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Form-5

Certificate by Architect / Licensed Surveyor

(Certificate for the purpose of completion of Layout/ Sub-Division Project)

Address of the Project:

Date: 25.03.2025

R.S.No:252/5B, At 0.90 Acre (3644.00 Sq.m) in Periyapulliyur Village & panchayat, Bhavani Taluk, Erode Dt., Tamilnadu State, India.

M.Venkatachalam and A.Sathasivam - (Name of the Promoter)
8/739C,Bunk Road, Mettunaasuvam Palayam, Bhavani, Erode– 638 316. (Address of the Promoter)
Subject:

Certificate for R.S.No:252/5B, At 0.90 Acre (3644.00 Sq.m) in Periyapulliyur Village & panchayat, Bhavani Taluk, Erode Dt.,
Ref:_____(TNRERA Registration Number)
Sir,

I am **Er. S.DINESHKUMAR ,B.E** name of the Licensed Surveyor) having License No. **01/2024/RE-GR-II/EDTCP & validity Dt: 09.09.2029** had undertaken assignment as an Licensed Surveyor for the assessment and verification of development of work done at **Periyapulliyur Village & panchayat, Bhavani Taluk, Erode Dt.** (name of the project) situated on the Plot bearing Survey no./ Plot no - **R.S.No:252/5B, At 0.90 Acre (3644.00 Sq.m)** demarcated by its boundaries (latitude and longitude of the end points)

11.423187, 77.639444 to the North

11.422783, 77.639463 to the South

11.422963, 77.640134 to the East

11.423007, 77.639173 to the west

11.423029, 77.639592 to the Centre of Division & village **Periyapulliyur Village & panchayat, Bhavani Taluk, Erode Dt.** measuring **0.90 Acre (3644.00 Sq.m)** Being developed by **M.Venkatachalam & A.Sathasivam** (Name of the Promoter).Based on site inspection carried out by me with respect to each of the plot(s) of the aforesaid Layout/ Sub-Division Project, I certify that as on date of this certificate, the project has been developed and completed in all respects as per the Plotting layout plan sanctioned by **ASSITANT DIRECTOR, ERODE DISTRICT DTCP OFFICE, ERODE**. (Name of the sanctioned authority) *vide* Planning Permission No. **313/ 2024 &** dated **04.11.2024** including all amenities and facilities as committed by the promoter to the allottees.

Yours Faithfully,

Stamp, Signature & Name (IN BLOCK LETTERS) of Licensed Surveyor with (Reg. License No -**01/2024/RE-GR-II/EDTCP & Validity dt: 09.09.2029** - **Er. S.DINESHKUMAR ,B.E**

Enclosed:

Photographs of all sides of site

Er. S.DINESHKUMAR B.E.,
REGISTERED ENGINEER - DTCP,
L.No: 01/2024/RE-Gr.II/EDTCP,
GS DRAFTING,
C-134, Sampath Nagar Housing Unit,
Opp.Erode Dtcp Office, Erode-11.
Mobile.No: 98947 23664

DISTRICT TOWN AND COUNTRY PLANNING
ERODE DISTRICT

Uzhavarsandai Backgate, Sampath Nagar, Erode.
Email: ddtcperode@gmail.com Ph. 0424-2258297

PROFESSIONAL REGISTRATION CERTIFICATE

This is to certify that Thiru **S. DINESHKUMAR** has enrolled as **Registered Engineer Grade II (RE-Gr.II)** with **Erode District Town and Country Planning Office** who has the qualification of B.E. (Civil) and experience in the relevant field for more than 5 years.

He has been given the Registration No: **01/2024/ RE-Gr.II/EDTCP** on **10.09.2024**. He shall be required to comply with the duties and responsibilities prescribed by the Government of Tamil Nadu in Part V, "Registration of Professionals", Tamil Nadu Combined Development and Building Rules, 2019 approved vide G.O.(MS) No. 18, MAWS (MA1) Dept., Dated:04.02.2019.

This Registration is valid upto **09.09.2029**



10/9/2024

Deputy Director (I/c),
District Town and Country Planning,
Erode District.

10/9/24



our services doesn't just end there

Buying & Selling Services

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.

Legal & Documentation Services

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.

Property Development & Approvals

Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

NRI & Investment Services

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management

Compliance & Special Services

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.



empowering your real estate decisions with smart tools

Property Valuation & Cost Estimation

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter

Ownership, Compliance & Legal Verification

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer

Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator

Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary

Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

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