PP APPROVAL RECORD

Planning Permission

Madurai district, Tamil Nadu

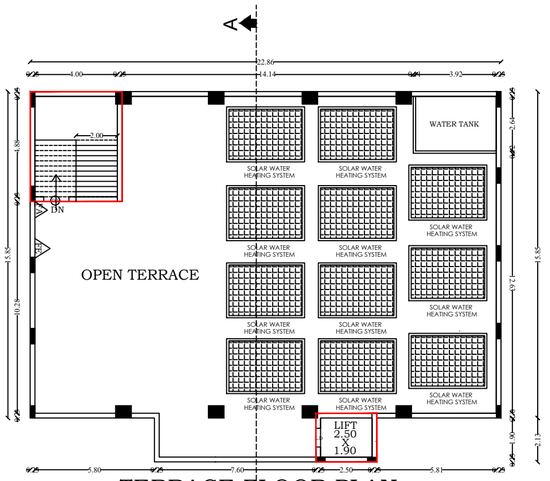
APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

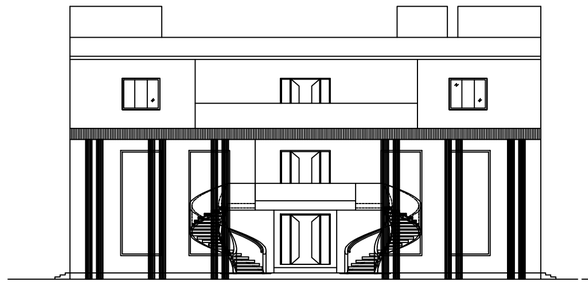
The approval as the planning authority issued it, reproduced in full behind this page.

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

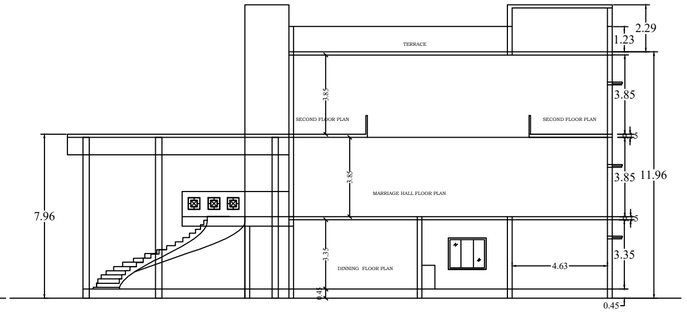
PLAN SHOWING THE PROPOSED CONSTRUCTION OF COMMERCIAL BUILDING (KALYANA MANDAPAM) IN R.S. NO: 12/1A2, 12/1A1B, AT SILAIMAN VILLAGE / PANCHAYAT, THIRUPPARANKUNDRAM PANCHAYAT UNION, MADURAI SOUTH TALUK, MADURAI.



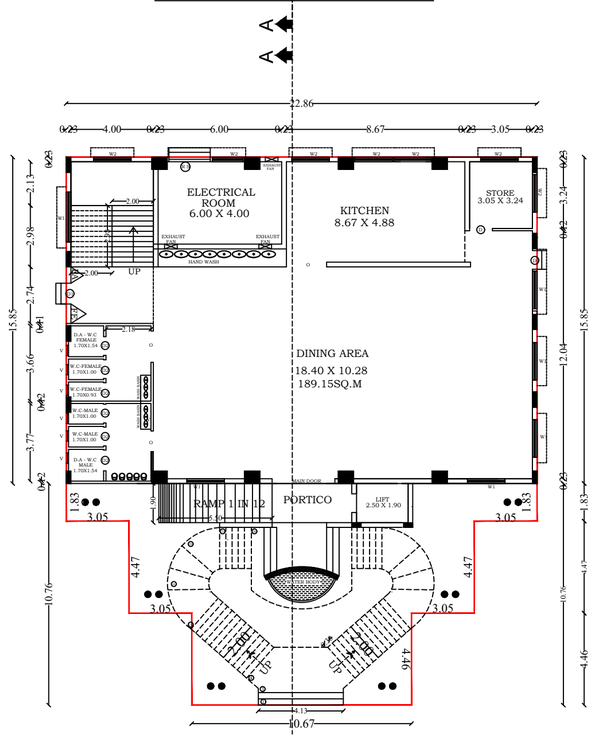
TERRACE FLOOR PLAN



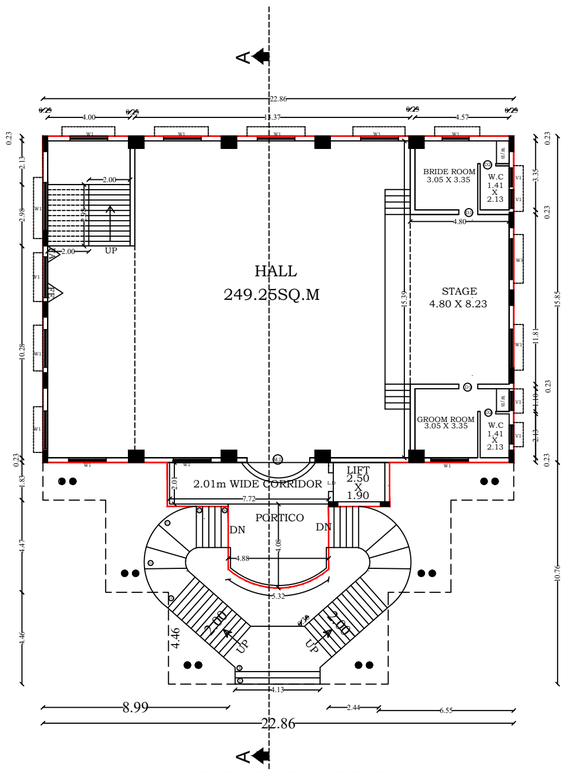
ELEVATION



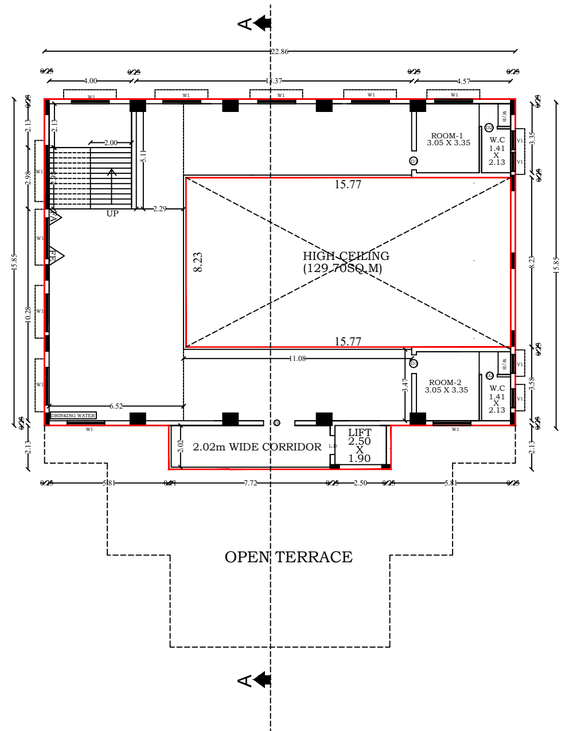
SECTION-'A-A'



OOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

1. ITH PUBLIC SEWER WITH
2. I TO BE PROVIDED IN TERRACE
3. EM TO BE PROVIDED.
4. ASTE WATER TO BE PROVIDED IN
5. QUAKE.
6. FE- FIRE EXTINGUISHER TO BE PROVIDED.
7. EA- EXTINGUISHING ALARM TO BE PROVIDED.
8. EV - 10%OF ELECTRIC VEHICLE TO BE PROVIDED.

APPLICANT

REGISTERED ENGINEER:-

Er. S.SADAM USHEN, D.C.E.,A.Cad.,
Consulting Civil Engineer
Registered Engineer Grade-III
Reg No:06/2021
Madurai Local Planning Authority
Mobile:9688995348, 9087068282

STRUCTURAL ENGINEER:-

Er.S.NAZEER AHAMED, B.E.,
CONSULTING CIVIL ENGINEER
REGISTERED STRUCTURAL ENGINEER
MDTCP RSE - 01 / 2023
Thathaneri, Madurai-18.
Cell - 9486558979

CONSTRUCTION ENGINEER:-

Er. S. SARAVANA KUMAR, B.E.,M.Tech.,
SVS ASSOCIATES & PLANNERS
MLPA / C.E.16 / 2024
74, KAMATCHIPURAM, Near Minor Jail,
Keelasanthapettai, Madurai - 625 009.
Cell : 63833 32432, 75983 24995.

FILE NO: SWP/BPA/711844/2025
DATE : 10/12/2025
SCALE: 1: 200

S E W N

AREA DETAILS

AREA OF THE SITE	SQ.M	SQ.FT
As per Document	1391 . 73	14980 . 65
As at Patta / FMB	1391 . 00	14972 . 72
As at Super Imposed	1382 . 22	14878 . 22

BLOCK 1- AREA DETAILS

DESCRIPTION	FSI AREA SQ.M	NON FSI AREA SQ.M	TOTAL AREA SQ.M
GROUND FLOOR AREA	526 . 58	--------	526 . 58
FIRST FLOOR AREA	403 . 17	--------	403 . 17
SECOND FLOOR AREA	255 . 55	--------	255 . 55
HEAD ROOM AREA	----	030 . 75	030 . 75
TOTAL AREA	1185 . 30	030 . 75	1216 . 05

F.S.I = TOTAL BUILTUP AERA AS PER FSI RULES / SITE AREA

= 1185 . 30 / 1382 . 22 = 0.85 < 2.00

PARKING CALCULATION

VEHICLE	PARKING AREA DESCRIPTION	AREA SQ.M	REQ. (NO'S)	PRO. (NO'S)
CAR	1 car for Every 50 sq.m of Floor Area (including EV parking)	249.25	5	8
TWO WHEELER	1 Two wheeler for Every 50 sq.m of Floor Area (including EV parking)	249.25	5	10

SANITARY DETAILS: TOTAL NUMBER OF PERSONS - 250Nos

SANITARY UNIT	SANITATION REQUIRMENTS	REQ.	PRO.
DA - WATER CLOSET	Minimum one is Required	01	02
WATER CLOSET	MALE - One for 100 persons upto 400 persons.	01	02
	FEMALE - Two per 100persons up to 200persons.	02	03
URINALS	MALE One for 50 persons	05	05
WASH BASINS	One for every 200 persons	02	06
CLEANER SINK	One per floor	01	01
DRINKING WATER	One per 100 persons	04	04

JOINERY DETAILS :-

S.NO	DESCRIPTION	SIZE IN M
1	ROLLING SHUTTER-R.S	2.14 X 2.14
2	DOOR - D	0.91 X 2.14
3	DOOR - D1	0.76 X 2.14
4	WINDOW - W	1.83 X 1.52
5	VENTILATOR - V	0.91 X 0.61

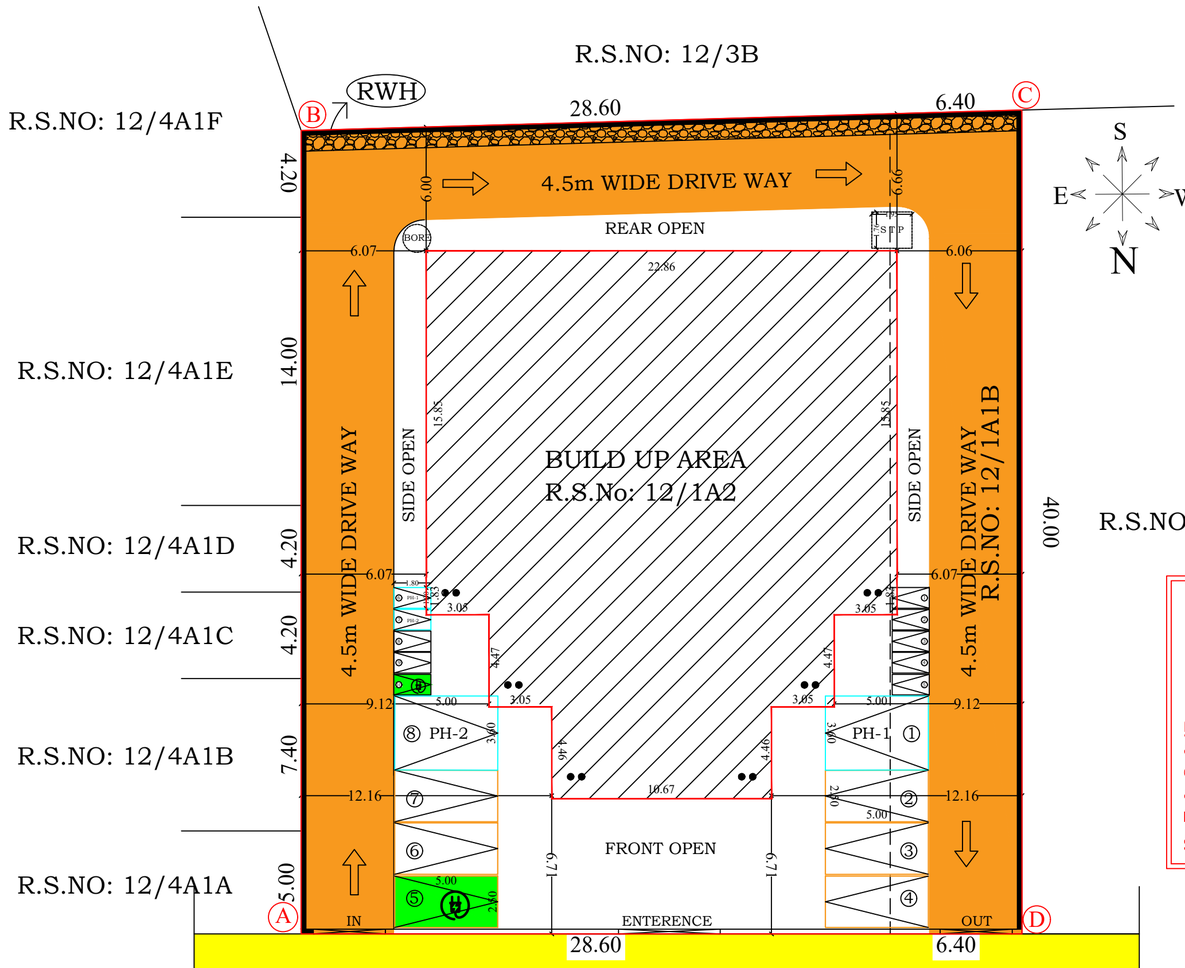
COLOUR INDEX:-

BOUNDARY OF THE SITE :
EXISTING ROADS :
PROPOSED CONSTRUCTION :
PROPOSED DRIVEWAY :

OFFICE USE

திட்ட அனுமதி
மனை ஒப்புதல் மற்றும் திட்ட அனுமதி
மதுரை உள்ளூர் திட்ட குழுமம்,
மதுரை - 625017.
ந.க.எண்: SWP/BPA/711844/2025/TCP உத்தரவில் கண்டுள்ளவாறு நிபந்தனைகளுக்குட்பட்டு 'A' முதல் 'D' வரை எல்லையிடப்பட்டு மனையிட ஒப்புதலும், கட்டடதிற்கு திட்ட அனுமதியும் அளிக்கபப்படுகிறது.
ம.வ/ம.உ.தி.கு.எண்: 59/2026
திட்ட அனுமதி எண்: 63/2026

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SITE PLAN

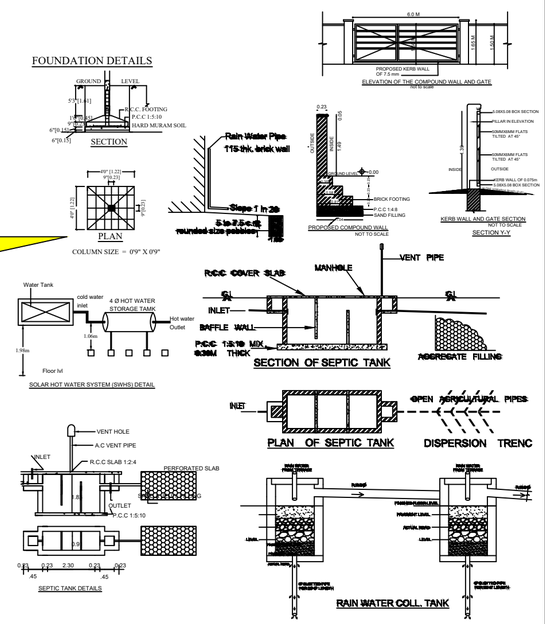
NOTE:-

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 HARVESTING 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. EV - 10%OF ELECTRIC VEHICLE TO BE PROVIDED.

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Consulting Civil Engineer
Registered Engineer Grade-III
Reg No:06/2021
Madurai Local Planning Authority
Mobile:9688995348, 9087068282

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.