

PP

APPROVAL RECORD

Planning Permission

Madurai district, Tamil Nadu

APPROVAL TYPE

Building Plan

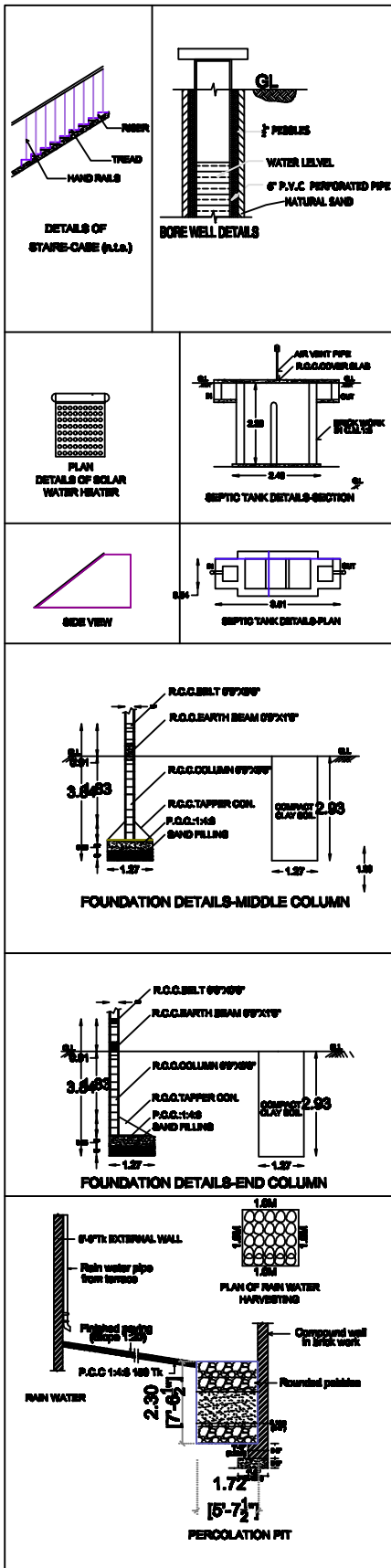
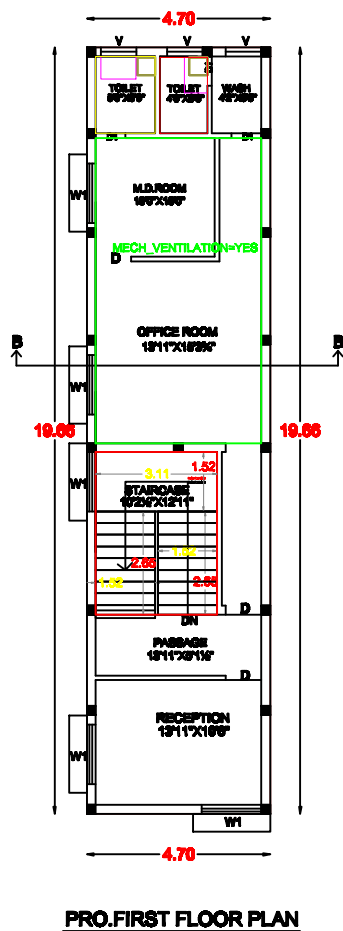
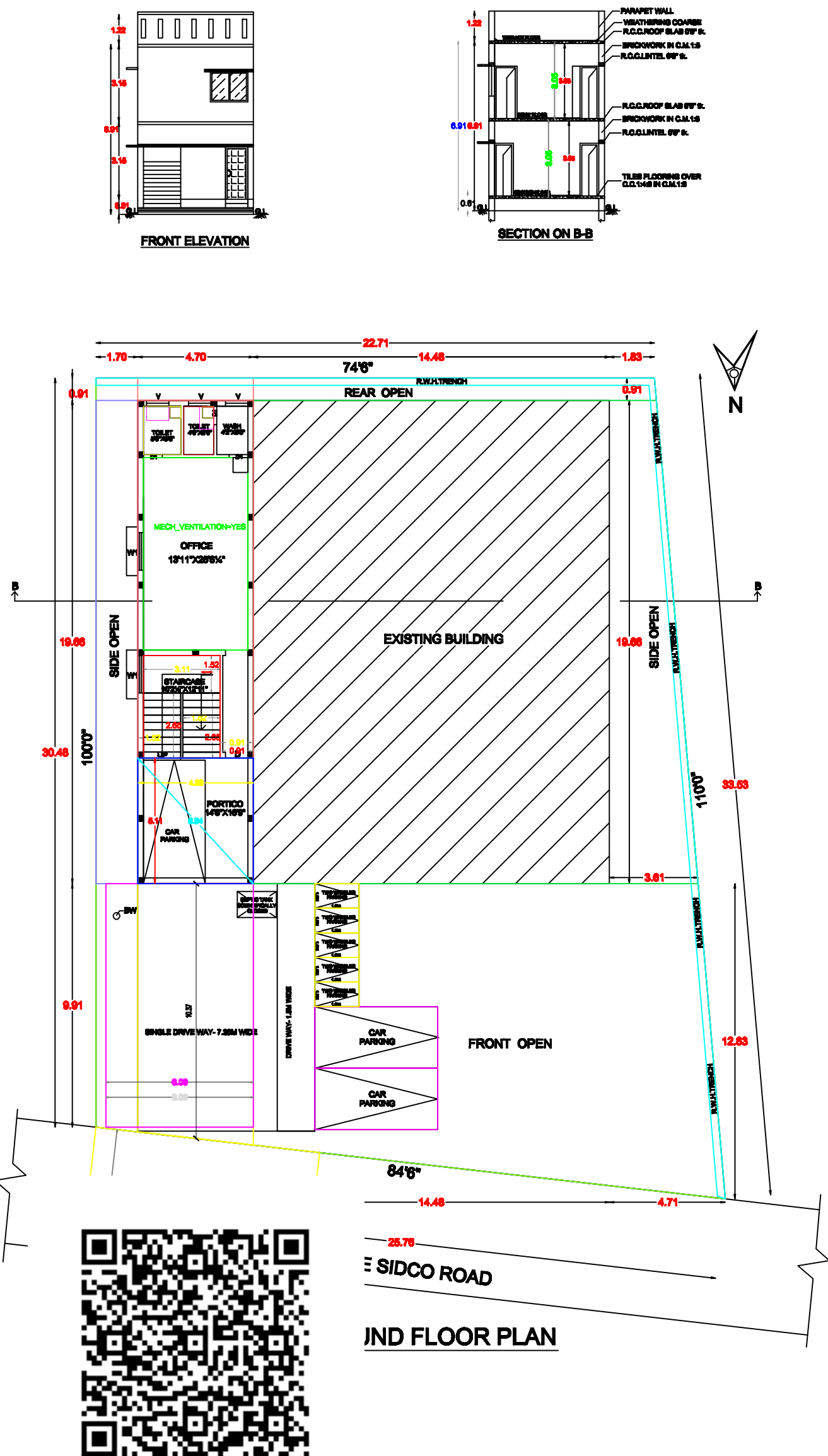
ISSUING AUTHORITY

Rural 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.

PLAN SHOWING THE DEMOLISHING & RE-CONSTRUCTION OF A NON DWELLING BUILDING AT PLOT NO.82 WEST PART(PLOT NO.82-P1), U.D.R.S.NO.:119,120,140,(S.NO.119(P),120(P),140(P))
WOMEN INDUSTRIAL PARK KAPPALUR, SIDCO, NILAIYUR FIRST BIT, NOW IN UCHAPATTI VILLAGE, UCHAPATTI PANCHAYAT, THIRUMANGALAM TALUK, THIRUMANGALAM UNION, MADURAI DISTRICT.



SITE PLAN
SCALENTS

EXISTING PLAN APPROVED NO.
05/2019-2020, Date: 12/08/2019
BY BLOCK DEVELOPMENT OFFICER
UCHAPATTI PANCHAYAT,
THIRUMANGALAM PANCHAYAT UNION
AND PLAN APPROVED NO. 30/2019-2020,
DATE:08/02/2020
BY THE PRESIDENT UCHAPATTI PANCHAYAT
THIRUMANGALAM PANCHAYAT UNION

JOINERY SCHEDULE

D - DOOR	: 11'0"X7'0"	SITE -	☐
D1 - DOOR	: 2'6"X7'0"	PRO. -	☐
W - WINDOW	: 4'0"X4'0"	ROAD -	☐
W1 - WINDOW	: 8'0"X4'0"		
V - VENTILATOR	: 3'0"X2'6"		

AREA DETAILS

DESCRIPTION	FSI AREA		NON-FSI AREA		TOTAL AREA	
	SQ.M	SQ.FT	SQ.M	SQ.FT	SQ.M	SQ.FT
SITE AREA (As Per Document)	-	-	-	-	775.55	8348.00
SITE AREA (As Per Site)	-	-	-	-	769.24	8280.03
EXG.G.FLOOR AREA	-	-	-	-	284.70	3064.48
PRO.G.FLOOR AREA	68.43	736.57	24.03	258.66	92.46	995.23
PRO.F.FLOOR AREA	92.46	995.23	-	-	92.46	995.23
OPEN AREA	-	-	-	-	392.08	4220.32
TOTAL	160.89	1731.80	24.03	258.66	184.92	1990.46
EXG.G.FLOOR AREA (TO BE REMOVED)	-	-	-	-	92.46	995.23

FSI = $\frac{\text{TOTAL BUILTUP AREA AS PER FSI RULES}}{\text{SITE AREA}} = \frac{184.92}{769.24} = 0.240 < 2$

TOTAL FSI AREA = 160.89 SQ.M.

PARKING AREA DETAILS

REQUIRED TWO WHEELER PARKING AREA : 06.00 SQ.M.

REQUIRED CAR PARKING AREA : 37.50 SQ.M.

NO.OF CAR PARKING PROVIDED - 3 Nos.

NO.OF TWO WHEELER PARKING PROVIDED - 6 Nos.

S.J.GNANASUNDARI
APPLICANT

Er.S.VADIVEL,D.C.E.,
VELSRI CONSTRUCTIONS,
249,M.R.P.COMPLEX,
ARUPPUKOTTAI MAIN ROAD
(NEAR VETRI THEATRE)
LICENCE NO.MCRE3-006,
VILLAPURAM,MADURAI-12.
MOBILE NO.97919-42775,
MAIL:ariconstructions@madurai@gmail.com

ENGINEER

PLAN INFO
IS_APPROVED_LAYOUT=YES
PLOT_NO=82 WEST PART(PLOT NO.82-P1)
SURVEY_NO=U.D.R.S.NO.119,120,140(S.NO.119(P),120(P),140(P))
PATTA_NO=NIL
DISTRICT=MADURAI
TALUK=THIRUMANGALAM TALUK
SINGLE_FAMILY_BLDG=NO
CRZ=NO
SECURITY_ZONE=NO
AS_AT_SITE= 769.24
FMB_OR_PLR= 775.55
AS_PER_DOCUMENT=775.55
ACCESS_WIDTH_M= 25.76
WHETHER_GOV'T_OR_AIDED_SCHOOL=NO
PLOT_AREA_M2=769.24
AVG_PLOT_DEPTH= 30.48
AVG_PLOT_WIDTH= 25.76
AREA_TYPE=OTHERS
ROAD_WIDTH= 9.144
ROAD_LENGTH= 25.76
LAND_USE_ZONE =COMMERCIAL
RWH_DECLARED=YES
OSR_APPLICABLE=NO
OSR_SURREYBUYBACK_RETAIN=BUYBACK
PREMIUM_FSI_REQUIRED=NO
IS_SWIMMING_POOL_EXISTS=NO
BUILDING_NEAR_TO_RIVER=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOV'T_BLDG=NO
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
JURISDICTION_TYPE=PANCHAYAT
IF_HERITAGE_TOWN_LESS THAN 1KM_RADIUS=NO
BLOCK_1_B-SHOP_MEMBER_COUNT= 10

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.

