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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+91 9996 12 9996
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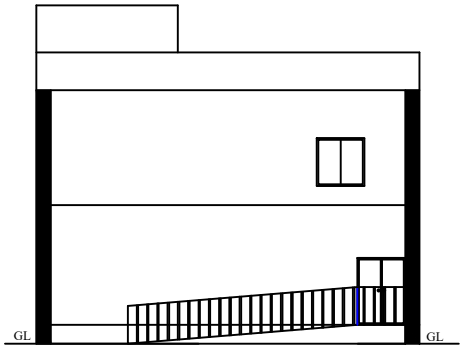
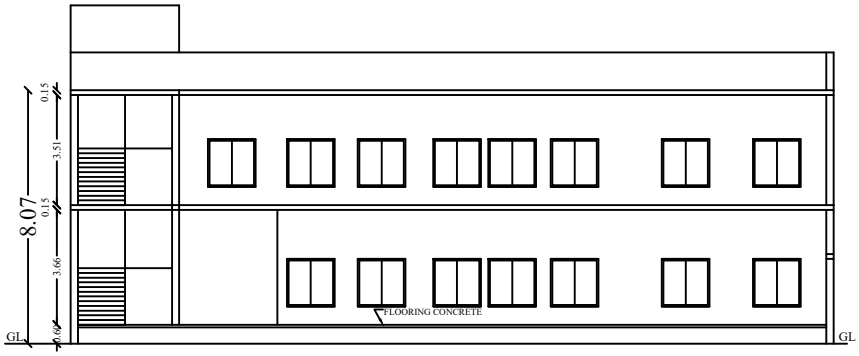
(BLOCK-4) (PROFESSIONAL CONSULTING OFFICE)



ELEVATION



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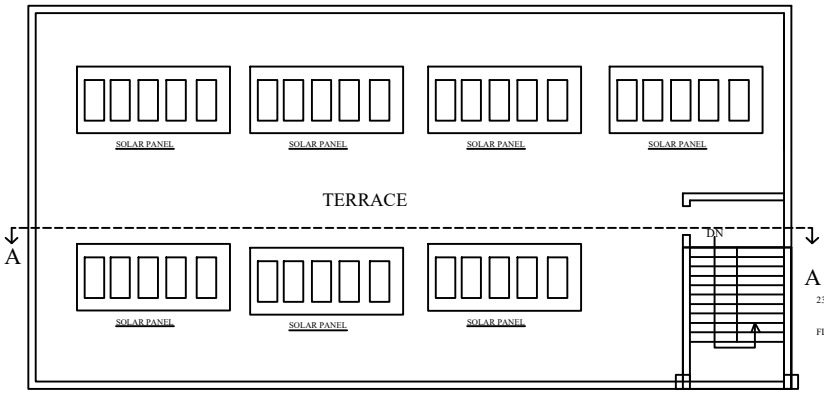
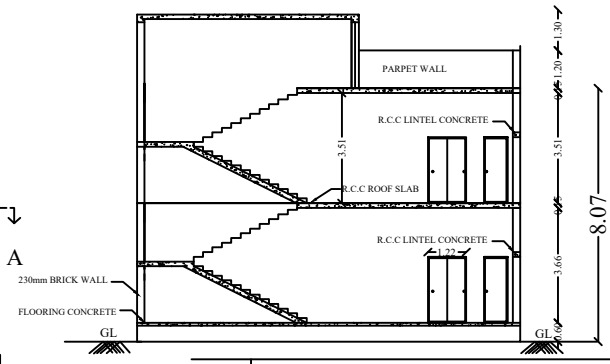
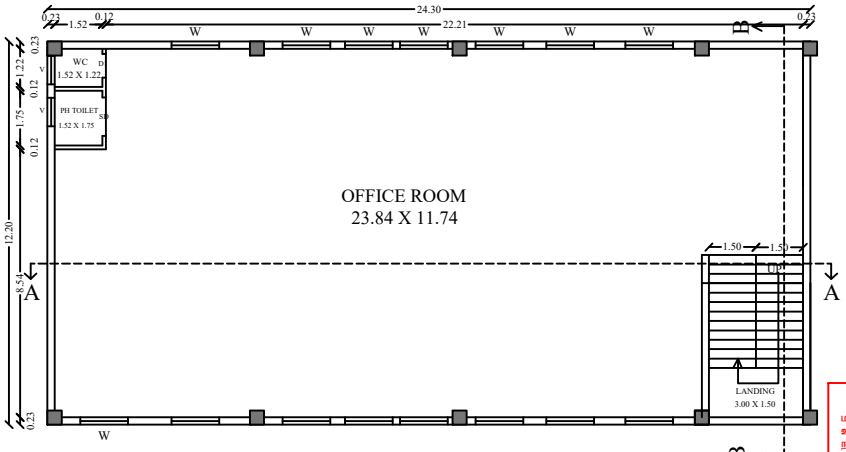
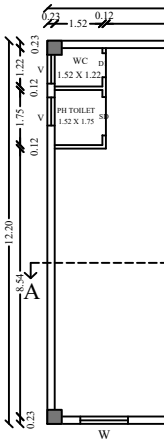
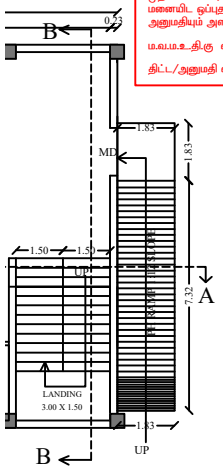


TERRACE FLOOR PLAN









திட்ட அனுமதி

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ம.வ.ம.உ.திட்ட எண் : 220 / 2026

திட்ட/அனுமதி எண் : 234 / 2026

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A COMMERCIAL BUILDING (PETROL BUNK,PROFESSIONAL CONSULTING OFFICE BUILDING CUM SHOPPING COMPLEX IN S.NO.80/6,AT ALATHUR VILLAGE/ALATHUR PANCHAYAT,MADURAI WEST PANCHAYAT UNION,MADURAI NORTH TALUK, MADURAI DISTRICT.

AREA DETAILS

Descriptions	Non FSI	FSI	Total Area
Area of the Ground Floor	-	296.46	296.46
Area of the First Floor	-	296.46	296.46
Head Room	15.55	-	15.55
Total Area	15.55	592.92	608.47

JOINERY DETAILS

MD	MAIN DOOR	1.83 X 2.13
D/SD	DOOR/SLIDING DOOR	1.22 X 2.13
D1	DOOR	0.76 X 1.22
W	WINDOW	1.83 X 1.22
V	VENTILATOR	0.90 X 0.60

Applicant

Er.A.G.JAGADEESH, B.Tech.,
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Reg. No - SE-06/2021 (Gr-II)
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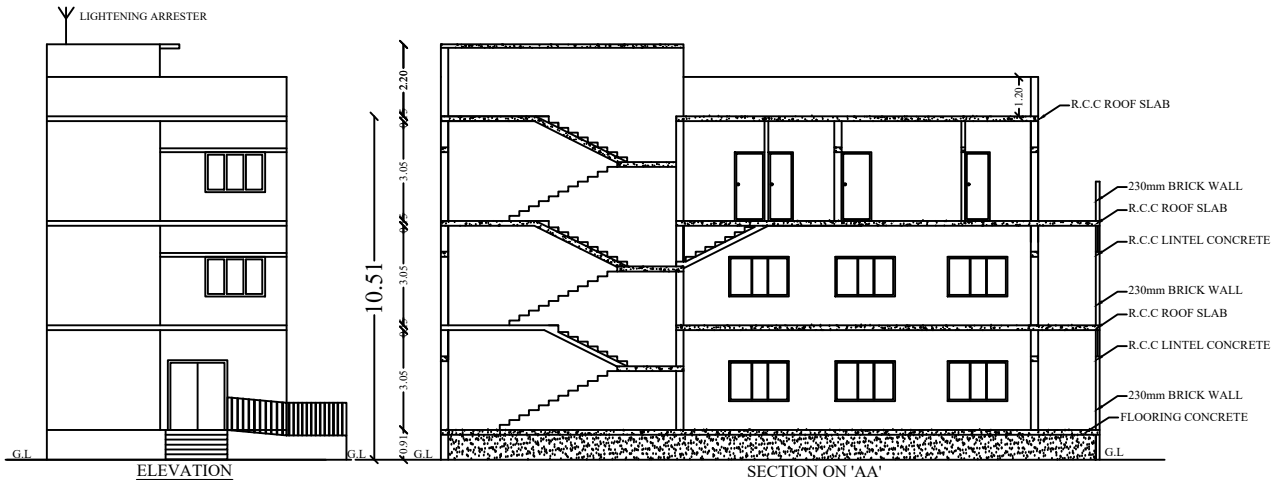
Cell: 8883343230

Structural Engineer

Er.K. PRASANNA ,B.E.
DTCP Registered Engineer
RE 05 / 2022 (Gr.I)
Shop No -1,Kallalagar Complex
Alagar Kovil Main Road,Tallakulam,Madurai-625002
Cell - 9894984630

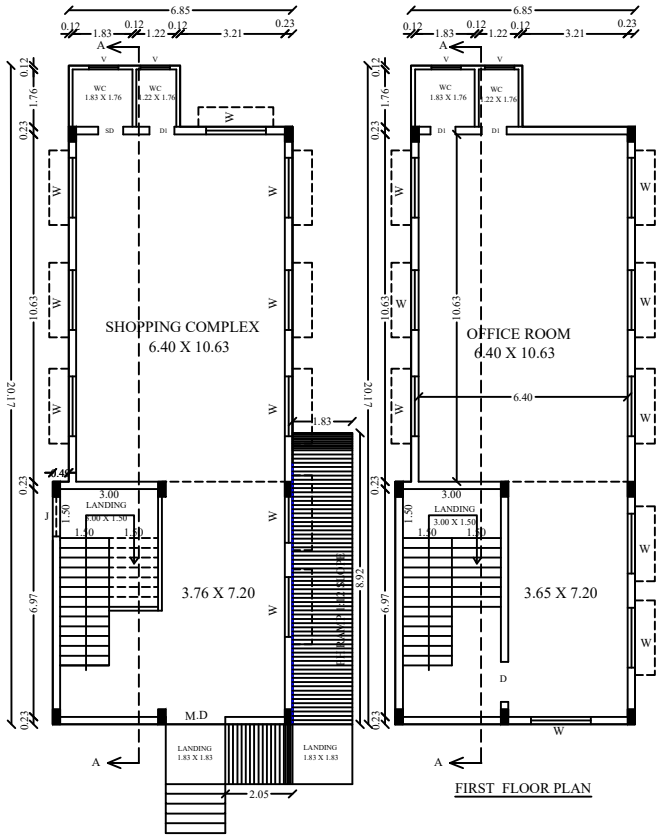
Engineer

(BLOCK-3) (PROFESSIONAL CONSULTING OFFICE CUM SHOPPING COMPLEX)



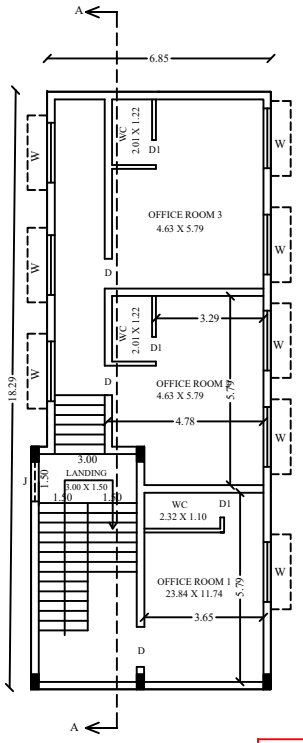
ELEVATION

SECTION ON 'AA'

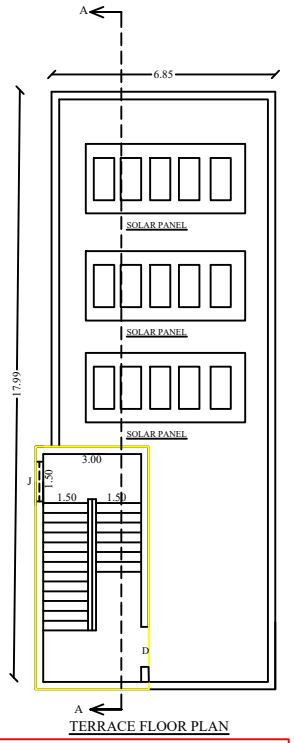


GROUND FLOOR PLAN

FIRST FLOOR PLAN



SECOND FLOOR PLAN



TERRACE FLOOR PLAN

திட்ட அனுமதி

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ம.வ.ம.உ.தி.கு எண் : 220 / 2026

திட்ட/அனுமதி எண் : 234 / 2026

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A EXISTING PETROL BUNK AND PROPOSED PROFESSIONAL CONSULTING OFFICE BUILDING CUM SHOPPING COMPLEX IN S.NO.80/6,AT ALATHUR VILLAGE,MADURAI NORTH TALUK,MADURAI DISTRICT.

AREA DETAILS

Descriptions	Non FSI	FSI	Total Area
Area of the Ground Floor	-	135.35	135.35
Area of the First Floor	-	135.35	135.35
Area of the second Floor	-	128.94	128.94
Head room	25.77	-	25.77
Total	25.77	399.64	425.41

JOINERY DETAILS

MD	MAIN DOOR	1.83 X 2.13
D	DOOR	1.22 X 2.13
D1	DOOR	0.76 X 1.22
W	WINDOW	1.83 X 1.22
V	VENTILATOR	0.90 X 0.60

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Reg. No - SE-06/2021 (Gr-II)
16/16, Indira Gandhi Street,
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Cell: 8883342220

Structural Engineer

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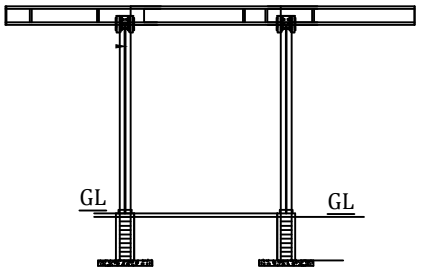
DTCP Registered Engineer
RE 05 / 2022 (Gr.I)
Shop No -1,Kallalagar Complex
Alagar Kovil Main Road,Tallakulam,Madurai-625002
Cell - 9894984630

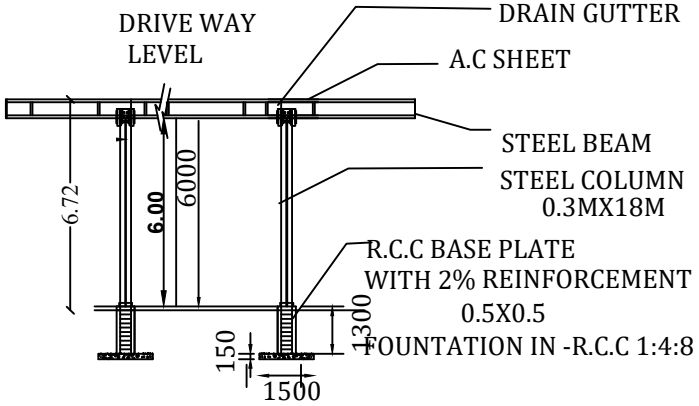
Engineer

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A EXISTING PETROL BUNK AND PROPOSED PROFESSIONAL CONSULTING OFFICE BUILDING CUM SHOPPING COMPLEX IN S.NO.80/6,AT ALATHUR VILLAGE,MADURAI NORTH TALUK,MADURAI DISTRICT.

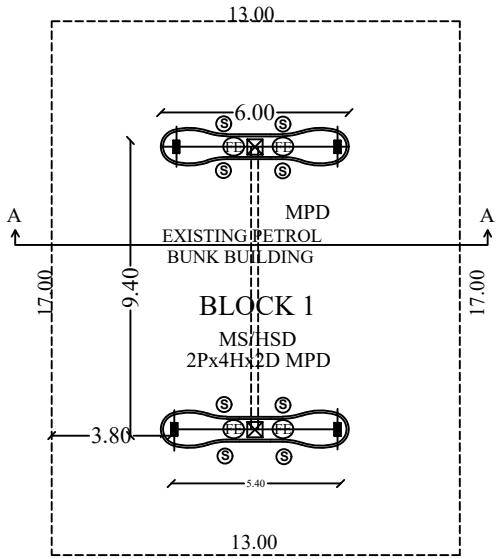
BLOCK-01 (CANOPY AREA)



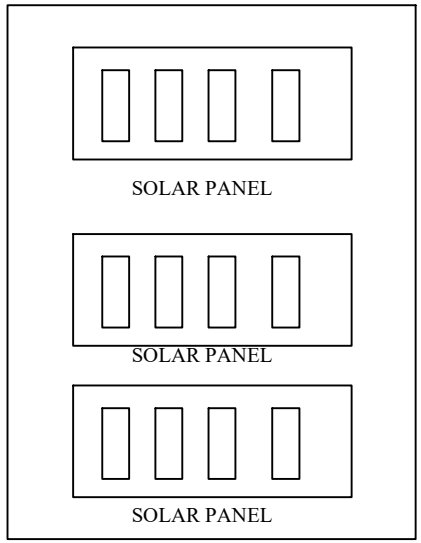
ELEVATION



SECTIONAL DETAIL OF CANOPY



GROUND FLOOR (CANOPY)



TERRACE AREA

திட்ட அனுமதி

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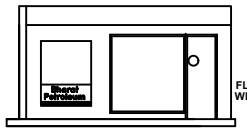
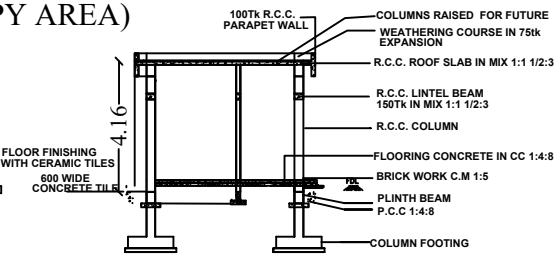
ம.வ.ம.உ.திட்கு எண் : 220 / 2026

திட்ட/அனுமதி எண் : 234 / 2026

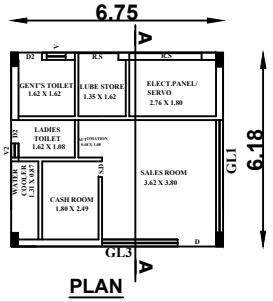
BLOCK-02 (CANOPY AREA)



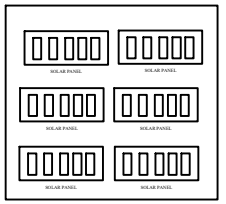
ELEVATION



SECTION ON A-A



PLAN



TERRACE AREA

DESCRIPTION	NON FSI AREA SQ.M	FSI AREA SQ.M	TOTAL AREA SQ.M
(BLOCK-1) CANOPY AREA GROUND FLOOR	-	221.03	221.03
(BLOCK-2) OFFICE BUILDING GROUND FLOOR	-	41.73	41.73

APPLICANT

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Structural Engineers (MDTCP)
Reg. No - SE-06/2021 (Gr-II)
16/16, Indira Gandhi Street,
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Cell: 8883342220

STRUCTURAL ENGINEER

Er.K. PRASANNA ,B.E.
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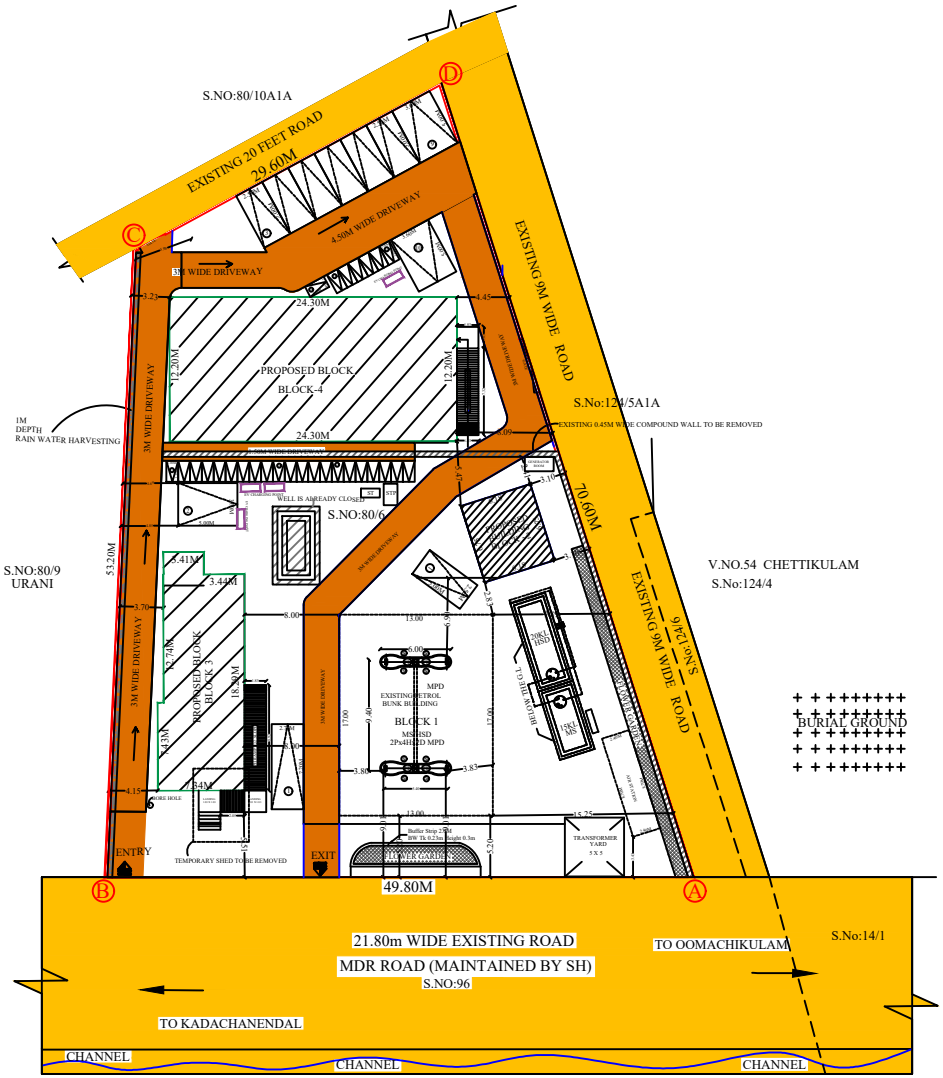
RE 05 / 2022 (Gr.I)
Shop No -1,Kallalagar Complex
Alagar Kovil Main Road,Tallakulam,Madurai-625002
Cell - 9894984630

REGISTERED ENGINEER



N

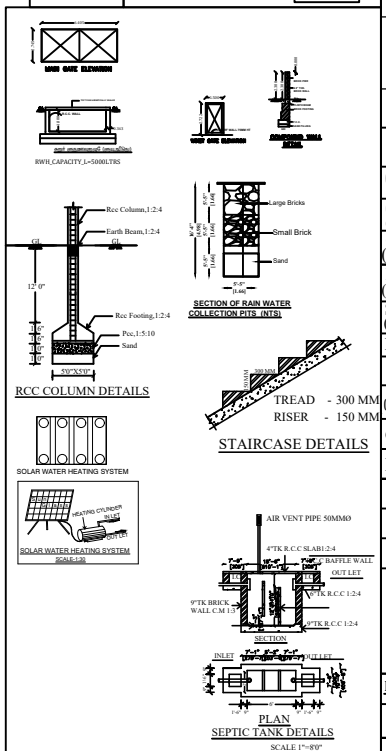
REFERENCE

SITE BOUNDARY -

DRIVE WAY -

EXT ROAD -

PRO.BUILDING -



SANITARY REQUIREMENTS

TOTAL NO.OF.LABOURS =22 NOS
BOYS =11 NOS,GIRLS=11 NOS

SANITARY UNIT	SANITARY REQUIREMENT SHOPPING COMPLEX AND PROFESSIONAL CONSULTING OFFICE	REQUIRED	PROVIDED
WATER CLOSET	MALE (1 FOR EVERY 25PERSONS)	01	05
	FEMALE (1 FOR EVERY 15PERSONS)	01	05
URINALS	2 FOR (25-40 PERSONS)	02	05

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF A COMMERCIAL BUILDING (PETROL BUNK,PROFESSIONAL CONSULTING OFFICE BUILDING CUM SHOPPING COMPLEX IN S.NO.80/6,AT ALATHUR VILLAGE/ALATHUR PANCHAYAT,MADURAI WEST PANCHAYAT UNION,MADURAI NORTH TALUK,MADURAI DISTRICT.

SITE AREA

DOCUMENT AREA = 2848.00 SQ.M
PATTA AREA = 2850.00 SQ.M

DESCRIPTION	NON FSI AREA SQ.M	FSI AREA SQ.M	TOTAL AREA SQ.M
(BLOCK-1) CANOPY AREA GROUND FLOOR	-	221.03	221.03
(BLOCK-2) OFFICE BUILDING GROUND FLOOR	-	41.73	41.73
(BLOCK-3) (PROFESSIONAL CONSULTING OFFICE CUM SHOPPING COMPLEX)			
Ground Floor (shopping complex)	-	135.35	135.35
First Floor (professional consulting office)	-	135.35	135.35
Second Floor (professional consulting office)	-	128.94	128.94
Head room	25.77	-	25.77
Total	25.77	399.64	425.41
(BLOCK-4) (PROFESSIONAL CONSULTING OFFICE)			
Ground Floor	-	296.46	296.46
First Floor	-	296.46	296.46
Head Room	15.55	-	15.55
Total Area	15.55	592.92	608.47
GRAND TOTAL	41.32	1255.32	1296.64

FLOOR SPACE INDEX = TOTAL FSI AREA ON ALL FLOORS / AREA OF THE SITE

FLOOR SPACE INDEX = 1255.32SQ.M / 2848.00SQ.M = 0.44 < 2.00

PARKING DETAILS

CAR PARKING	PARKING AREA	AREA IN SQ.M	REQUIRED	PROVIDED
BLOCK-2 (OFFICE)	1 CAR SPACE FOR EVERY 100 SQ.M OF FLOOR AREA	41.73 (75% AREA) 31.29	-	-
BLOCK-3 (SHOPPING COMPLEX)	1 CAR SPACE FOR EVERY 75 SQ.M OF FLOOR AREA	135.35 (75% AREA) 101.51	02 NOS	02 NOS
BLOCK-3 PROFESSIONAL COSULTING OFFICE	1 CAR SPACE FOR EVERY 100 SQ.M OF FLOOR AREA	264.29 (75% AREA) 198.22	02 NOS	02 NOS
BLOCK-4 PROFESSIONAL COSULTING OFFICE	1 CAR SPACE FOR EVERY 100 SQ.M OF FLOOR AREA	592.92 (75% AREA) 444.69	05 NOS	05 NOS
10% OF VISITOR'S PARKING			01 NOS	01 NOS
TOTAL CAR PARKING			10 NOS	10 NOS (INCLUDING 2 PH PARKING)

TWO WHEELER PARKING DETAILS

BLOCK-2 (OFFICE)	1 Two wheeler SPACE FOR EVERY 25 SQ.M OF FLOOR AREA	41.73 (75% AREA) 31.29	02 NOS	02 NOS
BLOCK-3 (SHOPPING COMPLEX)	1 Two wheeler SPACE FOR EVERY 75 SQ.M OF FLOOR AREA	135.35 (75% AREA) 101.51	02 NOS	06 NOS
BLOCK-4 PROFESSIONAL COSULTING OFFICE	1 Two wheeler SPACE FOR EVERY 25 SQ.M OF FLOOR AREA	592.92 (75% AREA) 444.69	18 NOS	18 NOS
10% OF VISITOR'S PARKING			02 NOS	02 NOS
TOTAL TWO WHEELER PARKING			24 NOS	28 NOS

திட்ட அனுமதி

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STRUCTURAL 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.