PP APPROVAL RECORD

Planning Permission

Madurai

Madurai district, Tamil Nadu

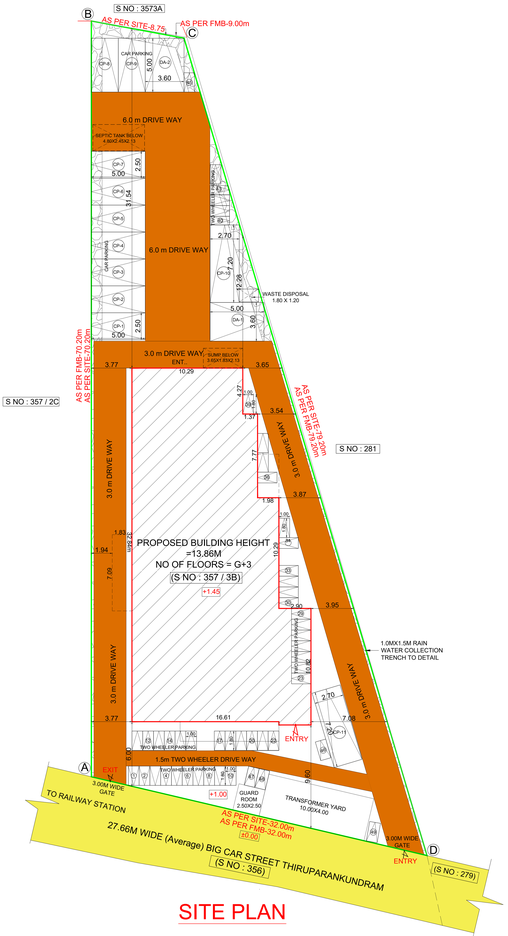
APPROVAL TYPE
Building Plan

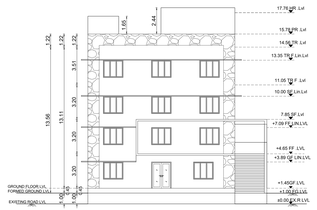
ISSUING AUTHORITY
DTCP

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

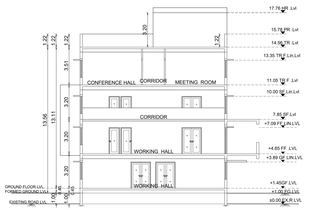
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

PLAN SHOWING THE PROPOSED COMMERCIAL PROFESSIONAL OFFICE BUILDING (G+3) IN S.F.NO. 357/3B AT THIRUPPARANKUNDRAM TOWN / VILLAGE , THIRUPPARANKUNDRAM TALUK, MADURAI CORPORATION.





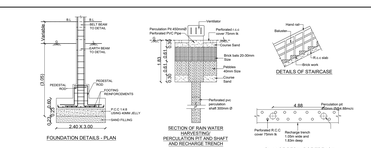
ELEVATION

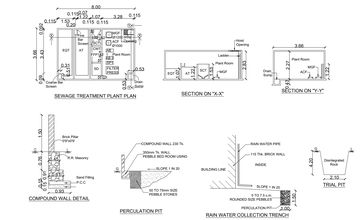


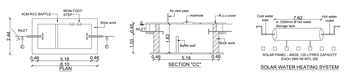
SECTION X-X

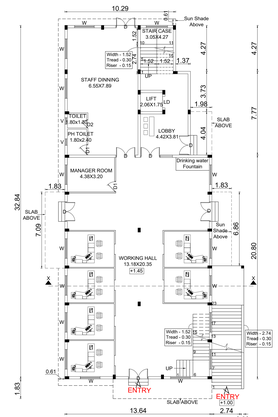


KEY PLAN
NOT TO SCALE

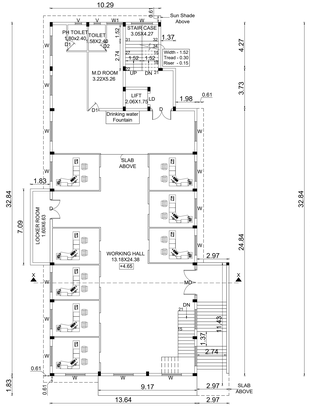




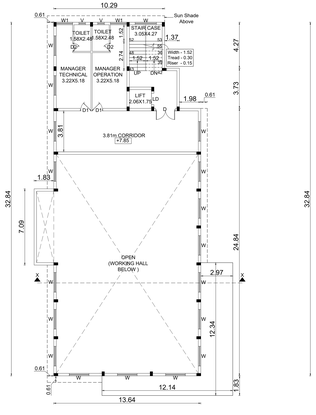




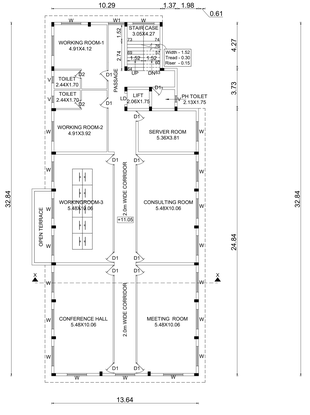
GROUND FLOOR PLAN



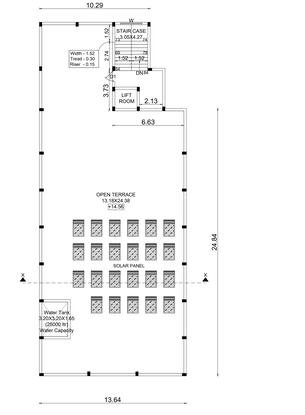
FIRST FLOOR PLAN



SECOND FLOOR PLAN



THIRD FLOOR PLAN



TERRACE FLOOR PLAN

திட்ட அனுமதி

மனை ஒப்புதல் மற்றும் திட்ட அனுமதி
மதுரை உள்ளூர் திட்ட குழுமம், மதுரை - 625017.
ந.க. எண். SWP/BPA/401989/2024 உத்தரவில் கண்டுள்ளவாறு
நிபந்தனைகளுக்கு உட்பட்டு "முதல் மாடியிடப்பட்டு மனையிட ஒப்புதலும் கட்டிடத்திற்கு திட்ட அனுமதியும் அளிக்கப்படுகிறது
ம. வ/ ம.உ.திகு. எண். 386/2024
திட்ட அனுமதி எண். 428/2024

NOTE:
1. ALL DIMENSIONS ARE IN METERS.
2. SOLAR WATER HEATING SYSTEM TO BE PROVIDED IN TERRACE FLOOR.
4. RAIN WATER HARVESTING TO BE PROVIDED IN SITE.
5. STP AND RECYCLING UNIT OF WASTE WATER TO BE PROVIDED IN THE SITE.
6. STRUCTURE IS SAFE FOR EARTHQUAKE.
7. FE:FIRE EXTINGUISHING SYSTEM PROVIDED IN ALL FLOORS.

FMB BOUNDARY	-	
SITE BOUNDARY	-	
EXISTING ROAD	-	
PROPOSED BUILDING	-	
RWH TRENCH	-	
DRIVE WAY	-	

APPLICANT

REGISTERED ARCHITECT

Dr.T.MAVILIYANANAN, M.E(Struct),,A.I.I.Arch.,Ph.D(Transp)
REGISTERED ARCHITECT / STRUCTURAL ENGINEER / CHARTERED ENGINEER / PANEL VALUER
Registration(COA) No:CA/2001 / 28531.
Structural Engineer SEO15/2019(Grade-1)
6/13, Kamaraj Nagar 4th Street, Tallakulam, Madurai-625 002.

REGISTERED STRUCTURAL ENGINEER

Dr.T.MAVILIYANANAN, M.E(Struct),,A.I.I.Arch.,Ph.D(Transp)
REGISTERED ARCHITECT / STRUCTURAL ENGINEER / CHARTERED ENGINEER / PANEL VALUER
Registration(COA) No:CA/2001 / 28531.
Structural Engineer SEO15/2019(Grade-1)
6/13, Kamaraj Nagar 4th Street, Tallakulam, Madurai-625 002.

PLAN	SHEET NO : 1/1

SITE PLAN FLOOR PLAN , ELEVATION & SECTION

(PLANNING AREA)

AREA STATEMENT

AREA OF THE SITE(AS PER DOCUMENT)			1417.70 Sq.m
AREA OF THE SITE(AS PER PATTA)			1417.70 Sq.m
AREA OF THE SITE(AS PER SITE)			1402.05 Sq.m
FLOOR AREA	FSI	NON FSI	TOTAL
GROUND FLOOR AREA	450.41	---	450.41
FIRST FLOOR AREA	439.22	---	439.22
SECOND FLOOR AREA	145.63	---	145.63
THIRD FLOOR AREA	426.26	---	426.26
TERRACE FLOOR AREA		22.86	22.86
TOTAL	1461.52	22.86	1484.38
FLOOR SPACE INDEX (F.S.I)	1461.52 /1402.05		1.04< 2
PLOT COVERAGE (PC)	450.41 / 1417.00 X 100		31.80<50 %

PARKING STATEMENT

CAR PARKING (REQUIRED)	13 NOS
CAR PARKING (PROVIDED)	13 NOS
TWO WHEELER PARKING (REQUIRED)	49 NOS
TWO WHEELER PARKING (PROVIDED)	49 NOS

JOINERIES DETAILS

MD	MAIN DOOR	2.40 X 2.44
D	DOOR	1.83 X 2.44
D1	DOOR	0.99 X 2.44
D2	DOOR	0.76 X 2.44
LD	LIFT DOOR	0.76 X 2.44
W	WINDOW	1.83 X 1.60
W1	WINDOW	1.52 X 1.60
V	VENTILATOR	0.61 X 0.76

(ALL DIMENSIONS ARE IN METER)
(SCALE : 1: 100)

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.