

PP

APPROVAL RECORD

Planning Permission

Tenkasi district, Tamil Nadu

APPROVAL TYPE

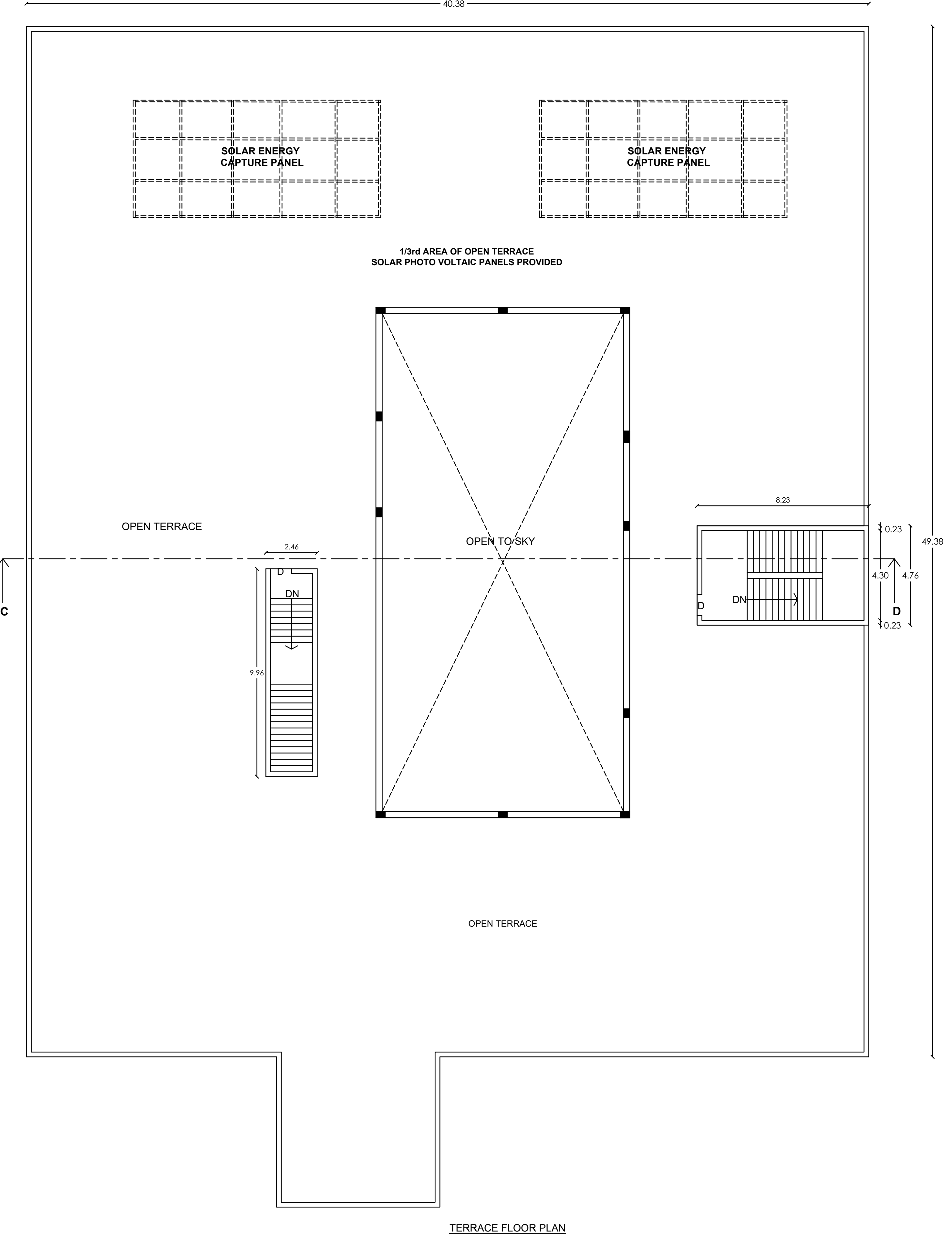
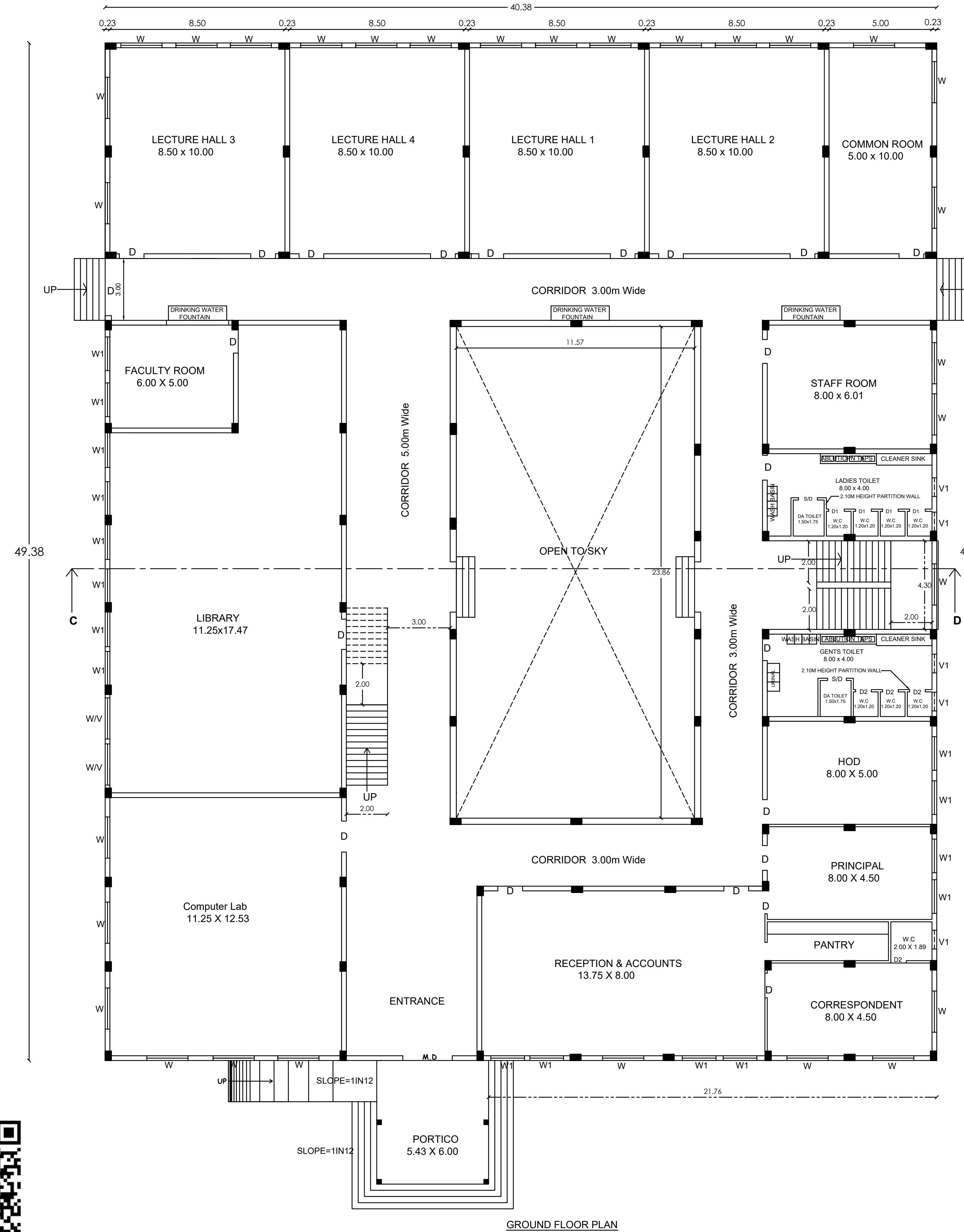
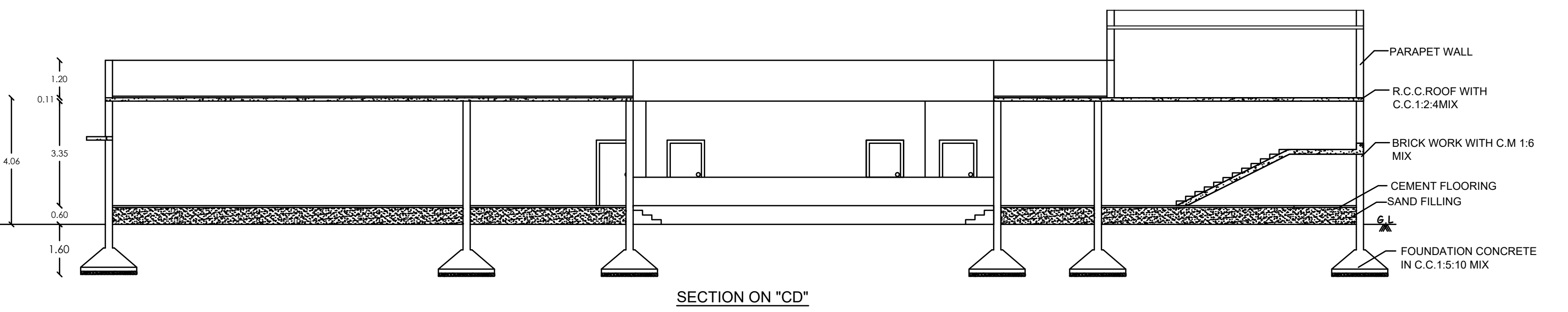
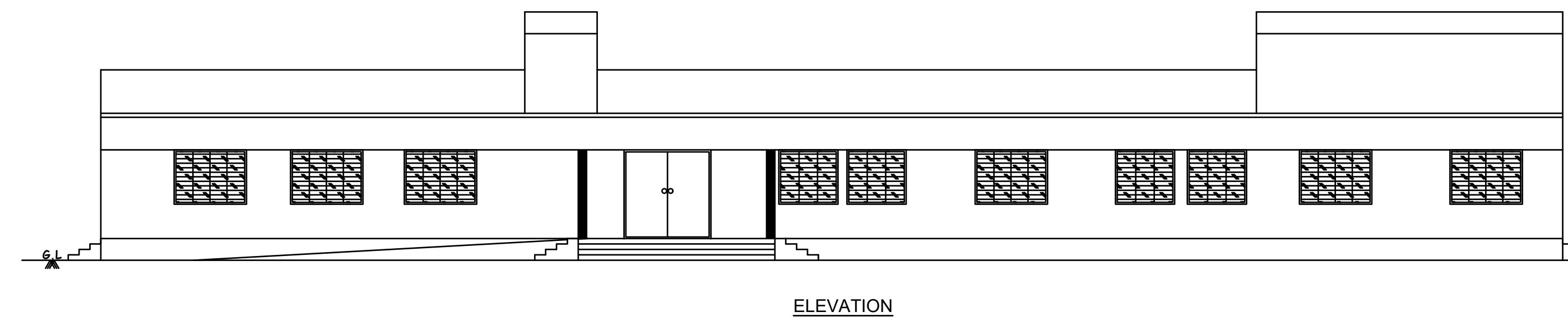
Building Plan

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.



PLAN SHOWING THE PROPOSED CONSTRUCTION OF NURSING COLLEGE AND HOSTEL BUILDING IN S.NO:363/1,2, 3,4,6,364/1,2,3,4,5,6,7,8,9,10,11, 12,13A AT KALLURANI VILLAGE & SIVANADANOOR PANCHAYAT, TENKASI TALUK & DISTRICT.

APPLICANT NAME : J.SARAVANA GURU (MANAGING TRUSTEE)
T.RAJA NADAR CHOKKANATHI AMMAL EDUCATIONAL TRUST
[ONLINE APPLICATION: SWP/BPA/695846/2025]



ALL DIMENSIONS ARE IN METRE SCALE:- 1:100

SITE AREA DETAILS				
AS PER DOCUMENT		PATTA		
S.NO	DOCUMENT NO	SQ.MT	SQ.MT	
363/1,2,3,4,6 & 364/1,2,3,4,5,6,7,8,9,10,11,12,13A	4798/2025	28598.00	28598.00	
TOTAL		28598.00	28598.00	
AREA STATEMENT				
PARTICULAR		SQ.MT	SQ.FT	
SITE AREA		28598.00	307828.87	
SL.NO	FLOOR	FSI	NON FSI (HEAD ROOM)	TOTAL (SQ.MT)
1.	<u>BLOCK I (NURSING COLLEGE)</u>			
	GROUND FLOOR	2050.30	63.67	2113.97
2.	<u>BLOCK II (GIRLS HOSTEL)</u>			
	GROUND FLOOR	1396.38	94.81	1491.19
TOTAL BUILDUP AREA				3605.16

PARKING CALCULATION:

- * 1 CAR SPACE FOR EVERY 100 SQ.MT OF CLASS ROOM AREA
- * 1 TWO WHEELER SPACE FOR EVERY 50 SQ.MT OF CLASS ROOM AREA
CLASS ROOM AREA = 390.00SQ.MT
- * 1 TWO WHEELER FOR EVERY 10 ROOMS - GIRLS HOSTEL
TOTAL ROOM = 19 SQ.MT

SL. NO	PARKING TYPE	CALCULATION	REQUIRED	PROVIDED
1.	CAR PARKING	$= \frac{390.00}{100} = 3.90$ (SAY 4 CAR SPACE)	4	30 INCLUDING 3 NOS PH CAR PARKING
2.	TWO WHEELER PARKING (NURSING COLLEGE)	$= \frac{390.00}{50} = 7.80$ (SAY 8 TWO WHEELER)	8	30
3.	TWO WHEELER PARKING (GIRLS HOSTEL)	TOTAL ROOM = 19	2	

SCHEDULE OF JOINERY

M.D	MAIN DOOR	2.40X 2.10	W	WINDOW	2.00X 1.80
D	DOOR	1.20X 2.10	W1	WINDOW	1.60X 1.80
D1	DOOR	0.91X 2.10	V	VENTILATOR	2.00X 0.60
D2	DOOR	0.76X 2.10	V1	VENTILATOR	0.91X 0.60

- SITE BOUNDARY
- PROPOSED BUILDING
- EXISTING ROAD
- DRIVE WAY
- OSR

OFFICE USE:-

BP/DTDCP NO: SWP/ 34 /2025

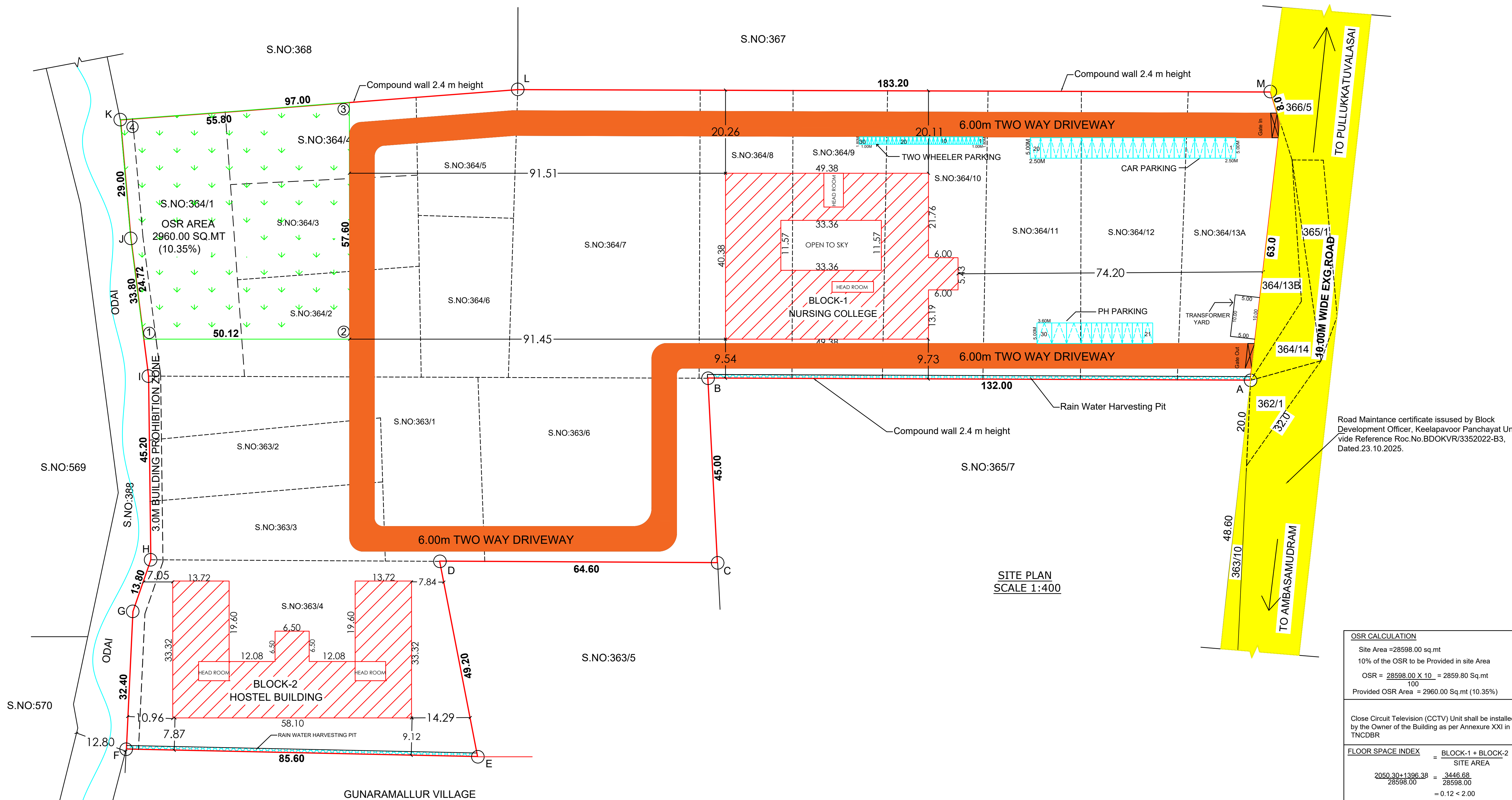
ASSISTANT DIRECTOR
DISTRICT TOWN AND COUNTRY PLANNING,
TENKASI

CONSTRUCTION ENGINEER

REGISTERED ENGINEER

APPLICANT

STRUCTURAL ENGINEER



SITE PLAN
SCALE 1:400

OSR CALCULATION

Site Area = 28598.00 sq.mt
10% of the OSR to be Provided in site Area
OSR = $\frac{28598.00 \times 10}{100} = 2859.80$ Sq.mt
Provided OSR Area = 2960.00 Sq.mt (10.35%)

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

FLOOR SPACE INDEX = $\frac{\text{BLOCK-1} + \text{BLOCK-2}}{\text{SITE AREA}}$
 $= \frac{2050.30 + 1396.38}{28598.00} = \frac{3446.68}{28598.00}$
 $= 0.12 < 2.00$

PLOT COVERAGE = $\frac{\text{BLOCK-1} + \text{BLOCK-2}}{\text{SITE AREA}}$
 $= \frac{3446.68}{28598.00} \times 100$
 $= 12.05\%$

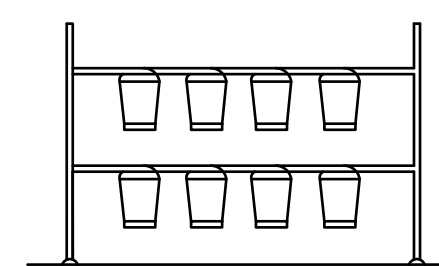
NOTE:

- 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
- Lightening 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

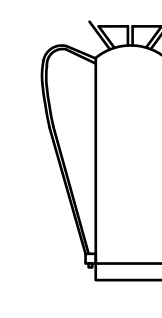
SANITARY DETAIL 54 (2)

TOTAL NUMBER OF STUDENTS - 100 Nos
TOTAL NUMBER OF CLASS ROOM - 5 Nos
Boys - 20 Nos
Girls - 80 Nos

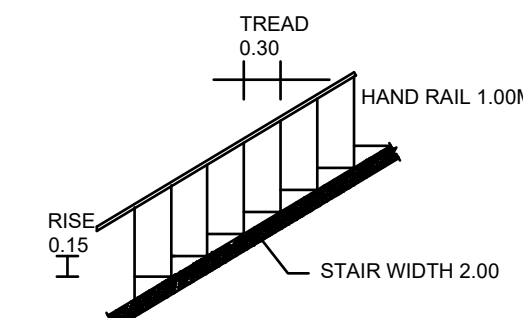
S.L. NO.	SANITARY DETAILS	COLLEGE BUILDING		HOSTEL BUILDING (GIRLS ONLY)		TOTAL	
		Required	Provided	Required	Provided	REQ.	PRO.
1.	WATER CLOSET	1	4	4	5	-	5
2.	TOILET (HOSTEL)	-	-	-	-	14	15
3.	URINALS	1	-	3	-	-	1
4.	ABLUTION TAPS	1	4	4	3	13	18
5.	WASH BASINS	1	2	4	4	14	17
6.	DRINKING WATER FOUNTAIN	1	2	1	2	2	5
7.	CLEANER'S SINK	1	1	1	1	1	3



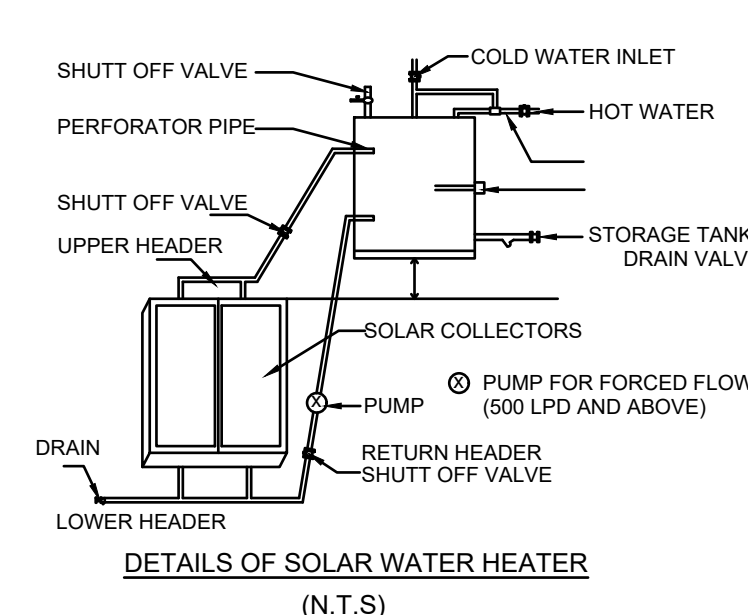
SAND BUCKETS (N.T.S)



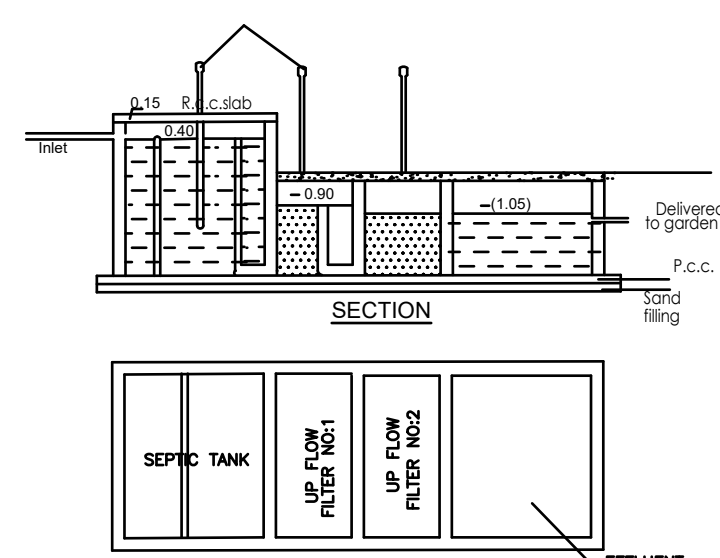
FIRE EXTINGUISHER (N.T.S)



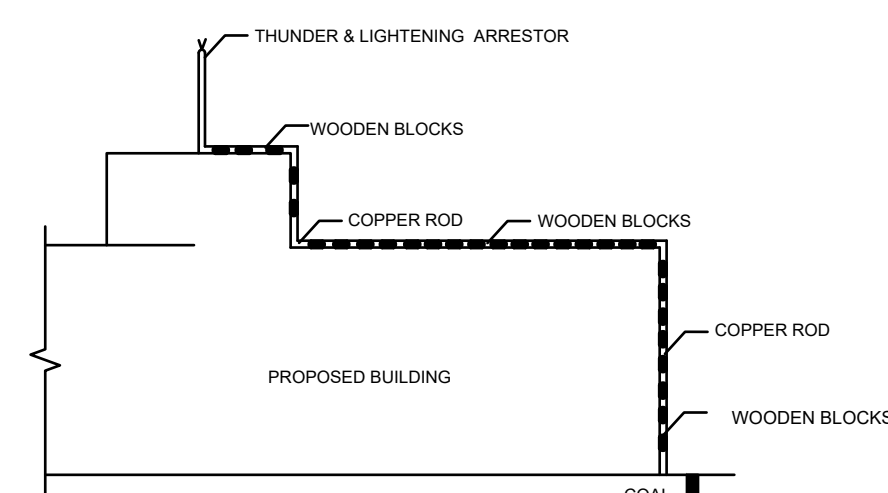
STAIRCASE DETAIL (N.T.S)



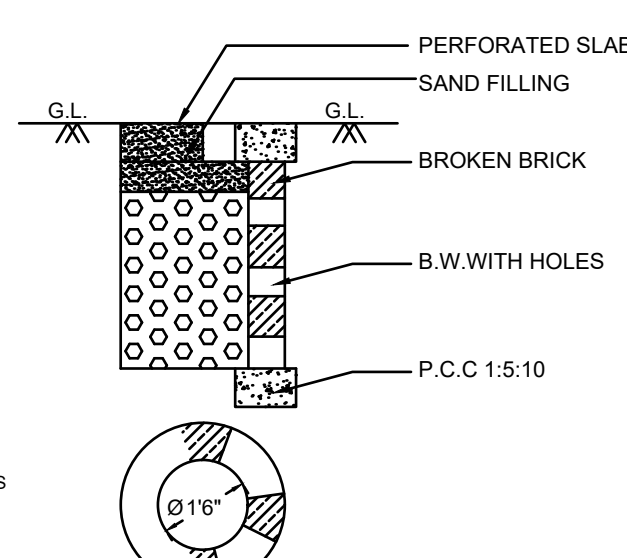
DETAILS OF SOLAR WATER HEATER (N.T.S)



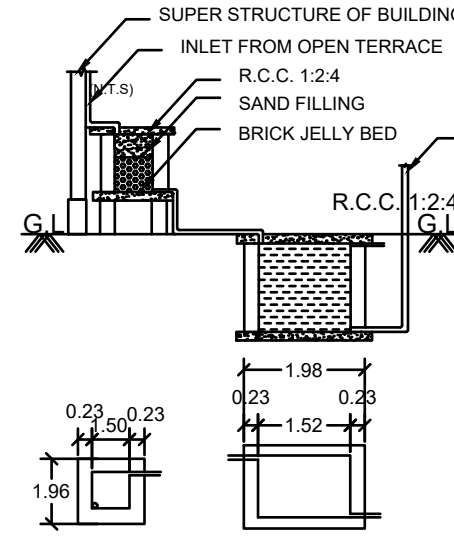
DETAILS OF SEPTIC TANK (N.T.S)



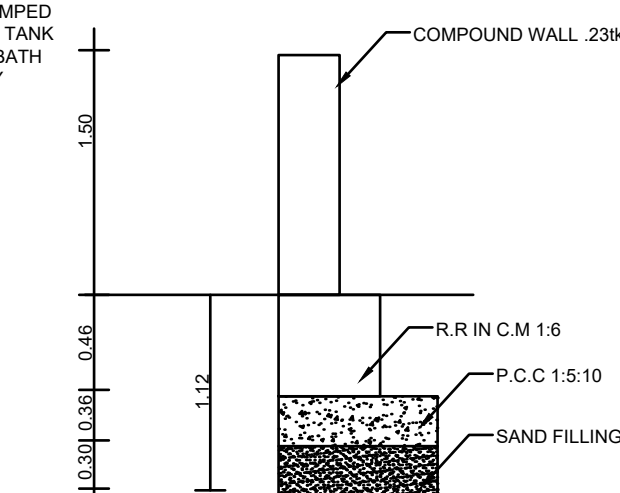
DETAILS OF THUNDER & LIGHTENING ARRESTOR (N.T.S)



RAIN WATER PERCOLATION (N.T.S)



SUMP AND FILTER BED (N.T.S)



COMPOUND WALL DETAIL (N.T.S)

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.

