PP APPROVAL RECORD

Planning Permission

Madurai district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
DTCP

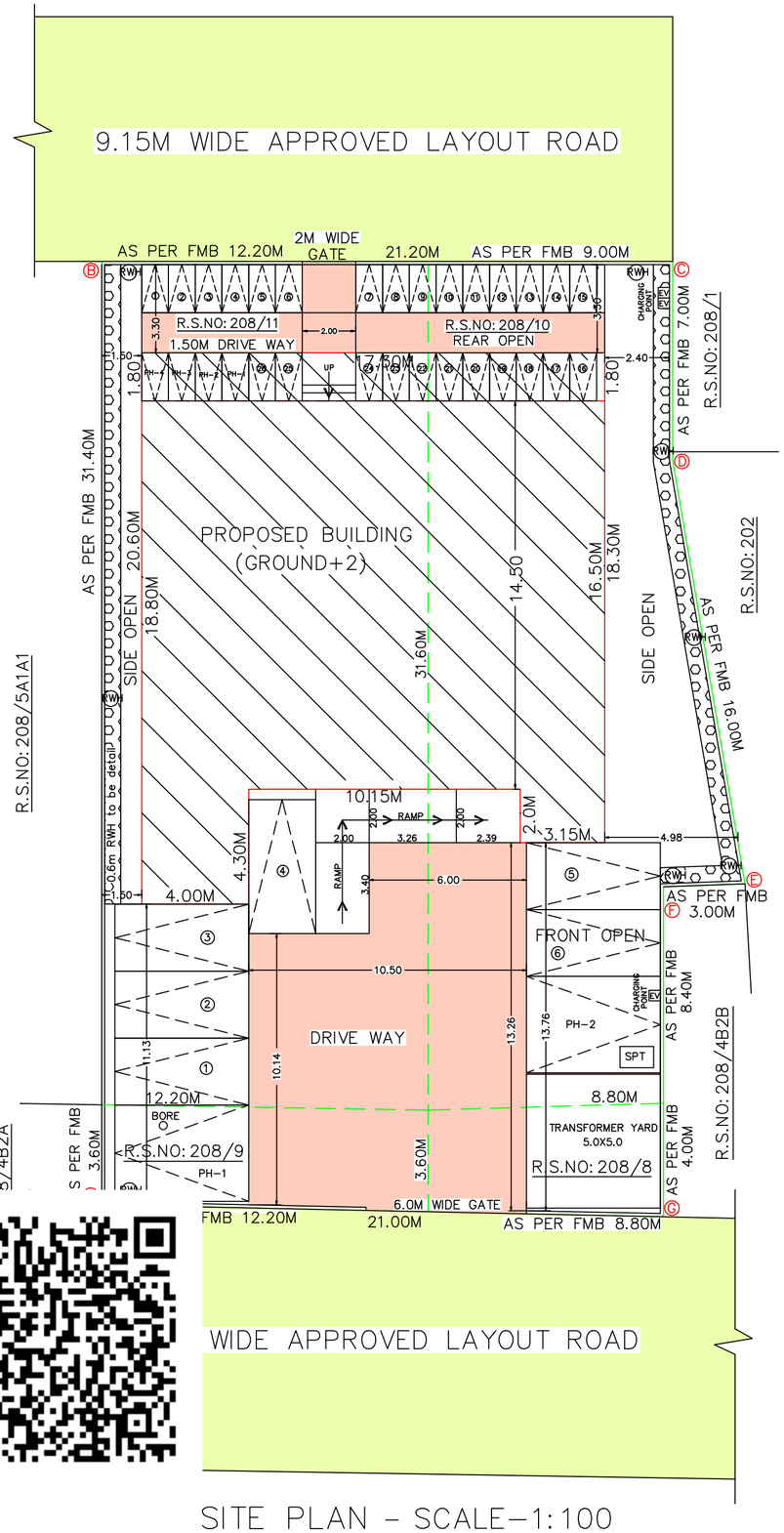
The approval as the planning authority issued it, reproduced in full behind this page.

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

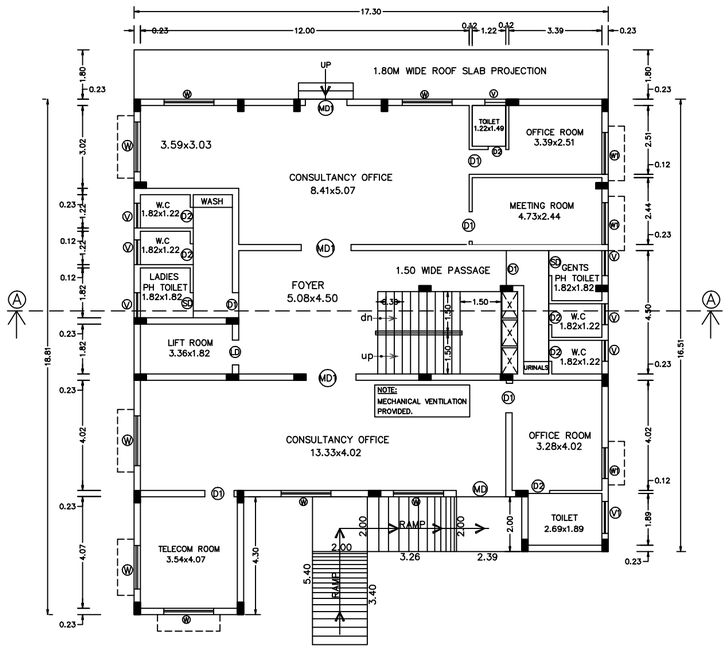
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+91 9996 12 9996
verified.realestate

SHEET NO: 01



SITE PLAN - SCALE-1:100

N



GROUND FLOOR PLAN

PLAN SEEKING FOR AMALGAMATION OF HOUSE SITE NO:10(W),11,12, 13,14,15(W), [LAYOUT APPROVAL NO:M.D/D.T.C.P.NO:79/2023], IN NEW R.S.NO:208/8,9,10,11, WARD NO:100, ZONE NO:05, INTO SINGLE SITE AND THE PROPOSED CONSTRUCTION OF PROFESSIONAL CONSULTING OFFICE BUILDING THERE ON IN RING ROAD, AVANIYAPURAM VILLAGE, MADURAI SOUTH TALUK, MADURAI CORPORATION, MADURAI DISTRICT.

AREA DETAILS

AREA OF SITE (as per Document) — 764.00 SQ.M
AREA OF SITE (as per Patta) — 764.00 SQ.M
AREA OF SITE (as per Site) — 764.00 SQ.M

Least Area to be taken:

AREA OF SITE — 764.00 SQ.M

AREA DETAILS	FSI AREA IN SQ.M	NON FSI AREA IN SQ.M	TOTAL AREA IN SQ.M
AREA OF GROUND FLOOR	274.35	–	274.35
AREA OF FIRST FLOOR	305.49	–	305.49
AREA OF SECOND FLOOR	305.49	–	305.49
AREA OF HEADROOM	–	42.78	42.78
TOTAL AREA	885.33	42.78	928.11

F.S.I = 885.33/764.00=1.16<2.00 (F.S.I)

— SITE — ROAD — PRO.BUILDING — DRIVE WAY

PARKING CALCULATION:

VEHICLE	PARKING AREA DESCRIPTION	AREA IN SQ.M	REQUIRED (NOS)	PROVIDED (NOS)
CAR	1car for Every 100sq.m of Floor Area or part there of	885.33 (75% Area) 664.00	7	8
	10% of Visitors Parking	66.40	1	
			8	
TWO WHEELER	1 Two Wheeler for Every 25sq.m of floor Area or part there of	885.33 (75% Area) 664.00	27	30
	10% of Visiitors Parking	66.40	3	
			30	

SANITARY DETAILS:

TOTAL NO OF PERSONS – 50Nos
MALE–30 FEMALE–20

SANITARY UNIT	SANITATION REQUIREMENTS SHOPS AND COMMERCIAL OFFICES	REQUIRED	PROVIDED
PH WATER CLOSET	Minimum one is required	01	03
WATER CLOSET	Male (1 per 25 persons)	03	06
	Female (1 per 15 persons)	03	06
URINALS	Male (1 per 7–20 persons)	01	03
WASH BASINS	One for every 25 persons	02	03
CLEANER SINK	1 per 1 Each floor	03	05
DRINKING WATER	One for every 100 persons with a minimum of one on each floor	01	03

JOINERY DETAILS:

MD – 1.82Mx2.44M
MD1– 1.52Mx2.44M
D1 – 1.22Mx2.44M
D2 – 0.76Mx2.13M
SD – 0.91Mx2.13M
LD – 0.91Mx2.44M
W – 1.82Mx1.52M
W1 – 1.22Mx1.52M
V – 0.91Mx0.91M

திட்ட அனுமதி

கட்டிட அனுமதி ஒப்புதல் மற்றும் திட்ட அனுமதி மதுரை உள்ளூர் திட்டகுழுமம், மதுரை- 625017.

ந.க.எண்:SWP/BPA/0828284/2026 உத்தரவில் கண்டுள்ளவாறு நிபந்தனைகளுக்குட்பட்டு "A" முதல் "G" வரை எல்லையிடப்பட்டு கட்டிடத்திற்கு திட்ட அனுமதி அளிக்கபடுகிறது.

ம.வ.ம.உ.தி.கு. எண் : 343/ 2026

திட்ட அனுமதி எண் : 364 / 2026

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 HARDVESTING 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.
5.EA – EXTINGUISHING ALARM TO BE PROVIDED.

OFFICE USE

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.

CONSTRUCTION ENGINEER

REGISTERED STRUCTURAL ENGINEER M.SHANTHI M.E.,(Struct) C NO-SE 05/2022 (Gr-II) MADURAI

STRUCTURAL ENGINEER

Er.T.AMUTHA, M.E.(Structural). Consultant Engineer & Licensed Builder Reg. No. 03/2026 (Grade - I) 69/21-B, Pagalavan Nagar Anuppanady Road, Madurai-625009 Mob: 95859 93342 Mail: amutha.ganesan@yahoo.com

REGISTERED ENGINEER

APPLICANT

SHEET NO: 02

N

PLAN SEEKING FOR AMALGAMATION OF HOUSE SITE NO:10(W),11,12, 13,14,15(W), [LAYOUT APPROVAL NO:M.D/D.T.C.P.NO:79/2023], IN NEW R.S.NO:208/8,9,10,11, WARD NO:100, ZONE NO:05, INTO SINGLE SITE AND THE PROPOSED CONSTRUCTION OF PROFESSIONAL CONSULTING OFFICE BUILDING THERE ON IN RING ROAD, AVANIYAPURAM VILLAGE, MADURAI SOUTH TALUK, MADURAI CORPORATION, MADURAI DISTRICT.

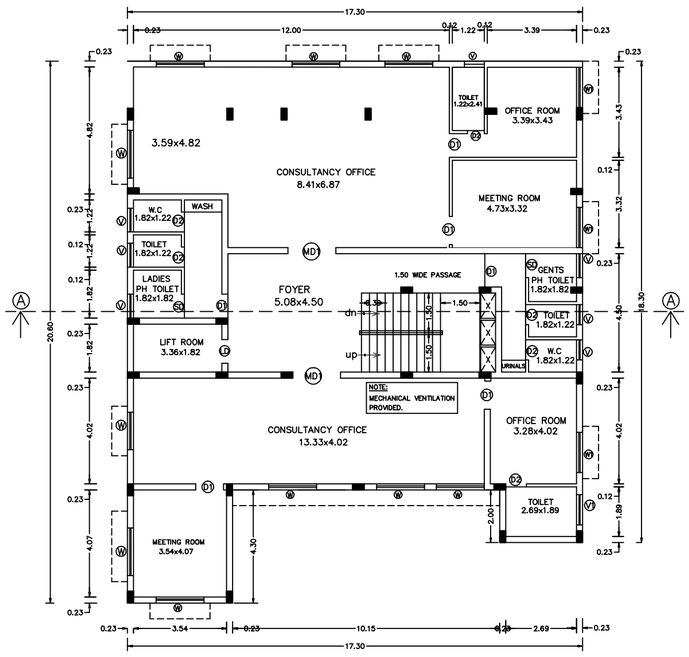
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கட்டட அனுமதி ஒப்புதல் மற்றும் திட்ட அனுமதி மதுரை உள்ளூர் திட்டகுழுமம், மதுரை - 625017.

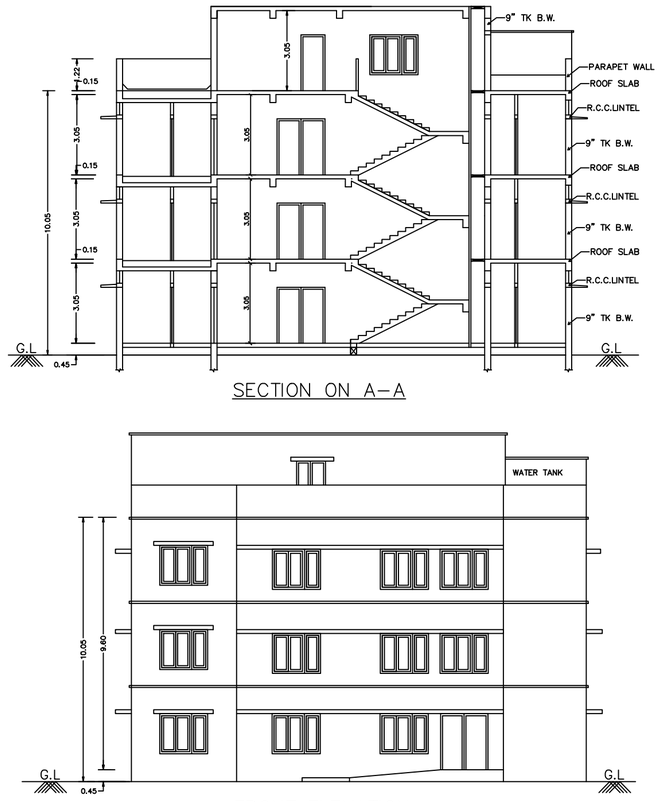
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ம.வ.ம.உ_தி.கு. எண் : 343/ 2026

திட்ட அனுமதி எண் : 364 / 2026

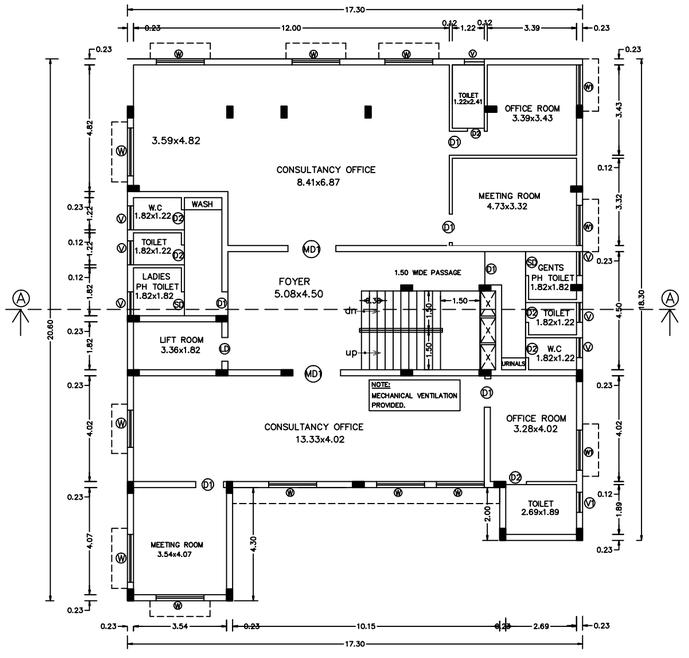


SECOND FLOOR PLAN

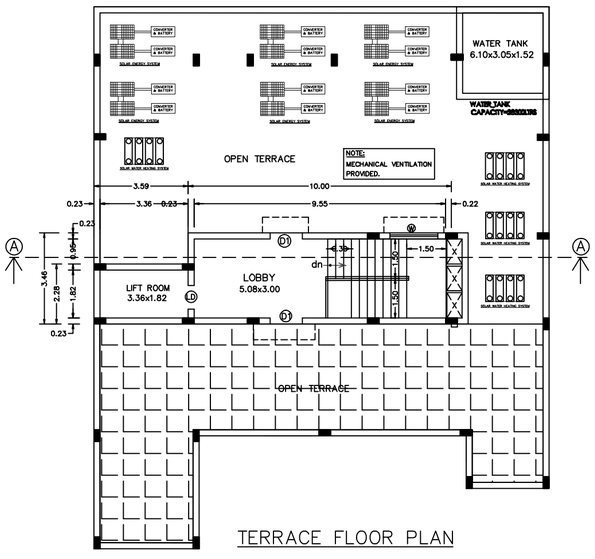


SECTION ON A–A

FRONT ELEVATION



FIRST FLOOR PLAN



TERRACE FLOOR PLAN

JOINERY DETAILS:

MD	– 1.82Mx2.44M
MD1	– 1.52Mx2.44M
D1	– 1.22Mx2.44M
D2	– 0.76Mx2.13M
SD	– 0.91Mx2.13M
LD	– 0.91Mx2.44M
W	– 1.82Mx1.52M
W1	– 1.22Mx1.52M
V	– 0.91Mx0.91M

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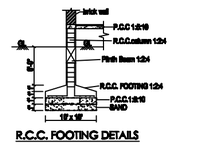
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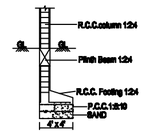
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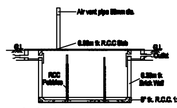
R.C.C. FOOTING DETAILS



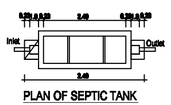
TRIAL PIT



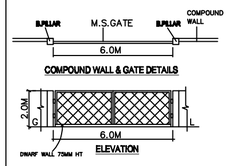
COMPOUND WALL SECTION



SECTION OF SEPTIC TANK

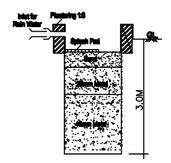


PLAN OF SEPTIC TANK



COMPOUND WALL & GATE DETAILS

ELEVATION



RAIN WATER PERCOLATION PIT

APPLICANT

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.

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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

Verified RealEstate
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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.