Verified RealEstate™

REFERENCE
SWP/BPA/881980/2026

ISSUED
08 September 2026

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.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate
+91 9996 12 9996
verified.realestate

DIGITALLY VERIFIED RECORD

# PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C. ROOF GROUND FLOOR AND FIRST FLOOR BUSINESS OFFICE BUILDING (AFTER DEMOLISHING THE EXISTING BUILDING) IN T.S.No. 6/2 , WARD - E, BLOCK No. 43, (OLD R.S.F.Nos. - 293/1B1(Part) AND 293/1B2(Part)) AT PERIYASEMUR VILLAGE, ERODE CITY MUNICIPAL CORPORATION, ZONE - 2,ERODE TALUK & DISTRICT.

**APPLICANT:**

**Tmt. M. NIRMALADEVI, W/o. C. MOHANASUNDARAM.**

AREA OF THE APPLICANT SITE

| | | |
|---|---|---|
| AREA AS PER DOCUMENT | - | 1338.38 SQ.M |
| AREA AS PER PATTA | - | 951.02 SQ.M |
| SUPER IMPOSED PLOT AREA | - | 936.63 SQ.M |

MINIMUM AREA SHALL BE TAKEN

| Descriptions | TOTAL FSI AREA | NON - FSI DEDUCTION | TOTAL BUILTP AREA |
|---|---|---|---|
| GROUND FLOOR | 358.69 | - | 358.69 |
| FIRST FLOOR | 140.57 | - | 140.57 |
| TOTAL BUILTUP AREA | 499.26 | - | 499.26 |

**FSI = 499.26 SQM / 936.63 SQM = 0.53 < 2 .00**

(FE) FIRE EXTINGUISHER = ⊕
(FA) FIRE ALARAM = ○

ALL DIMENSION ARE IN METER

REFERENCE:

SITE BOUNDARY - DRIVE WAY -
PROPOSED BUILDING - EXISTING ROAD -
EXISITING BUILDING -

| PARKING | REQ | PROVIDED |
|---|---|---|
| CAR PARKING | 6 | 7 |
| TWO WHEELER PARKING | 17 | 22 |

## Joinery Details :

| | | |
|---|---|---|
| MD - Door | - | 3.05 X 2.44 |
| D - Door | - | 3.05 X 2.44 |
| D1 - Door | - | 1.22 X 2.13 |
| D2 - Door | - | 0.76 X 2.13 |
| W - Window | - | 1.83 X 1.83 |
| V - Ventilator | - | 0.91 X 0.62 |

APPLICANT

REG.ENGINEER

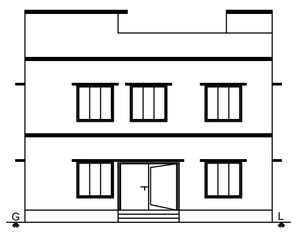
Er. E.C. BALASUBRAMANIAM ME., Structural
Registered Engineer-Grade I
Reg.No: 06/2026/ RE.Gr.I / EDTCP
102E, Shivani Complex, Prabha Theatre Road,
Edayankattuvalasu, Erode-638011.
Ph: 98653 87681

REG.ST.ENGINEER

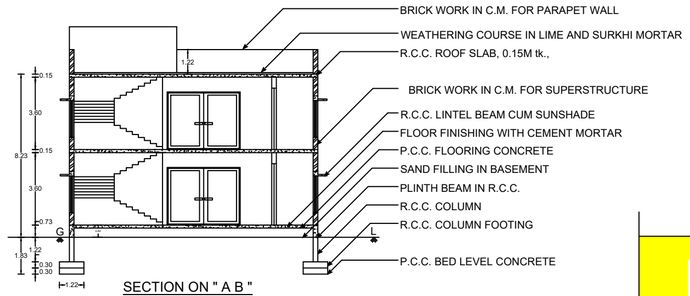
N. CHANDRASEKARAN, M.E (Struc) (Ph.D)
(EDTCP/EDCEA/ACCE/FACEAT)
Reg.No. 02/2024/RSE-Gr.II/EDTCP
D.No. 44, SPV Building, T.V.S. Street.
ERODE - 638 001. Cell: 98656 59363

ONLINE APPLICATIOIN No : SWP/BPA/881980/2026/TCP
SWP/DTCP/ERODE/Site Approval No : 239/2026
SWP/DTCP/ERODE/LPA/Planning Permission No : 25/ 2026

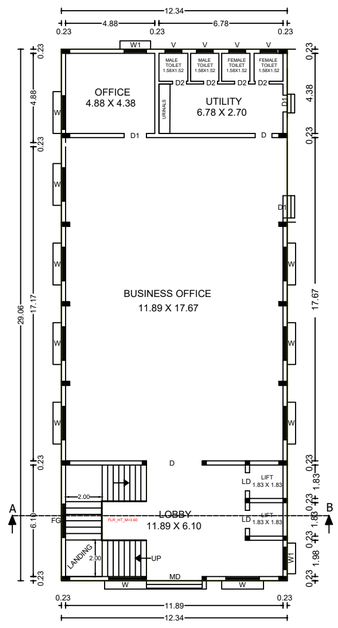
DEPUTY DIRECTOR
DISTRICT TOWN AND COUNTRY PLANNING, ERODE



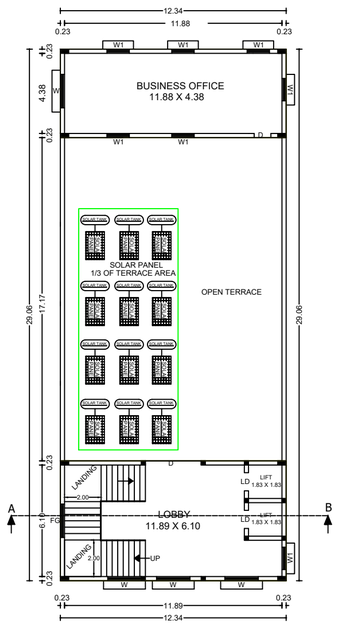

FRONT ELEVATION



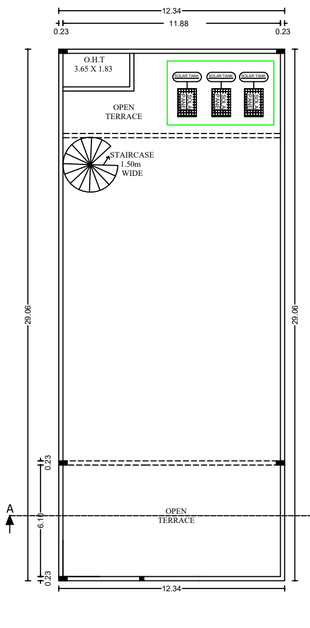

SECTION ON " A B "




GROUND FLOOR PLAN

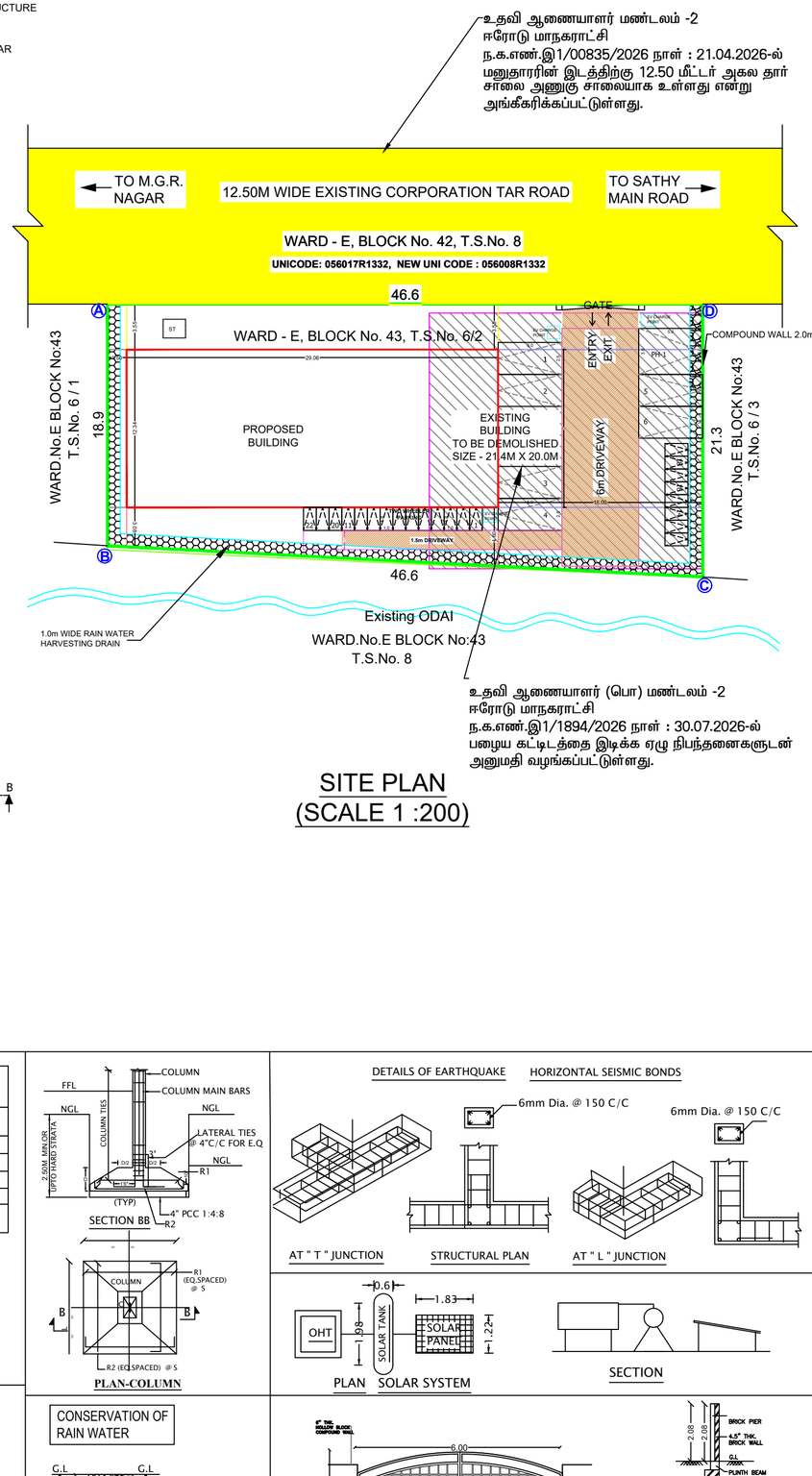



FIRST FLOOR PLAN




OPEN TERRACE PLAN

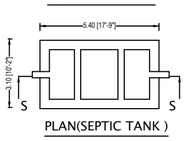
(SCALE 1 :100)




SITE PLAN
(SCALE 1 :200)




SECTION ON "SS"




PLAN(SEPTIC TANK )

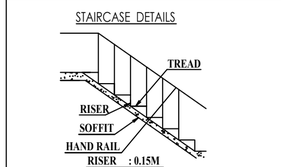
| FLOW DIAGRAM OF WASTE WATER RECYCLING & REUSE | |
|---|---|
| WWP | WASTE WATER PIPE LINE 2" Dia. FROM TOILET, KITCHEN & DINING |
| C | COLLECTION CHAMBER |
| RCT | ORGANIC (or) MECHANICAL RECYCLING TANK |
| TWCS | TREATED WASTE WATER COLLECTION SUMP |
| TWS OHT | TREATED WASTE WATER STORAGE OHT |
| OLP | TREATED WASTE WATER OUTLET PIPE LINE 9" Dia. TO WC & FLUSH TANK |

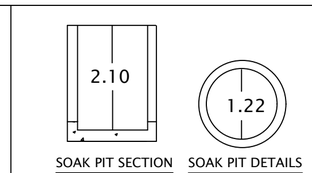
| FIRE FIGHITING ARRANGEMENTS | |
|---|---|
| △ | F.E– FIRE EXTINGUISHER |
| □ | A.D.A.S – AUTOMATIC DETECTION & ALARM |
| ▭ | P.A.S – PUBLIC ADDRESS SYSTEM |
| Y | LIGHTNING ARRESTOR |









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

**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.