

PP

APPROVAL RECORD

Planning Permission

Erode district, Tamil Nadu

APPROVAL TYPE
Building Plan

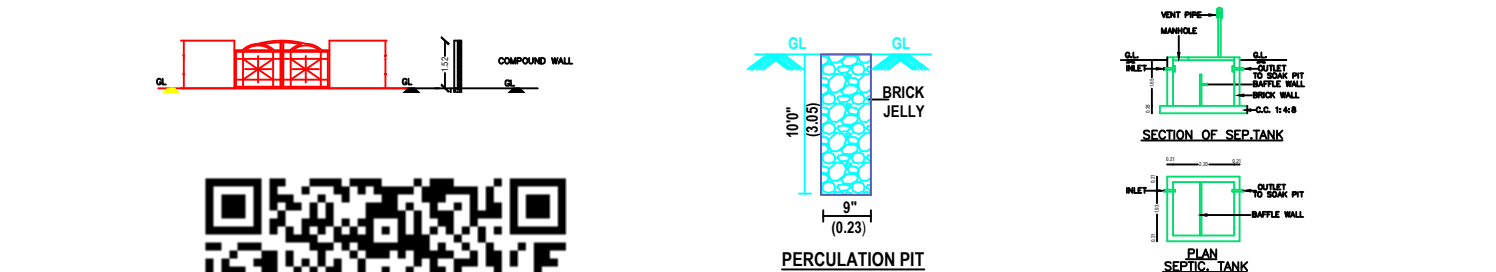
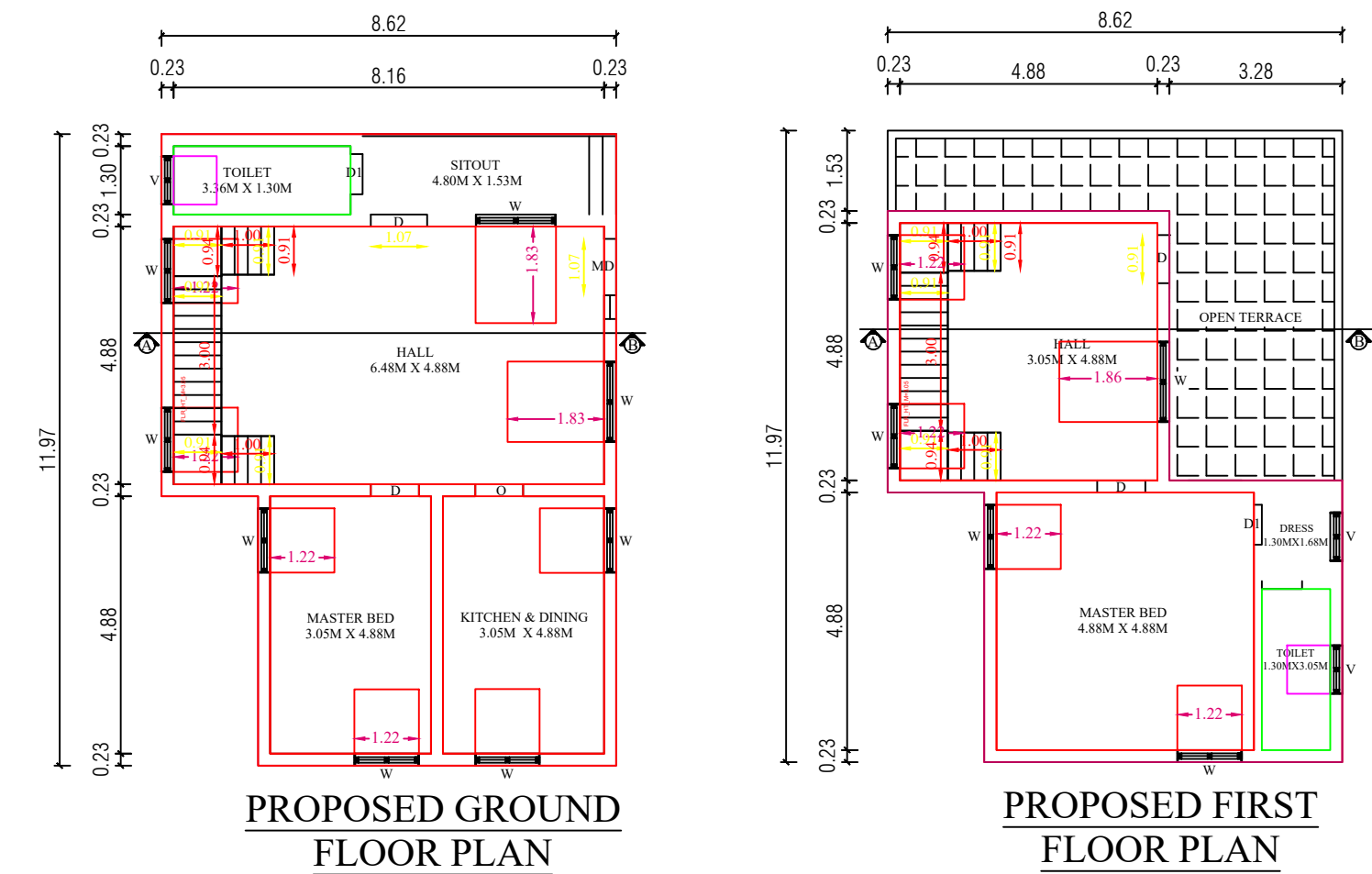
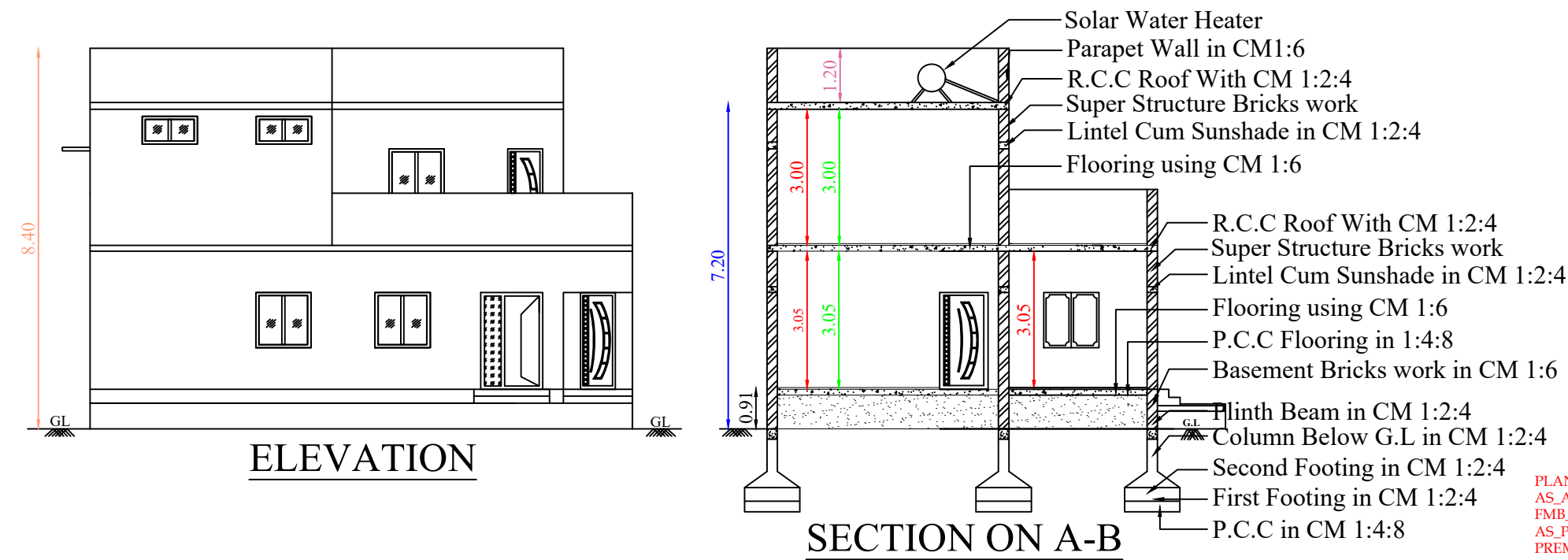
ISSUING AUTHORITY
Rural Panchayat

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

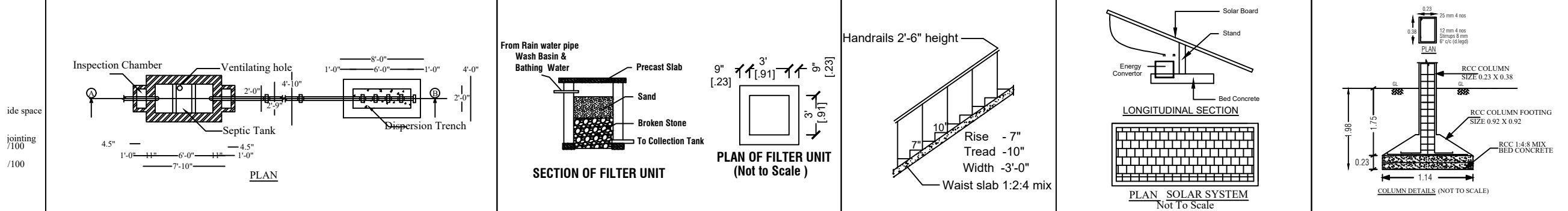
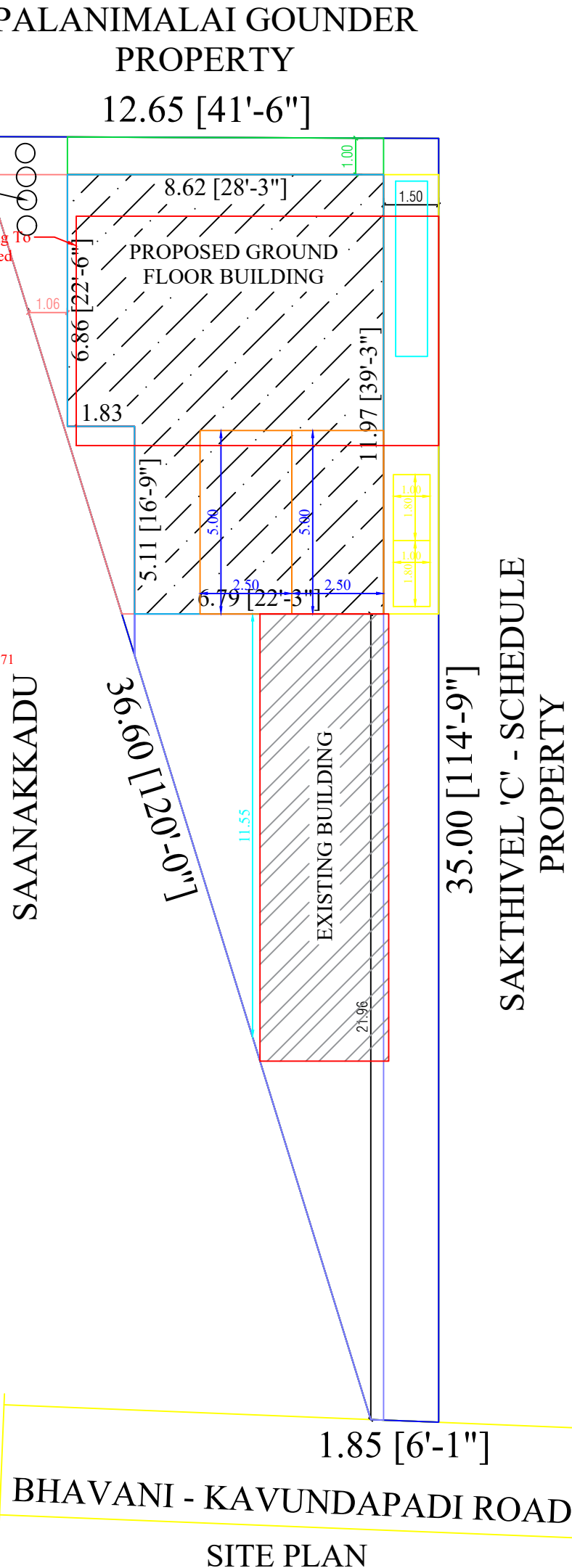
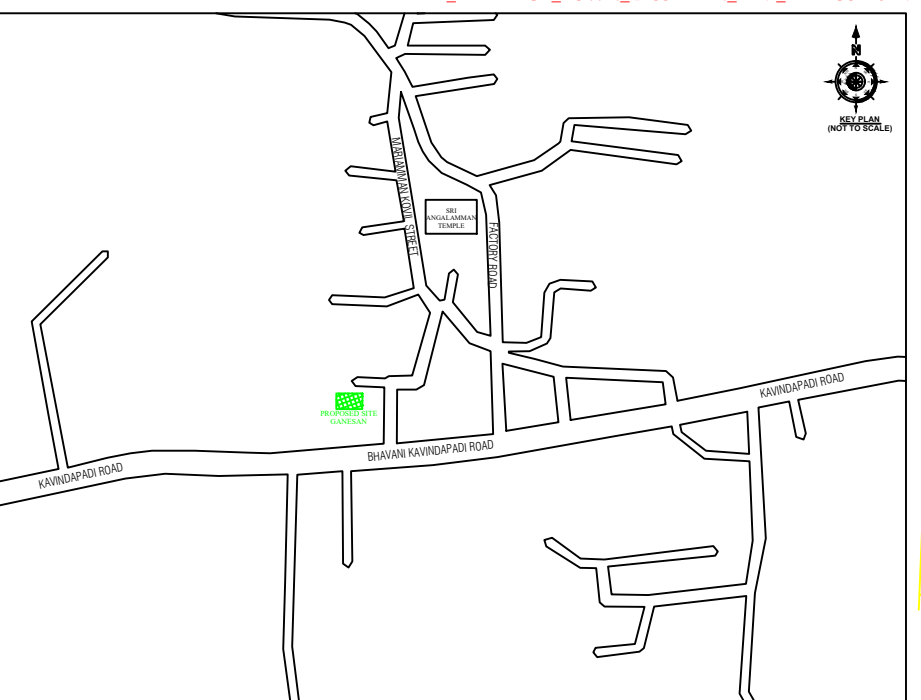
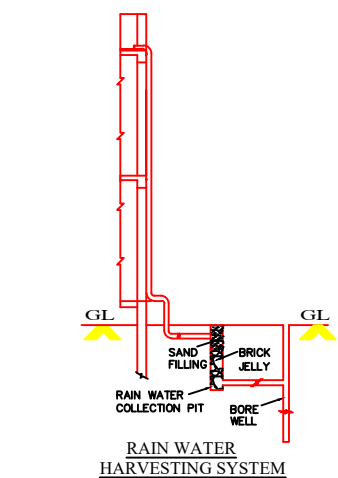
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE EXISTING GROUND FLOOR BUILDING AND PROPOSED CONSTRUCTION OF GROUND FLOOR & FIRST FLOOR R.C.C ROOF RESIDENTIAL BUILDING IN R.S.F NO: 209/1, NATHAM SUB-DIVISION NO: 825/2, AT PERIYAPULIYUR VILLAGE & PANCHAYAT, BHAVANI TALUK, BHAVANI PANCHAYAT UNION, ERODE DISTRICT. (PARTLY EXISTING BUILDING TO BE DEMOLISHED TAX ASSESSMENT NO : 3333)

APPLICANT NAME: K.GANESAN S/o KRISHNA MOORTHY



PLAN INFO
AS AT SITE=253.24
FMB OR PLR= 253.24
AS PER DOCUMENT= 253.24
PREMIUM FSL REQUIRED=NO
IS APPROVED LAYOUT=NO
IS EXISTING BUILDING EXCEPTION=YES
EXISTING FLOOR AREA TO BE DEMOLISHED M2=61.71
PLOT NO= -
DOOR NO= -
SURVEY NO= 825/2
PATT A NO= 400
TALUK= BHAVANI
OSR APPLICABLE=NO
IS SWIMMING POOL EXISTS=NO
DISTRICT= ERODE
SINGLE FAMILY BLDG=NO
CR2=NO
SECURITY ZONE=NO
ACCESS WIDTH M=1.85
WHETHER GOVT OR AIDED SCHOOL=NO
PLOT AREA M2=253.24
AVG PLOT DEPTH= 117.38
AVG PLOT WIDTH= 2.15
AREA TYPE=EWS
ROAD WIDTH= 12.19
ROAD LENGTH=150.00
LAND USE ZONE=RESIDENCE
RWL DECLARED=YES
BUILDING NEAR TO RIVER=NO
BUILDING NEAR MONUMENT=NO
BUILDING NEAR GOVT BLDG=NO
NOC FOR CONSTRUCTION NEAR MONUMENT=NO
JURISDICTION TYPE= PANCHAYAT
IF HERITAGE TOWN LESS THAN 1KM RADIUS=10KM



S.No	DESCRIPTION	Sq.M	Sq.Ft
1.	AREA OF THE DOCUMENT	253.24	2725.85
2.	AREA OF THE SITE (AS AT SITE)	253.24	2725.85
3.	AREA OF THE PATT A	253.24	2725.85
4.	AREA OF THE SUPER IMPOSED POLT BOUNDARY	253.24	2725.85
FSI AREA			
6.	TOTAL PLINTH AREA OF THE PROPOSED GROUND FLOOR	93.80	1009.66
7.	TOTAL PLINTH AREA OF THE PROPOSED FIRST FLOOR	63.91	687.92
7.	TOTAL PLINTH AREA OF THE EXISTING GROUND FLOOR	42.79	460.00
NON - FSI AREA			
10.	TOTAL CARPET AREA OF THE PROPOSED RCC BUILDING	117.62	1266.05
11.	AREA OF THE OPEN SPACE	116.65	1256.15

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,

BEST PLANNERS

#924,Mettu-Palani andaver Kovil & V.A.O Office Opposite,
KALINGARAYANPALAYAM, BHAVANI-01

e-mail : bestplanners99@gmail.com Er : 98427- 55502
www.bestplanners.in Off: 98427- 55542

APPLICANT	REGISTERED ENGINEER
K.Ganeshan	Er.M. VEERAPERIYASAMY, M.E. (Struct), A.I.V., M.I.E., Registered Engineer : 55/LS/2019/10 CHARTERED ENGINEER, M - 1770068 Structural Engineer BEST PLANNERS 739, Kalingarayanpalayam, Bhavani - 638 301. ☎ 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.

