PP APPROVAL RECORD

Planning Permission

Tiruppur district, Tamil Nadu

APPROVAL TYPE
Building Plan

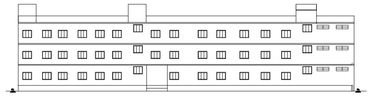
ISSUING AUTHORITY
DTCP

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

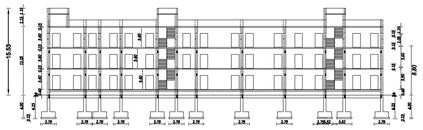
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

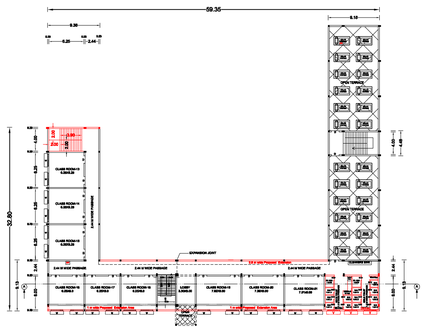
hello@verified.realestate
+91 9996 12 9996
verified.realestate



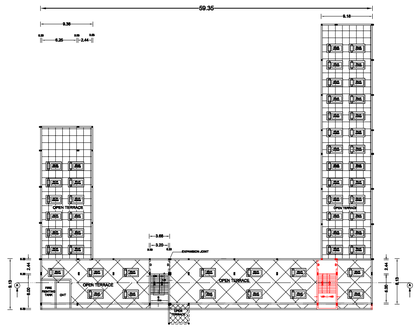
ELEVATION FACING SOUTH



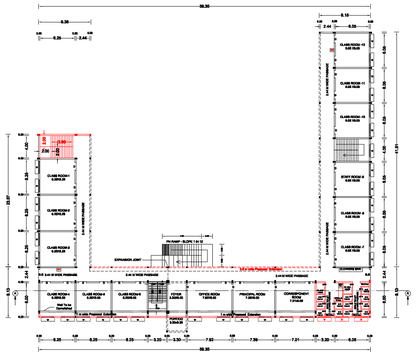
SECTION ON A-A



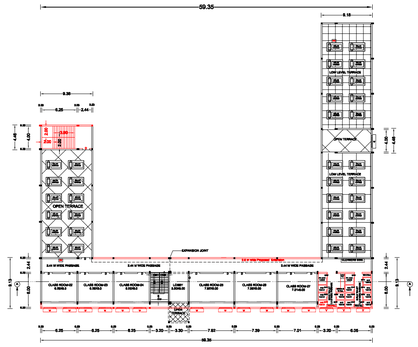
FIRST FLOOR PLAN



TERRACE FLOOR PLAN



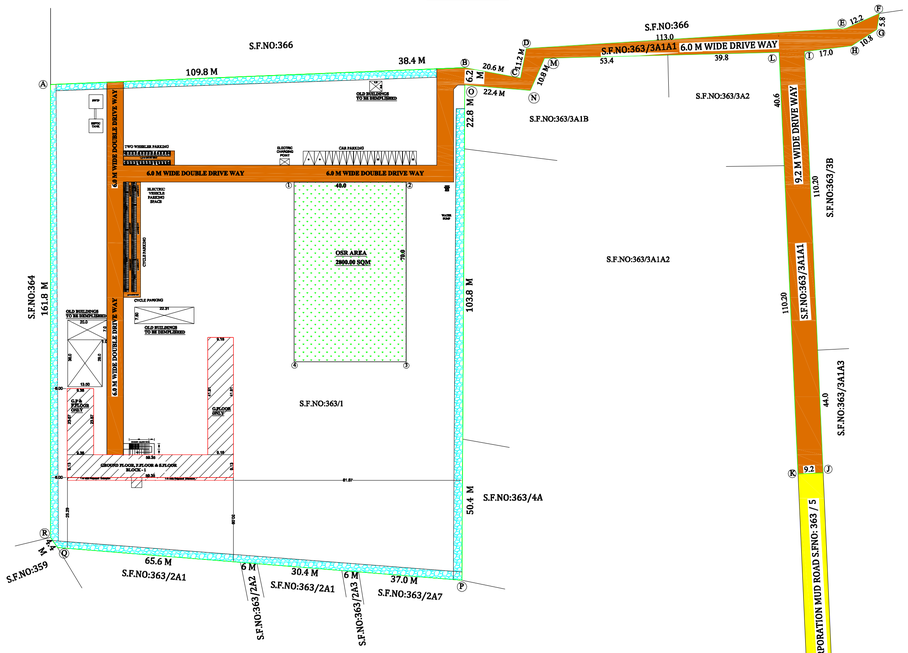
GROUND FLOOR PLAN
(BLOCK - 1)



SECOND FLOOR PLAN

SITE PLAN

SCALE -1:200



ONLINE APPLICATION No. : SWP / BPA / 0918003 / 2026
LP/TCP[TD]/LPA NO : 62 /2026
PLANNING PERMISSION No.: 74 /2026

SPECIAL CONDITION :

As Per Rule No.12, of Tamilnadu Combined Development And Building Rules-2019, The Applicant Should Prepare And Submit Demolition Plan For The Demolition of Existing Building to the Commissioner, Tiruppur Corporation. The Tiruppur Corporation has to decide on the Demolition Plan and Ensure the Existing Buildings Are Demolished before Approval of the Plan for Proposed Building

SITE PLAN AND DETAILED PLAN SHOWING THE EXISTING & PROPOSED CONSTRUCTION OF RCC ROOF GROUND FLOOR , FIRST FLOOR AND SECOND FLOOR INSTITUTIONS BUILDING (SECONDARY SCHOOLS) IN S.F.NO : 363 / 1 AND 363 / 3A1A1 , AT NALLUR VILLAGE , TIRUPPUR CITY MUNICIPAL CORPORATION, TIRUPPUR SOUTH TALUK, TIRUPPUR DISTRICT.

APPLICANT: :
M/s.KONGU MATRICULATION SCHOOL
Presence of Mr.K.CHANDRASEKAR

ONLINE APPLICATION NUMBER: SWP / BPA / 0918003 / 2026

DATED- 25/08/2026

ALL DIMENSION ARE IN METRE - SCALE - 1:100

AREA OF THE SITE :

AS PER DOCUMENT	: 27625.00 SQM
AS PER PATTA	: 27625.00 SQM
SUPER IMPOSED PLOT AREA	: 27625.00 SQM

FLOOR	FSI AREA	NON FSI AREA	TOTAL BUILT UP AREA
GROUND FLOOR	1148.61	------	1148.61
FIRST FLOOR	763.88	40.94	804.82
SECOND FLOOR	541.86	41.83	583.69
HEAD ROOM	---	59.51	59.51
TOTAL	2454.35	142.28	2696.63

FLOOR SPACE INDEX (FSI)= F.S.I Area / Area of the Site
= 2454.35 / 27625.00 = 0.08 < 2.00

REQUIRED FOR OSR : 10 % OF 27625 Sqm = 2762.5 Sqm

PROVIDED FOR OSR : 2800.00 Sqm (10.13 %)

MAXIMUM HEIGHT OF THE BUILDING - 15.33 m

PARKING AREA DESCRIPTION	REQUIRED	PROVIDED
CAR PARKING FOR CLASS ROOM AREA OF 1060 SQM (1 Car for Every 100 Sqm of Class Room Area)	11	15
TWO WHEELER PARKING FOR CLASS ROOM AREA OF 1060 SQM (1 Two Wheeler for Every 50 Sqm of Class Room Area)	22	30 (INCLUDING PH PARKING)
CYCLE PARKING FOR CLASS ROOM AREA OF 1060 SQM (1 Cycle for Every 10 Sqm of Class Room Area)	106	120

Er.P.CHANDRA SEKARAN, BE-CIVIL, ME (Struc)
Licenced Building Surveyor
Registered Engineer - 86/2021
D.No : F 101, First Floor,
Ranga Complex, Raja Rao Street,
TIRUPPUR - 641 601.
CELL No : 98429 18444

REGISTERED STRUCTURAL ENGINEER:

For Kongu Matriculation School
Correspondent

APPLICANT:

Er.D. MAHESHKUMAR B.E.,M.E.,L.B.S.,
Consulting Civil Engineer,
Corporation Licensed Building Surveyor
19, M.M.Y Complex, 1st Floor, Old Bus Stand,
TIRUPUR - 641 604, Cell: 98420 36442.
L.B.S.No : 032 / 16 / 2016-17
REG. No: 008 / RE-III / 2019

REGISTERED ENGINEER:

CLASS ROOM AREA CALCULATION

1	CLASS ROOM (1-3,13-15) x (G.F & F.F)	6.25 x 6.25 x 6	234.37
2	CLASS ROOM (4-6,16-18,22-24) x	6.25 x 6.00 x 9	337.50
3		x 6	219.61
4		x 2	95.04
5		x 2	88.68
6		x 2	84.12
			1059.32

DETAILS OF JOINARIES.

DESCRIPTION	METERS	FEETS
D - DOOR	1.52 X 2.44	5'0" X 8'0"
D1 - DOOR	0.76 X 2.44	2'6" X 8'0"
W - WINDOW	1.22 X 1.37	4'0" X 4'6"
V - VENTILATOR	0.91 X 0.61	3'0" x 2'0"
V1 - VENTILATOR	2.13 X0.61	7'0" X 2'0"

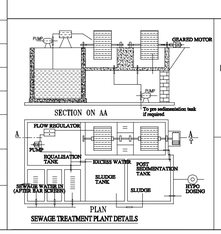
SANITATION DETAILS

S.NO	SANITARY UNIT	BOYS REQUIRED	BOYS PROVIDED	BOYS REQUIRED	BOYS PROVIDED
1	WATER CLOSET-W.C 1 FOR 40 BOYS 1 FOR 25 BOYS	14	18	22	24
2	ABLITION TAPS 1 IN EACH W.C	14	14	22	22
3	URINALS 1 FOR 20 PUPILS	27	27	----	----
4	WASH BASINS 1 FOR 40 PUPILS	14	18	14	24
5	BATHS	----	----	----	----
6	DRINKING WATER-DW FOUNTAINS 1 FOR 50 PUPILS	22	22	22	22
7	CLEANER'S SINK 1 PER FLOOR	1 PER FLOOR	1 PER FLOOR	1 PER FLOOR	1 PER FLOOR

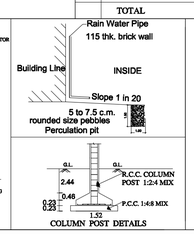
TOTAL NUMBER OF STUDENTS : 1080 NOS. - (27 x 40)
TOTAL NUMBER OF BOYS - 540
TOTAL NUMBER OF GIRLS - 540

EXISTING BUILDINGS

PROPOSED BUILDINGS



SEWAGE TREATMENT PLANT DETAILS



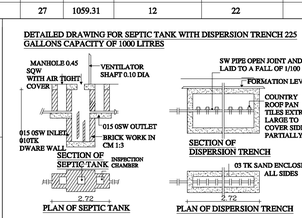
COLUMN POST DETAILS

DETAILED PARKING REQUIREMENT CALCULATIONS

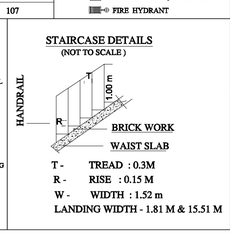
S.NO	INSTITUTIONAL BLOCK PROPOSED	NO. OF CLASS ROOMS	AREA OF CLASS ROOMS	1 CAR FOR EVERY 100 SQM OF CLASS ROOMS	1 T.W FOR EVERY 50 SQM OF CLASS ROOMS	1 CYCLE FOR EVERY 50 SQM OF CLASS ROOMS
1	GROUND FLOOR	12	449.29	5	9	45
2	FIRST FLOOR	9	363.60	4	8	37
3	SECOND FLOOR	6	246.42	3	5	25
	TOTAL	27	1059.31	12	22	107

COLOUR INDEX:-
EXISTING ROAD
APPLICANT SITE BOUNDARY
PROPOSED BUILDING
DRIVE WAY
RWH- ST -DT
FIRE ALARAM SYSTEM
FIRE WATER PIPE
FE FIRE FIGHTING EQUPEMENTS
FIRE HYDRANT

DETAILED DRAWING FOR SEPTIC TANK WITH DISPERSION TRENCH 225 GALLONS CAPACITY OF 1000 LITRES



STAIRCASE DETAILS
(NOT TO SCALE)



T - TREAD : 0.3M
R - RISE : 0.15 M
W - WIDTH : 1.52 m
LANDING WIDTH - 1.81 M & 15.51 M

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
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.