Verified RealEstate™

REFERENCE
84/2026-2027

ISSUED
17 July 2026

PP APPROVAL RECORD

Planning Permission

Madurai district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Town Panchayat

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

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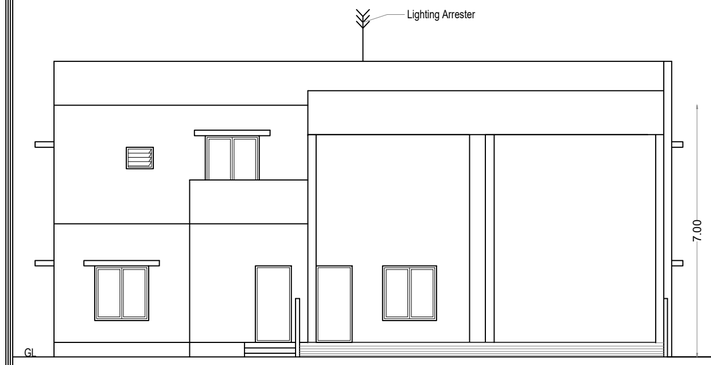
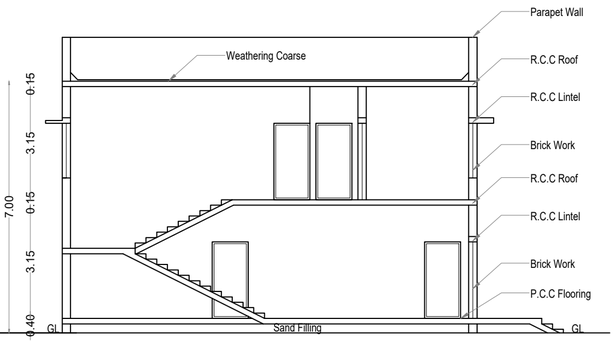
DIGITALLY VERIFIED RECORD

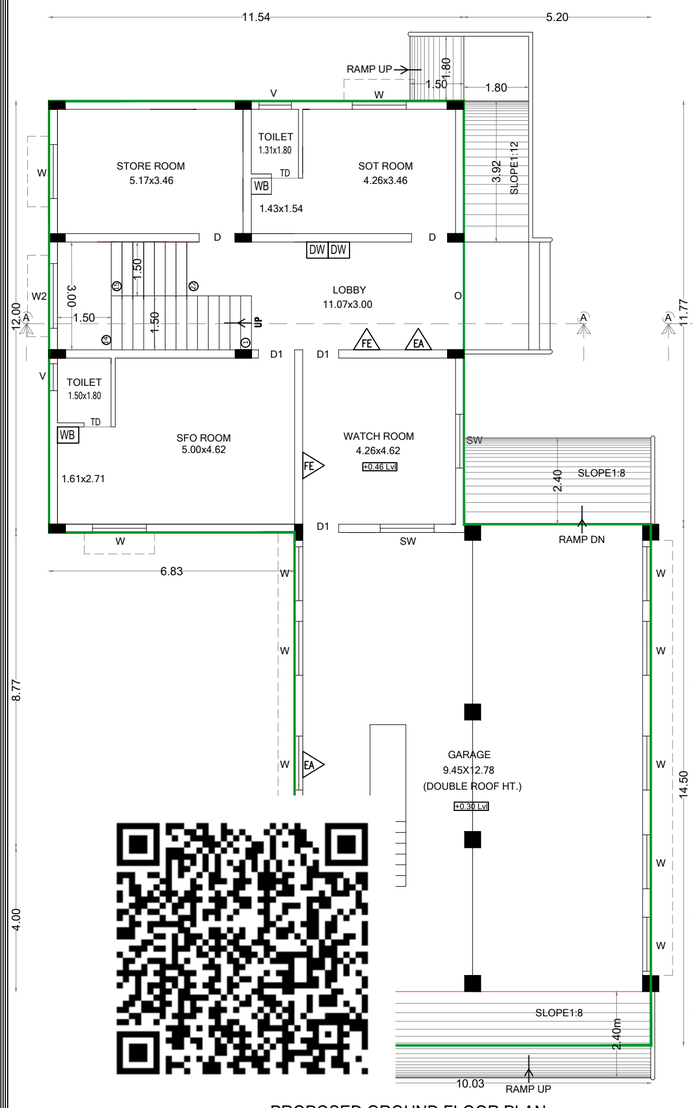
PLAN SHOWING THE EXISTING CONSTRUCTION OF FIRE AND RESCUE SERVICE STATION (GOVERMENT OFFICE) BUILDING IN S.NO : 364/ 72, KULASEKARAN KOTTAI VILLAGE, VADIPATTI TALUK,MADURAI DISTRICT. SCALE (1:100)



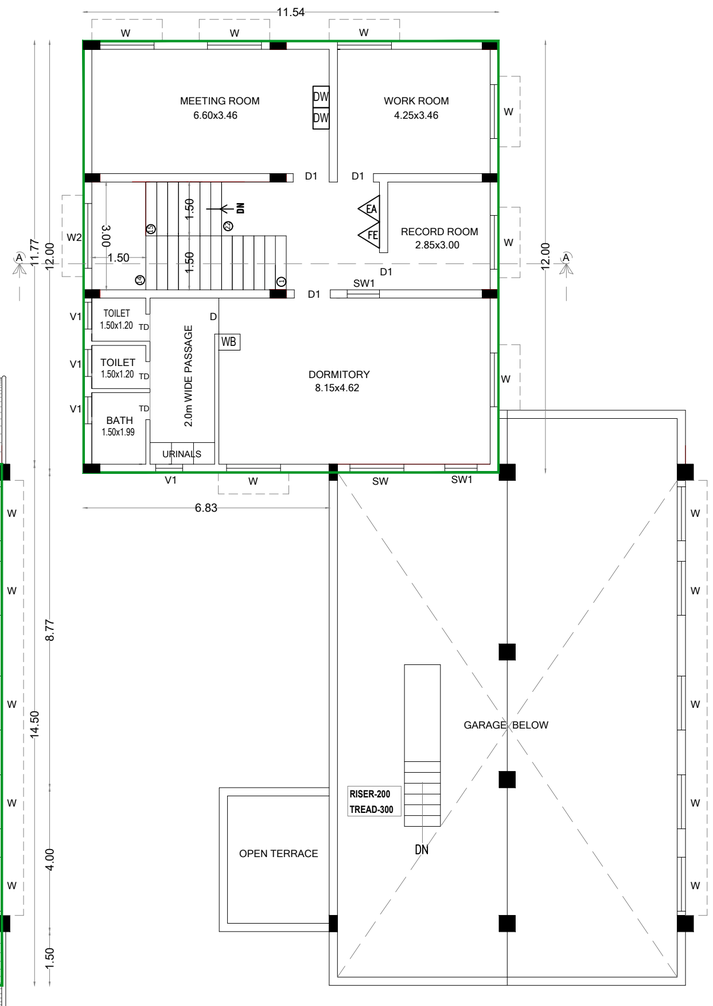
FRONT ELEVATION



SECTION ON A-A



PROPOSED GROUND FLOOR PLAN

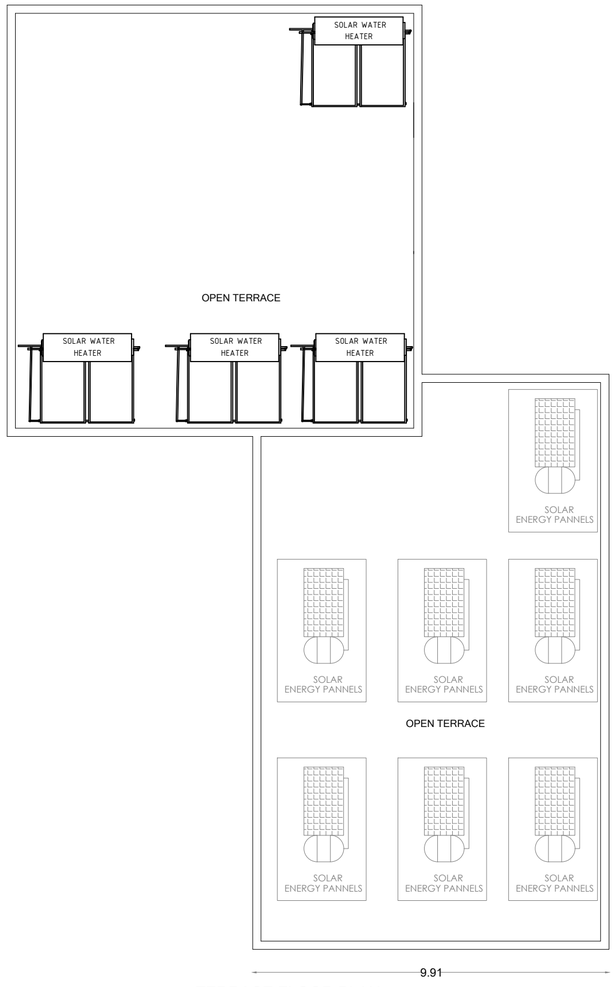


PROPOSED FIRST FLOOR PLAN

திட்ட அனுமதி

மனை ஒப்புதல் மற்றும் திட்ட அனுமதி மதுரை உள்ளூர் திட்டகுழுமம் மதுரை-17 ந.க.எண்:SWP/BPA/542166/2026/TCP உத்தரவில் கண்டுள்ளவாறு நிபந்தனைகளுக்குப்பட்டு 'A' முதல் 'F' வரை எல்லையிடப்பட்டு மனையிட ஒப்புதலும் கட்டிடத்திற்கு திட்ட அனுமதியும் அளிக்கப்படுகிறது.

ம.வ/ம.உ.தி.கு எண் :312/2026
திட்ட அனுமதி எண் :333/2026



TERRACE FLOOR PLAN

AREA DETAILS

AREA OF THE SITE (AS PER PATTA)	1500.00 Sqm
PROPOSED BLOCK -1 (FIRE AND RESCUE SERVICE STATION)	
HEIGHT OF THE BUILDING 7.05m Ht	

FLOOR DETAILS	FSI AREA Sqm	NON FSI AREA Sqm	TOTAL AREA Sqm
GROUND FLOOR AREA	293.51	-	293.51
FIRST FLOOR AREA	138.48	-	138.48
	-		
TOTAL AREA	431.99	-	431.99

FSI RATIO: TOTAL FSI AREA / SITE AREA <2.00 — 431.99 / 1500.00 — 0.28 < 2.00

COLOR INDEX

Site | Exg Road | Drive Way | Proposed Building

JOINERY DETAIL

MD	DOOR	1800X2100	T.W.FRAMED DOOR WITH T.W. DOUBLE LEAF PANELLED DOOR SHUTTERS WITH BRASS FITTINGS
FW	FRENCH WINDOW	1000X2000	T.W FRAMED GLAZED FRENCH WINDOW WITH MS GRILLS
D	DOOR	1220X2100	R.C.C.FRAMED DOOR WITH BWR SHUTTER
D1	DOOR	1000X2100	DOORS WITH IRON BARS & MS FLATS
TD	DOOR(TOILET)	790X2100	P.V.C.DOOR WITH PVC FRAME
SW	SLIDING WINDOW	1650X1350	STEEL FRAMED GLAZED WINDOW WITH MS GRILLS
W1	WINDOW	1650X1350	STEEL FRAMED GLAZED WINDOW WITH MS GRILLS
W2	WINDOW	1800X1350	STEEL FRAMED GLAZED WINDOW WITH MS GRILLS
V2	VENTILATOR (TOI.)	750X 600	STEEL FRAMED GLAZED VENTILATOR WITH MS GRILLS
J	JOLLY	3000X1350	STEEL FRAMED GLAZED WINDOW WITH MS GRILLS

PARKING DETAILS FOR GOVERMENT OFFICE

Annexure – IV (4) (GOVERMENT OFFICE)

OFFICE AREA = 431.99 Sq.m

VEHICLE	PARKING AREA DESCRIPTION	AREA IN Sq.m	REQUIRED IN Nos	PROVIDED IN Nos
TWO WHEELER	1 TWO WHEELER SPACE FOR EVERY 25Sq.m of FLOOR AREA	431.99	17	23
CAR	1 CAR SPACE FOR EVERY100Sq.m of FLOOR AREA	431.99	04	05
EV CAR	VISITORS CAR PARKING 10% PARKING EV CAR PARKING	04/100 X 10= 0.4	01	01
EV TWO WHEELER	VISITORS TWO WHEELER 10% PARKING EV CAR PARKING PARKING	17/100 X 10= 1.7	02	02

TWO WHEELER PARKING REQUIRED FOR OFFICE =19 Nos
TWO WHEELER PARKING PROVIDED FOR OFFICE =25 Nos
CAR PARKING REQUIRED FOR OFFICE =05 Nos
CAR PARKING PROVIDED FOR OFFICE =06 Nos

NO OFFICERS DETAILS

NO OF MEN-30Nos

SANITARY DETAILS

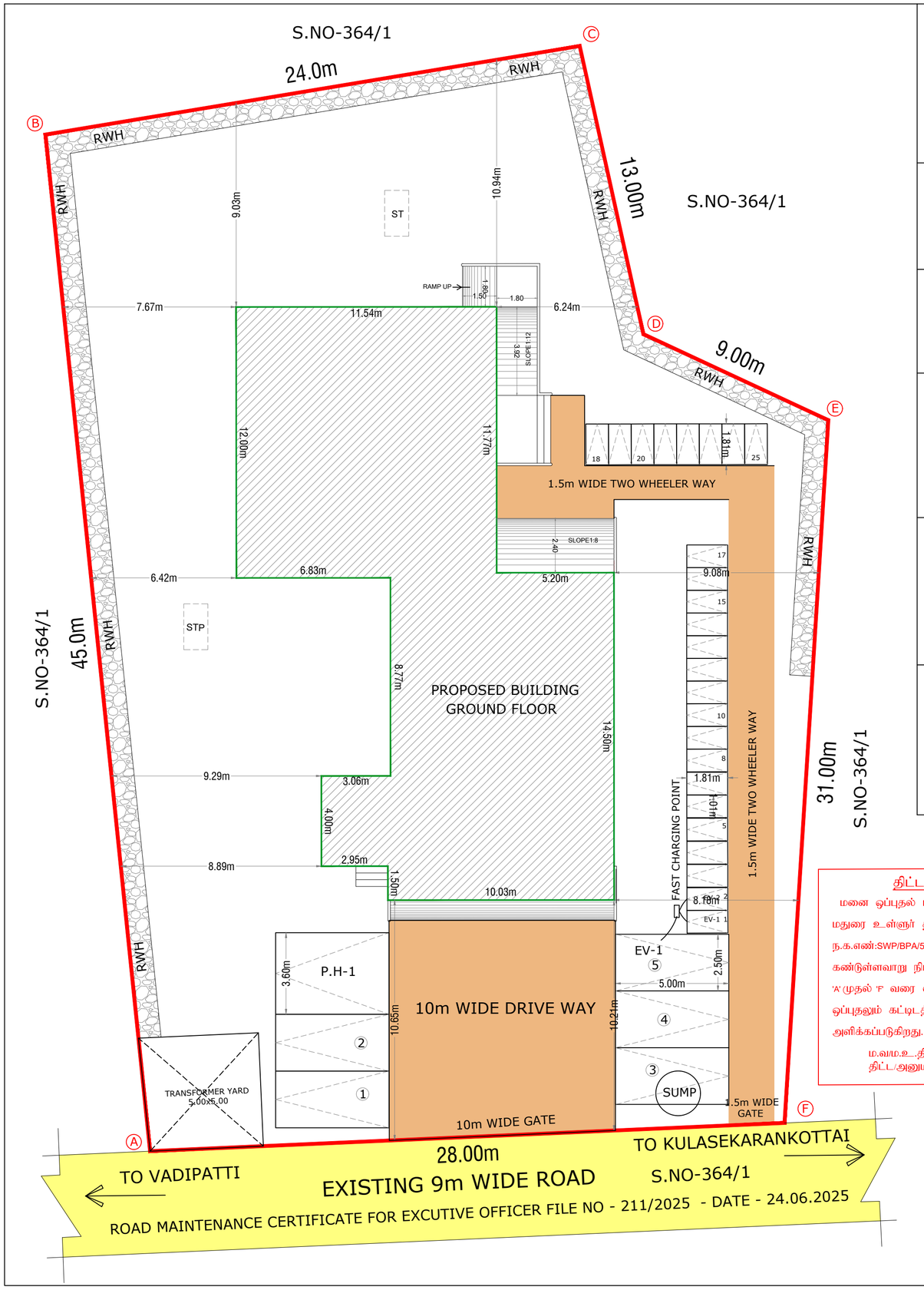
NOTE
i) 1 WC for 25 Men
iii) 2 Urinals for 21-45 men
iv) 1 Wash Basin for 25 Person
v) 1 Drinking Water for 100 Person

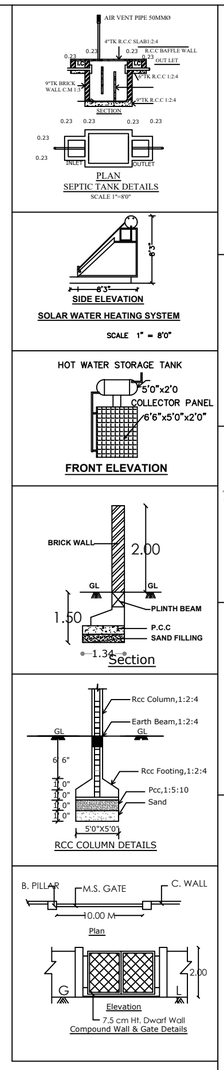
WC REQUIRED	WC PROVIDED	URINALS REQUIRED	URINALS PROVIDED	WASH BASIN REQUIRED	WASH BASIN PROVIDED	D.WATER REQUIRED	D.WATER PROVIDED
02	04	02	02	01	03	01	04

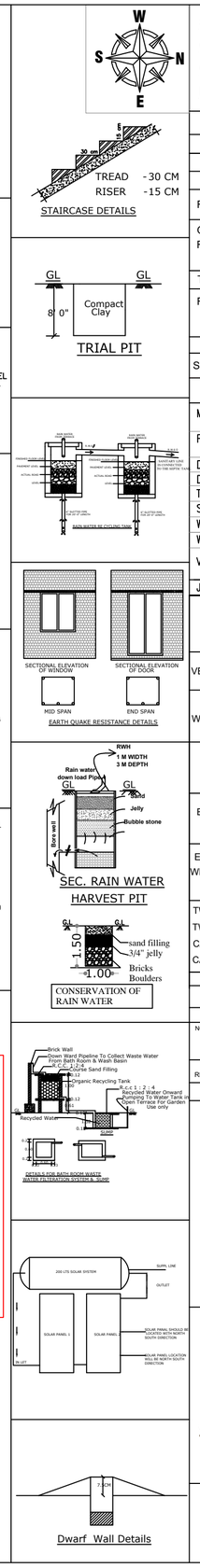
OFFICE USE

APPLICANT	ENGINEER
நிலைய அலுவலர் தீயணைப்பு & மீட்புப்பணிகள் நிலையம் வாடிப்பட்டி - 625 218	EXECUTIVE ENGINEER, TNPHC Ltd Madurai Division

TAMILNADU POLICE HOUSING CORPORATION LIMITED
132, EVR SALAI, KILPAUK,
CHENNAI - 600 010







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ம.வம.உ.தி.கு எண் :312/2026
திட்ட அனுமதி எண் :333/2026

OFFICE USE

நிலைய அலுவலர்
தீயணைப்பு & மீட்புபணிகள் நிலையம்
வாடிப்பட்டி - 625 218

APPLICANT

EXECUTIVE ENGINEER,
TNPHC Ltd
Madurai Division

EXECUTIVE ENGINEER

TAMILNADU POLICE HOUSING CORPORATION LIMITED
132, EVR SALAI, KILPAUK,
CHENNAI - 600 010

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

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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

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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.