PP APPROVAL RECORD

Planning Permission

Madurai district, Tamil Nadu

APPROVAL TYPE
Building Plan

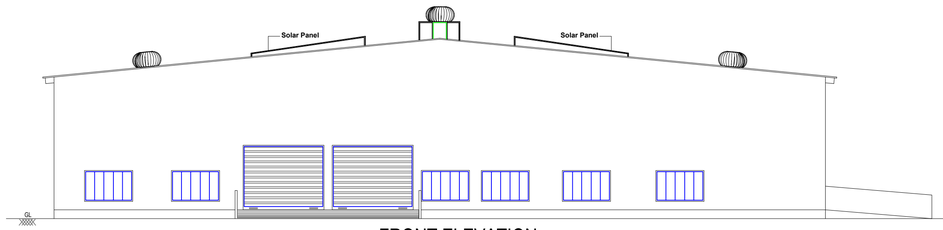
ISSUING AUTHORITY
DTCP

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

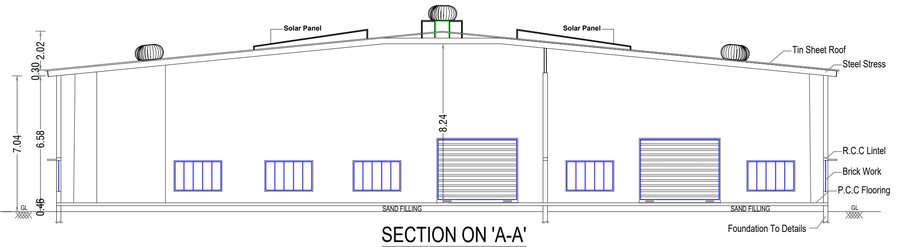
An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

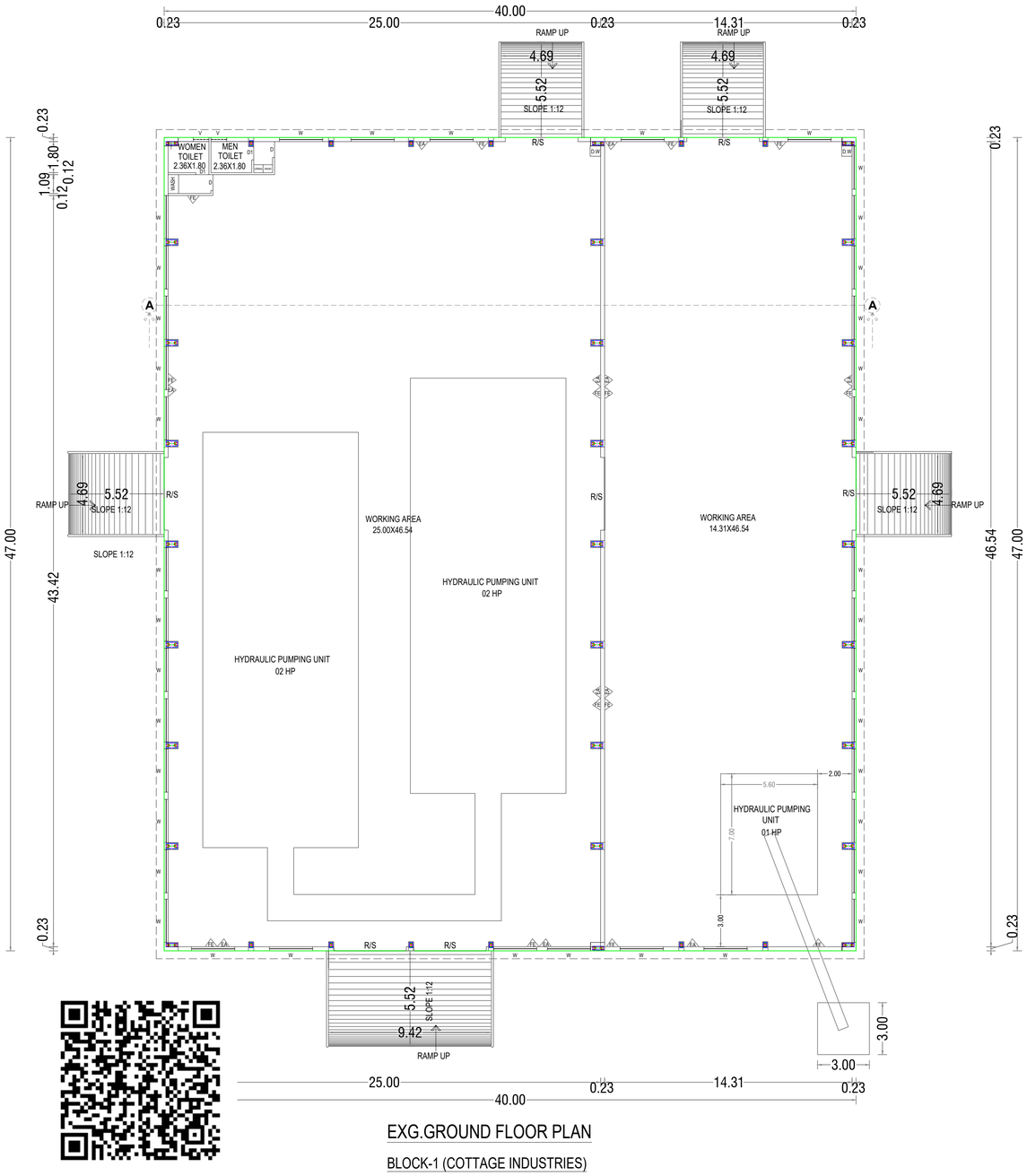
hello@verified.realestate
+91 9996 12 9996
verified.realestate



FRONT ELEVATION

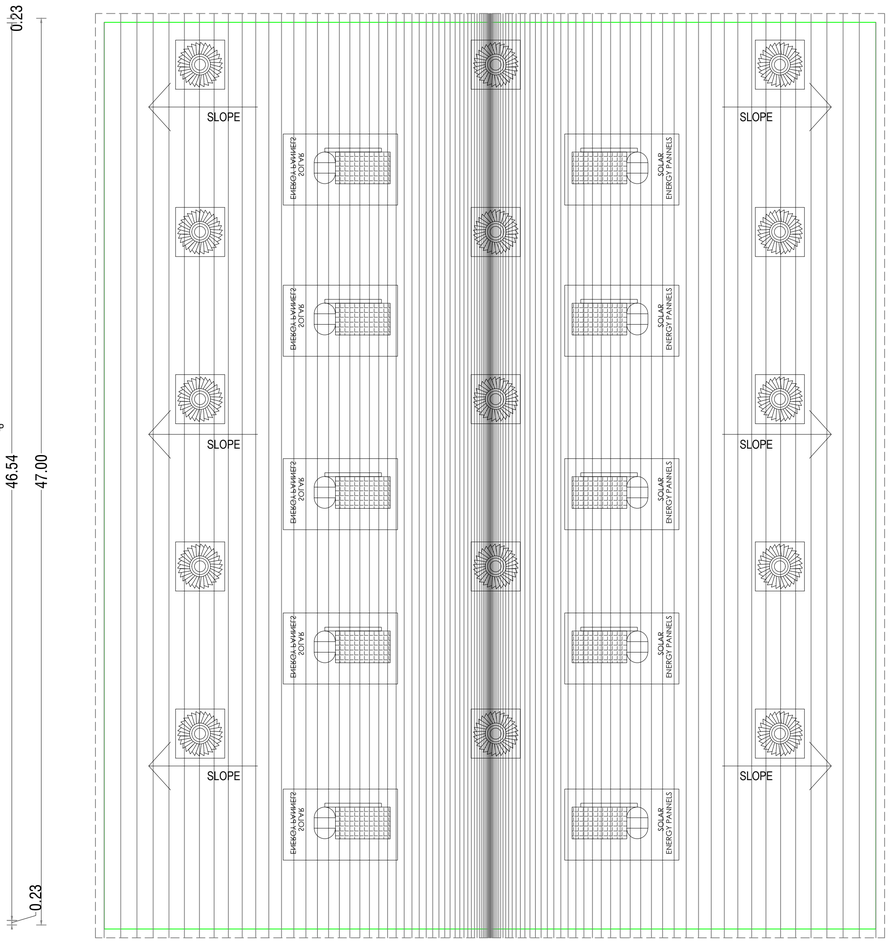


SECTION ON 'A-A'



EXG.GROUND FLOOR PLAN

BLOCK-1 (COTTAGE INDUSTRIES)



EXG.TERRACE FLOOR PLAN

BLOCK-1 (COTTAGE INDUSTRIES)

SHEET NO - 2

PLAN SHOWING THE EXISTING CONSTRUCTION OF A INDUSTRIAL (CEMENT WARE WORKS) BUILDING IN R.S.NO:5/2A1,2C,AT VANANKULAM VILLAGE,SORIKKAMPATTY VILLAGE PANCHAYAT, TIRUMANGALAM UNION, TIRUMANGALAM TALUK, MADURAI DISTRICT.

SCALE 1:400

AREA DETAILS

AREA OF THE SITE (AS PER DOCUMENT)			10764.64 Sqm
AREA OF THE SITE (AS PER PATTA)			10750.00 Sqm
MAIN BUILDING(BLOCK-1) HEIGHT OF THE BUILDING- 7.04m	FSI AREA Sqm	NON FSI AREA Sqm	TOTAL AREA Sqm
EXG.,GROUND FLOOR AREA	1880.00	-	1880.00

PRAKING DETAILS

G.O.Ms.NO.225 DATE 26.11.2024 ANNEXURE IV PART-I (C)

1) 1 CAR SPACE FOR EVERY 150Sq.m OF OFFICE FLOOR AREA
2) 1 TWO-WHEELER SPACE AND 1 CYCLE SPACE FOR EVERY 75SQ.M OF WORKSHOP FLOOR AREA

WROKING AREA	1829.48 Sq.m	
PARKING DETAILS	REQUIRED	PROVIDED
LORRY PARKING	00	05
CAR PARKING	00	02
P.H - CAR PARKING	00	01
TWO WHEELER PARKING	21	33
EV- TWO WHEELER PARKING	03	03
CYCLE PARKING	24	40
O.S.R REQUIRED AREA		1015.71 Sqm (10.00 %)
O.S.R PROVIDED AREA		1102.06 Sqm (10.85 %)

MACHINERY DETAILS

1	HYDRAULIC PUMPING UNIT	05 HP

LABOURS DETAILS

1	MALE WORKERS	05 Nos
2	FEMALE WORKERS	03 Nos

SANITARY REQURIEMENTS

NOTE

i) 1 WC for 15 Men ii) 1 WC for 1-12 Women iii)Urinals Nill Upto 6 Persons
iv) 1 Wash Tap for 25 Person v) 1 Drinking Water for 100 Person

SANITARY DETAILS	MALE		FEMALE	
	Require	Provided	Require	Provided
WC	1 No	1 No	1 No	1 No
Ablution Taps	1 No	1 No	-	1 No
Urinals	1 No	1 No	-	-
Washing Taps	1 No	1 No	1 No	1 No
Drinking Water	1 No	1 No	1 No	1 No

மாவட்ட நகர் ஊரமைப்பு அலுவலகம்
மதுரை மாவட்டம்

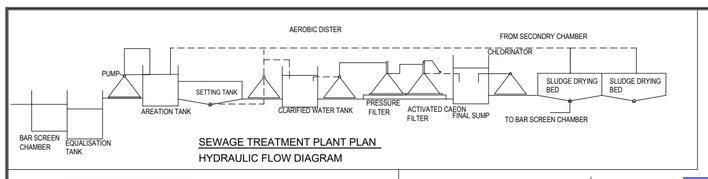
ந.க.எண்:SWP/BPA/722149/2025 உத்தரவில் கண்டுள்ளவாறு நிபந்தனைகளுக்குப்பட்டு ஏற்கனவே 'A' முதல் 'E' வரை மற்றும் 'F' முதல் 'J' வரை எல்லையிடப்பட்டு க.வ./ந.ஊ.உ..இ (ம.மா) எண்:01/2026 என எண்ணிட்டு ஒப்புதல் அளிக்கப்பட மனையிடத்தில் அமையும் கட்டிட வரைபடத்திற்கு தொழில்நுட்ப ஒப்புதல் வழங்கப்படுகிறது

APPLICANT

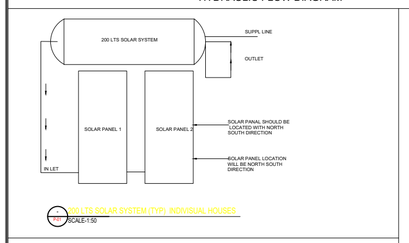
Er.S.SIVAKUMAR, B.E.,F.I.V
REGISTERED ENGINEER
Local Planning Authority
Grade-I No: 033/2019
23/2 SMC NAGAR IIND STREET
K.PUDUR, MADURAI-7
E-mail ID: sivkprathap@gmail.com
Cell: 75391 58055
REGISTERED ENGINEER

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SRI MEENAKSHI ASSOCIATES
DTCP Reg.No: CE 25/2025
M168, 40 House Street, Sector-6,
TNHB Colony, Koodalpudur, Madurai -17.
Contact No: 80121 70678
CONSTRUCTION ENGINEER

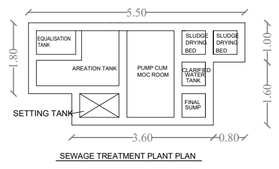
Dr. T. J. VIJAY,
M.E. (Struct. Eng.), Ph.D. (Struct. Eng.),
M.I.E., C.Eng. (India),
Reg. No.: RSE/Gr-I/681/KARUR/JANUARY/2024
Registered Structural Engineer (RSE Grade-I) &
Chartered Engineer,
Techlead Consultant and Engineers,
Iyer Bungalow, Madurai-14. Ph.No.: 9344791926
STRUCTURAL ENGINEER



SEWAGE TREATMENT PLANT PLAN
HYDRAULIC FLOW DIAGRAM

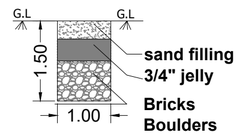


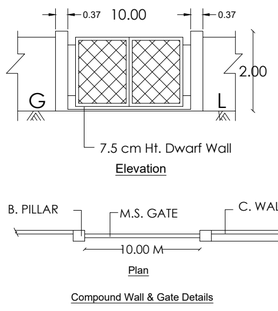
200 LTS SOLAR SYSTEM (TYP.) INDIVISUAL HOUSES
SCALE-1:50



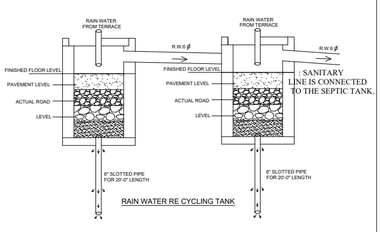
SEWAGE TREATMENT PLANT PLAN

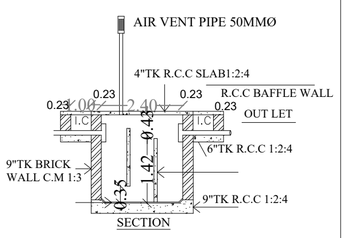
CONSERVATION OF RAIN WATER



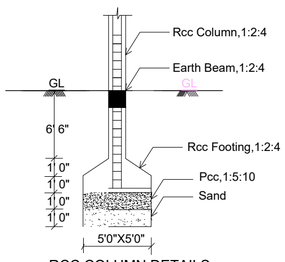


Compound Wall & Gate Details

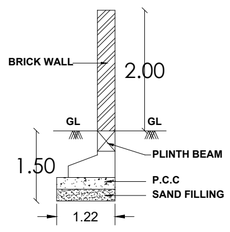




SEPTIC TANK DETAILS
SCALE 1"=8'0"

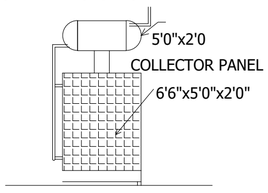


RCC COLUMN DETAILS

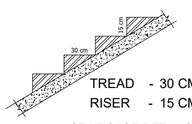


Section

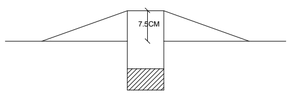
HOT WATER STORAGE TANK



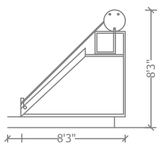
FRONT ELEVATION



STAIRCASE DETAILS



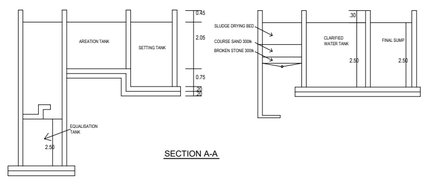
Dwarf Wall Details

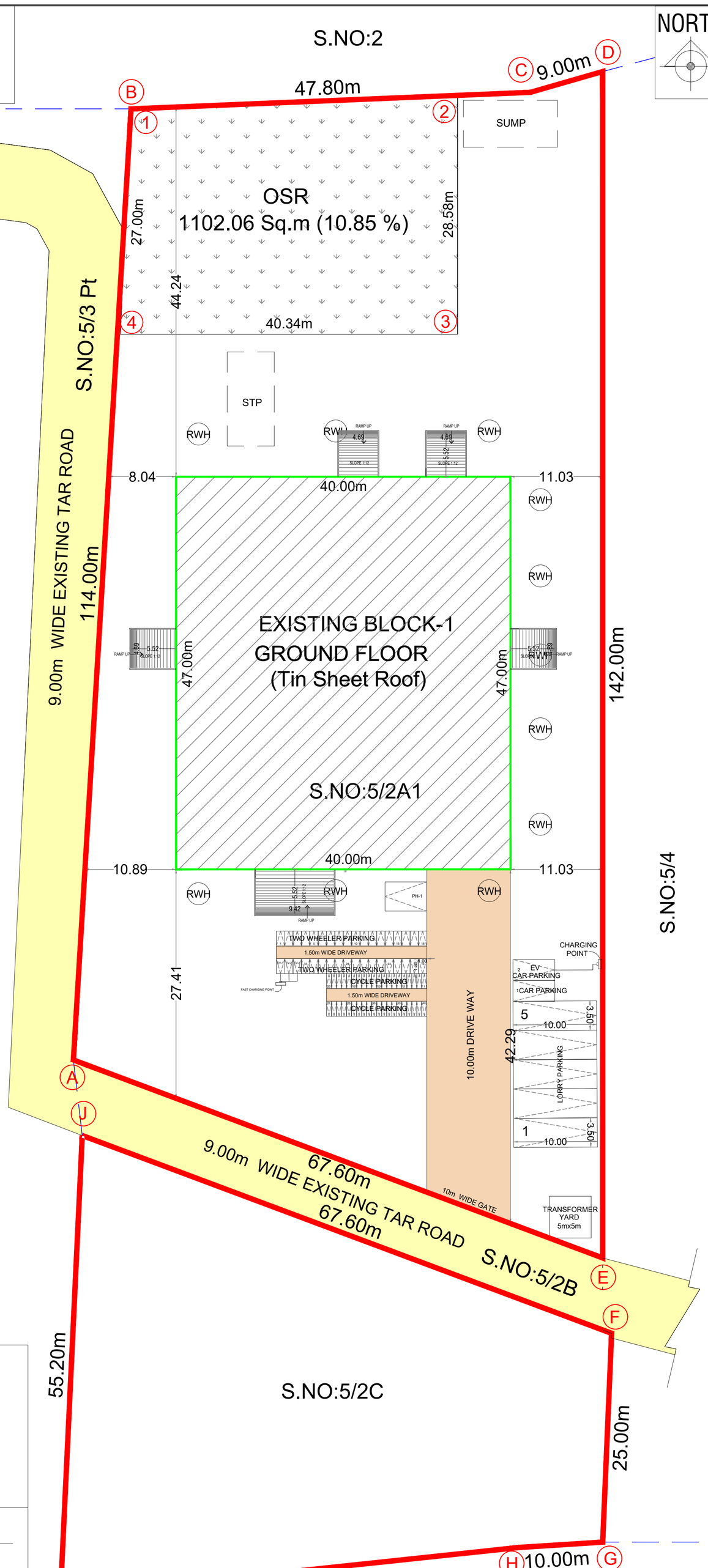


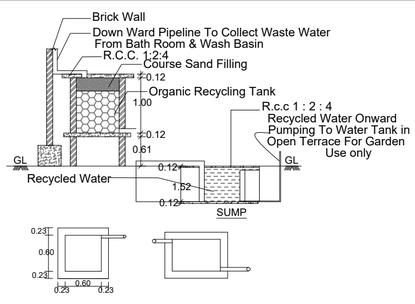
SIDE ELEVATION

SOLAR WATER HEATING SYSTEM

SCALE 1" = 8'0"







DETAILS FOR BATH ROOM WASTE WATER FILTERATION SYSTEM & SUMP

SHEET NO - 1

SITE PLAN SHOWING THE EXISTING CONSTRUCTION OF A INDUSTRIAL (CEMENT WARE WORKS) BUILDING IN R.S.NO:5/2A1,2C,AT VANANKULAM VILLAGE,SORIKKAMPATTY VILLAGE PANCHAYAT, TIRUMANGALAM UNION, TIRUMANGALAM TALUK, MADURAI DISTRICT.

SCALE 1:400

AREA DETAILS

AREA OF THE SITE (AS PER DOCUMENT)	10157.14 Sqm
AREA OF THE SITE (AS PER PATTA)	10143.00 Sqm

MAIN BUILDING(BLOCK-1) HEIGHT OF THE BUILDING- 7.04m	FSI AREA Sqm	NON FSI AREA Sqm	TOTAL AREA Sqm
EXG.,GROUND FLOOR AREA	1880.00	-	1880.00

FLOOR SPACE INDEX (F.S.I)	1880.00 / 10143.00	0.19< 2.00
PLOT COVERAGE (PC)	1880.00 / 10143.00 X 100	18.53%

TNCBR - ANNEXURE -IV ,PAT-1,17(B)

1) 1 CAR SPACE FOR EVERY 100Sq.m OF OFFICE FLOOR AREA
2) 1 TWO-WHEELER SPACE AND 1 CYCLE SPACE FOR EVERY 50SQ.M OF WORKSHOP FLOOR AREA

PARKING DETAILS	REQUIRED	PROVIDED
LORRY PARKING	00	05
CAR PARKING	00	02
P.H - CAR PARKING	01	01
TWO WHEELER PARKING	21	33
EV - TWO WHEELER PARKING	03	03
CYCLE PARKING	24	40
O.S.R REQUIRED AREA		1015.71 Sqm (10.00 %)
O.S.R PROVIDED AREA		1102.06 Sqm (10.85 %)

COLOR INDEX

As per FMB BOUNDARY		EXG., ROAD	
DRIVE WAY		EXISTING BUILDING	
OSR			

MACHINERY DETAILS

1	HYDRAULIC PUMPING UNIT	05 HP

LABOURS DETAILS

1	MALE WORKERS	05 Nos
2	FEMALE WORKERS	03 Nos

SANITARY DETAILS	MALE		FEMALE	
	Require	Provided	Require	Provided
WC	1 No	1 No	1 No	1 No
Ablution Taps	1 No	1 No	-	1 No
Urinals	1 No	1 No	-	-
Washing Taps	1 No	1 No	1 No	1 No
Drinking Water	1 No	1 No	1 No	1 No

NOTE:

1. FIRE EXTINGUISHER WILL BE PROVIDED - FE
2. FIRE ALARM TO BE PROVIDED -FA
3. RAIN WATER HARVESTING SYSTEM WILL 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. MECHANICAL VENTILATION TO BE PROVIDED

மாவட்ட நகர் ஊரமைப்பு அலுவலகம்
மதுரை மாவட்டம்

ந.க.எண்:SWP/BPA/722149/2025 உத்தரவில் கண்டுள்ளவாறு நிபந்தனைகளுக்குப்பட்டு ஏற்கனவே 'A' முதல் 'E' வரை மற்றும் 'F' முதல் 'J' வரை எல்லையிடப்பட்டு க.வ./ந.ஊ.உ.இ (ம.மா) எண்:01/2026 என எண்ணிட்டு ஒப்புதல் அளிக்கப்பட மனையிடத்தில் அமையும் கட்டிட வரைபடத்திற்கு தொழில்நுட்ப ஒப்புதல் வழங்கப்படுகிறது

OFFICE USE

T. Udayachandran
APPLICANT

Er.S.SIVAKUMAR, B.E.,F.I.V
REGISTERED ENGINEER
Local Planning Authority
Grade-I No: 033/2019
23/2, EMG NAGAR IIND STREET
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REGISTER ENGINEER

Dr. F. J. VIJAY,
M.E. (Struct. Eng.), Ph.D. (Struct. Eng.),
M.I.E., C.Eng. (India),.
Reg. No.: RSE/Gr-I/001/KARUR/JANUARY/2024
Registered Structural Engineer (RSE Gracle-I) &
Chartered Engineer,
Techlead Consultant and Engineers,
Iyer Bungalow, Madurai-14. Ph.No.: 9344791906
STRUCTURAL ENGINEER

K.T.S SENTHILRAAJA
SRI MEENAKSHI ASSOCIATES
DTCP Reg.No: CE 25/2025
M168, 40 House Street, Sector-6,
TNHB Colony, Koodalpudur, Madurai -17.
Contact No: 80121 70678
CONSTRUCTION ENGINEER

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.