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.

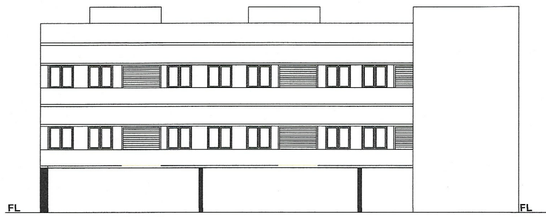
Verified RealEstate™

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

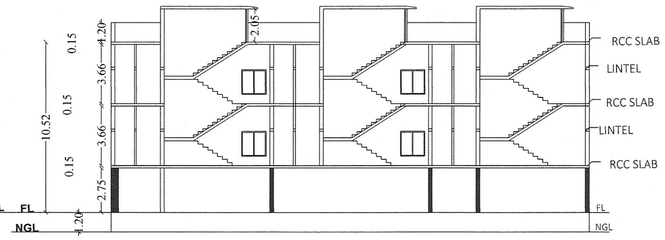
hello@verified.realestate

+91 9996 12 9996

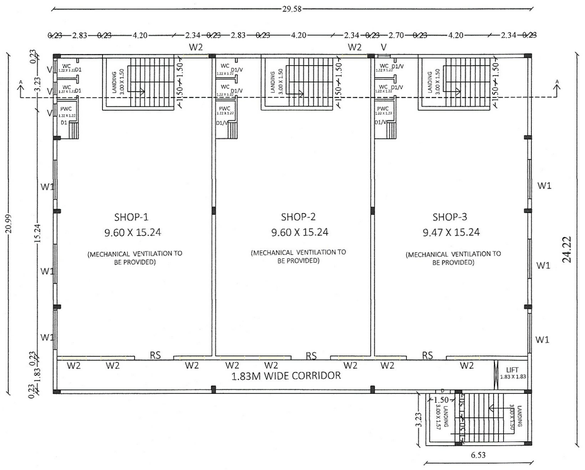
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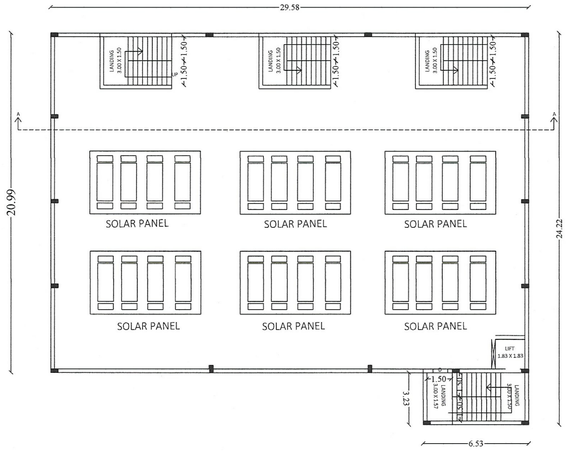
ELEVATION



SECTION ON 'AA'



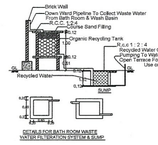
TYPICAL FIRST& SECOND FLOOR PLAN



TERRACE FLOOR PLAN

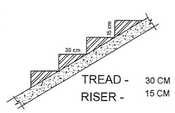
SPECIFICATION DETAILS

(NOT TO SCALE)

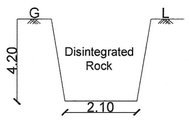




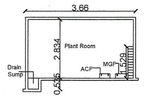
DETAILS OF STAIRCASE



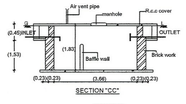
STAIRCASE DETAILS



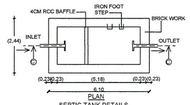
TRIAL PIT



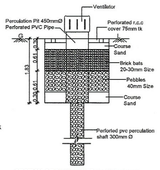
SECTION ON "Y-Y"



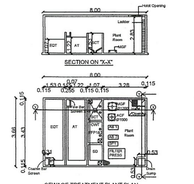
SECTION "CC"

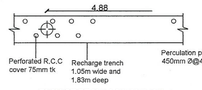


SEPTIC TANK DETAILS

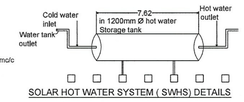


SECTION OF RAIN WATER HARVESTING/ PERCOLATION PIT AND SHAFT AND RECHARGE TRENCH



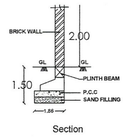


PLAN OF RECHARGE TRENCH

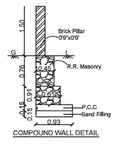


SOLAR HOT WATER SYSTEM (SWHS) DETAILS

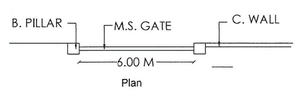
SOLAR PANEL - 40NOS, 125 LITRES CAPACITY
EACH 2MX1M INTL.SIE



Section

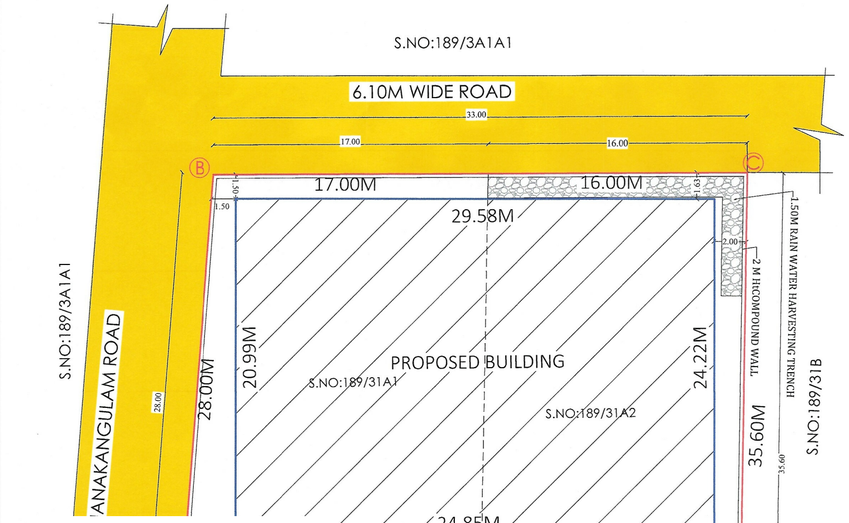


COMPOUND WALL DETAIL

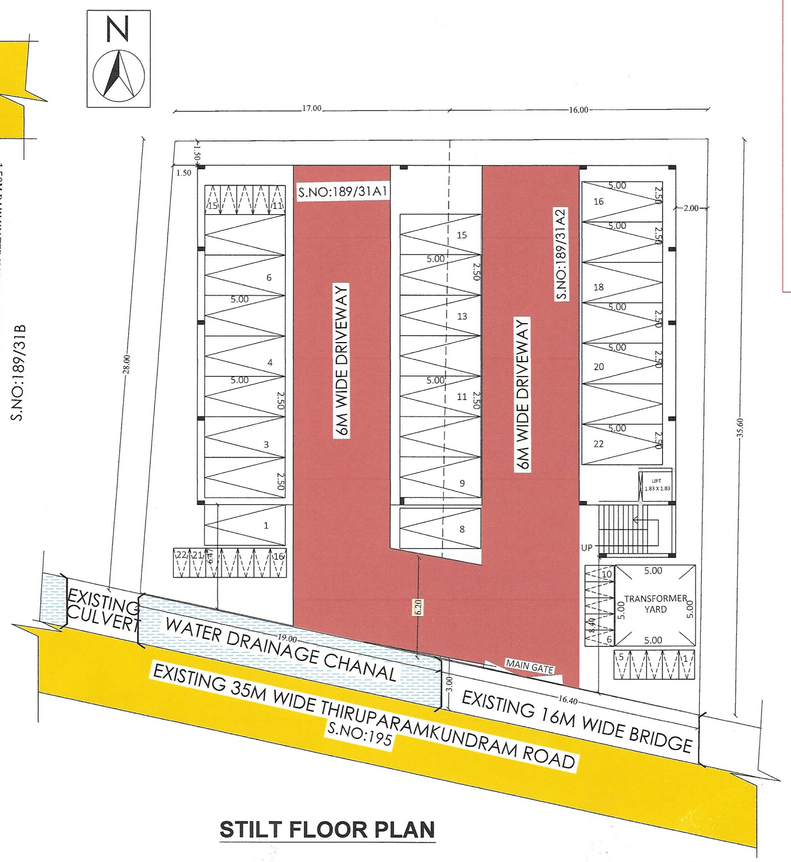


Plan

Compound Wall & Gate Details



SITE PLAN



STILT FLOOR PLAN

திட்ட அனுமதி

மனை ஒப்புதல் மற்றும் திட்ட அனுமதி மதுரை உள்ளுர் திட்டகுழுமம் மதுரை-17 ந.க.எண்: **SWP/BPA/368405/2024** உத்தரவில் கண்டுள்ளவாறு நிபந்தனைகளுக்குப்பட்டு "**A**" முதல்"**D**" வரை எல்லையிடப்பட்டு மனையிட ஒப்புதலும் கட்டிடத்திற்கு திட்ட அனுமதியும் அளிக்கப்படுகிறது.

ம.வ/ ம.உ.தி.கு.எண் :
திட்ட அனுமதி எண் : 362/2024 &399/2024

N

PLAN SHOWING THE PROPOSED CONSTRUCTIONOF COMMERCIAL BUILDING (AUTO SPARE SHOP &TILES SHOP) IN (OLD S.NO:189/2)S.NO:189/31A1&189/31A2, AT THANAKKANKULAM VILLAGE AND PANCHAYAT,THIRUPPARANKUNDRAM PANCHAYAT UNION,MADURAI DISTRICT.

AREA DETAILS

DESCRIPTION	FSI SQ.M	NON FSI SQ.M	TOTAL SQ.M
STILT FLOOR PLAN	-	636.08	636.08
FIRST FLOOR PLAN	641.90	-	641.90
SECOND FLOOR PLAN	641.90	-	641.90
HEAD ROOM AREA	-	45.96	45.96
TOTAL	1283.80	682.04	1965.84

JOINERY DETAILS

FSI = TOTAL COVERED AREA ON ALL FLOORS / SITE AREA

FSI = 1283.80 / 1087.82 = 1.18 < 2.00

PLOT COVERAGE= 641.90 / 1087.82 X 100 = 59.00%

JOINERY DETAILS

RS	ROLLING SHUTTER	2.44 X 2.44
D1	DOOR	0.76 X 2.10
W1	WINDOW	2.44 X 1.52
W2	WINDOW	1.52 X 1.52
V	VENTILATOR	0.76 X 0.60

AREA DETAILS

AS PER DOCUMENT = 1087.82 SQ.M
AS PER PATTA = 1095.00 SQ.M

DESCRIPTION	FSI SQ.M	NON FSI SQ.M	TOTAL SQ.M
STILT FLOOR PLAN	-	636.08	636.08
FIRST FLOOR PLAN	641.90	-	641.90
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FSI = 1283.80 / 1087.82 = 1.18 < 2.00

PLOT COVERAGE= 641.90 / 1087.82 X 100 = 1.18 < 2.00

REFERENCE:

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

PARKING DETAILS

CAR PARKING REQUIRED =22 nos
CAR PARKING PROVIDED =22(2 ph parking)

TWO WHEELER PARKING REQUIRED =21nos
TWO WHEELER PARKING PROVIDED =21 nos

Er.A.G.JAGADEESH, B.Tech.,
Structural Engineers (MDTCP)
Reg. No - SE-06/2021 (Gr-II)
16/16, Indira Gandhi Street,
Villapuram, Madural-625012
Cell: 8883342220

STRUCTURAL ENGINEER

M.Vignesh
M.Murugh.

APPLICANT

Er.A.Victor Samson Raj, M.E.,
Regd. Geo Tech Engineer
Reg. No: GTE 001/2020
Cell: 9500271927

GEO TECH ENGINEER

Er.N.VIJAY, B.E.,
Consulting Engineer & Register Engineer
MDTCP Registration No:RE/06/2023
Vishwanatha Nagar, K.Pudur
Madurai - 625007. Cell No:9043717943

CONSULTING 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.