PP APPROVAL RECORD

Planning Permission

Erode 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.

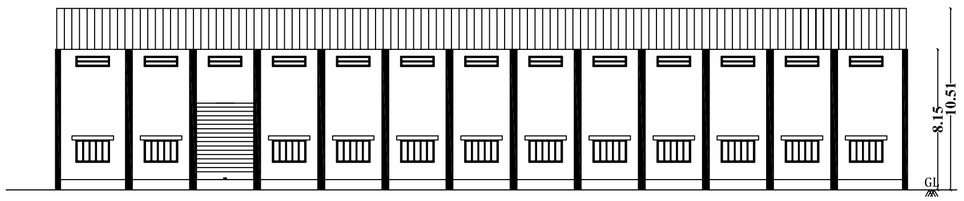
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

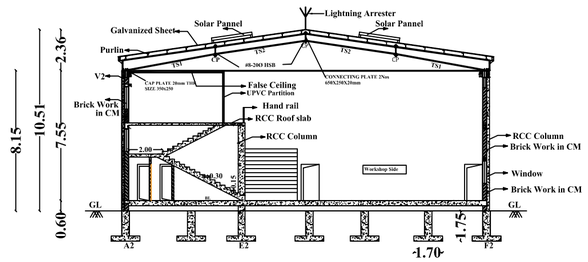
hello@verified.realestate
+91 9996 12 9996
verified.realestate

PLAN SHOWING THE EXISTING CONSTRUCTION OF PRE-FABRICATED WORK SHOP BUILDING FOR CENTRES OF EXCELLENCE IN GOVERNMENT POLYTECHNIC COLLEGE IN S.F. NO : 356/2,3,4A,5, 357/2, AT KARUMANDICHELLIPALAYAM VILLAGE, PERUNDHURAI TALUK IN ERODE DISTRICT.

N



ELEVATION



SECTION ON 'AA'

AREA STATEMENT	IN SQ.MT
PLOT AREA - AS PER TSLR	33550.00
PLOT AREA- AS AT SITE (ABCDEFGHIJKLM)	33269.29
TOTAL BUILT UP AREA (G + 1)	1424.68

FLOOR WISE AREA STATEMENT

DESCRIPTION	FSI AREA IN SQ.MT	NON FSI AREA IN SQ.MT	TOTAL BUILT UP AREA IN SQ.MT
PROPOSED GROUND FLOOR	1060.58	–	1060.58
PROPOSED FIRST FLOOR	364.10	–	364.10

EXISTING BUILDING BUILT UP AREA - 21115.49 SQ.M

PROPOSED BUILDING BUILT UP AREA - 1424.68 SQ.M

TOTAL BUILT UP AREA - 22540.17 SQ.M

FLOOR SPACE INDEX : $\frac{22540.17}{33269.29}$ = 0.67

PLOT COVERAGE : $\frac{10108.68}{33269.29}$ x 100 = 30.38 %

TOTAL AREA OF O.S.R : $\frac{3590.73}{33550.00}$ x 100 = 10.70 %

ALL DIMENSIONS ARE IN METER
SCALE 1:100

SCHEDULE OF JOINERY

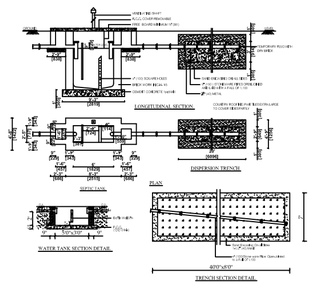
SYM	Description	Size in 'M'
RS-I	Rolling Shutter	3.40 X 4.20
RS-II	Rolling Shutter	3.60 X 3.00
SD	Steel Door	1.50 X 2.10
D	Door	1.50 X 2.10
D1	Door	1.20 X 2.10
D2	Door	0.80 X 2.10
D3	Sliding Door	1.10 X 2.10
W	Window	2.40 X 1.30
W1	Window	1.50 X 1.30
W2	Window	1.20 X 1.30
V	Ventilator	1.20 X 0.60

ONLINE APPLICATION NO : SWP/BPA/838870/2026

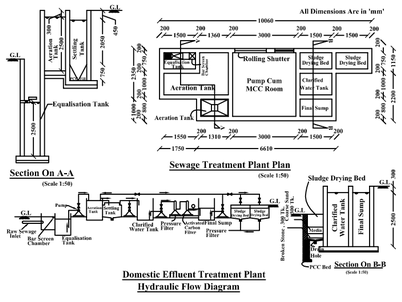
SWP/DTCP/ERODE/SITE APPROVAL NO : 185/2026

SWP/DTCP/ERODE/BUILDING PERMISSION NO : 49/2026

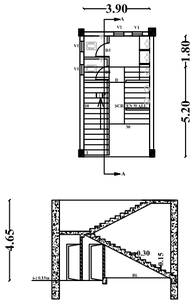
Septic Tank With Despersion Trench - 10000 Liters



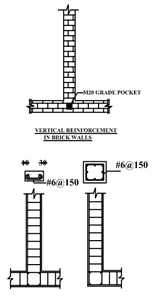
Plan of Sewage Treatment Plant & Hydraulic Flow Diagram



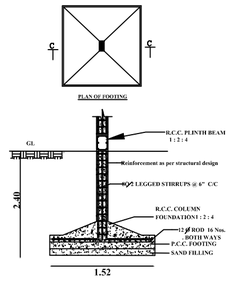
Staircase Details



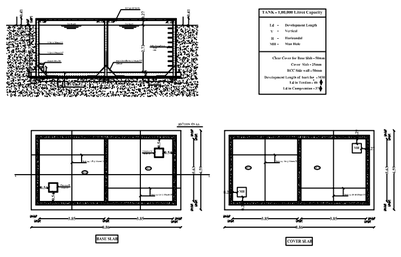
Horizontal Semic Brands



Foundation Details

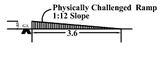


Sump Design Details

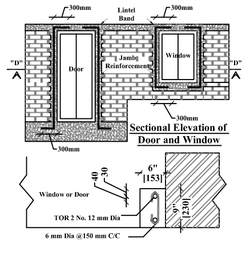


Physically Challenged Ramp

Elevation

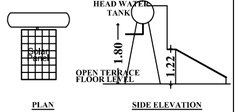


Staircase Design Details
Earth Quake Safe Design Details

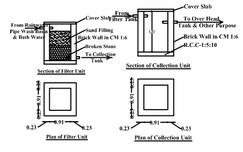


Typical Details of Providing Vertical Steel Bars Around Door / Windows

Solar Panel



Rain Water Harvesting & Filter Unit



PRINCIPAL,
GOVERNMENT POLYTECHNIC COLLEGE,
PERUNDURAI-638 053.

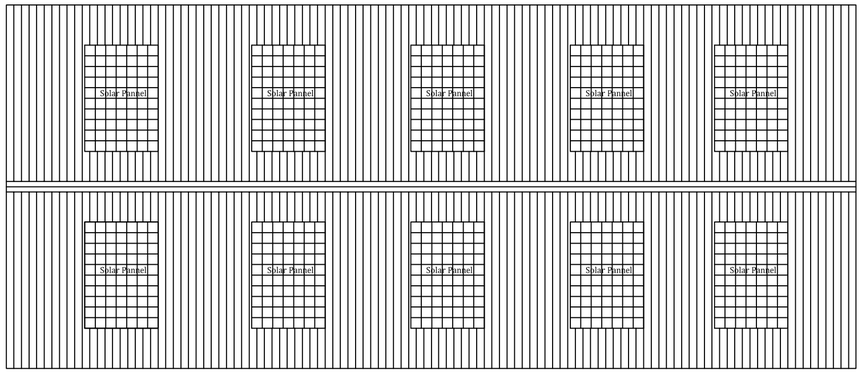
APPLICANT

Executive Engineer/TVD,
Technical Education Division,
Coimbatore-14.

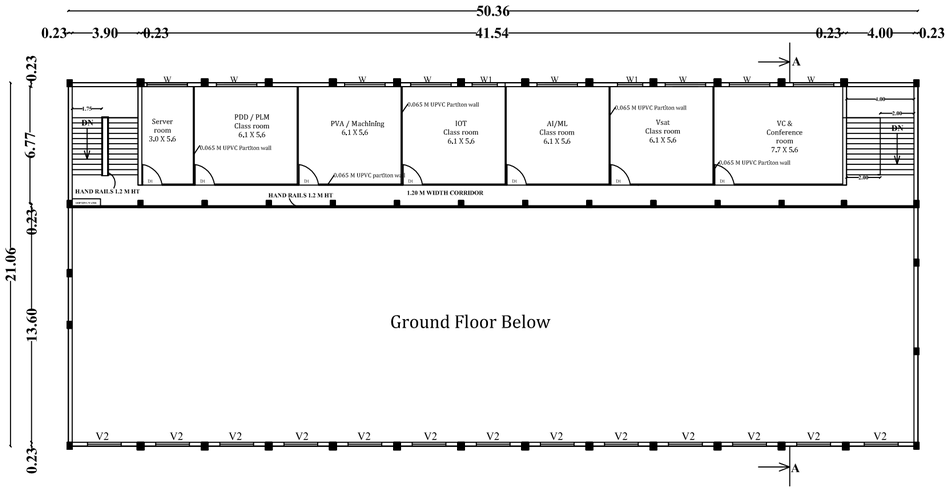
EXECUTIVE ENGINEER

C. JAYAKUMAR, B.Tech., M.Sc.,
Approved Valuer
Regd. No : A-29238
Govt. Registered Engineer
CLPA / RE / GR-II / 19/04/010
CCMC / RE / GR-II / 016 / 2019
130/1, Sri Ragavendra Complex, Athipalayam Road,
Chinnavedampatti, Coimbatore - 641 049

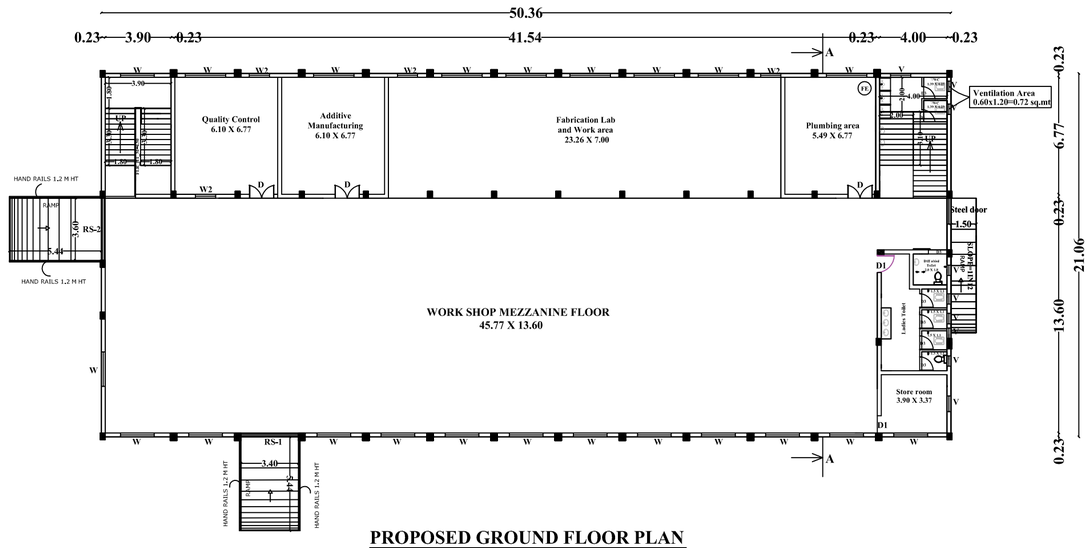
REGISTERED ENGINEER



ROOF PLAN



PROPOSED FIRST FLOOR PLAN



PROPOSED GROUND FLOOR PLAN

N

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ONLINE APPLICATION NO : SWP/BPA/838870/2026
SWP/DTCP/ERODE/SITE APPROVAL NO : 185/2026
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PRINCIPAL,
GOVERNMENT POLYTECHNIC COLLEGE,
PERUNDURAI-638 053.

APPLICANT

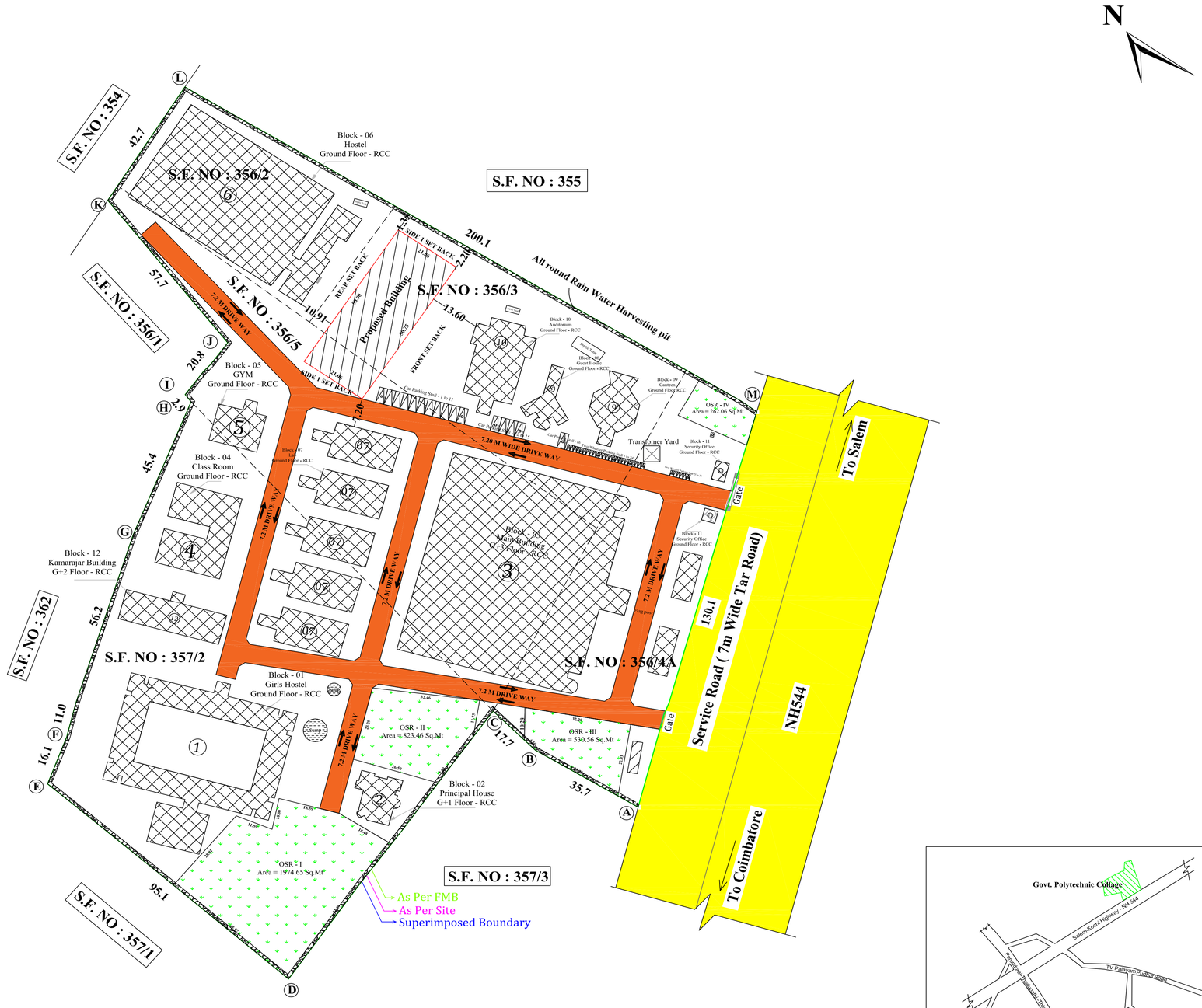
Executive Engineer/PWD.,
Technical Education Division,
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REGISTERED ENGINEER

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SITE PLAN

KEY PLAN

As per G.O (Ms) No.167, Housing and Urban Development (UD4(3)) Department Dated: 12.09.2022
Rule No.V Scrutiny of Planning Parameters
(II) If the site comprises many blocks for which no approval has been obtained earlier, the departments shall show all the existing blocks in a line sketch and a table in the site plan mentioning the name of the blocks, number of floors, usage and floor area shall be mentioned so that FSI computed. The proposed block shall be shown legibly in the site plan. In such cases approval will be considered only for the proposed blocks and not for regularizing the existing blocks.
(III) For the proposed block within the site a clear 7.2m vehicular access way from the public road to the proposed building within the site shall be shown to consider the application.
Rule No.6 Parking
(I) The required parking space for the proposed blocks shall be clearly demarcated in the site plan.
As per G.O (3D) No.64, Housing and Urban Development (UD5(1))
Department dated: 13.03.2026
The appeal of the Principal (FAC) Goverment polytechnic college , Perundurai was placed before the Appeal Committee, in its meeting held on 11.02.2026 and the Committee has recommended as follows:-
"The DTCP officials informed the Committee that the setbacks and road width for the polytechnic building violates Tamil Nadu Combined Development and Building Rules, 2019. The appellant requested for relaxation of Tamil Nadu Combined Development and Building Rules for the violations for the existing Institutional Building.
The Appeal Committee discussed the subject in detail and recommended to relax the rule 37(D)(iii) for rear setback and corridor width

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COLOUR INDEX :-
SITE BOUNDARY -
PROPOSED BUILDING -
EXISTING BUILDING -
DRIVE WAY -
EXISTING ROAD -

ONLINE APPLICATION NO : SWP/BPA/838870/2026
SWP/DTCP/ERODE/SITE APPROVAL NO : 185/2026
SWP/DTCP/ERODE/BUILDING PERMISSION NO : 49/2026

AREA STATEMENT OF EXISTING BUILDINGS

S.NO	DESCRIPTION	IN SQ.MT
1	Girls Hostel - Ground Floor RCC	1290.19
2	Principal house - Ground & First Floor RCC	328.72
3	Main Building - G+3 Floor RCC	14456.60
4	Class Room Building - Ground Floor RCC	474.40
5	GYM - Ground Floor RCC	188.14
6	Hostel - Ground Floor RCC	2050.58
7	Lab Building - Ground Floor RCC	1224.36
8	Guest house - Ground Floor RCC	123.28
9	Canteen - Ground Floor RCC	220.32
10	Auditorium - Ground Floor RCC	409.29
11	Security office- Ground Floor RCC	39.88
12	Kamarajar Block- G+2 Floor RCC	309.73
	Grand Total	21115.49

OSR Area Details	Required	Provided
TOTAL LAND AREA : 33550.00 SQ.MT		OSR - I - 1974.65
		OSR - II - 823.46
O.S.R : 33550 X 10% = 3355.00 SQ.MT		OSR - III - 530.56
		OSR - IV - 262.06
	3355.00 (10.0%)	3590.73 (10.70%)

PARKING DETAILS	G.O (Ms) No.167,dated: 12.09.2022 Rule No.6 (I)		SANITATION ARRANGEMENTS	AS PER ANNEXURE -X TABLE-4	
DESCRIPTION	REQUIRED In Nos	PROVIDED In Nos	DESCRIPTION	REQUIRED In Nos	PROVIDED In Nos
TWO WHEELER PARKING	29	30	MALE WATER CLOSET (W.C)	1	6
CAR PARKING	15	16	FEMALE WATER CLOSET (W.C)	1	4
NOTE : -			ABLUTION TAPS	10	12
ALL DIMENSIONS ARE IN METER			WASH BASINS	1	1
PLAN , SECTION, ELEVATION, ARE DRAWN TO A SCALE OF 1 : 100			DRINKING WATER FOUNTAINS	1	1
WASTE WATER USING FOR GARDEN PURPOSE					

PRINCIPAL, GOVERNMENT POLYTECHNIC COLLEGE, PERUNDURAI-638 053.
APPLICANT

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REGISTERED ENGINEER

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.