

PP

APPROVAL RECORD

Planning Permission

Madurai

Madurai district, Tamil Nadu

APPROVAL TYPE

Building Plan

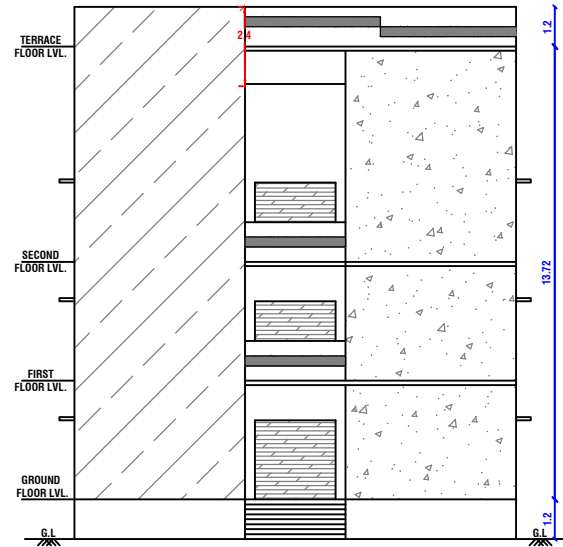
ISSUING AUTHORITY

DTCP

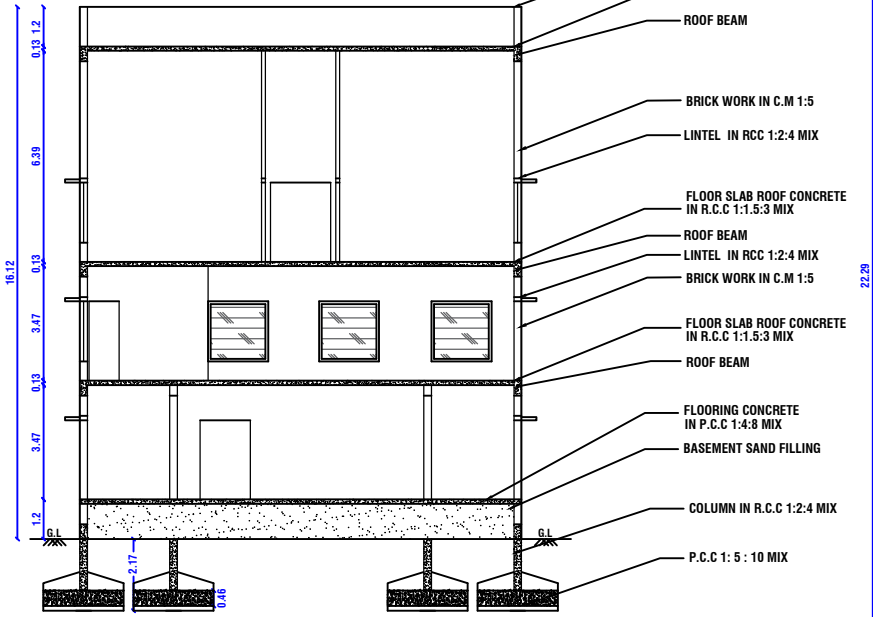
The approval as the planning authority issued it, reproduced in full behind this page.

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

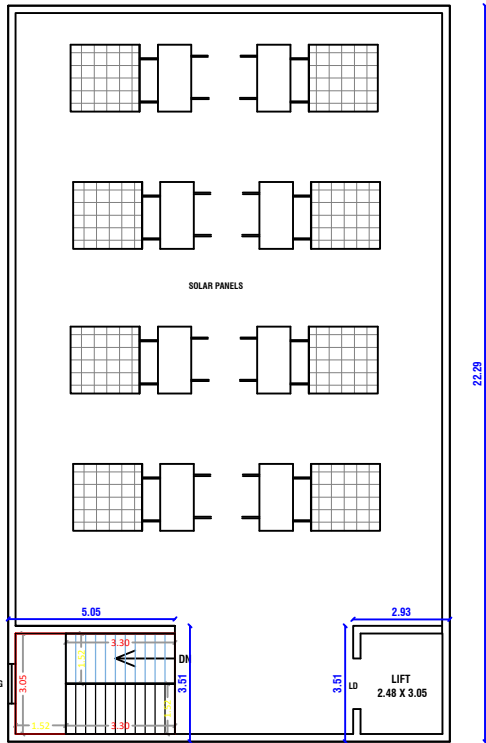
SCALE 1:100



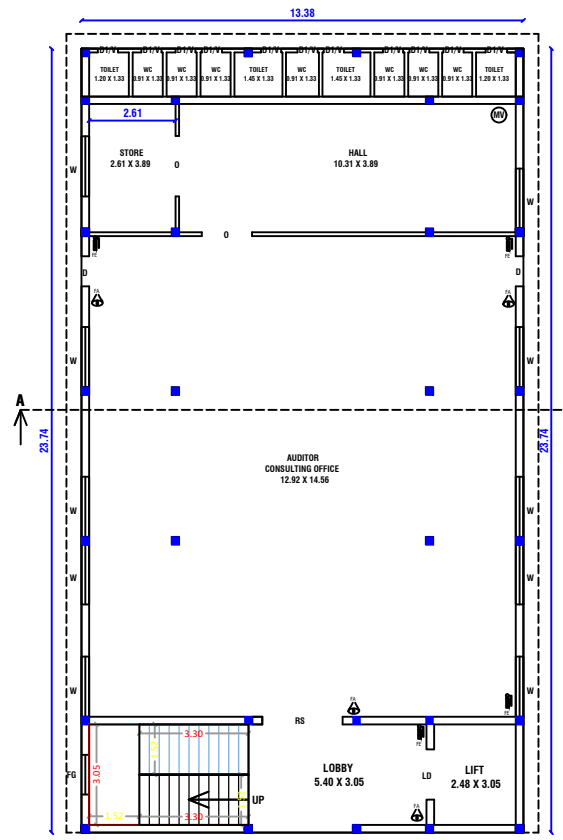
ELEVATION



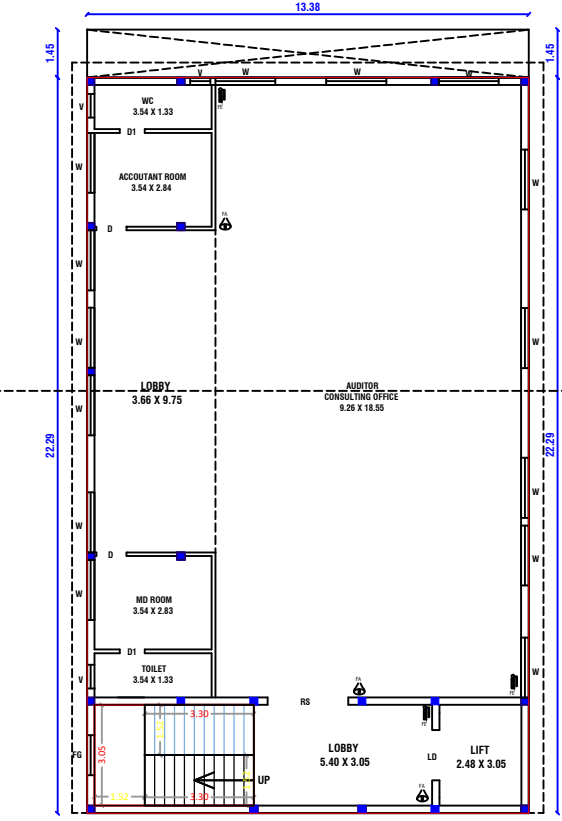
SECTION "A-A"



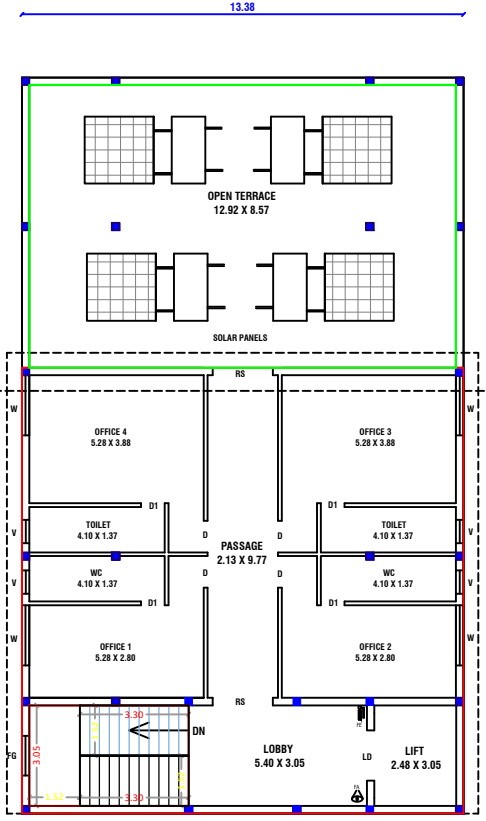
FLOOR - TERRACE
TERRACE FLOOR PLAN



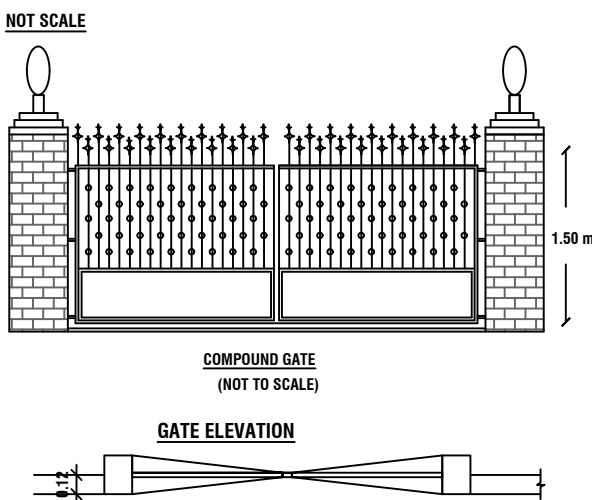
FLOOR - GROUND
GROUND FLOOR PLAN



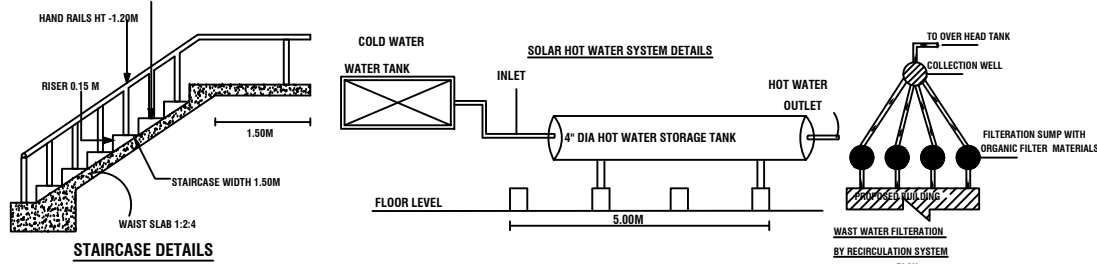
FLOOR - FIRST
FIRST FLOOR PLAN



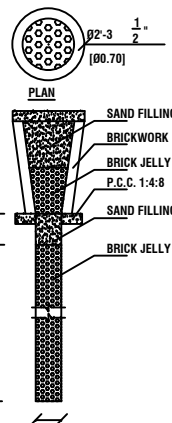
FLOOR - SECOND
SECOND FLOOR PLAN



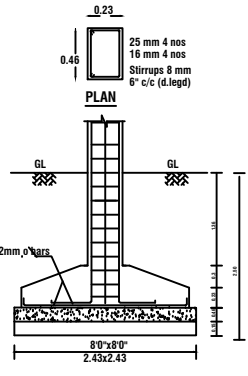
GATE ELEVATION



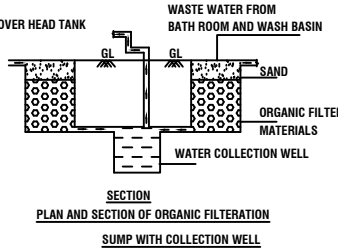
STAIRCASE DETAILS



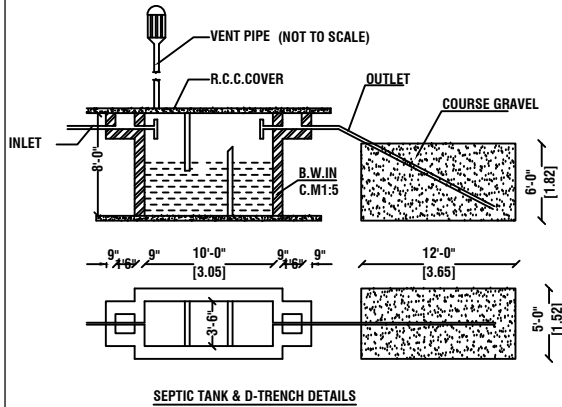
RAIN WATER HARVESTING
PERCOLATION PIT



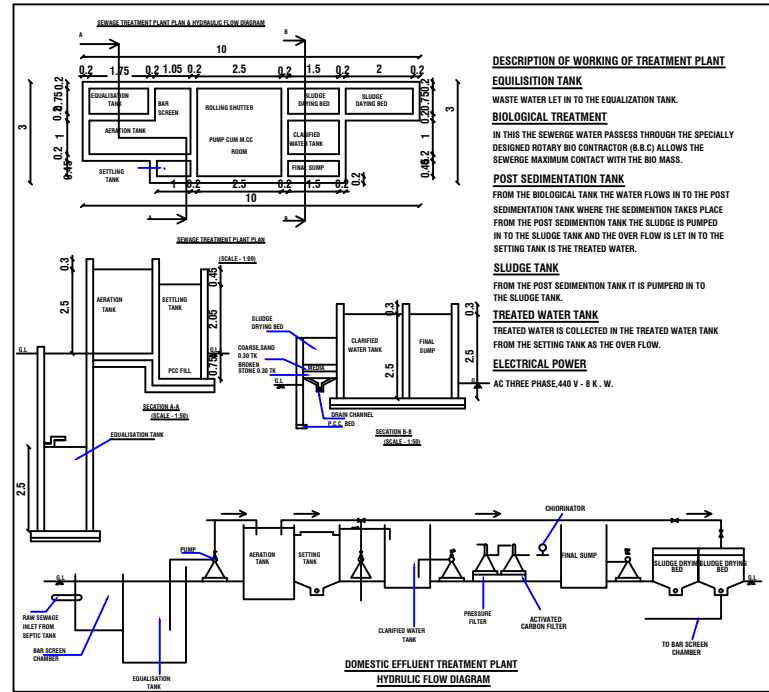
COLUMN DETAILS
(NOT TO SCALE)



PLAN AND SECTION OF ORGANIC FILTRATION
SUMP WITH COLLECTION WELL

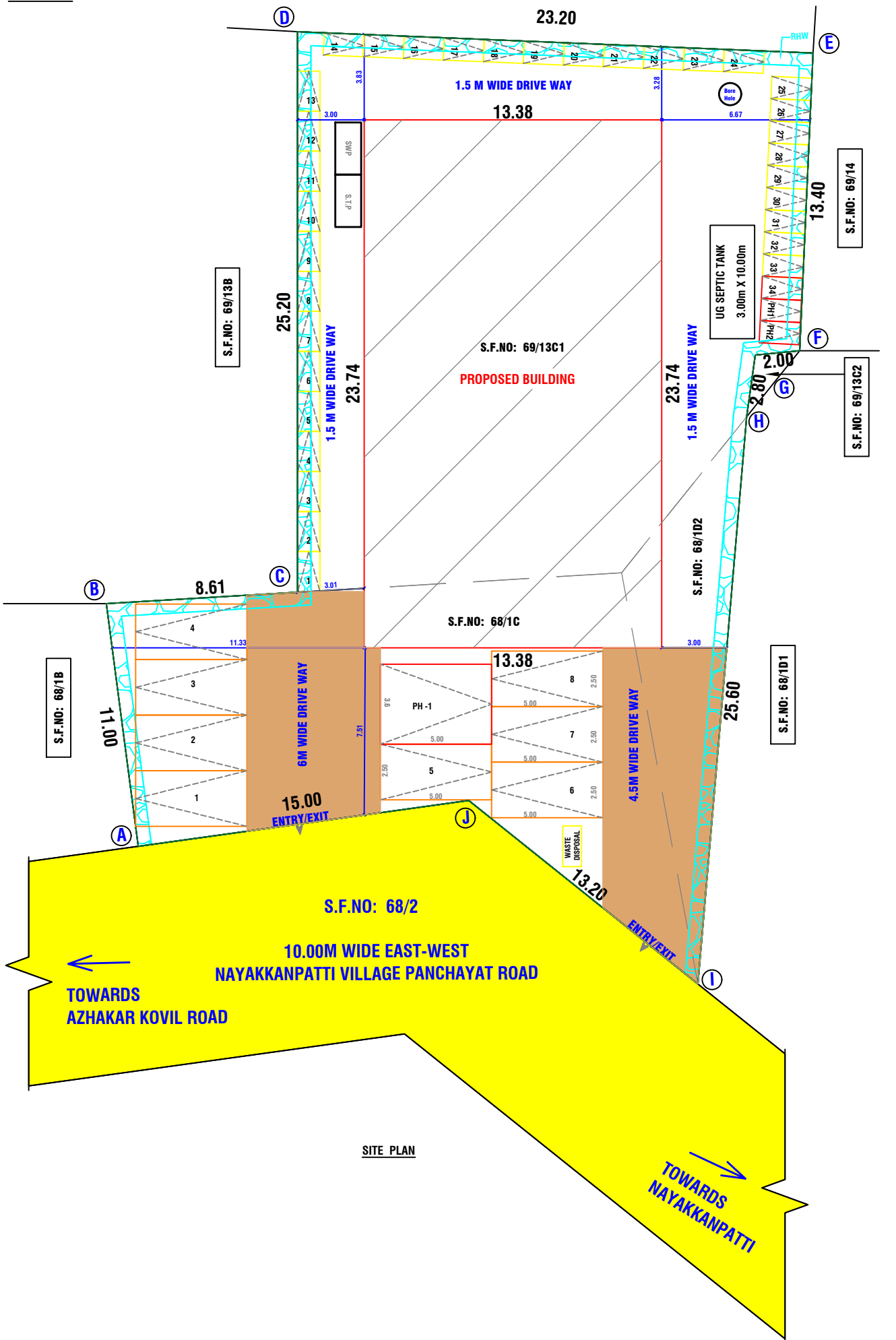


SEPTIC TANK & D-TRENCH DETAILS



DOMESTIC EFFLUENT TREATMENT PLANT
HYDRAULIC FLOW DIAGRAM

SCALE 1:100



SITE PLAN

SITE AND DETAIL PLAN SCALE 1:100

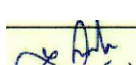
PLAN SHOWING THE PROPOSED CONSTRUCTION OF A R.C.C. ROOF COMMERCIAL BUILDING FOR PROFESSIONAL CONSULTING OFFICE IN GROUND, FIRST AND SECOND FLOORS IN S.F.NO. 68/1C, 68/1D2 & 69/13C1, AT NAYAKKANPATTI VILLAGE, MADURAI EAST PANCHAYAT UNION AND MADURAI EAST TALUK, MADURAI DISTRICT.

SITE AREA DETAILS		
SURVEY NO	AREA AS PER PATTI IN SQ.MT	REMARKS
68/1C	350.00	
68/1D2	64.00	
69/13C1	471.00	
TOTAL AREA	885.00	
AREA OF THE SITE AS PER DOCUMENT - 885 SQMT		
AREA OF THE SITE AS PER SITE - 885 SQMT		
BUILT UP AREA DETAILS		
FLOOR CALCULATION	F.S.I. AREA in Sq.mt	NON F.S.I. AREA in Sq.mt
GROUND FLOOR	317.62	----
FIRST FLOOR	298.22	----
SECOND FLOOR	180.61	----
HEADROOM AND LIFT	----	28.00
TOTAL FLOOR	796.45	824.45

FLOOR SPACE INDEX	PERCENTAGE OF SITE COVERAGE	REFERENCE :-
FSI = $\frac{\text{FSI AREA}}{\text{TOTAL SITE AREA}} = \frac{796.45}{885} = 0.89$	$\frac{\text{TOTAL AREA OF GF}}{\text{SITE AREA}} \times 100 = \frac{317.62}{885} \times 100 = 35.88\%$	EXISTING ROAD SHOWN IN - ■ BOUNDARY SHOWN IN - ■ PRO-BUILDING SHOWN IN - ■ DRIVEWAY - ■ RAIN WATER PERCOLATION BED - ■
FSI = 0.89 < 2.00		

SCHEDULE OF JOINERIES:-		PARKING REQUIREMENTS:-	
REFERENCE	IN METER	PARTICULARS	No's
RS	ROLLING SHUTTER 2.44 X 2.40	CAR PARKING - REQUIRED	8+1 PH
D	DOOR 1.00 X 2.40	CAR PARKING - PROVIDED	8+1 PH
D1	DOOR 0.91 X 2.40	TWO WHEELER PARKING - REQUIRED	34+2 PH
LD	LIFT DOOR 1.52 X 2.40	TWO WHEELER PARKING - PROVIDED	34+2 PH
W	WINDOW 1.82 X 1.82		
V	VENTILATOR 0.91 X 0.61		

- NOTE:
- ALL DIMENSIONS ARE IN METER
 - EXHAUST FAN [MECHANICAL VENTILATION] TO BE PROVIDED
 - STORM WATER DRAINAGE SYSTEM PROVIDED.
 - RAIN WATER HARVESTING/CONSERVATION OF RAIN WATER STRUCTURES TO BE PROVIDED.
 - BATH AND WASH BASIN WATER TREATED AND REUSE TO TOILET AND GARDENING PURPOSE.
 - RAIN WATER RECYCLING SYSTEM TO BE PROVIDED.
 - FIRE PROTECTING AND FIRE EXTINGUISHER SYSTEM PROVIDE.
 - FE- FIRE SAFETY MEASURES PROVIDED.
 - FA- FIRE ALARM PROVIDED
 - EMERGENCY ALARM TO BE PROVIDE.
 - 1/3rd AREA OF THE TOTAL TERRACE AREA TO BE RESERVED FOR ERECTING SOLAR PHOTO VOLTAIC PANELS
 - LIGHTENING PROTECTION TO BE PROVIDED.
 - SOLAR ASSISTED WATER HEATING SYSTEM TO BE PROVIDED.
 - SOLID WASTE TUB TO BE PROVIDED.
 - SULLAGE WATER USE TO GARDEN PURPOSE.
 - DRINKING WATER FACILITIES AS PER CORPORATION NORMS PROVIDED.
 - INSTALLATION OF CCTV UNITS PROVIDED.
 - ACOUSTICS, SOUND INSULATION and NOISE CONTROL SYSTEM TO BE PROVIDED.

NAME OF THE OWNER :	
Mr. S. SANTHANA KRISHNAN, S/o Mr. SANMUGAM.	
REGISTERED ENGINEER	REGISTERED GEOTECHNICAL ENGINEER
 Er. Manivel, S.E. P.O. No. 001, Consulting/Registered Engineer, DTCR Reg. No. 001/2019, S. 002/200003, 1000C, 2nd Floor, Karandevi Tower, Covvi Main Road, Karur - 639 001.	 Er. K. GANAPATHI, S.E. (Soil Mech), F.I.E., F.I.V., D.Litt., (USA), REGISTERED Geo-Tech Engineer / Chartered Engineer (CMA Regn No. 017/19/04/022) (DTCR Regn No. 001/2019/04/022) (DTCR Regn No. 001/2019/04/022) Geotechnical Consultant, (Regn. No. 330242234826) No. 22, Thomas Street, Narmada, Madurai - 625 002.
REGISTERED STRUCTURAL ENGINEER	
 Ln. Er. M. Karunakaran S.E. (Civil), M.E. (Struct), M.E. (Soil Mech), P.V.B.G.L., Chartered Engineer & Geo Tech Consultant, Structural Engineer & Court Valuer H-13, 1st Floor, TNHS Colony Sector-3 Veera Complex, Near Anayirur Bustand, Madurai-625017.	

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

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



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.

