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,
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மாவட்ட நகர் ஊரமைப்பு அலுவலகம்

மதுரை மாவட்டம்

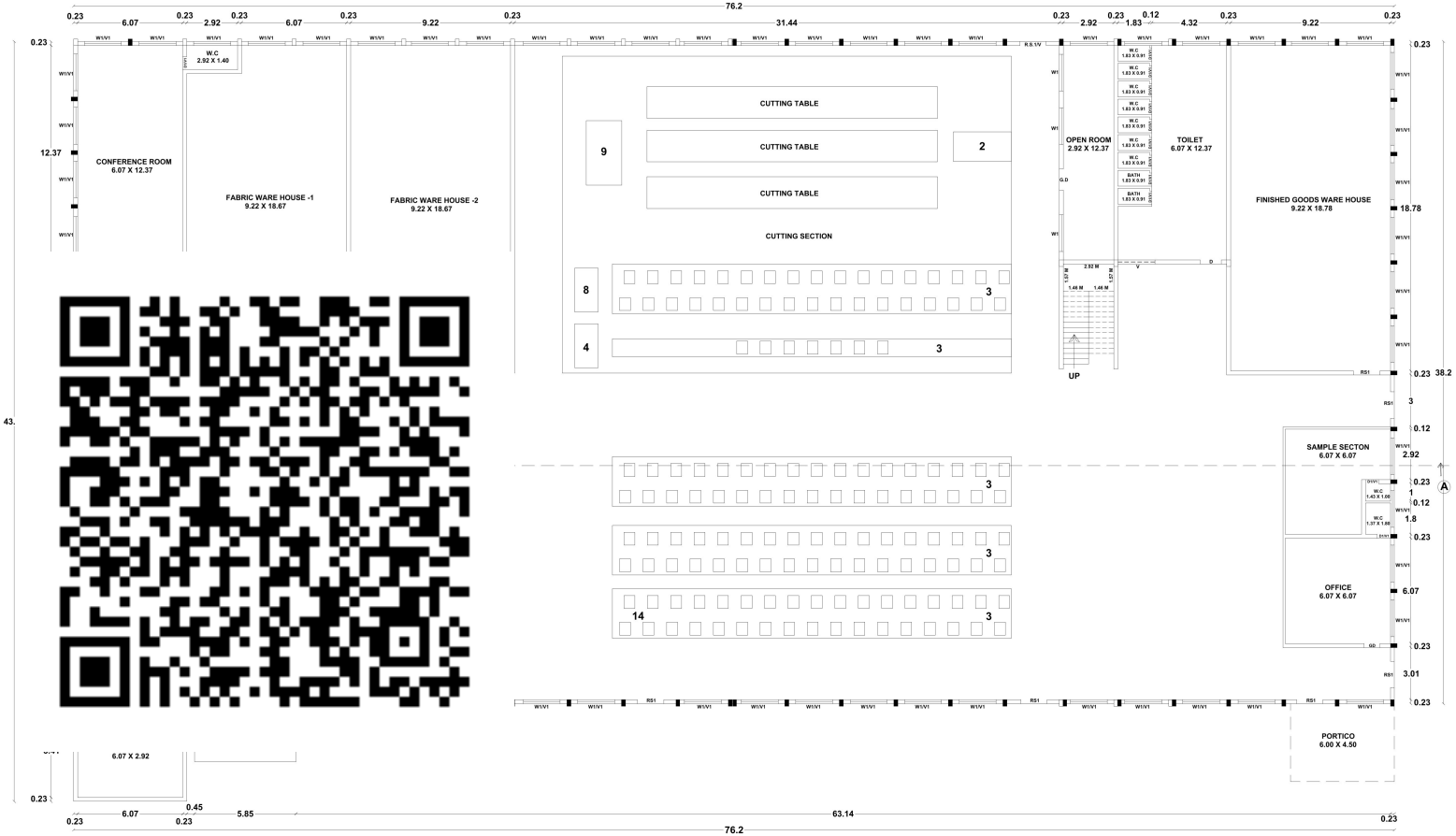
இணையதள எண்: **SWP/BPA/283642/2024/TCP** உத்தரவில் கண்டுள்ளவாறு மனையிடத்திற்கு **'A'** முதல் **'H'** என எல்லையிட்டு அம்மனையிடத்தில் அமையும் கட்டிட வரைபடத்திற்கு ம.வ.ந.ஊ.உ.இ.(ம.மா) : **17B/2024** என எண்ணிடப்பட்டு செயலானை கடிதம் **SWP/BPA/283642/2024/TCP**-ல் தெரிவித்துள்ள நிபந்தனைகளுடன் மனையிட ஒப்புதல் மற்றும் கட்டிட வரைபடத்திற்கு தொழிற்நுட்ப ஒப்புதல் வழங்கப்படுகிறது.

S.NO	WORKER DETAILS	MALE	FEMALE	EACH HP
1	MANAGERIAL	5	-	5
2	SUPERVISIOR	-	8	8
3	DIRECT WORKER - FULL TIME	21	260	281
	DIRECT WORKER -	26	268	294

S.NO	MACHINERY DETAILS	EACH HP
1	TROUSER MACHINE	1.00
2	LAY CUTTING MACHINE	26.80
3	SEWING MACHINE 170NOS X 0.33 HP/1NO	56.10
4	CUT POCKET MACHINE	1.00
5	BUTTON MACHINE 5NOS X 0.13 HP/NO	0.60
6	STREAM BOILER	24.00
7	IRONING TABLE 8NOS X 1HP/NO	8.00
8	BAND SAW CUTTING MACHINE	1.00
9	FUSHING MACHINE	9.30
10	AIR COMPRESSOR	5.00
11	LIGHTING LOAD	21.50
12	DIESAL PUMP	0.25
13	THREAD SUKING MACHINE	2.50
14	CONVEYOR MOTOR 3NOS X 0.5 HP/1NO	1.50
15	THREAD TRIMMING MACHINE 9X 0.16HP	1.50
	TOTAL	160.10



ELEVATION



GROUND FLOOR PLAN

BLOCK 1 -MAIN BUILDING (EXISTING)

SHEET NO.2/4

PLAN SHOWING THE EXISTING AND ADDITIONAL CONSTRUCTION OF GREEN INDUSTRIAL BUILDING (APPAREL MAKING) IN (REVISED APPROVED LAYOUT : L.P / DTP : 01 / 2019) PLOT NO : 3, R.S.NO - 188/2B Part , 188/3A Part, 188/4A1, 188/4B3 Part, 189/1A1, 189/1B1, 189/1C1, 189/1D1, 191/1A2C, 191/1B3, (OLD R.S.NO : 188/2B Part, 188/3, 188/4A, 188/4B, 189/1A, 189/1B, 189/1C, 189/1D, 191/1A2, 191/1B), THATHAMPATTI VILLAGE, VADIPATTI TOWN PANCHAYAT, VADIPATTI TALUK, MADURAI DISTRICT.

Scale:1"=8'0"(1:100)

Online Application Number : SWP/BPA/283642/2024

Scrutiny Reference Number : JHSHBWAW

AREA DETAILS

AREA OF THE SITE	11917.42 SQ.MT

AREA DETAILS	TOTAL COVERED AREA (FSI) SQ.M	NON F.S.I SQ.M	TOTAL BUILT UP AREA SQ.M
BLOCK 1 - MAIN BUILDING (EXISTING)			
GROUND FLOOR AREA	2967.26	.....	2967.26
FIRST FLOOR AREA	348.30	.....	348.30
BLOCK 2 - EB PANEL & DINING ROOM (EXISTING)			
GROUND FLOOR AREA	95.06	.....	95.06
BLOCK 3 - GODOWN BUILDING (EXISTING)			
GROUND FLOOR AREA	141.16	.....	141.16
BLOCK 4 - FIRE HYDRANT ROOM (EXISTING)			
GROUND FLOOR AREA	21.11	.....	21.11
BLOCK 5 - TOILET (EXISTING)			
GROUND FLOOR AREA	11.76	.....	11.76
BLOCK 6 - STORAGE BUILDING (PROPOSED)			
GROUND FLOOR AREA	21.11	.....	21.11
TOTAL	3605.76	.....	3605.76

F.S.I = TOTAL COVERED AREA ON ALL FLOORS / PLOT AREA = 3584.86 Sq.M / 11917.42 Sq.M = 0.30 <1.5

PARKING DETAILS	Required	Provided
LORRY PARKING	7 Nos	8 Nos
CAR PARKING (INCLUDING PHYSICALLY CHALLENGED PARKING)	02 Nos (0+2)	02 Nos (0+2)
TWO WHEELER PARKING	72 Nos	75 Nos
CYCLE PARKING	72 Nos	88 Nos

JOINERY DETAILS

	DESCRIPTION	SIZE IN M
RS1	Rolling Shutter	1.52 X 2.40
GD	Glass Door	0.91 X 2.40
D	Door	1.22 X 2.40
D1	Door	1.22 X 2.40
D2	Door	0.76 X 2.10
W	Window	2.44 X 1.53
W1	Window	2.13 X 1.53
W2	Window	1.22 X 1.53
W3	Window	1.83 X 1.53
V	Ventilator	1.52 X 0.60
V1	Ventilator	2.13 X 0.60
O	Open	0.91 X 0.60

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: EXISTING ALARM PROVIDED IN ALL FLOORS
8) MV: MECHANICAL VENTILATION TO BE PROVIDED IF NECESESSAY

Er. S.KANNAN M.E.,ME.,
STRUCTURAL ENGINEER GRADE - 1 (SE)
Reg No - SE 011 / 2019 (Gr3), MLPA
3/44-E, Maravankulam Village,Thirumangalam,
Madurai - 625 706 Cell : 97908 39799

STRUCTURAL ENGINEER

For PENGUIN APPARELS (P) LTD.
MANAGING DIRECTOR
For Madura Garments Export Park Private Limited,
(M. Britto)
Chairman

APPLICANT

Cell: 9500443803
Er.A.ARONE, B.E.,
Licensed Builder & Consulting Civil Engineer
RE. No: 89/2021 (Gr.II)
2/180, Kesava Samy St.,
Narayanapuram, Madurai-14.

ENGINEER

மாவட்ட நகர் ஊரமைப்பு அலுவலகம்

மதுரை மாவட்டம்

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1	MANAGERIAL	5	-	5
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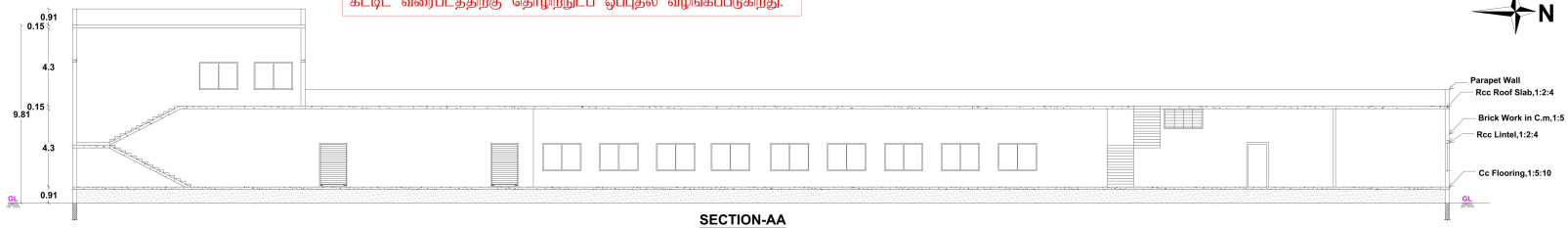

SECTION-AA



FIRST FLOOR PLAN

BLOCK 1 -MAIN BUILDING (EXISTING)

SHEET NO.3/4

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Reg No - SE 011 / 2019 (Gr.I), MLPA
2/14 H, Maravankulam Village,Thirumangalam,
Madurai - 625 706 Cell : 97908 38709

STRUCTURAL ENGINEER

For PENGUIN AP PARELS (P) LTD.

MANAGING DIRECTOR

For Madurai Meenakshi Mission Hospital & Research Centre (P) Ltd.

(M. Boobal)
Chairman

APPLICANT

Cell: 9500443803

Er.A.ARONE B.E.,
Licensed Builder & Consulting Civil Engineer
RE. No: 88/2021 (Gr.II)
2/160, Kesava Samy St.,
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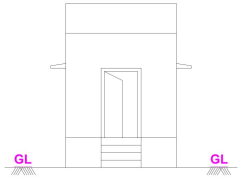
ENGINEER



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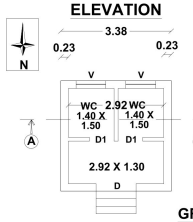
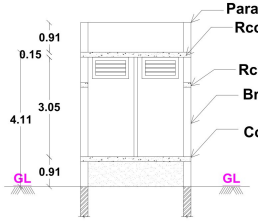
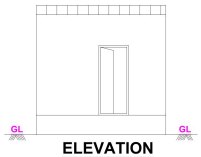


GROUND FLOOR PLAN
BLOCK 5 - TOILET (EXISTING)



SECTION-AA



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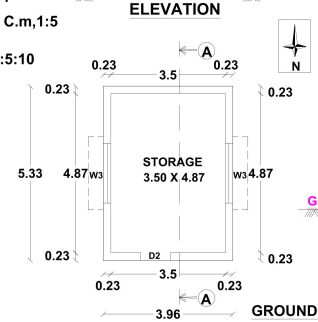
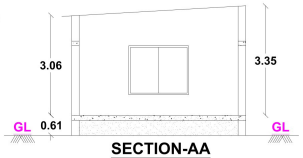


GROUND FLOOR PLAN
BLOCK 6 - STORAGE (PROPOSED)



SECTION-AA

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2	LAY CUTTING MACHINE	26.80
3	SEWING MACHINE 170NOS X 0.33 HP/1NO	56.10
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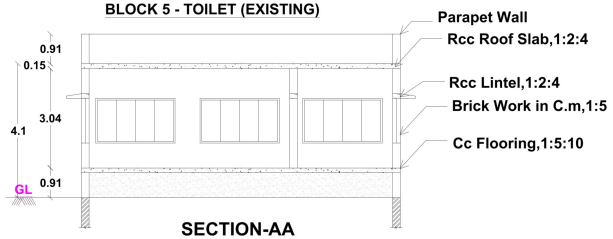

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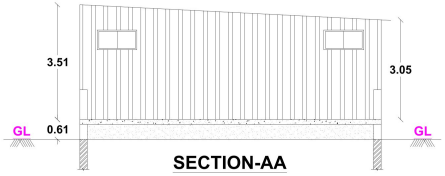

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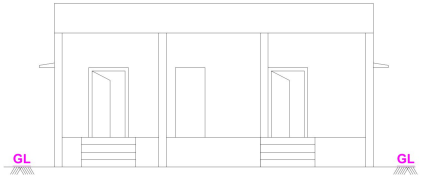

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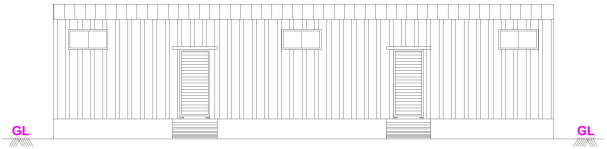

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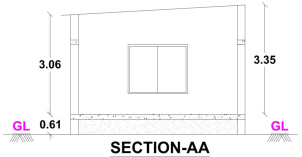

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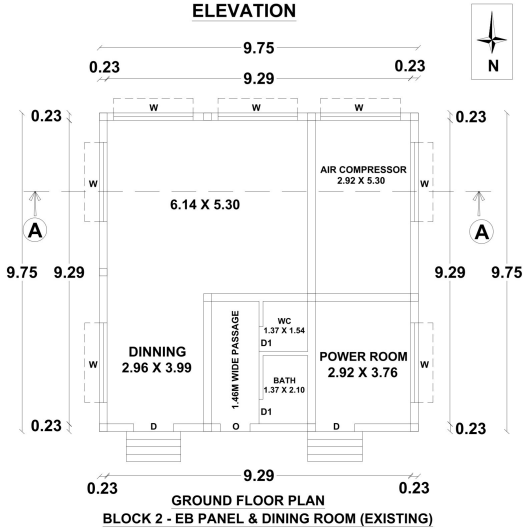
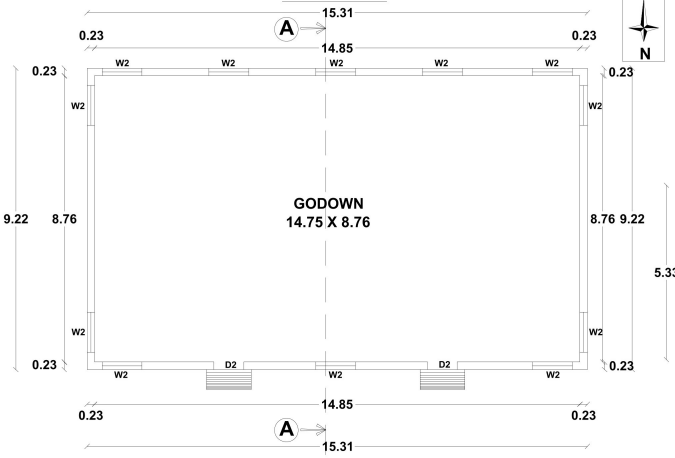
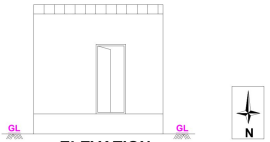


GROUND FLOOR PLAN
BLOCK 2 - EB PANEL & DINING ROOM (EXISTING)



GROUND FLOOR PLAN
BLOCK 3 - GODOWN (EXISTING)



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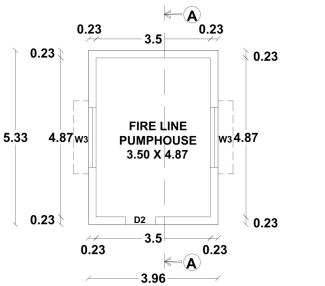

GROUND FLOOR PLAN
BLOCK 4 - FIRE HYDRANT (EXISTING)

மாவட்ட நகர் ஊரமைப்பு அலுவலகம்

மதுரை மாவட்டம்

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SHEET NO.4/4

PLAN SHOWING THE EXISTING AND ADDITIONAL CONSTRUCTION OF GREEN INDUSTRIAL BUILDING (APPAREL MAKING) IN (REVISED APPROVED LAYOUT : L.P / DTP : 01 / 2019) PLOT NO : 3, R.S.NO - 188/2B Part , 188/3A Part, 188/4A1, 188/4B3 Part, 189/1A1, 189/1B1, 189/1C1, 189/1D1, 191/1A2C, 191/1B3, (OLD R.S.NO : 188/2B Part, 188/3, 188/4A, 188/4B, 189/1A, 189/1B, 189/1C, 189/1D, 191/1A2, 191/1B), THATHAMPATTI VILLAGE, VADIPATTI TOWN PANCHAYAT, VADIPATTI TALUK, MADURAI DISTRICT.

Scale:1"=8'0"(1:100)

Online Application Number : SWP/BPA/283642/2024

Scrutiny Reference Number : JHSHBWAW

AREA DETAILS

AREA OF THE SITE	11917.42 SQ.MT

AREA DETAILS	TOTAL COVERED AREA (FSI) SQ.M	NON F.S.I SQ.M	TOTAL BUILT UP AREA SQ.M
BLOCK 1 - MAIN BUILDING (EXISTING)			
GROUND FLOOR AREA	2967.26	.....	2967.26
FIRST FLOOR AREA	348.30	.....	348.30
BLOCK 2 - EB PANEL & DINING ROOM (EXISTING)			
GROUND FLOOR AREA	95.06	.....	95.06
BLOCK 3 - GODOWN BUILDING (EXISTING)			
GROUND FLOOR AREA	141.16	.....	141.16
BLOCK 4 - FIRE HYDRANT ROOM (EXISTING)			
GROUND FLOOR AREA	21.11	.....	21.11
BLOCK 5 - TOILET (EXISTING)			
GROUND FLOOR AREA	11.76	.....	11.76
BLOCK 6 - STORAGE BUILDING (PROPOSED)			
GROUND FLOOR AREA	21.11	.....	21.11
TOTAL	3605.76	.....	3605.76

F.S.I = TOTAL COVERED AREA ON ALL FLOORS / PLOT AREA = 3584.86 Sq.M / 11917.42 Sq.M = 0.30 <1.5

PARKING DETAILS	Required	Provided
LORRY PARKING	7 Nos	8 Nos
CAR PARKING (INCLUDING PHYSICALLY CHALLENGED PARKING)	02 Nos (0+2)	02 Nos (0+2)
TWO WHEELER PARKING	72 Nos	75 Nos
CYCLE PARKING	72 Nos	88 Nos

JOINERY DETAILS

	DESCRIPTION	SIZE IN M
RS1	Rolling Shutter	1.52 X 2.40
GD	Glass Door	0.91 X 2.40
D	Door	1.22 X 2.40
D1	Door	1.22 X 2.40
D2	Door	0.76 X 2.10
W	Window	2.44 X 1.53
W1	Window	2.13 X 1.53
W2	Window	1.22 X 1.53
W3	Window	1.83 X 1.53
V	Ventilator	1.52 X 0.60
V1	Ventilator	2.13 X 0.60
O	Open	0.91 X 0.60

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: EXISTING ALARM PROVIDED IN ALL FLOORS
8) MV: MECHANICAL VENTILATION TO BE PROVIDED IF NECESSESAY

Er. S.KANNAN M.E.,MIE.,
STRUCTURAL ENGINEER GRADE - I (SE)
Reg No - SE 011 / 2019 (Gr.I), MUPA
3/241, Mariyambikam Village,Thirumangalam,
Madurai - 625 706 Cell : 97906 30799

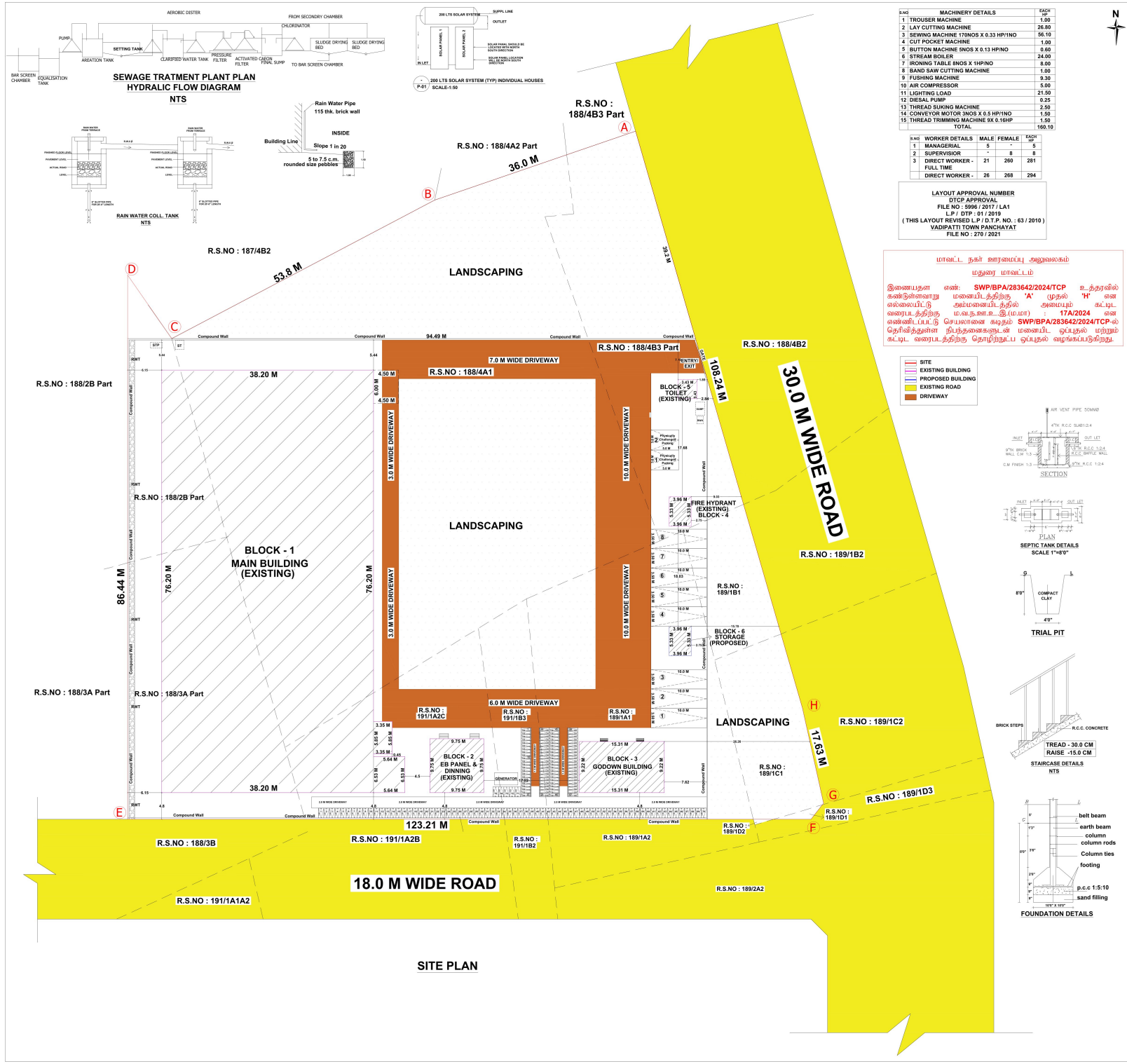
STRUCTURAL ENGINEER

For PENGUIN APPARELS (P) LTD.
MANAGING DIRECTOR
For Madura Knitting Industries (P) Ltd Private Limited,
(M. Bhilip)
Chairman

APPLICANT

Cell: 9500443803
Er.A.ARONE, B.E.,
Licensed Builder & Consulting Civil Engineer
RE. No: 09/2021 (Gr.I)
2/160, Kesava Samy St.,
Narayanapuram, Madurai-14.

ENGINEER



S.NO	MACHINERY DETAILS	EACH HP
1	TROUSER MACHINE	1.00
2	LAY CUTTING MACHINE	26.80
3	SEWING MACHINE 170NOS X 0.33 HP/1NO	56.10
4	CUT POCKET MACHINE	1.00
5	BUTTON MACHINE 5NOS X 0.13 HP/NO	0.60
6	STREAM BOILER	24.00
7	IRONING TABLE 8NOS X 1HP/NO	8.00
8	BAND SAW CUTTING MACHINE	1.00
9	FUSHING MACHINE	9.30
10	AIR COMPRESSOR	5.00
11	LIGHTING LOAD	21.50
12	DIESAL PUMP	0.25
13	THREAD SUKING MACHINE	2.50
14	CONVEYOR MOTOR 3NOS X 0.5 HP/1NO	1.50
15	THREAD TRIMMING MACHINE 9X 0.16HP	1.50
	TOTAL	160.10

S.NO	WORKER DETAILS	MALE	FEMALE	EACH HP
1	MANAGERIAL	5	-	5
2	SUPERVISIOR	-	8	8
3	DIRECT WORKER - FULL TIME	21	260	281
	DIRECT WORKER -	26	268	294

LAYOUT APPROVAL NUMBER
DTCP APPROVAL
FILE NO : 5996 / 2017 / LA1
L.P / DTP : 01 / 2019
(THIS LAYOUT REVISED L.P / D.T.P. NO. : 63 / 2010)
VADIPATTI TOWN PANCHAYAT
FILE NO : 270 / 2021

மாவட்ட நகர் ஊரமைப்பு அலுவலகம்
மதுரை மாவட்டம்

இணையதள எண்: **SWP/BPA/283642/2024/TCP** உத்தரவில் கண்டுள்ளவாறு மனையிடத்திற்கு **'A'** முதல் **'H'** என எல்லையிட்டு அம்மனையிடத்தில் அமையும் கட்டிட வரைபடத்திற்கு ம.வ.ந.அ.உ.இ.(ம.மா) : **17A/2024** என எண்ணிடப்பட்டு செயல்மானை கடிதம் **SWP/BPA/283642/2024/TCP**-ல் தெரிவித்துள்ள நிபந்தனைகளுடன் மனையிட ஒப்புதல் மற்றும் கட்டிட வரைபடத்திற்கு தொழிற்நுட்ப ஒப்புதல் வழங்கப்படுகிறது.

SHEET NO.1/4

SITE PLAN SHOWING THE EXISTING AND ADDITIONAL CONSTRUCTION OF GREEN INDUSTRIAL BUILDING (APPAREL MAKING) IN (REVISED APPROVED LAYOUT : L.P / DTP : 01 / 2019) PLOT NO : 3, R.S.NO - 188/2B Part , 188/3A Part, 188/4A1, 188/4B3 Part, 189/1A1, 189/1B1, 189/1C1, 189/1D1, 191/1A2C, 191/1B3, (OLD R.S.NO : 188/2B Part, 188/3, 188/4A, 188/4B, 189/1A, 189/1B, 189/1C, 189/1D, 191/1A2, 191/1B), THATHAMPATTI VILLAGE, VADIPATTI TOWN PANCHAYAT, VADIPATTI TALUK, MADURAI DISTRICT.

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STRUCTURAL ENGINEER

For PENGUIN APPARELS (P) LTD.
MANAGING DIRECTOR
For Madurai Kamaraj University Park Private Limited,
(M. Britto) Chairman

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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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.