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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PLAN SHOWING THE PROPOSED CONSTRUCTION OF RESIDENTIAL APARTMENT BUILDING IN T.S.NO:3/18, BLOCK NO:28,S.WARD NO:22,MADKKULAM VILLAGE, THIRUPPARANKUNDRAM TALUK,MADURAI CORPORATION,MADURAI DISTRICT.

SCALE 1:400

ONLINE APPLICATION:SWP/BPA/855457/2026

AREA DETAILS

AREA OF THE SITE (AS PER DOCUMENT)	504.64Sqm
AREA OF THE SITE (AS PER T.S.L.R)	505.00 Sqm

AREA DETAILS

FLOOR DETAILS	FSI AREA Sqm	NON FSI AREA Sqm	TOTAL AREA Sqm
STILT FLOOR AREA	38.77	232.89	271.66
FIRST FLOOR AREA	271.66	-	271.66
SECOND FLOOR AREA	271.66	-	271.66
THIRD FLOOR AREA	271.66	-	271.66
FOURTH FLOOR AREA	271.66	-	271.66
HEAD ROOM AREA	-	20.00	20.00
TOTAL AREA	1125.41	252.89	1378.30

FLOOR SPACE INDEX (F.S.I) 1125.41 / 504.64 — 2.23 > 2.00

NORMALLY PERMISSIBLE FSI (A) - 2.00

PERMISSIBLE PREMIUM FSI (B) - 0.80

TOTAL FSI AREA PERMISSIBLE (A+B) - 2.80

ACHIEVED FSI - 2.23

PLOT COVERAGE (PC) 271.66 / 504.64 X 100 — 53.83%

UNIT DETAILS DETAILS

UNIT NAME	UNIT AREA	Nos	TOTAL UNIT AREA
UNIT - A	105.12 Sq.m	4	420.48㎡
UNIT - B	69.32 Sq.m	4	277.28㎡
UNIT - C	70.09 Sq.m	4	280.36㎡
TOTAL UNIT AREA	244.53㎡ Sq.m	12	978.12㎡

PARKING DETAILS FOR RESIDENTIAL

Annexure – IV (1) A — UNIT AREA = 978.12 Sq.m

VEHICLE	DESCRIPTION	UNIT NAME	AREA IN Sq.m	REQUIRED IN Nos	PROVIDED IN Nos
CAR	FLOOR AREA ABOVE 50 SQ.M AND UPTO 75 SQ.M 1 CAR SPACE FOR EVERY 2 DWELLING UNITS	B	69.32 (277.28)	04	05
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VISITORS TWO WHEELER PARKING	VISITORS TWO WHEELER PARKING 10% PARKING	08/100 X10 =0.8		01	02

TOTAL REQUIRED CAR PARKING = 09Nos

TOTAL PROVIDED CAR PARKING = 09Nos

TOTAL REQUIRED TWO WHEELER PARKING = 09Nos

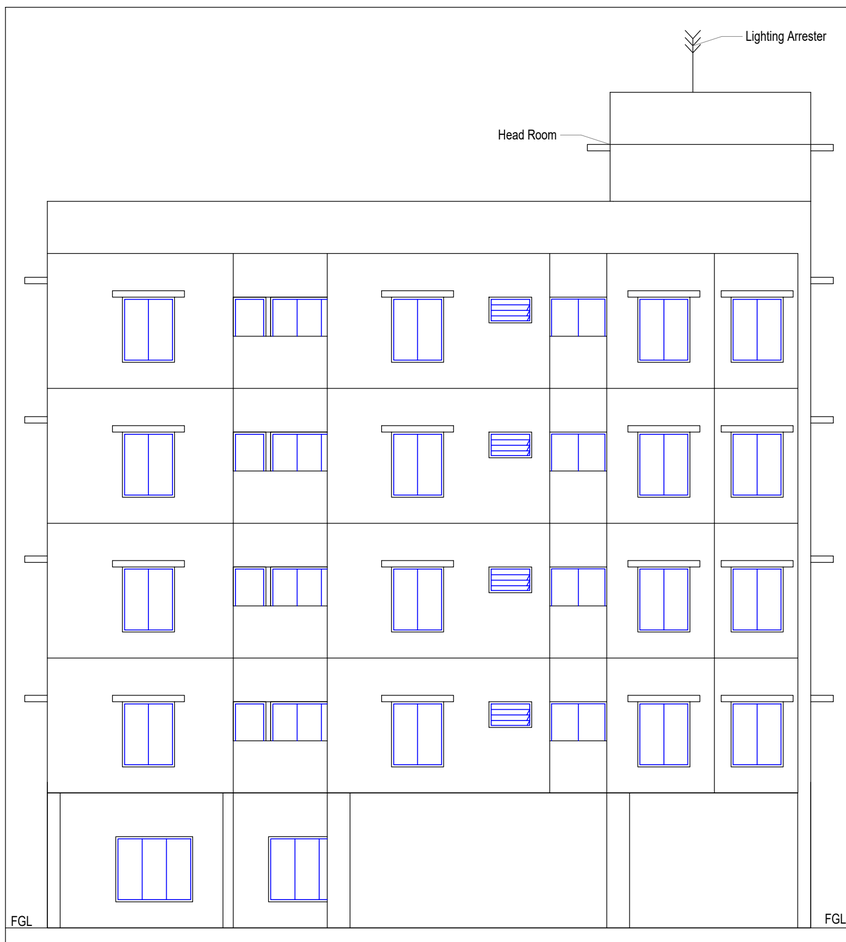
TOTAL PROVIDED TWO WHEELER PARKING = 21Nos

COLOR INDEX

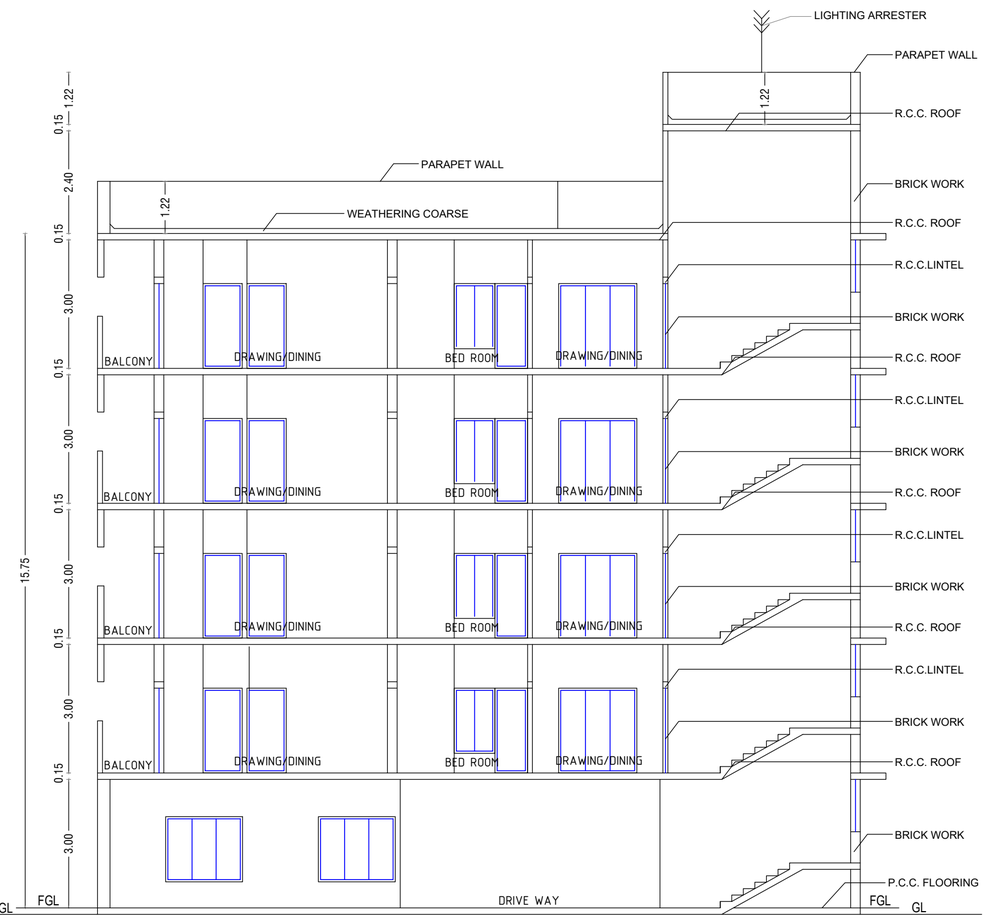
SITE | EXG ROAD | DRIVE WAY | PRO

JOINERY DETAILS

MD	MAIN DOOR	1.07X2.13
LD	LIFT DOOR	0.91X2.13
D	DOOR	0.91X2.13
D1	DOOR	0.76X2.13
SD	SLIDING DOOR	1.83X2.13
SD1	SLIDING DOOR	1.50X2.13
W	WINDOW	1.83X1.52
W1	WINDOW	1.20X1.50
W2	WINDOW	0.91X1.22
V	VENTILATOR	1.00X0.60



FRONT ELEVATION



SECTION ON 'AA'

NORTH

NOTE:

1. FIRE EXTINGUISHER WILL BE PROVIDED - FE
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திட்ட அனுமதி

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

ம.வ/ம.உ.தி.கு எண் :274/2026
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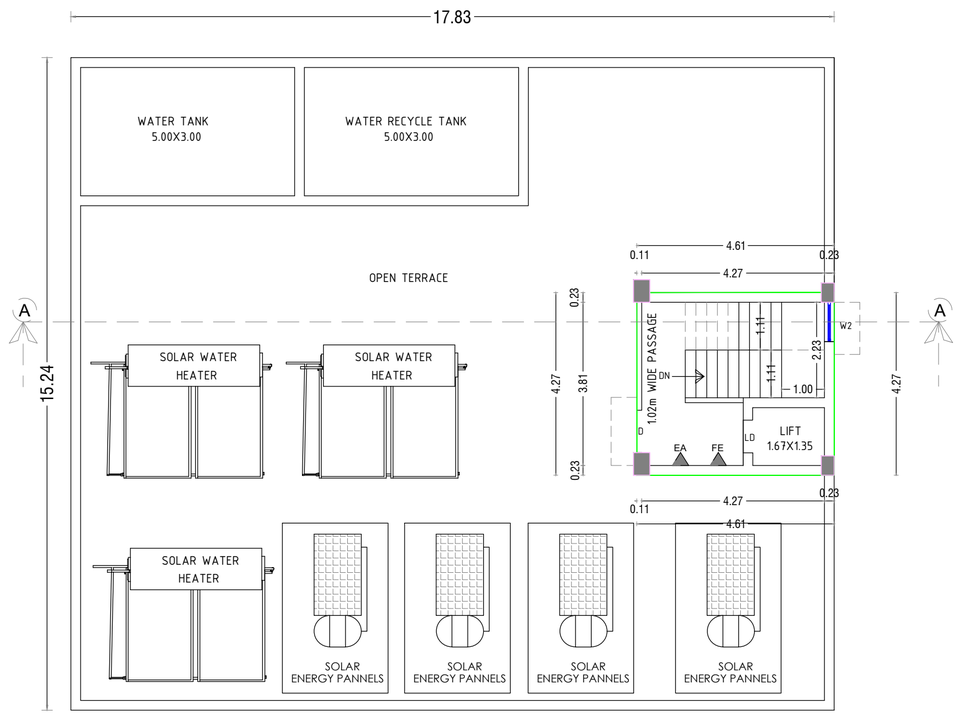
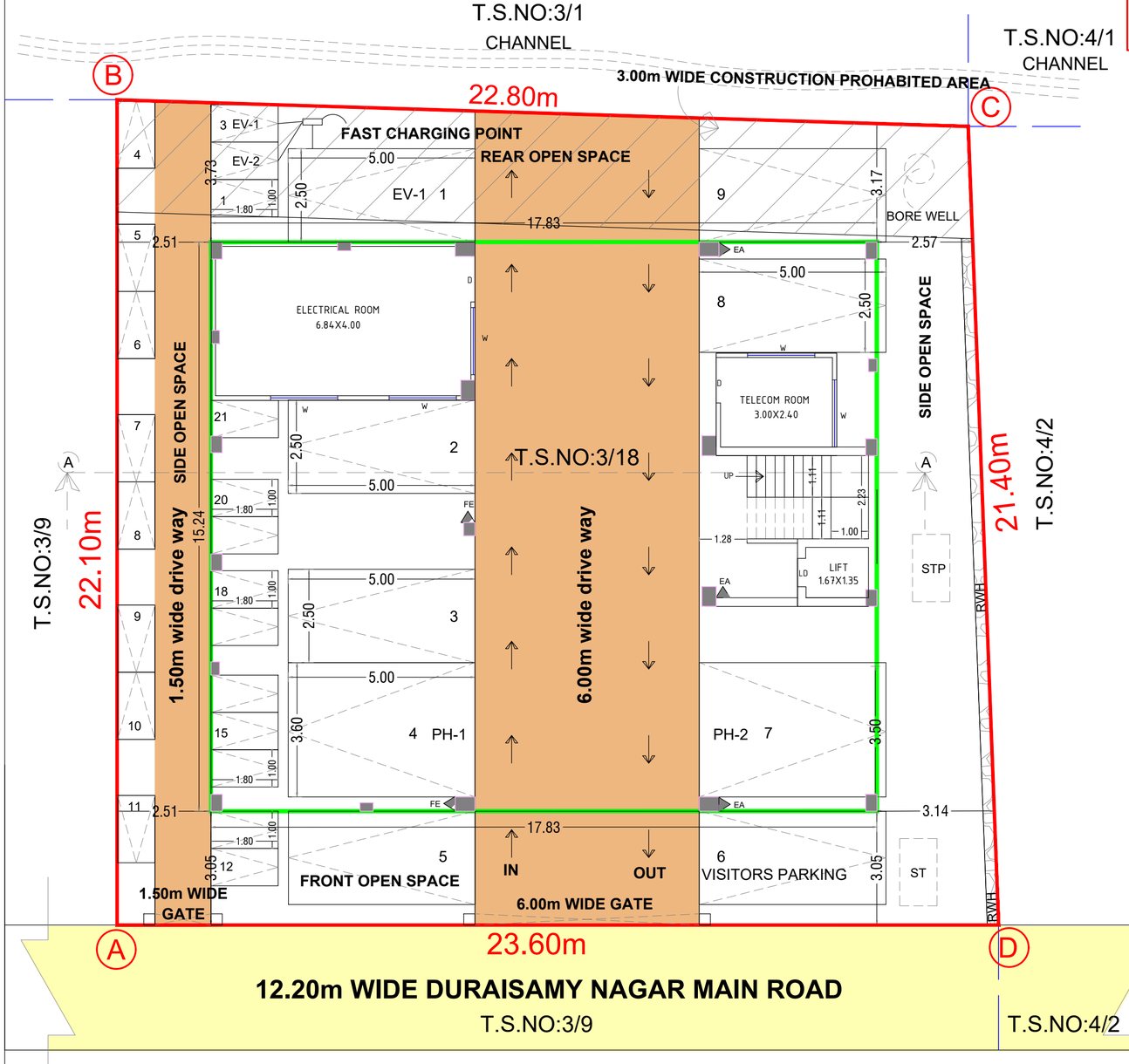
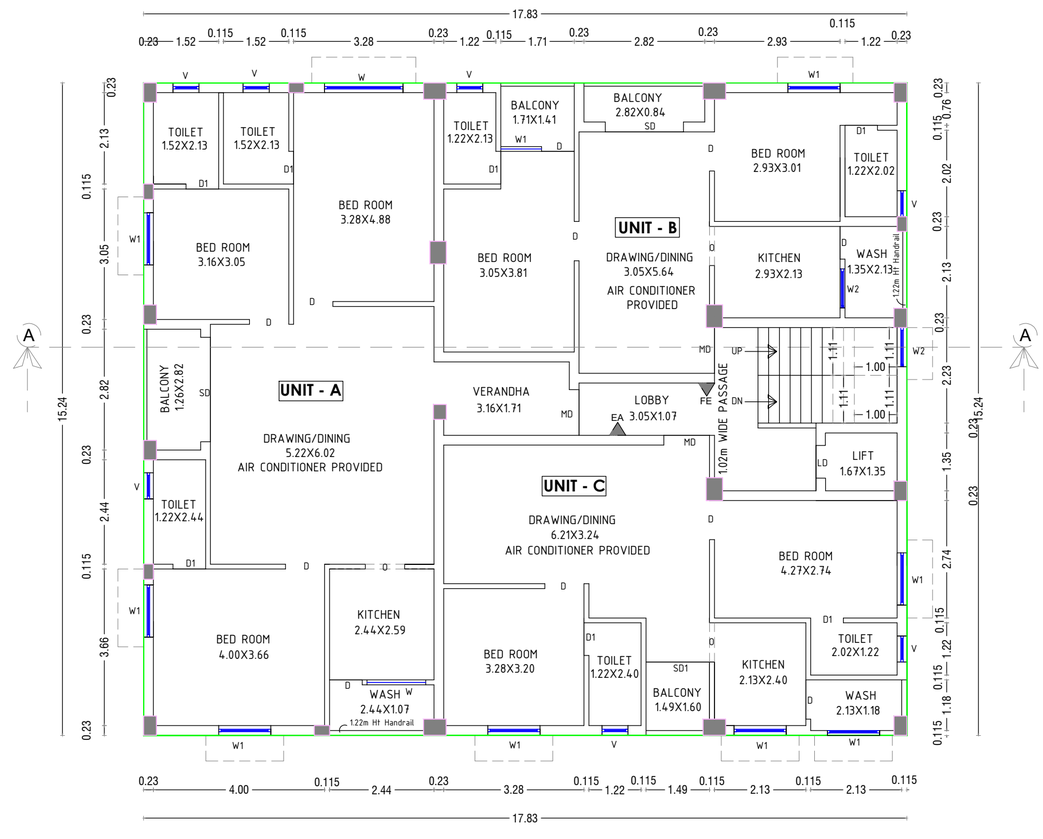


TERRACE FLOOR PLAN



STILT FLOOR PLAN



TYPICAL FIRST,SECOND,THIRD,FOURTH FLOOR PLAN

OFFICE USE

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

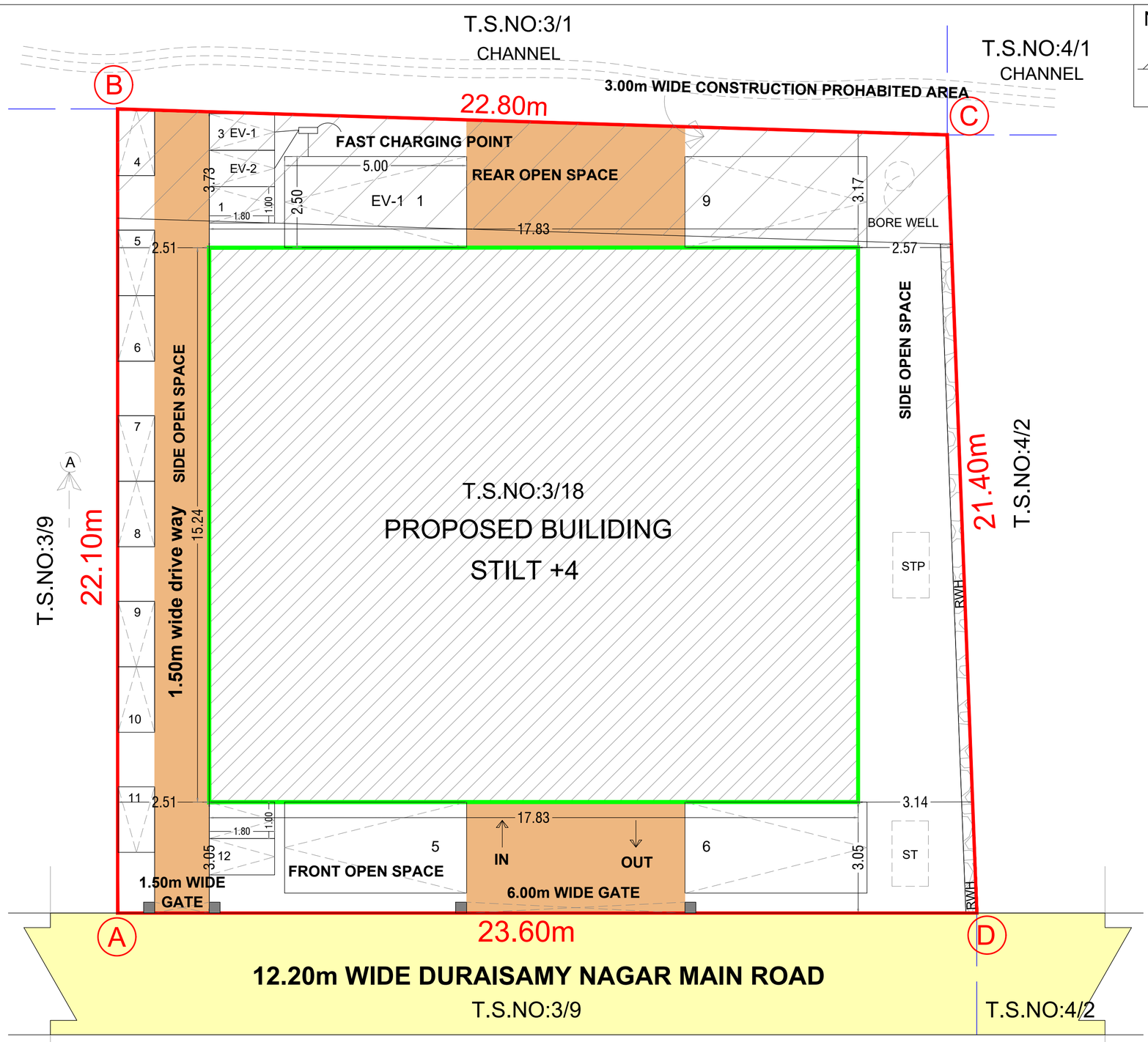
Er. S.SATHISH M.E(Structural)
Licenced Builder & Consulting Civil Engineer
LBS No: RE-GR-[illegible]/DTCP/MADURAI
Madurai Corporation / DTCP
K.Pudur, Madurai-7.
Cell: 96887 28601
Email: sathishmadurai59@gmail.com

STRUCTURAL 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

APLLICANT



NORTH

SHEET NO - 2

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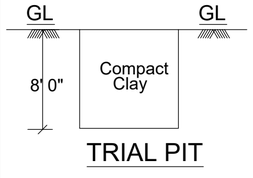
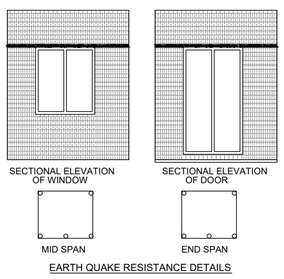


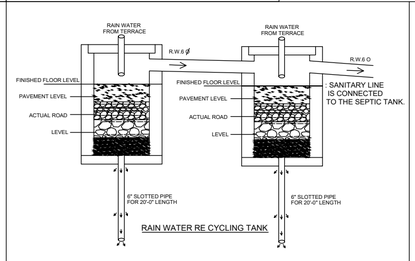
TRIAL PIT

SITE PLAN

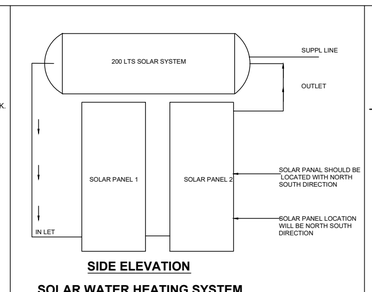
SCALE 1:400



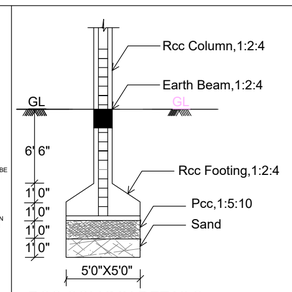
EARTH QUAKE RESISTANCE DETAILS



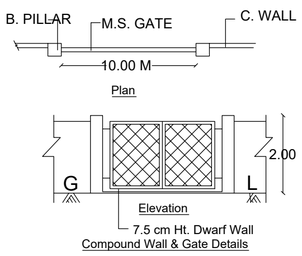
RAIN WATER RE CYCLING TANK



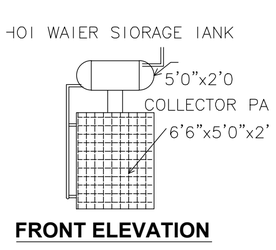
SIDE ELEVATION
SOLAR WATER HEATING SYSTEM
SCALE 1" =



RCC COLUMN DETAILS



Compound Wall & Gate Details



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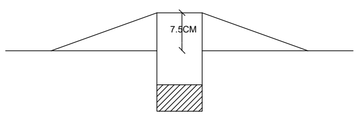
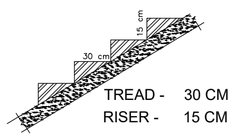
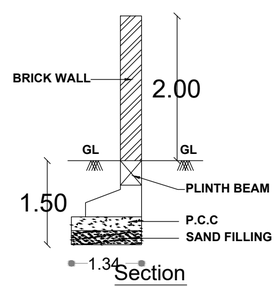


Dwarf Wall Details



TREAD - 30 CM
RISER - 15 CM
STAIRCASE DETAILS



Section

திட்ட அனுமதி

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ம.வ/ம.உ.தி.கு எண் :274/2026
திட்ட/அனுமதி எண் :292/2026

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 Builder & Consulting Civil Engineer
LBS No: RE-GR-II/06/2026/DTCP/MADURAI
Madurai Corporation / DTCP
K.Pudur, Madurai-7.
Cell: 91367 28501
Email: sathishmadurai59@gmail.com
STRUCTURAL 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

APLLICANT

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.