PP APPROVAL RECORD

Planning Permission

Survey 3/1 and 7 more

Athagapadi, Dharmapuri taluk

Dharmapuri 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

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PLAN SHOWING THE PROPOSED CONSTRUCTION OF SECONDARY SCHOOL BUILDING IN S.F.NO 3/1,3/2,3/3,14/2,14/3A,246/1A,246/2B1,246/3 IN HELE DHARMAPURI PANCHAYAT UNION, HELE DHARMAPURI PANCHAYAT, HELE DHARMAPURI VILLAGE, DHARMAPURI TALUK, DHARMAPURI DISTRICT.

APPLICANT NAME :M/S.AVINYA PROPERTIES

AREA OF THE DOCUMENT	9186.36 SQ.M (OR) 2.27 ACRE
AREA OF THE PATTA & FMB	9167.00 SQ.M (OR) 2.265 ACRE
AREA OF THE SUPER IMPOSED	9052.46 SQ.M (OR) 2.236 ACRE

SL NO	DESCRIPTION	FSI AREA SQ.M	NON FSI AREA SQ.M	TOTAL BUILDUP AREA SQ.M
1.	GROUND FLOOR	1888.70	-	1888.70
2.	FIRST FLOOR	1694.36	-	1694.36
3.	SECOND FLOOR	1694.36	-	1694.36
4.	THIRD FLOOR	1694.36	-	1694.36
5.	TERRACE FLOOR (HEAD ROOM)	-	194.26	194.26
	TOTAL	6971.78	194.26	7166.04

CALCULATION:

FLOOR SPACE INDEX (FSI) - $\frac{6971.78}{9167}$ = 0.760<2

SCALE

1:100

(All Measurements are in Meter)

COLOUR INDEX:

- FMB BOUNDARY
- SUPERIMPOSED BOUNDARY
- EXISTING ROAD
- DRIVE WAY
- PROPOSED BUILDING

PARKING DETAIL

DESCRIPTION	REQUIRED	PROVIDED
TWO WHEELER PARKING	57 NOS	64 NOS
CYCLE SPACE	572 NOS	574 NOS
CAR PARKING	10 NOS	10 NOS

NOTE

- FIRE EXTINGUISER
- SAND BUCKET

Persons for one floor
Girls-100
Boys-160

Persons for Ground + 3 floors
Girls- 100 * 4 - 400
Boys- 160 * 4 - 640
Total - 1040 Persons for all Floors

SANITARY DETAIL for all Floors

	Required		Provided	
SANITARY UNIT	Boys	Girls	Boys	Girls
Water closet	16 NOS	16 NOS	20 NOS	20 NOS
Ablution Taps	16 NOS	16 NOS	20 NOS	20 NOS
Urinals	16 NOS	-	17 NOS	-
Wash Basin	10 NOS	16 NOS	12 NOS	16 NOS
Drinking water	21 NOS		24 NOS	
Cleaner's sink	4 NOS		6 NOS	

For AVINYA PROPERTIES

Managing Partner

APPLICANT

S. RAJA
B.E. (Civil Engineering)
Registerad Construction Engineer (CE)
CLPA Reg. No: CBE LPA/CE/02/2025
AYYAMPALAYAM, MUTHUR POST,
POLLACHI TALUK - 642 005.

REGISTERED CONSTRUCTION ENGINEER

S. SAJEESH
M.E. (Structural Engineering)
Registered Engineer Grade - II (RE)
CLPA Reg. CBE LPA/RE/GR - II/121/2024
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Coimbatore - 641 035.
sajeeshsivan@gmail.com

REGISTERED ENGINEER

Er. R.SATHISHKUMAR
M.E.(Geotech)., M.I.G.S., A.M.I.E., M.I.S.T.E.,
Registered Geotechnical Engineer
Reg. No: Coimbatore District/GTE/01/2025
No: 17/25-B, Annur Road, Karumathampatti
Coimbatore - 641 659
Ph: 0422-3592569 Mob: +91 9597262815

REGISTERED GEO TECHNICAL ENGINEER

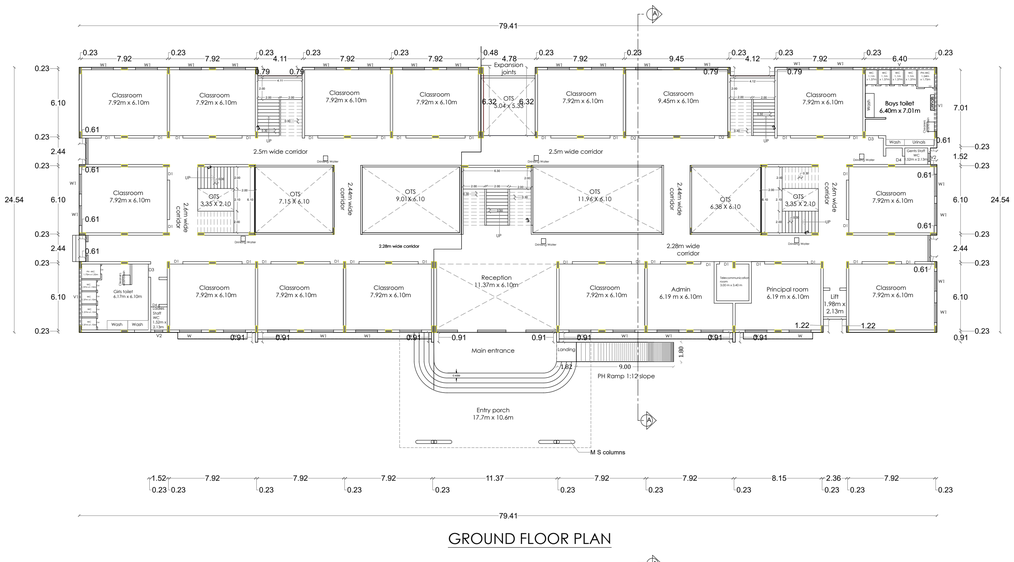
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REGISTERED STRUCTURAL ENGINEER

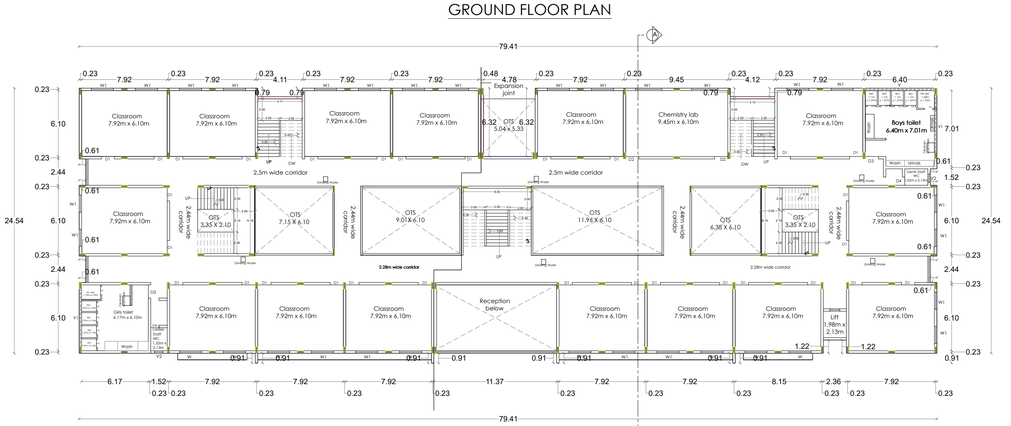
EAST ELEVATION



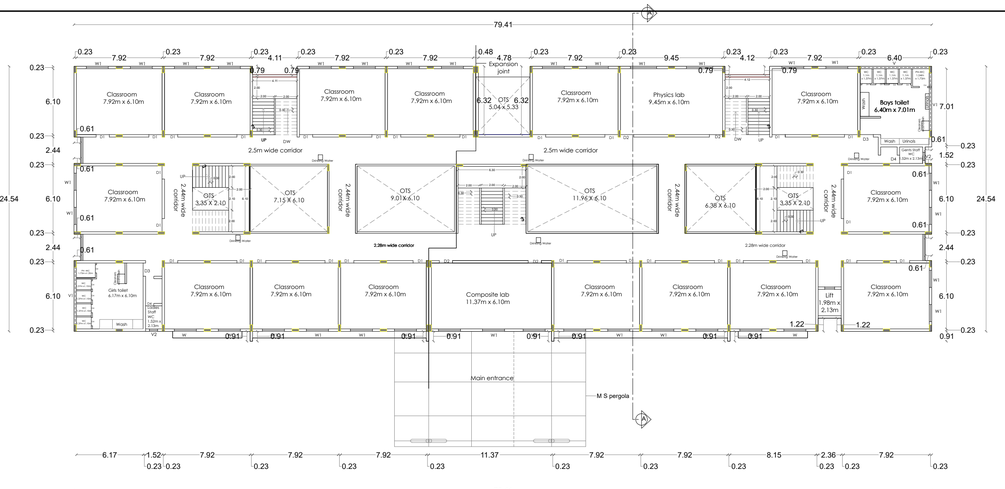
GROUND FLOOR PLAN



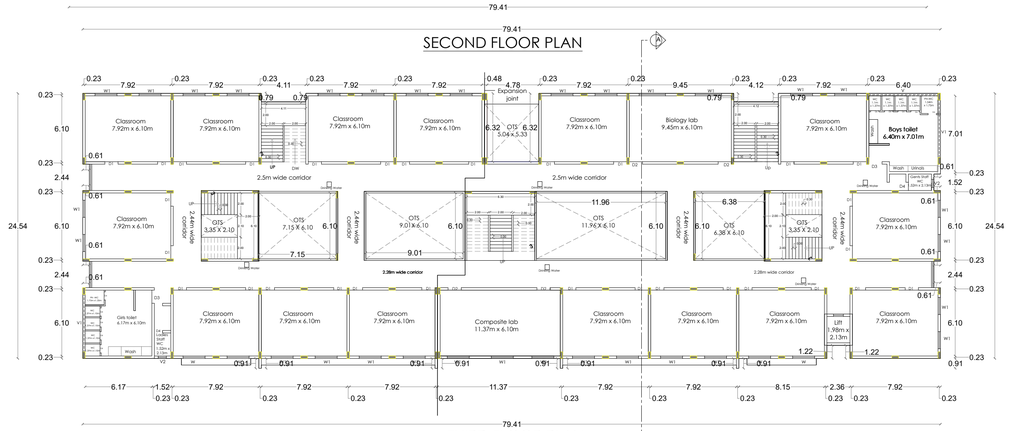
FIRST FLOOR PLAN



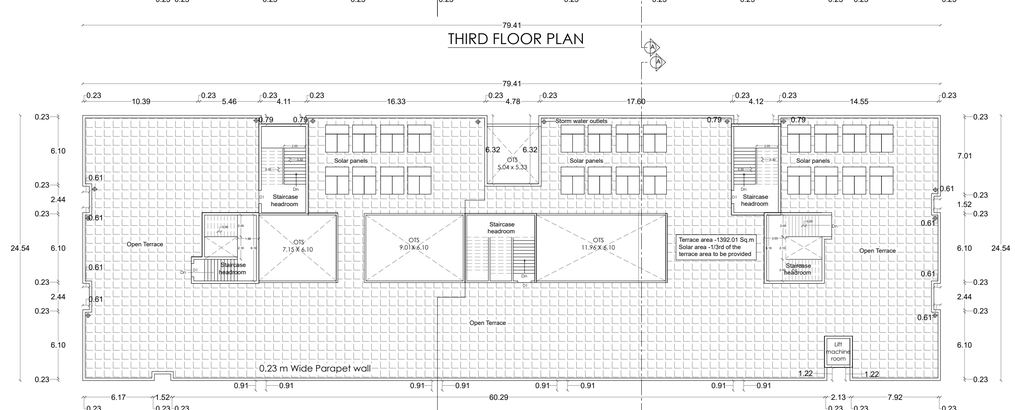
SECOND FLOOR PLAN



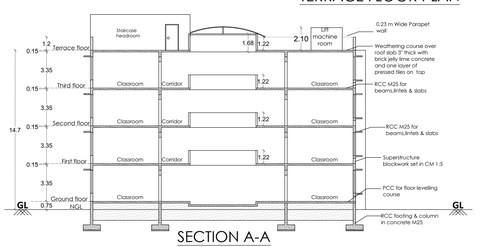
THIRD FLOOR PLAN



TERRACE FLOOR PLAN

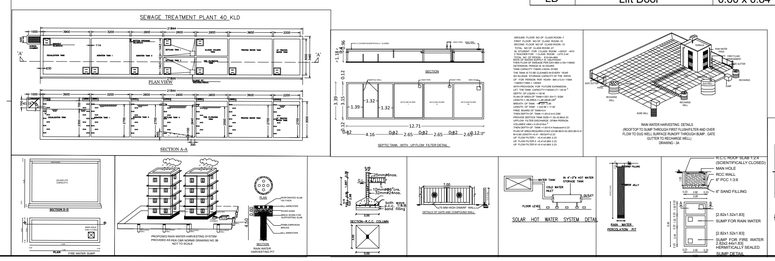


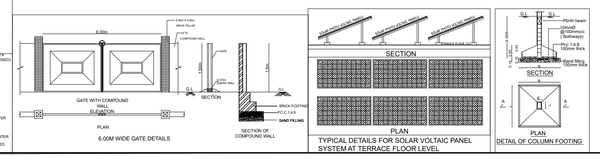
SECTION A-A

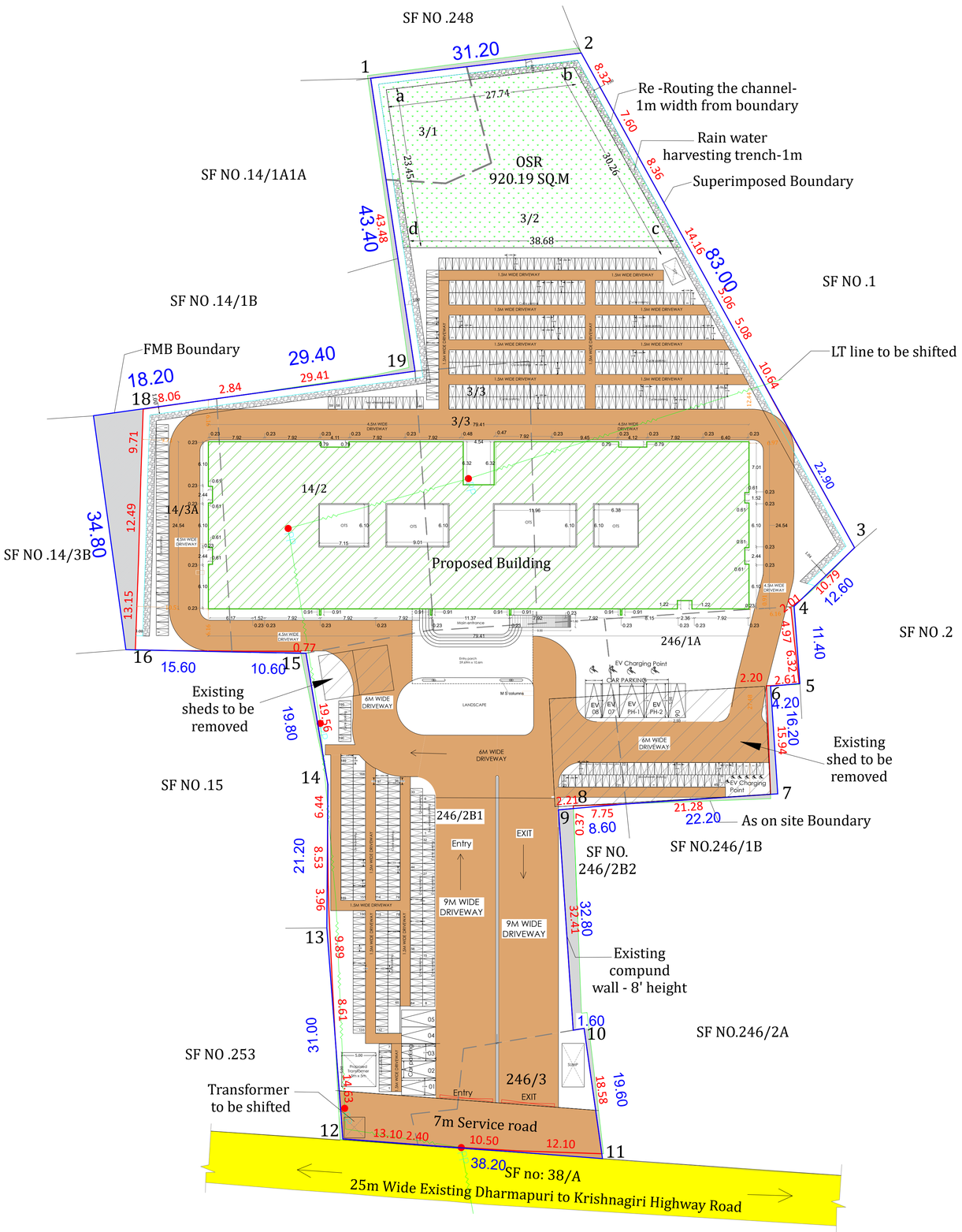


JOINERY DETAILS:-		
SYM	DESCRIPTION	IN METER
DD	Double door	1.83 x 2.44
D1	Door-1	1.22 x 2.44
D2	Toilet door	0.76 x 2.13
SD	Swing door	0.91 x 2.13
FD	French door	2.44 x 2.44
W	Window	2.04 X 2.13
W1	Window	2.04 x 1.83
V	Ventilator	6.40 x 0.60
V1	Ventilator	5.33 x 0.60
V2	Ventilator	0.76 X 0.76
LD	Lift Door	0.60 x 0.84









SITE PLAN | SHEET NO: 02/02

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF SECONDARY SCHOOL BUILDING IN S.F.NO 3/1,3/2,3/3,14/2,14/3A,246/1A,246/2B1,246/3 IN HELE DHARMAPURI PANCHAYAT UNION, HELE DHARMAPURI PANCHAYAT, HELE DHARMAPURI VILLAGE, DHARMAPURI TALUK, DHARMAPURI DISTRICT.

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SCALE

1:400

(All Measurements are in Meter)

COLOUR INDEX:

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

PARKING DETAIL: Classroom area - 2859.58 Sq.m

DESCRIPTION	REQUIRED	PROVIDED
TWO WHEELER PARKING	57 NOS	64 NOS
CYCLE SPACE	572 NOS	574 NOS
CAR PARKING	10 NOS	10 NOS

NOTE

- FIRE EXTINGUISER
- SAND BUCKET
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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.