

PP

APPROVAL RECORD

Planning Permission

Thoothukkudi district, Tamil Nadu

APPROVAL TYPE

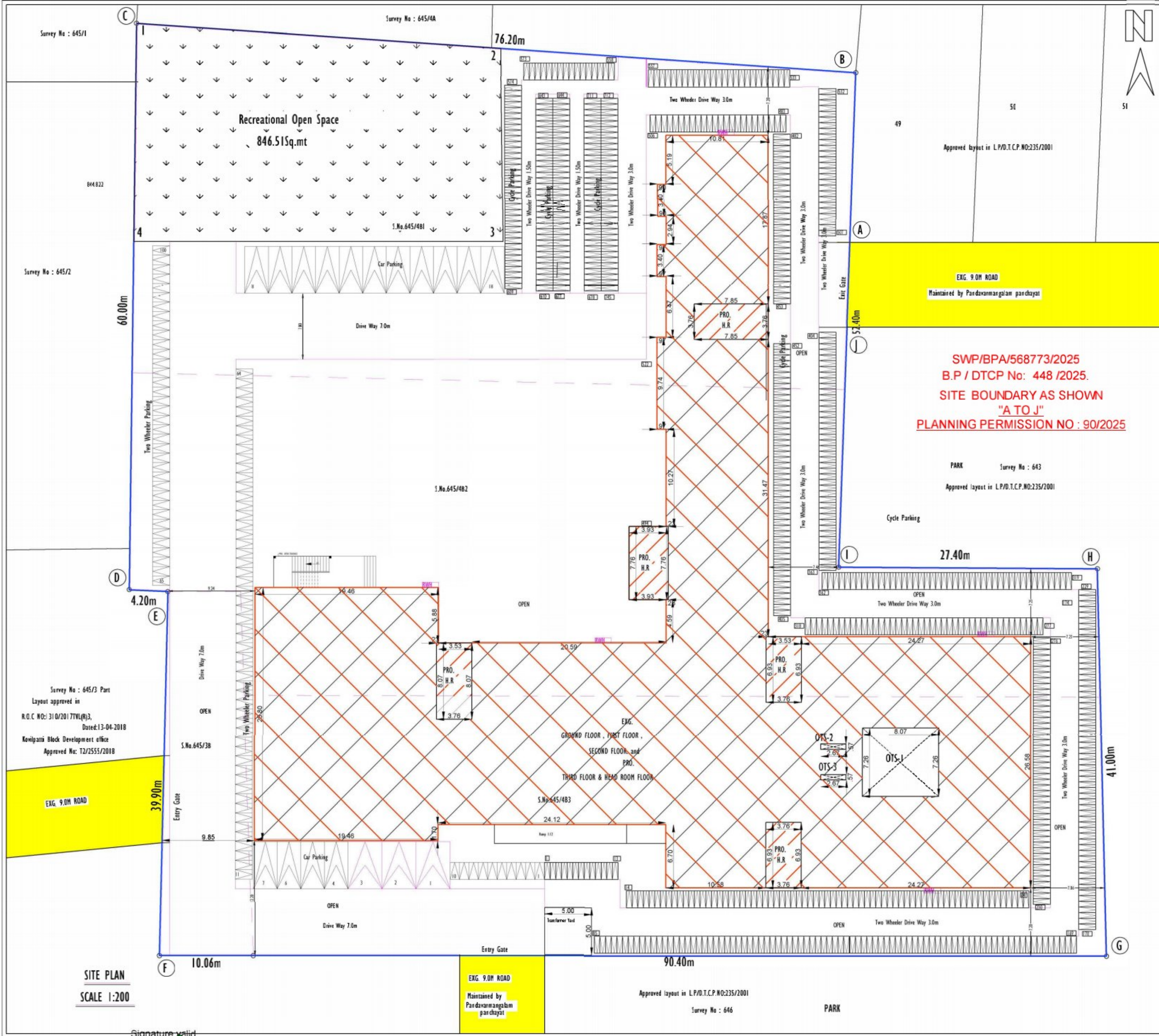
Building Plan

ISSUING AUTHORITY

Rural 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.



Sanitary Arrangement For School Building

Required W.C. (For School Building)

One W.C. for 40 Nos Of Boy's
One W.C. for 25 Nos Of Girl's

Total No Of Class Room = 71 nos (one Class Room 40 Students)
Total No Of Students 2840 nos (Boy's 1420nos And Girl's 1420nos)

Boy's	Girl's
Required W.C. 1420/40 = 36 nos Available W.C. = 43 nos (Including Physical Disabled W.C.)	Required W.C. 1420/25 = 57 nos Available W.C. = 64 nos (Including Physical Disabled W.C.)

Required Abution Taps (For School Building)

One in Each W.C.
Available Abution Taps One in Each W.C.

Required For Urinals (For School Building)

Urinal for Only Boy's Use (TRCDBR-2019)
Total No Of Boy's = 1420
One Urinal for 10 Nos Of Boy's
Required Urinal for 1420/10 = 142 Nos
Available Urinal = 97 Nos

Required Wash Basin (For School Building)

One Wash Basin for 40 Nos Of Boy's
One Wash Basin for 40 Nos Of Girl's

Boy's	Girl's
Required Wash Basin 1420/40 = 36 nos Available Wash Basin = 54 nos	Required Wash Basin 1420/40 = 36 nos Available Wash Basin = 65 nos

Required Drinking Water Fountain (For School Building)

One Wash Basin for 50 Nos Of Boy's
One Wash Basin for 50 Nos Of Girl's

Boy's	Girl's
Required Drinking Water Fountain 1420/50 = 29 nos Available Drinking Water Fountain = 38 nos	Required Drinking Water Fountain 1420/50 = 29 nos Available Drinking Water Fountain = 38 nos

Required Closer Sink (For School Building)

Boy's	Girl's
One Per Floor Minimum Available Closer Sink One in Each Floor	One Per Floor Minimum Available Closer Sink One in Each Floor

Parking Calculation

Required Parking Area (For School Building)

Total Plinth Area Of 71 Class Room = 3487.12 Sq.Mt
Every 300 Sq.Mt = 1 Car Space (1.50m x 5.0m)
Every 500 Sq.Mt = 1 Two Wheeler Space (1.0m x 1.80m)
Every 500 Sq.Mt = 1 Cycle Space (0.80m x 1.80m)

Required Car Parking
3487.12/300 = 11.62 Say 12 nos Car Spaces

Required Two Wheeler Parking
3487.12/50 = 69.75 Say 70 nos

Required Cycle Parking
3487.12/5 = 697.44 Say 698 nos Cycle Spaces

Available Parking Area

Car Parking = 18 Nos
(Including 3 nos of Physically Disabled Car Parking)

Two Wheeler Parking = 100 Nos
(Including 10 nos of Physically Disabled Car Parking)

Cycle Parking = 745 Nos
(Including 10 nos of Physically Disabled Car Parking)

SITE PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF SCHOOL BUILDING TO THE EXISTING VEL'S VIDHYALAYA CBSE SCHOOL IN MUTHURAMALINGAM GARDEN, NEAR SAAI CITY, SURVEY NO : 645/4B1, 645/4B2, 645/4B3 & AT 645/3B (PLOT NO: 72 & 73), PANDAVARMANGALAM VILLAGE, PANDAVARMANGALAM PANCHAYAT, KOVILPATTI TALUK, THOOTHUKUDI DISTRICT.

Layout approved in R.O.C NO:310/2017TVL(RJ), Dated:13-04-2018 ALL DIMENSIONS ARE IN METRE, SCALE 1 : 200

Existing School Building Plan Approved vide,

நகராண்மாளி இயக்குநர், சென்னை-2.
ந.க. எண். 15220/2019/CP-6 நாள். 25.02.2020
க.வி/ந.க. எண். 63/2020

OSR DETAILS :-

SITE AREA = 8448.00 Sq.Mt

10% of the OSR to be provided in site area

OSR Area = 844.80 x 10 = 100

Required OSR Area = 844.80 Sq.Mt

Provided OSR Area = 844.80 Sq.Mt

தபத்தககள் :-

இ. வண்டிதல் 1 முதல் 4 வரை எவ்வளவுதல்.
பொது திறப்பதல் (13-4-39 ச.மீ) பட்டகம் இ.தல்.
முடிவதல் திறப்பதல் தலை திறப்பதல். மேல்தல்.
மற்ற கட்டகம் கட்ட பட்டகத்தல்.

Note :-

Close Circuit Television (CCTV) Unit shall be installed by the owner of the building as per Annexure XXI in TRCDBR.

Legends :

- Site Boundary (A,B,C,D,E,F,G,H,I,J)
- Exg. Building
- Pro. Building
- Exg.Road

SITE AREA DETAILS:- (AS PER DOCUMENT)

SURVEY NO	AREA Sq.Mt	66.70Cent
SURVEY NO -645/4B1	2700.00 Sq.Mt	66.70Cent
SURVEY NO -645/4B2	2700.00 Sq.Mt	66.70Cent
SURVEY NO -645/4B3	2700.00 Sq.Mt	66.70Cent
SURVEY NO -645/3B	148.00 Sq.Mt	8.60Cent
TOTAL AREA	8448.00 Sq.Mt	100.00Cent

Site Area - 8448.00 Sq.Mt

School Building Details

FLOOR DETAILS	Exg. Approved PSI	Exg. Constructed PSI	Exg. To be Approved PSI	Pro. Construction PSI	TOTAL NON PSI AREA Sq.Mt	TOTAL PSI AREA Sq.Mt
Exg. G.F. Area	2550.09	2570.05	19.96	2570.05	2570.05	2570.05
Exg. F.F. Area	2609.52	2570.05	2570.05	2570.05	2570.05	2570.05
Exg. I.F. Area	2609.52	2570.05	2570.05	2570.05	2570.05	2570.05
Pro. Third.F. Area	2570.05	2570.05	2570.05	2570.05	2570.05	2570.05
Pro. Head Room Area	2570.05	2570.05	2570.05	2570.05	2570.05	2570.05
TOTAL BUILDING AREA	10424.45	10424.45	10424.45	10424.45	10424.45	10424.45

FLOOR AREA RATIO

G.S + E.S + I.S + J.S

Site Area = 8448.00

2570.05 + 2570.05 + 2570.05 + 2570.05 = 10424.45

10424.45 / 8448.00 = 1.217 < 2.0

A. Sivakumar
DCE, P.E. (Arch), M.E. (Structure)
Registered Construction Engineer
Reg No: RCE/TVL/MAY/2019/004
Ark Builders & Properties Promoters (P) Ltd.
6/9, Ait of Ark, First Cross Street,
Maharajanagar, Tirunelveli-627011

Registered Construction Engineer

S. KANTHIMATHINATHAN, @VJAY
RDKKOTCP/01/2022
1A, Cave Street, Near Home Church,
NAGERCOIL - 629 001.
Cell: 97913 85886

Registered Developer

M. KAMKUMAR M.E.,
Registered Structural Engineer Grade-I
Reg No. RSE-UTKOTCP/DEC/03/2022
MR Engineering Constructions
103, Dhanuskodiapuram Street,
KOVILPATTI - 626 501.
Cell : 99493 33103.

Applicant

M. KAMKUMAR M.E.,
Registered Structural Engineer Grade-I
Reg No. RSE-UTKOTCP/DEC/03/2022
MR Engineering Constructions
103, Dhanuskodiapuram Street,
KOVILPATTI - 626 501.
Cell : 99493 33103.

Registered Structural Engineer

P. NAGARAJAN D.C.E. B.E.,
REGISTERED ENGINEER GRADE - II (RE)
REG. NO RE-II TVLD / 01 / 2021
9, ANNAI INDIRA NAGAR
MAHARAJANAGAR (PO)
PALAYAMKOTTAI, TIRUNELVELI - 627 011
Mob: 984623928

Office Use

P. NAGARAJAN D.C.E. B.E.,
REGISTERED ENGINEER GRADE - II (RE)
REG. NO RE-II TVLD / 01 / 2021
9, ANNAI INDIRA NAGAR
MAHARAJANAGAR (PO)
PALAYAMKOTTAI, TIRUNELVELI - 627 011
Mob: 984623928

Registered Engineer

SITE PLAN
SCALE 1:200

Signature valid

Signature Not Verified

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.

