PP APPROVAL RECORD

Planning Permission

Erode 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.

Plan Showing The Proposed Construction of R.c.c. Roof Institutional Building in Re.S.F.No: 219/3B2& 219/4B at Vijayapuri Village & Panchayat , Perundurai Taluk, Erode District.

Applicant : Ms." RD EDUCATIONAL AND CHARITABLE TRUST ", Mr.N.Vijayakumar (Chairman)

ONLINE APPLICATION NO. SWP/BPA/0774434/2026

EXISTING PLAN APPROVED No:31/2012, DEPUTY DIRECTOR , SALEM REGIONAL OFFICE , PROCEEDING ROC No:493/2012, ஜி.எப்.ஐ3, DATED :20.03.2012

AREA DETAILS:

DESCRIPTION	IN SQ.M	
AS PER DOCUMENT	18807.00	SCALE:1:100
AS PER PATTA	18807.00	
SUPERIMPOSED AREA	18864.90	

OPEN SPACE RESERVATION:

OSR AREA : 1914.00 Sq.m. 10.17%

PROPOSED BUILDING AREA DETAILS:

FLOOR NAME	EXISTING FSI AREA SQ.MT	EXISTING NON FSI AREA SQ.MT	PROPOSED FSI AREA SQ.MT	PROPOSED NON FSI AREA SQ.MT	TOTAL AREA FSI AREA SQ.MT	TOTAL AREA NON FSI AREA SQ.MT	TOTAL AREA BUILT UP AREA SQ.MT
BLOCK-01							
GROUND FLOOR PLAN	1464.70	-	-	-	1464.70	-	1464.70
FIRST FLOOR PLAN	1267.35	-	-	-	1267.35	-	1267.35
SECOND FLOOR PLAN	-	-	1267.35	-	1267.35		1267.35
HEAD ROOM AREA	-	-	-	123.63	-	123.63	123.63
Sub Total Area Block - 1	2732.05	0.00	1267.35	123.63	3999.40	123.63	4123.03
BLOCK-02							
GROUND FLOOR PLAN	-	-	237.12		237.12	-	237.12
Sub Total Area Block - 1	-	-	237.12	0.00	237.12	0.00	237.12
BLOCK-03							
GROUND FLOOR PLAN	-	-	1101.63	-	1101.63	-	1101.63
FIRST FLOOR PLAN	-	-	1101.63	-	1101.63	-	1101.63
SECOND FLOOR PLAN	-	-	1101.63	-	1101.63	-	1101.63
HEAD ROOM AREA	-	-	-	96.67	-	96.67	96.67
Sub Total Area Block - 1	-	-	3304.89	96.67	3304.89	96.67	3401.66
GRAND TOTAL AREA (BLOCK 1+2+3)	2732.05	0.00	4809.36	220.30	7541.41	220.40	7761.81

FLOOR SPACE INDEX

$$\frac{7541.41}{18807.00} = 0.400$$

JOINERY DETAILS:

REFERENCE		METER	FEET
Door	D0	2.44 x 2.40	8'0" x 8'0"
Door	D	1.22 x 2.13	4'0" x 7'0"
Door	D1	0.91 x 2.13	3'0" x 7'0"
Door	D2	0.76 x 2.13	2'6" x 7'0"
Lift Door	LD	1.22 x 2.13	4'0" x 7'0"
Window	W	2.44 x 1.83	8'0" x 6'0"
Window	W0	4.88 x 1.37	16'0" x 4'6"
Window	W1	1.83 x 1.37	6'0" x 4'6"
Window	W2	1.22 x 1.37	4'0" x 4'6"
Window	W3	1.52 x 1.37	5'0" x 2'0"
Ventilator	V	0.91 x 0.61	3'0" x 2'0"
Ventilator	V0	3.05 x 0.61	10'0" x 2'0"
Ventilator	V1	2.20 x 0.61	7'3" x 2'0"

MAXIMUM HEIGHT OF THE BUILDING : 10.95 M

NOTE: All dimensions are in meter

RD EDUCATIONAL AND CHARITABLE TRUST

APPLICANT

REGISTERED GEO TECHNICAL ENGINEER

REGISTERED STRUCTURAL ENGINEER

REGISTERED ENGINEER

Deputy Director ,
District Town and Country Planning Office
Erode Disrict

ELEVATION

SECTION ON "AA'"

PROPOSED SECOND FLOOR PLAN

TERRACE FLOOR PLAN

REVISED FIRST FLOOR PLAN

Plan Showing The Proposed Construction of R.c.c. Roof Institutional Building in Re.S.F.No: 219/3B2& 219/4B at Vijayapuri Village & Panchayat , Perundurai Taluk, Erode District.

Applicant : Ms.'' RD EDUCATIONAL AND CHARITABLE TRUST '', Mr.N.Vijayakumar (Chairman)

ONLINE APPLICATION NO. SWP/BPA/0774434/2026

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AREA DETAILS:

DESCRIPTION	IN SQ.M
AS PER DOCUMENT	18807.00
AS PER PATTA	18807.00
SUPERIMPOSED AREA	18864.90

SCALE:1:100

OPEN SPACE RESERVATION:

OSR AREA : 1908.60 Sq.m. 10.15%

PROPOSED BUILDING AREA DETAILS:

FLOOR NAME	EXISTING FSI AREA	EXISTING NON FSI AREA	PROPOSED FSI AREA	PROPOSED NON FSI AREA	TOTAL AREA FSI AREA	TOTAL AREA NON FSI AREA	TOTAL AREA BUILT UP AREA
	SQ.MT	SQ.MT	SQ.MT	SQ.MT	SQ.MT	SQ.MT	SQ.MT
BLOCK-01							
GROUND FLOOR PLAN	1464.70	-	-	-	1464.70	-	1464.70
FIRST FLOOR PLAN	1267.35	-	-	-	1267.35	-	1267.35
SECOND FLOOR PLAN	-	-	1267.35	-	1267.35		1267.35
HEAD ROOM AREA	-	-	-	123.63	-	123.63	123.63
Sub Total Area Block - 1	2732.05	0.00	1267.35	123.63	3999.40	123.63	4123.03
BLOCK-02							
GROUND FLOOR PLAN	-	-	237.12	-	237.12	-	237.12
Sub Total Area Block - 1	-	-	237.12	0.00	237.12	0.00	237.12
BLOCK-03							
GROUND FLOOR PLAN	-	-	1101.63	-	1101.63	-	1101.63
FIRST FLOOR PLAN	-	-	1101.63	-	1101.63	-	1101.63
SECOND FLOOR PLAN	-	-	1101.63	-	1101.63	-	1101.63
HEAD ROOM AREA	-	-	-	96.67	-	96.67	96.67
Sub Total Area Block - 1	-	-	3304.89	96.67	3304.89	96.67	3401.66
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Er. V. SOUNDARA RAJAN M.E(Struc.)(Ph.D) Registered Structural Engineer Grade I (RSE-Gr.I) Reg.No.07/2023 / RSE-Gr.I/ EDTCP greenefly Construction, Sendur Complex, Kavattur, Gobi.

REGISTERED STRUCTURAL ENGINEER

RD EDUCATIONAL AND CHARITABLE TRUST Chairman

APPLICANT

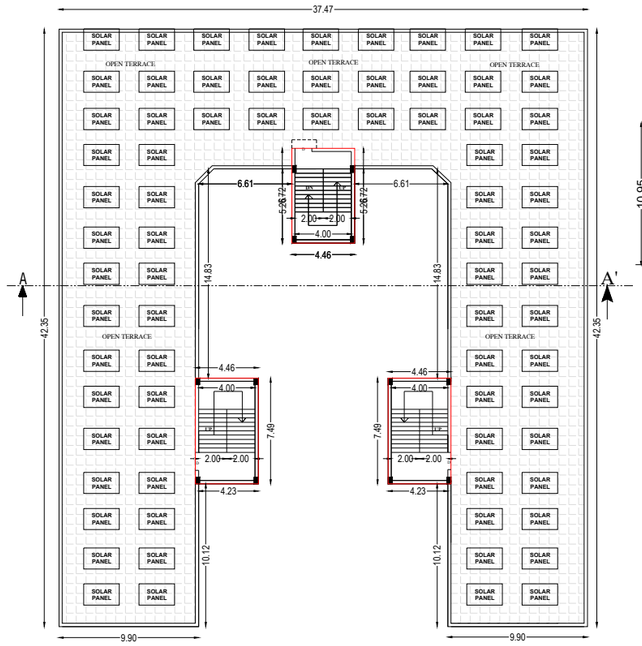
Er.P.KULANTHAIVEL, M.E., Ph.D., (Soil) Registered Geotechnical Engineer (RGTE) Reg. No : 02/2020/RGTE / EDTCP Chartered Engineer, Reg.No : AM166037 Licensed Building Surveyor Ph.No : +91 95249 57000

REGISTERED GEO TECHNICAL ENGINEER

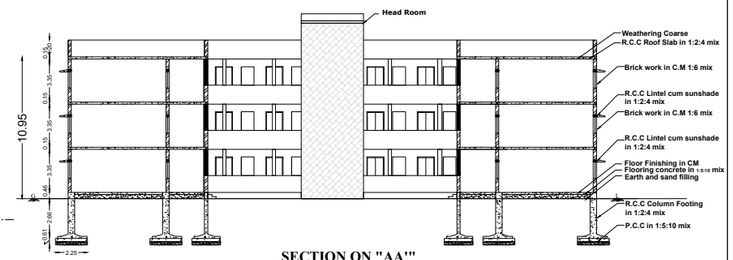
Er. V. SOUNDARA RAJAN M.E(Struc.)(Ph.D) Registered Engineer Grade I (RSE-Gr.I) Reg.No.09/2025 / RSE-Gr.I/ EDTCP greenefly Construction, Sendur Complex, Kavattur, Gobi.

REGISTERED ENGINEER

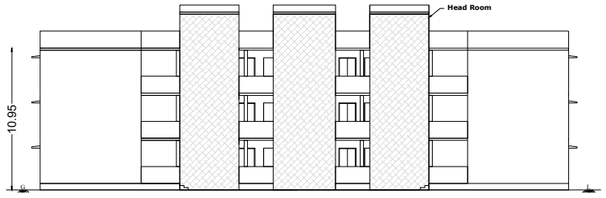
Deputy Director , District Town and Country Planning Office Erode Disrict



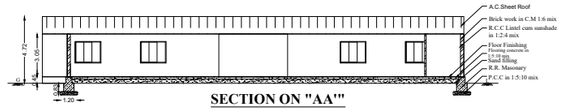
TERRACE FLOOR PLAN



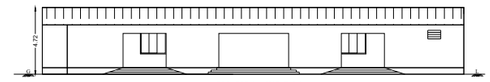
SECTION ON "AA'''



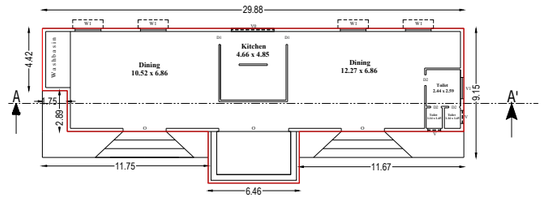
ELEVATION



SECTION ON "AA'''

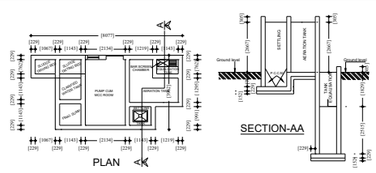


ELEVATION

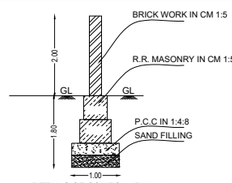


GROUND FLOOR PLAN (CANTEEN)

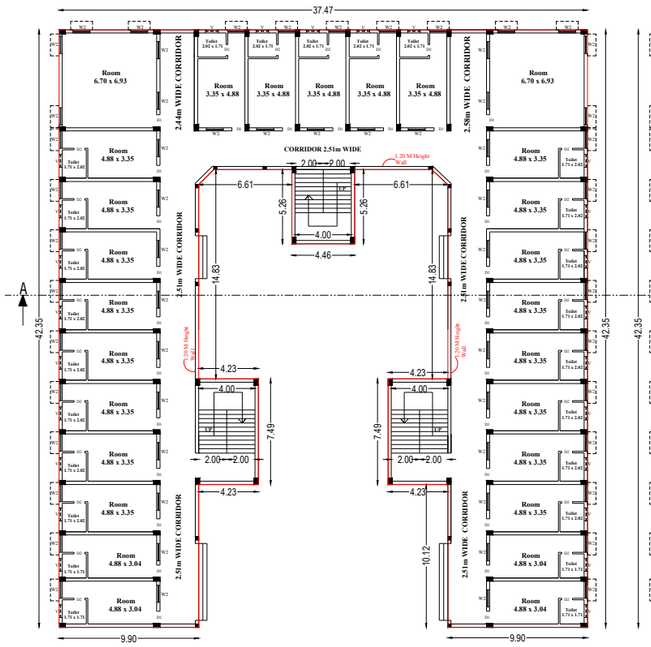
BLOCK - 02



SEWAGE TREATMENT PLANT (NOT TO SCALE)

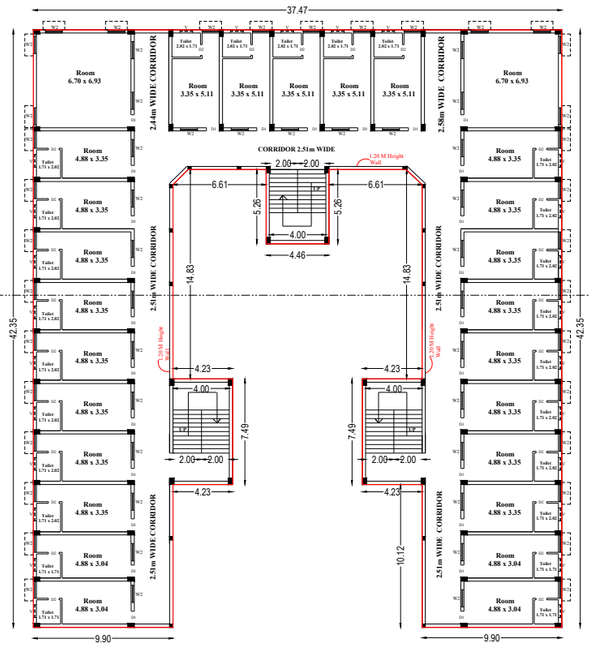


DETAILS OF COMPOUND WALL (NOT TO SCALE)

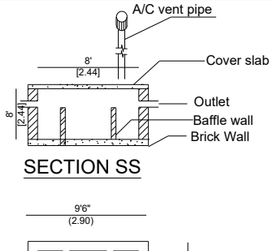


GROUND FLOOR PLAN

BLOCK - 03

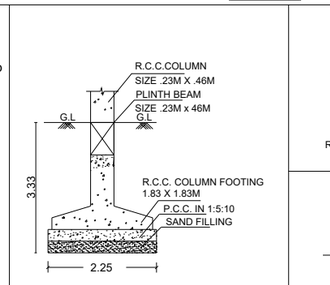


TYPICAL FIRST AND SECOND FLOOR PLAN

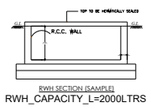


SECTION SS

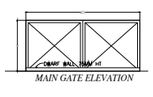
PLAN



DETAILS OF COLUMN FOOTING (NOT TO SCALE)



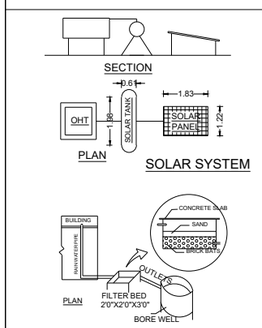
RWH_CAPACITY_L=2000LTRS



MAIN GATE ELEVATION

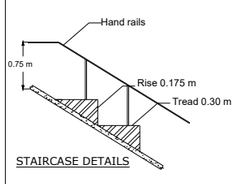
NOTE: All dimensions are in meter

MAXIMUM HEIGHT OF THE BUILDING : 10.95 M

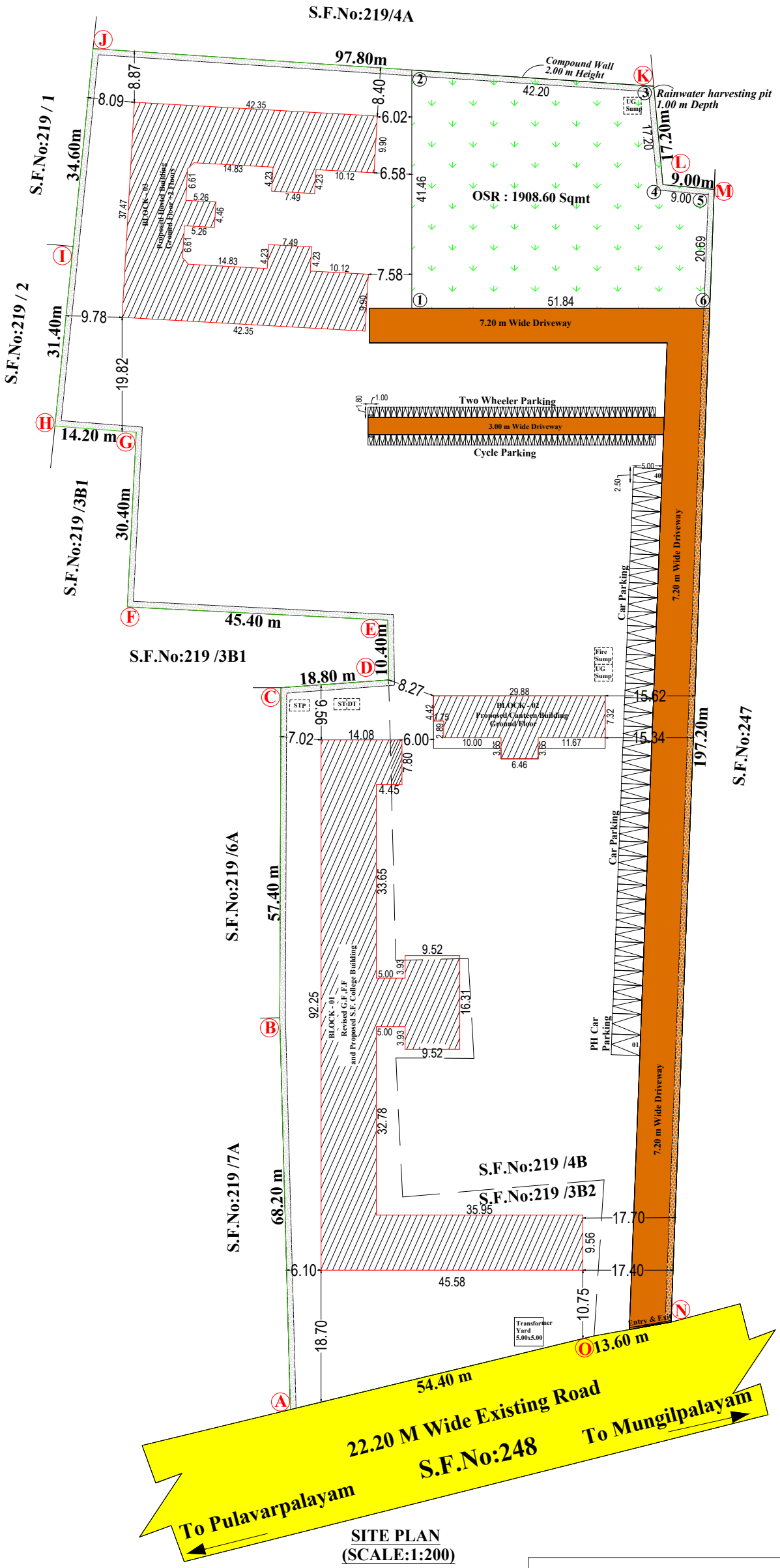


SOLAR SYSTEM

RAIN WATER HARVESTING SYSTEM



STAIRCASE DETAILS



SITE PLAN (SCALE:1:200)

REFERENCE:

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

Er. V. SOUNDARA RAJAN M.E(Struc.)(Ph.D)
Registered Structural Engineer Grade I (RSE-Gr.I)
Reg.No.07/2025 / RSE-Gr.I/ EDTCP
greenely Construction,
Sendur Complex, Karattur, Gobi.

REGISTERED STRUCTURAL ENGINEER

SHEET NO:1/3

Revised Site Plan and Proposed Additional Construction of R.c.c. Roof Institutional Building in Re.S.F.No: 219/3B2& 219/4B at Vijayapuri Village & Panchayat , Perundurai Taluk, Erode District.

Applicant : Ms." RD EDUCATIONAL AND CHARITABLE TRUST ", Mr.N.Vijayakumar (Chairman)

ONLINE APPLICATION NO. SWP/BPA/0774434/2026

EXISTING PLAN APPROVED No:31/2012,
DEPUTY DIRECTOR , SALEM REGIONAL OFFICE ,
PROCEEDING ROC No:493/2012, தச.வ3, DATED :20.03.2012

AREA DETAILS:

DESCRIPTION	IN SQ.M
AS PER DOCUMENT	18807.00
AS PER PATTA	18807.00
SUPERIMPOSED AREA	18864.90

N

SCALE:1:200

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BLOCK-01							
GROUND FLOOR PLAN	1464.70	-	-	-	1464.70	-	1464.70
FIRST FLOOR PLAN	1267.35	-	-	-	1267.35	-	1267.35
SECOND FLOOR PLAN	-	-	1267.35	-	1267.35		1267.35
HEAD ROOM AREA	-	-	-	123.63	-	123.63	123.63
Sub Total Area Block - 1	2732.05	0.00	1267.35	123.63	3999.40	123.63	4123.03
BLOCK-02							
GROUND FLOOR PLAN	-	-	237.12		237.12	-	237.12
Sub Total Area Block - 1	-	-	237.12	0.00	237.12	0.00	237.12
BLOCK-03							
GROUND FLOOR PLAN	-	-	1101.63	-	1101.63	-	1101.63
FIRST FLOOR PLAN	-	-	1101.63	-	1101.63	-	1101.63
SECOND FLOOR PLAN	-	-	1101.63	-	1101.63	-	1101.63
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FLOOR SPACE INDEX

$$\frac{7541.41}{18807.00} = 0.400$$

PARKING DETAILS:

S.No.	DESCRIPTION	Stall Size	Required	Provided
1	1 Two Wheeler space for every 50 Sq.m of Class room floor area or part thereof	1.00m x 1.80 m	31	50
2	1 Cycle space for every 50 Sq.m of Class room floor area or part thereof	1.00m x 1.80 m	31	50
3	1 car space for every 100Sq.m of Class room floor area (Including PH Car Parking)	2.50m x 5.00 m	16	40

SANITARY DETAIL 54 (2)
CLASS ROOM AREA = 1518.00 Sq.Mt
TOTAL NUMBER OF STUDENTS - 1150 Nos
TOTAL NUMBER OF CLASS ROOM -23 Nos
Boys - 630 Nos Girls - 520 Nos

S.L. NO.	SANITARY DETAILS	REQUIRED Boys	REQUIRED Girls	PROVIDED Boys	PROVIDED Girls	TOTAL REQ.	TOTAL PRO.
1.	WATER CLOSET	16	21	18	60	37	84
2.	URINALS	32	-	34	-	32	34
3.	WASH BASINS	16	13	18	15	29	33

RD EDUCATIONAL AND CHARITABLE TRUST
Chairman

APPLICANT

Er.P.KULANTHAIVEL, M.E., Ph.D., (Soil)
Registered Geotechnical Engineer (RGTE)
Reg. No : 02/2020/RGTE / EDTCP
Chartered Engineer, Reg.No : AM1686057
Licensed Building Surveyor
Ph.No : +91 95049 57016

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REGISTERED ENGINEER

Deputy Director ,
District Town and Country Planning Office
Erode Disrict

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

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.