Verified RealEstate™

REFERENCE
SWP/BPA/400818/2024

ISSUED
06 December 2024

PP APPROVAL RECORD

Planning Permission

Madurai

Madurai district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

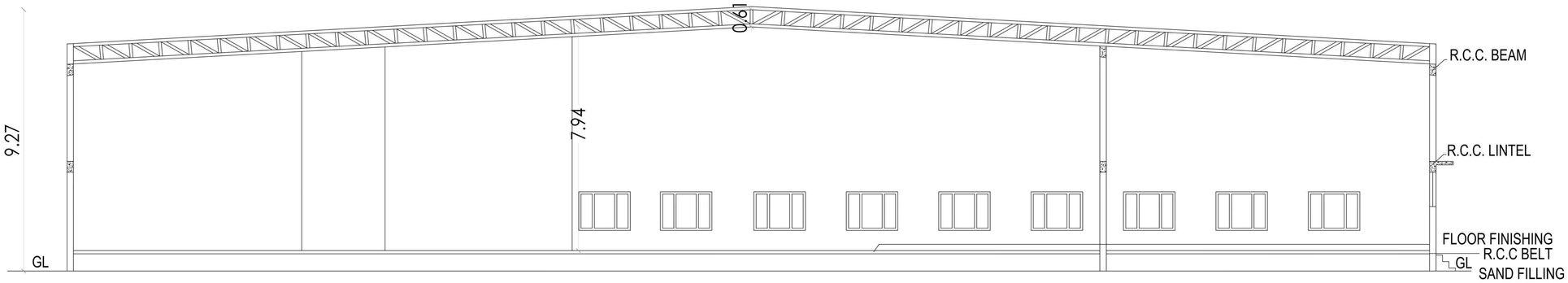
The approval as the planning authority issued it, reproduced in full behind this page.

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

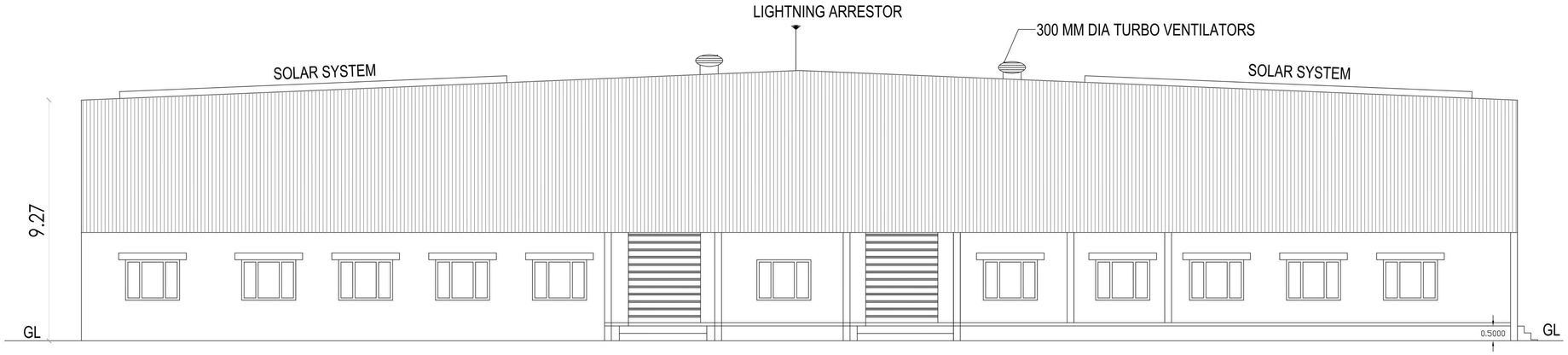
Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate
+91 9996 12 9996
verified.realestate

DIGITALLY VERIFIED RECORD



SECTION-"AA"



ELEVATION

திட்ட அனுமதி

மனை ஒப்புதல் மற்றும் திட்ட அனுமதி மதுரை உள்;ர் திட்டகுழுமம் மதுரை-17 இணையதள எண். SWP/BPA/400818/2024 உத்தரவில் கண்டுள்ளவாறு நிப்பந்தனைகளுக்குப்பட்டு மனையிடத்திற்கு "A" to "I" என எல்லையிடப்பட்டு மனையிட ஒப்புதலும் மற்றும் கட்டிடத்திற்கு திட்ட அனுமதி அளிக்கப்படுகிறது.

ம.வ ம.உ.தி.கு எண்.68/2024

திட்ட அனுமதி எண். 409/2024

SHEET NO:2

REVISED PLAN SHOWING THE PROPOSED CONSTRUCTION OF COMMERCIAL COLD STORAGE BUILDING IN UDR.S.NO:18/2A2C1A, 18/2A2D1, 18/5, PATTA SUBDIVISION RS.NO: 18/5, 18/7, 18/8 AT VANDIYUR 1st BIT VILLAGE, MADURAI EAST TALUK, MADURAI CORPORATION, MADURAI DISTRICT.

SCALE 1:100

SITE AREA DETAILS

AS PER DOCUMENT/PATTA AREA - 4532.45 SQ.M (or) (1 Acre, 12cent)

AS PER FMB/PLR PLOT EXTENT AREA - 4496.48 SQ.M

AS PER SUPER IMPOSED AREA - 4496.48 SQ.M

N

Old Online Application Number:SWP/BPA/010825/2023

New Online Application Number:

SITE SUPER IMPOSED EXTENT - 4496.48 Sq.m

Descriptions	Build up Area	Deduction Area	Total Area	FSI	Non FSI Area
	Sqm	Sqm	Sq.m	Sq.m	Sq.m
Area of the Ground Floor	2104.96	--	2104.96	2104.96	---
Total Area	2104.96	--	2104.96	2104.96	---

FLOOR SPACE INDEX = $\frac{2104.96}{4496.48}$ = 0.46<2.0

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 EXTINGUISHER TO BE PROVIDED.
7)EA- EXTINGUISHING ALARM TO BE PROVIDED.
8)MV- MECHANICAL VENTILATION TO BE PROVIDED.

No. of Lorry Parking Required — 04 Nos

No. of Lorry Parking Provided — 04 Nos

REFERENCE:

SITE BOUNDARY | PROPOSED BUILDING | CHANNEL

EXISTING ROAD | DRIVE WAY

JOINERY DETAILS

R.S	ROLLING SHUTTER	2.44 x 3.05
D	DOOR	1.52 x 2.13
D1	DOOR	0.76 x 2.13
W	WINDOW	1.83 x 1.22
V	VENTILATOR	0.76 x 0.60

OFFICE USE

Er.K.KARTHIKAI KUMAR, B.E.,
TLPA / RCE 02/2021
69/2, V.R.S. Complex, Sivaganga Main Road,
Near Anna Bus Stand, Madurai-20
Cell: 98651 51000

CONSTRUCTION ENGINEER

Er.V.I.PRADHEEP, M.E.(STRU)..,
MDTCP / SE(I)04 / 2022
347, NR Tower, First Floor,
Suguna Store Junction
Madurai-20. Cell: 9943243331

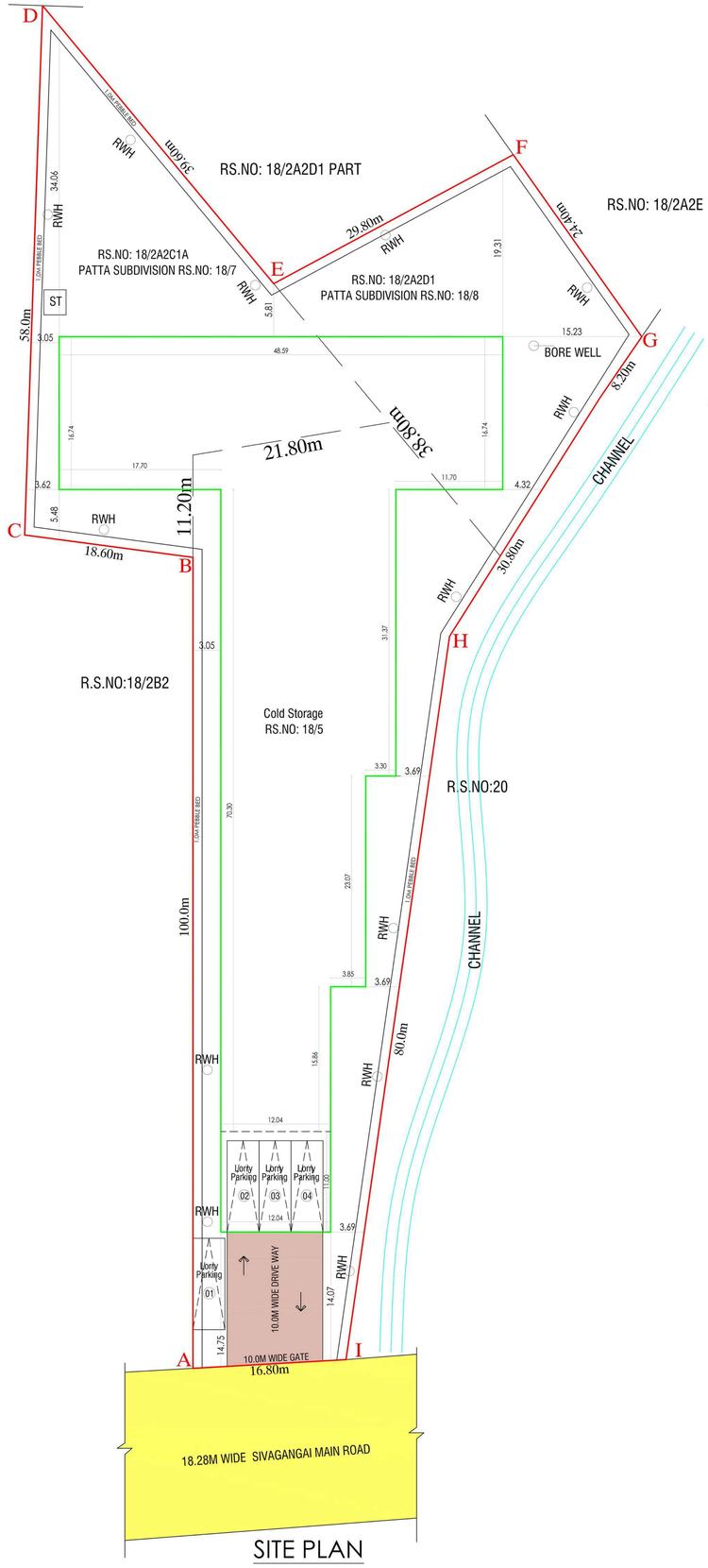
STRUCTURAL ENGINEER

APPLICANT

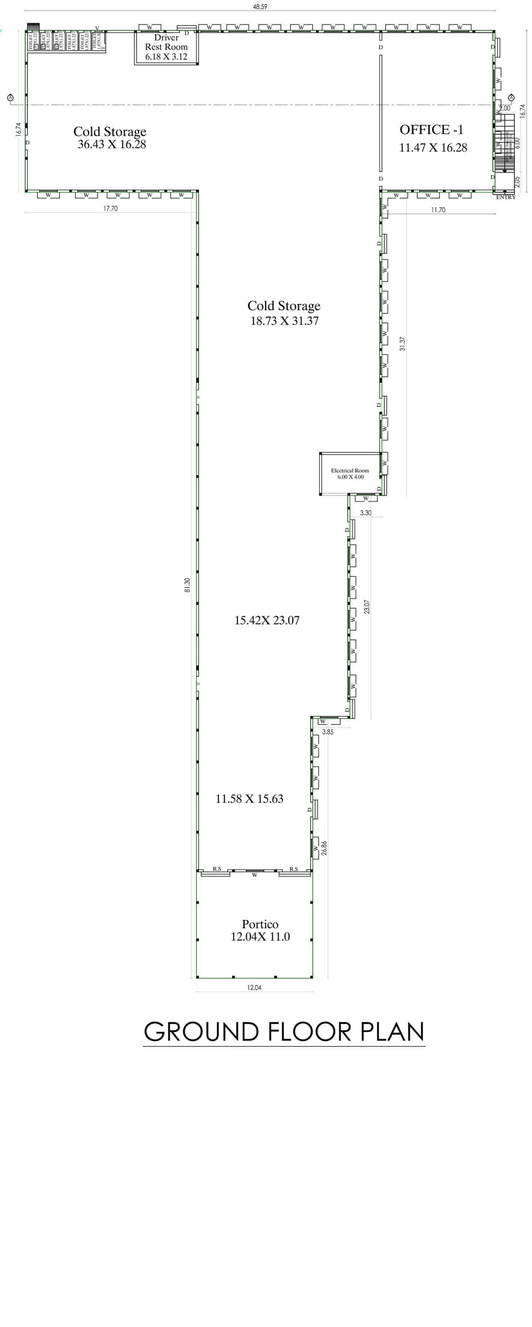
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MLPA/RE(II)08/2020
69/2, V.R.S. Complex, Sivaganga Main Road,
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Cell: 98651 51000

ENGINEER

V.NO:91 MELAMADAI IInd BIT



SITE PLAN



GROUND FLOOR PLAN

திட்ட அனுமதி

மனை ஒப்புதல் மற்றும் திட்ட அனுமதி மதுரை உள்;ர் திட்டகுழுமம் மதுரை-17 இணையதள எண். SWP/BPA/400818/2024 உத்தரவில் கண்டுள்ளவாறு நிப்பந்தனைகளுக்குப்பட்டு மனையிடத்திற்கு "A" to "I" என எல்லையிடப்பட்டு மனையிட ஒப்புதலும் மற்றும் கட்டிடத்திற்கு திட்ட அனுமதி அளிக்கப்படுகிறது.

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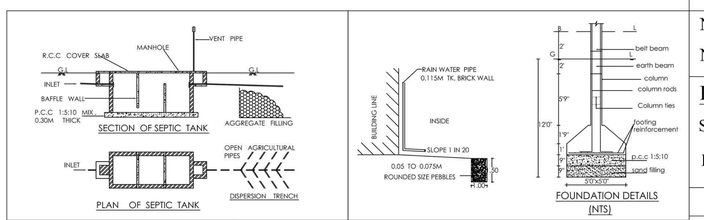
NOTE:

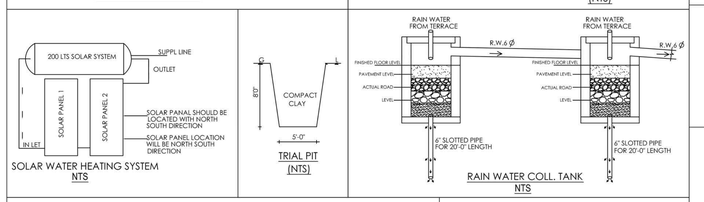
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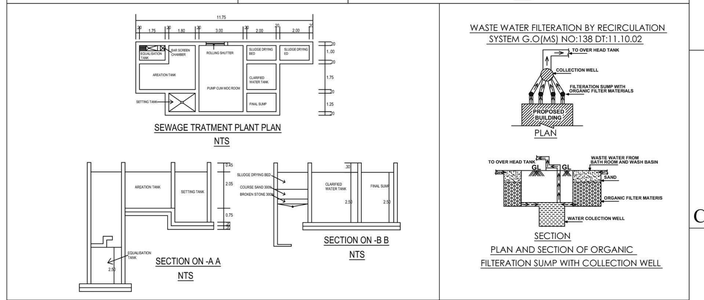
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Cell: 98651 51000

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.