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.

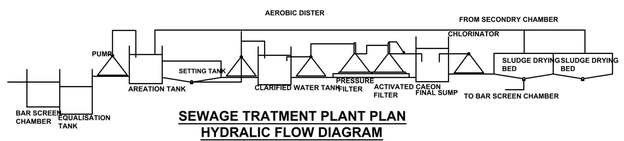
Verified RealEstate™

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

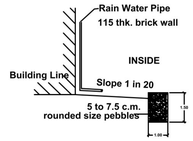
hello@verified.realestate

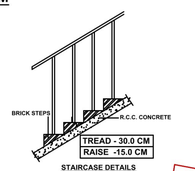
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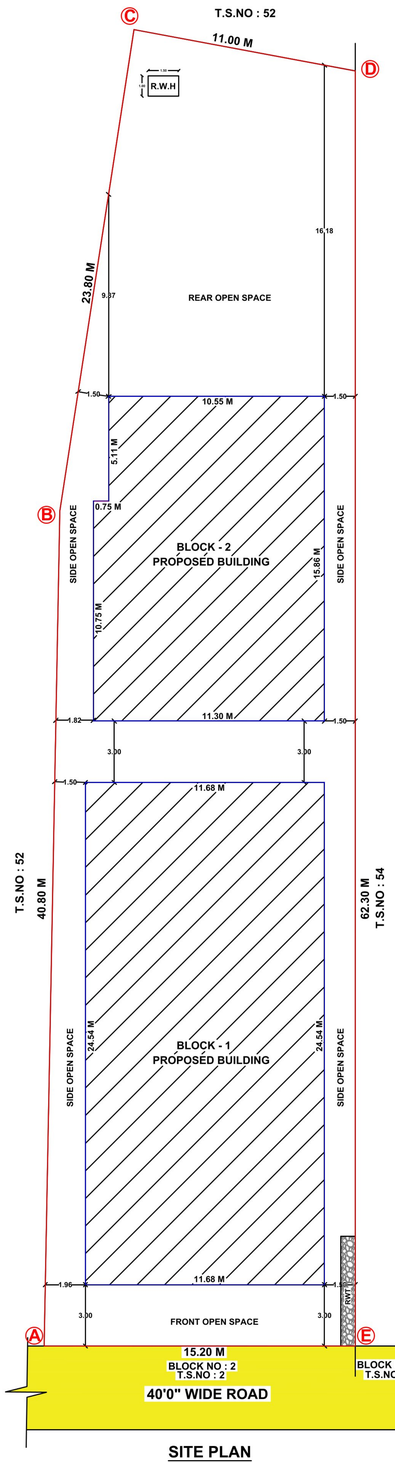


SEWAGE TRATMENT PLANT PLAN
HYDRALIC FLOW DIAGRAM
NTS

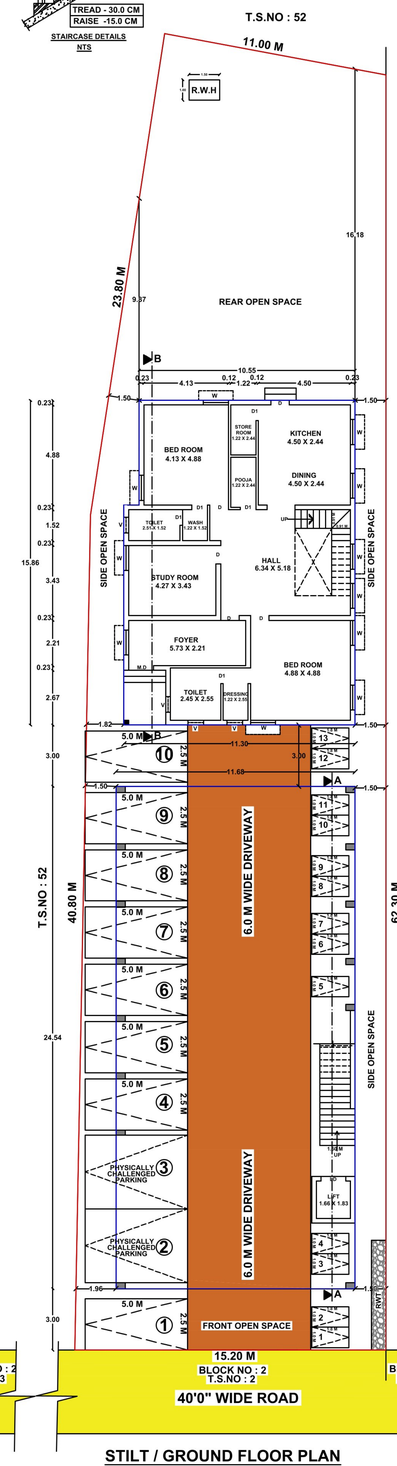




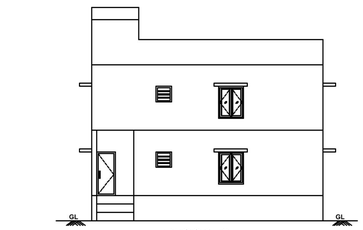
STAIRCASE DETAILS
NTS



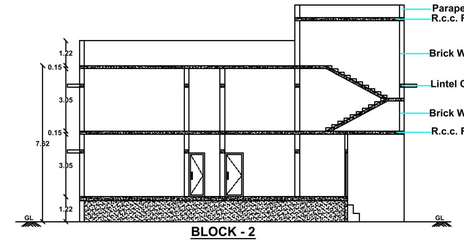
SITE PLAN



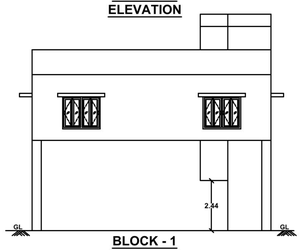
STILT / GROUND FLOOR PLAN



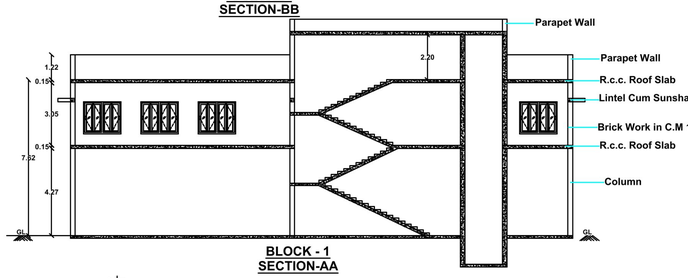
BLOCK - 2
ELEVATION



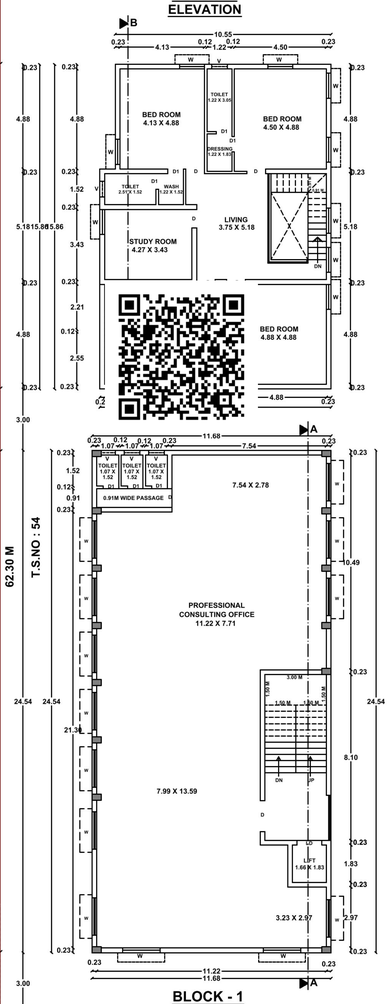
BLOCK - 2
SECTION-BB



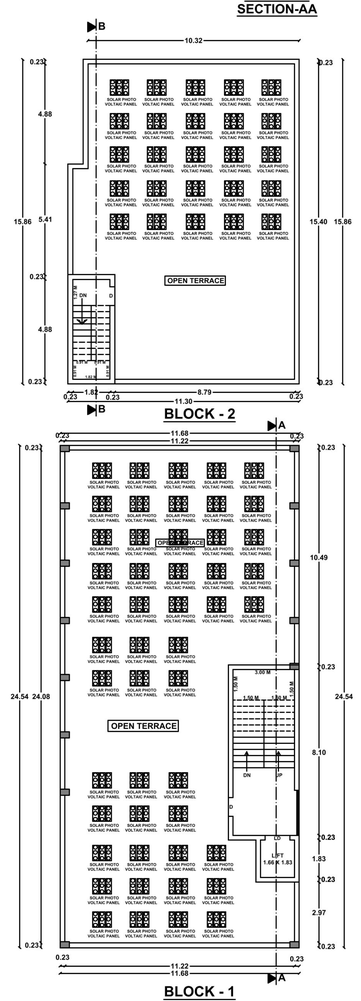
BLOCK - 1
ELEVATION



BLOCK - 1
SECTION-AA



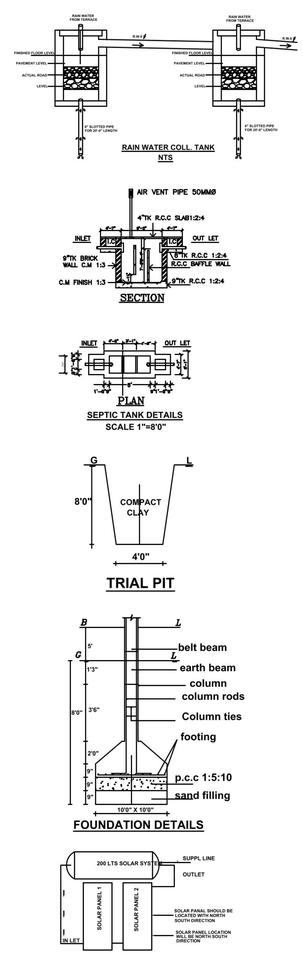
FIRST FLOOR PLAN



BLOCK - 2

BLOCK - 1

TERRACE FLOOR PLAN



N

PLAN SHOWING THE PROPOSED CONSTRUCTION OF COMMERCIAL(PROFESSIONAL CONSULTING OFFICE) CUM RESIDENTIAL BUILDING IN T.S.NO- 53,BLOCK NO:10, S.WARD : XXI, R.S.NO:435/2, MADAKULAM VILLAGE, THIRUPARANKUNDRAM TALUK,MADURAI CORPORATION, MADURAI DISTRICT. *Scale:1"=8'0"(1:100)*

Scrutiny Reference Number : 3JF51O03

Online Application Number : SWP/BPA/063735/2023

AREA DETAILS

AREA OF THE SITE	SQ.MT
(AS PER FMB)	890.42
(AS PER DOCUMENT)	898.09
(AS PER PATTA)	889.50

Sl.	Description	TOTAL COVERED AREA (FSI) SQ.M	NON FSI SQ.M	TOTAL BUILT UP AREA SQ.M
BLOCK - 1 (COMMERCIAL BUILDING)				
	STILT FLOOR AREA	.....	286.67	286.67
	FIRST FLOOR AREA	286.67	.....	286.67
	HEAD ROOM AREA	.....	33.98	33.98
	TOTAL	286.67	320.65	607.32
BLOCK - 2 (RESIDENTIAL BUILDING)				
	GROUND FLOOR AREA	175.40	.....	175.40
	FIRST FLOOR AREA	175.40	.....	175.40
	HEAD ROOM AREA	.....	12.18	12.18
	TOTAL	350.80	12.18	362.98
	BLOCK 1 - COMMERCIAL	286.67	320.65	607.32
	BLOCK 2 - RESIDENTIAL	350.80	12.18	362.98
	TOTAL	637.47	332.83	970.30

F.S.I = TOTAL COVERED AREA ON ALL FLOORS / PLOT AREA = 637.47 Sq.M / 890.42 Sq.M = 0.717 > 2

PLOT COVERAGE = MAX. ONE FLOOR AREA / SITE EXTENT X 100 = 462.07 Sq.M / 890.42 Sq.M X 100 = 51.89 %

	Required	Provided
CAR PARKING INCULDING PHYSICALLY CHALLENGED	08 NOS (6+2 NOS)	10 NOS (8 + 2 NOS)
TWO WHEELER PARKING	10 NOS	13 NOS

JOINERY DETAILS

TYPE	DESCRIPTION	SIZE IN M
MD	Main Door	1.53 X 2.13
D	Door	0.91 X 2.13
D1	Door	0.76 X 2.13
W	Window	1.83 X 1.53
V	Ventilator	0.91 X 0.91

REFERENCE

- SITE BOUNDARY
- PROPOSED BUILDING
- EXISTING ROAD
- DRIVE WAY

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 HARDVESTING SYSTEM TO BE PROVIDED
4) STP AND RECYCLING UNIT OF WASTE WATER TO BE PROVIDED IN THE SITE
5) STRUCTURE IS SAFE FOR EARTHQUAKE
6) FE:FIRE EXTINGUISHING SYSTEM PROVIDED IN ALL FLOORS
7) EA:EXTINGUISHING ALARM PROVIDED IN ALL FLOORS
8) MV:MECHANCIAL VENTILATION TO BE PROVIDED

திட்ட அனுமதி
மனை ஒப்புதல் மற்றும் திட்ட அனுமதி
மதுரை உள்ளூர் திட்ட குழுமம்,
மதுரை - 625017.
ந.க.எண்.SWP/BPA/063735/2023 உத்தரவில்
கண்டுள்ளவாறு நிபந்தனைகளுக்குட்பட்டு
'A' முதல் 'E' வரை எல்லையிடப்பட்டு
மனையிட ஒப்புதலும், கட்டடதிற்கு திட்ட
அனுமதியும் அளிக்கப்படுகிறது.
ம.வ/ம.உ..தி.கு. எண்: 105/2024
திட்ட அனுமதி எண்: 117/2024

Er. S.KANNAN M.E.,MIE.,
STRUCTURAL ENGINEER GRADE - 1 (SE)
Regd No - SE 011 / 2019 (Gr.I), M.P.A
3/4 H, Mannankulam Village, Thirumangalam,
Madurai - 625 706 Cell : 97908 39799

STRUCTURAL ENGINEER

M. Revathi

APPLICANT

Cell: 9500443803
Er.A.ARONE, B.E.,
Licensed Builder & Consulting Civil Engineer
RE. No: 08/2021 (Gr.II)
2/180, Kesava Samy St.,
Narayanapuram, Madurai-14.

ENGINEER

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
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+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.