

PP

APPROVAL RECORD

Planning Permission

East

Karur district, Tamil Nadu

APPROVAL TYPE

Building Plan

ISSUING AUTHORITY

Rural Panchayat

PURPOSE

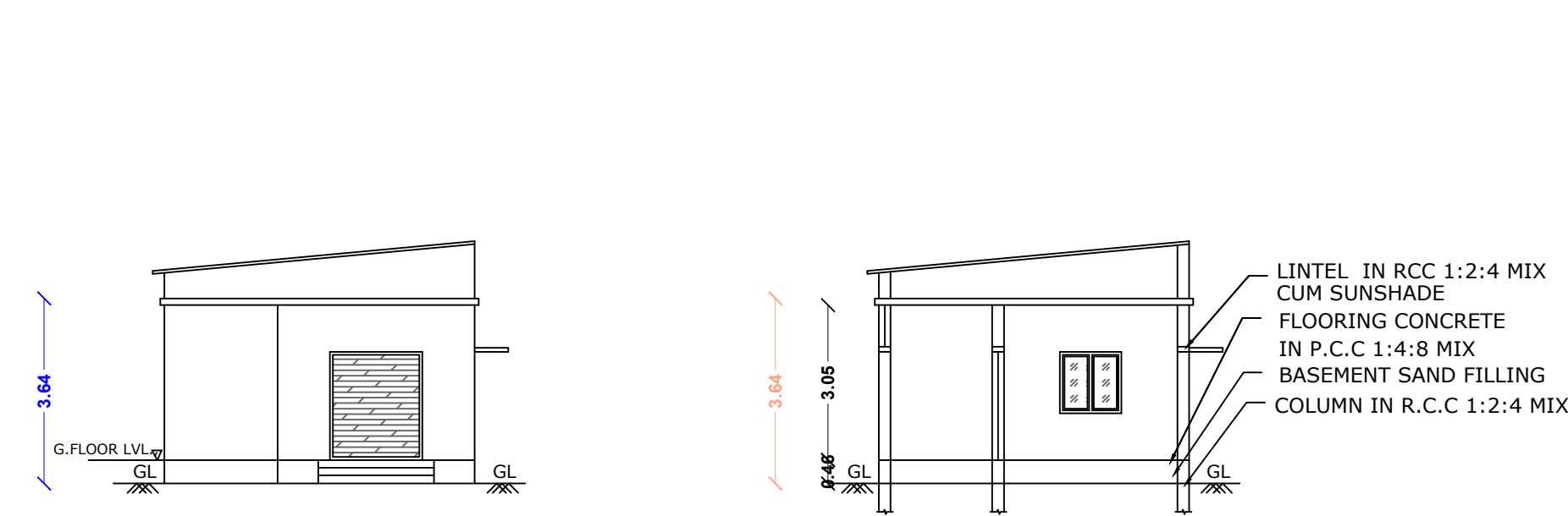
Commercial

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.

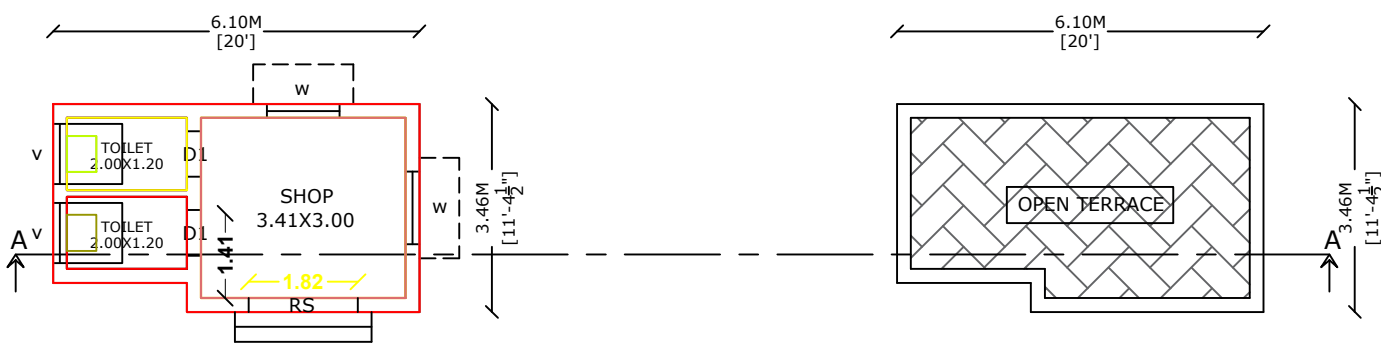
PLAN SHOWING THE PROPOSED CONSTRUCTION OF A ASBESTOS SHEET ROOF COMMERCIAL BUILDING IN GROUND FLOOR IN S.F.NO :146/3A1A1 PART,
PLOT NO: 2, AT ANDANKOIL EAST VILLAGE AND PANCHAYAT, THANTHONI UNION, MANMANGALAM TALUK AND KARUR DISTRICT.
THIS PLOT REGULARIZED -249/2021-2022, DT:04.10.2021, நக.எண்-1369/2018 திட்ட2, DATE:13.06.2018, S.P.F.W.No:855.
NAME OF THE OWNER : Mr. P.THIYAGARAJAN, S/o. Mr. PALANIAPPAN.

APPROVAL AUTHORITY:



ELEVATION

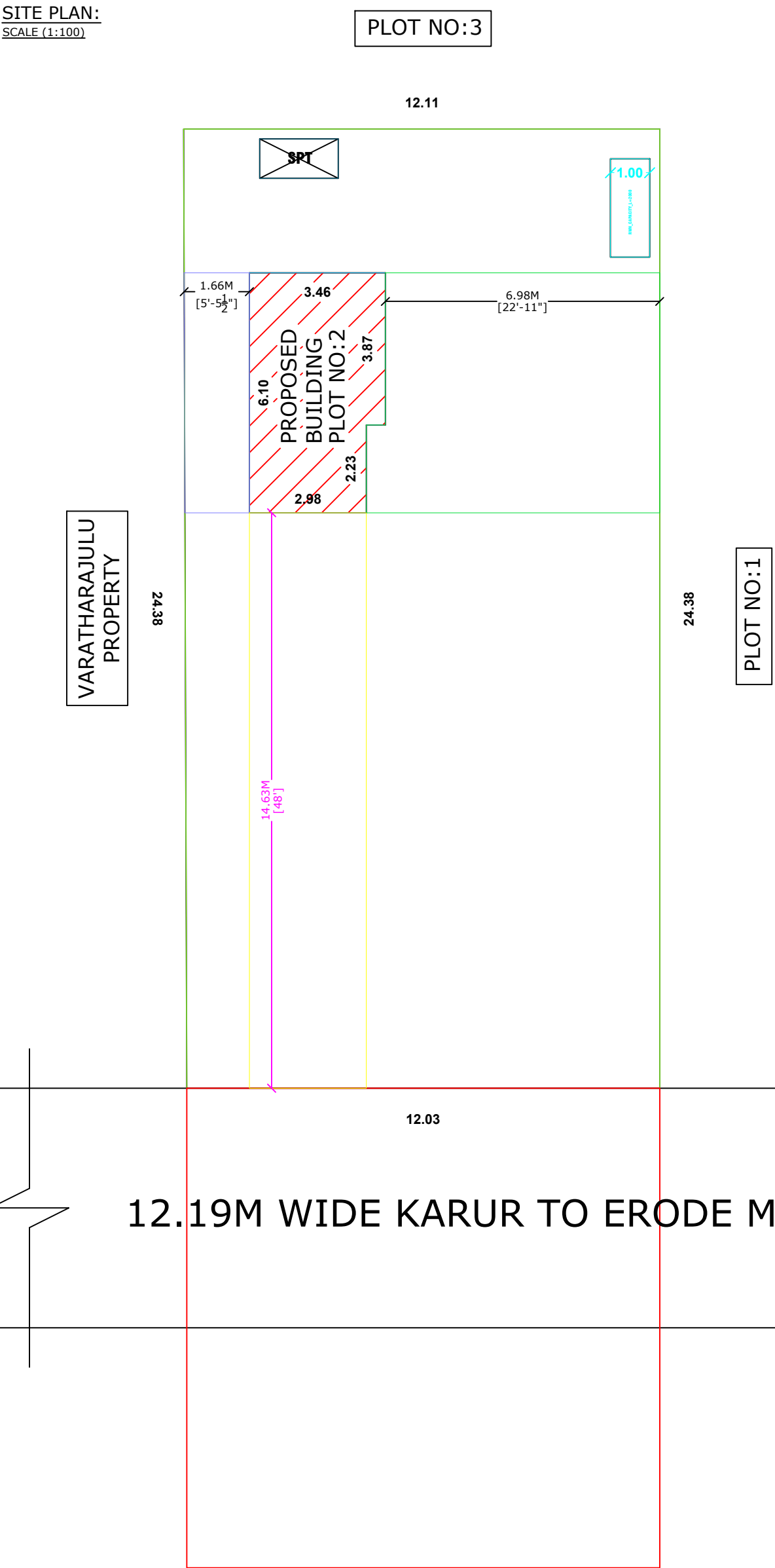
CROSS SECTION ON "A-A"



FLOOR - GROUND
PRO. GROUND FLOOR PLAN

FLOOR - TERRACE
PRO. TERRACE FLOOR PLAN

SITE PLAN:
SCALE (1:100)



KEY PLAN:
NOT TO SCALE:

PLAN INFO

AS_AT_SITE =294.27
=295.42
JMENT=295.42
_M2=295.42
*ILY_BLDG=NO

ZONE=NO
IDTH_M=12.19
GOVT_OR_AIDED_SCHOOL=NO
IH=12.19
ITH=250.00
DEPTH= 24.38
WIDTH= 12.03
ZONE = COMMERCIAL
CARUR
ARED=YES
=OTHERS

BUILDING_NEAR_TO_RIVER=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
OSR_APPLICABLE=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=YES
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
JURISDICTION_TYPE=PANCHAYAT UNION
OSR_SURR_BUYBACK_RETAIN=BUYBACK
PREMIUM_FSI_REQUIRED=NO
IS_APPROVED_LAYOUT=NO
PATTI_NO =11429
TALUK =MANMANGALAM
ROAD_WIDTH=12.19
SURVEY_NO=SF NO 146 PART
IS_SWIMMING_POOL_EXISTS=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=YES
IS_APPROVED_LAYOUT=YES
OSR_SURRENDER_OR_BUYBACK=YES
BLOCK_1_B-SHOP_MEMBER_COUNT=2
BLOCK_1_B-PCO_MEMBER_COUNT=0



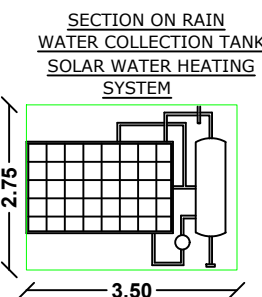
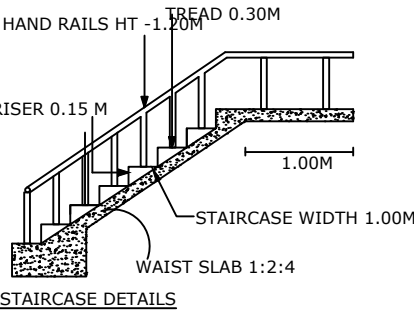
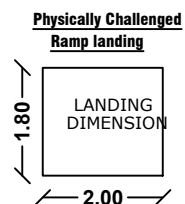
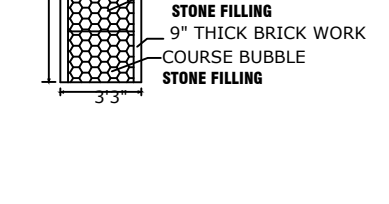
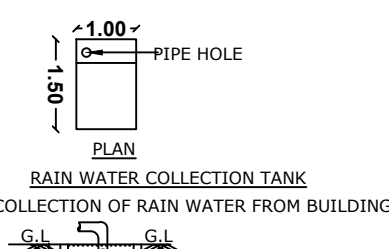
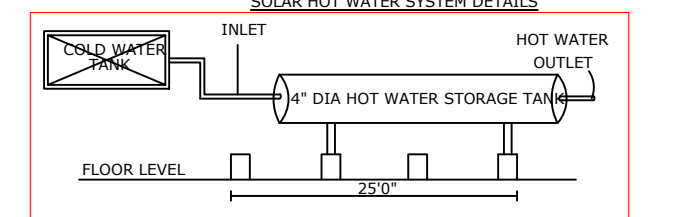
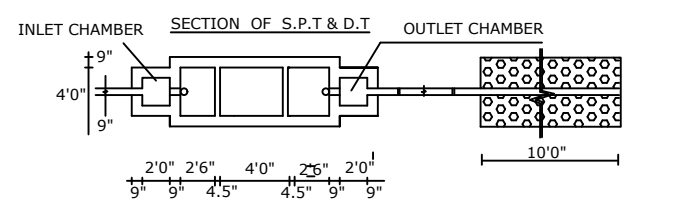
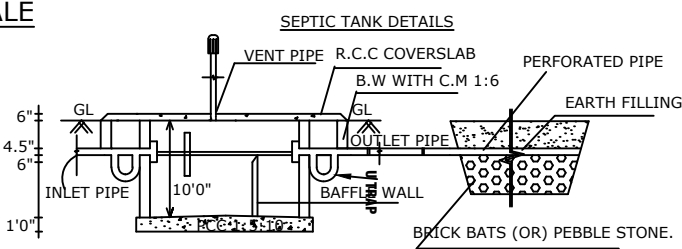
6.09M WIDE LAYOUT ROAD

12.19M WIDE KARUR TO ERODE MAIN ROAD

PRO
SITE

KARUR - ERODE MAIN ROAD
ERODE KARUR

NOT TO SCALE



SCHEDULE OF JOINERIES		
REFERENCE	IN FEET	IN METER
RS ROLLING SHUTTER	6'0"x7'0"	1.82X2.13
D1 DOOR	2'6"x7'0"	0.76X2.13
W WINDOW	4'0"x4'0"	1.21X1.21
V VENTILATOR	3'3"x3'0"	1.00X0.92

AREA OF CALCULATION	SQ.FT	SQ.M
AREA OF PLOT EXTENT	3180.00	295.42
FMB/PLR PLOT EXTENT	3180.00	295.42
SUPER IMPOSED PLOT BOUNDARY	3180.00	295.42
AREA OF ASBESTOS SHEET		
BUILDING G.F	215.49	20.02
AREA OF OPEN SPACE	2964.51	275.40
CARPET AREA OF G.F	161.78	15.03
PERCENTAGE OF SITE COVERAGE		- 6.77%
FLOOR SPACE INDEX [NON PREMIUM]		- 0.06

PARKING :
NO.OF OPEN CAR PARKING (2.5X5.00) - 0 NOS.
NO.OF OPEN TWO WHEELER PARKING (1.0X1.80)-0 NOS.

COLORS INDEX:

EXISTING ROAD SHOWN IN	-	
BOUNDARY SHOWN IN	-	
PRO.BUILDING SHOWN IN	-	
RAIN WATER COLLECTION TANK		

NAME OF THE OWNER :

Mr. P.THIYAGARAJAN, S/o. Mr. PALANIAPPAN..

NOTE :

1. L.P. GAS WILL BE USED FOR KITCHEN
2. BORE WELL WITH MOTAR, WATER TANK AND MUNICIPAL WATER SUPPLY WILL BE PROVIDED
3. SULLAGE WASTE FROM TOILET WILL BE CONNECTED INTO SEPTIC TANK.
4. RAIN WATER PERCOLATION BED 1.0m WIDE PROVIDED AS PER GO (MS) NO: 138 DATED 11-02-02.
5. RAIN WATER TAKEN TO THE BORE WELL THROUGH 150MM DIA PIPES
6. SOLAR WATER HEATER WILL BE PROVIDED.
7. ALL DIMENSIONS ARE IN METRE.
8. AT KITCHEN EXHAUST FAN TO BE PROVIDED.

REGISTERED ENGINEER :

Er.T. Karthick DCE.,
Consulting / Registered Engineer
DTCP-Reg.no:RE/Gr-III/006/Karur/Nov/2022
No.1 Engineer Arcade, 5th Cross,
Sengunthapuram, Karur - 639002.
Mobile: 8248205054.

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.

