PP APPROVAL RECORD

# Planning Permission

Madurai 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

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




FRONT ELEVATION

SECTION ON 'AA'

| DETAILS STUDENT | WC REQUIRED NOS | WC PROVIDED NOS | WASH REQUIRED NOS | WASH PROVIDED NOS | D.WATER REQUIRED NOS | D.WATER PROVIDED NOS | URINALS REQUIRED NOS | URINALS PROVIDED NOS |
|---|---|---|---|---|---|---|---|---|
| BOYS-1440 | 36 NOS | 44 NOS | 36 NOS | 36 NOS | 29 NOS | 32 NOS | 72 NOS | 84 NOS |
| GIRLS-960 | 38 NOS | 44 NOS | 36 NOS | 40 NOS | 20 NOS | 32 NOS | 00 NOS | 00 NOS |

JOINERIES DETAILS

| | | |
|---|---|---|
| MD | MAIN DOOR | 3.66X2.13 |
| D | DOOR | 1.52X2.13 |
| D1 | DOOR | 0.76X2.13 |
| D2 | DOOR | 1.00X2.13 |
| W | WINDOW | 3.00X1.52 |
| W1 | WINDOW | 3.66X1.52 |
| W2 | WINDOW | 1.83X1.52 |
| V | VENTILATOR | 3.66X0.60 |
| V1 | VENTILATOR | 0.91X0.60 |
| LD | LIFT DOOR | 0.91X2.13 |

OFFICE USE

SCHOOL BUILDING PARKING DETAILS
TNCBR ANNEXURE -IV PART -1 (13-C)

NOTE:
ONE CAR SPACE FOR EVERY 300 Sq.m of Class Room Area
ONE TWO WHEELER FOR EVERY 50 Sq.m of Class Room Area
ONE CYCLE FOR EVERY 5 Sq.m of Class Room Area

| FLOOR DETAILS | CLASS ROOM AERA (Sq.m) | NO OF TWO WHEELER REQURIED | NO OF CAR PARKING REQURIED | NO OF CYCLE PARKING REQURIED |
|---|---|---|---|---|
| GROUND FLOOR AREA | 681.20 | 14 NOS | 02 NOS | 136 NOS |
| FIRST FLOOR AREA | 838.40 | 17 NOS | 03 NOS | 168 NOS |
| SECOND FLOOR AREA | 838.40 | 17 NOS | 03 NOS | 168 NOS |
| THIRD FLOOR AREA | 786.00 | 16 NOS | 03 NOS | 157 NOS |
| TOTAL PARKING REQUIRED | 3144.00 | 64 NOS | 11 NOS | 629 NOS |
| TOTAL PARKING PROVIDED | | 72 NOS | 12 NOS | 638 NOS |

STUDENTS DETAILS

NO OF BOYS -1440 Nos NO OF GIRLS -960 Nos

SCHOOL BUILDING SANITARY REQUIREMENTS
(ANNEXURE - X TABLE -4)

1.ONE WC FOR 40 BOYS
2.ONE WC FOR 25 GIRLS
3.ONE WASH BASIN FOR 40 BOYS
4.ONE WASH BASIN FOR 40 GIRLS
5.ONE URINALS FOR 20 BOYS
6.ONE DRINKING WATER FOR 50 STUDENTS

NORTH

SHEET NO - 2

PLAN SHOWING PROPOSED CONSTRUCTION OF A SCHOOL BUILDING FOR VELAMMAL SCHOOL BY VELAMMAL CHENNAI EDUCATIONAL TRUST AT S.NO:21/6A1 AT VIRAGANUR VILLAGE & PANCHAYAT,MADURAI SOUTH TALUK, THIRUPPARANKUNDRAM PANCHAYAT UNION, MADURAI DISTRICT.

**SCALE 1:100**

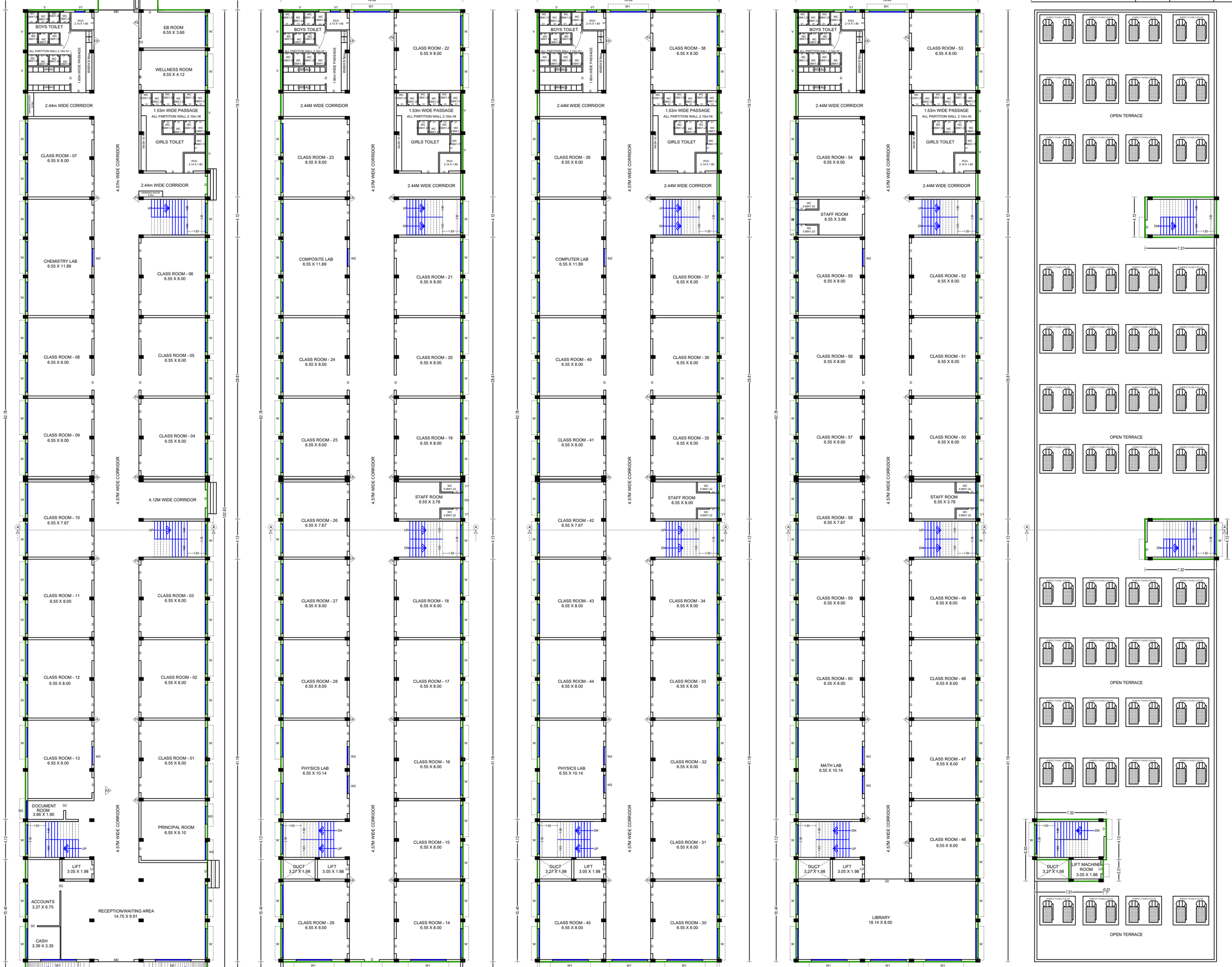
ONLINE APPLICATION NO:SWP/BPA/698488/2025

AREA DETAILS

PROPOSED BLOCK -1 (SCHOOL BLOCK)

HEIGHT OF THE BUILDING =15.60m

| FLOOR DETAILS | FSI AREA Sqm | NON FSI AREA Sqm | TOTAL AREA Sqm |
|---|---|---|---|
| GROUND FLOOR AREA | 1929.30 | - | 1929.30 |
| FIRST FLOOR AREA | 1810.47 | - | 1810.47 |
| SECOND FLOOR AREA | 1810.47 | - | 1810.47 |
| THIRD FLOOR AREA | 1810.47 | - | 1810.47 |
| HEAD ROOM AREA | - | 98.16 | 98.16 |
| TOTAL AREA | 7360.71 | 98.16 | 7458.87 |




FIRST FLOOR PLAN







SECOND FLOOR PLAN




THIRD FLOOR PLAN




TEERACE FLOOR PLAN

APPLICANT

For VELAMMAL CHENNAI EDUCATIONAL TRUST
Trustee

K.T.S SENTHILRAAJA
SRI MEENAKSHI ASSOCIATES
DTCP Reg.No: CE 25/2025
M168, 40 House Street, Sector-6,
TNHB Colony, Koodalpudur, Madurai -17.
Contact No: 80121 70678

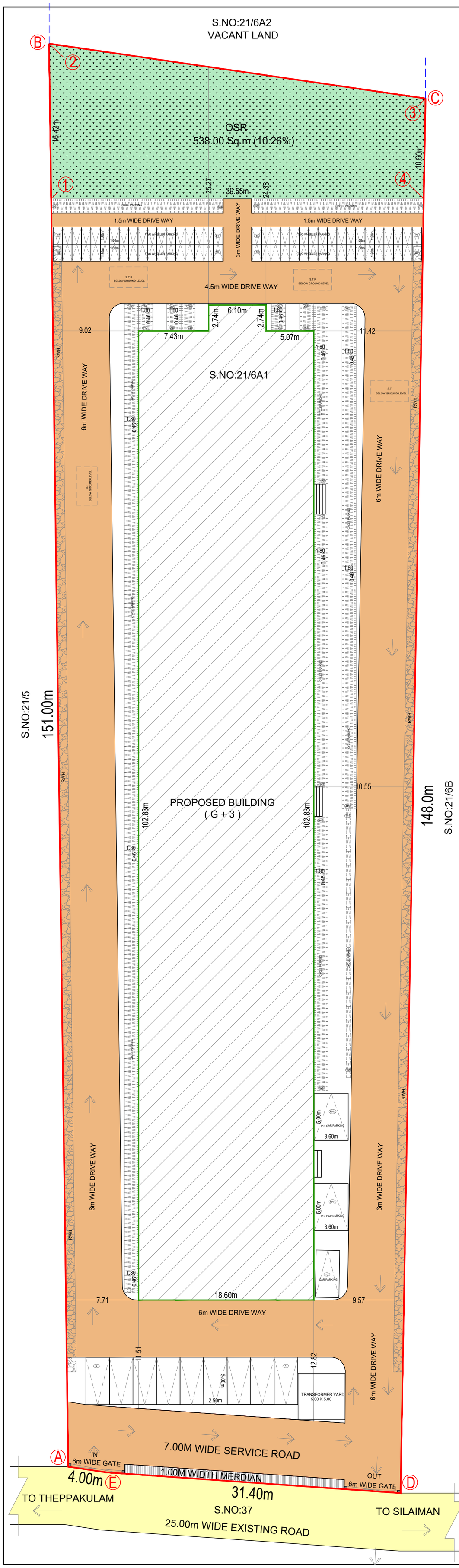
CONSTRUCTION ENGINEER

Dr. T. J. VIJAY,
M.E. (Struct. Eng.), Ph.D. (Struct. Eng.),
M.I.E., C.Eng. (India),
Reg. No.: RSE/Gr-I/001/KARUR/JANUARY/2024
Registered Structural Engineer (RSE Grade-I) &
Chartered Engineer,
Techlead Consultant and Engineers,
Iyer Bungalow, Madurai-14. Ph.No.: 9344791926

STRUCTURAL ENGINEER

P. RAJADURAI B.Arch.,
48, Rajkrishna Plaza, First Floor,
Near SBI, Bye-Pass, Madurai-10.
Phone: 0452-4243339

REGISTERED ARCHITECT




NORTH

SHEET NO - 1

SITE PLAN SHOWING PROPOSED CONSTRUCTION OF A SCHOOL BUILDING FOR VELAMMAL SCHOOL BY VELAMMAL CHENNAI EDUCATIONAL TRUST AT S.NO:21/6A1 AT VIRAGANUR VILLAGE & PANCHAYAT,MADURAI SOUTH TALUK, THIRUPPARANKUNDRAM PANCHAYAT UNION, MADURAI DISTRICT.

**SCALE 1:100**

## AREA DETAILS

| | |
|---|---|
| AREA OF THE SITE ( AS PER DOCUMENT ) | 5260.00 Sqm |
| AREA OF THE SITE ( AS PER PATTA ) | 5240.00 Sqm |

ONLINE APPLICATION NO:SWP/BPA/698488/2025

PROPOSED BLOCK -1 (SCHOOL BLOCK)

HEIGHT OF THE BUILDING =15.60m

| FLOOR DETAILS | FSI AREA Sqm | NON FSI AREA Sqm | TOTAL AREA Sqm |
|---|---|---|---|
| GROUND FLOOR AREA | 1929.30 | - | 1929.30 |
| FIRST FLOOR AREA | 1810.47 | - | 1810.47 |
| SECOND FLOOR AREA | 1810.47 | - | 1810.47 |
| THIRD FLOOR AREA | 1810.47 | - | 1810.47 |
| HEAD ROOM AREA | - | 98.16 | 98.16 |
| TOTAL AREA | 7360.71 | 98.16 | 7458.87 |

F.S.I $\frac{\text{TOTAL FSI AREA}}{\text{SITE AREA}}$ = < 2.00 $\frac{7360.71}{5240.00}$ = 1.40< 2.00

SCHOOL BUILDING PARKING DETAILS
TNCBR ANNEXURE -IV PART -1 (13-C)

NOTE:
ONE CAR SPACE FOR EVERY 300 Sq.m of Class Room Area
ONE TWO WHEELER FOR EVERY 50 Sq.m of Class Room Area
ONE CYCLE FOR EVERY 5 Sq.m of Class Room Area

| FLOOR DETAILS | CLASS ROOM AERA (Sq.m) | NO OF TWO WHEELER REQURIED | NO OF CAR PARKING REQURIED | NO OF CYCLE PARKING REQURIED |
|---|---|---|---|---|
| GROUND FLOOR AREA | 681.20 | 14 NOS | 02 NOS | 136 NOS |
| FIRST FLOOR AREA | 838.40 | 17 NOS | 03 NOS | 168 NOS |
| SECOND FLOOR AREA | 838.40 | 17 NOS | 03 NOS | 168 NOS |
| THIRD FLOOR AREA | 786.00 | 16 NOS | 03 NOS | 157 NOS |
| TOTAL PARKING REQUIRED | 3144.00 | 64 NOS | 11 NOS | 629 NOS |
| TOTAL PARKING PROVIDED | | 72 NOS | 12 NOS | 638 NOS |

STUDENTS DETAILS

NO OF BOYS -1440 Nos NO OF GIRLS -960 Nos

SCHOOL BUILDING SANITARY REQUIREMENTS
(ANNEXURE - X TABLE -4)

1.ONE WC FOR 40 BOYS
2.ONE WC FOR 25 GIRLS
3.ONE WASH BASIN FOR 40 BOYS
4.ONE WASH BASIN FOR 40 GIRLS
5.ONE URINALS FOR 20 BOYS
6.ONE DRINKING WATER FOR 50 STUDENTS

| DETAILS STUDENT | WC REQUIRED NOS | WC PROVIDED NOS | WASH REQUIRED NOS | WASH PROVIDED NOS | D.WATER REQUIRED NOS | D.WATER PROVIDED NOS | URINALS REQUIRED NOS | URINALS PROVIDED NOS |
|---|---|---|---|---|---|---|---|---|
| BOYS-1440 | 36 NOS | 44 NOS | 36 NOS | 36 NOS | 29 NOS | 32 NOS | 72 NOS | 84 NOS |
| GIRLS-960 | 38 NOS | 44 NOS | 36 NOS | 40 NOS | 20 NOS | 32 NOS | 00 NOS | 00 NOS |

COLOUR INDEX

SITE EXISTING ROAD DRIVEWAY

OSR(538.00 Sq.m -10.0%)

OFFICE USE

APPLICANT

For VELAMMAL CHENNAI EDUCATIONAL TRUST
Trustee

K.T.S SENTHILRAAJA
SRI MEENAKSHI ASSOCIATES
DTCP Reg.No: CE 25/2025
M168, 40 House Street, Sector-6,
TNHB Colony, Koodalpudur, Madurai -17.
Contact No: 80121 70678
CONSTRUCTION ENGINEER

Dr. T. J. VIJAY,
M.E. (Struct. Eng.), Ph.D. (Struct. Eng.),
M.I.E., C.Eng. (India),
Reg. No.: RSE/Gr-I/001/KARUR/JANUARY/2024
Registered Structural Engineer (RSE Grade-I) &
Chartered Engineer,
Techlead Consultant and Engineers,
Iyer Bungalow, Madurai-14. Ph.No.: 9344791926
STRUCTURAL ENGINEER

P.RAJADURAI B.Arch.,
48,Rajkrishna Plaza,First Floor,
Near SBI,Bye-Pass,Madurai-10.
Phone:0452-4243339
REGISTERED ARCHITECT

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.