Verified RealEstate™

REFERENCE
1/2026

ISSUED
02 November 2026

PP APPROVAL RECORD

Planning Permission

Survey 145

Pillaiyarkulam

Virudhunagar 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.

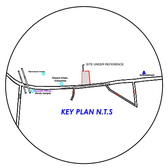
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

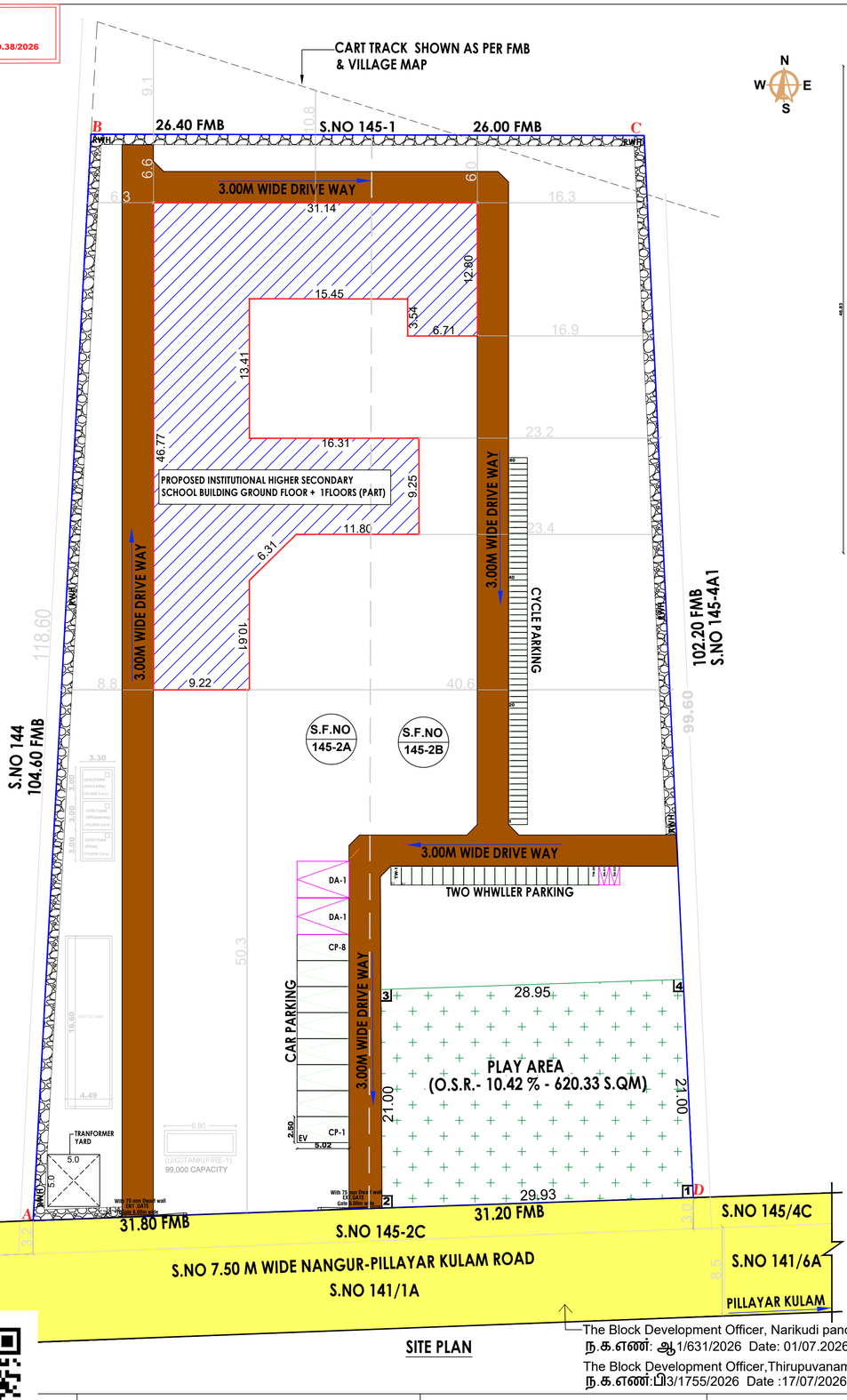
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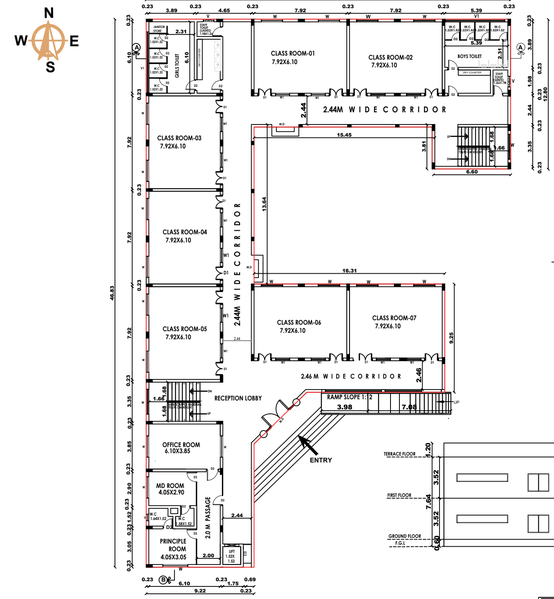
DIGITALLY VERIFIED RECORD

TECHNICAL CLEARANCE
ROC NO : SWP/BPA/846761/2026
SITE BOUNDARY SHOWN AS "A TO D"
TECHNICAL APPROVAL NO: SWP/DTCP(VNR) NO.38/2026

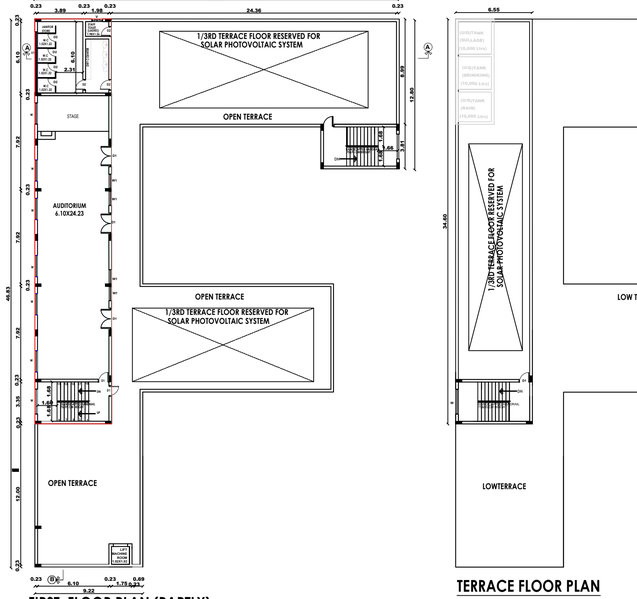




SITE PLAN

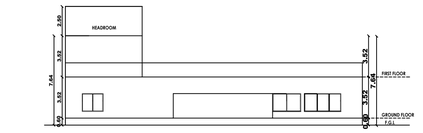


GROUND FLOOR PLAN

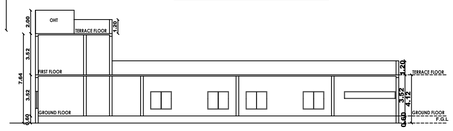


FIRST FLOOR PLAN (PARTLY)

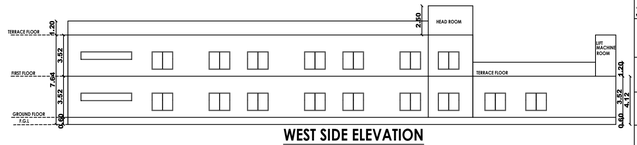
TERRACE FLOOR PLAN



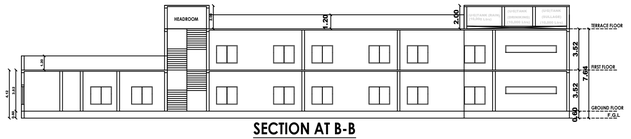
SOUTH SIDE ELEVATION



SECTION AT A-A



WEST SIDE ELEVATION



SECTION AT B-B

SCALE : 1 : 200

SHEET NO 1/1

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INSTITUTIONAL BUILDING (HIGHER SECONDERY SCHOOL) GROUND FLOOR + 1FLOOR (PART) S.F NO.145/2A & 145/2B KALATHOOR VILLAGE, (PILLAYAR KULAM PANCHAYAT) TIRUCHULI TALUK , VIRUDHUNAGAR DISTRICT.

APPLICANT NAME : M/S SAKTHI SECRETARY Dr.S. AASHA
ONLINE APPLICATION NO : SWP/BPA/846761/2026

AREA STATEMENT DETAIL

AREA AS PER PATTA	5950.00 SQ.M
AREA AS PER DOUMENT	5959.81 SQ.M
AREA AS PER SUPER IMPOSED	5950.00 SQ.M

BUILDING AREA DETAILS

S.NO	DESCRIPTION	F.S.I	NON-F.S.I	TOTAL BUILT UP AREA
1	GROUND FLOOR	819.00	-	819.00
2	FIRST FLOOR	226.82	-	226.82
3	HEAD ROOM	-	24.97	24.97
	TOTAL	1045.82	24.97	1070.79

FLOOR SPACE INDEX = 1045.82 / 5950 = 0.17

OPEN SPACE RESERVATION REQUIRED	595.00 (10.0%)
OPEN SPACE RESERVATION PROVIDED	620.33 (10.42%)
HEIGHT OF THE BUILDING	7.64M

SANITATION DETAILS

S.NO	SANITARY UNIT	BOYS		GIRLS	
		REQUIRED	PROVIDED	REQUIRED	PROVIDED
1	WATER CLOSET	04 NOS	04 NOS	06 NOS	06 NOS
2	ABLUTION TAPS	04 NOS	04 NOS	06 NOS	04 NOS
3	URINALS	07 NOS	07 NOS	-	-
4	WASH BASINS	04 NOS	04 NOS	06 NOS	06 NOS
5	BATH	-	-	-	-
6	DRINKING WATER FOUNTATION	03 NOS	03 NOS	03 NOS	03 NOS
7	CLEANER'S SINK	01 NOS	02 NOS	01 NOS	02 NOS

TOTAL NO OF STUDENT - 280
TOTAL NO BOYS - 140 TOTAL NO GIRLS - 140

EXPLANATION - INSTITUTIONAL BUILDING

ONE CAR SPACE FOR EVERY 300 SQ.M OF	CLASS ROOM AREA
ONE TWO WHEELER SPACE FOR EVERY 50 SQ.M	CLASS ROOM AREA
ONE CYCLE SPACE FOR EVERY 5 SQ.M OF	CLASS ROOM AREA

DETAILED PARKING REQUREMENT CALCULATIONS

S.NO	INSTITUTIONAL BLOCK	NO.OF CLASS ROOMS	AREA OF CLASS ROOMS	1 CAR FOR EVERY 300SQ.M OF CLASS ROOM	1 T.W FOR EVERY 50.0 SQ.M OF CLASS ROOM	1 CYCLE FOR EVERY 5.0 SQ.M OF CLASS ROOM
1	GROUND FLOOR	07	280	0	6	56

PARKING DETAILS

DESCRIPTION	REQUIRED	PROVIDED
CAR PARKING (10% CAR EV CHARGING POINTS)	0	20 (2 EV)
DA CAR PARKING	2	2
TWO WHEELER PARKING (10% TWO WHEELER EV CHARGING POINTS)	6	20 (2 EV)
DA TWO WHEELER PARKING	6	2
CYCLE WHEELER PARKING	56	80

TYPE	DESCRIPTION	SIZE
M.D	MAIN DOOR	2.46 x 2.40
D1	DOOR	1.22 x 2.13
D2	DOOR	0.91 x 2.13
W	WINDOW	1.22 x 1.53
W1	WINDOW	1.83 x 1.53
V	VENTILATOR	0.91 x 1.84
V1	VENTILATOR	5.00 x 1.84

COLOUR INDEX

- SITE BOUNDARY
- PROPOSED BUILDING
- EXISTING ROAD
- DRIVE WAY
- O.S.R
- RAIN WATER HARVESTING TRENCH

SPECIFICATIONS

1. P.C.C: CC 1:4:8 IN ALL FOUNDATION
2. FOUNDATION: R.C.C ISOLATE FOUNDATION MIX CC1:2:4
3. STRUCTURE: R.C.C FRAMED COLUMNS MIX CC 1:2:4
4. ROOFS:REINFORCE CEMENT CONCRETE MIX CC 1:2:4
5. PLASTERING: WALL OUTER PLASTER MIX CM 1:5, WALL INNER PLASTER MIX CM 1:4,CELING PLASTER MIX CM 1:3
6. WEATHERING COURSE IN BRICK JELLY LIME CONCRETE

NOTES:-

1. ALL DIMENSION ARE IN METER
2. FIRE FIGHTING ARRANGEMENTS WILL BE PROVIDED
3. SOLAR WATER HEATING SYSTEM PROVIDED
4. RAIN WATER HARVESTING FACILITIES PROVIDED
5. WATER FACILITES PROVIDED
6. DRANAGE TO BE CONCTED WITH PUBLIC SEWER WITH NECESSARY PERMISION
7. F.E-FIRE SAFTY MESURES PROVIDED
8. CENTRALIZED AC TO BE PROVIDED AT REQUIRED PLACE.

The Block Development Officer, Narikudi panchayat Union
ந.க.எண்: ஆ1/631/2026 Date: 01/07.2026
The Block Development Officer,Thirupuvanam Panchayat Union-
ந.க.எண்:பி3/1755/2026 Date :17/07/2026

APPLICANT

REGISTERED ARCHITECT
PAVITHIRAN SURESH, M.ARCH.,
ARCHITECT & INTERIOR DESIGNER
Reg. No: CA / 2010 / 49461
JA architects, Madurai

REGISTERED STRUCTURAL
Er. J. DABITHA BANU, M.E.,(Struct)
Civil & Structural Engineers
Licensed Builder, L.B.No. B-70
Madurai Corporation
ALIF STRUCTURES
No.11, Vasavi Arcade 2nd Floor
Anna Nagar 1st Street
Madurai-625 020 Ph 88703 88388

REGISTERED GEO-TECH ENGINEER:
Er.A.Victor Samson Raj,M.E(Geo)
Geo-Tech Engineer
Reg.No: GTE 001/2020
Technical Consultant & Engineers
Iyer Bungalow, Madurai
Cell: 9500027027

REGISTERED CONSTRUCTION ENGINEER:
S.SURESHKUMAR DCE
Registered Construction Engineer CMDA
CE/19/09/558 Chennai - 8.
Mob : 97518 36690.

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

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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.