PP APPROVAL RECORD

Planning Permission

Madurai

Madurai district, Tamil Nadu

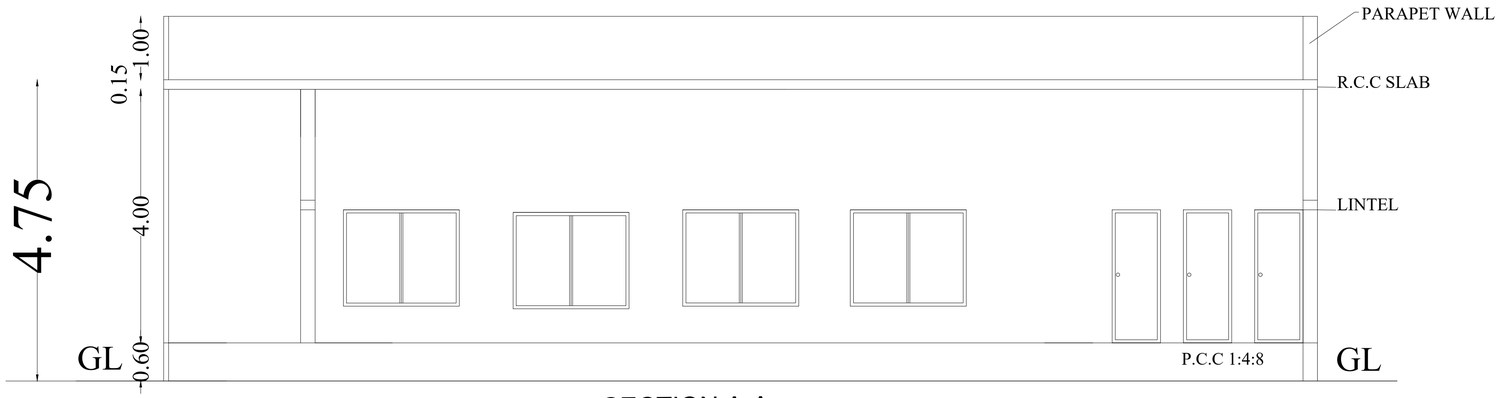
APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

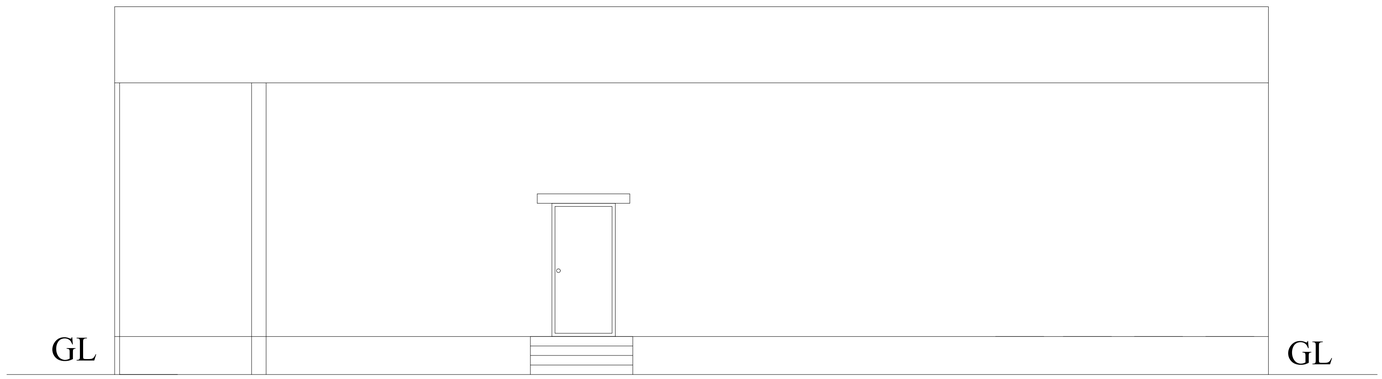
The approval as the planning authority issued it, reproduced in full behind this page.

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

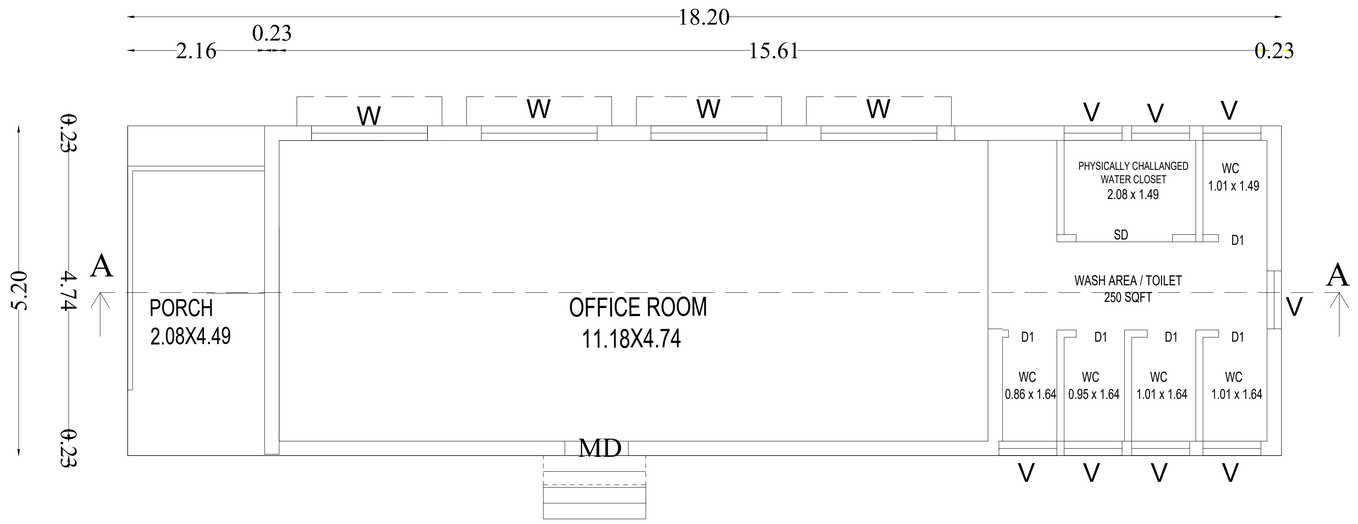
BLOCK-2



SECTION A-A



ELEVATION



GROUND FLOOR PLAN

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING(ORANGE-LIGHT ENGINEERING INDUSTRY EXCLUDING FABRICATION & FORGING)IN S.NO.18/2B2,18/4,IN NEDUNGULAM VILLAGE, RAYAPURAM UDKADAI ,RISHABAM PANCHAYAT, AND S.NO.2/1 IN THIRUVALAVAYANALLUR VILLAGE , THIRUVALAVAYANALLUR PANCHAYAT, VADIPATTI TALUK/PANCHAYAT UNION,MADURAI DISTRICT.

PROPOSED BUILT UP AREA :

S.NO	DESCRIPTION	FSI (SQ.M)	NON-FSI (SQ.M)	TOTAL (SQ.M)
1	BLOCK-01 (FACTORY BLOCK)			
	GROUND FLOOR	3568.29	-	3568.29
2	BLOCK-02 (OFFICE BLOCK)			
	GROUND FLOOR	94.64	-	94.64
	TOTAL	3662.93	-	3662.93

JOINERY DETAILS

DESCRIPTION		SIZE
RS	ROLLING SHUTTER	4.88 X 2.44
RS1	ROLLING SHUTTER	2.44 X 2.44
D1	DOOR	2.44 X 2.44
W	WINDOW	2.44 X 1.83
V	VENTILATOR	0.91 X 0.91

திட்ட அனுமதி
மனை ஒப்புதல் மற்றும் திட்ட அனுமதி மதுரை உள்ளூர் திட்ட குழுமம் மதுரை - 625017
ந.க.எண். SWP/BPA/332916/2024 உத்தரவில் கண்டுள்ளவாறு நிபந்தனைகளுக்குட்பட்டு 'A' முதல் 'J' வரை எல்லையிடப்பட்டு மனையிட ஒப்புதலும் கட்டடத்திற்கு திட்ட அனுமதியும் அளிக்கப்படுகிறது.
ம.வ/ம.உ.தி.கு.எண் : 337/2024
திட்ட அனுமதி எண்: 373C/2024

APPLICANT

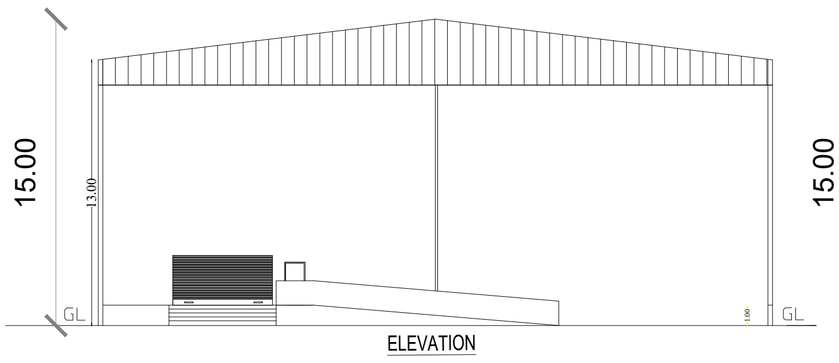
T. KARTHIK, DCE.,BE.,
Licenced Structural Engineer
Grade - II
(MLPA) (Reg.No.008/2019)

STRUCTURAL ENGINEER

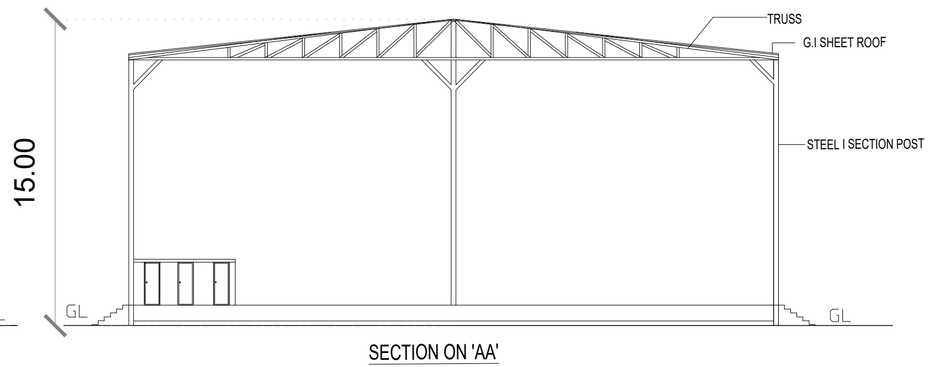
Er. K. PRASANNA, BE.
DTCP Registered Engineer
RE: 05/2022 (Cat I)
RENGA PLANNERS PVT. LTD.
Shop No.1, Kallalagar Complex
Kovil Main Road, Tallakulam
625002. Cell: 98949 84630

REGISTERED ENGINEER

BLOCK-1

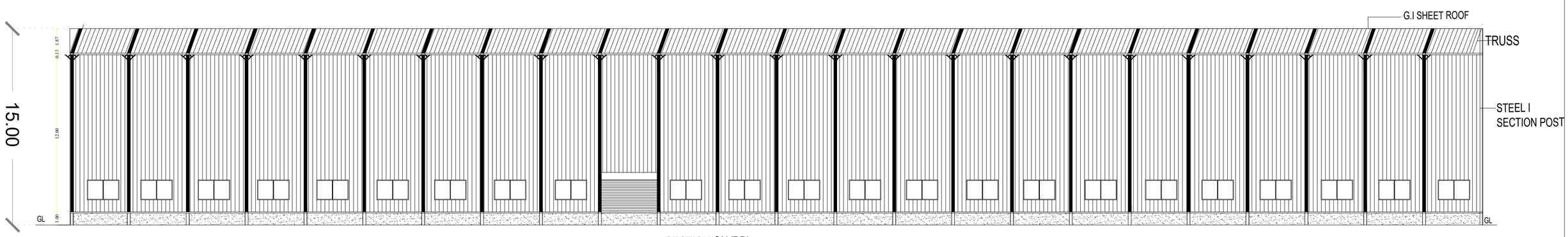


ELEVATION

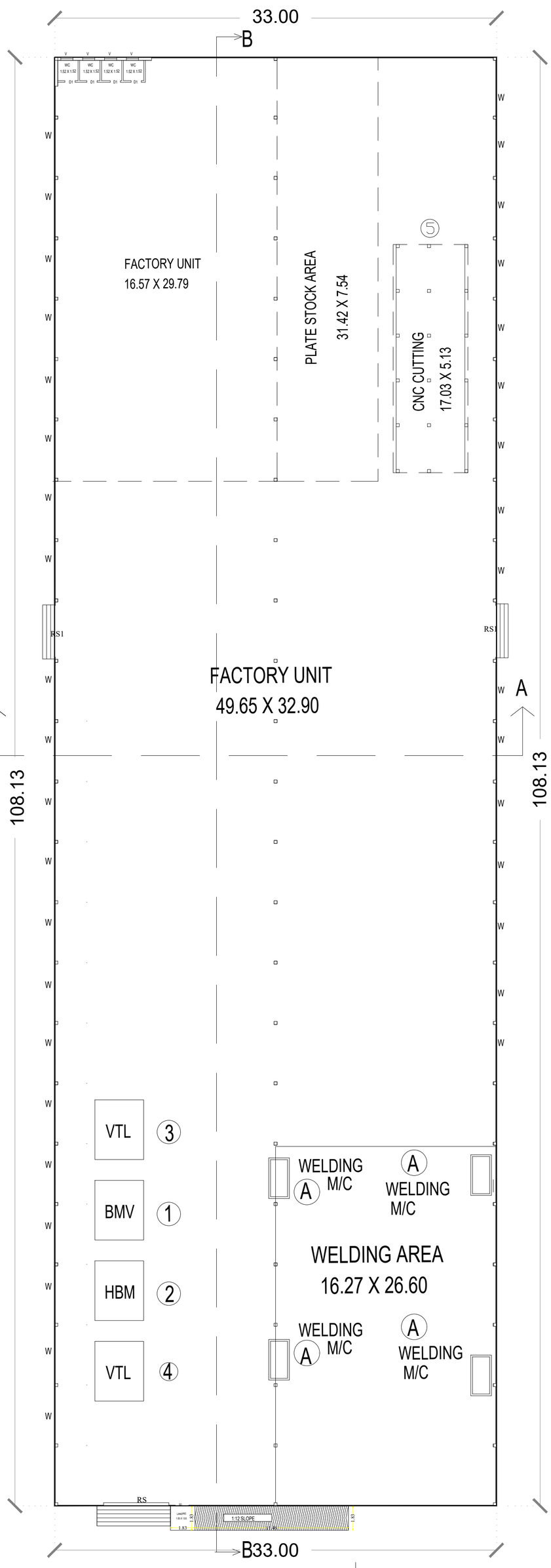


SECTION ON 'AA'

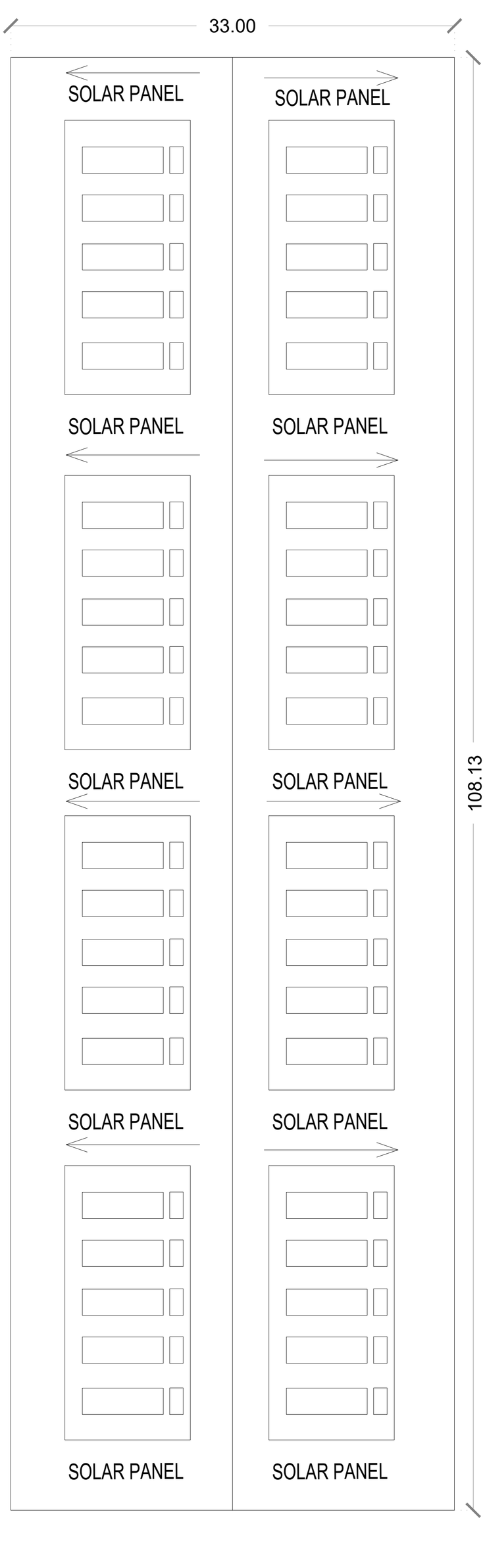
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ம.வ/ம.உ.தி.கு.எண் : 337/2024
திட்ட அனுமதி எண்: 373B/2024



SECTION ON 'BB'



GROUND FLOOR PLAN



TERRACE PLAN

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING(ORANGE-LIGHT ENGINEERING INDUSTRY EXCLUDING FABRICATION & FORGING)IN S.NO.18/2B2, 18/4,IN NEDUNGULAM VILLAGE,RAYAPURAM UDKADAI ,RISHABAM PANCHAYAT,AND S.NO.2/1 IN THIRUVALAVAYANALLUR VILLAGE ,THIRUVALAVAYANALLUR PANCHAYAT, VADIPATTI TALUK/PANCHAYAT UNION,MADURAI DISTRICT.

PROPOSED BUILT UP AREA :

S.NO	DESCRIPTION	FSI (SQ.M)	NON-FSI (SQ.M)	TOTAL (SQ.M)
1	BLOCK-01 (FACTORY BLOCK)			
	GROUND FLOOR	3568.29	-	3568.29
2	BLOCK-02 (OFFICE BLOCK)			
	GROUND FLOOR	94.64	-	94.64
	TOTAL	3662.93	-	3662.93

MACHINERY LIST

S.NO	MACHINE	HP	QTY
1	BMV 65	20	1 NOS
2	HBM	30	1 NOS
3	VTL	16	1 NOS
4	VTL	23	1 NOS
5	CNC CUTTING	10	1 NOS
6	COMPREAAOR	13	1 NOS
7	HOIST	20.0	1 NOS
8	WELDING MACHINE	7	4NOS
TOTAL (HP)		160	

JOINERY DETAILS

DESCRIPTION		SIZE
RS	ROLLING SHUTTER	4.88 X 2.44
RS1	ROLLING SHUTTER	2.44 X 2.44
SD	SLIDING DOOR	2.44 X 2.44
D1	DOOR	1.00 X 2.44
W	WINDOW	2.44 X 1.83
V	VENTILATOR	0.91 X 0.91

APPLICANT

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

STRUCTURAL ENGINEER

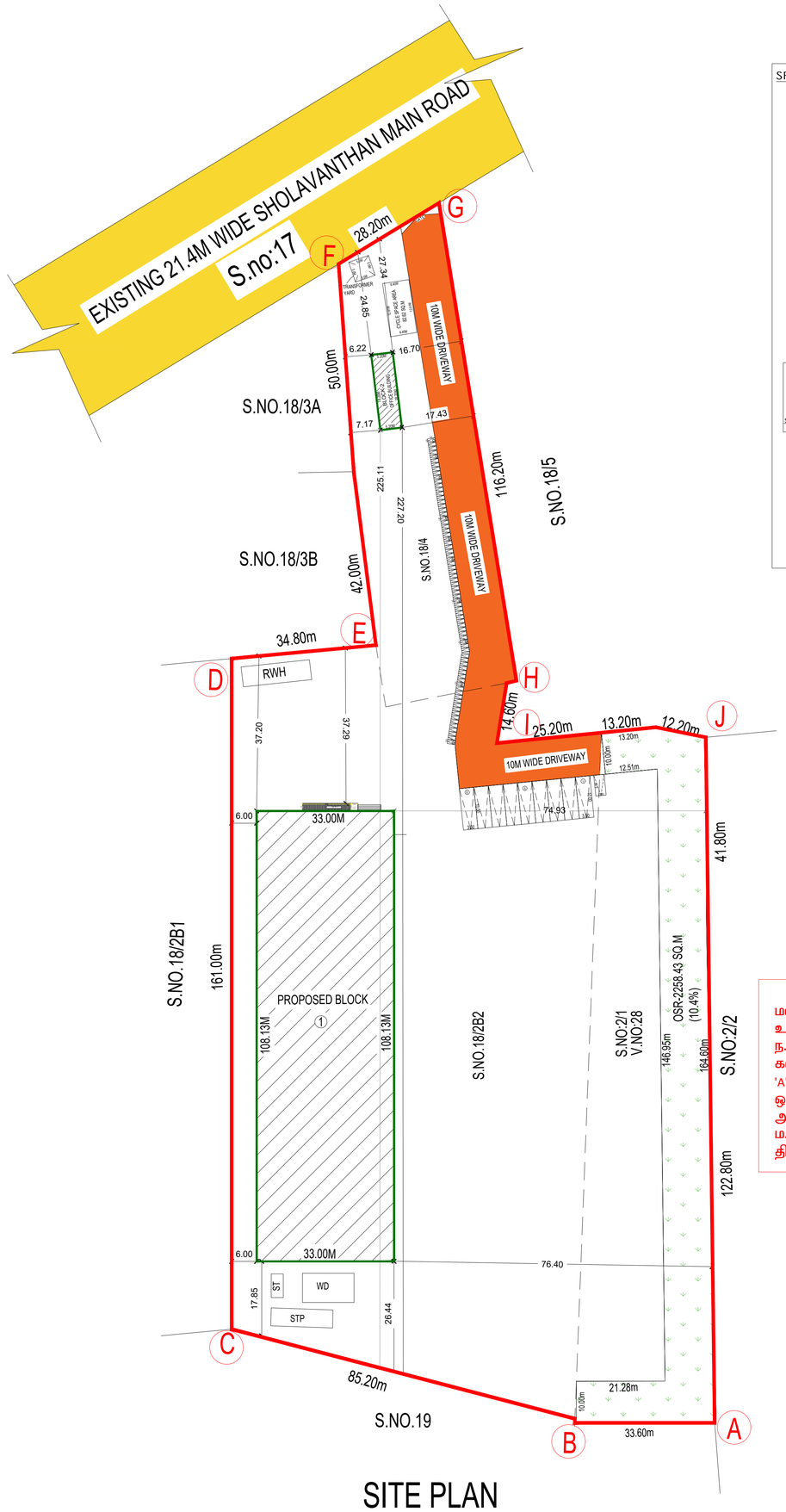
Er. K. PRASANNA, BE.
DTCP Registered Engineer
RE: 05/2022 (Gr.I)
RENGA PLANNERS PVT. LTD.
Shop No.1, Kallalagar Complex
Kovil Main Road, Tallakulam
625002. Cell: 98949 84630

REGISTERED ENGINEER

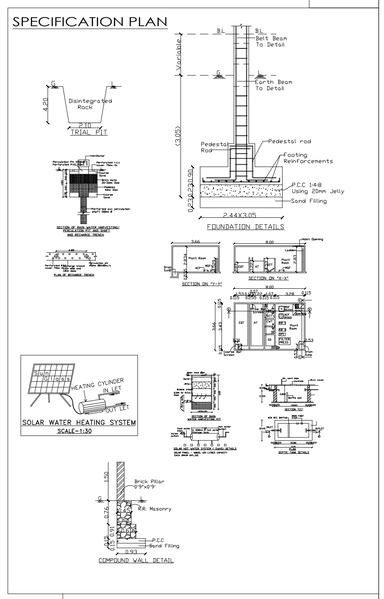
N

SHEET NO :2/3

PLAN SHOWING THE PROPOSED CONSTRUCTION OF INDUSTRIAL BUILDING(ORANGE-LIGHT ENGINEERING INDUSTRY EXCLUDING FABRICATION & FORGING)IN S.NO.18/2B2,18/4, IN NEDUNGULAM VILLAGE,RAYAPURAM UDKADAI ,RISHABAM PANCHAYAT, AND S.NO.2/1 IN THIRUVALAVAYANALLUR VILLAGE ,THIRUVALAVAYANALLUR PANCHAYAT,VADIPATTI TALUK/PANCHAYAT UNION,MADURAI DISTRICT.



SITE PLAN



NOTES:-

1. FIRE EXTINGUISHER WILL BE PROVIDED
2. EMERGENCY ALARM WILL BE PROVIDED.
3. LIGHTNING CONDUCTOR WILL BE PROVIDED.
4. SOLAR SYSTEM WILL BE PROVIDED.
5. WASTE WATER RECYCLED & USED FOR GARDEN PURPOSED.
6. RAIN WATER HARVESTING SYSTEM WILL BE PROVIDED
7. FIRST AID BOX AND EXHAUSTED FAN WILL BE PROVIDED.
8. ALL DOORS AND WINDOWS ARE OPEN OUT WARDS.
9. MECHANICAL VENTILATION TO BE PROVIDED.

SPECIFICATION :

SUPER STRUCTURE : R.C.C FRAMED STRUCTURE & FOUNDATION : R.C.C. COLUMN FOUNDATION
SLAB : R.C.C. 1:2:4 4½" TK
BEAM LINTEL SUNSHADE: R.C.C. 1:2:4
WEATHERING COURSE WITH PRESSED TILES.
ELECTRIFICATION WORK CONCEALED WIRING.
FE - FIRE EXTINGUISHER
EA - EMERGENCY ALARM
SB - SAND BUCKET

திட்ட அனுமதி
மனை ஒப்புதல் மற்றும் திட்ட அனுமதி மதுரை உள்ளூர் திட்ட குழுமம் மதுரை - 625017
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ம.வ/ம.உ.தி.கு.எண் : 337/2024
திட்ட அனுமதி எண்: 373A/2024

AREA DETAILS

AREA AS PER DOCUMENT = 21650.50 SQ.M

AREA AS PER PATTA = 21650.00 SQ.M

PROPOSED BUILT UP AREA :

S.NO	DESCRIPTION	FSI (SQ.M)	NON-FSI (SQ.M)	TOTAL (SQ.M)
1	BLOCK-01 (FACTORY BLOCK)			
	GROUND FLOOR	3568.29	-	3568.29
2	BLOCK-02 (OFFICE BLOCK)			
	GROUND FLOOR	94.64	-	94.64
	TOTAL	3662.93	-	3662.93

TOTAL FSI AREA = 3662.93 SQ.M

FLOOR SPACE INDEX = 3662.93 / 21650.00 = 0.17 < 1.50

PLOT COVERAGE AREA = 3662.93 / 21650.00 X 100 = 17.00 %

PROPOSED PARKING DETAILS :

DESCRIPTION	REQUIRED	PROVIDED
LORRY PARKING	07 NOS	09 NOS
CAR PARKING	01 NOS	01 NOS
TWO WHEELER PARKING	71 NOS	74 NOS
CYCLE PARKING	71SQ.M	82.62 SQ.M

MACHINERY LIST

S.NO	MACHINE	HP	QTY
1	BMV 65	20	1 NOS
2	HBM	30	1 NOS
3	VTL	16	1 NOS
4	VTL	23	1 NOS
5	CNC CUTTING	10	1 NOS
6	COMPREAAOR	13	1 NOS
7	HOIST	20.0	1 NOS
8	WELDING MACHINE	7	4NOS
TOTAL (HP)		139	

LABOUR DETAILS

NO.OF.MENS= 96 NOS

NO.OF.WOMENS= 04 NOS

REFERENCE

PROPOSED BLOCK

BOUNDARY

ROAD

DRIVEWAY

OSR

OSR DETAILS

O.S.R REQUIRED = 2165.05 SQ.M(10.00%)

O.S.R PROVIDED = 2258.43 SQ.M(10.43%)

APPLICANT

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

STRUCTURAL ENGINEER

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625002. Cell: 98949 84630

REGISTERED 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
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.