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
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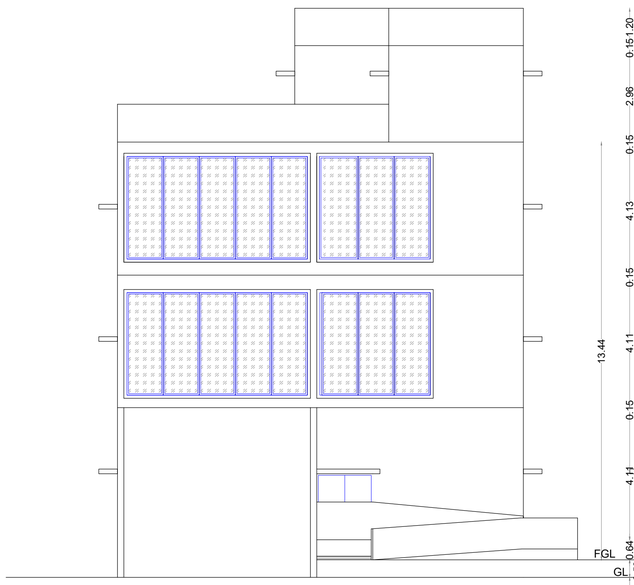
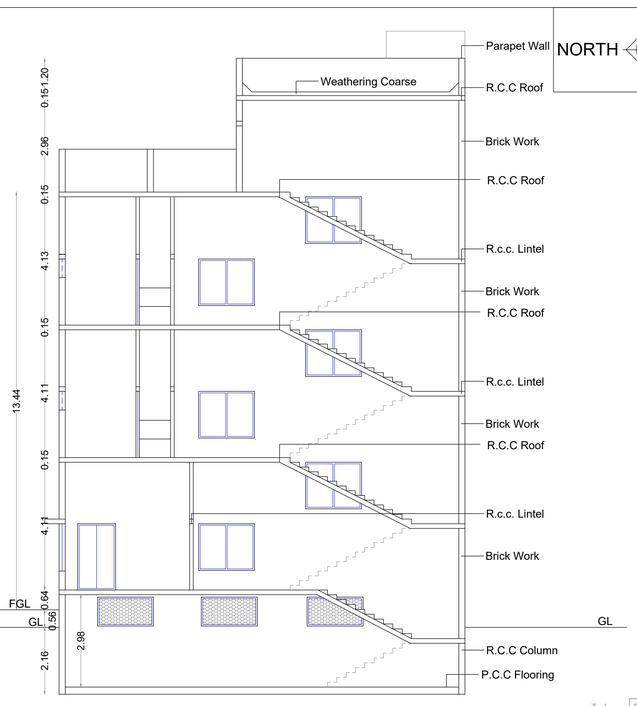
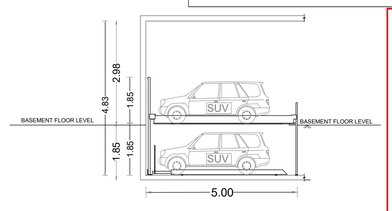


FRONT ELEVATION



SECTION ON 'A-A'



SECTION OF PIT PARKING

NORTH

PARKING DETAILS FOR PROFESSIONAL CONSULTING OFFICE

Annexure – IV (5) A (OFFICE)

OFFICE AREA = 2122.35 Sq.m

75% OFFICE AREA = 1591.76 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	1591.76	64	65
CAR	1 CAR SPACE FOR EVERY100Sq.m of FLOOR AREA	1591.76	16	16
EV CAR	VISITORS CAR PARKING 10% PARKING EV CAR PARKING	$\frac{16}{100}$ X 10= 1.6	02	02
EV TWO WHEELER	VISITORS TWO WHEELER 10% PARKING EV CAR PARKING PARKING	$\frac{64}{100}$ X 10= 6.4	07	07

TWO WHEELER PARKING REQUIRED FOR OFFICE = 71 Nos

TWO WHEELER PARKING PROVIDED FOR OFFICE = 72 Nos

CAR PARKING REQUIRED FOR OFFICE = 18 Nos

CAR PARKING PROVIDED FOR OFFICE = 18 Nos

திட்ட அனுமதி

மனை ஒப்புதல் மற்றும் திட்ட அனுமதி

மதுரை உள்ளூர் திட்டகுழுமம் மதுரை-17

ந.க.எண்:SWP/BPA/836394/2026 உத்தரவில்

கண்டுள்ளவாறு நிபந்தனைகளுக்குப்பட்டு

'A' முதல் 'D' வரை எல்லையிடப்பட்டு மனையிட

ஒப்புதலும் கட்டிடத்திற்கு திட்ட அனுமதியும்

அளிக்கப்படுகிறது.

ம.வ/ம.உ.தி.கு எண் :305/2026

திட்ட/அனுமதி எண் :325/2026

SHEET NO - 2

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A COMMERCIAL (PROFESSIONAL CONSULTING OFFICE) BUILDING IN OLD R.S.NO - 31/1,32/2, NEW U.D.R.S.NO -16/81,NATHAM MAIN ROAD, SIRUTHUR VILLAGE,MDAURAI NORTH TALUK, MADURAI CORPORATION,MADURAI DISTRICT.

SCALE 1:400

AREA DETAILS

SITE AREA (AS PER DOCUEMENT) 1092.64 Sqm

SITE AREA (AS PER PATTA) 1095.00 Sqm

FLOOR DETAILS	FSI AREA Sqm	NON FSI AREA Sqm	TOTAL AREA Sqm
SEMI BASEMENT FLOOR AREA	-	707.45	707.45
GROUND FLOOR AREA	707.45	-	707.45
FIRST FLOOR AREA	707.45	-	707.45
SECOND FLOOR AREA	707.45	-	707.45
TERRACE HEAD ROOM	-	90.43	90.43
TOTAL AREA	2122.35	797.88	2920.23

F.S.I - $\frac{2122.35}{1092.64}$ - 1.94 < 2.00

LABOUR DETAILS

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

SANITARY DETAILS

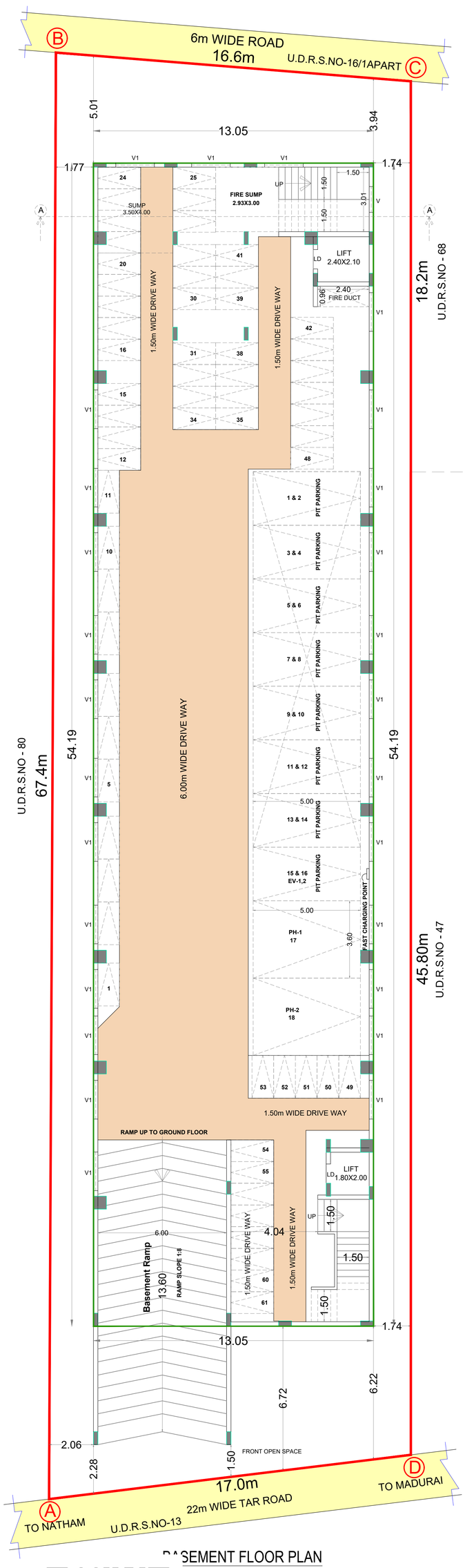
NOTE i) 1 WC for 15 Men ii) 1 WC for 10 Women iii) 2 Urinals for 21-45 men

iv) 1 Wash Basin for 25 Person v) 1 Drinking Water for 100 Person

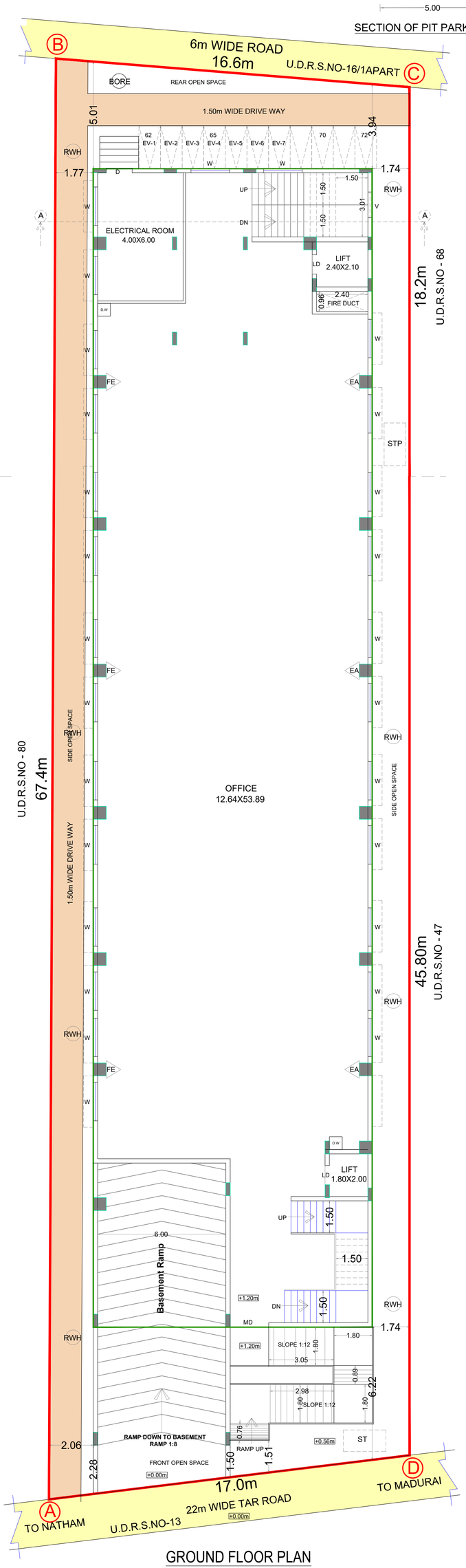
WC REQUIRED	WC PROVIDED	URINALS REQUIRED	URINALS PROVIDED	WASH BASIN REQUIRED	WASH BASIN PROVIDED	D.WATER REQUIRED	D.WATER PROVIDED
04	08	02	04	01	12	01	06

JOINERIES DETAILS

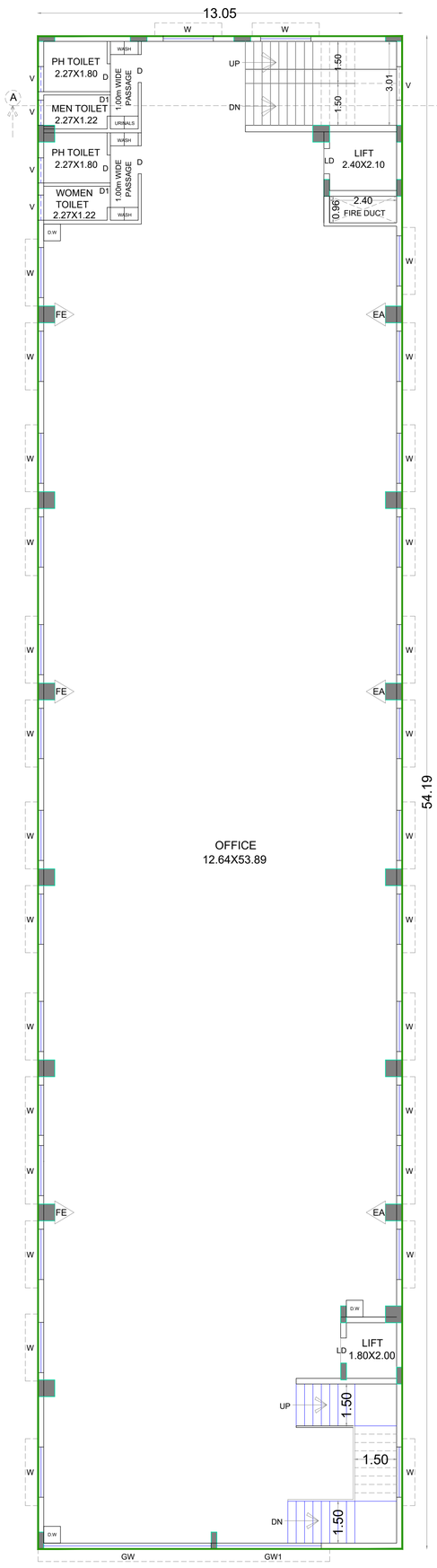
MD	MAIN DOOR	1.80 X 2.13	D	DOOR	1.22 X 2.13
W	WINDOW	1.80 X 1.50	D1	DOOR	0.76 X 2.13
V1	VENTILATOR	1.80 X 0.90	V	VENTILATOR	0.90 X 0.60



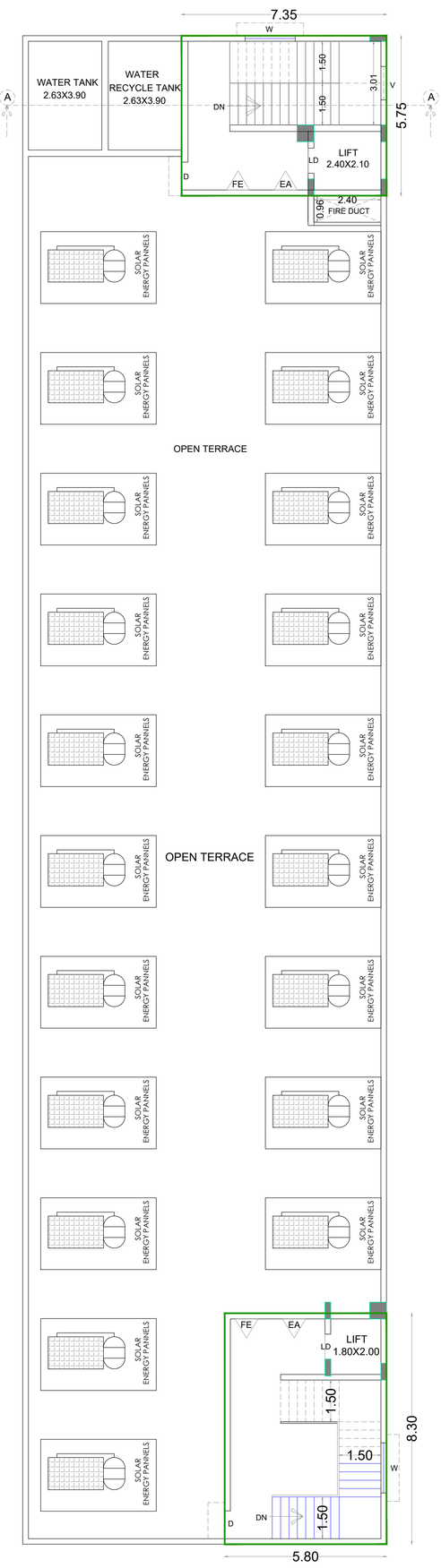
BASEMENT FLOOR PLAN



GROUND FLOOR PLAN



TYPICAL FIRST & SECOND FLOOR PLAN



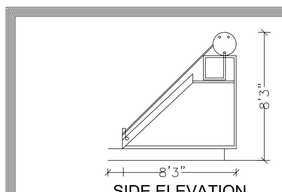
TERRACE FLOOR PLAN

Er.C.KARTHIK, M.Tech (Structure), MIE.,
REG. STRUCTURAL ENG. Gr(1) - SE.06/2022
PRO DESIGNA CONSULTANTS
TALLAKULAM, MADURAI-2.
PH: 9944489969
REGISTER 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
REGISTER CONSTRUCTION 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
REGISTER ENGINEER

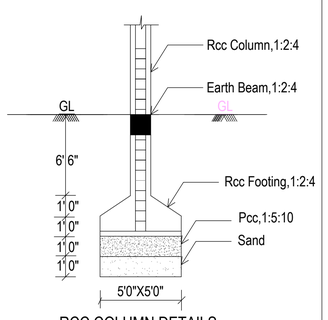
APPLICANT



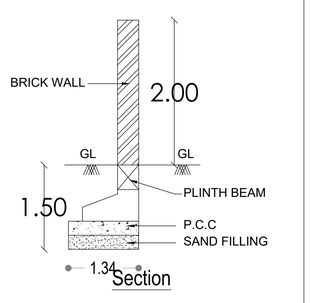
SIDE ELEVATION

SOLAR WATER HEATING SYSTEM

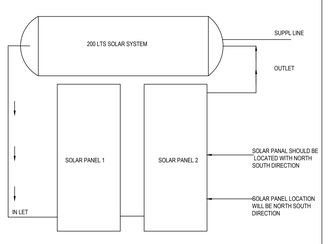
SCALE 1" = 8'0"

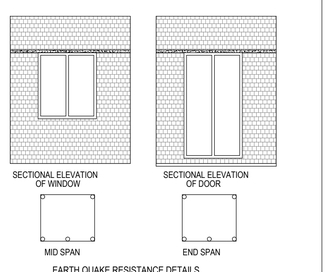


RCC COLUMN DETAILS

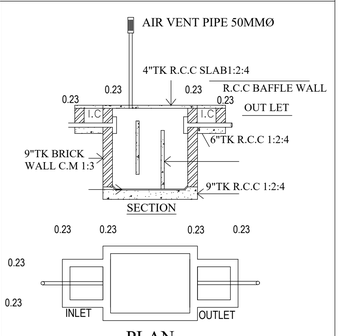


Section





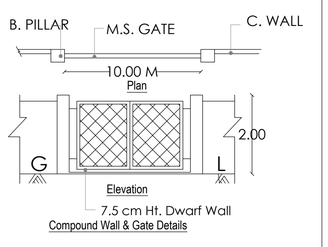
EARTH QUAKE RESISTANCE DETAILS



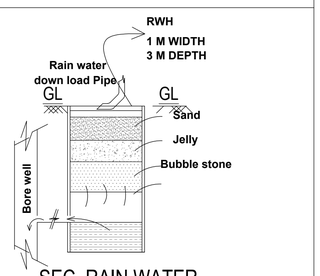
PLAN

SEPTIC TANK DETAILS

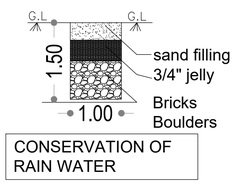
SCALE 1"=8'0"



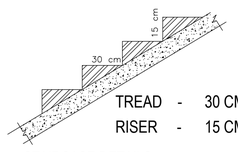
Compound Wall & Gate Details



SEC. RAIN WATER HARVEST PIT



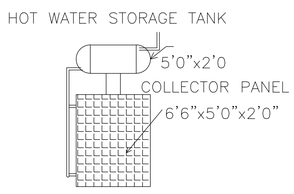
CONSERVATION OF RAIN WATER



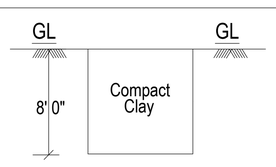
TREAD - 30 CM

RISER - 15 CM

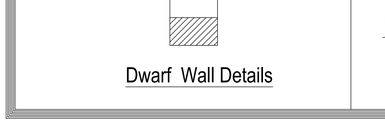
STAIRCASE DETAILS



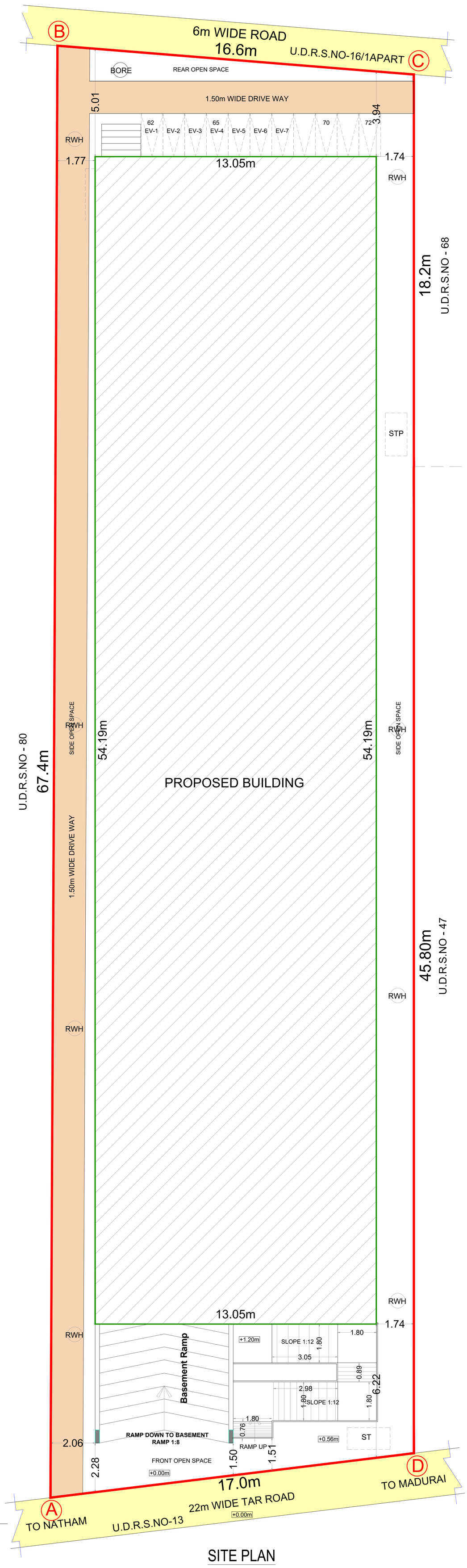
FRONT ELEVATION



TRIAL PIT



Dwarf Wall Details



SITE PLAN

NORTH

SHEET NO - 1

SCALE 1:400

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF A COMMERCIAL (PROFESSIONAL CONSULTING OFFICE) BUILDING IN OLD R.S.NO - 31/1,32/2, NEW U.D.R.S.NO -16/81,NATHAM MAIN ROAD, SIRUTHUR VILLAGE,MDAURAI NORTH TALUK, MADURAI CORPORATION,MADURAI DISTRICT.

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F.S.I - $\frac{2122.35}{1092.64}$ - 1.94 < 2.00

PARKING DETAILS FOR PROFESSIONAL CONSULTING OFFICE

Annexure – IV (5) A (OFFICE)

OFFICE AREA = 2122.35 Sq.m

75% OFFICE AREA = 1591.76 Sq.m

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NO OF WOMEN-20 Nos

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04	08	02	04	01	12	01	06

திட்ட அனுமதி

மனை ஒப்புதல் மற்றும் திட்ட அனுமதி மதுரை உள்ளூர் திட்டகுழுமம் மதுரை-17 ந.க.எண்:SWP/BPA/836394/2026 உத்தரவில் கண்டுள்ளவாறு நிபந்தனைகளுக்குப்பட்டு 'A' முதல் 'D' வரை எல்லையிடப்பட்டு மனையிட ஒப்புதலும் கட்டிடத்திற்கு திட்ட அனுமதியும் அளிக்கப்படுகிறது.

ம.வ/ம.உ.தி.கு எண் :305/2026

திட்ட/அனுமதி எண் :325/2026

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.C.KARTHIK, M.Tech (Structure), MIE.,
REG. STRUCTURAL ENG. Gr(1) - SE.06/2022
PRO DESIGNA CONSULTANTS
TALLAKULAM, MADURAI-2.
PH: 9944489969

STRCTURAL 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.