

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.

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A COMMERCIAL BUILDING (PROFESSIONAL CONSULTING OFFICE BUILDING) AT OLD S.NO:83/1B,97/1& 86/2,PLOT NO:45(APPROVAL LAYOUT NO:119/83 DATED:14.10.1983),T.S.NO: 8, WARD-16,BLOCK-14, IN TALLAKULAM VILLAGE, MADURAI NORTH TALUK, MADURAI CORPORATION, MADURAI DISTRICT.

AREA DETAILS  
AS PER DOCUMENT = 227.98SQ.M  
AS PER PLR = 228.00SQ.M

| DESCRIPTION       | FSI    | NON-FSI | TOTAL  |
|-------------------|--------|---------|--------|
| STILT FLOOR AREA  | -      | 106.16  | 106.16 |
| FIRST FLOOR AREA  | 106.16 | -       | 106.16 |
| SECOND FLOOR AREA | 106.16 | -       | 106.16 |
| HEAD ROOM AREA    | -      | 26.58   | 26.58  |
| TOTAL             | 212.32 | 132.74  | 345.06 |

JOINERY DETAILS

|    |            |             |
|----|------------|-------------|
| D  | DOOR       | 1.22 X 2.10 |
| D1 | DOOR       | 0.76 X 2.10 |
| W  | WINDOW     | 1.52 X 1.37 |
| V  | VENTILATOR | 0.60 X 0.60 |
| LD | LIFT DOOR  | 1.80 X 1.80 |

PARKING DETAILS

CAR PARKING REQUIRED = 03  
CAR PARKING PROVIDED = 02+(01 PH PARKING)  
TWO WHEELER PARKING REQUIRED = 08  
TWO WHEELER PARKING PROVIDED = 08

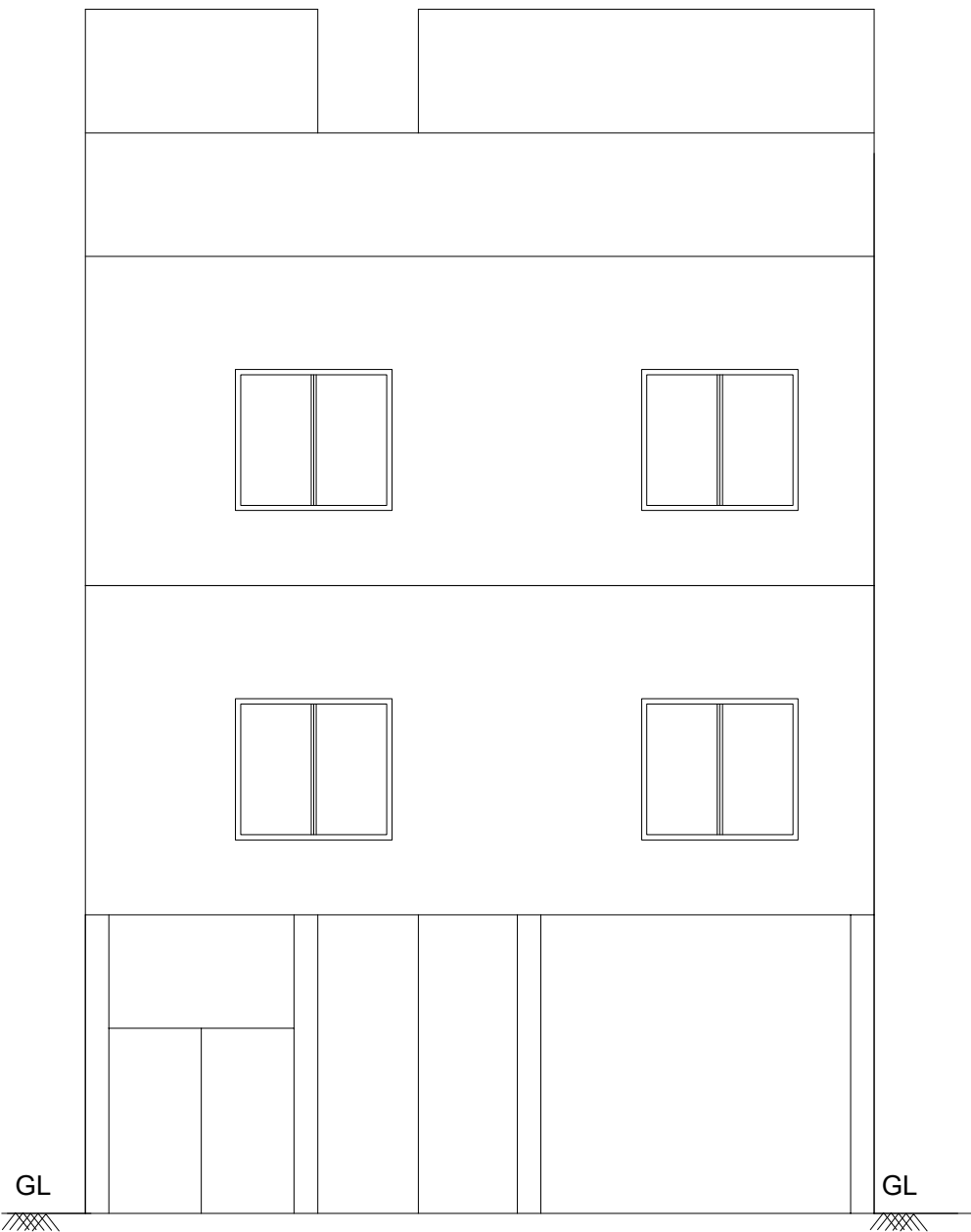
APPLICANT

  
T. MARTIN, DCE, BE,  
Licensed Structural Engineer  
Grade - II  
(MLPA) (Reg.No.008/2019)

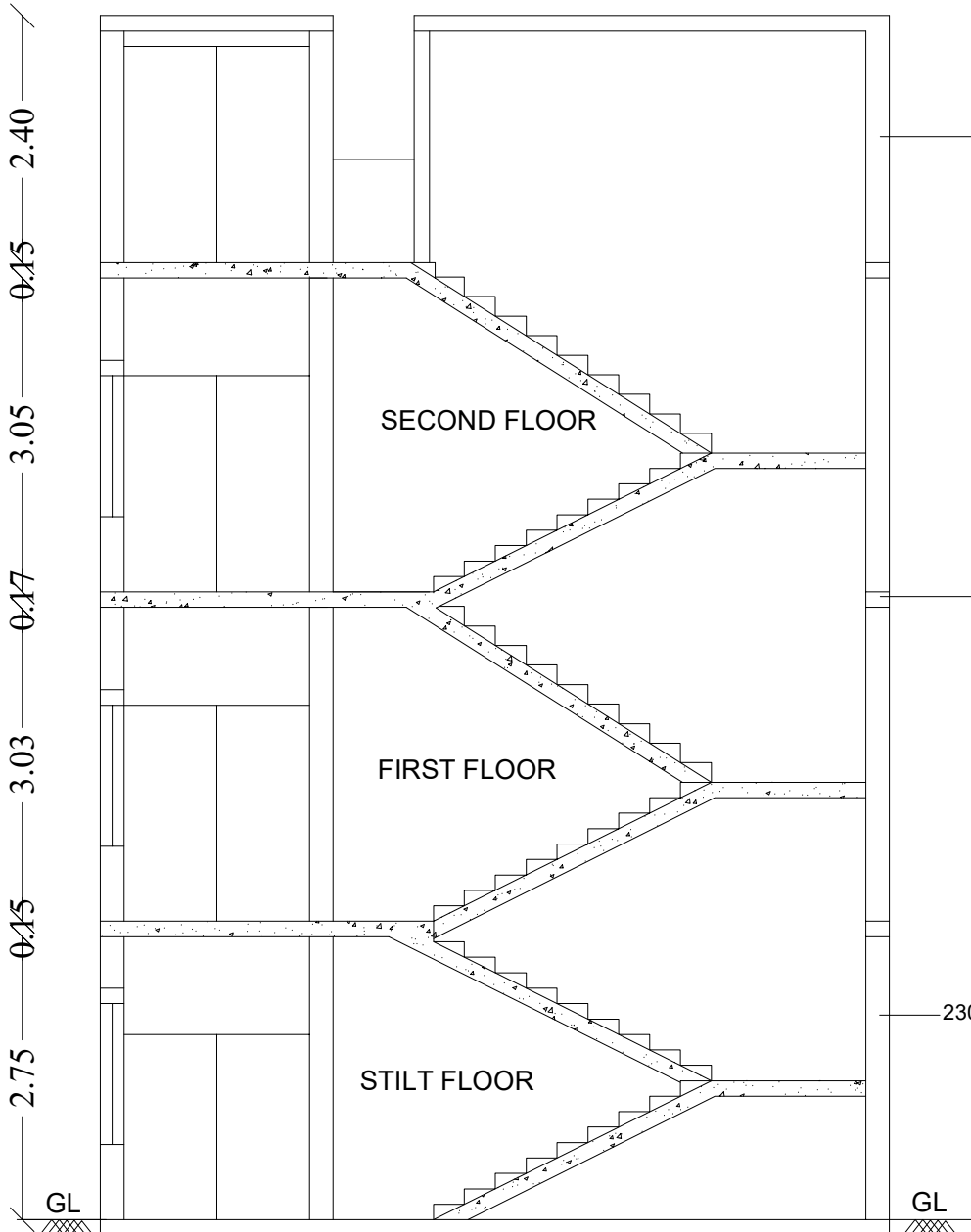
STRUCTURAL ENGINEER

  
S.R. J. THIRUPATHI RAJASE,  
MCP REGISTERED ENGINEER  
REGISTERED  
SRI SRI RAJASE PVT LTD,  
Bhog Neri, Kallakurichi, Cuddalore,  
Tamilnadu, Madurai - 625005. Cell: 9949114330

ENGINEER



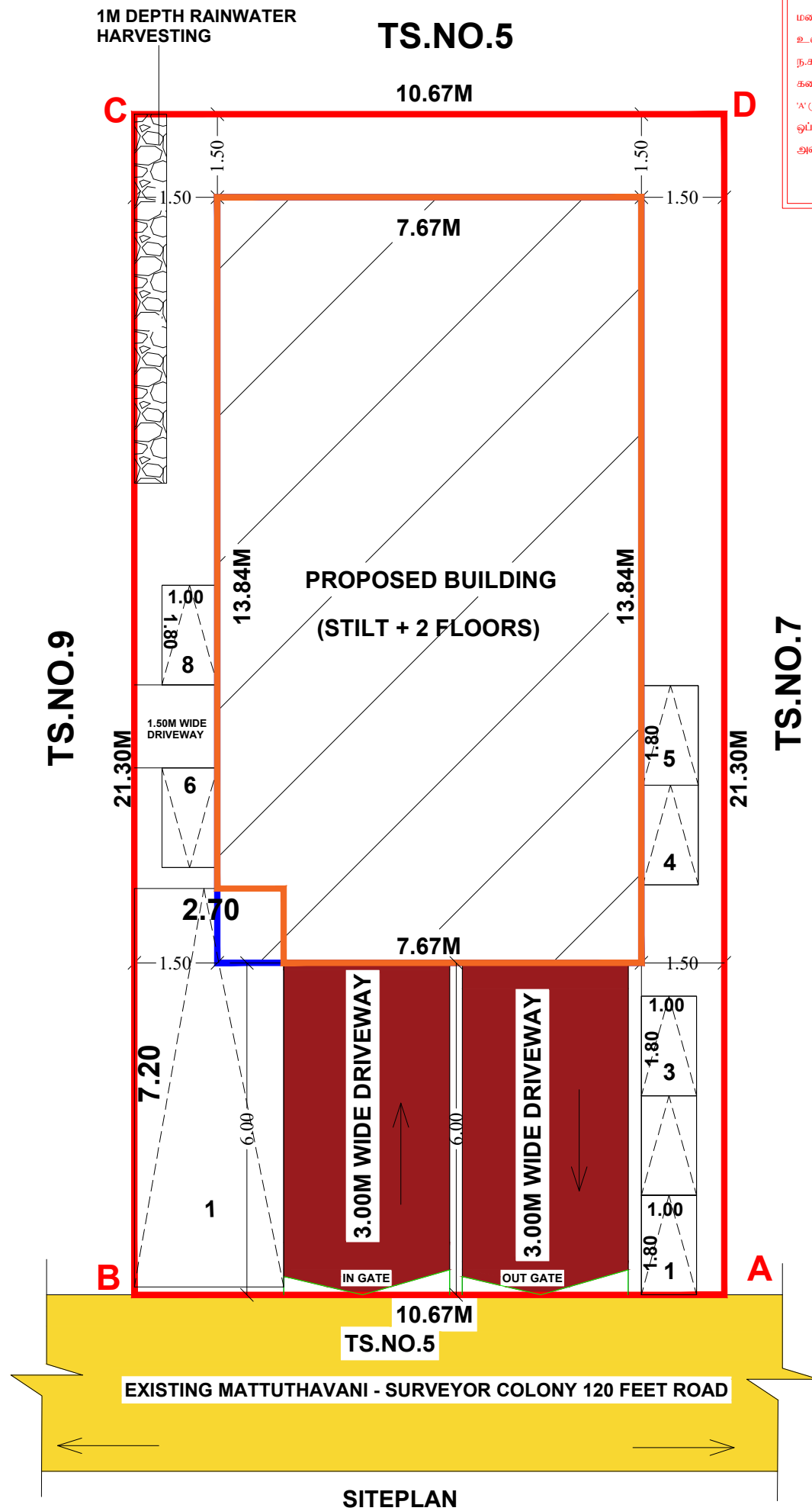
ELEVATION



SECTION ON 'AA'

திட்ட அனுமதி  
மனை ஒப்பந்தம் மற்றும் திட்ட அனுமதி மதுரை  
உள்ளூர் திட்டகுழுமம் மதுரை-17  
ந.க.எண்:SWP/BPA/160486/2024 உத்தரவில்  
கண்டுள்ளவாறு நிபந்தனைகளுக்குப்பட்டு  
'A' முதல் 'D' வரை எல்லைப்பிட்டு மனைபிட  
ஒப்பந்தம் கட்டித்திற்கு திட்ட அனுமதியும்  
அளிக்கப்படுகிறது.  
ம.வ.ம.உ.தி.கு. எண் : 101/2024  
திட்டஅனுமதி எண் : 113C/2023





திட்ட அனுமதி  
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SCALE 1:100

SHEET 1/3

SITEPLAN SHOWING THE PROPOSED  
CONSTRUCTION OF A COMMERCIAL  
BUILDING (PROFESSIONAL CONSULTING  
OFFICE BUILDING) AT OLD S.NO:83/1B,97/1&  
86/2,PLOT NO:45(APPROVAL LAYOUT  
NO:119/83 DATED:14.10.1983),T.S.NO: 8,  
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FSI =TOTAL COVERED AREA ON ALL FLOORS  
SITE AREA

$$= \frac{212.18}{227.98} = 0.93 < 2.00$$

$$\text{PLOT COVERAGE} = \frac{106.16}{227.98} = 46.56\%$$

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TWO WHEELER PARKING PROVIDED = 08

APPLICANT

*B. Bantamth*

STRUCTURAL ENGINEER

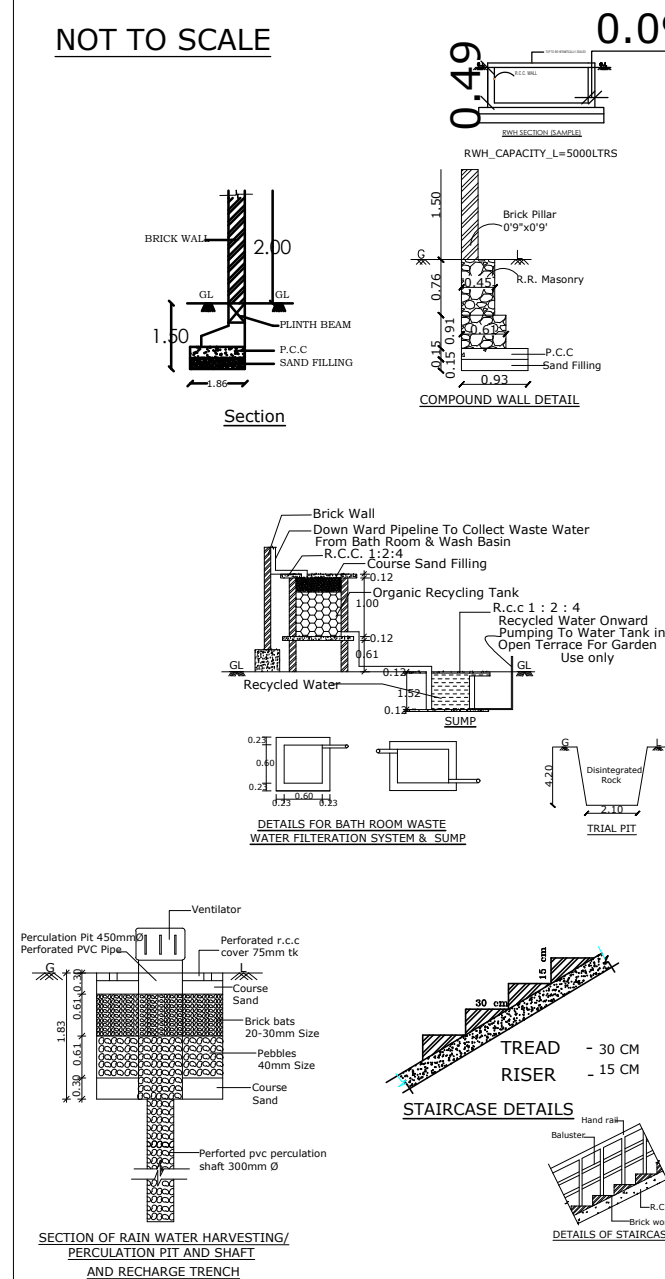
*T. Karthik*  
T. KARTHIK, DCE, BE,  
Licenced Structural Engineer  
Grade - II  
(MLPA) (Reg.No.068/2019)

REGISTERED ENGINEER

*Thirupathi Raja*  
E.R. THIRUPATHI RAJA, BE,  
MCP REGISTRED ENGINEER  
REGISTERED  
RANGA PLANNERS PVT LTD.,  
Shop No.1, Kallidinger Complex,  
Thallakulam, Madurai - 625003. Call: 9894914330

SPECIFICATION

NOT TO SCALE



# 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](#)



# 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

## 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

## 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

## 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



# Every claim in this document traces back to a government record.

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Legal opinions, due diligence and title verification

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Building plan, layout and sub-division approvals

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Completion and occupancy certificates, regularisation

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Escrow, negotiation and NRI property management

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Land survey, soil testing, architecture and construction

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**Verified RealEstate**  
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Chennai 600 097, India  
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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.

