PP APPROVAL RECORD

Planning Permission

Thanjavur 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

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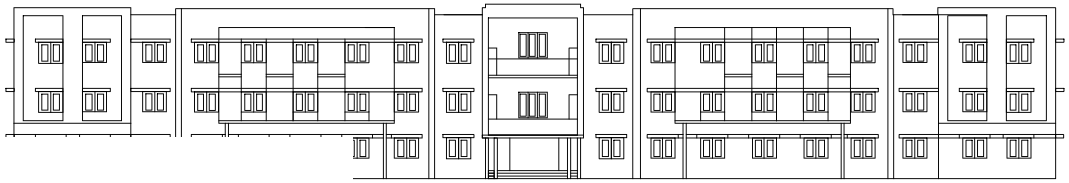
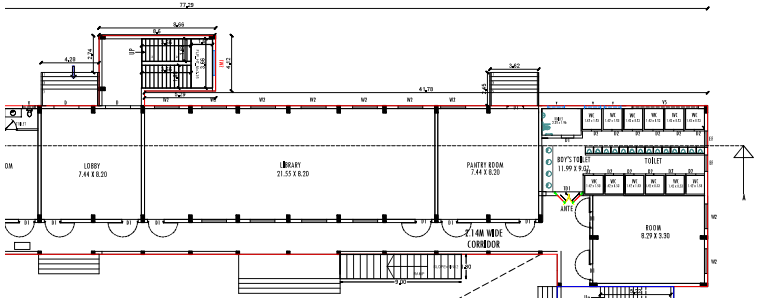
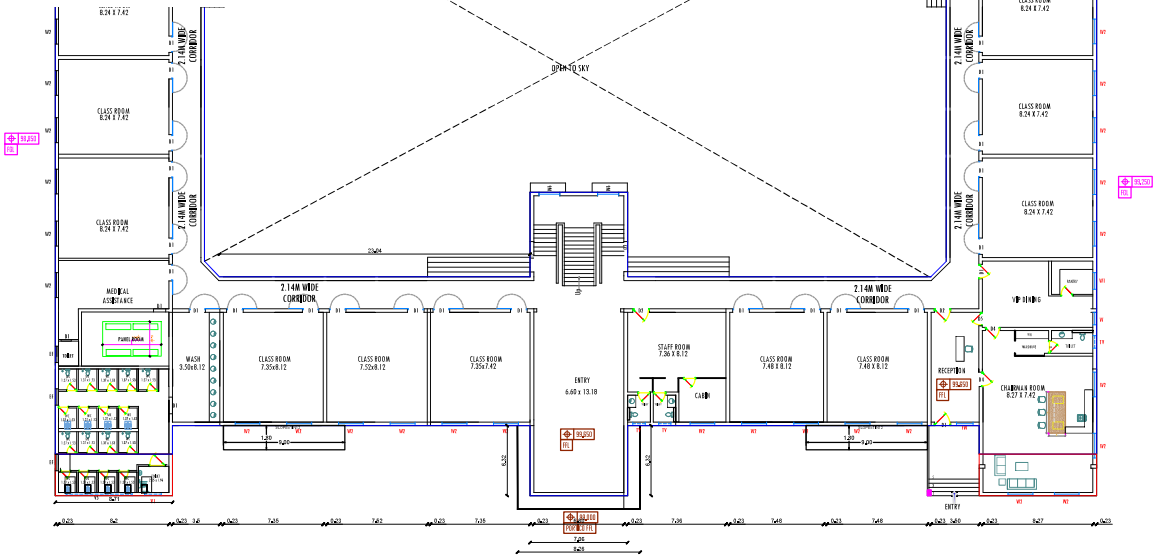


BLOCK 1
ELEVATION





MAIN BUILDING - GROUND FLOOR PLAN

SCALE 1:100 SHEET NO.2

PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF INSTITUTIONAL BUILDING FOR THAMARAI INTERNATIONAL SCHOOL (THAMARAI FOUNDATION AND CHARITABLE TRUST) - (CBSE) IN S.NO 88/1B,2A,2B,3A,3B,3C IN THAMBIKKOTTAI VADAKADU PANCHAYAT / VILLAGE , PATTUKKOTTAI PANCHAYAT UNION / TALUK, THANJAVUR DISTRICT.

REFERENCE

TYPE	DESCRIPTION	METER
D1	DOOR	1.22 X 2.13
D2	DOOR	0.76 X 2.13
W1	WINDOW	1.83 X 1.36
W2	WINDOW	1.52 X 1.36
V	VENTILATOR	0.90 X 0.60
EF	EXHAUST FAN	1.22 X 1.36

PRO.BUILD.		AREA					
		FSI		NON FSI		TOTAL COVERED AREA	
BLOCK	FLOOR	SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
BLOCK 1	GROUND FLOOR	1000.59	10770.26	-	-	1000.59	10770.26
	FIRST FLOOR	1000.59	10770.26	-	-	1000.59	10770.26
	SECOND FLOOR	1000.59	10770.26	-	-	1000.59	10770.26
	TERRACE FLOOR	-	-	31.17	335.51		
	TOTAL AREA	3001.77	32310.78	-	-	3001.77	32310.78

GO.76 APPROVED EXISTING BUILDING AREA - BLOCK A

EXISTING GROUND FLOOR	1694.66 SQ.M	18241.32 SQ FT
EXISTING FIRST FLOOR	1580.70 SQ.M	17014.65 SQ FT
EXISTING SECOND FLOOR	1580.70 SQ.M	17014.65 SQ FT
EXISTING TERRACE FLOOR	121.50 SQ.M	1307.83 SQ FT
TOTAL FLOOR AREA	4977.56 SQ.M	53578.01 SQ FT

$$F.S.I = \frac{\text{TOTAL FLOOR AREA}}{\text{SITE EXTENT}} = \frac{9566.88}{26500.00} = 0.36$$

APPLICANT

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KRISHAA BUILDERS & PROMOTERS
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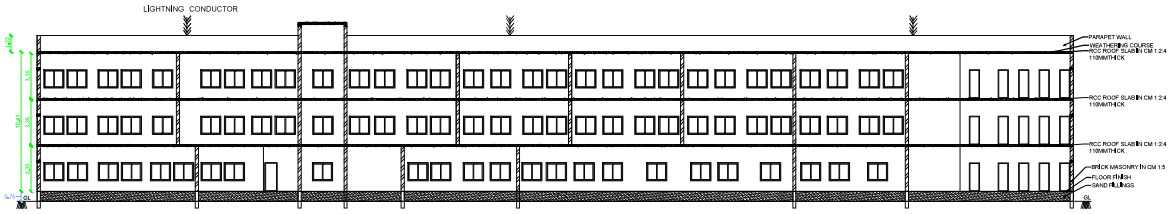
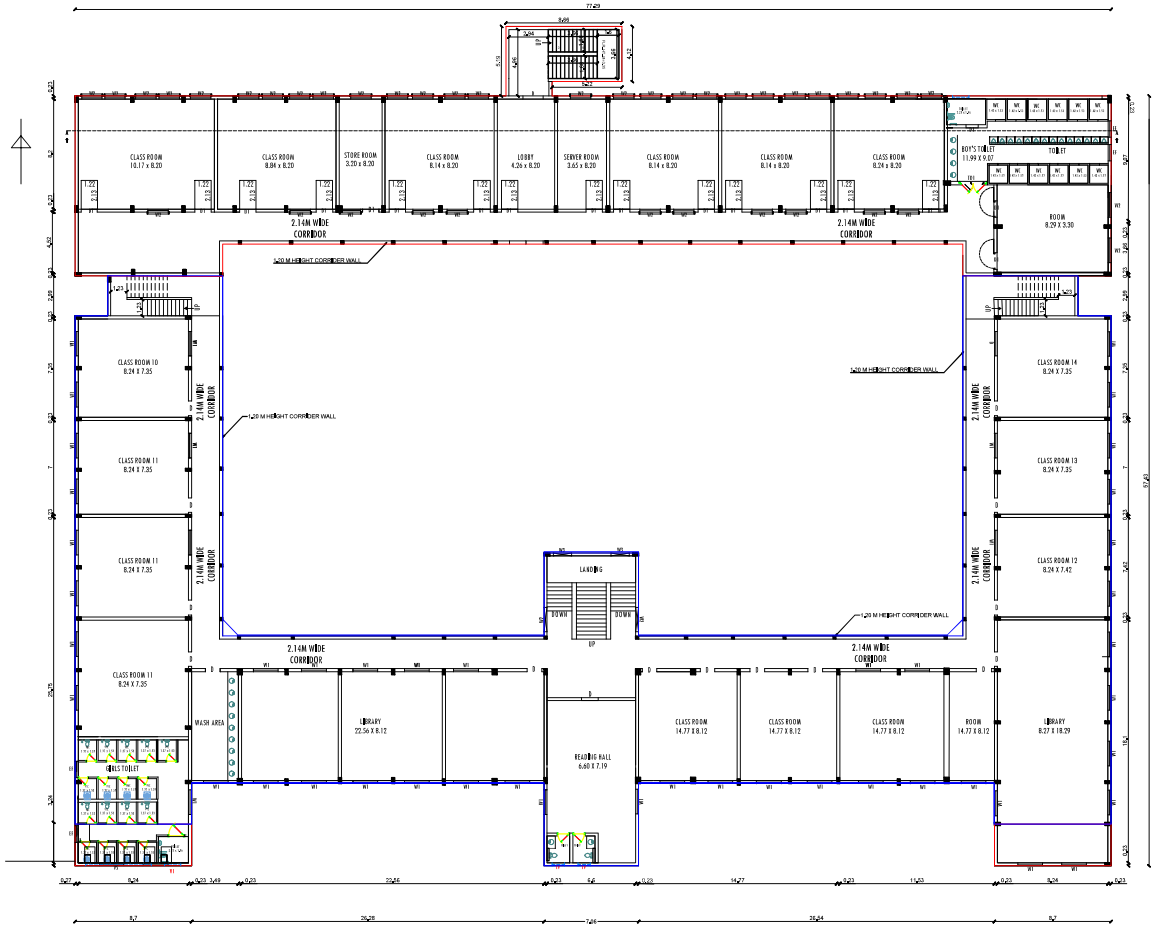
STRUCTURAL ENGINEER

OFFICE USE



BLOCK 1
SECTION A-A



FIRST FLOOR
BLOCK 1

SCALE 1:100 SHEET NO.3

PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF INSTITUTIONAL BUILDING FOR THAMARAI INTERNATIONAL SCHOOL (THAMARAI FOUNDATION AND CHARITABLE TRUST) - (CBSE) IN S.NO 88/1B,2A,2B,3A,3B,3C IN THAMBIKKOTTAI VADAKADU PANCHAYAT / VILLAGE , PATTUKKOTTAI PANCHAYAT UNION / TALUK, THANJAVUR DISTRICT.

REFERENCE

TYPE	DESCRIPTION	METER
D1	DOOR	1.22 X 2.13
D2	DOOR	0.76 X 2.13
W1	WINDOW	1.83 X 1.36
W2	WINDOW	1.52 X 1.36
V	VENTILATOR	0.90 X 0.60
EF	EXHAUST FAN	1.22 X 1.36

PRO.BUILD.		AREA					
		FSI		NON FSI		TOTAL COVERED AREA	
BLOCK	FLOOR	SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
BLOCK 1	GROUND FLOOR	1000.59	10770.26	-	-	1000.59	10770.26
	FIRST FLOOR	1000.59	10770.26	-	-	1000.59	10770.26
	SECOND FLOOR	1000.59	10770.26	-	-	1000.59	10770.26
	TERRACE FLOOR	-	-	31.17	335.51		
	TOTAL AREA	3001.77	32310.78	-	-	3001.77	32310.78

GO.76 APPROVED EXISTING BUILDING AREA - BLOCK A

EXISTING GROUND FLOOR	1694.66 SQ.M	18241.32 SQ FT
EXISTING FIRST FLOOR	1580.70 SQ.M	17014.65 SQ FT
EXISTING SECOND FLOOR	1580.70 SQ.M	17014.65 SQ FT
EXISTING TERRACE FLOOR	121.50 SQ.M	1307.83 SQ FT
TOTAL FLOOR AREA	4977.56 SQ.M	53578.01 SQ FT

TOTAL CLASS ROOM AREA FIRST FLOOR = 423.69 SQ.M

$$F.S.I = \frac{\text{TOTAL FLOOR AREA}}{\text{SITE EXTENT}} = \frac{9566.88}{26500.00} = 0.36$$

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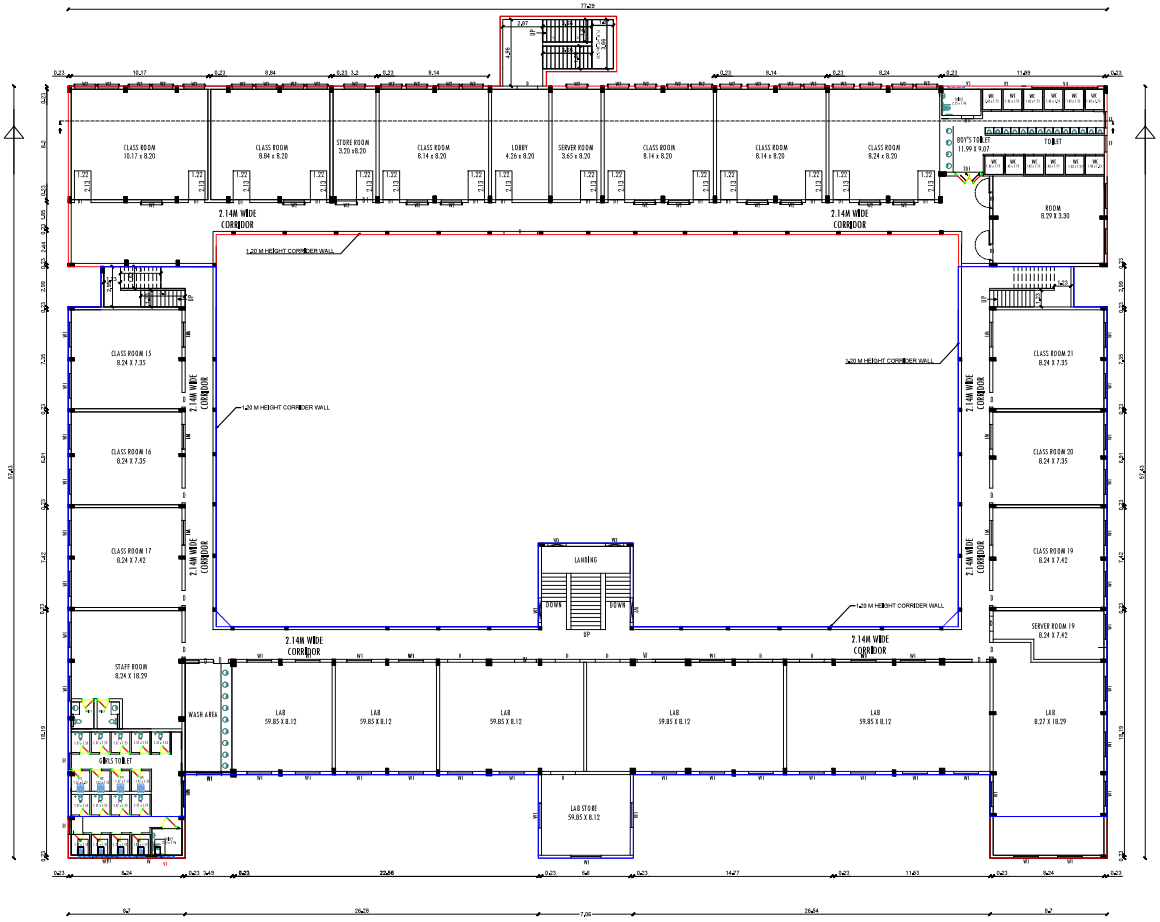
STRUCTURAL ENGINEER

OFFICE USE

SCALE 1:100 SHEET NO.4

PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF INSTITUTIONAL BUILDING FOR THAMARAI INTERNATIONAL SCHOOL (THAMARAI FOUNDATION AND CHARITABLE TRUST) - (CBSE) IN S.NO 88/1B,2A,2B,3A,3B,3C IN THAMBIKKOTTAI VADAKADU PANCHAYAT / VILLAGE , PATTUKKOTTAI PANCHAYAT UNION / TALUK, THANJAVUR DISTRICT.



SECOND FLOOR

BLOCK 1

REFERENCE

TYPE	DESCRIPTION	METER
D1	DOOR	1.22 X 2.13
D2	DOOR	0.76 X 2.13
W1	WINDOW	1.83 X 1.36
W2	WINDOW	1.52 X 1.36
V	VENTILATOR	0.90 X 0.60
EF	EXHAUST FAN	1.22 X 1.36

PRO.BUILD.		AREA					
		FSI		NON FSI		TOTAL COVERED AREA	
BLOCK	FLOOR	SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
BLOCK 1	GROUND FLOOR	1000.59	10770.26	-	-	1000.59	10770.26
	FIRST FLOOR	1000.59	10770.26	-	-	1000.59	10770.26
	SECOND FLOOR	1000.59	10770.26	-	-	1000.59	10770.26
	TERRACE FLOOR	-	-	31.17	335.51		
	TOTAL AREA	3001.77	32310.78	-	-	3001.77	32310.78

GO.76 APPROVED EXISTING BUILDING AREA - BLOCK A

EXISTING GROUND FLOOR	1694.66 SQ.M	18241.32 SQ FT
EXISTING FIRST FLOOR	1580.70 SQ.M	17014.65 SQ FT
EXISTING SECOND FLOOR	1580.70 SQ.M	17014.65 SQ FT
EXISTING TERRACE FLOOR	121.50 SQ.M	1307.83 SQ FT
TOTAL FLOOR AREA	4977.56 SQ.M	53578.01 SQ FT

TOTAL CLASS ROOM AREA SECOND FLOOR = 423.69 SQ.M

$$F.S.I = \frac{\text{TOTAL FLOOR AREA}}{\text{SITE EXTENT}} = \frac{9566.88}{26500.00} = 0.36$$

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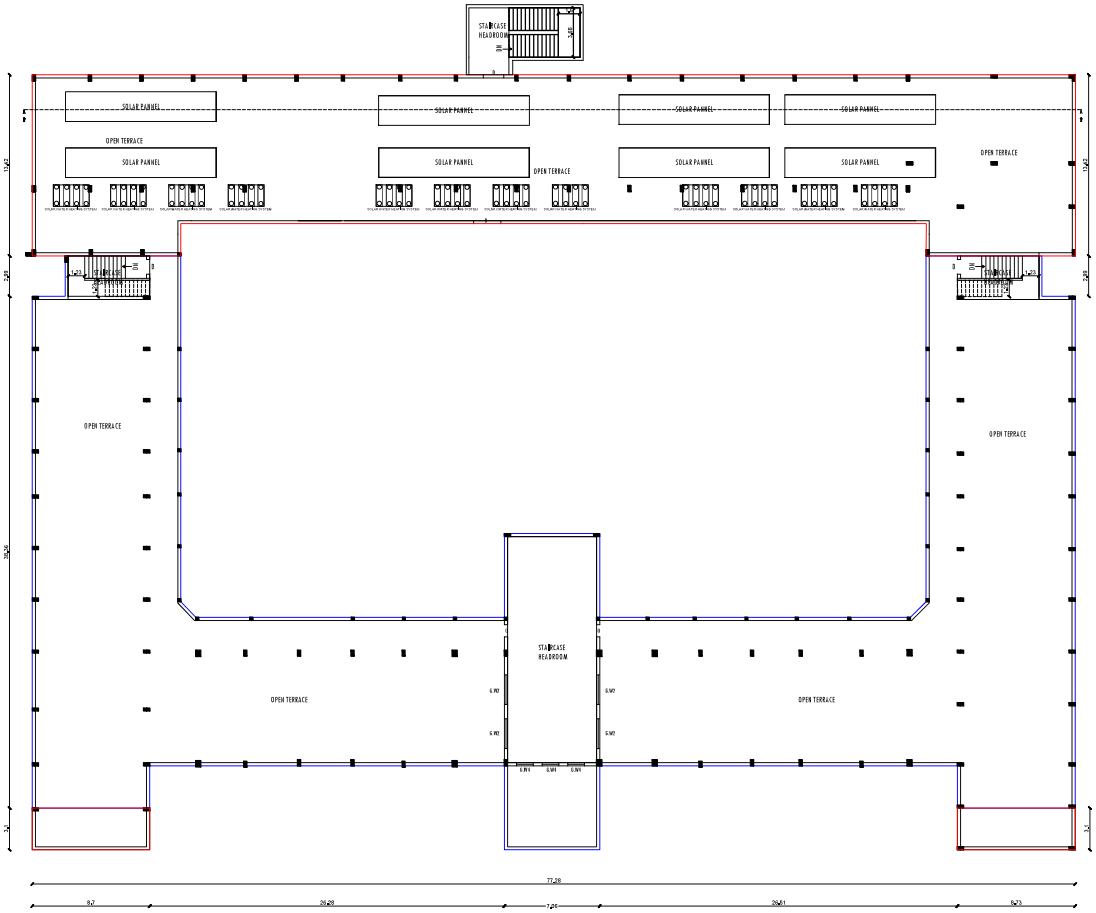

TERRACE FLOOR

BLOCK 1

SCALE 1:100 SHEET NO,5

PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF INSTITUTIONAL BUILDING FOR THAMARAI INTERNATIONAL SCHOOL (THAMARAI FOUNDATION AND CHARITABLE TRUST) - (CBSE) IN S.NO 88/1B,2A,2B,3A,3B,3C IN THAMBIKKOTTAI VADAKADU PANCHAYAT / VILLAGE , PATTUKKOTTAI PANCHAYAT UNION / TALUK, THANJAVUR DISTRICT.

REFERENCE

TYPE	DESCRIPTION	METER
D1	DOOR	1.22 X 2.13
D2	DOOR	0.76 X 2.13
W1	WINDOW	1.83 X 1.36
W2	WINDOW	1.52 X 1.36
V	VENTILATOR	0.90 X 0.60
EF	EXHAUST FAN	1.22 X 1.36

PRO.BUILD.		AREA					
		FSI		NON FSI		TOTAL COVERED AREA	
BLOCK	FLOOR	SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
BLOCK 1	GROUND FLOOR	1000.59	10770.26	-	-	1000.59	10770.26
	FIRST FLOOR	1000.59	10770.26	-	-	1000.59	10770.26
	SECOND FLOOR	1000.59	10770.26	-	-	1000.59	10770.26
	TERRACE FLOOR	-	-	31.17	335.51		
	TOTAL AREA	3001.77	32310.78	-	-	3001.77	32310.78

GO.76 APPROVED EXISTING BUILDING AREA - BLOCK A

EXISTING GROUND FLOOR	1694.66 SQ.M	18241.32 SQ FT
EXISTING FIRST FLOOR	1580.70 SQ.M	17014.65 SQ FT
EXISTING SECOND FLOOR	1580.70 SQ.M	17014.65 SQ FT
EXISTING TERRACE FLOOR	121.50 SQ.M	1307.83 SQ FT
TOTAL FLOOR AREA	4977.56 SQ.M	53578.01 SQ FT

$$F.S.I = \frac{\text{TOTAL FLOOR AREA}}{\text{SITE EXTENT}} = \frac{9566.88}{26500.00} = 0.36$$

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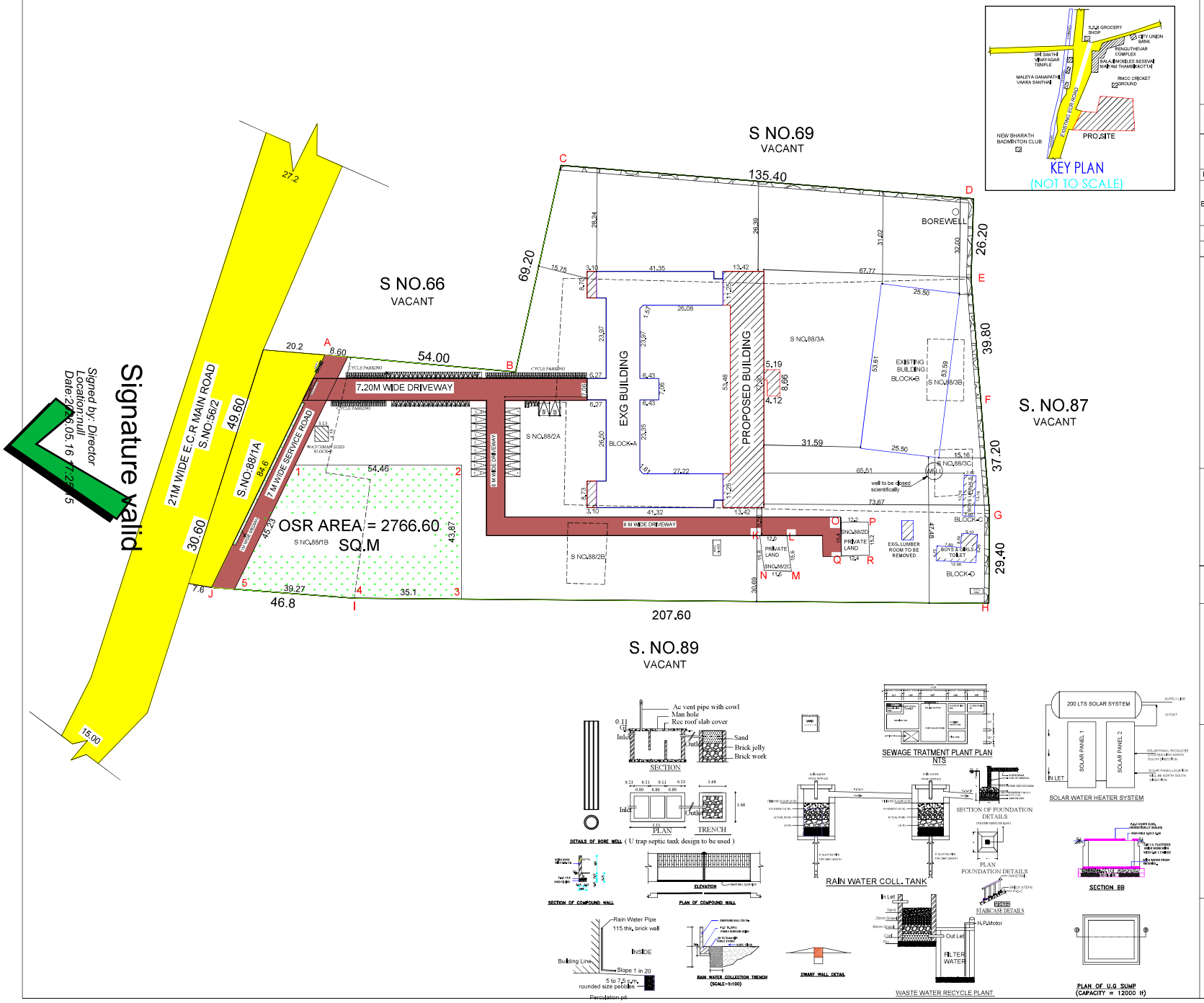
STRUCTURAL ENGINEER

OFFICE USE

SITE PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF INSTITUTIONAL BUILDING FOR THAMARAI INTERNATIONAL SCHOOL (THAMARAI FOUNDATION AND CHARITABLE TRUST) - (CBSE) IN S.NO 88/1B,2A,2B,3A,3B,3C IN THAMBIKKOTTAI VADAKADU PANCHAYAT / VILLAGE , PATTUKKOTTAI PANCHAYAT UNION / TALUK, THANJAVUR DISTRICT.



N E S W

SCALE 1:500

SHEET NO.1

REFERENCE

BOUNDARY –
PROPOSED BUILDING –
EXISTING BUILDING –
EXISTING ROAD –
O.S.R –

SITE EXTENT = 26500.00 Sq.m 280399.87 Sq.ft

PRO.BUILD.		AREA					
		FSI		NON FSI		TOTAL COVERED AREA	
BLOCK	FLOOR	SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
BLOCK 1	GROUND FLOOR	1000.59	10770.26	-	-	1000.59	10770.26
	FIRST FLOOR	1000.59	10770.26	-	-	1000.59	10770.26
	SECOND FLOOR	1000.59	10770.26	-	-	1000.59	10770.26
	TERRACE FLOOR	-	-	31.17	335.51		
	TOTAL AREA	3001.77	32310.78	-	-	3001.77	32310.78

GO.76 APPROVED EXISTING BUILDING AREA - BLOCK A

EXISTING GROUND FLOOR	1694.66 SQ.M	18241.32 SQ FT
EXISTING FIRST FLOOR	1580.70 SQ.M	17014.65 SQ FT
EXISTING SECOND FLOOR	1580.70 SQ.M	17014.65 SQ FT
EXISTING TERRACE FLOOR	121.50 SQ.M	1307.83 SQ FT
TOTAL FLOOR AREA	4977.56 SQ.M	53578.01 SQ FT

BLOCK B -WORKSHOP AREA	1439.62 SQ.M	15496.07 SQ FT
BLOCK C -BOYS URINALS	50.01 SQ.M	538.31 SQ FT
BLOCK D -BOYS/GIRLS TOILET	84.22 SQ.M	906.54 SQ FT
BLOCK E -WATCHMAN SHED	13.70 SQ.M	147.47 SQ FT
TOTAL	6565.11 SQ.M	70666.84 SQ FT

VEHICLE	PARKING AREA DESCRIPTION	REQUIRED	PROVIDED
CAR	1 car space for every 300sq.m of classroom area	11	20
TWO WHEELER	1 twowheeler space for every 50sq.m of classroom area	22	42
CYCLE	1 cycle space for every 5sq.m of classroom area	99	118

TN COMBINED DEVELOPMENT & BUILDING RULES-2019

SET BACK	REQUIRED	AVAILABLE	
FRONT	6.00	95.39	OK
SIDE 1	6.00	29.30	OK
SIDE 2	6.00	29.98	OK
REAR	6.00	67.73	OK
FSI	2.00	0.11	OK

NOTE : ALL DIMENSIONS ARE IN METRE

F.S.I = TOTAL FLOOR AREA / SITE EXTENT = 9566.88 / 26500.00 = 0.36 < 2.0

APPLICANT

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STRUCTURAL ENGINEER

OFFICE USE

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
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Chennai 600 097, India
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+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.