PP APPROVAL RECORD

Planning Permission

Karur district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

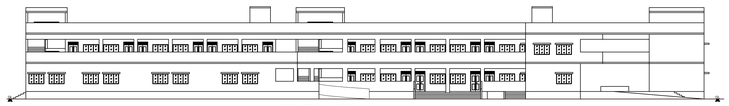
The approval as the planning authority issued it, reproduced in full behind this page.

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

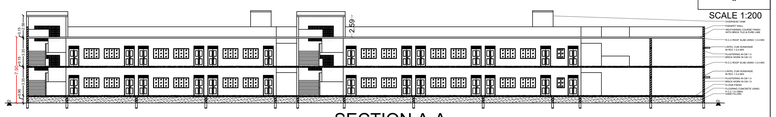
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OMR Thoraipakkam,
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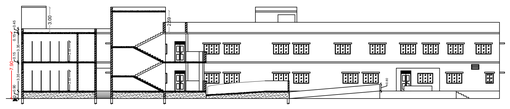
APPLICANT: D.DAISY W/O. DHARMARAJ



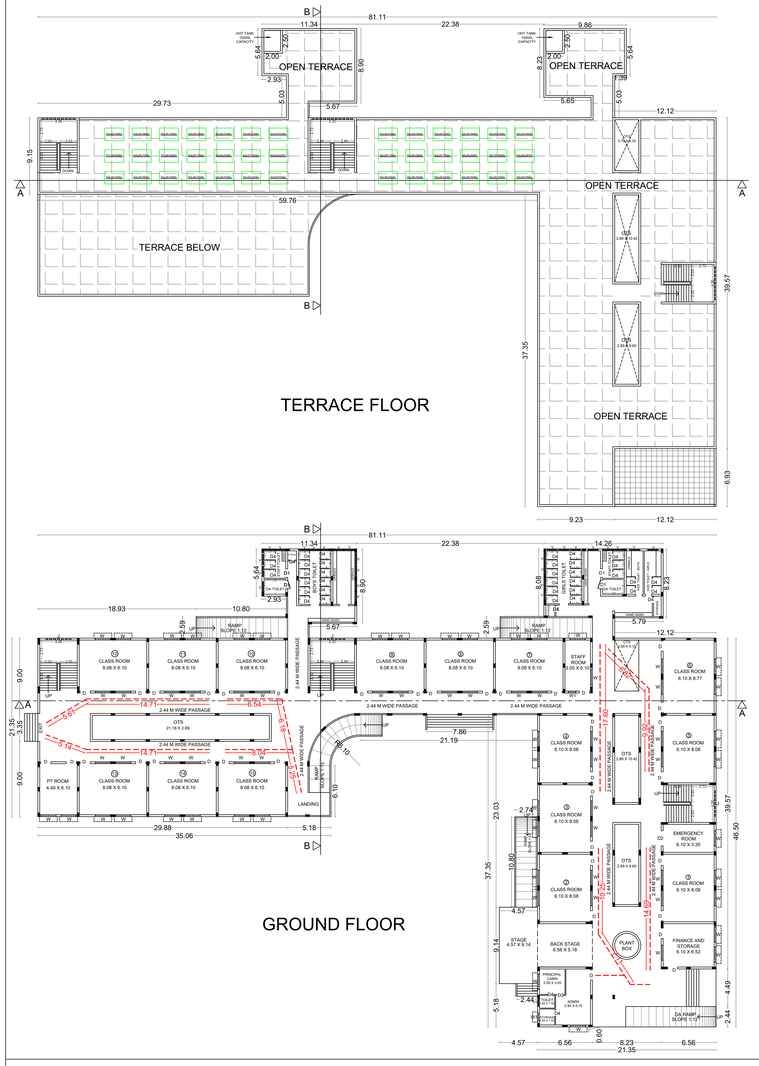
ELEVATION



SECTION A-A

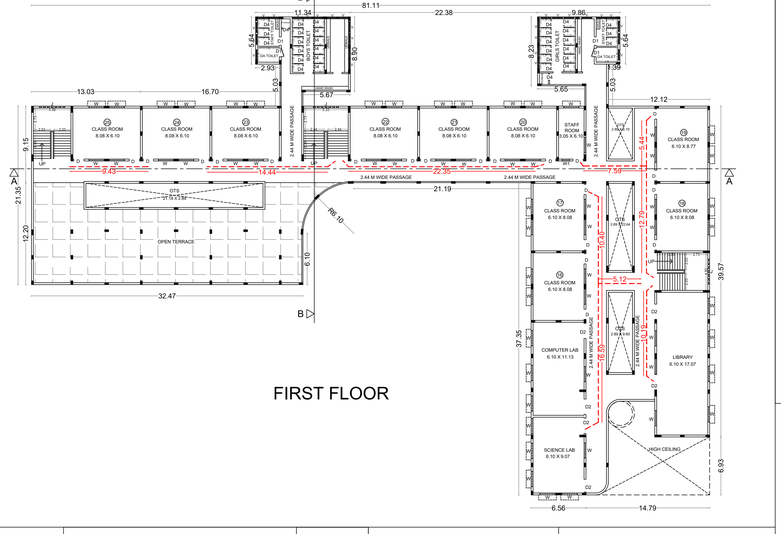


SECTION B-B



TERRACE FLOOR

GROUND FLOOR



FIRST FLOOR

SITE PLAN:

SCALE 1:400

SITE APPROVAL

APPLICATION NO: SWP/BPA/805388/2026

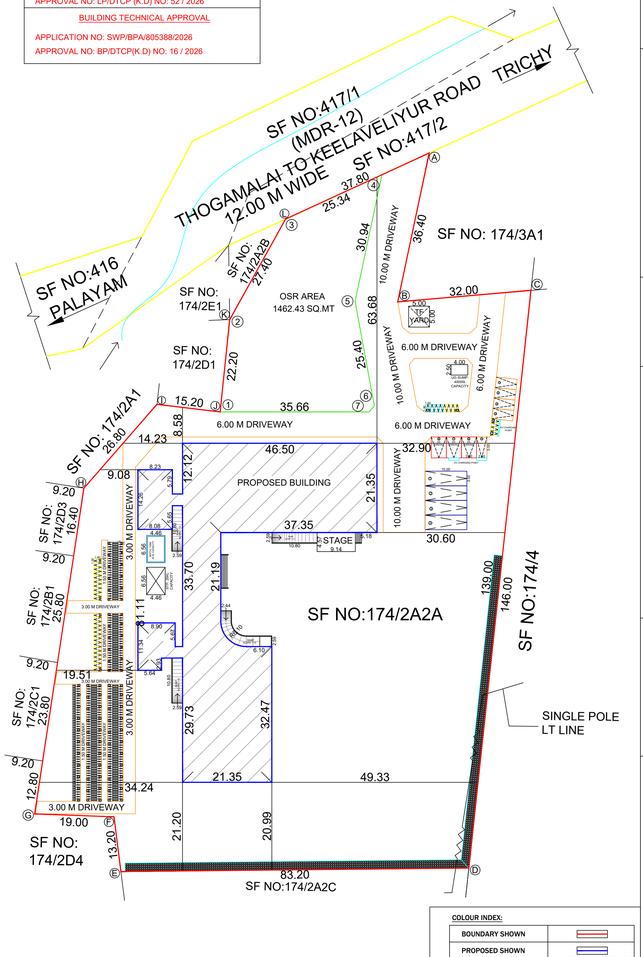
SITE BOUNDARY SHOWN AS "A" TO "L" AND NUMBERD

APPROVAL NO: LP/DTCP (K.D) NO: 52 / 2026

BUILDING TECHNICAL APPROVAL

APPLICATION NO: SWP/BPA/805388/2026

APPROVAL NO: BP/DTCP(K.D) NO: 16 / 2026



PLAN SHOWING THE PROPOSED CONSTRUCTION OF AN RCC GROUND AND FIRST FLOOR INSTITUTIONAL BUILDING - M/s. BABY JESUS NURSERY AND PRIMARY SCHOOL IN SF.NO:174/2A2A AT THOGAIMALAI VILLAGE AND PANCHAYAT, THOGAIMALAI PANCHAYAT UNION, KULITHALAI TALUK, KARUR DISTRICT.

AREA DETAILS

S.F.NO	DOCUMENT AREA IN SQ.MT	SUPER IMPOSED PLOT AREA IN SQ.MT
174/2A2A	14307.00	14307.00
TOTAL	14307.00	14307.00

AREA DETAILS: (Sq.Mt)	FSI AREA	NON-FSI AREA	BUILT-UP AREA
GROUND FLOOR	2027.45	----	2027.45
FIRST FLOOR	1536.31	----	1536.31
HEADROOM	----	102.99	102.99
TOTAL FLOOR AREA	3563.76	102.99	3666.75
FSI	0.25		
PLOT COVERAGE	15.13%		

FLOOR SPACE INDEX

F.S.I CALCULATION = TOTAL FLOOR AREA / TOTAL SITE AREA

= 3563.76 / 14307.00 = 0.249

0.25 < 2.00

PARKING CALCULATION:

EDUCATIONAL INSTITUTE BUILDING

1 CAR SPACE FOR EVERY 300SQ.M OF CLASS ROOM AREA OR PART THEREOF AND 1 TWO-WHEELER SPACE FOR EVERY 50SQ.M OF CLASS ROOM AREA OR PART THEREOF AND ONE CYCLE SPACE FOR EVERY 5SQ.M. OF CLASS ROOM AREA OR PART THEREOF.

TOTAL ROOM AREA = 1625.41 SQ.MT
(INCLUDING CLASS ROOMS, LABS, STAFF ROOMS, LIBRARY, AND OFFICE ROOMS)

1625.41/5 = 325.1 ≈ 326 Nos Cycle Parking Space
1625.41/50 = 32.5 ≈ 33 Nos Two wheeler Parking Space
1625.41/300 = 5.41 ≈ 6 Nos Car Parking Space
1625.41/500 = 3.25 ≈ 4 Nos Bus Parking Space

	REQUIRED	PROVIDED
CYCLE	326	350
TWO WHEELER	33	36
CAR	6	8
BUS	4	4

(Including differently abled person car parking)

TOILET CALCULATION: NO OF STAFFS: 45 NUMBERS

NO OF CLASSES: 25 NOS, NO OF STUDENTS: 40 PER CLASS

TOTAL: 1000 STUDENTS; (BOYS: 500; GIRLS: 500)

	REQUIRED	PROVIDED
WC - BOYS (1 PER 40 PERSONS)	12.5 ≈ 13	32
WC - GIRLS (1 PER 25 PERSONS)	20	32
URINALS - BOYS (1 PER 20 PERSONS)	25	60

S.NO	JOINERIES DETAILS	SIZE
1	D - DOOR	1.22 X 2.13
2	D1 - DOOR 1	1.00 X 2.13
3	D2 - DOOR 2	1.83 X 2.13
4	D3 - DOOR 3	0.91 X 2.13
5	D4 - DOOR 4	0.76 X 2.13
6	W - WINDOW	1.83 X 1.22
7	W1 - WINDOW 1	0.91 X 1.22
8	V - VENTILATOR	1.22 X 0.61
9	V1 - VENTILATOR 1	0.91 X 0.61
10	J - JAALI VENTILATOR	3.00 X 1.80

COLOUR INDEX:

BOUNDARY SHOWN	
PROPOSED SHOWN	
ROAD SHOWN	

NOTES:-

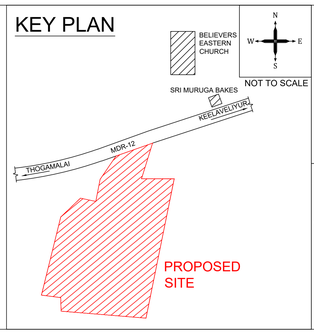
- SCALE 1 : 400.
- ALL DIMENSIONS ARE IN METER
- STORM WATER DRAINAGE SYSTEM PROVIDED.
- RAIN WATER HARVESTING/CONSERVATION OF RAIN WATER STRUCTURES TO BE PROVIDED.
- BATH AND WASH BASIN WATER TREATED AND REUSE TO TOILET AND GARDNING PURPOSE.
- RAIN WATER RECYCLING SYSTEM TO BE PROVIDED. FIRE PROTECTING AND FIRE EXTINGUISHER SYSTEM PROVIDED. EMERGENCY ALARAM TO BE PROVIDED.
- 1/3 rd AREA OF THE TOTAL TERRACE AREA TO BE RESERVED FOR ERECTING SOLAR PHOTO VOLTAIC PANELS
- LIGHTENING PROTECTION TO BE PROVIDED.
- SOLAR ASSISTED WATER HEATING SYSTEM TO BE PROVIDED.
- SOLID WASTE TUB TO BE PROVIDED.
- SULLAGE WATER USE TO GARDEN PURPOSE. DW DRINKING WATER FACILITIES TO BE PROVIDED.
- INSTALLATION OF CCTV UNITS PROVIDED.
- ACOUSTICS, SOUND INSULATION and NOISE CONTROL SYSTEM TO BE PROVIDED.
- BUILDING TO BE DESIGNED FOR NON AMBULANT PEOPLE USING SMALL WHEEL CHAIR.

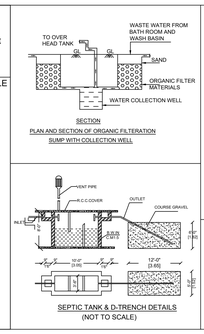
NOTE:

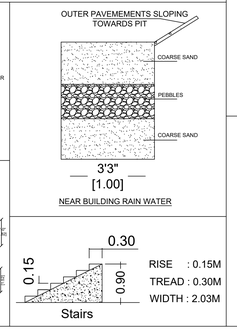
FA - FIRE ALARM PROVIDED
FE - FIRE EXTINGUISHER
SB - SAND BUCKET PROVIDED
SM - SMOKE DETECTOR
ALL DIMENSIONS ARE IN METER.

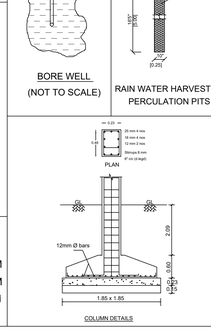
APPLICANT:

Mrs. D.DAISY
W/O. DHARMARAJ









STRUCTURAL ENGINEER:

Er. R. PRABHU DEV, M.E.(Struct).,
LOCAL PLANNING AUTHORITY COIMBATORE
REG. No: SE/GR/1/008/2022
ARROW STRUCTURES
5, Guru Govindh Singh Road,
R.S.Puram, Coimbatore - 641 002.
Mob: 88705 94827

REGISTERED ENGINEER:

Er. S.SANGAN, B.E.,M.I.E.,F.I.V.,
AE/CIVIL/TNEB (Retd),
Chartered Civil Engineer / Approved Valuer (P-5400)
DTCP Registered Engineer, Reg.no:SE/GR-I/003/KRR/APR2L/2024
KKM Nagar, Tharagampatty, Kealiapputhi Village, Kadavur Tk,
KARUR (Dt) - 621 311. Cont: 76393 71923

GEO TECHNICAL ENGINEER:

DR. E. RAVI,ME.,Ph.D.,FIE(I).,FIGS
Geotechnical Engineer (RGTE)
Regd.No.:01/2024/RGTE/EDTCP(Renewal)

ARCHITECTURE ENGINEER:

Ar. M. ARUNITHARAN, B.Arch.,
Registered Architect,
Reg.No: CA/2025/193764,
No:16/E/7, Sri Amman Complex,
Trichy Main Road, Thinnappa Nagar,
KARUR - 639 004. Cell: 73976 63388

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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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.