

PP

APPROVAL RECORD

Planning Permission

Kancheepuram district, Tamil Nadu

APPROVAL TYPE

Building Plan

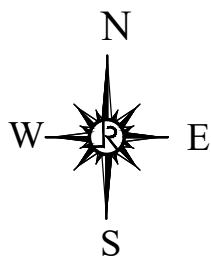
ISSUING AUTHORITY

Rural 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.

GUEST HOUSE



PLAN SHOWING THE PROPOSED CONSTRUCTION OF "AKSHAYA TRUST" ANADHAI ILLAM AND FREE SCHOOL WITH HOSTEL BUILDINGS AT AARPAKKAM VILLAGE, COMPRISED IN S.NO. 441/1,2,3,4,5, 442/1,2,3, 443, 444/1,2. PATTA NO. 2901,OF WALAJABAD TALUK, KANCHEEPURAM DISTRICT.

SPECIFICATIONS:-

FOUNDATIONS
R.C.C FOOTINGS TO BE LAID OVER BED OF P.C.C 1:4:8 OVER A SAND CUSHION. BRICK SUPER STRUCTURE
HOLLOW BLOCK WALL IN CEMENT MORTAR 1:5 MIX. R.C.C BEAMS, LINTELS, STAIRS, SLABS, SUNSHADES ETC., IN 1:2:4 MIX WITH SUITABLE REINFORCEMENT. FINISHES
SUPPORTED BY PLINTH BEAM. VITRIFIED TILE FLOORING. WALLS ARE PLASTERED WITH C.M 1:4 MIX AND PAINTED. JOINERY
BEST INDIAN TEAK WOOD AND GOOD QUALITY ALUMINIUM EXTRUSION.

SCHEDULE OF JOINERY

TYPE	DESCRIPTION	WIDTH (IN M)	HEIGHT (IN M)
D	CW DOOR	2.00m	2.75m
D1	CW DOOR	1.05m	2.20m
D2	CW DOOR	1.00m	2.20m
D3	CW DOOR	0.90m	2.20m
D4	CW DOOR	0.76m	2.10m
D5	CW DOOR	1.00m	2.10m
D6	CW DOOR	0.90m	2.10m
O1	OPENING	1.20m	2.75m
O2	OPENING	1.00m	2.10m
O3	OPENING	0.90m	2.10m
O4	OPENING	1.20m	2.10m
W	GLAZED WINDOW	1.00m	2.10m
W1	GLAZED WINDOW	1.40m	1.80m
W2	GLAZED WINDOW	0.60m	2.00m
W3	GLAZED WINDOW	0.60m	1.80m
W4	GLAZED WINDOW	1.00m	1.35m
W5	GLAZED WINDOW	1.00m	1.50m
W6	GLAZED WINDOW	1.50m	1.20m
KW	KITCHEN WINDOW	1.00m	1.22m
KW1	KITCHEN WINDOW	0.60m	1.22m
V	VENTILATOR	1.00m	0.60m
V1	VENTILATOR	3.86m	0.60m
V2	VENTILATOR	0.90m	0.60m
V3	VENTILATOR	2.89m	0.60m
V4	VENTILATOR	4.00m	0.60m

FLOOR NAME	FSI AREA	NON FSI AREA	TOTAL BUILUP AREA
GUEST HOUSE			
GROUND FLOOR	257.0 Sqm	-	257.0 Sqm
FIRST FLOOR	257.0 Sqm	-	257.0 Sqm
TERRACE FLOOR (STAIRCASE HEAD ROOM)	-	17.8 Sqm	17.8 Sqm
TOTAL	514.0 Sqm	17.8 Sqm	531.8 Sqm

SCALE : 1:100 SHEET - 03/03

DRAWING TITLE :-

STAFF HOUSING - GROUND, F.FLOOR PLAN, TERRACE FLOOR PLAN, ELEVATION & SECTION
GUEST HOUSE - GROUND FLOOR PLAN, TERRACE FLOOR PLAN, ELEVATION & SECTION

SIGNATURE OF OWNER/POWER AGENT

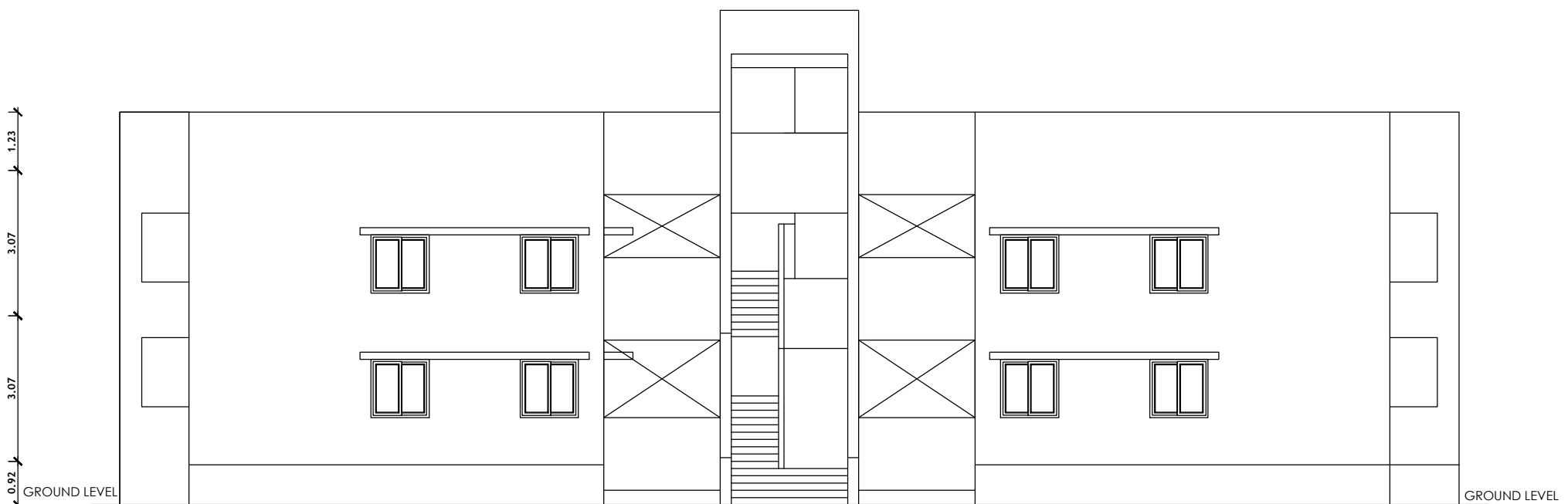
CORRESPONDENT
AKSHAYA VIDYALAYA
ARPAKKAM, KPM.

SIGNATURE OF STRUCTURAL ENGINEER

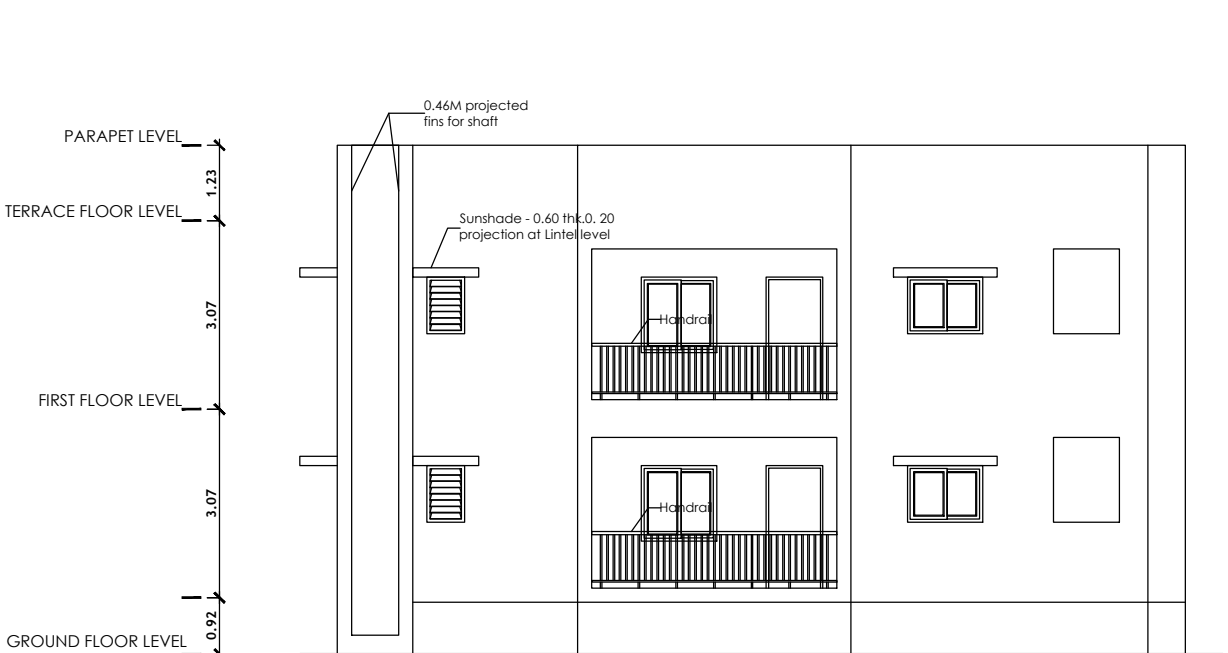
Dr. M. SEKAR, M.E., Ph.D.,
(MISTE, 1878)
REG STRUCTURAL ENGINEER GRADE-
DTCF, Reg. No. SE/Gr-I/003/2021
106, Small Street, ELLYANALORE,
PANAPAKKAM - 631052
Cell: 9543144287

SIGNATURE OF ARCHITECT

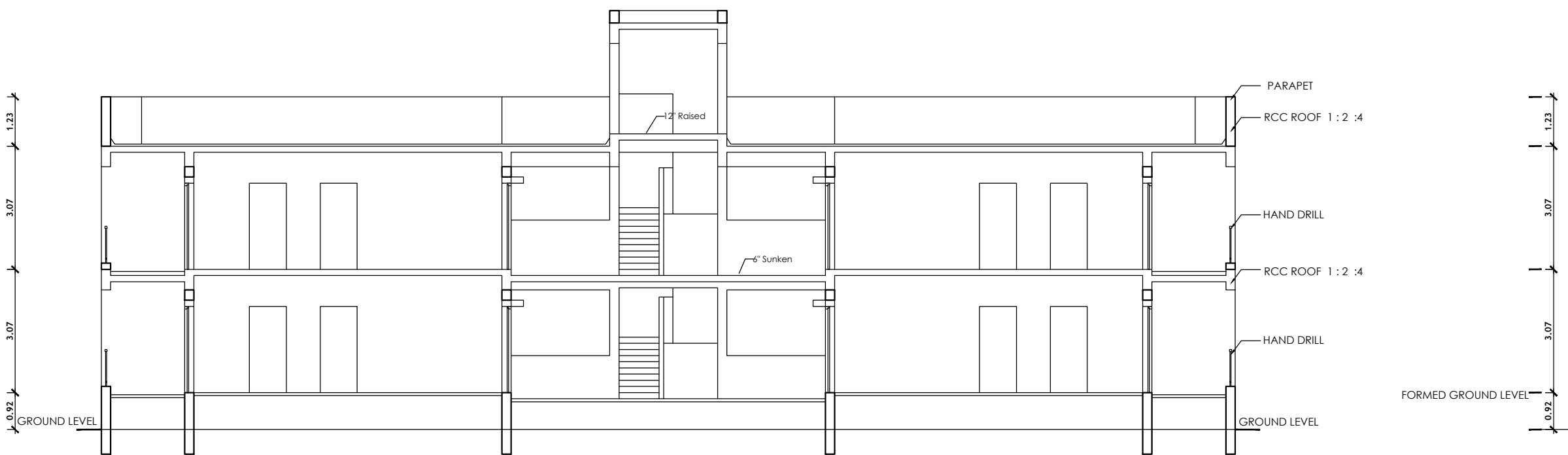
K. Venmalar
Er.K. VENMALAR, B.E.,
Registered Engineer Grade-II(RE)
Reg.No.TVLR/RE/Gr-II/2024/09/034
No.1480, MGR Nagar, Kilkodungalore
Vandavasi Tk. - 604403 Mob:9092203423
Mail ID: kanagu541964@gmail.com



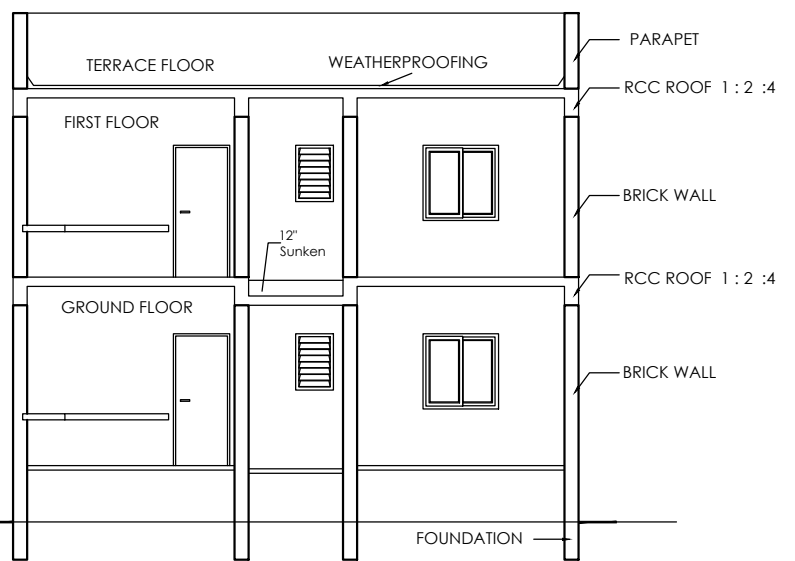
ELEVATION



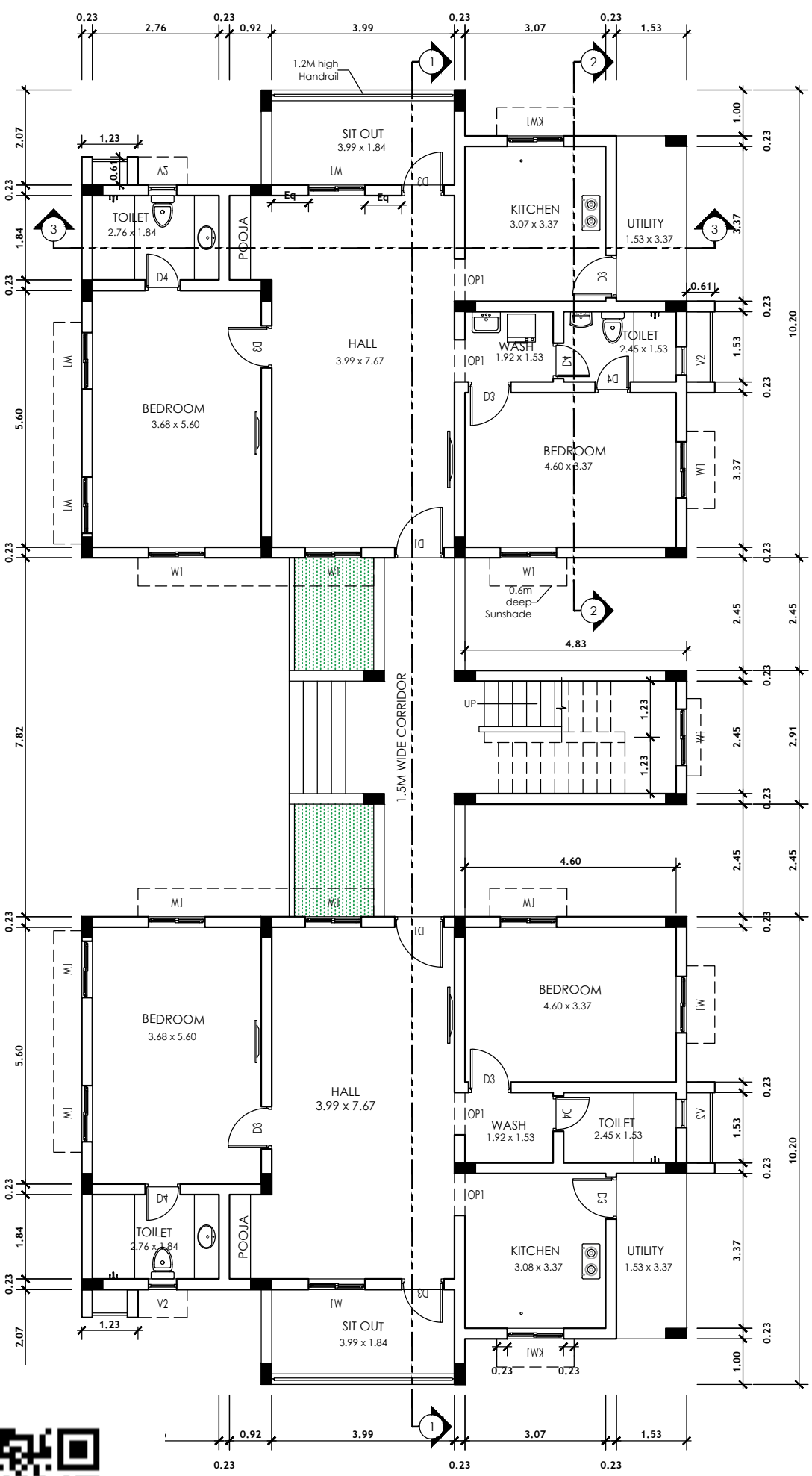
ELEVATION - C



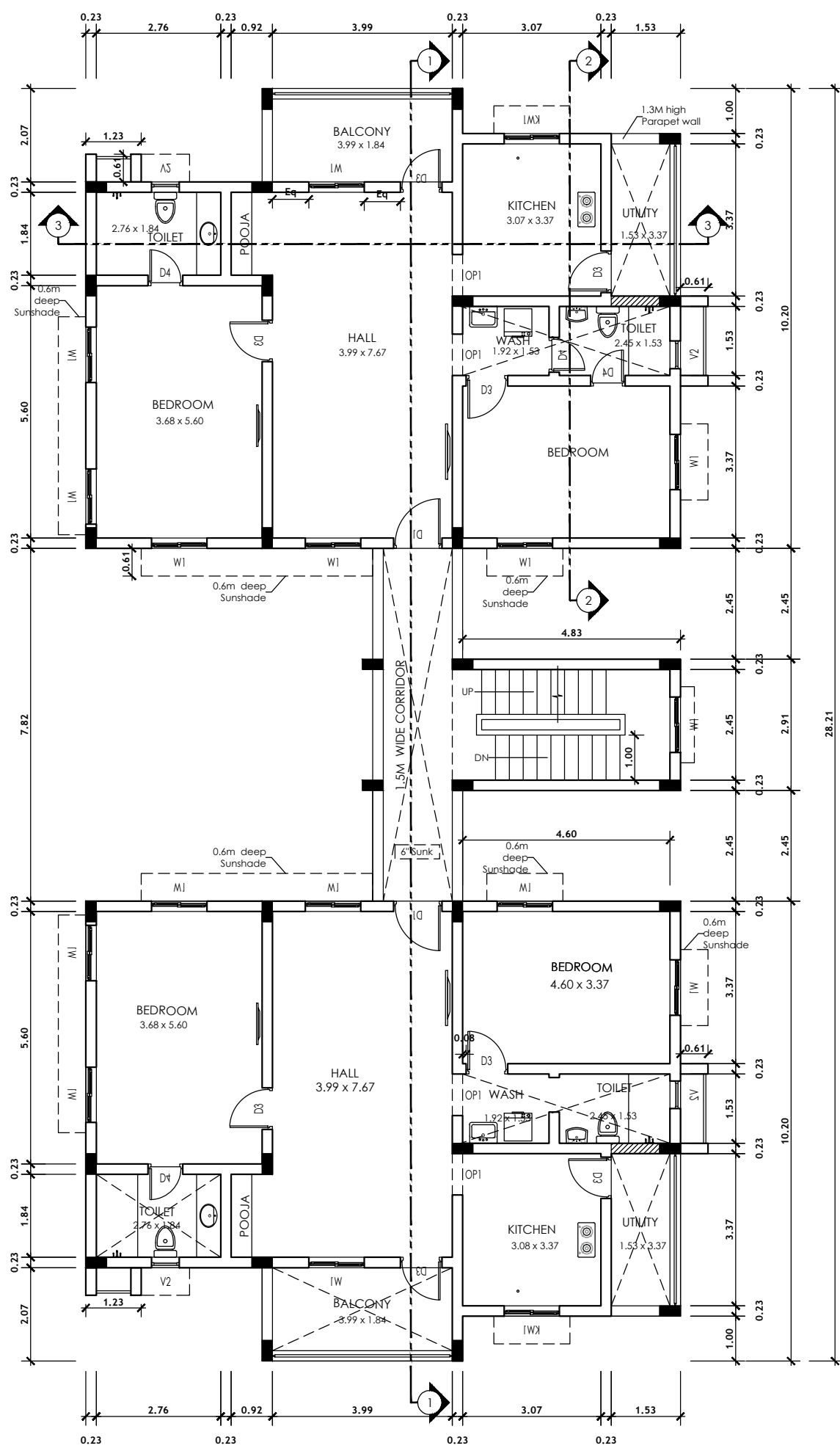
SECTION 1-1



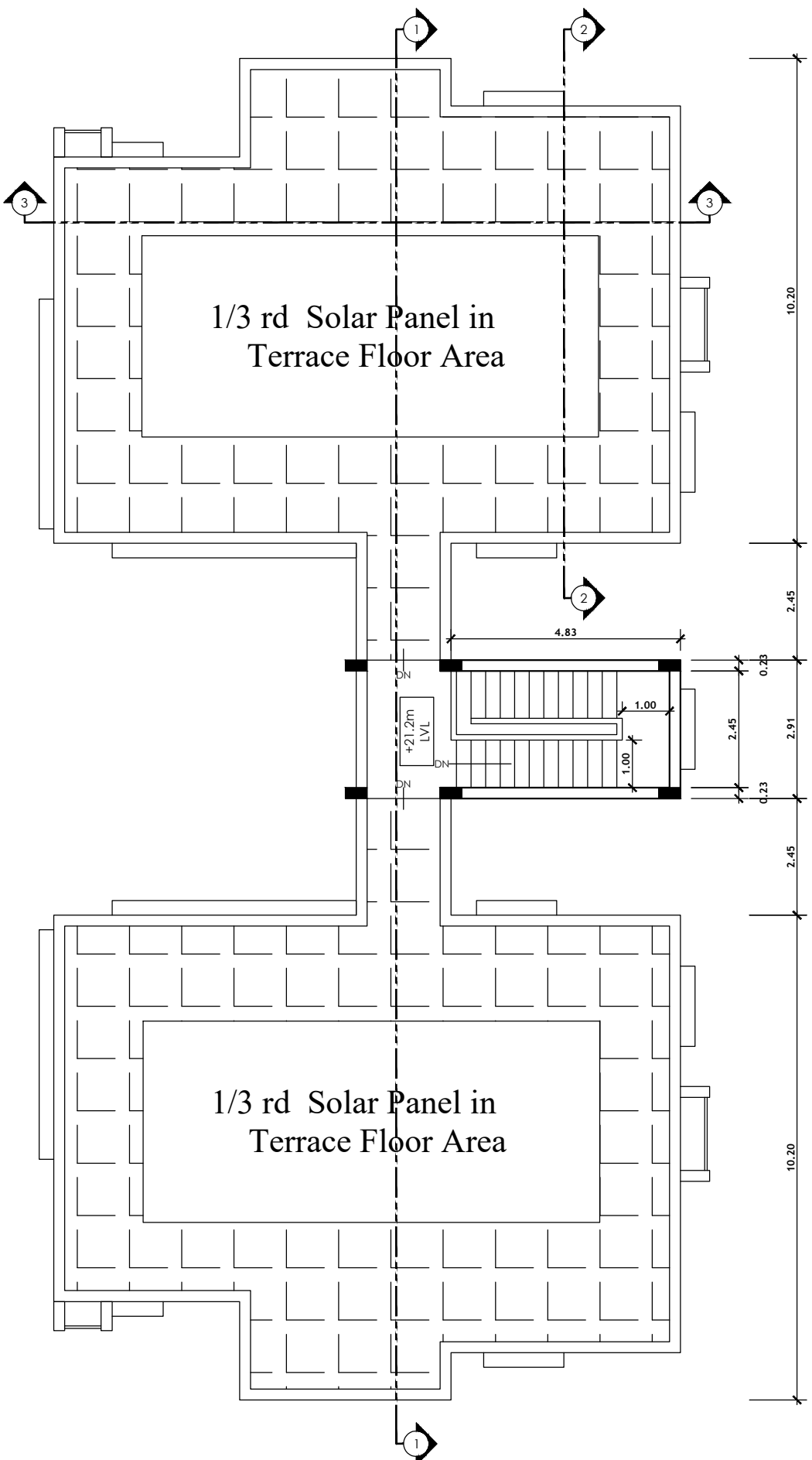
SECTION 2-2



GROUND FLOOR PLAN



FIRST FLOOR PLAN



TERRACE FLOOR PLAN



PLAN SHOWING THE PROPOSED CONSTRUCTION OF "AKSHAYA TRUST" ANADHAI ILLAM AND FREE SCHOOL WITH HOSTEL BUILDINGS AT AARPAKKAM VILLAGE, COMPRISED IN S.NO. 441/1,2,3,4,5, 442/1,2,3, 443, 444/1,2. PATTI NO. 2901,OF WALAJABAD TALUK, KANCHEEPURAM DISTRICT.

SPECIFICATIONS:-

FOUNDATIONS
R.C.C FOOTINGS TO BE LAID OVER BED OF P.C.C 1:4:8 OVER A SAND CUSHION. BRICK SUPER STRUCTURE
HOLLOW BLOCK WALL IN CEMENT MORTAR 1:5 MIX. R.C.C BEAMS, LINTELS, STAIRS, SLABS, SUNSHADES ETC., IN 1:2:4 MIX WITH SUITABLE REINFORCEMENT. FINISHES
SUPPORTED BY PLINTH BEAM. VITRIFIED TILE FLOORING. WALLS ARE PLASTERED WITH C.M 1:4 MIX AND PAINTED. JOINERY
BEST INDIAN TEAK WOOD AND GOOD QUALITY ALUMINIUM EXTRUSION.

SCHEDULE OF JOINERY

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D3	CW DOOR	0.90m	2.20m
D4	CW DOOR	0.76m	2.10m
D5	CW DOOR	1.00m	2.10m
D6	CW DOOR	0.90m	2.10m
O1	OPENING	1.20m	2.75m
O2	OPENING	1.00m	2.10m
O3	OPENING	0.90m	2.10m
O4	OPENING	1.20m	2.10m
W	GLAZED WINDOW	1.00m	2.10m
W1	GLAZED WINDOW	1.40m	1.80m
W2	GLAZED WINDOW	0.60m	2.00m
W3	GLAZED WINDOW	0.60m	1.80m
W4	GLAZED WINDOW	1.00m	1.35m
W5	GLAZED WINDOW	1.00m	1.50m
W6	GLAZED WINDOW	1.50m	1.20m
KW	KITCHEN WINDOW	1.00m	1.22m
KW1	KITCHEN WINDOW	0.60m	1.22m
V	VENTILATOR	1.00m	0.60m
V1	VENTILATOR	3.86m	0.60m
V2	VENTILATOR	0.90m	0.60m
V3	VENTILATOR	2.89m	0.60m
V4	VENTILATOR	4.00m	0.60m

FLOOR NAME		TOTAL BUILT-UP AREA	TOTAL COVERED AREA (FSI)	
ANATHAI ASHRAM SCHOOL				
FLOOR NAME	FSI AREA	NON-FSI AREA	TOTAL BUILT-UP AREA	
1	EXISTING GROUND FLOOR	854.27	-	854.27
2	PROPOSED GROUND FLOOR	478.01	-	478.01
3	PROPOSED FIRST FLOOR	1332.28	-	1332.28
4	PROPOSED SECOND FLOOR	1332.28	-	1332.28
5	TERRACE FLOOR (STAIRCASE HEAD ROOM)	-	75.00	75.00

SCALE : 1:100 SHEET - 02/03

DRAWING TITLE :-
SCHOOL - GROUND FLOOR PLAN, TERRACE FLOOR PLAN, ELEVATION & SECTION

SIGNATURE OF OWNER/POWER AGENT

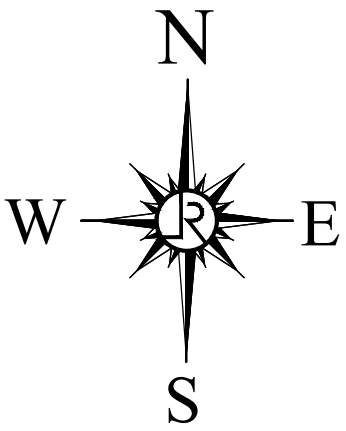
CORRESPONDENT
AKSHAYA VIDYALAYA
ARPAKKAM, KPM.

SIGNATURE OF STRUCTURAL ENGINEER

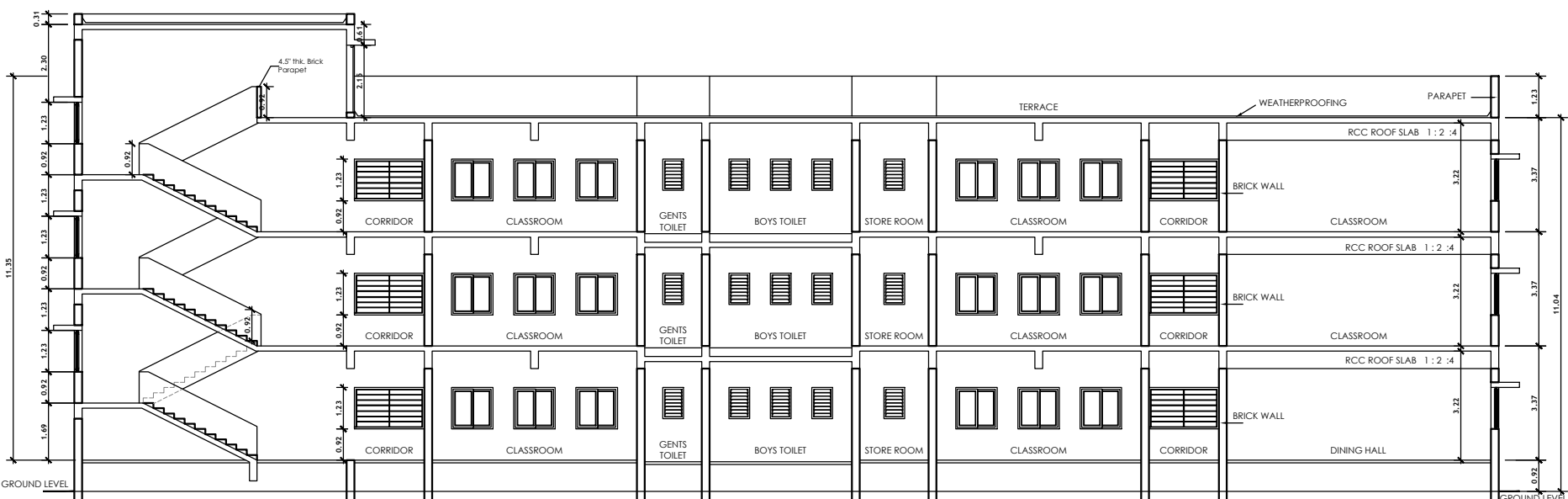
Dr. M. SEKAR, M.E., Ph.D.,
(MISTE, ISTE)
REG STRUCTURAL ENGINEER GRADE-
DTCP. Reg. No. SE/Gr.I/003/2021
106, Small Street, VELIYANALLORE,
PANAPAKKAM - 631052
Cell: 9543144287

SIGNATURE OF ARCHITECT

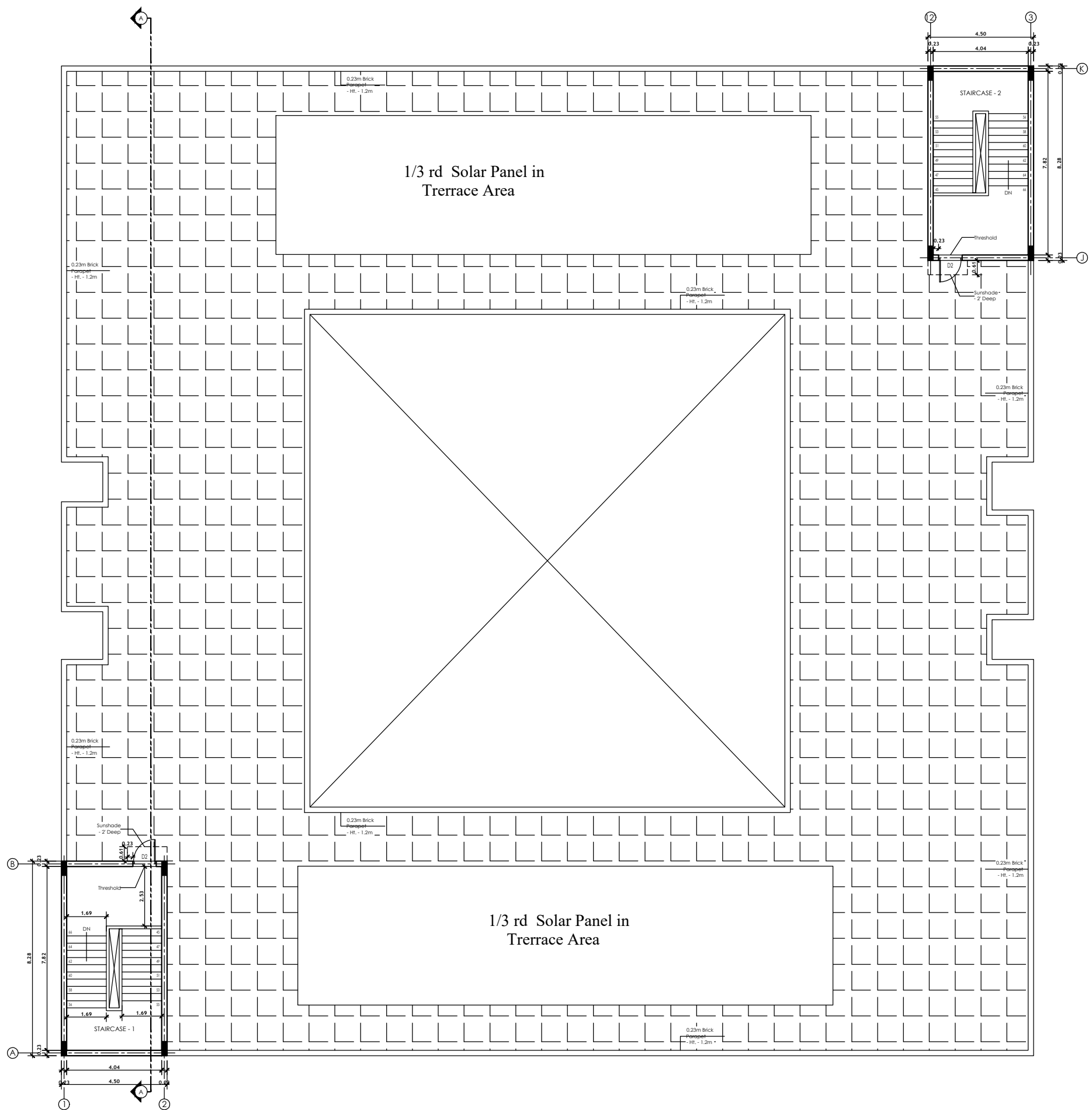
E.K. VENMALAR, B.E.,
Registered Engineer Grade-II(RE)
Reg.No.TVLR/RE/Gr-II/2024/09/034
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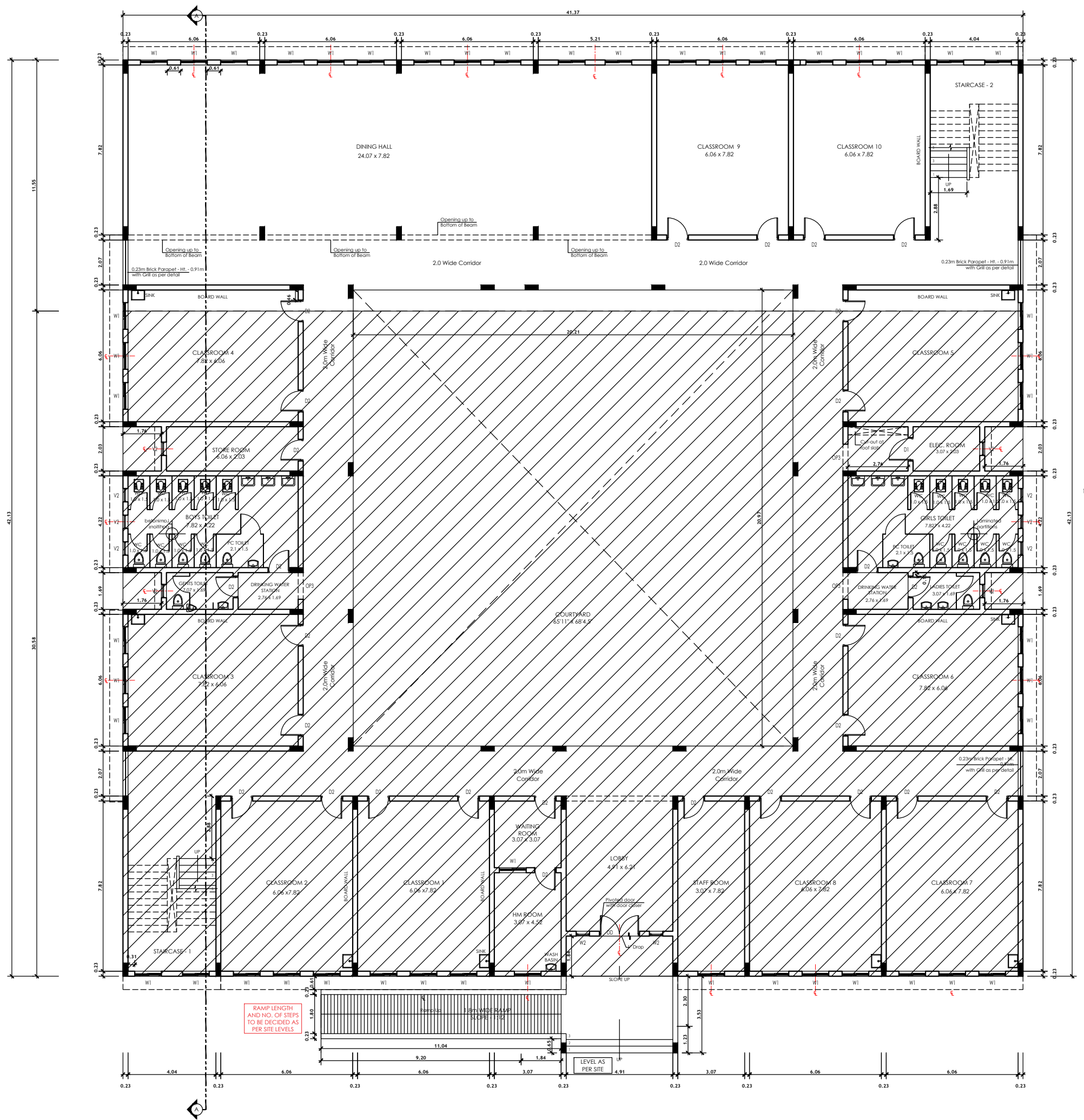
ELEVATION



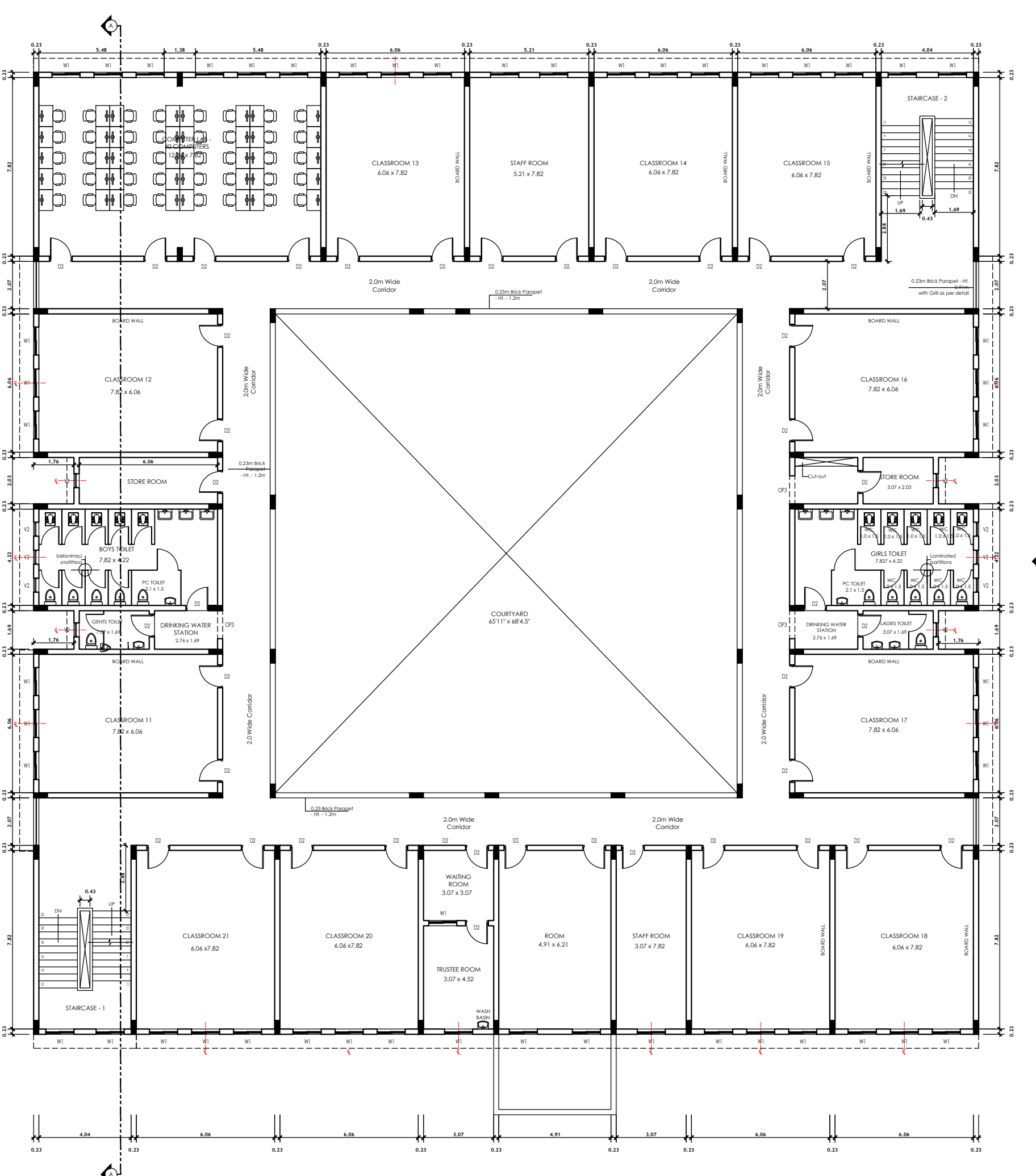
SECTION - A'-A'



PROPOSED TERRACE FLOOR PLAN



EXISTING GROUND & PROPOSED FLOOR PLAN

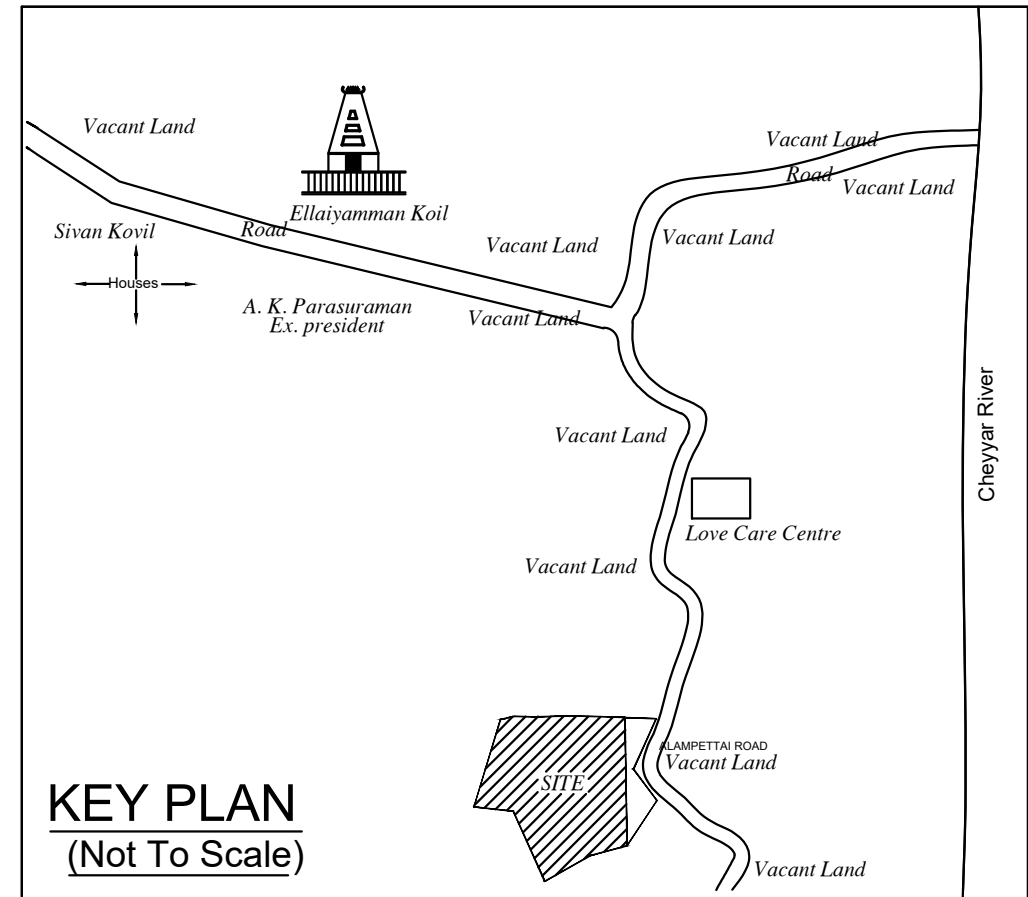


PROPOSED FIRST & SECOND FLOOR PLAN

NOTES
EXISTING BUILDINGS ARE ALREADY BEEN APPROVED BY DTCP DETAILS GIVEN BELOW
1. DTCP- Kancheepuram
SWP Application No: SWP/BPA/0064857/2023.
SWP/B.P (Building) / D.D.T.C.P (KPM) No.08/2024
Date: 13.03.2024

PARKING SLOT DETAILS:		
PARKING AREA	REQUIRED	PROVIDED
1. OLDAGE ASHRAM		
CAR PARKING		10 Nos
PHYSICALLY CHALLENGED CAR PARKING	10 Nos	03 Nos
TWO WHEELER	Nil	11 Nos
CYCLE	-	-
2. ANATHAI ASHRAM SCHOOL		
CAR PARKING	03 Nos	03 Nos
PHYSICALLY CHALLENGED CAR PARKING	03 Nos	03 Nos
TWO WHEELER	18 Nos	20 Nos
CYCLE	179 Nos	180 Nos
3. BOYS HOSTEL & 4. GIRLS HOSTEL		
CAR PARKING		02 Nos
PHYSICALLY CHALLENGED CAR PARKING	Nil	02 Nos
TWO WHEELER	18Nos	40 Nos
CYCLE	Nil	-
5. OFFICE BUILDING		
CAR PARKING	01 Nos	01 Nos
PHYSICALLY CHALLENGED CAR PARKING	04 Nos	07 Nos
TWO WHEELER	-	-
CYCLE	-	-
6. PRIMARY HEALTH CENTER		
CAR PARKING	02 Nos	05 Nos
PHYSICALLY CHALLENGED CAR PARKING	02 Nos	03 Nos
TWO WHEELER	02 Nos	10 Nos
CYCLE	-	-
7. STAFF HOUSING		
CAR PARKING	04 Nos	03 Nos
PHYSICALLY CHALLENGED CAR PARKING	Nil	01 Nos
TWO WHEELER	-	-
CYCLE	-	-
8. GUEST HOUSE		
CAR PARKING	01 Nos	03 Nos
PHYSICALLY CHALLENGED CAR PARKING	01 Nos	01 Nos
TWO WHEELER	02 Nos	20 Nos
CYCLE	-	-

SANITARY REQUIREMENT DETAILS:				
SANITARY UNITS	MALE		FEMALE	
	REQUIRED	PROVIDED	REQUIRED	PROVIDED
1. OLDAGE ASHRAM				
WATER CLOSET	06 Nos	05 Nos	14 Nos	16 Nos
PHYSICALLY CHALLENGED WATER CLOSET	01 Nos	01 Nos	01 Nos	01 Nos
URINALS	01 Nos	01 Nos	-	-
BATH	06 Nos	06 Nos	14 Nos	16 Nos
WASH BASIN	02 Nos	02 Nos	04 Nos	04 Nos
2. ANATHAI ASHRAM SCHOOL				
WATER CLOSET	04 Nos	04 Nos	06 Nos	06 Nos
PHYSICALLY CHALLENGED WATER CLOSET	03 Nos	01 Nos	04 Nos	01 Nos
URINALS	05 Nos	08 Nos	-	-
BATH	-	-	-	-
WASH BASIN	02 Nos	04 Nos	02 Nos	04 Nos
3. BOYS HOSTEL & 4. GIRLS HOSTEL				
WATER CLOSET	07 Nos	07 Nos	07 Nos	07 Nos
PHYSICALLY CHALLENGED WATER CLOSET	08 Nos	01 Nos	08 Nos	01 Nos
URINALS	-	-	-	-
BATH	08 Nos	08 Nos	08Nos	08 Nos
WASH BASIN	08 Nos	08 Nos	08 Nos	09 Nos
DRINKING WATER	02 Nos	02 Nos	01 Nos	02 Nos
CLEANER'S SINK/FLOOR	01 Nos	01 Nos	01 Nos	01 Nos
5. OFFICE BUILDING				
WATER CLOSET	01 Nos	01 Nos	01 Nos	01 Nos
PHYSICALLY CHALLENGED WATER CLOSET	01 Nos	-	-	-
URINALS	-	-	-	-
BATH	-	-	-	-
WASH BASIN	01 Nos	01 Nos	01 Nos	01 Nos
DRINKING WATER	01 Nos	01 Nos	01 Nos	01 Nos
CLEANER'S SINK/FLOOR	01 Nos	01 Nos	01 Nos	01 Nos
6. PRIMARY HEALTH CENTER				
WATER CLOSET	01 Nos	01 Nos	01 Nos	01 Nos
PHYSICALLY CHALLENGED WATER CLOSET	-	-	-	-
URINALS	-	-	-	-
BATH	-	-	-	-
WASH BASIN	01 Nos	01 Nos	01 Nos	01 Nos
DRINKING WATER	01 Nos	01 Nos	01 Nos	01 Nos
CLEANER'S SINK/FLOOR	01 Nos	01 Nos	01 Nos	01 Nos
7. STAFF HOUSING				
WATER CLOSET/BATH	04 Nos	04 Nos	-	-
PHYSICALLY CHALLENGED WATER CLOSET	-	-	-	-
URINALS	-	-	-	-
8. GUEST HOUSE				
WATER CLOSET/BATH	01 Nos	01 Nos	01 Nos	01 Nos
PHYSICALLY CHALLENGED WATER CLOSET	-	-	-	-
URINALS	-	-	-	-



Proposed Building Parking

ANATHAI ASHRAM SCHOOL. CLASS ROOM AREA - 616 Sqm.

PARKING AREA	REQUIRED	PROVIDED
CAR PARKING	06Nos	03 Nos
PHYSICALLY CHALLENGED CAR PARKING	39 Nos	40 Nos
TWO WHEELER	179 Nos	180 Nos
CYCLE	-	-
8. GUEST HOUSE		
CAR PARKING		04 Nos
PHYSICALLY CHALLENGED CAR PARKING	02 Nos	01 Nos
TWO WHEELER	06 Nos	10 Nos
CYCLE	-	-

PLAN SHOWING THE ADDITIONAL CONSTRUCTION OF "AKSHAYA TRUST" ANADHAI ILLAM AND FREE SCHOOL WITH HOSTEL BUILDINGS AT COMPRISED IN S.NO. 441/1,2,3,4,5, 442/1,2,3, 443, 444/1,2,PATTA NO. 3083, OF AARPAKKAM VILLAGE, WALAJABAD TALUK KANCHEEPURAM DISTRICT.

AREA AS PER DOCUMENT/PATTA = 47000.00 Sqm
AREA AS PER SITE = 47251.51 Sqm
SUPER IMPOSED PLOT AREA = 47251.51 Sqm

EXISTING AREA STATEMENT:-

SL.NO	DESCRIPTION	FSI AREA (Sqm)	NON FSI AREA (Sqm)	TOTAL BUILT UP AREA (Sqm)
I	OLDAGE ASHRAM			
1	GROUND FLOOR	922.71	-	922.71
2	TERRACE FLOOR (STAIRCASE HEAD ROOM)	-	56.74	56.74
II	ANATHAI ASHRAM SCHOOL			
1	GROUND FLOOR	854.27	-	854.27
2	TERRACE FLOOR (STAIRCASE HEAD ROOM)	-	36.62	36.62
III	BOYS HOSTEL			
1	GROUND FLOOR	353.97	-	353.97
2	TERRACE FLOOR (STAIRCASE HEAD ROOM)	-	22.35	22.35
IV	GIRLS HOSTEL			
1	GROUND FLOOR	353.97	-	353.97
2	TERRACE FLOOR (STAIRCASE HEAD ROOM)	-	22.35	22.35
V	OFFICE BUILDING			
1	GROUND FLOOR	82.76	-	82.76
VI	PRIMARY HEALTH CENTER			
1	GROUND FLOOR	97.78	-	97.78
VII	STAFF HOUSING			
1	GROUND FLOOR	312.33	-	312.33
2	TERRACE FLOOR (STAIRCASE HEAD ROOM)	-	15.78	15.78
VIII	GUEST HOUSE (Not constructed)			
1	GROUND FLOOR	91.56	-	91.56
IX	WATCHMAN CABIN			
1	GROUND FLOOR	-	6.25	6.25
TOTAL AREA(A)		3069.35	160.09	3229.44

PROPOSED BUILDING AREA STATEMENT:-

X. ANATHAI ASHRAM SCHOOL. (Additional)				
SL.NO	DESCRIPTION	FSI AREA (Sqm)	NON FSI AREA (Sqm)	TOTAL BUILT UP AREA (Sqm)
1	GROUND FLOOR	478.01	-	478.01
2	FIRST FLOOR	1332.28	-	1332.28
3	SECOND FLOOR	1332.28	-	1332.28
4	TERRACE FLOOR	-	75.00	75.00
XI	GUEST HOUSE (Revised)			
1	GROUND FLOOR	257.0	-	257.0
2	FIRST FLOOR	257.0	-	257.0
3	TERRACE FLOOR	-	17.80	17.8
TOTAL(C)		3656.57	92.80	3749.37

ALREADY APPROVED FSI AREA (A) - 3069.35 SQ.M
PROPOSED ADDITIONAL AND REVISED FSI AREA (C) 3656.57 SQ.M IN THAT ALREADY APPROVED NOT CONSTRUCTED FSI AREA (D) 91.56 SQ.M
NET PROPOSED ADDITIONAL AREA (B) = (C- D) =3565.01 SQ.M
TOTAL FSI AREA (A+ B) = 6634.36 SQ.M
FSI CALCULATION 6634.36 / 47000 = .141

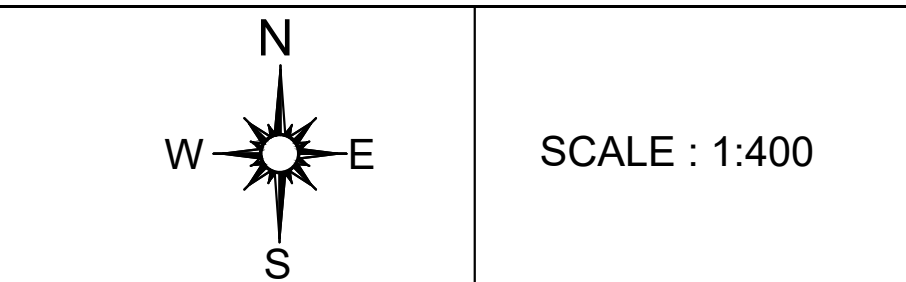
No of Old Age Residents - 100 (Male -30 , Female - 70)
No of Students - 180 (Male -100 , Female - 80)
No of Staffs - 09 (Male -3 , Female - 6)

Submitted to localbody by Gift Deed
Gift Deed-No.529/2024, dt.02/02/2024

Road Widening Area - 862.50 Sqm (Numbered as A to H)
OSR Area - Required - 4700 Sqm (10 .00%)
Provided area - 4750.85 Sqm (10 .10%)
(Numbered as 1 to 7)

REFERENCE:-

PROPOSED BUILDING -
SITE BOUNDARY -
EXISTING ROAD -



DRAWING TITLE :-

SITE TITLE AND MISCELLANEOUS DETAILS

SIGNATURE OF OWNER/POWER AGENT

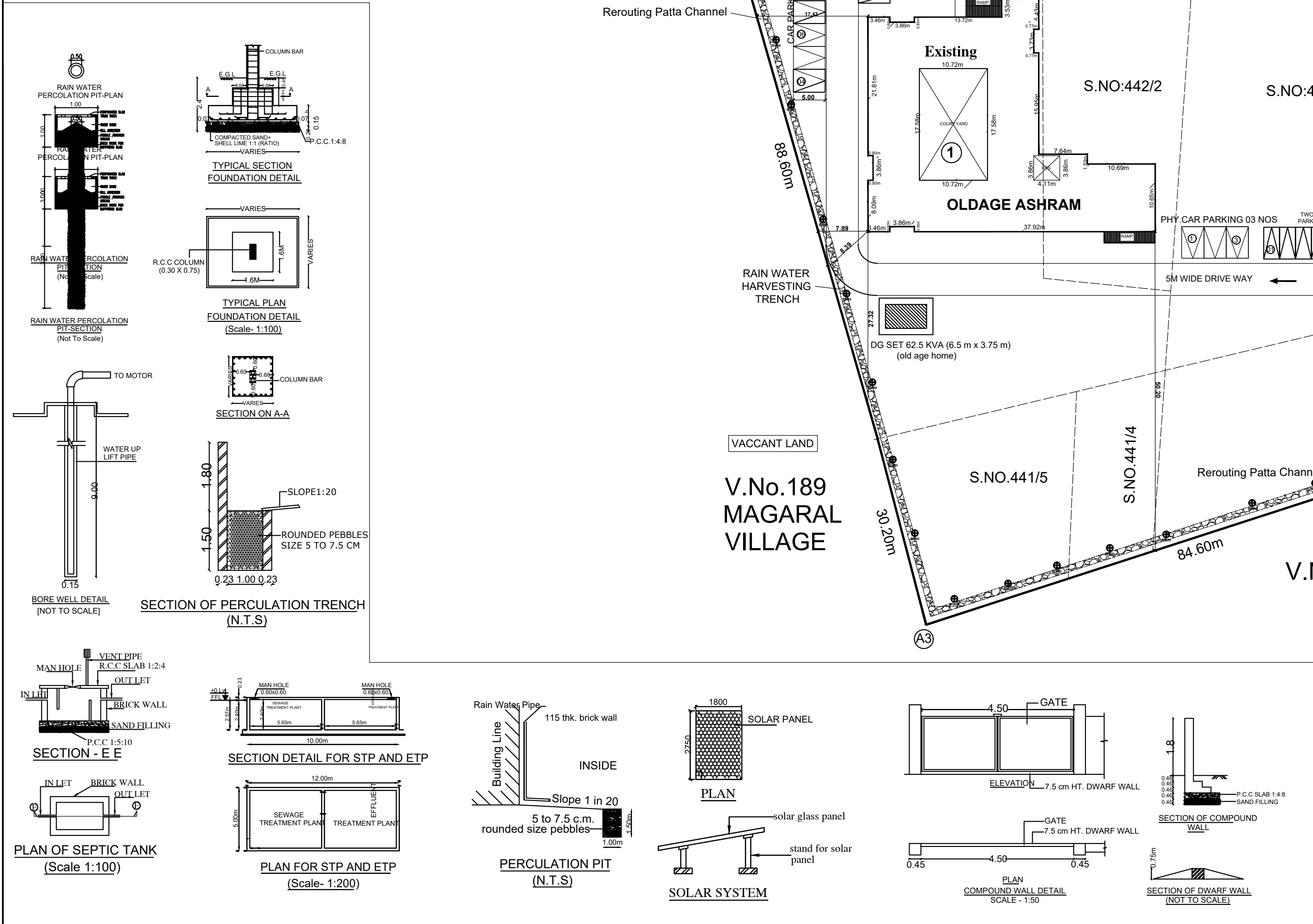
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SIGNATURE OF STRUCTURAL ENGINEER

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(MISTE, 1878)
REG. STRUCTURAL ENGINEER GRAD-I
D.T.C.P. Reg. No. 385/G-1/000/0001
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PANAPPAKKAM - 631052
Cell: 9543144287

SIGNATURE OF ARCHITECT/ENGINEER

E.K. VENMALAR, B.E.
Registered Engineer Grade-II(RE)
Reg.No.TVLR/REG-III/2024/09034
No.1480, MGR Nagar, Kilkodungalore
Vandavasi TL - 604403 Mob:992203423
Mail ID: kangu541964@gmail.com



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
+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.

