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.

Verified RealEstate™

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

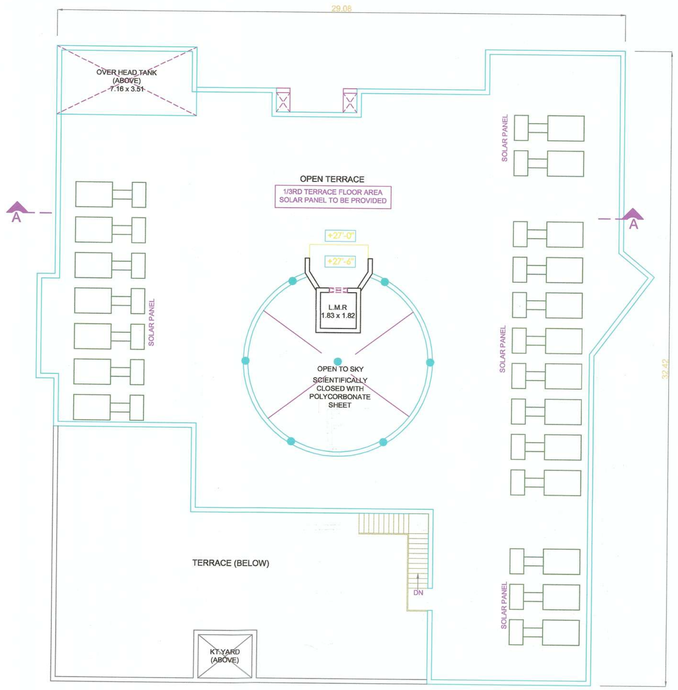
hello@verified.realestate

+91 9996 12 9996

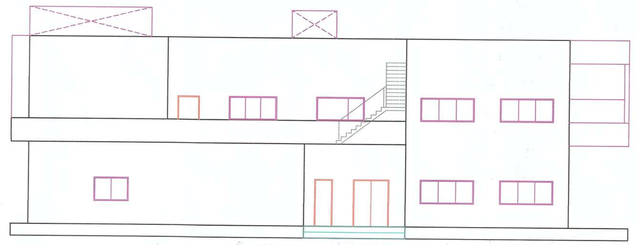
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SHEET NO : 02 / 02

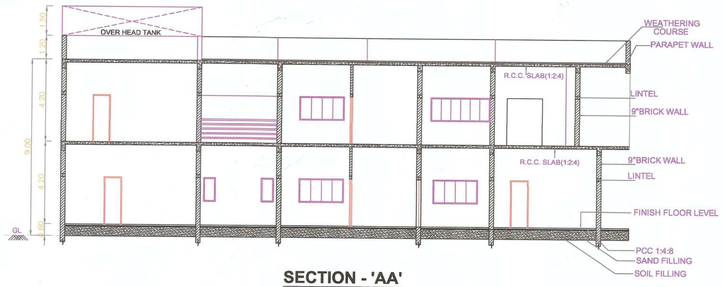
PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL BUILDING, IN OLD S.F.NO: 36/3A PRESENT NEW S.F.NO: 45/3A1,3A2,3A3, PARAVAI BIT-1 VILLAGE, MADURAI NORTH TALUK, PARAVAI TOWN PANCHAYAT, MADURAI DISTRICT.



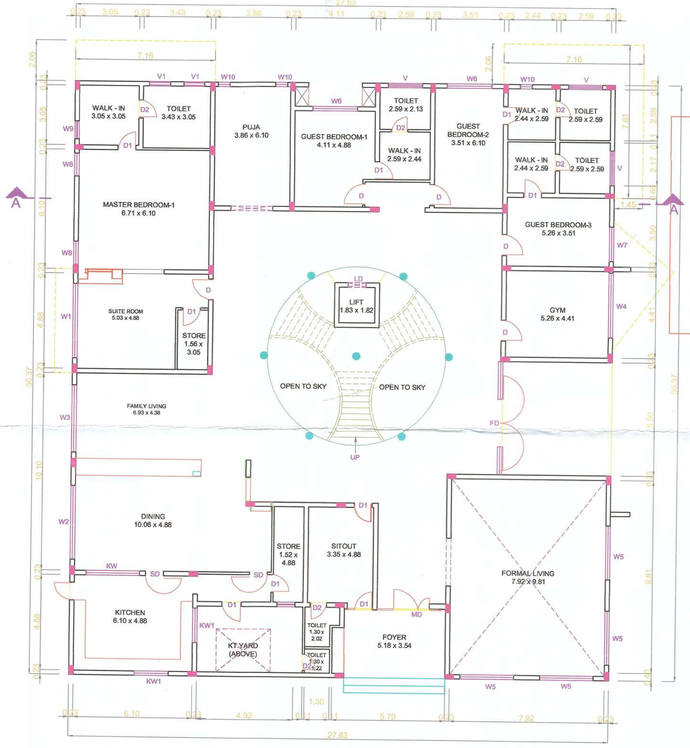
TERRACE FLOOR PLAN



ELEVATION

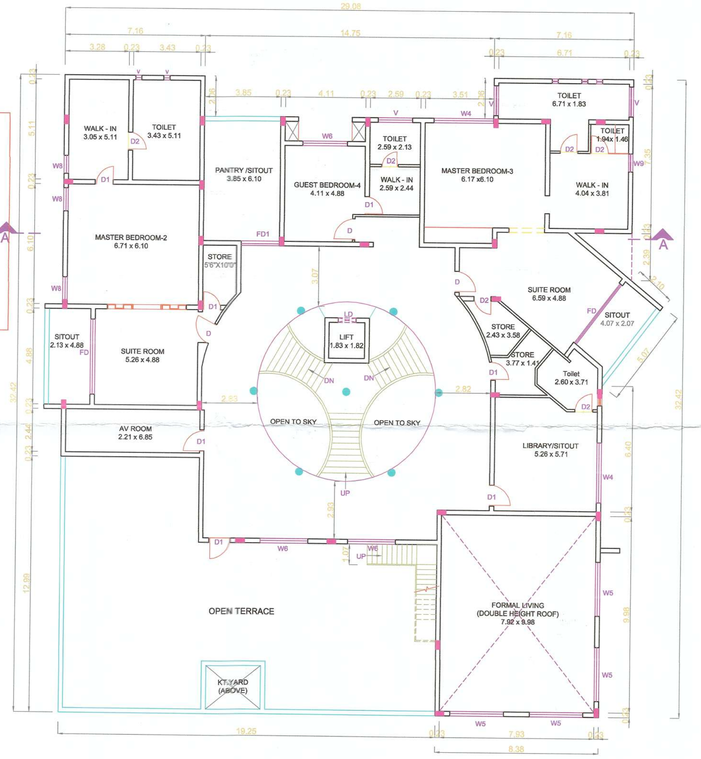


SECTION - 'AA'



திட்ட அனுமதி
மனை ஒப்புதல் மற்றும் திட்ட அனுமதி
மதுரை உள்ளூர் திட்ட குழுமம்,
மதுரை - 625017.
ந.க.எண்.SWP/009602/2023 உத்தரவில்
கண்டுள்ளவாறு நிபந்தனைகளுக்குட்பட்டு
மனையிட ஒப்புதலும், கட்டடதிற்கு திட்ட
அனுமதியும் அளிக்கப்படுகிறது.
ம.வ/ம.உ.தி.கு. எண்: 200/2023
திட்ட அனுமதி எண்: 202.ஆ/2023

GROUND FLOOR PLAN



FIRST FLOOR PLAN

NOTE : ALL DIMENSIONS AREA IN METER

AREA STATEMENT DETAILS

SITE AREA AS PER DOCUMENT	:	8400.00 SQ.M
SITE AREA AS PER PATTA	:	8400.00 SQ.M
SUPER IMPOSED SITE AREA	:	8342.17 SQ.M

BUILDING AREA DETAILS :

S.NO	DESCRIPTION	BUILD-UP AREA (SQ.M)	DEDUCTION (SQ.M)	NON-FSI (SQ.M)	FSI (SQ.M)
1	RESIDENTIAL BUILDING				
	GROUND FLOOR	835.62	-	-	835.62
	FIRST FLOOR	561.97	137.59	-	561.97
	TERRACE FLOOR	5.22	-	5.22	-
	TOTAL	1402.81	137.59	5.22	1397.59

TOTAL FSI AREA = 1397.59 SQ.M

FLOOR SPACE INDEX = $\frac{1397.59}{8342.17}$ = 0.168 < 2.0

PLOT COVERAGE = $\frac{835.62}{8342.17}$ X 100 = 10.01%

PARKING DETAILS :

DESCRIPTION	REQUIRED	PROVIDED
CAR PARKING	14 NOS	15 NOS

JOINERY SCHEDULE

MD	1.83 x 2.40	MAIN DOOR
D	1.07 x 2.40	DOOR
D1	0.91 x 2.40	DOOR
D2	0.75 x 2.10	DOOR
W1	3.81 x 1.20	WINDOW
W2	3.76 x 1.20	WINDOW
W3	3.46 x 1.20	WINDOW
W4	3.31 x 1.20	WINDOW
W5	2.74 x 1.20	WINDOW
W6	2.29 x 1.20	WINDOW
W7	1.75 x 1.20	WINDOW
W8	1.18 x 1.20	WINDOW
W9	0.91 x 1.20	WINDOW
W10	0.61 x 1.20	WINDOW
FD	3.81 x 2.40	FRENCH DOOR
FD1	1.95 x 2.40	FRENCH DOOR
KW	2.74 x 1.20	VENTILATOR
KW1	1.75 x 1.20	VENTILATOR
V	1.75 x 0.90	VENTILATOR
V1	0.60 x 0.90	VENTILATOR

COLOUR INDEX :

PROPOSED
BOUNDARY
ROAD
DRIVEWAY

REFERENCE :

SCALE : 1:400

APPLICANT :

Dr.P.S.NAGENDRAN, M.B.B.S.,
MANAGING DIRECTOR
DEVAKI SPECIALITY HOSPITAL
2F Theni Main Road,Arasaradi, MADURAI.
Ph:, 40216

ARCHITECT / REGISTERED ENGINEER :

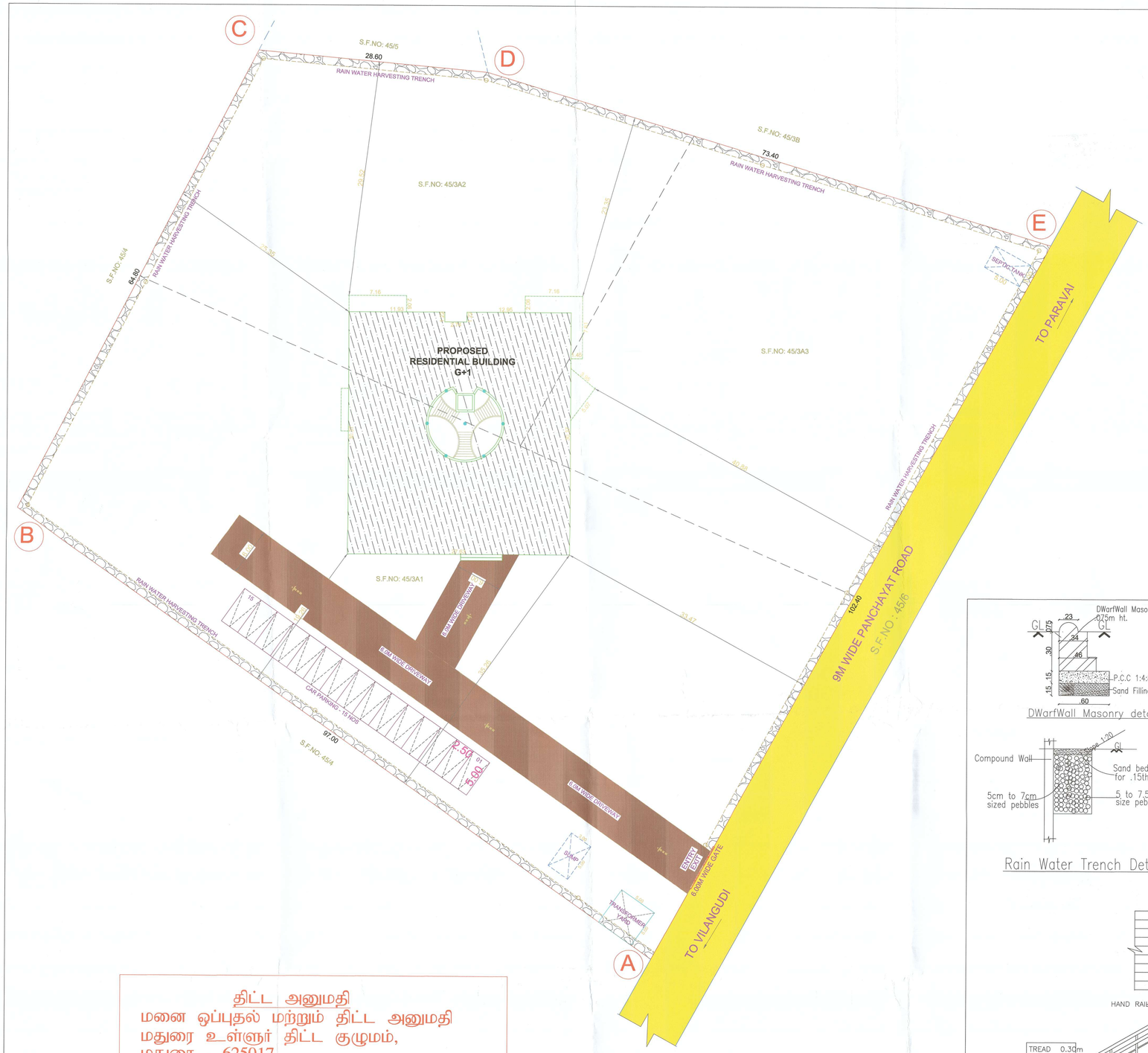
Mobile: 94430 24083
V.VARADARAJAN., BE., ME., F.I.V.,
REGISTERED ENGINEER - CORPORATION OF MADURAI
GRADE -1 MCRE 1007
MLPA -REGISTRATION - GRADE -1 RE 012
75, NAVALAR NAGAR III STREET, MADURAI - 625016.
email: lbsvaratharajan@gmail. com

REGISTERED STRUCTURAL ENGINEER :

Mobile: 9443024083
ER. V.VARADARAJAN, BE, ME., FIV.,
STRUCTURAL ENGINEER
MDTCP-SE004/2020
75, Navalar Nagar III STreet,
MADURAI-625 016.
Email: lbsvaratharajan@gmail.com

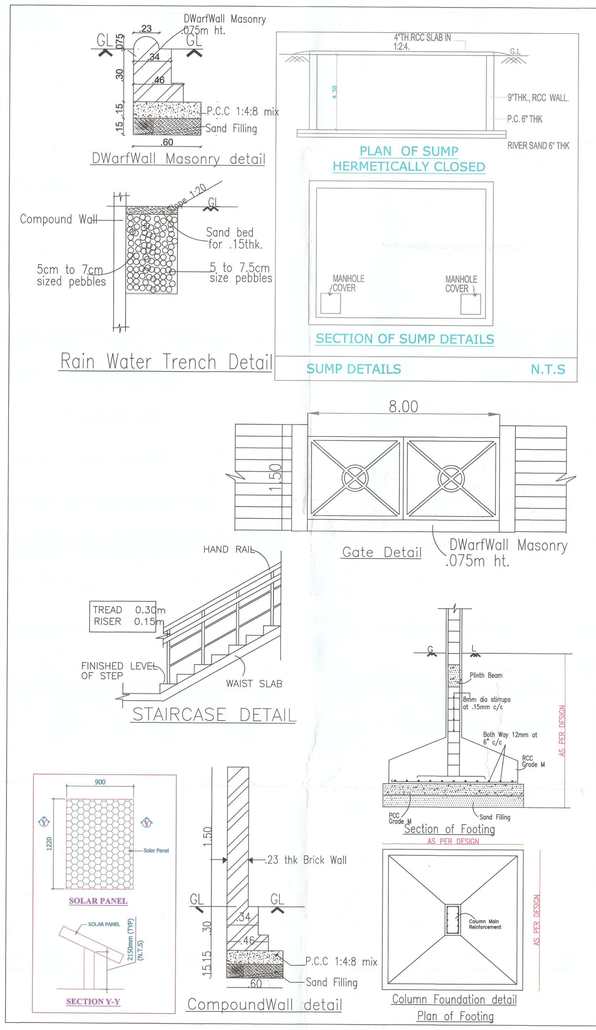
SHEET NO: 01 / 02

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ம.வ/ம.உ.தி.கு. எண்: 200/2023
திட்ட அனுமதி எண்: 202அ/2023

NOTE :
1) DRAINAGE TO BE CONNECTED WITH PUBLIC SEWER WITH NECESSARY PERMISSION
2) SOLAR WATER HEATING SYSTEM TO BE PROVIDED IN TERRACE FLOOR
3) RAIN WATER HARVESTING SYSTEM TO BE PROVIDED
4) STP AND RECYCLING UNIT OF WASTE WATER TO BE PROVIDED IN THE SITE
5) STRUCTURE IS SAFE FOR EARTHQUAKE



NOTE : ALL DIMENSIONS AREA IN METER	SCALE : 1:500

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MANAGING DIRECTOR
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26, Theni Main Road,Anaiyaad, MADURAI.
Reg. No: 40218

ARCHITECT / REGISTERED ENGINEER :

V.VARADARAJAN., BE., ME., FIV.,
REGISTERED ENGINEER - DISTRICT OF MADURAI
GRADE -1 MCRE 1097
MLFA -REGISTRATION - GRADE - I RE 012
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Mobile: 94430 26003

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STRUCTURAL ENGINEER
MDTCP-SE004/2020
75, Navalar Nagar III Street,
MADURAI-625 010.
Email: bevaratharajan@gmail.com
Mobile: 94430 26003

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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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.