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

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திட்ட அனுமதி

மனை ஒப்புதல் மற்றும் திட்ட அனுமதி
மதுரை உள்ளூர் திட்டகுழுமம் மதுரை-17
ந.க.எண்:SWP/BPA/784241/2026 உத்தரவில்
கண்டுள்ளவாறு நிபந்தனைகளுக்குப்பட்டு
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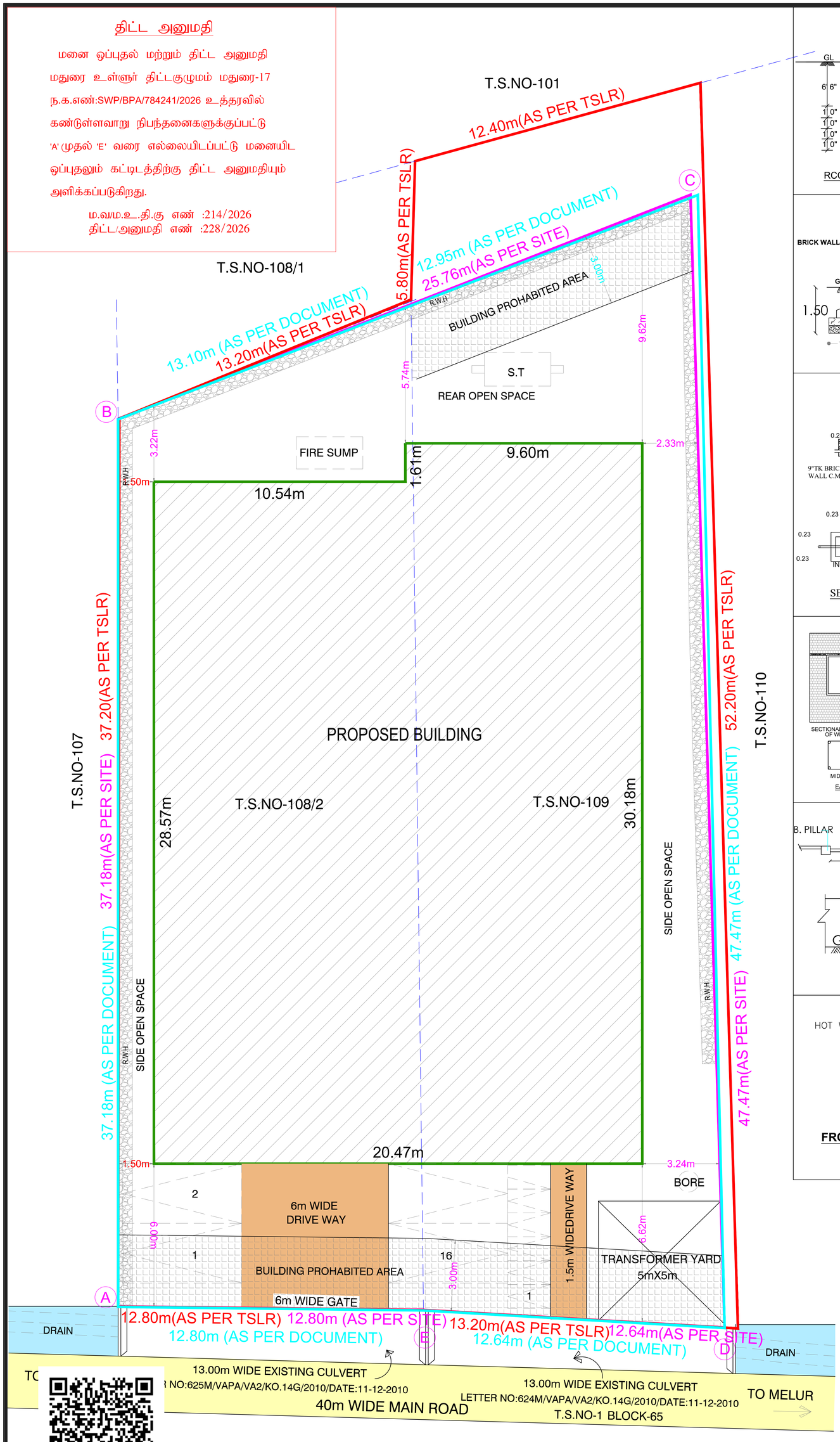
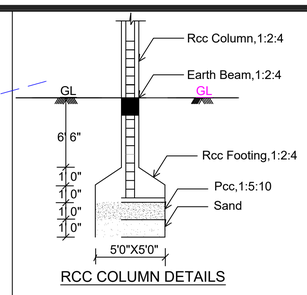
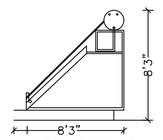
ஒப்புதலும் கட்டிடத்திற்கு திட்ட அனுமதியும்
அளிக்கப்படுகிறது.

ம.வ/ம.உ.தி.கு எண் :214/2026
திட்ட/அனுமதி எண் :228/2026

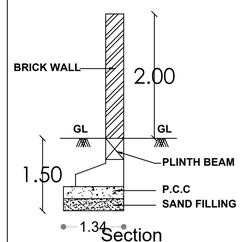




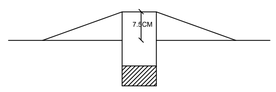
RCC COLUMN DETAILS



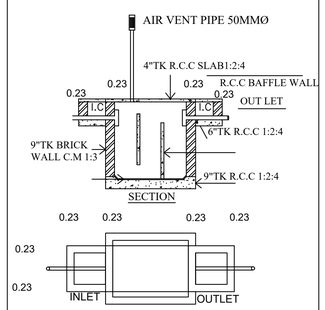
SIDE ELEVATION
SOLAR WATER HEATING SYSTEM
SCALE 1" = 8'0"



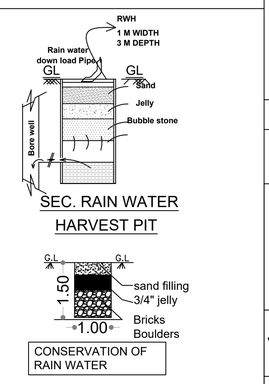
Section



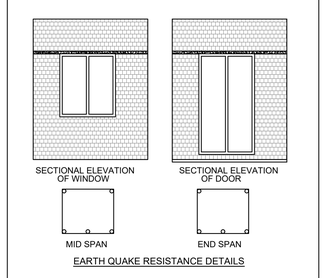
Dwarf Wall Details



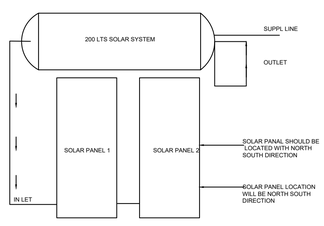
PLAN
SEPTIC TANK DETAILS
SCALE 1"=8'0"

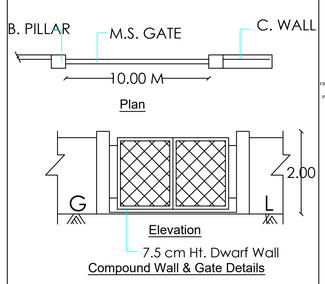


SEC. RAIN WATER
HARVEST PIT

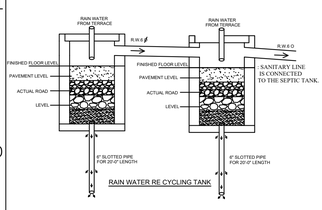


EARTH QUAKE RESISTANCE DETAILS

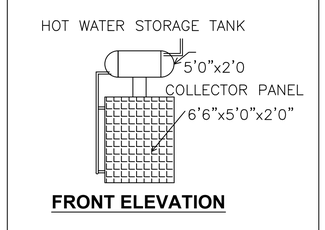




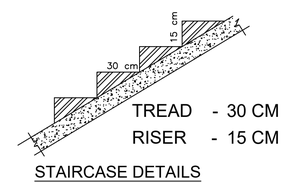
Compound Wall & Gate Details



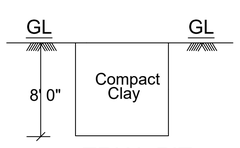
RAIN WATER RE CYCLING TANK



FRONT ELEVATION



STAIRCASE DETAILS



TRIAL PIT

NORTH

SHEET NO - 1

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF A COMMERCIAL (PROFESSIONAL CONSULTING OFFICE) BUILDING IN OLD R.S.NO - 135/8,9, NEW T.S.NO -108/2 & 109,S.WARD NO -16, BLOCK NO - 36,THALLAKULAM VILLAGE,MADURAI NORTH TALUK,MADURAI CORPORATION, MADURAI DISTRICT.

SCALE 1:400

AREA DETAILS

SITE AREA (AS PER DOCUEMENT) 1080.27 Sqm
SITE AREA (AS PER TSLR) 1080.00 Sqm

FLOOR DETAILS	FSI AREA Sqm	NON FSI AREA Sqm	TOTAL AREA Sqm
STILT FLOOR AREA	-	600.67	600.67
FIRST FLOOR AREA	600.67	-	600.67
SECOND FLOOR AREA	600.67	-	600.67
THIRD FLOOR AREA	600.67	-	600.67
TERRACE HEAD ROOM	-	50.54	50.54
TOTAL AREA	1802.01	651.21	2453.22

F.S.I - 1802.01 / 1080.00 - 1.668 < 2.00

PARKING DETAILS FOR PROFESSIONAL CONSULTING OFFICE

Annexure – IV (5) A (OFFICE)

OFFICE AREA = 1802.01 Sq.m

75% OFFICE AREA = 1351.50 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	1351.50	54	56
CAR	1 CAR SPACE FOR EVERY100Sq.m of FLOOR AREA	1351.50	14	18
EV CAR	VISITORS CAR PARKING 10% PARKING EV CAR PARKING	14/100 X 10= 0.9	02	02
EV TWO WHEELER	VISITORS TWO WHEELER 10% PARKING EV CAR PARKING PARKING	55/100 X 10= 3.7	06	06

TWO WHEELER PARKING REQUIRED FOR OFFICE =60 Nos
TWO WHEELER PARKING PROVIDED FOR OFFICE =62 Nos
CAR PARKING REQUIRED FOR OFFICE =16 Nos
CAR PARKING PROVIDED FOR OFFICE =20 Nos

LABOUR DETAILS

NO OF MEN-30Nos NO OF WOMEN-20 Nos

SANITARY DETAILS

NOTE
i) 1 WC for 15 Men ii) 1 WC for 10 Women 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
04	09	02	02	01	12	01	06

COLOUR INDEX

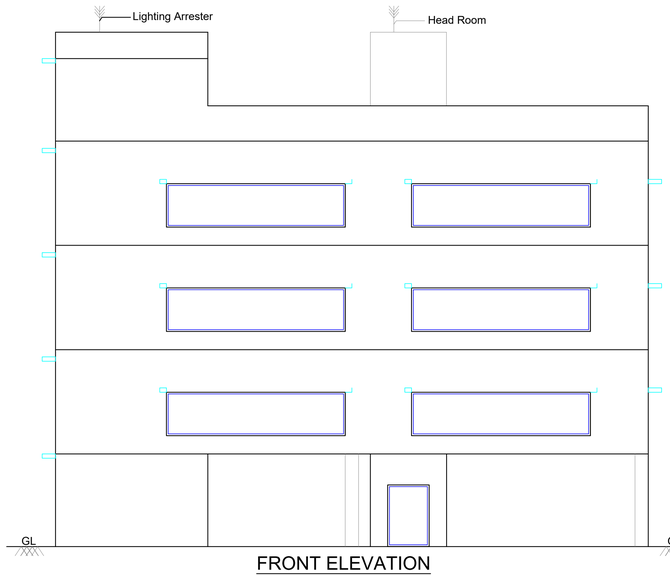
AS PER SITE | AS PER TSLR | PROPOSED BUILDING
EXISTING ROAD | DRAIN | BUILDING PROHIBITED AREA
AS PER DOCUMENT

APPLICANT

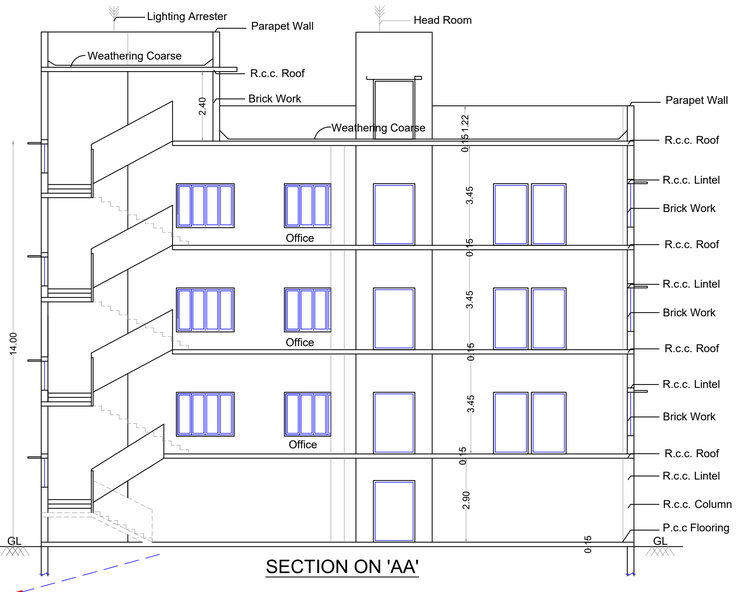
Er. B. HARI VIGNESH, B.E.,
Consulting Engineer & Registered Engineer
MDTCP Reg. No: RE 43 / 2024
Plot No: 4, Prince Avenue, Vandiyur
Madurai - 625 020, Cell: 9626012902
REGISTERED ENGINEER

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

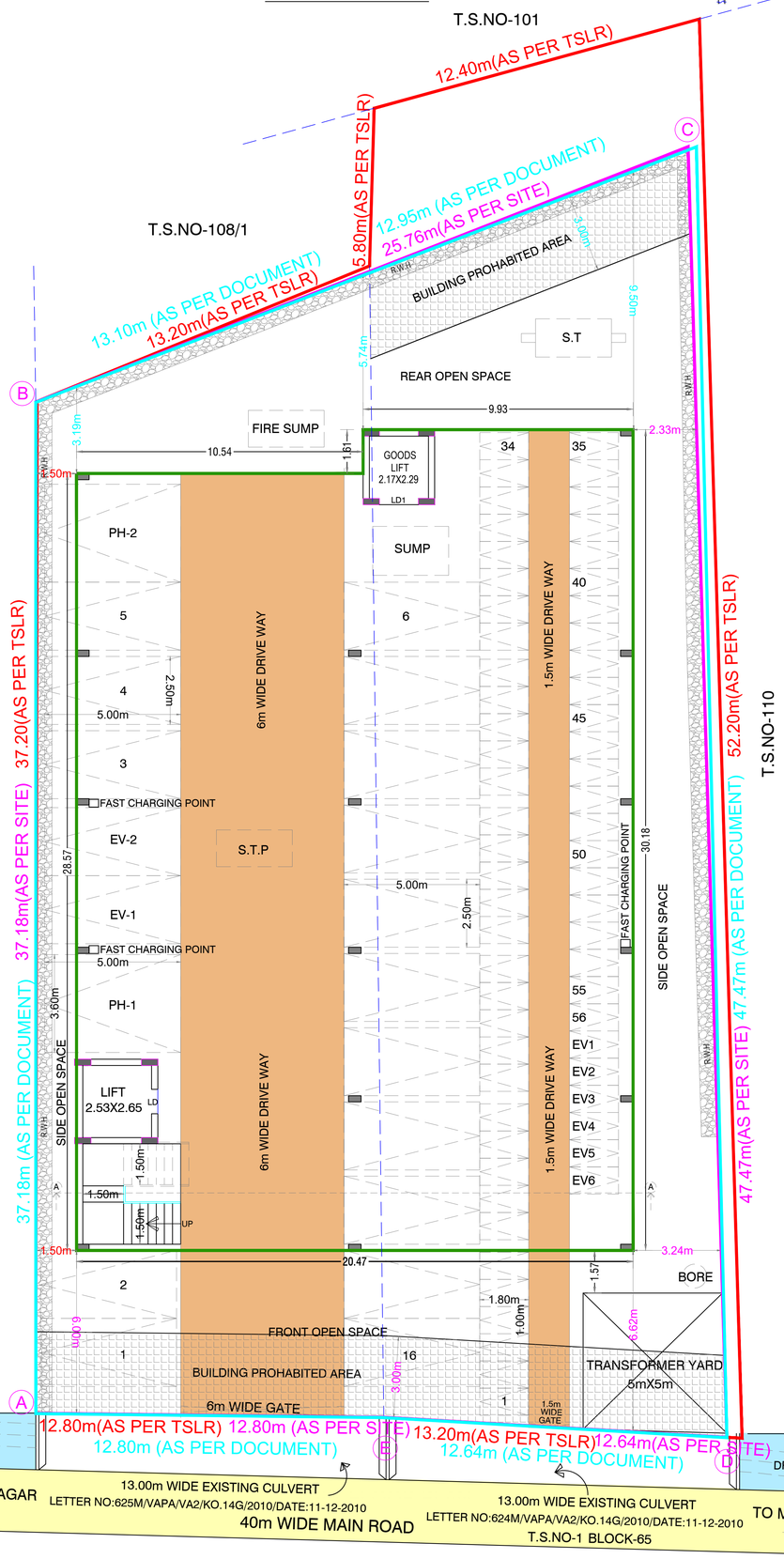
Er. S.SATHISH M.E(Structural)
Licenced Engineer & Consulting Civil Engineer
LBS No: RE-GR-II/06/2025/DTCP/MADURAI
Madurai Corporation / DTCP
K.Pudur, Madurai-7.
Cell: 96987 25601
Email: sathishmadurai59@gmail.com
STRCTURAL ENGINEER

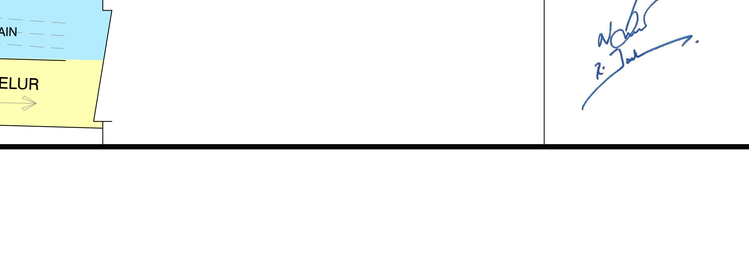


FRONT ELEVATION

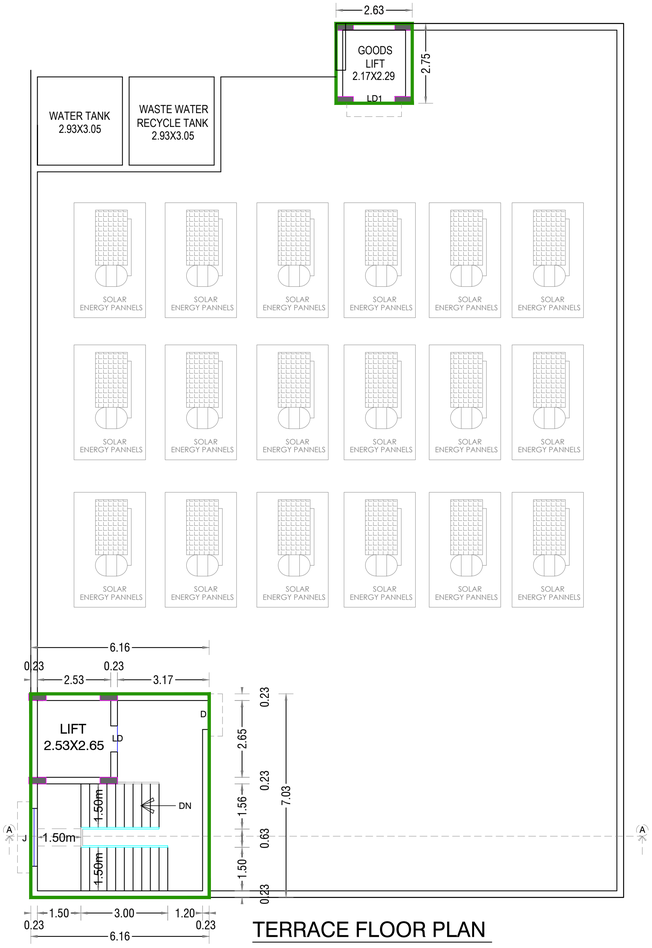


SECTION ON 'AA'





TYPICAL FIRST,SECOND & THIRD FLOOR PLAN



TERRACE FLOOR PLAN

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CAR	1 CAR SPACE FOR EVERY100Sq.m of FLOOR AREA	1351.50	14	18
EV CAR	VISITORS CAR PARKING 10% PARKING EV CAR PARKING	$\frac{14}{100}$ X 10= 1.4	02	02
EV TWO WHEELER	VISITORS TWO WHEELER 10% PARKING EV CAR PARKING PARKING	$\frac{54}{100}$ X 10= 5.4	06	06

TWO WHEELER PARKING REQUIRED FOR OFFICE =60 Nos

TWO WHEELER PARKING PROVIDED FOR OFFICE =62 Nos

CAR PARKING REQUIRED FOR OFFICE =16 Nos

CAR PARKING PROVIDED FOR OFFICE =20 Nos

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அளிக்கப்படுகிறது.

ம.வ/ம.உ.தி.கு எண் :214/2026
திட்ட/அனுமதி எண் :228/2026

NORTH

SHEET NO - 2

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A COMMERCIAL (PROFESSIONAL CONSULTING OFFICE) BUILDING IN OLD R.S.NO - 135/8,9, NEW T.S.NO -108/2 & 109,S.WARD NO -16, BLOCK NO - 36,THALLAKULAM VILLAGE,MADURAI NORTH TALUK,MADURAI CORPORATION, MADURAI DISTRICT.

SCALE 1:100

AREA DETAILS

SITE AREA (AS PER DOCUEMENT) 1080.27 Sqm

SITE AREA (AS PER TSLR) 1080.00 Sqm

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THIRD FLOOR AREA	600.67	-	600.67
TERRACE HEAD ROOM	-	50.54	50.54
TOTAL AREA	1802.01¶	651.21¶	2453.22¶

F.S.I - $\frac{1802.01¶}{1080.00}$ - 1.668 < 2.00

JOINERY DETAILS

LD	LIFT DOOR	1.00X2.13
LD1	LIFT DOOR	1.52X2.13
D	DOOR	1.22X2.13
W	WINDOW	2.00X1.52
GW	GLASS WINDOW	6.17X1.52
V	VENTILATOR	1.00X0.60
J	JALLY	2.00X1.00

LABOUR DETAILS

NO OF MEN-30Nos NO OF WOMEN-20 Nos

SANITARY DETAILS

NOTE i) 1 WC for 15 Men ii) 1 WC for 10 Women 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
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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

Er. S.SATHISH M.E(Structural)
Licenced Engineer & Consulting Civil Engineer
LES No: RE-GR-MB0/2022/DTCP/MADURAI
Madurai Corporation / DTCP
K.Pudur, Madurai-7.
Cell: 96887 29691
Email: sathishmadurai99@gmail.com
STRCTURAL ENGINEER

Er. B. HARI VIGNESH,B.E.,
Consulting Engineer & Registered Engineer
MDTCP Reg. No: RE 43 / 2024
Plot No: 4, Prince Avenue, Vandiyur
Madurai - 625 020, Cell: 9626012902
REGISTERED 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

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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.