PP APPROVAL RECORD

Planning Permission

Madurai

Madurai district, Tamil Nadu

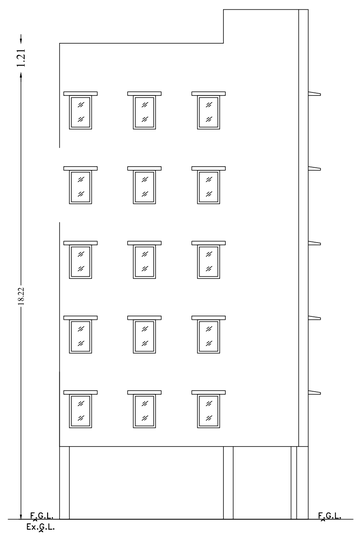
APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

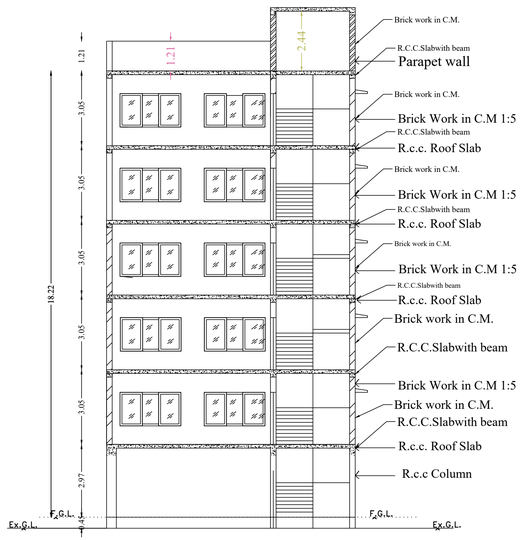
The approval as the planning authority issued it, reproduced in full behind this page.

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

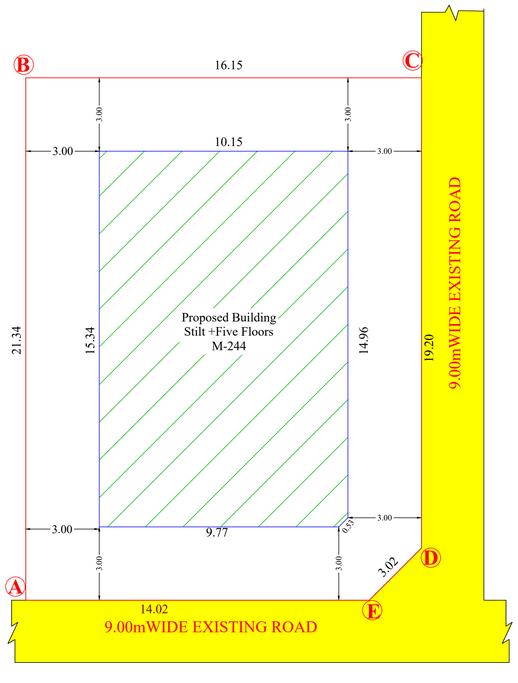
திருத்திய திட்ட அனுமதி
மனை ஒப்புதல் மற்றும் திட்ட அனுமதி
மதுரை உள்ளுர் திட்ட குழுமம்,
மதுரை - 625017.
ந.க.எண்.SWP/SWP/008351/2023 உத்தரவில்
கண்டுள்ளவாறு நிபந்தனைகளுக்குட்பட்டு
மனையிட ஒப்புதலும், கட்டடதிற்கு திட்ட
அனுமதியும் அளிக்கப்படுகிறது.
ம.வ/ம.உ.தி.கு. எண்: 179/2023
திட்ட அனுமதி எண்: 181/2023



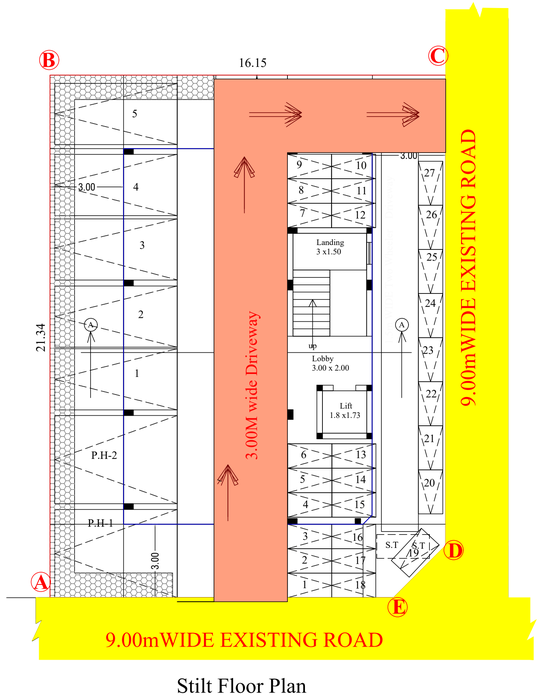
Elevation



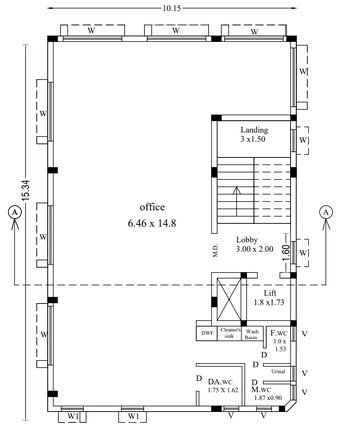
Section on AA



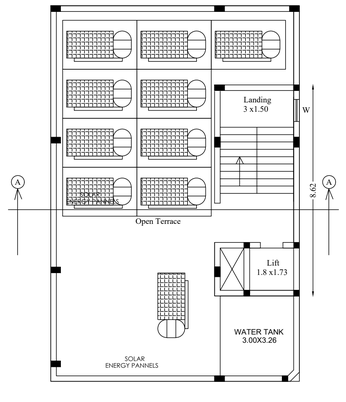
Site Plan



Stilt Floor Plan



Typical Floor Plan
(1,2,3,4,5)



Terrace Floor Plan

Revised Plan Showing The Proposed Construction Of a Commercial Building(offfice Building) in R.S.No: 5/ 3 pt and 5/ 4 pt, Commercial Shop Site Near Plot No: M - 244 , HIG D2 - Type, Tamilnadu Housing Board, Madurai Housing Unit ,Ellis Nagar, Madakulam Village ,New Corporation ward No. 60 & Zone- 3.(Old C.Ward No :17& Zone -1) Madurai South Taluk, at present Thirupparankundram Taluk, Madurai Corporation,Madurai.

Scale : 1:100

N

Area Details:

Description	Sqm
As per FMB	342.42
As per Document	342.42
As on Site	342.42
Super Imposed plot boundary	342.42

Existing Approved Details:
ம.வ ம.உ தி கு எண் - 78/2019
திட்டஅனுமதி எண்- 87/2019

Area Details:

Description	FSI Area Sqm	Non FSI Area Sqm	Total Area Sqm
Stilt Floor	------	155.66	155.66
First Floor	155.66	------	155.66
Second Floor	155.66	------	155.66
Third Floor	155.66	------	155.66
Fourth Floor	155.66	------	155.66
Fifth Floor	155.66	------	155.66
Terrace Floor	-----	27.22	27.22
Total	778.30	182.88	961.18

FSI details:
Normal FSI - 2.0
Premium FSI allowed 30% - 2.6
FSI achieved (778.15/ 342.42) = 2.27 < 2.60

Parking details:

Description	Parking required		Parking provided	
	Two wheeler	Car	Two wheeler	Car
Every 100 Sqm	24 nos	6 nos	24 nos	6 nos
Visitor's parking	2 nos	1 no	2 nos	1 no
Total	26 nos	7 nos	26 nos	7 nos

Joineries Details:

LIFT DOOR	0.91 x 2.13
MAIN DOOR	1.60 x 2.13
DOOR	0.76 x 2.13
WINDOW	2.40 x 1.52
WINDOW	0.91 x 1.52
VENTILATOR	0.61 x 0.91

PRO.SITE (TSLR)
PRO.BUILDING
ROAD

1. Fire Extinguisher / Alarm
2. Solar System
3. Rain water harvesting system

Applicant

Registered Architect

Ar. Vishwanath .P
Registered Architect
COA-Reg. No. CA/2017/85838
3/20, Pancharatna Flats,
Welcome Colony, Annanagar West Extn.,
Chennai - 600 101, Mobile 7373036930

Structural Engineer

Dr.T.MAYILVAHANAN M.E(Struct), A.I.I.Arch. Ph.D(Transp)
REGISTERED ARCHITECT / STRUCTURAL ENGINEER /
CHARTERED ENGINEER / PANEL VALUER
Registration(COA) No:CA/2001 / 28531.
Structural Licence No SE015/2019(Grade-1)
6/9A, Kamaraj Nagar ext. Street, Tallakulam, Madurai 625 002.

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.