

PP

APPROVAL RECORD

Planning Permission

Tenkasi district, Tamil Nadu

APPROVAL TYPE

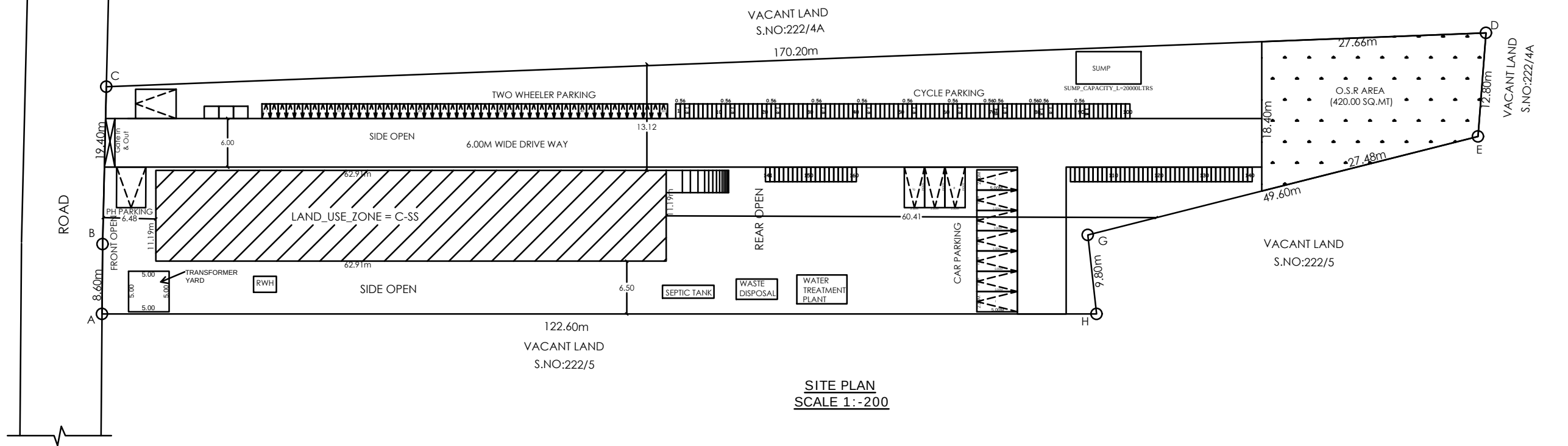
Building Plan

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.

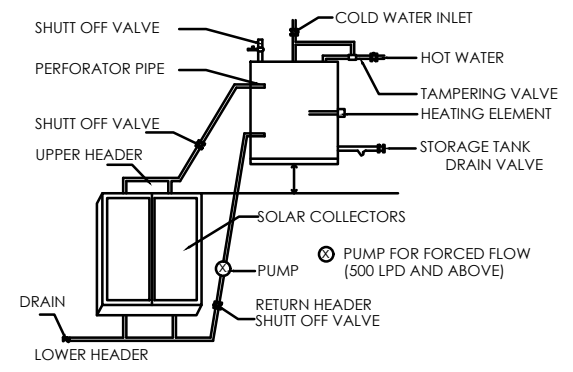
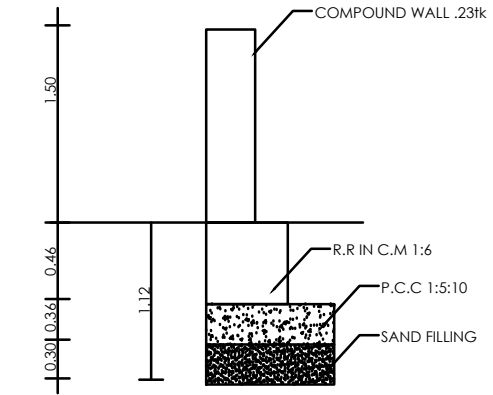
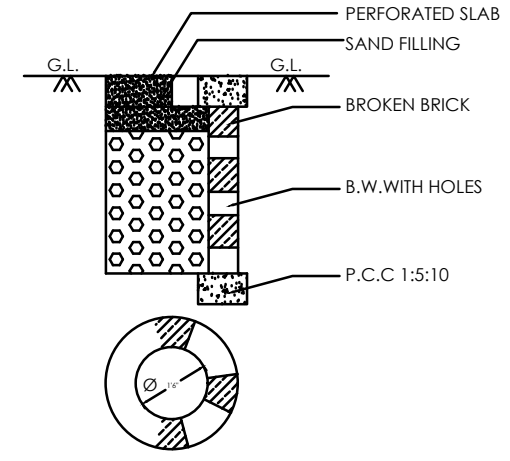
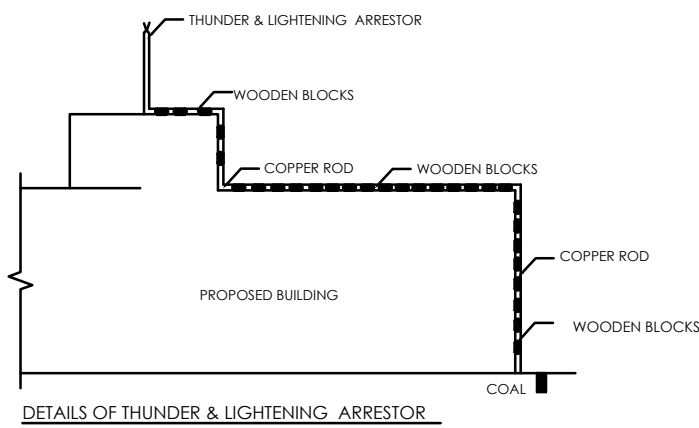
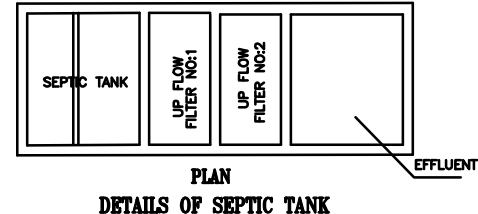
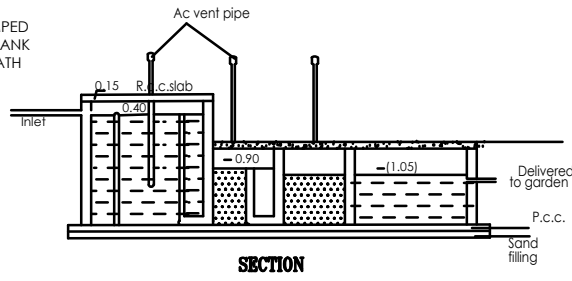
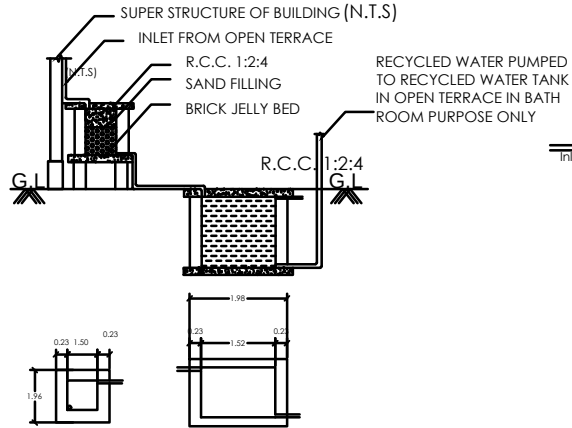
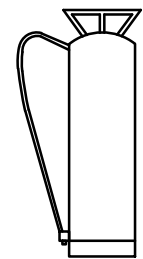
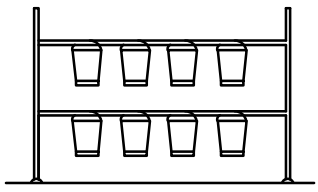
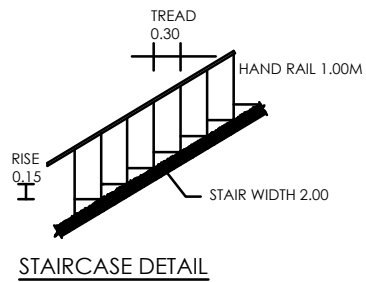


PLAN SHOWING THE PROPOSED CONSTRUCTION OF "BRIGHTON HI TECH MATRICULATION HIGHER SECONDARY SCHOOL" IN S.NO:222/4B AT SAMBAVARVADAKARAI VILLAGE & TOWN PANCHAYAT, KADAYANALLUR TALUK, TENKASI DISTRICT.

ALL DIMENSIONS ARE IN METRE				SCALE:- 1:100	
SITE AREA DETAILS					
AS PER DOCUMENT				PATTA	
S.NO	DOCUMENT NO	SQ.MT	SQ.MT		
222/4B	4124/2020	4128.00	4128.00		
TOTAL		4128.00	4128.00		
AREA STATEMENT					
PARTICULAR		SQ.MT	SQ.FT		
	SITE AREA	4128.00	44433.80		
	GROUND FLOOR	703.95	7577.31		
	FIRST FLOOR	703.95	7577.31		
	HEAD ROOM	71.22	766.61		
	TOTAL BUILDUP AREA	1479.12	15921.23		
OPEN AREA		3424.05	36856.49		
FSI AREA CALCULATION					
SL.NO	FLOOR	FSI	NON FSI	TOTAL	
1.	G.F	703.95	----	703.95	
2.	F.F	703.95	----	703.95	
3.	STAIR HEAD ROOM	----	71.22	71.22	
	TOTAL	1407.90	71.22	1479.12	
SCHEDULE OF JOINERY					
D	DOOR	1.20X 2.10	W	WINDOW	1.80X 1.80
D1	DOOR	1.00X 2.10	V	VENTILATOR	0.91X 0.60
D2	DOOR	0.76X 2.10	V1	VENTILATOR	1.80X 0.60

OFFICE USE:-

SITE PLAN
SCALE 1:-200



OSR CALCULATION
Site Area = 13022.00 sq.mt
10% of the OSR to be Provided in site Area
OSR = $\frac{4128.00 \times 10}{100} = 412.80$ Sq.mt
Provided OSR Area = 420.00 Sq.mt (10.30%)

NOTE:
Close Circuit Television (CCTV) Unit shall be installed by the Owner of the Building as per Annexure XXI in TNCDRR

COVER SPACE INDEX
 $\frac{G.F + F.F}{SITE AREA}$
 $\frac{703.95 + 703.95}{4128.00} = \frac{1407.90}{4128.00}$
 $= 0.34 < 2.00$

PARKING CALCULATION:
REQUIRED PARKING:-
EVERY 300sq.mt = 1 CAR SPACE (2.50 X 5.00)
EVERY 50sq.mt = 1 TWO WHEELER SPACE (1.00 X 1.83)
CLASS ROOM AREA = 749.28 Sq.mt
REQUIRED CAR PARKING AREA
 $= \frac{749.28}{300} \times 2.56 = 6.25$ SAY 3 CAR SPACE
REQUIRED TWO WHEELER PARKING AREA
 $= \frac{749.28}{50} \times 1.53 = 15.38$ SAY 16 TWO WHEELER
REQUIRED CYCLE PARKING AREA
 $= \frac{749.28}{153.85} \times 1.53 = 7.49$ SAY 154 CYCLES
PROVIDED PARKING :-
PROVIDED CAR PARKING = 6 Nos
PROVIDED TWO WHEELER PARKING = 18 Nos
PROVIDED CYCLE PARKING = 160 Sq.mt
INCLUDING 2 NOS CAR AND TWO WHEELER PARKING SPACE PROVIDED FOR PHYSICALLY CHALLENGED PERSON

SANITARY DETAIL 54 IN
TOTAL NUMBER OF STUDENTS - 200 Nos
TOTAL NUMBER OF CLASS ROOM - 16 Nos
Boys - 120 Nos
Girls - 80 Nos

S.L. NO.	SANITARY DETAILS	REQUIRED		PROVIDED		TOTAL
		Boys	Girls	Boys	Girls	
1.	WATER CLOSET	3	4	9	7	16
2.	URINALS	6	1	6	1	7
3.	WASH BASINS	3	4	4	4	7
4.	DRINKING WATER FOUNTAIN	2	2	3	3	4
5.	CLEANER'S SINK	1	1	1	1	2

NOTE:
• Exhaust Fan to be provided
• Storm Water drainage system provided
• Rain Water Harvesting / Conservation of
• Rain Water Structures to be provided
• Bath and wash basin water treated and refuse to toilet and gardening purpose
• Rain Water Recycling System to be provided
• Fire protecting and fire Extinguisher system to be provided
• Emergency Alarm to be provided
• Solar Photovoltaic Panels provided
• Lightning protection to be provided
• Solar Assisted Water heating system to be provided
• Solid waste tub to be provided
• sewage water to be used to garden purpose
• 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 handicapped people

CONSTRUCTION ENGINEER

STRUCTURAL ENGINEER

APPLICANT

REGISTERED ENGINEER

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.

