

PP

APPROVAL RECORD

Planning Permission

Madurai

Madurai district, Tamil Nadu

APPROVAL TYPE

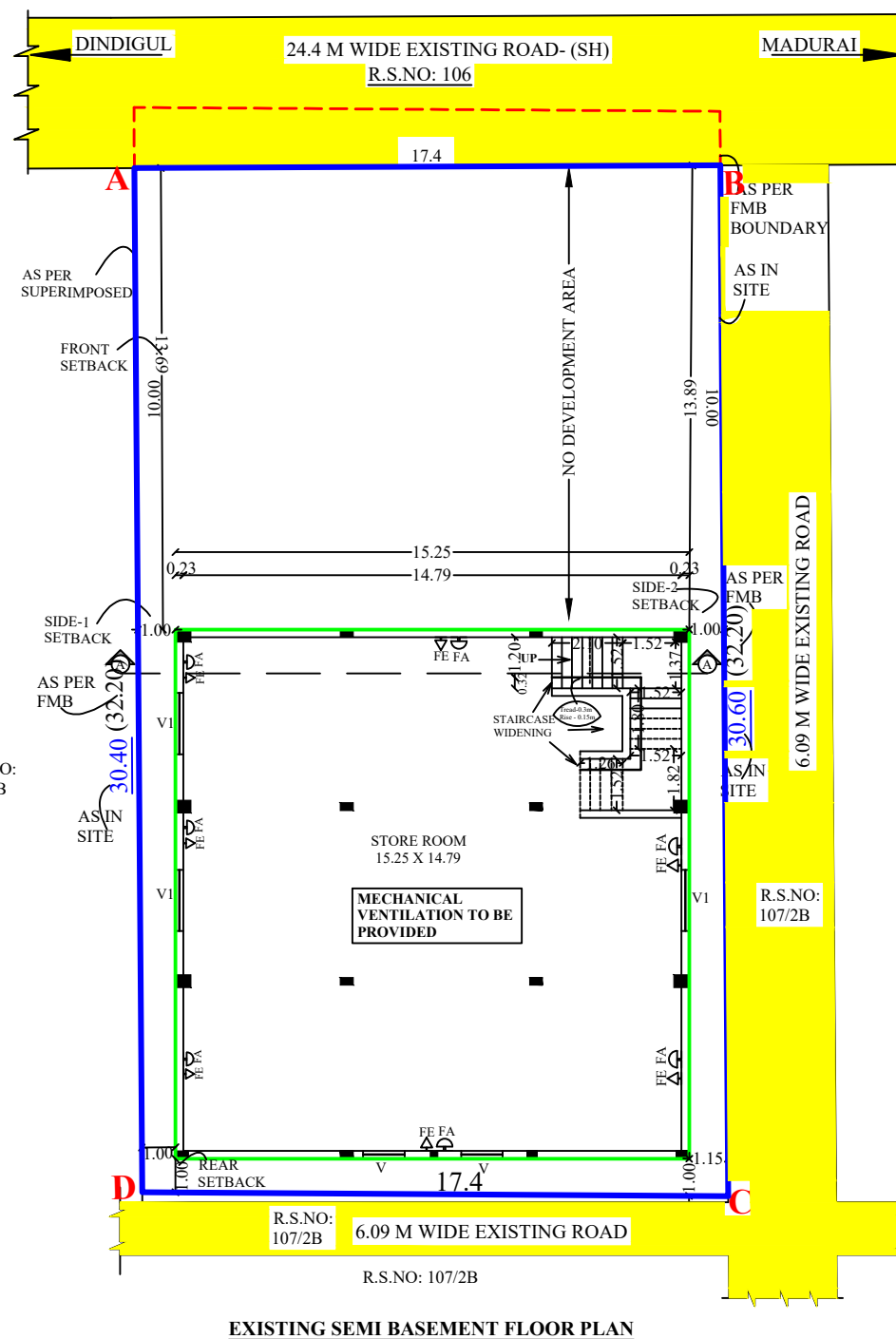
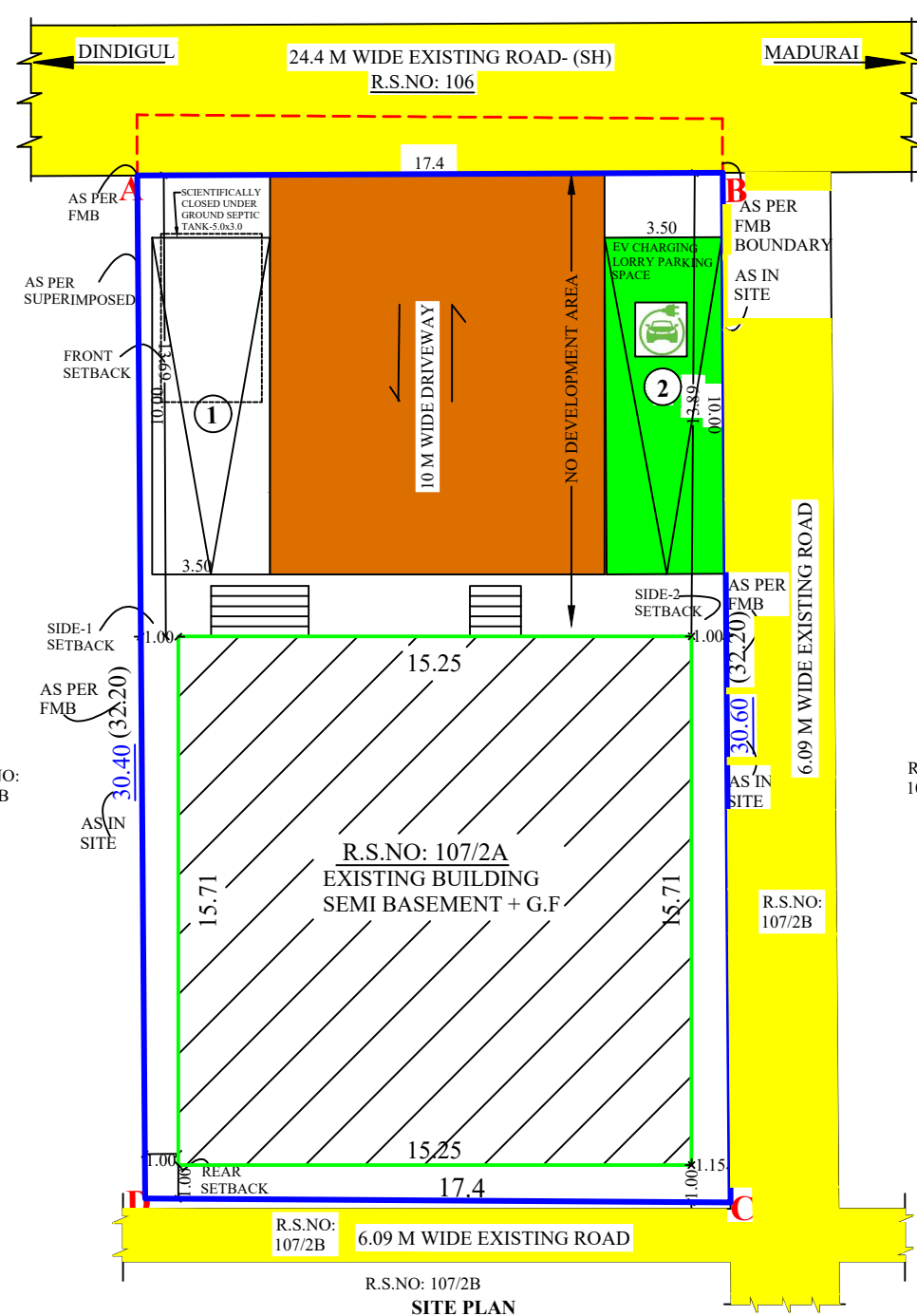
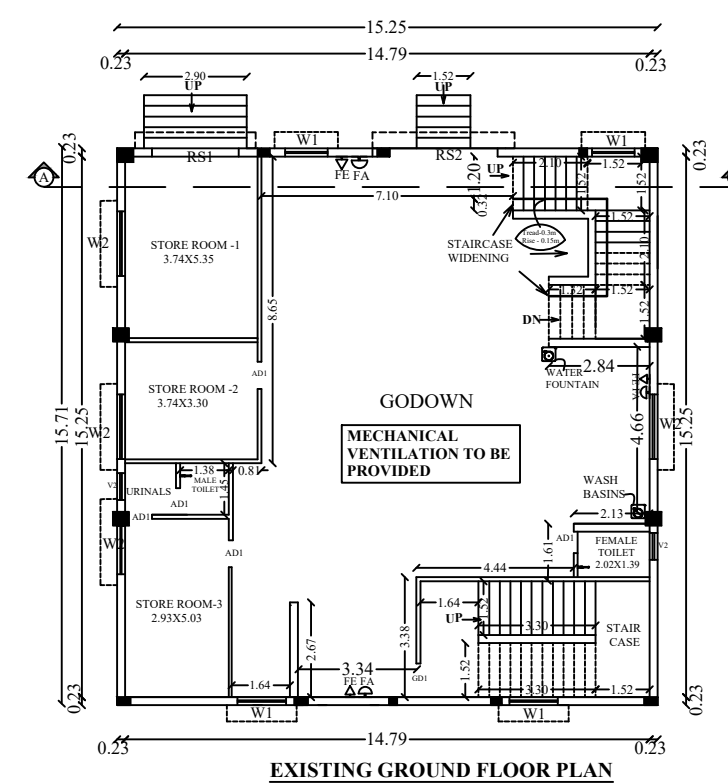
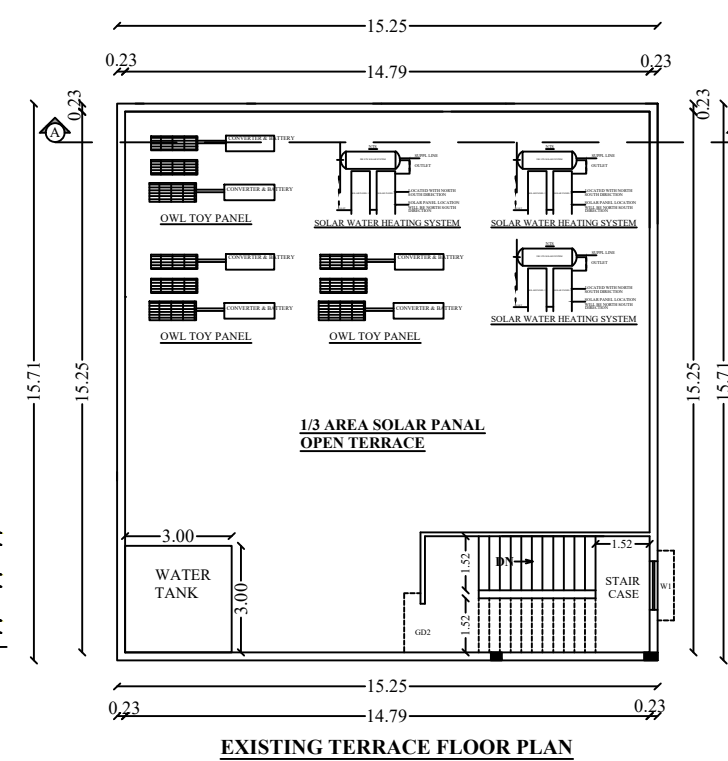
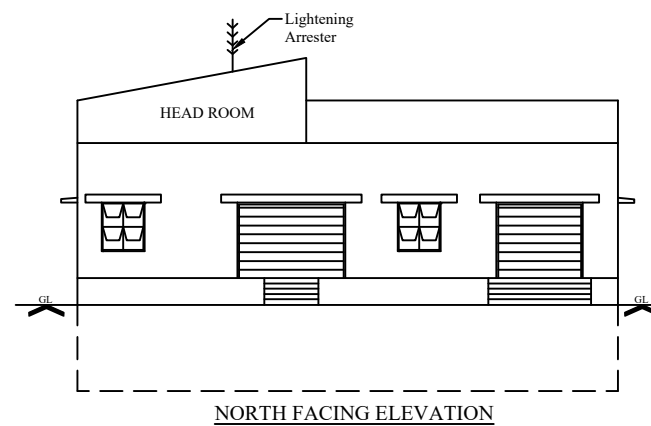
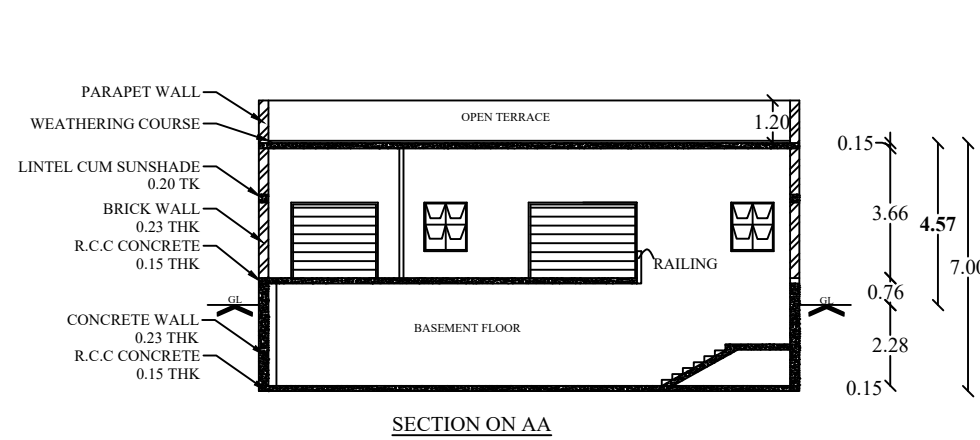
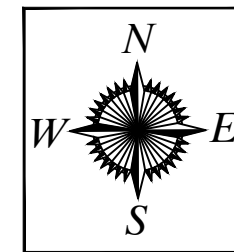
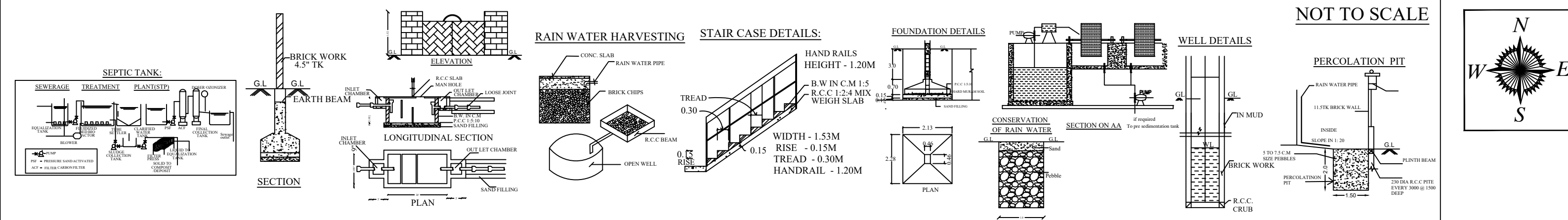
Building Plan

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.



DETAILED PLAN SHOWING THE EXISTING AND ALTERATION CONSTRUCTION OF COMMERCIAL BUILDING (GODOWN) AT R.S.NO : 107/2A IN VILANGUDI BIT - 1 VILLAGE, MADURAI NORTH TALUK, MADURAI CORPORATION, MADURAI DISTRICT.

SCALE 1:100 ALL DIMENSIONS ARE IN METER

SITE AREA

AS PER DOCUMENT = 541.15 Sq.M
AS PER PATTA = 550.00 Sq.M
SUPERIMPOSED PLOT BOUNDARY = 530.61 Sq.M
(Least area to be consider)

EXISTING CORPORATION APPROVAL AREA DETAILS

Building Permission File No - MTZ/CR-5210

AREA DETAILS	F.S.I AREA (SQ.M)	NON F.S.I AREA (SQ.M)	TOTAL AREA (SQ.M)
GROUND FLOOR	92.80	-	92.80

REVISED BUILDING AREA DETAILS

FLOOR DETAILS	F.S.I AREA (SQ.M)	NON F.S.I AREA (SQ.M)	TOTAL AREA (SQ.M)
EXISTING SEMI BASEMENT FLOOR	239.54	-	239.54
EXISTING GROUND FLOOR	239.54	-	239.54
EXISTING TERRACE FLOOR	-	21.86	21.86
STAIR CASE AND LIFT	-	-	-
TOTAL BUILT UP AREA	479.08	21.86	500.94

FSI CALCULATION

$$FSI = \frac{\text{TOTAL COVERED AREA}}{\text{SITE AREA}} = \frac{479.08}{530.61} = 0.90 \leq 2.0$$

WORKING MEMBERS

MALE = 10 NOS
FEMALE = 5 NOS
TOTAL = 15 NOS

PARKING CALCULATION

REQUIRED PARKING FOR COMMERCIAL BUILDING

VEHICLE	PARKING AREA DESCRIPTION	AREA IN SQ.M	REQUIRED	PROVIDED
LORRY	1 LORRY SPACE FOR EVERY 300SQ.M OF PLOT AREA 1 LORRY SPACE (3.50 X 10.0M)	479.08	2 NOS	2 NOS (1 NOS EV)

SANITARY CALCULATION

SANITARY DETAILS:-	TOTAL NUMBER OF PERSONS -15 NOS	MALE-10	FEMALE-15
SANITARY UNIT	SANITATION REQUIREMENT FOR COMMERCIAL BUILDING	REQUIRED	PROVIDED
MALE WATER CLOSET	MALE WATER CLOSET ONE FOR EVERY 25 PERSONS	1	1
FEMALE WATER CLOSET	FEMALE WATER CLOSET ONE FOR EVERY 15 PERSONS	1	1
DRINKING WATER FOUNTAIN	DRINKING WATER FOUNTAIN ONE FOR EVERY 100 PERSONS	1	1
WASH BASIN	WASH BASIN ONE FOR EVERY 25 PERSONS	1	1
URINALS	URINALS 4 FOR 71-100 PERSONS	1	1

JOINERY DETAILS

RS1	ROLLING SHUTTER	2.44 x 2.43
RS2	ROLLING SHUTTER	3.05 x 2.43
GD1	GRILL DOOR	1.06 x 2.43
GD2	GRILL DOOR	1.37 x 2.43
AD1	ALUMINIUM DOOR	0.76 x 2.13
W1	WINDOW	1.20 x 1.37
W2	WINDOW	1.83 x 1.37
V	VENTILATOR	1.23 x 0.91
V1	VENTILATOR	1.83 x 0.60
V2	VENTILATOR	0.76 x 0.60

NOTE

1. FIRE EXTINGUISHER TO BE PROVIDED. FE
2. FIRE ALARM TO BE PROVIDED. FA
3. RAIN WATER HARVESTING SYSTEM TO BE PROVIDED
4. SOLAR SYSTEM TO BE PROVIDED.
5. STRUCTURE IS DESIGNED SAFELY FOR EARTH QUAKE RESISTANCE
6. WASTE WATER TO BE CONNECTED TO UNDER GROUND \ SEWAGE SYSTEM
7. MECANICAL VENTILATION TO BE PROVIDED

திட்ட அனுமதி

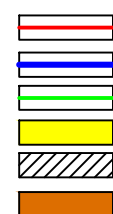
மனை ஒப்புதல் மற்றும் திட்ட அனுமதி மதுரை உள்ளூர் திட்டகுழுமம், மதுரை -17 ந.க.எண்: SWP/BPA/695487/2025/TCP உத்தரவில் கண்டுள்ளவாறு நிபந்தனைகளுக்குபட்டு 'A' முதல் 'D' வரை எல்லையிடப்பட்டு மனையிட ஒப்புதலும், கட்டிடத்திற்கு திட்ட அனுமதியும் அளிக்கப்படுகிறது.

ம.வ / ம.உ.திரு எண்:289/2025

திட்ட/ அனுமதி எண்:316/2025

LEGEND:

AS PER FMB SITE BOUNDARY
SUPERIMPOSED PLOT BOUNDARY
BUILDING BOUNDARY
EXISTING ROAD
EXISTING BUILDING
PROPOSED DRIVEWAY



M.KANNAN M.E.(STRUC.),
REG. NO : SE-01/2022 (Gr. I)
85/1P, Sri Ananda Ganapathy Illam,
North Gate, S.S.Colony, Madurai-10.

STRUCTURAL ENGINEERING

A.R.KARTHIKEYAN, M.Arch., AIA,
COA REGISTERED ARCHITECT
(Reg. No: CA/2017/85484)
KARTHIK CONSULTANTS
Cell No: 78948 59589
No: 5B, 1st Floor, Aditya Homes,
Bursasamy Nagar, By-Pass Road,
MADURAI-625 016.

ARCHITECT

Dr. VSUREYA PRAKASH B.E.,
REGISTERED ENGINEER GRADE-I
018/2024/RE-GR-DTCP/MADURAI
21B, First Floor, Kannadhasan Street,
S.S.Colony, Madurai-16. Ph: 7373969777

ENGINEER

APPLICANT



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.

