

PP

APPROVAL RECORD

Planning Permission

Coimbatore

Coimbatore 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.

PSG & SONS' CHARITIES
PSG WORLD SCHOOL

CIVIL AERODROME POST, COIMBATORE - 641 014.

PLAN SHOWING THE PROPOSED SCHOOL
BUILDING IN S.F.NOS. 472, 474/2, 470/5B &
470/5F OF KALAPATTI VILLAGE, COIMBATORE
NORTH TALUK, COIMBATORE DISTRICT,
COIMBATORE CORPORATION (EAST ZONE).

APPLICATION NO. : SWP/BPA/413644/2024
APPLICANT NAME : PS Govindaswamy Naidu & Sons Charities
BP/DTCP NO. :

AREA DETAILS	TOTAL AREA SQ.M	FSI AREA SQ.M	NON FSI AREA SQ.M
AREA OF THE BASEMENT FLOOR	3165.32	-	3165.32
AREA OF THE GROUND FLOOR	2621.80	2621.80	-
AREA OF THE FIRST FLOOR	2621.80	2621.80	-
AREA OF THE SECOND FLOOR	2724.62	2724.62	-
AREA OF THE HEAD ROOM	87.83	-	87.83
TOTAL AREA	11221.37	7968.22	3253.15

JOINERY DETAILS		
Sym.	DESCRIPTION	IN METRE
MD	MAIN DOOR	3.05 X 2.13
D	DOOR	1.22 X 2.13
D1	DOOR	1.00 X 2.13
D2	DOOR	0.76 X 2.13
W	WINDOW	3.00 X 1.52
W1	WINDOW	1.83 X 1.52
V	VENTILATOR	1.83 X 0.61

CLASS ROOM & STUDENTS DETAILS:

TOTAL NO. OF CLASS ROOMS	- 16 Nos.
NUMBER OF STUDENTS PER CLASS ROOM	- 25 Nos.
TOTAL NO. OF STUDENTS (16 x 25)	- 400 Nos.
TOTAL NO. OF BOYS STUDENTS	- 200 Nos.
TOTAL NO. OF GIRLS STUDENTS	- 200 Nos.

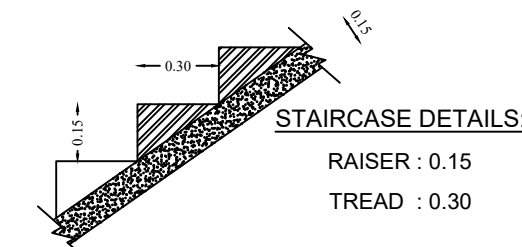
SANITATION REQUIREMENTS

CONTENTS	REQUIRED		PROVIDED	
	BOYS	GIRLS	BOYS	GIRLS
WATER CLOSET	5 Nos.	8 Nos.	20 Nos.	40 Nos.
ABLUTION TAB	5 Nos.	8 Nos.	20 Nos.	40 Nos.
URINALS	10 Nos.	-	46 Nos.	-
WASH BASIN	5 Nos.	5 Nos.	26 Nos.	26 Nos.
CLEANER SINK	3 Nos.		3 Nos.	
DRINKING WATER	8 Nos.		9 Nos.	

TOTAL NO. PHYSICALLY CHALLENGED
PERSON TOILET PROVIDED FOR BOYS } 3 Nos.

TOTAL NO. PHYSICALLY CHALLENGED
PERSON TOILET PROVIDED FOR GIRLS } 3 Nos.

SCALE = 1:100
ALL DIMENSIONS ARE IN METRE UNLESS OTHERWISE STATED
TOILETS PARTITION WALL HEIGHT - 2.13M
FIRE EXTINGUISHER

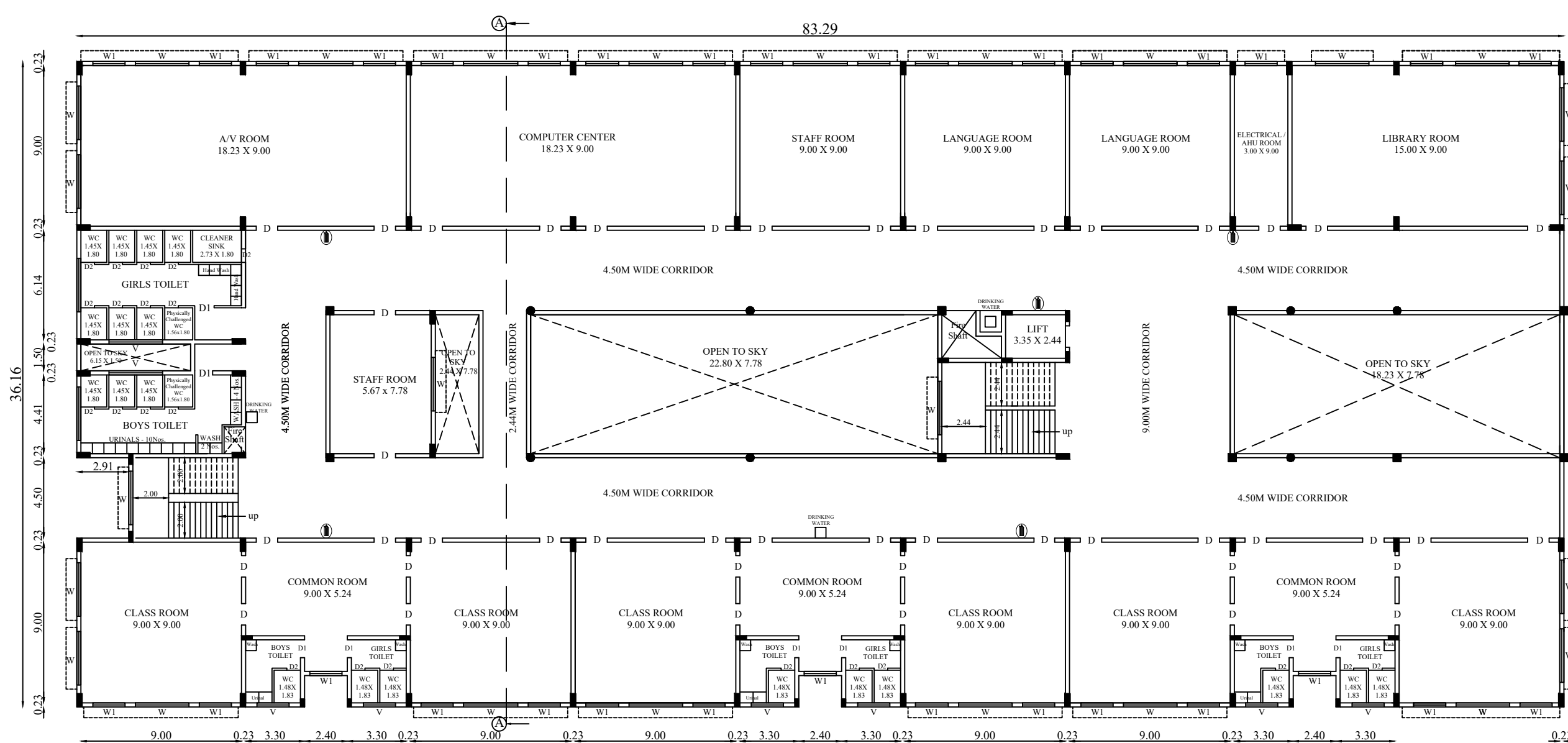


G. BAGYARAJ B.E.,
Construction Engineer (CE)
Coimbatore LPA/CE/19/10/120
PSG & Sons Charities, Peelamedu,
Coimbatore-641 004.
Construction Engineer

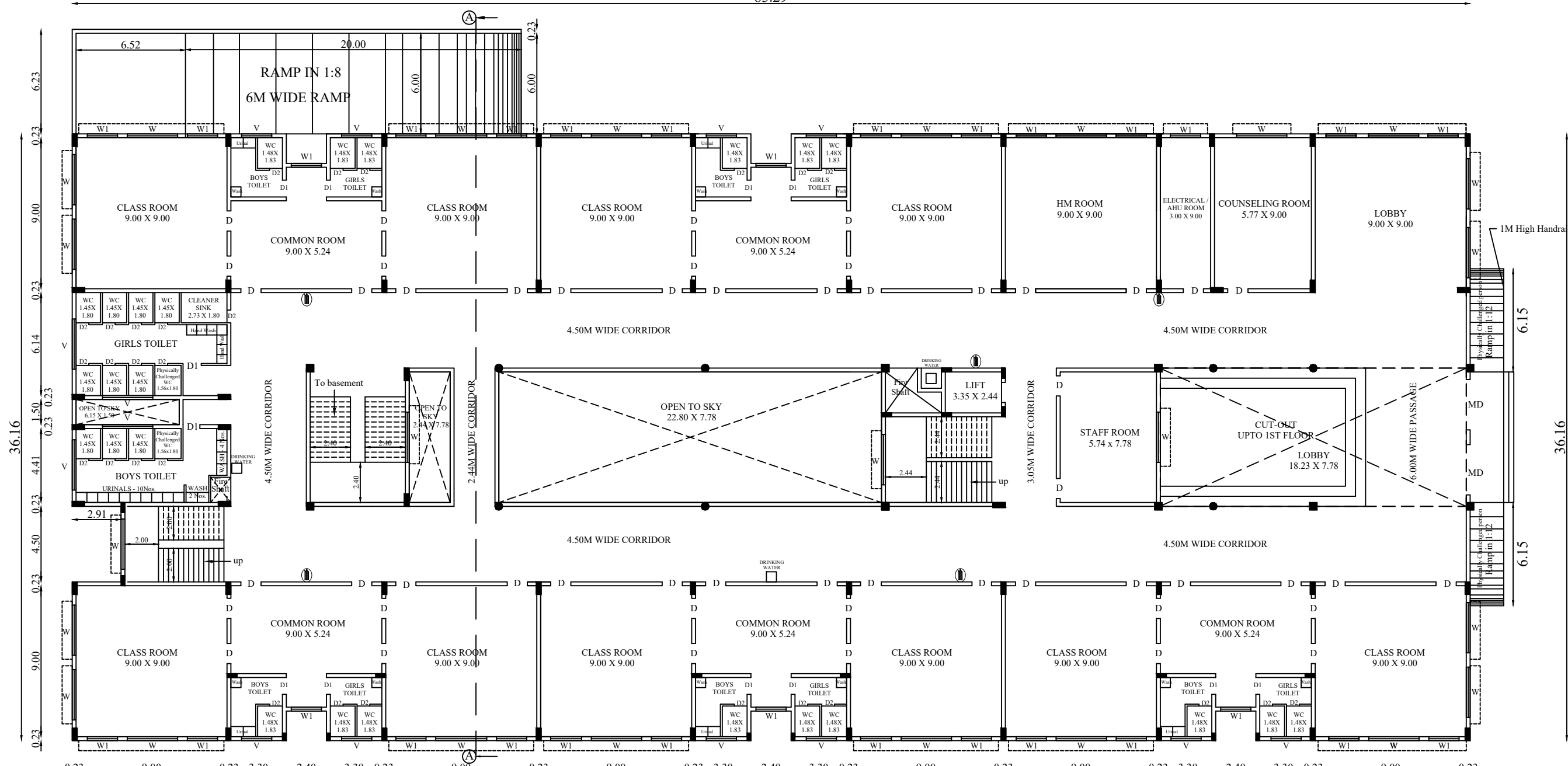
A. K. SENJADAIVEL B. Arch.,
COA Reg No. CA/2001/27083
Registered Architect-Grade I
07/64-4/2024 (SAL EM DTCP)
22-A Budhar St. Opp. To Seetha Kalyana Mandapam,
Erode Main Road, Erode-635476.
Architect

R. LOGANATHAN M.E. (Str.Engg.),
Chartered Engineer (M 163366-21)
Coimbatore LPA/SE/CE/1/014/2006
No. 1, Jawahar Nagar, SARAS P.O.
Coimbatore - 641 043, Tamil Nadu, India
Structural Engineer

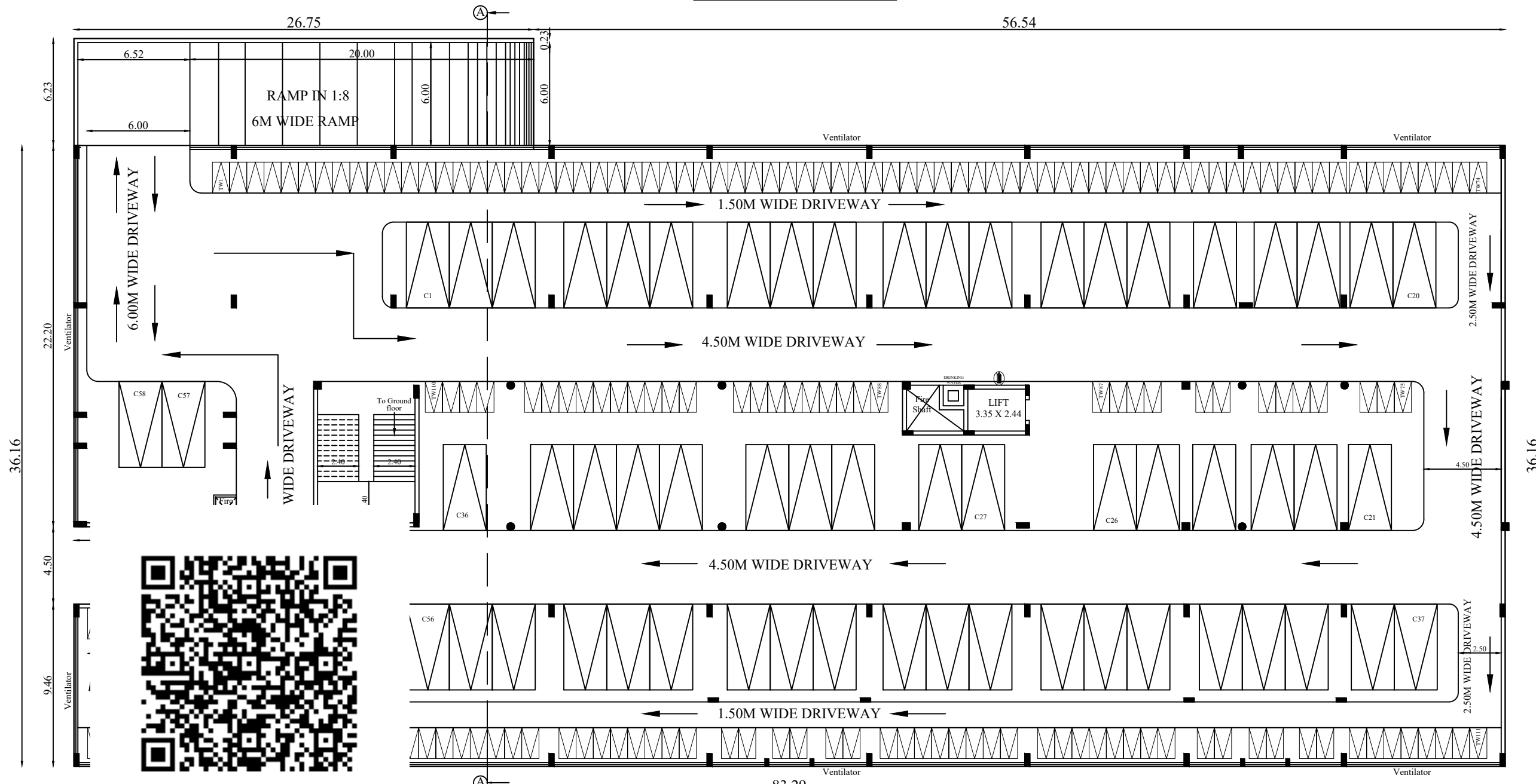
For P.S. GOVINDASWAMY NAIDU &
SONS CHARITIES
L GOPALAKRISHNAN
MANAGING TRUSTEE
Applicant



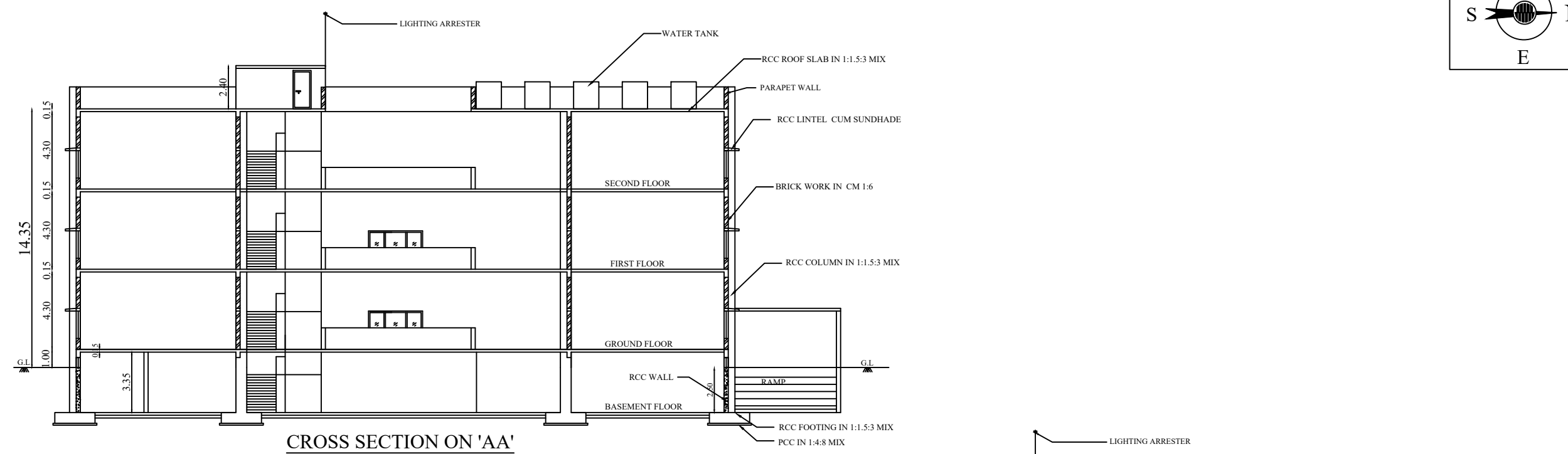
FIRST FLOOR PLAN



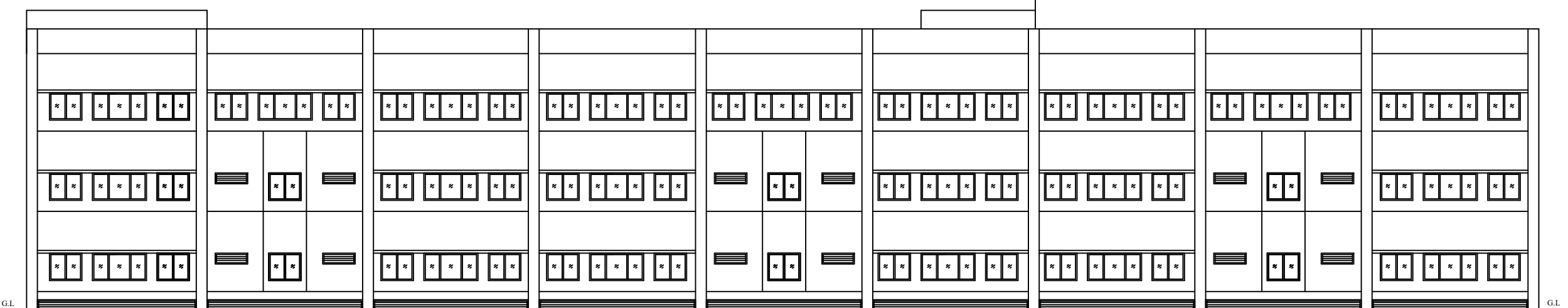
GROUND FLOOR PLAN



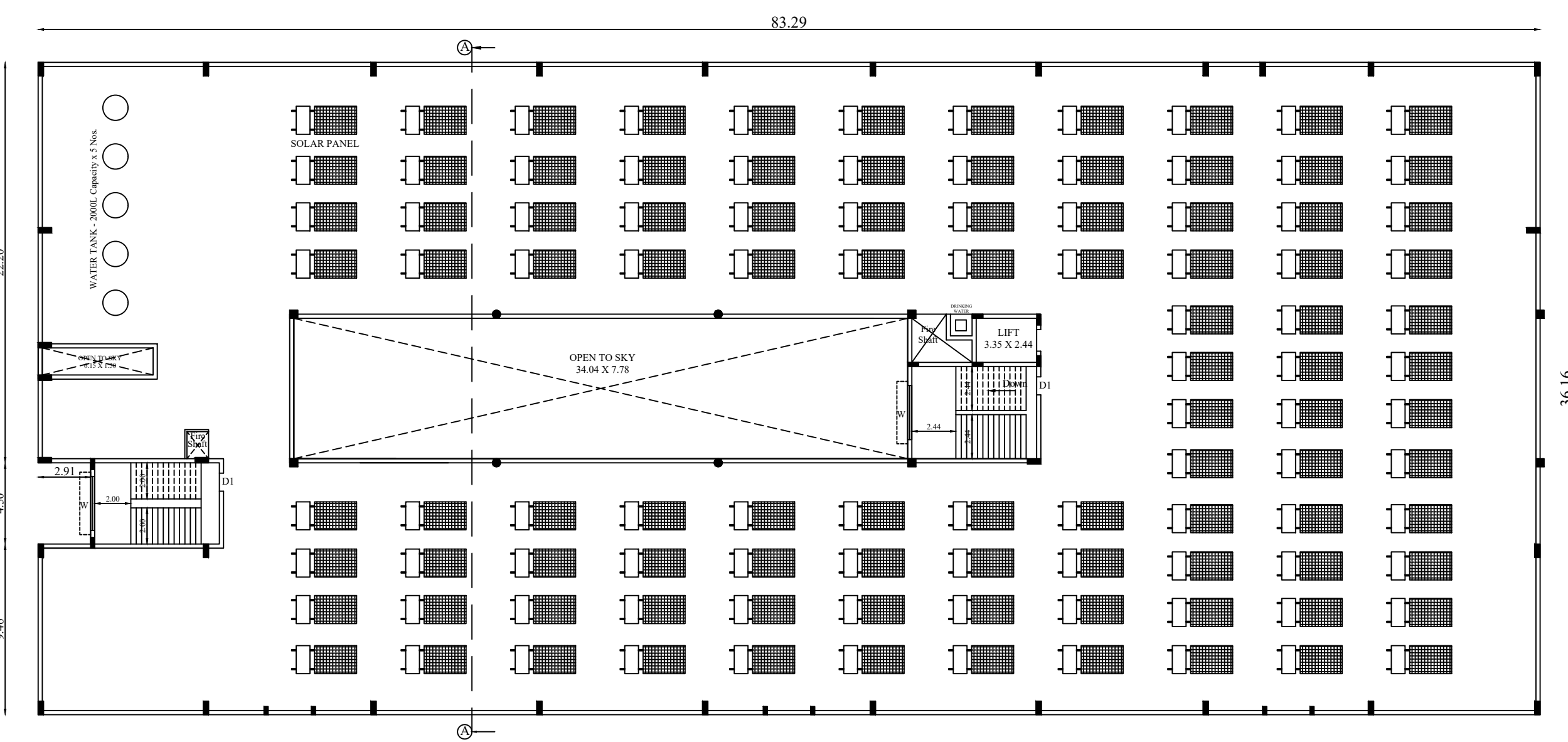
BASEMENT FLOOR PLAN



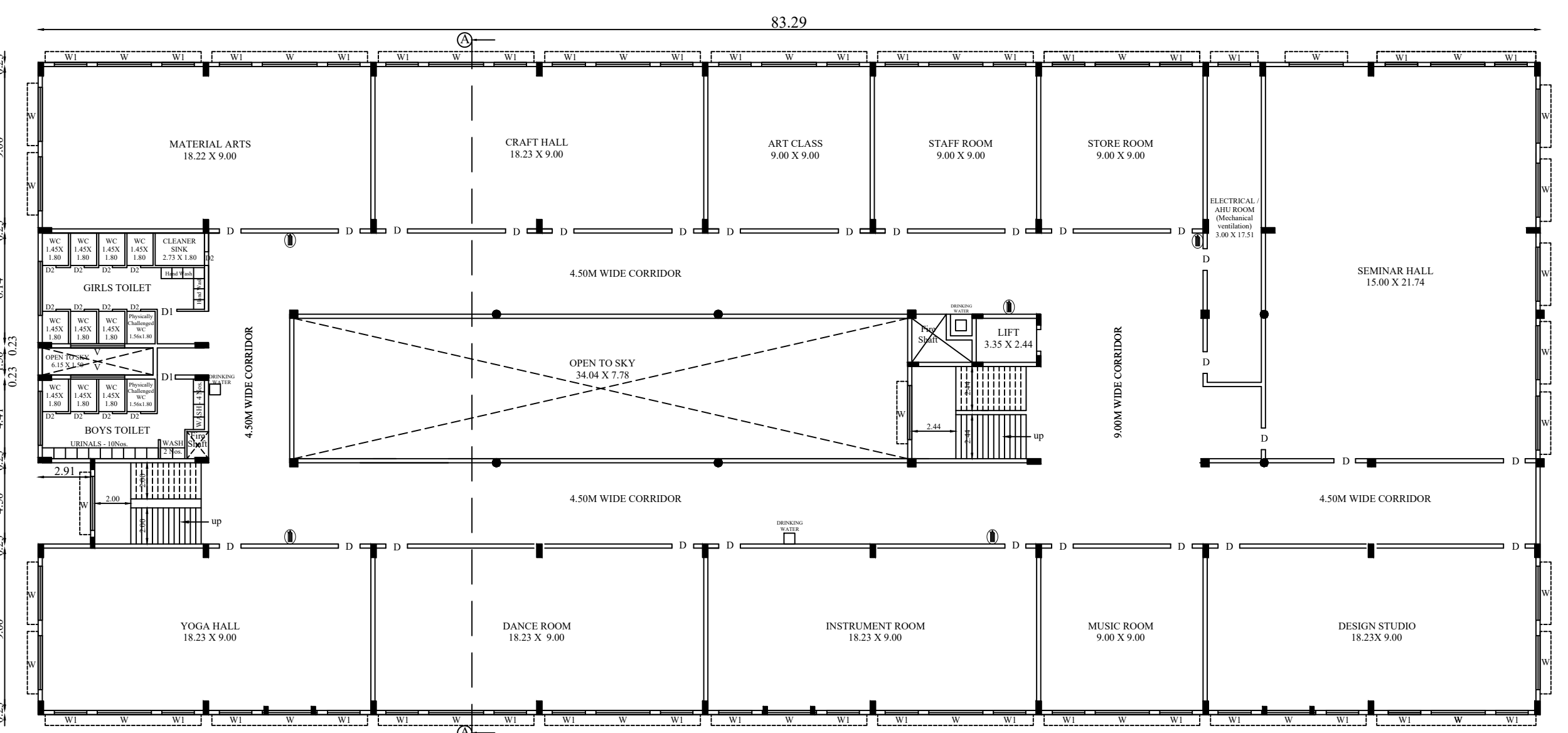
CROSS SECTION ON 'AA'



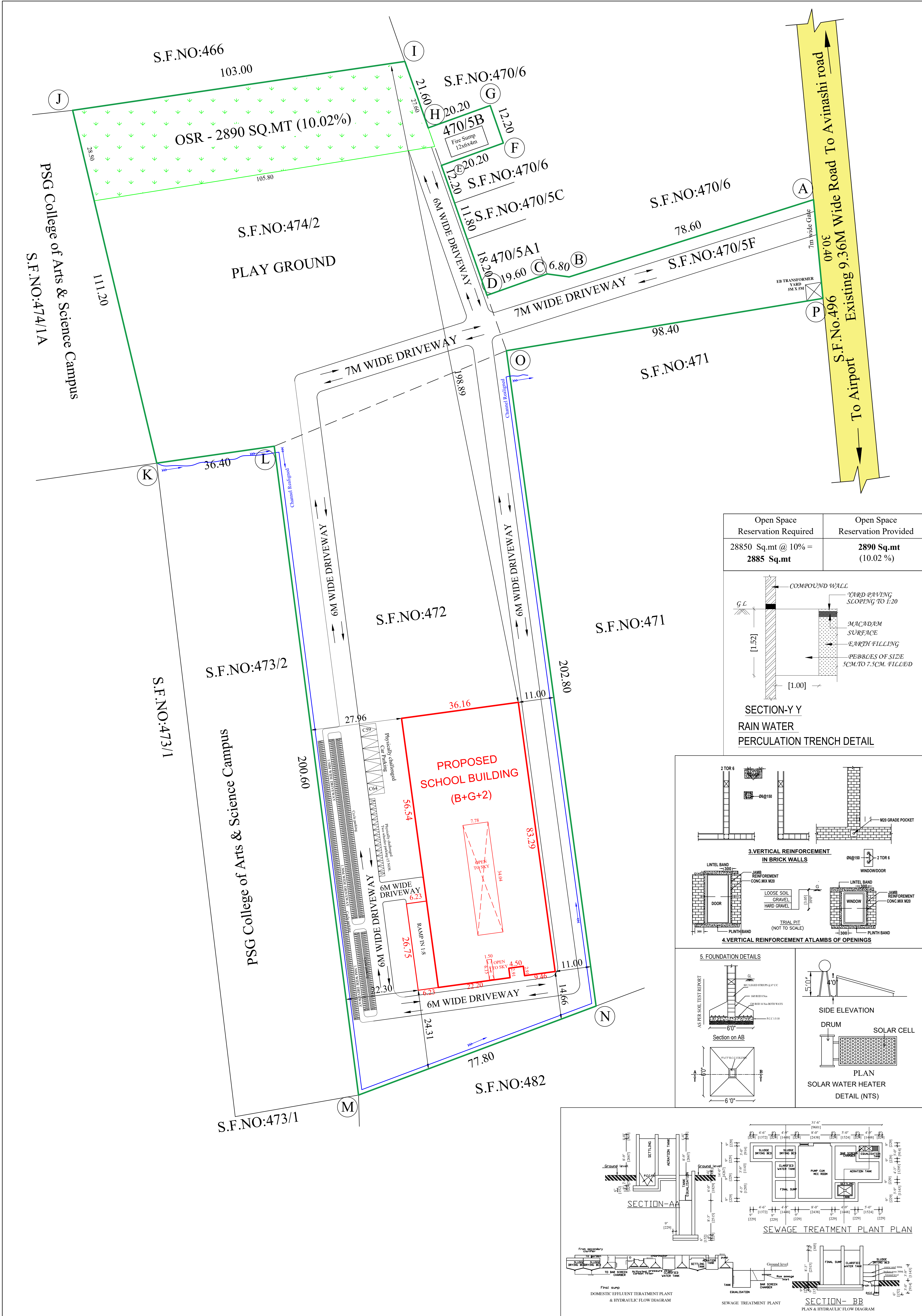
EAST SIDE ELEVATION



OPEN TERRACE FLOOR PLAN



SECOND FLOOR PLAN



SITE PLAN

SHEET NO.1/2

PSG & SONS' CHARITIES

PSG WORLD SCHOOL

CIVIL AERODROME POST, COIMBATORE - 641 014.

SITE PLAN SHOWING THE PROPOSED SCHOOL BUILDING IN S.F.NOS. 472, 474/2, 470/5B & 470/5F OF KALAPATTI VILLAGE, COIMBATORE NORTH TALUK, COIMBATORE DISTRICT, COIMBATORE CORPORATION (EAST ZONE).

APPLICATION NO. : SWP/BPA/413644/2024

APPLICANT NAME : PS Govindaswamy Naidu & Sons Charities

BP/DTCP NO. :

SITE AREA DETAILS:

S.F.NO.	AREA	
	in Hec.	in Acre
472	1.485	3.67
474/2	1.150	2.84
470/5B	0.025	0.06
470/5F	0.225	0.56
TOTAL	2.885	7.13

N

W

E

S

SCALE 1: 500

BUILDING AREA DETAILS:

AREA DETAILS	TOTAL AREA SQ.M	FSI AREA SQ.M	NON FSI AREA SQ.M
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FSI & PC CALCULATION

PC = $\frac{3165.32}{28850} \times 100\% = 10.97\%$

FSI = $\frac{7968.22}{28850} = 0.276$

REFERENCE

EXISTING ROAD

SITE BOUNDARY (ABCDEFGHIJKLMNPO)

PROPOSED BUILDING

OPEN SPACE RESERVATION (OSR)

NOTE:

ALL DIMENSIONS ARE IN METRE UNLESS OTHERWISE STATED

PHYSICALLY CHALLENGED PERSON PARKING PROVIDED

EB TRANSFORMER YARD PROVIDED

PARKING CALCULATION:

As per Tamil Nadu Combined Development and Building Rules, 2019,

1 car space for every 100sq.m of class room area or part thereof and 1 two wheeler space for every 50sq.m of class room or part thereof and one cycle space for every 10sq.m of class room area or part thereof

CLASS ROOM AREA = 4,255 Sq.m

No. of car parking required = $\frac{4,255}{100} = 43$ Nos.

No. of Two wheeler required = $\frac{4,255}{50} = 86$ Nos.

No. of Cycle parking required = $\frac{4,255}{10} = 426$ Nos.

Parking Details	Required	Provided
No. of car parking	43 Nos.	64 Nos.
No. of Two wheeler	86 Nos.	215 Nos.
No. of Cycle	426 Nos.	437 Nos.

PHYSICALLY CHALLENGED PERSON CAR PARKING

CAR PARKING

PHYSICALLY CHALLENGED TWO WHEELER PARKING

CYCLE PARKING

TWO WHEELER PARKING

G. BAGYARAJ R.E.,
Construction Engineer (CE)
Coimbatore LPA/CE/19/10/120
PSG & Sons Charities, Peelamedu,
Coimbatore-641 004.

Construction Engineer

Ar. K. SENJADAIVEL, B. Arch.,
COA Reg.No. CA/2001/27083
Registered Architect Grade I
5776A-42024 (SULEIM TITOP)
22-A Dardhar St. Opp To Saetha Kalyana Mandapam,
Erode Main Road, Coimbatore-641 004.

Architect

R. LOGANATHAN M.E.,(Rtr.)M.I.E.,
Chartered Engineer (M 163362-1)
Coimbatore LPA / SE / GR-1 / 014 / 2024
No: 1, Jawahar Nagar, SAHS P.O.,
Coimbatore - 641 045, Tamil Nadu, India

Structural Engineer

For P.S. GOVINDASWAMY NAIDU & SONS CHARITIES

L GOPALAKRISHNAN
MANAGING TRUSTEE
Applicant

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
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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.

