.22 X 1.22	4'0" X 4'0"
OA - OPEN ARCH	0.91 X 2.13	3'0" X 7'0"
V - VENTILLATION	1.00 X 0.61	3'3" X 2'0"

AREA DETAILS		SQ.FT	SQ.MT
TOTAL LAND AREA		1250.00	116.13
BUILDING PLINTH AREA		1013.63	94.17
BUILDING CARPET AREA		891.03	82.80
OPEN AREA		236.37	21.96
SEPTIC TANK & DISPERSION TRENCH EACH		- 1 NO	
RAIN WATER HARVESTING SUMP		- 1 NO	
APPLICANT		ENGINEER	
		 Er. S.SYED RIYAZ, D.C.E., L.B.S., Registered Engineers-Grade III-RE, Registration No:052/LS/ 2019/00004, Government of Tamil Nadu in Part V, Registration of Professionals, 58-B, G.P.N. Complex, Bridge Road, PALLIPALAYAM, ERODE - 638 006. Cell: 94431 77891	

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.

