PP APPROVAL RECORD

Planning Permission

Madurai district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

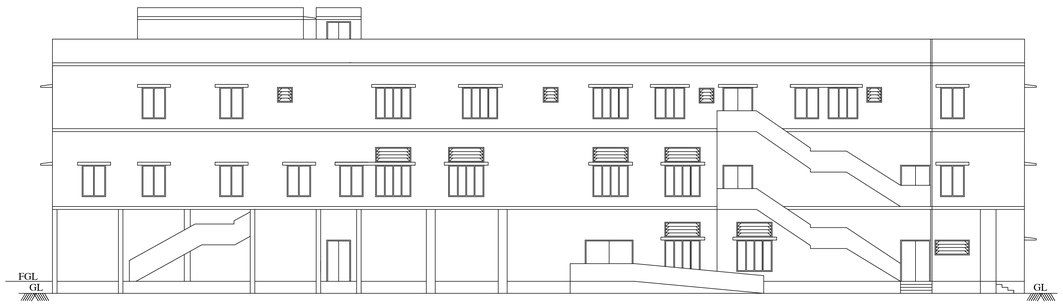
The approval as the planning authority issued it, reproduced in full behind this page.

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

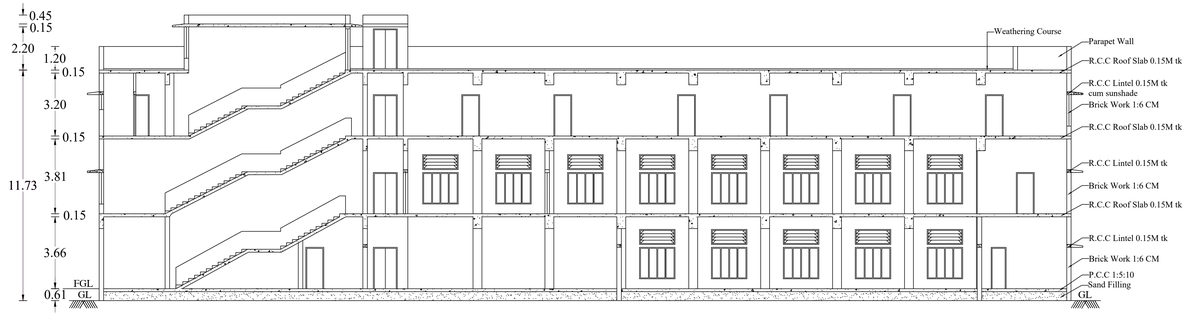
Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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

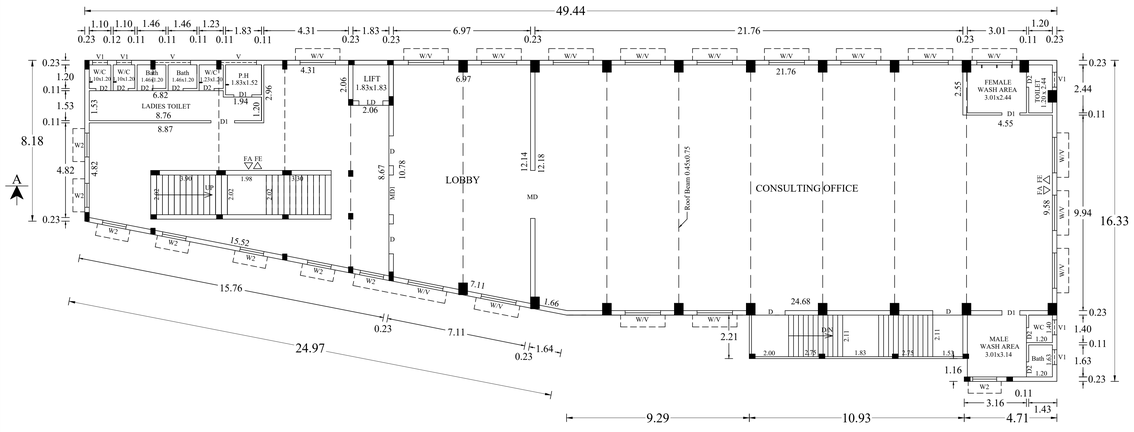
PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF THE PROFESSIONAL CONSULTING OFFICE COMPLEX BUILDING IN OLD R.S.NO:174/2, NEW T.S.NO:57, BLOCK NO:64, S.WARD NO:XVI, THALLAKULAM VILLAGE, C. WARD NO: 10, ZONE: 1, MADURAI NORTH TALUK, MADURAI CORPORATION, MADURAI DISTRICT.



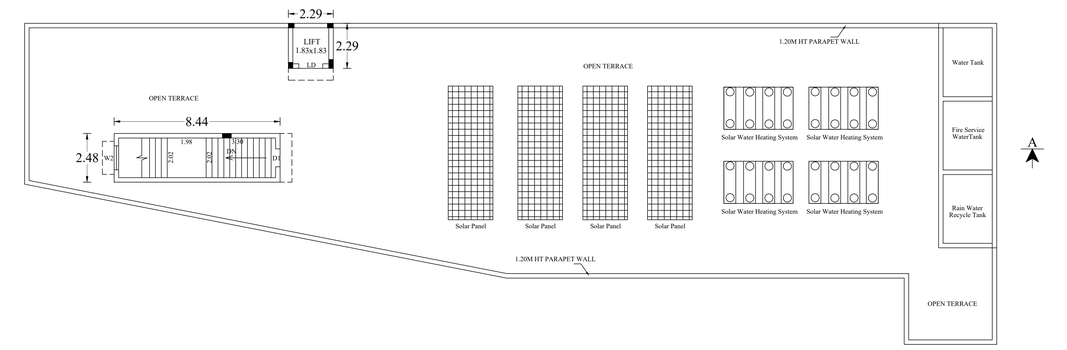
FRONT ELEVATION



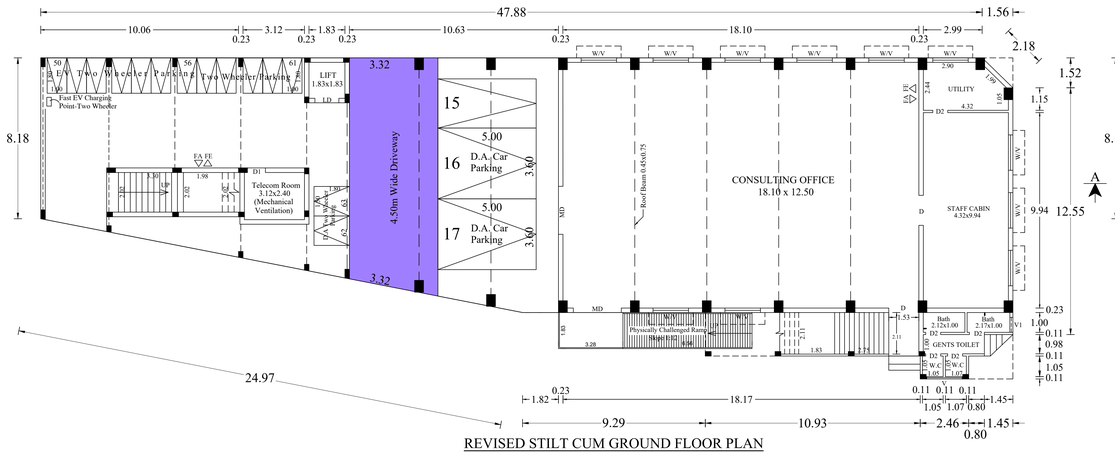
SECTION ON A-A



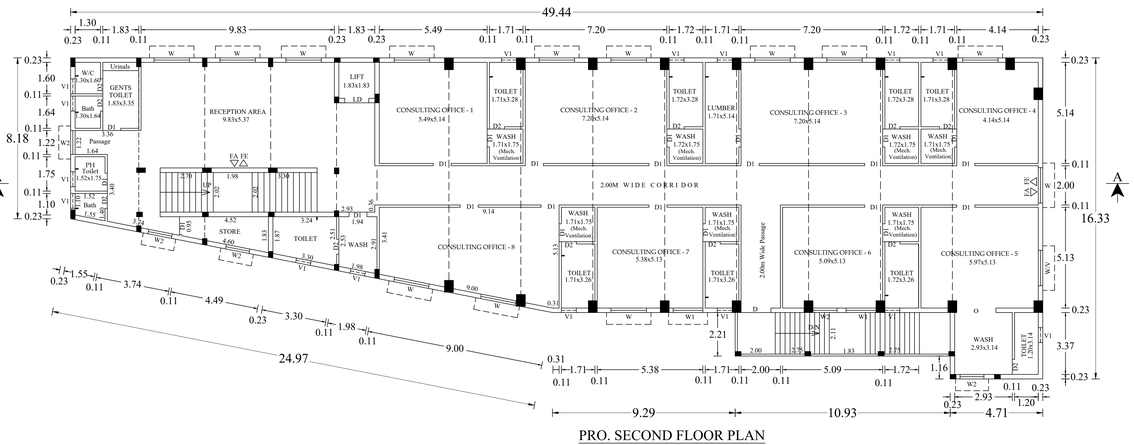
REVISED FIRST FLOOR PLAN



PRO. TERRACE FLOOR PLAN



REVISED STILT CUM GROUND FLOOR PLAN



PRO. SECOND FLOOR PLAN

SHEET NO: 2

SCALE = 1:100

JOINERY DETAILS

MD	MAIN DOOR	2.44 x 2.10
MD1	MAIN DOOR	2.00 x 2.10
D	DOOR	1.52 x 2.10
D1	DOOR	0.91 x 2.10
D2	DOOR	0.76 x 2.10
LD	DOOR	1.22 x 2.10
W	WINDOW	1.80 x 1.60
W1	WINDOW	1.52 x 1.60
W2	WINDOW	1.22 x 1.60
V	VENTILATOR	1.80 x 0.76
V1	VENTILATOR	0.76 x 0.76

AREA DETAILS

Descriptions	FSI (Sq.M)	Non FSI (Sq.M)	Total Area (Sq.M)
Stilt cum Ground Floor Area	334.14	282.67	616.81
First Floor Area	622.18	——	622.18
Pro. Second Floor Area	622.18	——	622.18
Pro. Head Room Area	——	26.16	26.16
Total Floor Area	1578.50	308.83	1887.33

FIRE SAFETY:-

△ FE - FIRE EXTINGUISHERS

△ FA - FIRE ALARM

OFFICE USE

திருத்திய திட்ட அனுமதி

திட்ட அனுமதி
மதுரை உள்ளூர் திட்ட குழுமம்.
மதுரை - **625017.**
ந.க.எண். **SWP/BPA/009800/2023** உத்தரவில்
கண்டுள்ளவாறு நிபந்தனைகளுக்குட்பட்டு
ஏற்கனவே **'A'** (முதல் **'D'** வரை
எல்லையிடப்பட்டு ம.வ.ம.உ.திட்டு எண்:**341/2023**
என எண்ணிட்டு ஒப்புதல் அளிக்கப்பட்ட
மனையிடத்தில் அமையும் கட்டிடத்திற்கு
ந.க.எண். **SWP / BPA /815805/2026** உத்தரவில்
கண்டுள்ளவாறு திருத்திய திட்ட அனுமதி
அளிக்கப்படுகிறது
திருத்திய திட்ட அனுமதி எண். **338/2026**

APPLICANT

MUTHU .S.
B.E., M.Sc.(Structure), F.I.V., F.I.R.A., I.I.T.A.,
Chartered Engineer Regn. No. F-0172533
Govt. Approved Panel Engineer
Registered Architech Regn. No. CA/75/1479
Valuer of Wealth Tax & Income Tax
Competency Hotel Room No. CoM/ of 1968
Fellow Valuer of L.I.C. of India
37, North Vela Street, Madurai-625 001

REGISTERED ARCHITECT

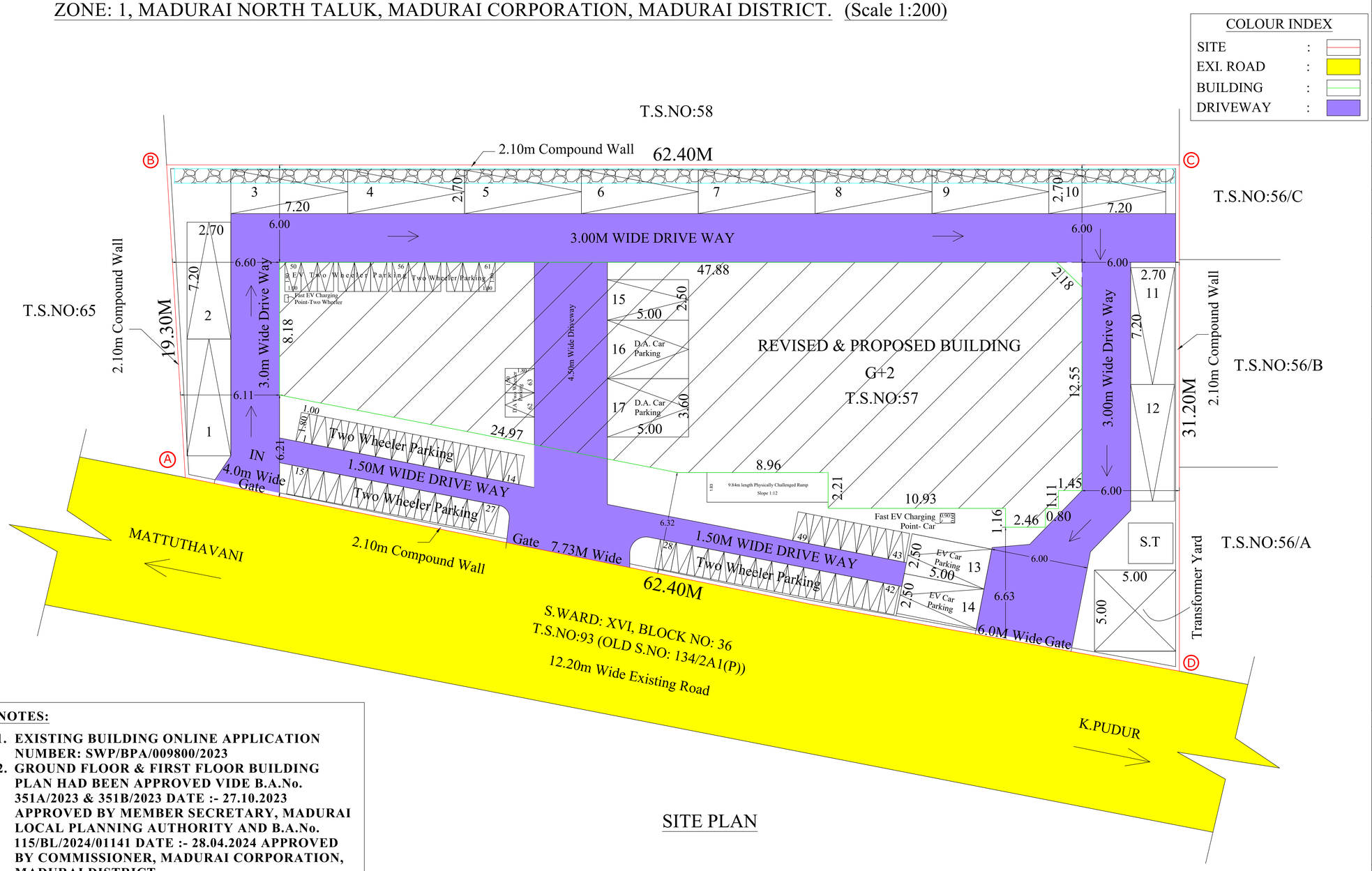
Er. V.I.P.RADHEEP, ME.(STRUCTURES)
MDTCP/SE (Gr II) 04/2022
G47, KR Towers, First Floor,
Suguna Store Junction
Madurai - 20. Cell: 99438 43331

REGISTERED STRUCTURAL ENGINEER

Er. M. GOBINATH, B.E.,
Consulting Engineer & Surveyor
Madurai DTCP RE-GR-I/277/2025
48/1, R.S. Naidu Street, Sellur
Madurai-625 002, Mob: 8012041771

REGISTERED ENGINEER

SITE PLAN SHOWING THE PROPOSED ADDITIONAL CONSTRUCTION OF THE PROFESSIONAL CONSULTING OFFICE COMPLEX BUILDING IN OLD R.S.NO:174/2, NEW T.S.NO:57, BLOCK NO:64, S.WARD NO:XVI, THALLAKULAM VILLAGE, C. WARD NO: 10, ZONE: 1, MADURAI NORTH TALUK, MADURAI CORPORATION, MADURAI DISTRICT. (Scale 1:200)



SITE PLAN

COLOUR INDEX

SITE	:
EXI. ROAD	:
BUILDING	:
DRIVEWAY	:

APPLICATION NO :SWP/BPA/815805/2026
APPLICANT NAME : M. SUGANYA

SHEET NO: 1

S E W N

SITE AREA DETAILS:

As Per Document Area	:1538.36 Sq.M
As Per Patta Area	:1575.50 Sq.M
As Per Superimposed Area	:1565.68 Sq.M

BUILDING AREA DETAILS:

Descriptions	FSI (Sq.M)	Non FSI (Sq.M)	Total Area (Sq.M)
Stilt cum Ground Floor Area	334.14	282.67	616.81
First Floor Area	622.18	—	622.18
Second Floor Area	622.18	—	622.18
Head Room Area	—	26.16	26.16
Total Floor Area	1578.50	308.83	1887.33

PLOT COVERAGE $= \frac{622.18}{1538.36} \times 100 = 40.44\%$

FLOOR SPACE INDEX $= \frac{1578.50}{1538.36} = 1.026 < 2$

No. of Car Parking Required : 16 Nos
No. of Car Parking Provided : 17 Nos
(D.A. Parking 2 Nos & EV Parking 2 Nos including)
No. of Two Wheeler Parking Required : 63 Nos
No. of Two Wheeler Parking Provided : 63 Nos
(D.A. Parking 1 No & EV Parking 7 Nos including)

Sanitary Requirements:

	Male (50 Persons)		Female (25 Persons)	
	Required	Provided	Required	Provided
Water Closet	2 Nos	4 Nos	2 Nos	4 Nos
Bath	5 Nos	5 Nos	3 Nos	3 Nos
Urinal	3 Nos	3 Nos	—	—
Ablution Taps	4 Nos	4 Nos	4 Nos	4 Nos
Wash Basins	2 Nos	2 Nos	1 Nos	2 Nos

Note:
• No. of PH toilets provided = 2 Nos

APPLICANT

MUTHU .S.
B.E., M.Sc.,(Structs) F.I.E., F.I.V., F.I.R.A., I.I.T.A.,
Chartered Engineer Regn. No. F-0172533
Govt. Approved Panel Engineer
Registered Architech Regn. No. CA/75/1479
Advocate of Wealth Tax & Income Tax
Consultant of India Regn. No. Cubbi of 1968
Face value of I.I.C. of India
97, North Vasi Street, Madurai-625 001

REGISTERED ARCHITECT

Er. V.I.PRADHEEP, ME.(STRUCTURES)
MOTCP/SE (Gr II) 04/2022
347, KR Towers, First Floor,
Suguna Store Junction
Madurai - 20. Cell: 99438 43331

REGISTERED STRUCTURAL ENGINEER

Er. M. GOBINATH, B.E.,
Consulting Engineer & Surveyor
Madurai DTCP RE-GR-I/77/2025
48/1, R.S. Naidu Street, Sellur
Madurai-625 002, Mob: 8012041771

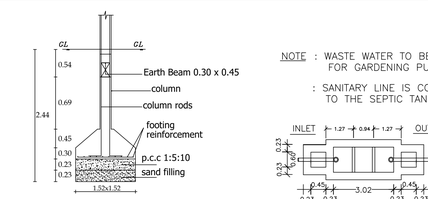
REGISTERED ENGINEER

NOTES:

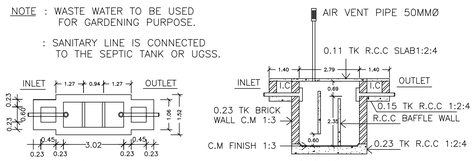
1. **EXISTING BUILDING ONLINE APPLICATION NUMBER: SWP/BPA/009800/2023**
2. **GROUND FLOOR & FIRST FLOOR BUILDING PLAN HAD BEEN APPROVED VIDE B.A.No. 351A/2023 & 351B/2023 DATE :- 27.10.2023 APPROVED BY MEMBER SECRETARY, MADURAI LOCAL PLANNING AUTHORITY AND B.A.No. 115/BL/2024/01141 DATE :- 28.04.2024 APPROVED BY COMMISSIONER, MADURAI CORPORATION, MADURAI DISTRICT.**

OFFICE USE

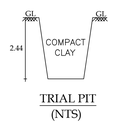
திருத்திய திட்ட அனுமதி
திட்ட அனுமதி
மதுரை உள்ளூர் திட்ட குழுமம்.
மதுரை - **625017.**
ந.க.எண். **SWP/BPA/009800/2023** உத்தரவில்
கண்டுள்ளவாறு நிபந்தனைகளுக்குட்பட்டு
ஏற்கனவே **'A'** முதல் **'D'** வரை
எல்லையிடப்பட்டு ம.வ.ம.உ.திரு. எண்:**341/2023**
என எண்ணிட்டு ஒப்புதல் அளிக்கப்பட்ட
மனையிடத்தில் அமையும் கட்டிடத்திற்கு
ந.க.எண். **SWP / BPA /815805/2026** உத்தரவில்
கண்டுள்ளவாறு திருத்திய திட்ட அனுமதி
அளிக்கப்படுகிறது
திருத்திய திட்ட அனுமதி எண். **338/2026**



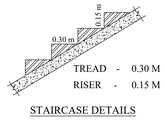
TYPICAL SECTIONAL DETAILS OF R.C.C COLUMN & FOOTING DETAILS
(NTS)



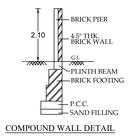
PLAN
SECTION
SEPTIC TANK DETAILS



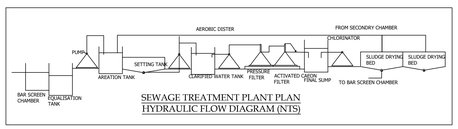
TRIAL PIT
(NTS)



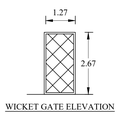
STAIRCASE DETAILS



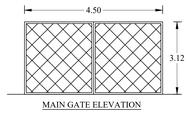
COMPOUND WALL DETAIL



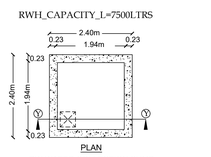
SEWAGE TREATMENT PLANT PLAN
HYDRAULIC FLOW DIAGRAM (NTS)



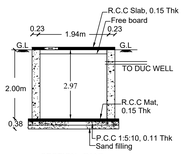
WICKET GATE ELEVATION



MAIN GATE ELEVATION



PLAN
RW WATER COLLECTION SUMP
(NTS)



SECTION - "Y-Y"

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.