PP APPROVAL RECORD

Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Town 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.

Verified RealEstate™
3/350/2 Mettukuppam,
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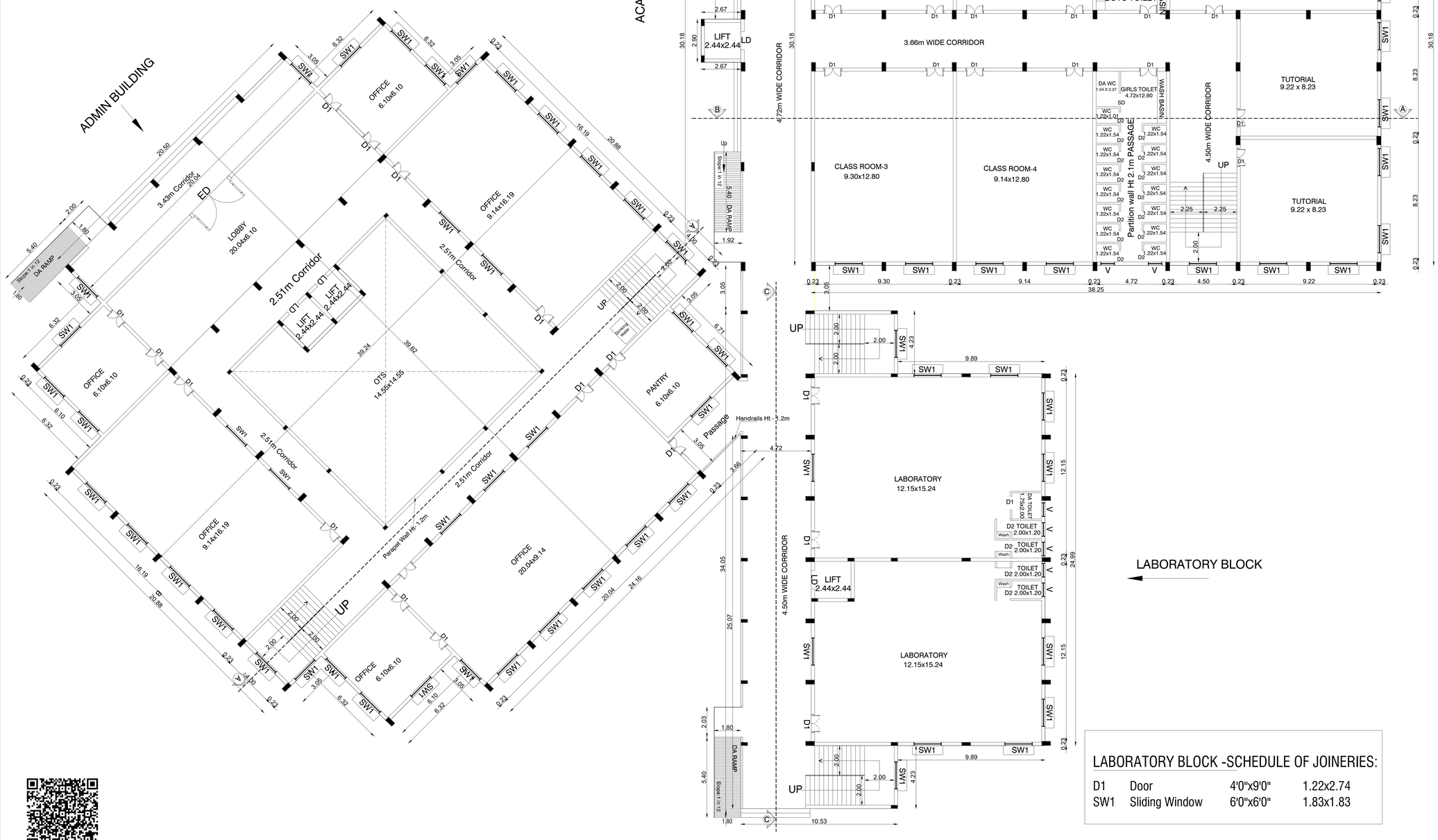
hello@verified.realestate
+91 9996 12 9996
verified.realestate

ADMIN BUILDING - SCHEDULE OF JOINERIES:

ED	Entrance Door	12'0"x9'0"	3.66x2.74
D1	Door	4'0"x9'0"	1.22x2.74
D2	Door	2'6"x7'0"	0.76x2.14
LD	Lift Door	3'0"x7'0"	0.91x2.14
SW1	Sliding Window	6'0"x6'0"	1.83x1.83
v	Ventilator	3'0"x2'0"	0.91x0.61

ACADEMIC BLOCK -SCHEDULE OF JOINERIES:

D1	Door	4'0"x9'0"	1.22x2.74
D2	Door	2'6"x7'0"	0.76x2.14
D2	Door	3'0"x7'0"	0.91x2.14
LD	Lift Door	4'0"x7'0"	1.22x2.14
SW1	Sliding Window	6'0"x6'0"	1.83x1.83
v	Ventilator	3'0"x2'0"	0.91x0.61



GROUND FLOOR PLAN

LABORATORY BLOCK -SCHEDULE OF JOINERIES:

D1	Door	4'0"x9'0"	1.22x2.74
SW1	Sliding Window	6'0"x6'0"	1.83x1.83

BLOCK -01	SHEET NO: 01 / 06

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INSTITUTIONAL COLLEGE BUILDING FOR "M/S.P.K. DAS INSTITUTE OF SOCIAL SCIENCES, HEALTH SCIENCES AND TECHNOLOGY(DEEMED-TO-BE UNIVERSITY)" IN S.F.NO. 46/1A1, 47, 48/3A, 48/3B, 49/1A1 AND 59/1 AT THIRUMALAYAMPALAYAM VILLAGE AND TOWN PANCHAYAT,MADUKKARAI TALUK, COIMBATORE DISTRICT.

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

FOUNDATION	:	RCC 1:11/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8.
RCC WORK	:	All Column, Beams, Roof Slab, Lintel,& Sunshade are in CC 1:11/2:3(M-25)
BRICKWORK	:	B.W in Basement & Superstructure are in CM 1:5.
JOINERY	:	Joineries are made with Steel (or) first class teak wood.
WEATHERING COURSE	:	9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortor and sloped with water proofing compound.
PLASTERING	:	Ceiling plastering with CM 1:3Inside & Outside walls are plastering with CM 1:4.
PAINTING	:	White washing with two coats over the one coat of primer for Ceiling.Colour washing with two coats over one coat of primer for all Walls.

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

COLOUR INDEX :

PROPOSED
BOUNDARY
ROAD
DRIVEWAY

REFERENCE :

SCALE : 1:100
DATE : 30 OCT 2025

N W E S

APPLICANT :

For NEHRU COLLEGE OF EDUCATIONAL AND CHARITABLE TRUST
TRUSTEE

REGISTERED ARCHITECT :

P. MANOHARAN,B.Arch.,A.I.I.A.,
Registered Architect CA No.88/11855
144, T.V. Samy Road West,
R.S. Puram, Coimbatore - 641 002

REGISTERED ENGINEER:

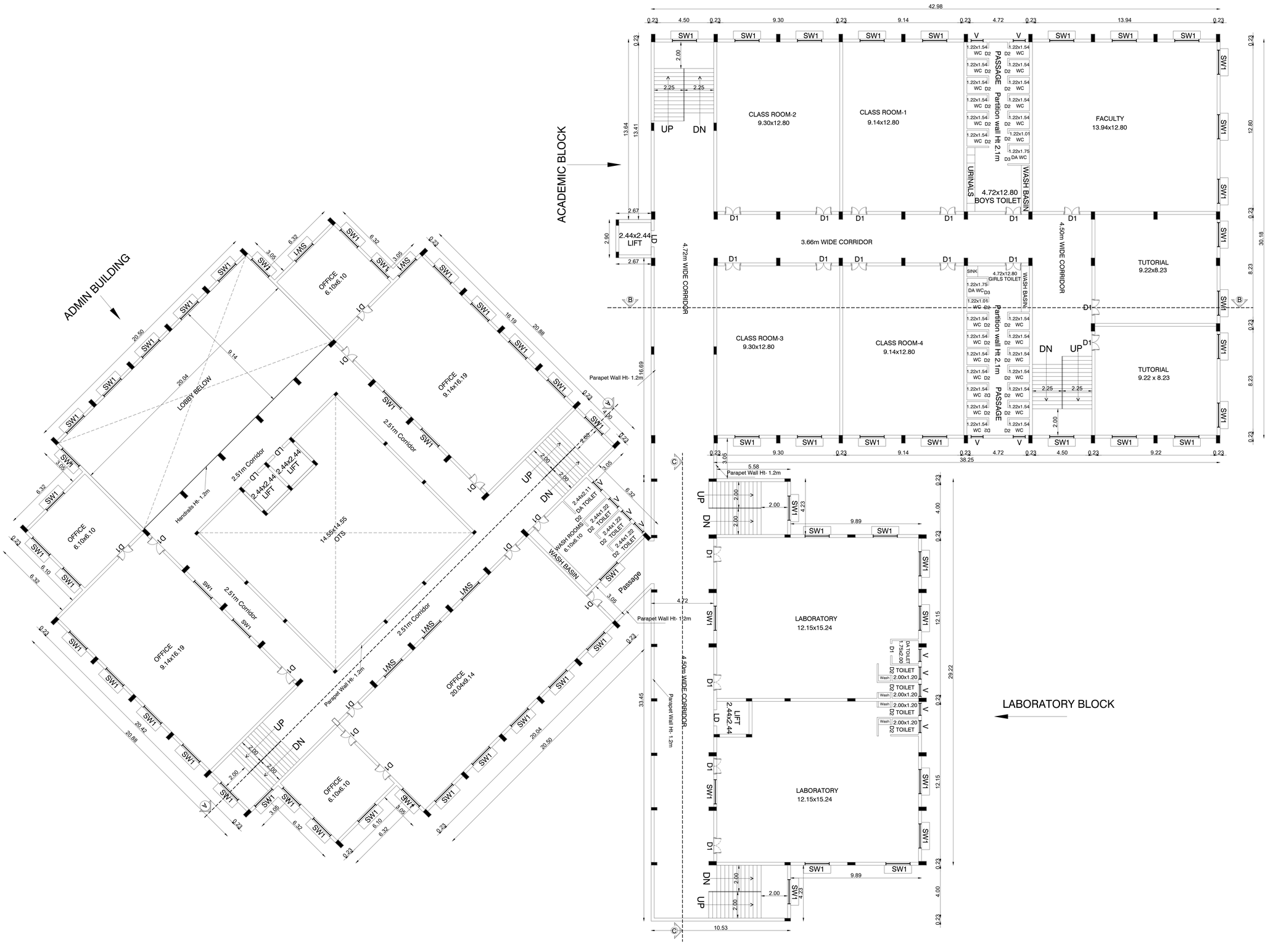
Dr. V. JOHNPAUL
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Engineer Grade - I (RE)
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REGISTERED STRUCTURAL ENGINEER:

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REGISTERED CONSTRUCTION ENGINEER :

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Construction Engineer
Reg. No. LPA/CE/002/2024
356, Nanjundapuram Road,
Near Shree Pathy Nagar, Coimbatore - 641 036.
Ph . 94421 30186



TYPICAL FLOOR PLAN

(First, Second, Third, Fourth & Fifth Floor)

BLOCK -01	SHEET NO: 02 / 06

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INSTITUTIONAL COLLEGE BUILDING FOR "M/S.P.K. DAS INSTITUTE OF SOCIAL SCIENCES, HEALTH SCIENCES AND TECHNOLOGY(DEEMED-TO-BE UNIVERSITY)" IN S.F.NO. 46/1A1, 47, 48/3A, 48/3B, 49/1A1 AND 59/1 AT THIRUMALAYAMPALAYAM VILLAGE AND TOWN PANCHAYAT,MADUKKARAI TALUK, COIMBATORE DISTRICT.

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

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PAINTING	:	White washing with two coats over the one coat of primer for Ceiling.Colour washing with two coats over one coat of primer for all Walls.

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

COLOUR INDEX :

PROPOSED
BOUNDARY
ROAD
DRIVEWAY

REFERENCE :

SCALE : 1:100

DATE : 30 OCT 2025

N W E S

APPLICANT :

For NEHRU COLLEGE OF EDUCATIONAL AND CHARITABLE TRUST

TRUSTEE

REGISTERED ARCHITECT :

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R.S. Puram, Coimbatore - 641 002

REGISTERED ENGINEER:

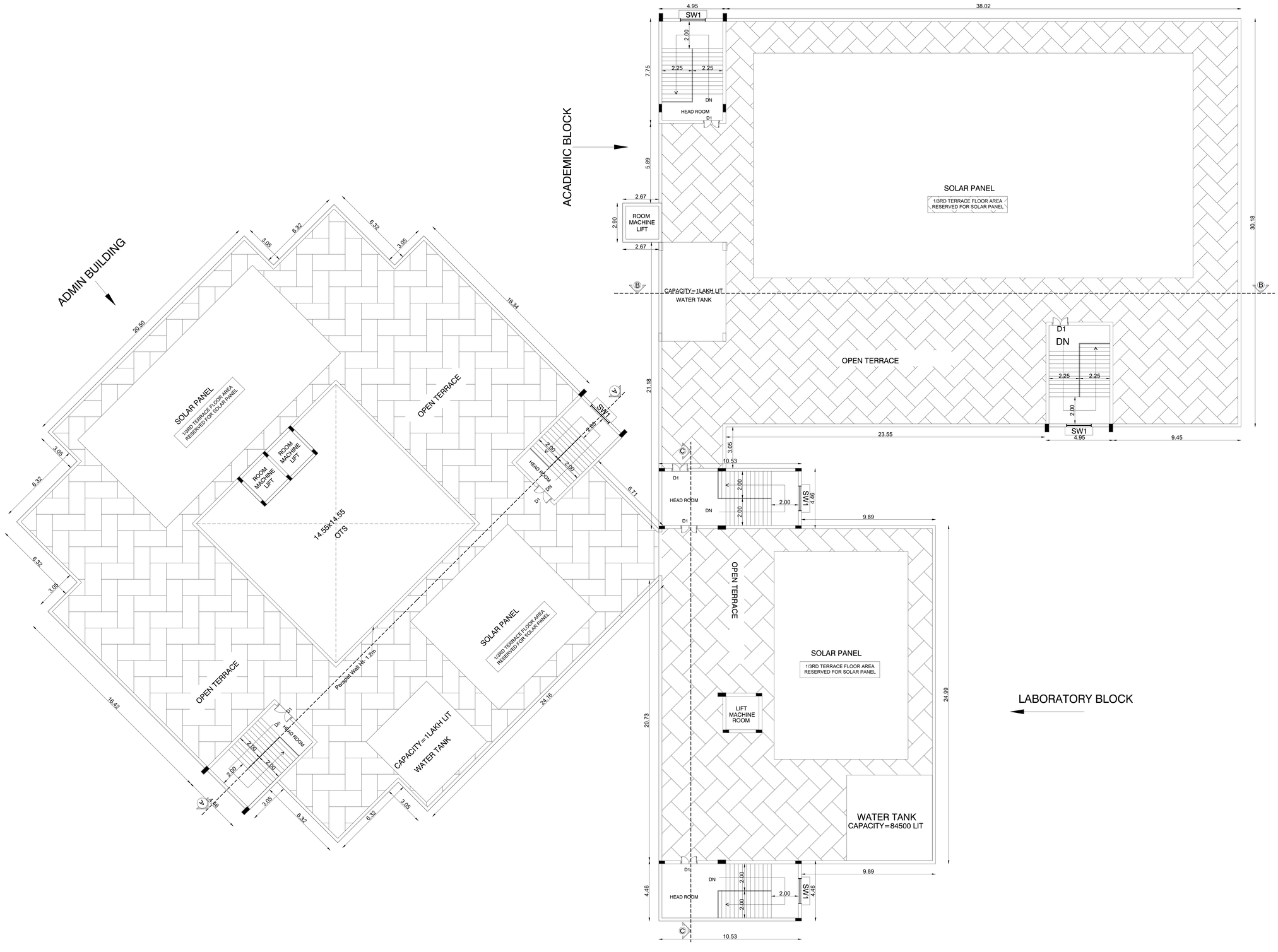
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REGISTERED CONSTRUCTION ENGINEER :

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Ph . 94421 30186



TERRACE FLOOR PLAN

BLOCK -01	SHEET NO: 03 / 06

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INSTITUTIONAL COLLEGE BUILDING FOR "M/S.P.K. DAS INSTITUTE OF SOCIAL SCIENCES, HEALTH SCIENCES AND TECHNOLOGY(DEEMED-TO-BE UNIVERSITY)" IN S.F.NO. 46/1A1, 47, 48/3A, 48/3B, 49/1A1 AND 59/1 AT THIRUMALAYAMPALAYAM VILLAGE AND TOWN PANCHAYAT,MADUKKARAI TALUK, COIMBATORE DISTRICT.

NOTE : ALL DIMENSIONS AREA IN METER

SPECIFICATION :

FOUNDATION	:	RCC 1:11/2:3 M25 Concrete Column footing Laid Over sand filling and PCC 1:4:8.
RCC WORK	:	All Column, Beams, Roof Slab, Lintel,& Sunshade are in CC 1:11/2:3(M-25)
BRICKWORK	:	B.W in Basement & Superstructure are in CM 1:5.
JOINERY	:	Joineries are made with Steel (or) first class teak wood.
WEATHERING COURSE	:	9" x 9" Pressed Tiles laid over the Brick Jelly with Lime mortor and sloped with water proofing compound.
PLASTERING	:	Ceiling plastering with CM 1:3Inside & Outside walls are plastering with CM 1:4.
PAINTING	:	White washing with two coats over the one coat of primer for Ceiling.Colour washing with two coats over one coat of primer for all Walls.

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

COLOUR INDEX :

PROPOSED	
BOUNDARY	
ROAD	
DRIVEWAY	

REFERENCE :

SCALE : 1:100

DATE : 30 OCT 2025

N W E S

APPLICANT :

For NEHRU COLLEGE OF EDUCATIONAL AND CHARITABLE TRUST

TRUSTEE

REGISTERED ARCHITECT :

2/6/25

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Registered Architect CA No.88/1888
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R.S. Puram, Coimbatore - 641 002

REGISTERED ENGINEER:

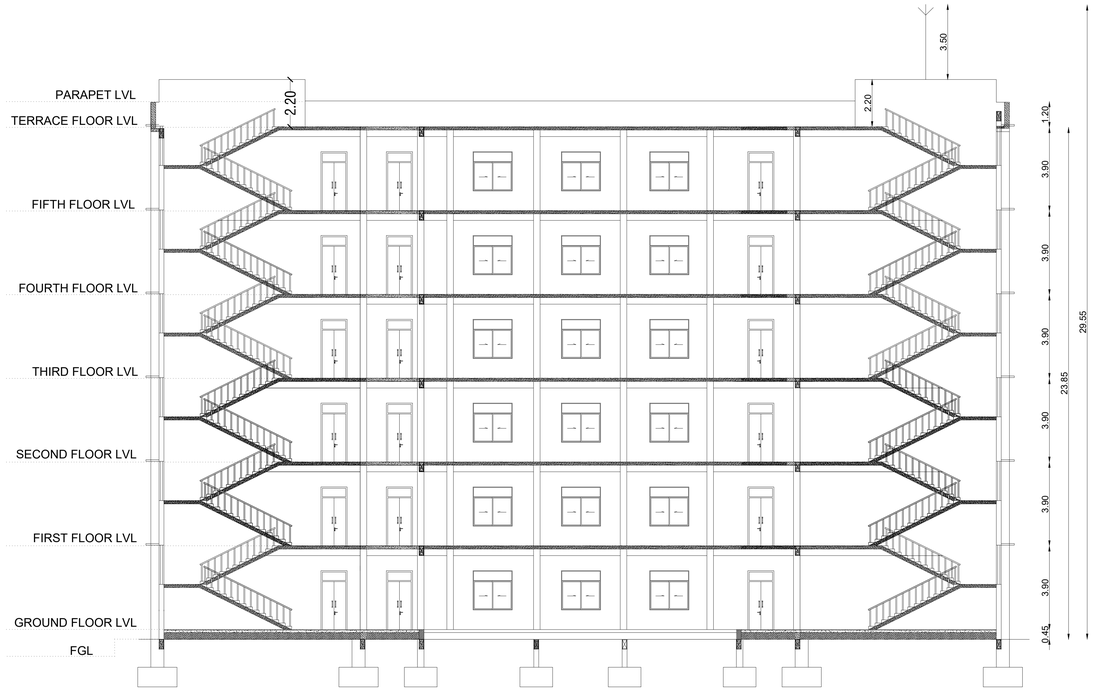
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REGISTERED STRUCTURAL ENGINEER:

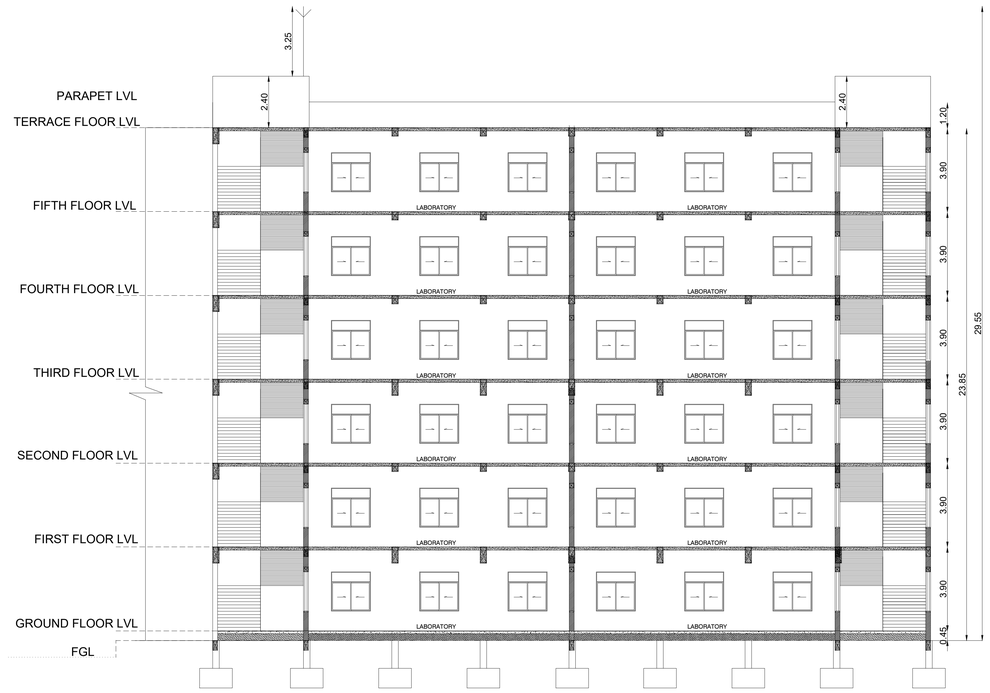
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REGISTERED CONSTRUCTION ENGINEER :

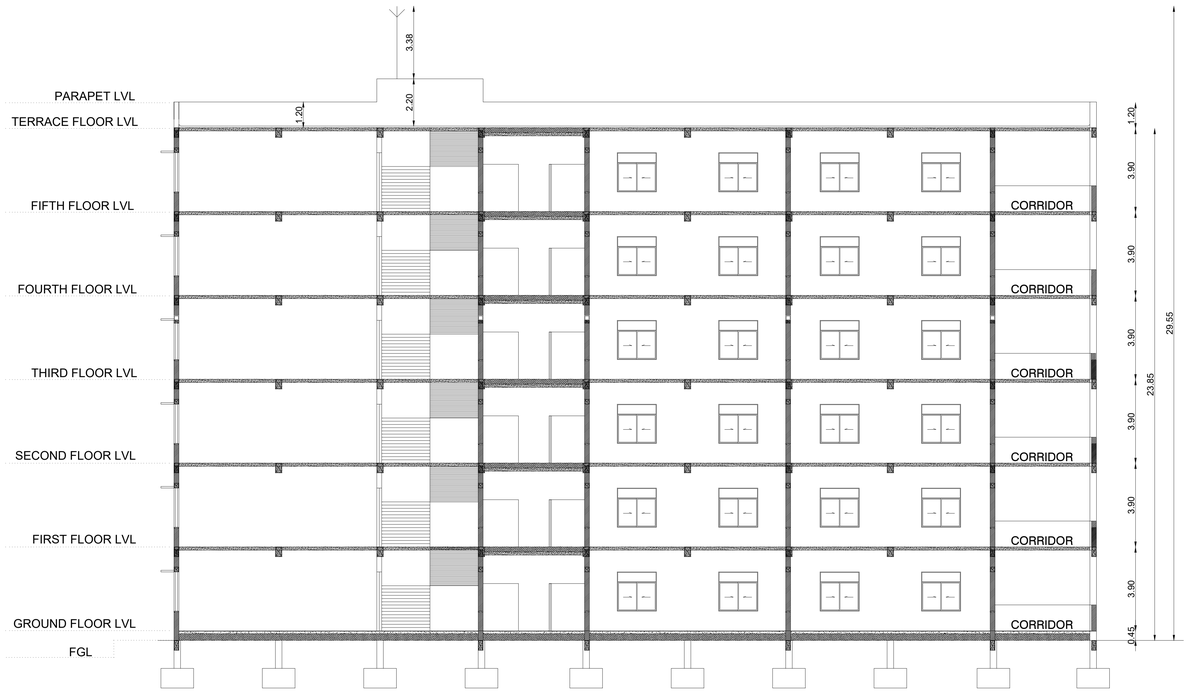
Dr. N.Balasundaram, M.E, Ph.D
Construction Engineer
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356, Nanjundapuram Road,
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SECTION ON A-A



SECTION - C-C



SECTION - B-B

BLOCK -01 | SHEET NO: 04 / 06

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INSTITUTIONAL COLLEGE BUILDING FOR "M/S.P.K. DAS INSTITUTE OF SOCIAL SCIENCES, HEALTH SCIENCES AND TECHNOLOGY(DEEMED-TO-BE UNIVERSITY)" IN S.F.NO. 46/1A1, 47, 48/3A, 48/3B, 49/1A1 AND 59/1 AT THIRUMALAYAMPALAYAM VILLAGE AND TOWN PANCHAYAT,MADUKKARAI TALUK, COIMBATORE DISTRICT.

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PAINTING	:	White washing with two coats over the one coat of primer for Ceiling.Colour washing with two coats over one coat of primer for all Walls.

MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

COLOUR INDEX :

PROPOSED	
BOUNDARY	
ROAD	
DRIVEWAY	

REFERENCE :

SCALE : 1:100

DATE : 30 OCT 2025

N W E S

APPLICANT :

For NEHRU COLLEGE OF EDUCATIONAL AND CHARITABLE TRUST

TRUSTEE

REGISTERED ARCHITECT :

2/6/25

P. MANOHARAN,B.Arch.,A.I.I.A.,
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REGISTERED ENGINEER:

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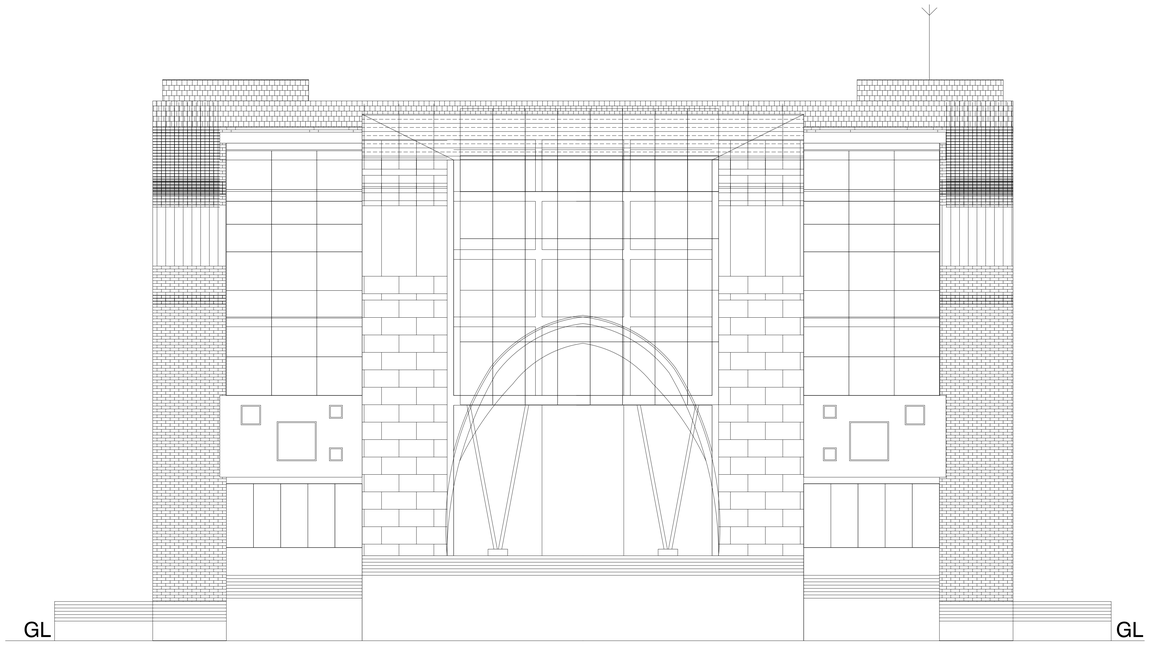
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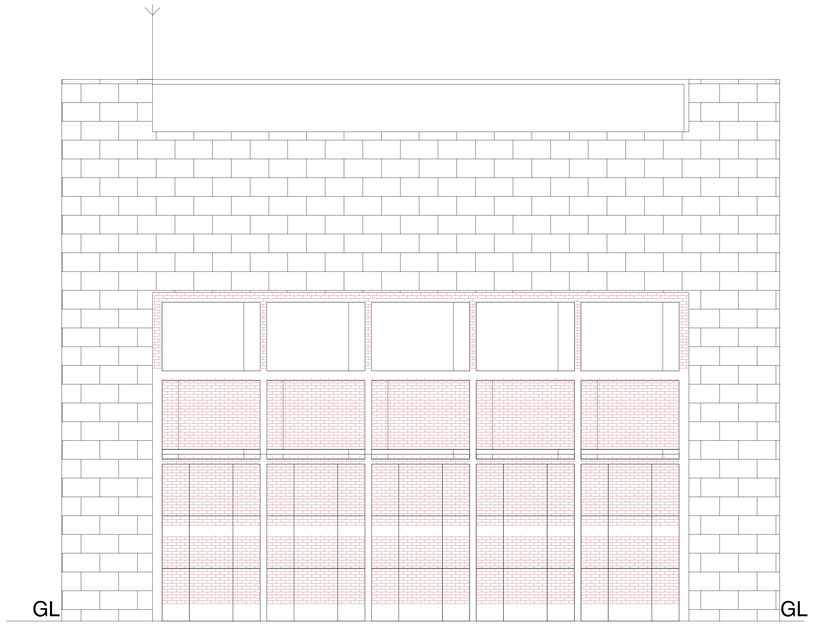
REGISTERED CONSTRUCTION ENGINEER :

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BLOCK -01

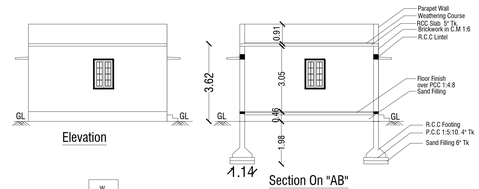


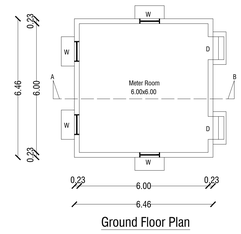
ADMIN BLOCK - FRONT ELEVATION



LABORATORY BLOCK - FRONT ELEVATION

BLOCK -02(METER ROOM)

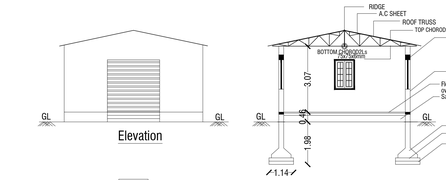


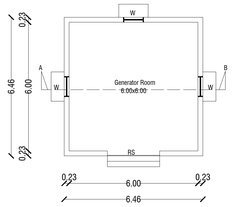


Schedule Of Joinery

D - Door - 1.07x2.13
W - Window - 0.91x1.37

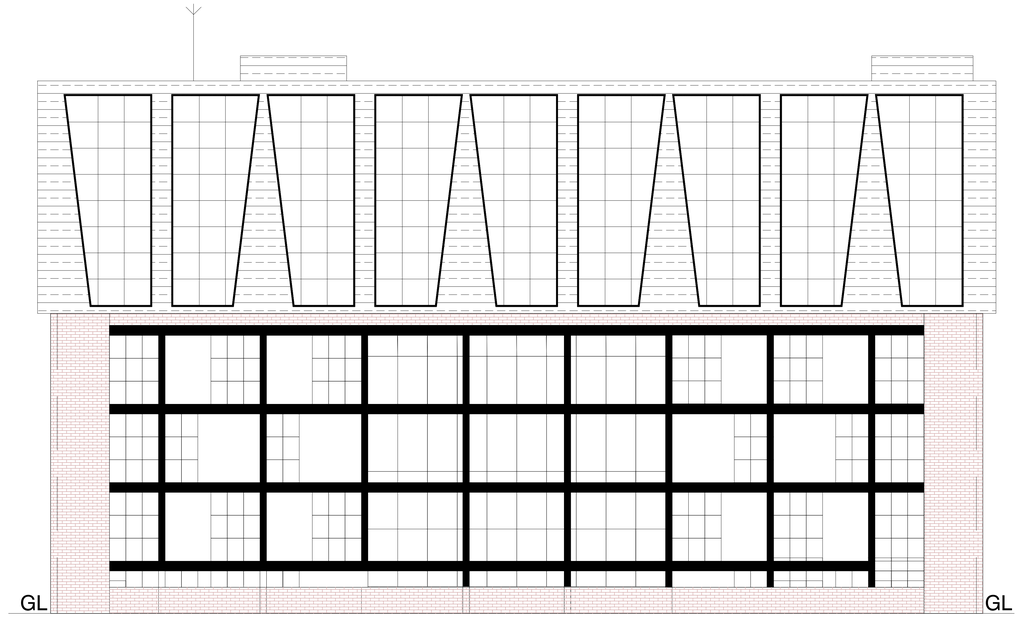
BLOCK -03(GENERATOR ROOM)





Schedule Of Joinery

RS -Rolling Shutter- 2.44x2.44
W - Window - 0.91x1.37



ACADEMIC BUILDING - GROUND FLOOR PLAN

BLOCK -01, 02 & 03 | SHEET NO: 05 / 06

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INSTITUTIONAL COLLEGE BUILDING FOR "M/S.P.K. DAS INSTITUTE OF SOCIAL SCIENCES, HEALTH SCIENCES AND TECHNOLOGY(DEEMED-TO-BE UNIVERSITY)" IN S.F.NO. 46/1A1, 47, 48/3A, 48/3B, 49/1A1 AND 59/1 AT THIRUMALAYAMPALAYAM VILLAGE AND TOWN PANCHAYAT,MADUKKARAI TALUK, COIMBATORE DISTRICT.

NOTE : ALL DIMENSIONS AREA IN METER

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MECHANICAL VENTILATION AND FIRE PROTECTION SYSTEM PROVIDED FOR ENTIRE BUILDING

COLOUR INDEX :

PROPOSED	
BOUNDARY	
ROAD	
DRIVEWAY	

REFERENCE :

SCALE : 1:100
DATE : 30 OCT 2025

N W E S

APPLICANT :

For NEHRU COLLEGE OF EDUCATIONAL AND CHARITABLE TRUST
TRUSTEE

REGISTERED ARCHITECT :

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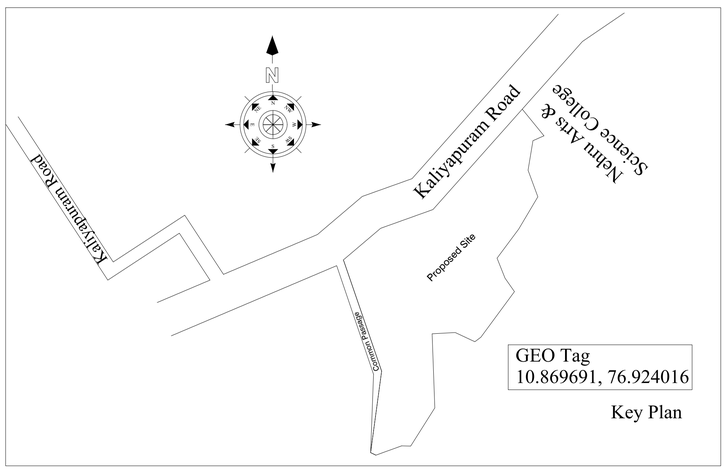
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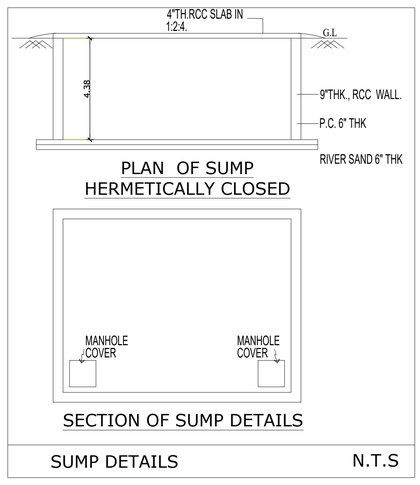
REGISTERED STRUCTURAL ENGINEER:

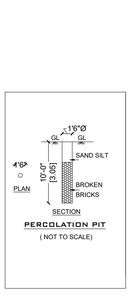
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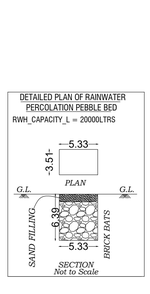
REGISTERED CONSTRUCTION ENGINEER :

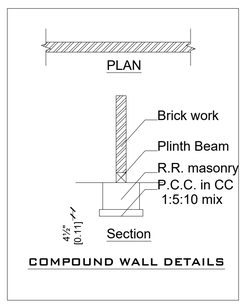
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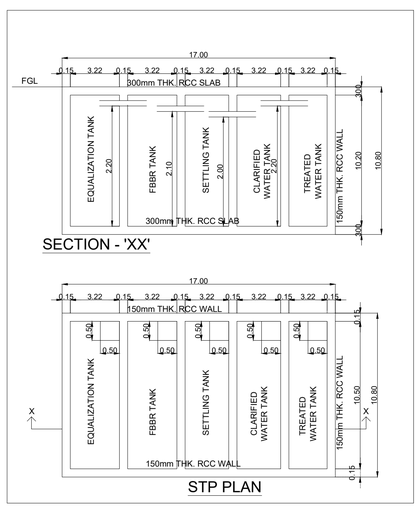












SITE PLAN

(SCALE = 1 : 400)

SITE PLAN	SHEET NO: 06 / 06

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF INSTITUTIONAL COLLEGE BUILDING FOR "M/S.P.K. DAS INSTITUTE OF SOCIAL SCIENCES, HEALTH SCIENCES AND TECHNOLOGY(DEEMED-TO-BE UNIVERSITY)" IN S.F.NO. 46/1A1, 47, 48/3A, 48/3B, 49/1A1 AND 59/1 AT THIRUMALAYAMPALAYAM VILLAGE AND TOWN PANCHAYAT,MADUKKARAI TALUK, COIMBATORE DISTRICT.

NOTE : ALL DIMENSIONS AREA IN METRE

AREA STATEMENT DETAILS

SITE AREA AS PER DOCUMENT	: 34438.75 SQM
SITE AREA AS PER PATTA	: 34468.00 SQM
SUPER IMPOSED SITE AREA	: 34438.75 SQM

PROPOSED BUILDING AREA :

S.NO	DESCRIPTION	FSI (SQ.M)	NON-FSI (SQ.M)	TOTAL (SQ.M)
01	BLOCK - 01(ADMIN , ACADEMIC & LABORATORY BLOCK)			
	GROUND FLOOR	3101.38	-	3101.38
	FIRST FLOOR	2918.13	-	2918.13
	SECOND FLOOR	2918.13	-	2918.13
	THIRD FLOOR	2918.13	-	2918.13
	FOURTH FLOOR	2918.13	-	2918.13
	FIFTH FLOOR	2918.13	-	2918.13
	TERRACE FLOOR	-	259.72	259.72
	SUB TOTAL	17692.03	259.72	17951.75
02	BLOCK - 02(METER ROOM)			
	GROUND FLOOR	41.73	-	41.73
03	BLOCK - 03(GENERATOR ROOM)			
	GROUND FLOOR	41.73	-	41.73
	TOTAL	17775.49	259.72	18035.21

TOTAL FSI AREA = 17775.49 SQ.M

FLOOR SPACE INDEX = 17775.49 / 34438.75 = 0.516

PLOT COVERAGE (3101.38+41.73+41.73) = 3184.84 / 34438.75 x 100 = 9.25%

PARKING DETAILS :

CLASS ROOM AREA : 6348.90 SQ.M
1 CAR PARKING SPACE FOR EVERY 100.00 SQ.M
1 TWO WHEELER PARKING FOR EVERY 50.00 SQ.M
OFFICE AREA : 3845.10 SQ.M
1 CAR PARKING SPACE FOR EVERY 100.00 SQ.M
1 TWO WHEELER PARKING FOR EVERY 25.00 SQ.M
VISITORS PARKING OF 10%

PROPOSED PARKING DETAILS:

DESCRIPTION	REQUIRED	PROVIDED
CAR PARKING	96+ 11(PCP) =107NOS	161+ 19(PCP) =180NOS
TWO WHEELER PARKING	267+ 30(PCP) =297NOS	320+ 55(PCP) =375NOS

PARKING SLOT SIZE:

161 CARS WITH DIMENSION 2.50 x 5.0M
19 PCP CARS WITH DIMENSION 3.60 x 5.0M
320 BIKE WITH DIMENSION 1.00 x 1.80M
55 PCP BIKE WITH DIMENSION 1.00 x 1.80M

O.S.R DETAILS :

O.S.R REQUIRED = 3446.80 SQ.M
O.S.R PROVIDED = 3542.36 SQ.M

SITE AREA DETAILS

S.NO	S.F.No	EXTENT (Hec)	EXTENT (Acre)
1.	46/1A1	0.60.30	1.49
2.	47	1.81.50	4.48
4.	48/3A	0.02.00	0.05
5.	48/3B	0.59.00	1.46
6.	49/1A1	0.32.38	0.80
7.	59/1	0.09.50	0.23
	TOTAL AREA	3.44.68	8.51

COLOUR INDEX :

SITE UNDER REFERENCE
PROPOSED
BOUNDARY
ROAD
DRIVEWAY
OSR
RAIN WATER HARVESTING

REFERENCE :

SCALE : 1:400
DATE : 30 OCT 2025

N W E S

REGISTERED STRUCTURAL ENGINEER:

Dr. V. JOHNPAUL
B.Tech, M.E (Struct.), Ph.D, AMIE, MIGS, MICI, MIOV,
Engineer Grade - I (RE)
Reg. No: LPA/RE/GR-1/057/2024
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Palladam, Tirupur 641 401.
Ph. 99 52 50 65 49 / er.johnpaulv@gmail.com

APPLICANT:

For NEHRU COLLEGE OF EDUCATIONAL AND CHARITABLE TRUST
TRUSTEE

REGISTERED CONSTRUCTION ENGINEER :

Dr. N.Balasundaram, M.E, Ph.D
Construction Engineer
Reg. No. LPA/CE/002/2024
356, Nanjundapuram Road,
Near Shree Pathy Nagar, Coimbatore - 641 036.
Ph . 94421 30186

REGISTERED ARCHITECT :

2/6/25
P. MANOHARAN,B.Arch.,A.I.I.A.,
Registered Architect CA No.88/11885
144, T.V. Samy Road West,
R.S. Puram, Coimbatore - 641 002

REGISTERED ENGINEER:

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B.Tech, M.E (Struct.), Ph.D, AMIE, MIGS, MICI, MIOV,
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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

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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.