PP APPROVAL RECORD

Planning Permission

Tirupathur district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural Panchayat

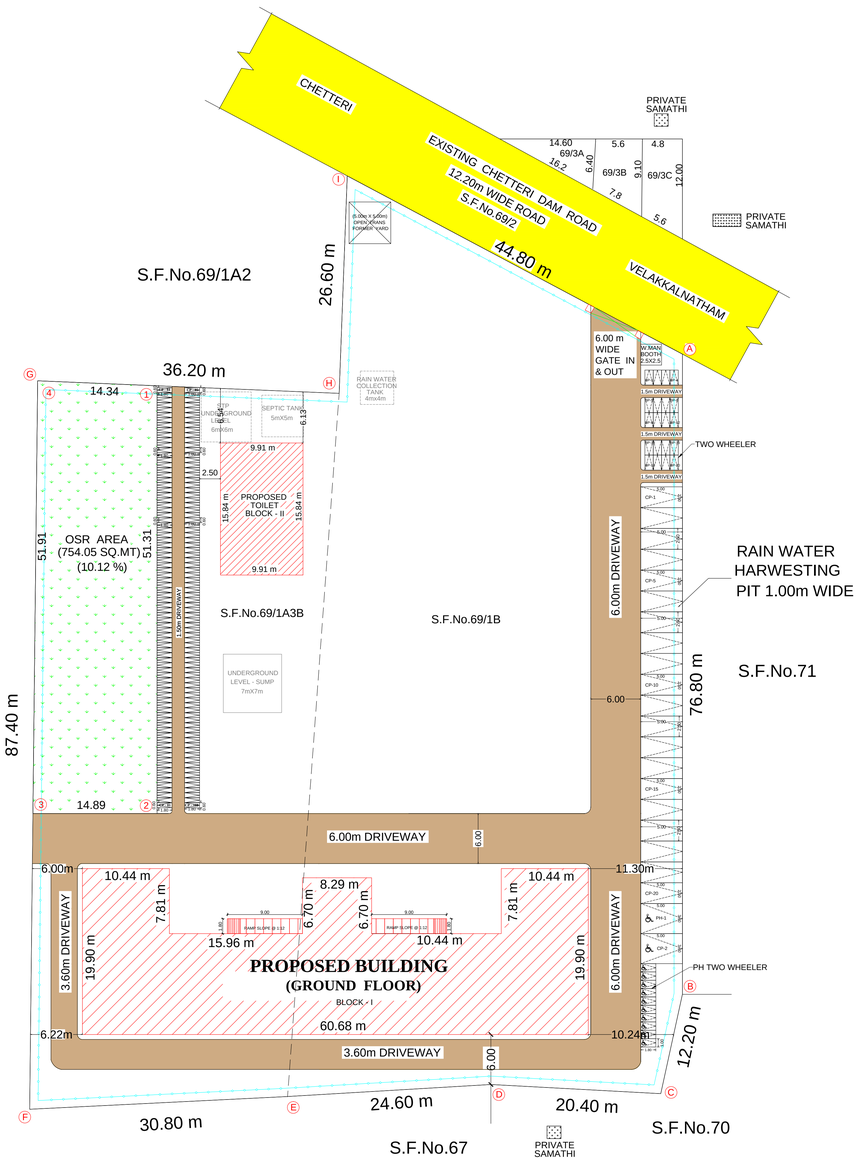
The approval as the planning authority issued it, reproduced in full behind this page.

An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

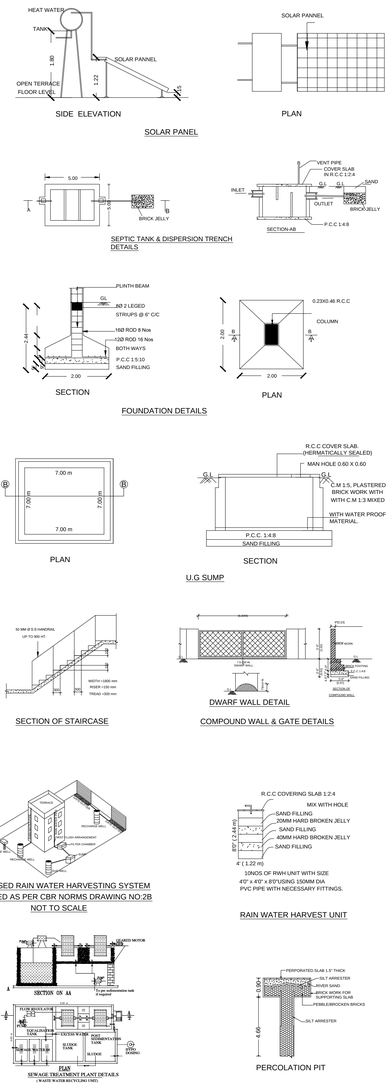
PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C. TERRACED ROOF SCHOOL BUILDING (GROUND FLOOR) "MAHARUDRA VIDYALAYA" IN S.F.NO - 69/1B, 69/1A3B VELAKKALNATHAM VILLAGE & PANCHAYAT, NATRAMPALLI TALUK, TIRUPATTUR DISTRICT.

APPLICANT : Mr. G. VENKATAPATHY, S/o. M. GOVINDAPPAN.



SITE PLAN



OSR REQUIREMENTS

REQUIRED:

(OSR AREA REQUIRED 10 % OF THE TOTAL SITE AREA)

OSR AREA = 7450.00 x $\frac{10}{100}$

745.00 SQ.MT (10.00% REQUIRED)

PROVIDED:

OSR AREA = 754.05 SQ.MT (1 to 4)

754.05 SQ.MT (10.12% PROVIDED)

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Govt. Approved Valuer F28767
Collector Panel Engineer
Registered Engineer (Gr-I) 19/04/041
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VB ASSOCIAATES
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Mob: 9486281975, 04179-221975
Email: veejay2777@gmail.com

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Cell: 9894176317

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Geotechnical Engineer
Regd. No CGLRGN/RGTE/2019/09/014
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venkatapec@gmail.com

COLOUR INDEX:

- SITE BOUNDARY .....
- PROPOSED BUILDING .....
- DRIVEWAY .....
- EXISTING ROAD .....

DISTRICT TOWN AND COUNTRY PLANNING OFFICE
(TIRUPATTUR DISTRICT)

OFFICE USE ONLY

SITE APPROVAL:

ONLINE APPLICATION NO - SWP / BPA / 695287 / 2025
SITE BOUNDARY SHOWN AS 'A' TO 'I'
SITE APPROVAL ISSUED

TECHNICAL APPROVAL:

SWP / DTCP / TIRUPATTUR / BP NO - 14/2025
ONLINE APPLICATION NO - SWP / BPA / 695287 / 2025
TECHNICAL APPROVAL ISSUED
REFERENCE : NJYV1OWL

ALL DIMENSIONS ARE IN METER — SCALE 1 : 100

SITE AREA STATEMENTS

AS PER DOCUMENT AREA	7450.00 sq.mt
AS PER PATTA / FMB AREA	7450.00 sq.mt
AS PER SITE AREA	7450.00 sq.mt

S.No.	DESCRIPTION	FSI AREA (in Sq.m)	NON-FSI AREA (in Sq.m)	TOTAL BUILTUP AREA (in Sq.m)
	Block - 1 (School Building)			
1	GROUND FLOOR	952.23	--	952.23
	TERRACE FLOOR	--	113.74	113.74
	Block - 2 (Toilet Block)			
2	GROUND FLOOR	156.97	--	156.97
	Block - 3 (Security Room)			
3	GROUND FLOOR	--	6.25	6.25
	Total Area	1109.20	119.99	1229.19

FLOOR SPACE INDEX (FSI):

F.S.I AREA = $\frac{1109.20}{7450.00}$ = 0.15 < 2

PLOT COVERAGE:

PLOT COVERAGE AREA = $\frac{1109.20}{7450.00}$ x100 = 14.89 %

N W E S

PARKING REQUIREMENTS :

PROPOSED CARPET AREA = 391.62 Sq.m

1. CAR CALCULATION

$\frac{391.62}{300.00}$ = 1.31 = 2 Nos 1 SPACE FOR EVERY 300 SQ.M

2. TWO WHEELER CALCULATION

$\frac{391.62}{50.00}$ = 7.83 = 8 Nos 1 SPACE FOR EVERY 50 SQ.M

3. CYCLE CALCULATION

$\frac{391.62}{5.00}$ = 78.32 = 79 Nos 1 SPACE FOR EVERY 5 SQ.M

DESCRIPTION	STALL SIZE	REQUIRED	PROVIDED
CAR	2.50 X 5.00	02 NOS	20 NOS
TWO WHEELER	1.00 X 1.80	08 NOS	20 NOS
PH CAR	3.60 X 5.00	01 NOS	02 NOS
PH TWO WHEELER	1.00 X 1.80	01 NOS	10 NOS
CYCLE	0.60 X 1.80	79 NOS	168 NOS

SANITARY DETAILS :

TOTAL STUDENTS = 280 Nos
BOYS = 140 Nos
GIRLS = 140 Nos

DESCRIPTION	REQUIRED	PROVIDED
WC - 1 FOR 15 BOYS	10 NOS	13 NOS
WC - 1 FOR 6 GIRLS	24 NOS	25 NOS
WASH BASIN - 1 FOR 15 PUPILS	19 NOS	20 NOS
URINALS - 1 FOR 12 BOYS	12 NOS	13 NOS
DRINKING WATER - 1 ON EACH FLOOR	01 NOS	02 NOS
BATHS SINK - 1 FOR 40 PUPILS	07 NOS	07 NOS
TAPS - 1 FOR 50 PUPILS	06 NOS	08 NOS

FIRE CERTIFICATE :

NECESSARY FIRE EXTINGUISHERS WILL BE PROVIDED WITH THE PERMISSION FROM THE FIRE SERVICE.

REFERENCE :

FOR BATH AND WASH SEPERATE PIPELINE IS TO BE PROVIDED AND DIRECTLY CONNECTED TO THE RECHARGE PIT FOR RECYCLING PURPOSE.

SOLAR APPARATUS TO BE PROVIDED.

RAIN WATER HARVESTING SYSTEM & SULLAGE WATER TREATMENT PLANT TANKS ARE PROVIDED AS PER STANDARD PROVISIONS.

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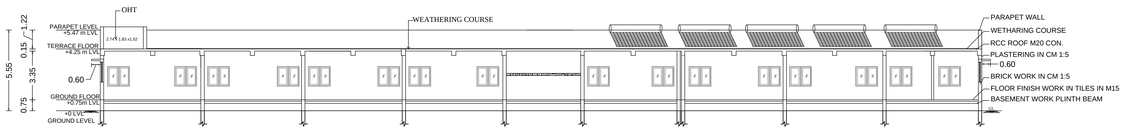
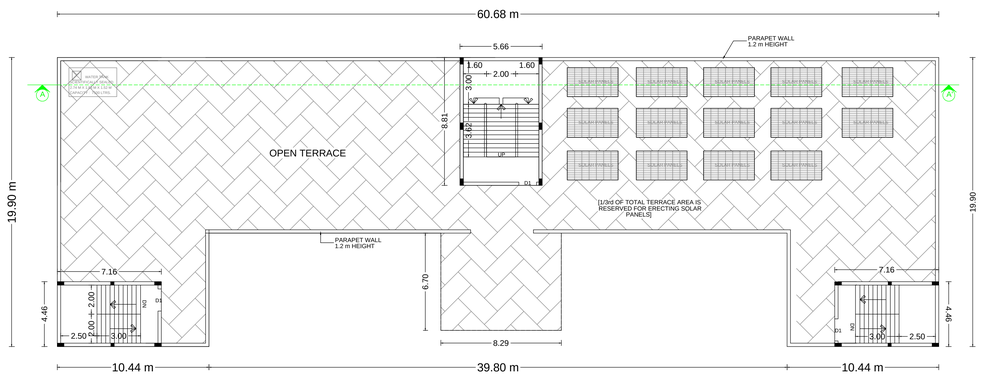
ELEVATION

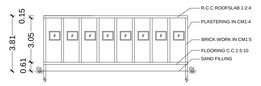


SECTION AA'



TERRACE FLOOR PLAN

ELEVATION



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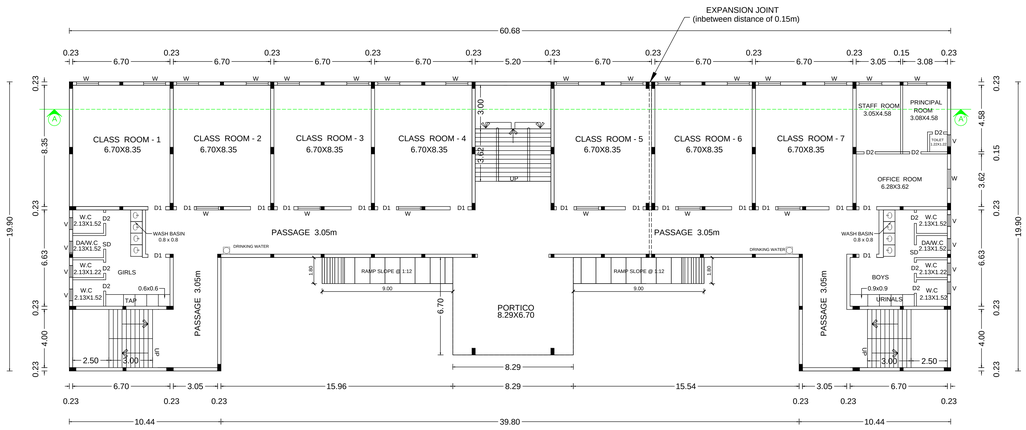
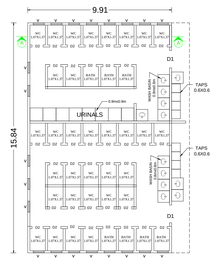


GROUND FLOOR PLAN

BLOCK - I



TOILET BLOCK

BLOCK - II

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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

hello@verified.realestate · +91 9996 12 9996

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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

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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.