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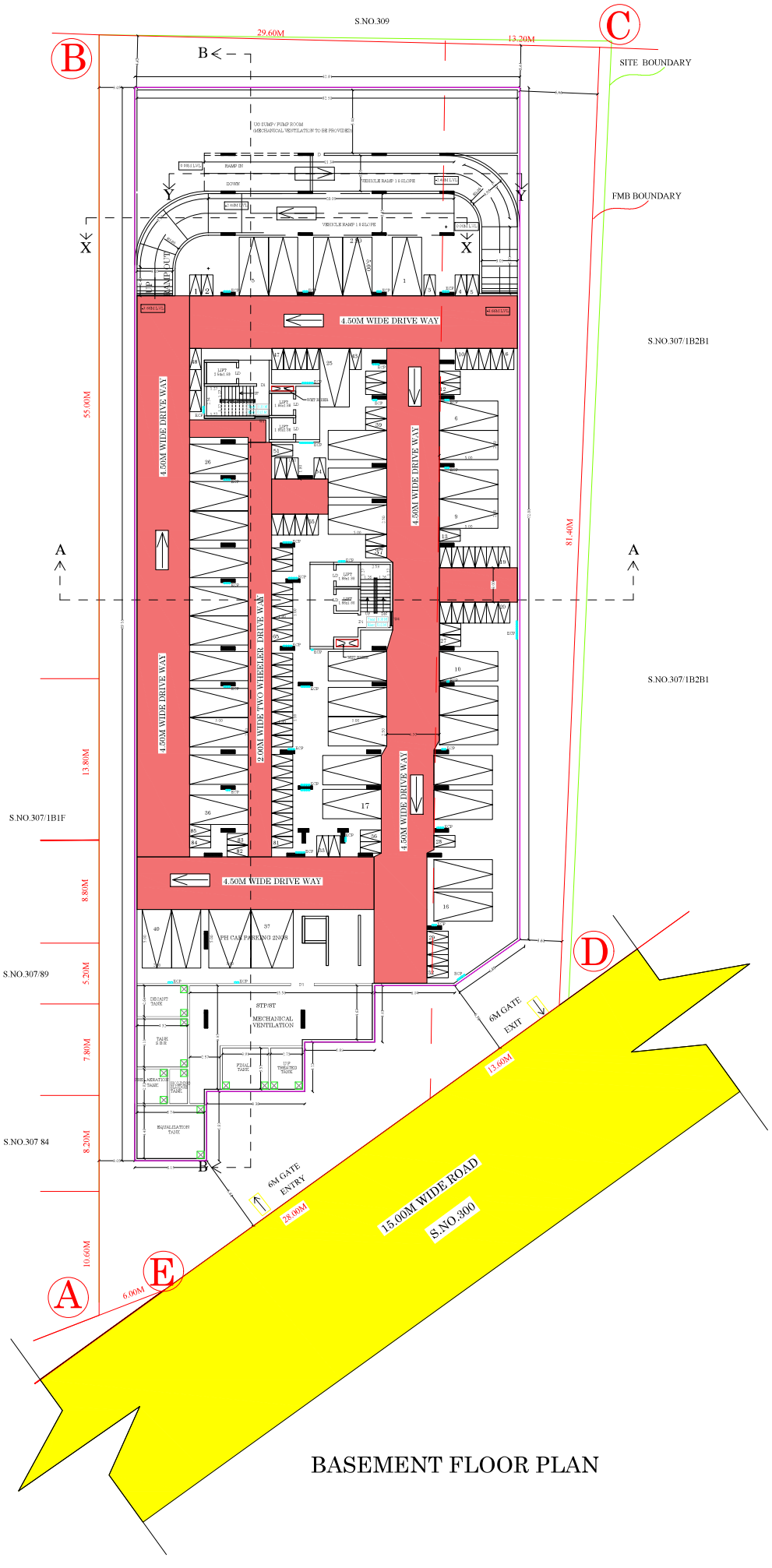
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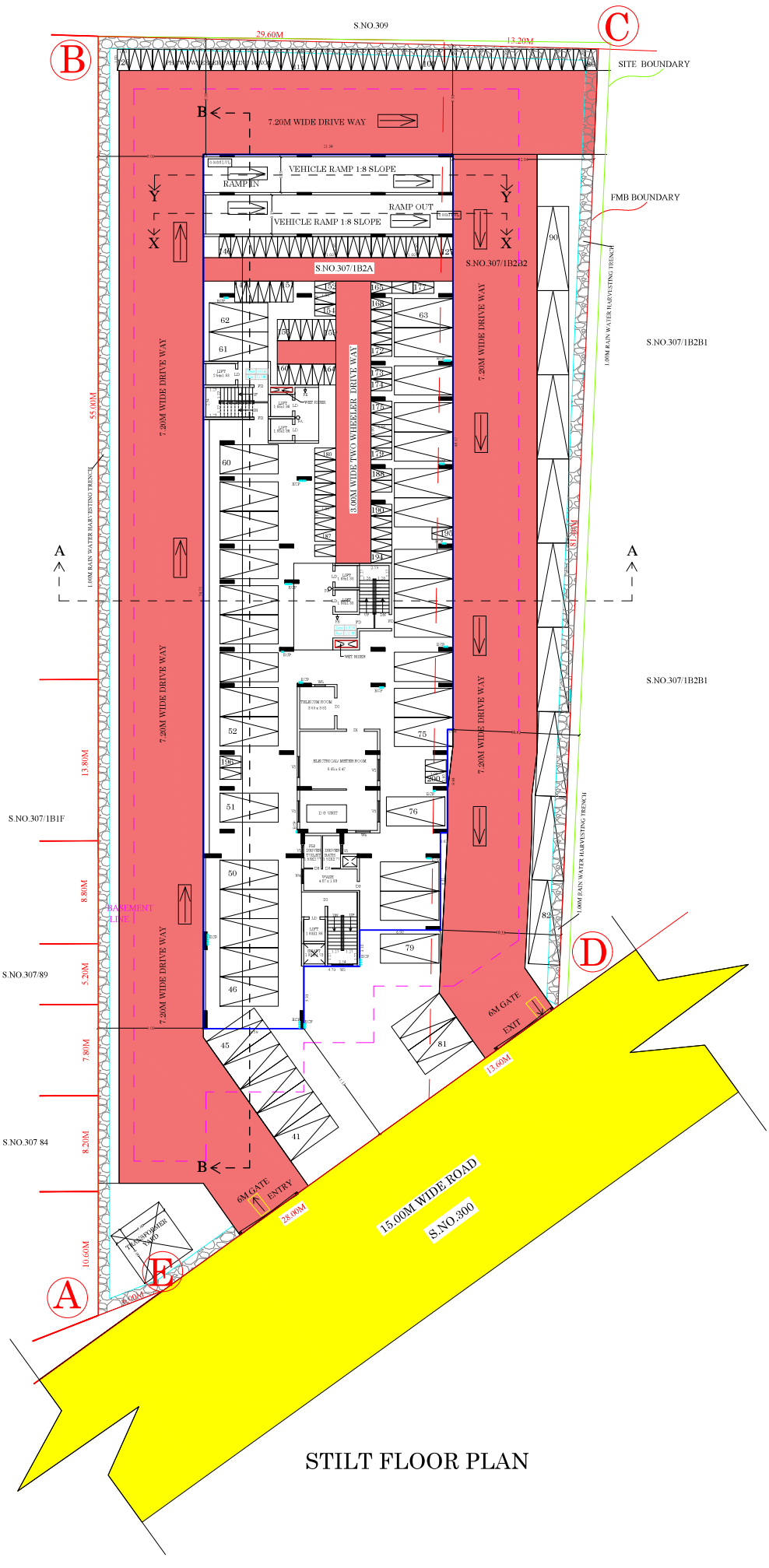
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Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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

DIGITALLY VERIFIED RECORD


S.NO.309
29.60M
13.20M
SITE BOUNDARY
FMB BOUNDARY
S.NO.307/1B2B1
S.NO.307/1B2B1
S.NO.307/1B1F
S.NO.307/89
S.NO.307 84
55.00M
13.80M
8.80M
5.20M
7.80M
8.20M
10.60M
81.40M
4.50M WIDE DRIVE WAY
4.50M WIDE DRIVE WAY
4.50M WIDE DRIVE WAY
4.50M WIDE DRIVE WAY
4.50M WIDE DRIVE WAY
4.50M WIDE DRIVE WAY
2.00M WIDE TWO WHEELER DRIVE WAY
RAMP DOWN
RAMP UP
VEHICLE RAMP 1:8 SLOPE
VEHICLE RAMP 1:8 SLOPE
RAMP UP
RAMP DOWN
DD SUMP / PUMP ROOM
MECHANICAL VENTILATION TO BE PROVIDED
FIRE ALARM PANEL
FIRE ALARM PANEL
FIRE ALARM PANEL



SHEET NO. 3

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF "RESIDENTIAL APARTMENT BUILDING" IN S.NO :307/1B2A, 1B2B2 AT NILAYUR BIT - I VILLAGE/PANCHAYAT, THIRUPARANKUNDRAM TALUK, MADURAI DISTRICT.

(SCALE - 1:100)

REFERENCE:
SITE BOUNDARY -
FMB BOUNDARY -
EXISTING ROAD -
PROPOSED BUILDING -
DRIVE WAY -

JOINERY DETAILS:

MD	MAIN DOOR	1.06x2.10
D1	DOOR	1.52x2.10
D2	DOOR	0.14x2.10
D3	DOOR	0.76x2.10
W	WINDOW	3.65x1.52
W1	WINDOW	2.43x1.52
W2	WINDOW	1.82x1.52
W3	WINDOW	1.52x1.52
W4	WINDOW	1.22x1.52
W5	WINDOW	0.91x1.52
W6	WINDOW	0.60x1.52
W7	WINDOW	0.04x1.52
W8	WINDOW	5.20x1.52
W9	WINDOW	5.18x1.52
W10	WINDOW	4.72x1.52
W11	WINDOW	5.30x1.52
V1	VENTILATOR	0.60x0.90
V2	VENTILATOR	1.82x0.90

DWELLING AREA : BLOCK - I

FIRST FLOOR TO THIRTEEN FLOOR	
UNIT -1	= 70.27 sq.m
UNIT -2	= 66.75 sq.m
UNIT -3	= 66.75 sq.m
UNIT -4	= 63.59 sq.m
UNIT -5	= 66.75 sq.m
UNIT -6	= 63.59 sq.m
UNIT -7	= 69.54 sq.m
UNIT -8	= 69.54 sq.m
UNIT -9	= 69.54 sq.m
UNIT -10	= 69.54 sq.m
UNIT -11	= 69.54 sq.m
UNIT -12	= 69.89 sq.m

NON FSI AREA DETAILS (DUCT)

S.NO	MEASUREMENT	NON FSI SQ.M
DUCT-1	0.81 x 0.46	0.37
DUCT-2	0.81 x 0.46	0.37
DUCT-3	0.81 x 0.46	0.37
DUCT-4	0.81 x 0.46	0.37
DUCT-5	0.81 x 0.46	0.37
DUCT-6	0.81 x 0.46	0.37
DUCT-7 UP TO FIFTH FLOOR	1.21 x 0.89	1.08
DUCT-8	1.88 x 0.61	0.15
DUCT-9	1.88 x 0.41	0.77
DUCT-10	0.51 x 0.91	0.46
DUCT-11	0.91 x 0.36	0.32
DUCT-12	0.51 x 0.81	0.41
DUCT-13	0.91 x 0.46	0.42
DUCT-14	0.51 x 0.81	0.41
DUCT-15	0.91 x 0.46	0.42
DUCT-16	0.51 x 0.91	0.46
DUCT-17	0.91 x 0.36	0.32
DUCT-18	0.51 x 0.81	0.41
DUCT-19	0.91 x 0.46	0.42
DUCT-20	0.51 x 0.81	0.41
DUCT-21	0.91 x 0.36	0.32
DUCT-22 UP TO FIFTH FLOOR	1.82 x 1.73	3.15
TOTAL		43.83

PROPOSED BUILDING AREA DETAILS

Description	NON FSI SQ.M	FSI SQ.M	TOTAL AREA SQ.M
Area of Basement floor	2710.83		2710.83
Area of Stilt floor	1466.65	22.58	1489.23
Area of First floor	43.83	1051.23	1095.06
Area of Second floor	43.83	1214.63	1258.46
Area of Third floor	43.83	1214.63	1258.46
Area of Forth floor	43.83	1051.23	1095.06
Area of Fifth floor	43.83	1210.92	1254.75
Area of Sixth floor	39.60	989.82	1029.42
Area of Seventh floor	39.60	989.82	1029.42
Area of Eighth floor	39.60	989.82	1029.42
Area of Ninth floor	39.60	989.82	1029.42
Area of Tenth floor	39.60	989.82	1029.42
Area of Eleventh floor	39.60	989.82	1029.42
Area of Twelfth floor	39.60	989.82	1029.42
Area of Thirteen floor	39.60	989.82	1029.42
Area of Head Room	51.52		51.52
Total Proposed Area	4764.95	13683.78	18448.73

FIRE PRODUCTION DETAILS

FA - FIRE ALARM
FS - FIRE EXTINGUISHER
ECP -ELECTRIC CHARGING POINT -

Er.R.K.VELMURUGAN
QUALITY AUDITOR

K.AJITH KUMAR
GEO-TECH ENGINEER

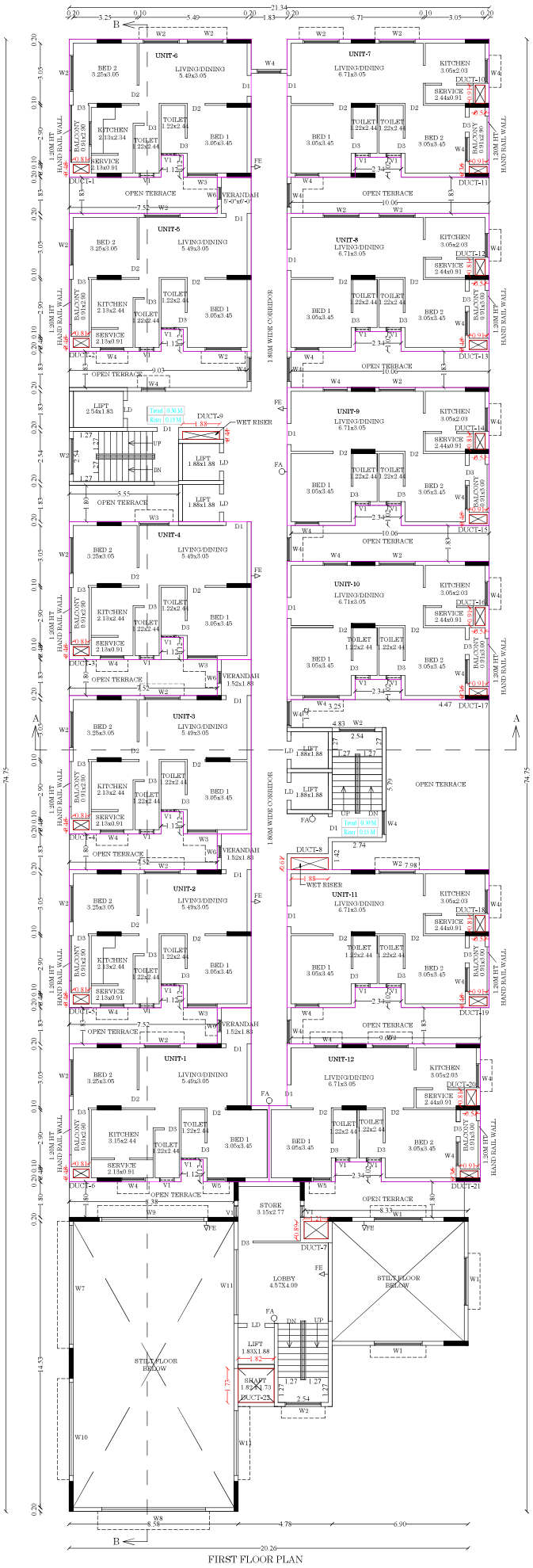
CONSTRUCTION ENGINEER

N. Chandrasekaran
ARCHITECT

S.DHILIPARAJAN, M.E.,
STRUCTURAL ENGINEER

ENGINEER

APPLICANT



DWELLING AREA : BLOCK -1	
FIRST FLOOR TO THIRTEEN FLOOR	
UNIT -1	= 70.27 sq.m
UNIT -2	= 66.75 sq.m
UNIT -3	= 66.75 sq.m
UNIT -4	= 63.59 sq.m
UNIT -5	= 66.75 sq.m
UNIT -6	= 63.59 sq.m
UNIT -7	= 69.54 sq.m
UNIT -8	= 69.54 sq.m
UNIT -9	= 69.54 sq.m
UNIT -10	= 69.54 sq.m
UNIT -11	= 69.54 sq.m
UNIT -12	= 69.89 sq.m

NON FSI AREA DETAILS (DUCT)

S.NO	MEASUREMENT	NON FSI SQ.M
DUCT-1	0.81 x 0.46	0.37
DUCT-2	0.81 x 0.46	0.37
DUCT-3	0.81 x 0.46	0.37
DUCT-4	0.81 x 0.46	0.37
DUCT-5	0.81 x 0.46	0.37
DUCT-6	0.81 x 0.46	0.37
DUCT-7 UP TO FIFTH FLOOR	1.21 x 0.89	1.08
DUCT-8	1.88 x 0.61	0.15
DUCT-9	1.88 x 0.41	0.77
DUCT-10	0.51 x 0.91	0.46
DUCT-11	0.91 x 0.36	0.32
DUCT-12	0.51 x 0.81	0.41
DUCT-13	0.91 x 0.46	0.42
DUCT-14	0.51 x 0.81	0.41
DUCT-15	0.91 x 0.46	0.42
DUCT-16	0.51 x 0.91	0.46
DUCT-17	0.91 x 0.36	0.32
DUCT-18	0.51 x 0.81	0.41
DUCT-19	0.91 x 0.46	0.42
DUCT-20	0.51 x 0.81	0.41
DUCT-21	0.91 x 0.36	0.32
DUCT-22 UP TO FIFTH FLOOR	1.82 x 1.73	3.15
TOTAL		43.83

SHEET NO : 4

E
N S
W

PLAN SHOWING THE PROPOSED CONSTRUCTION OF "RESIDENTIAL APARTMENT BUILDING" IN S.NO :307/1B2A, 1B2B2 AT NILAYUR BIT -1 VILLAGE/PANCHAYAT, THIRUPARANKUNDRAM TALUK, MADURAI DISTRICT.

(SCALE - 1:100)

JOINERY DETAILS:

MD	MAIN DOOR	1.06x2.10
D1	DOOR	1.52x2.10
D2	DOOR	9.14x2.10
D3	DOOR	0.76x2.10
W	WINDOW	3.65x1.52
W1	WINDOW	2.43x1.52
W2	WINDOW	1.82x1.52
W3	WINDOW	1.52x1.52
W4	WINDOW	1.22x1.52
W5	WINDOW	0.91x1.52
W6	WINDOW	0.60x1.52
W7	WINDOW	6.04x1.52
W8	WINDOW	5.20x1.52
W9	WINDOW	5.18x1.52
W10	WINDOW	4.72x1.52
W11	WINDOW	3.30x1.52
V1	VENTILATOR	0.60x0.90
V2	VENTILATOR	1.82x0.90

PROPOSED BUILDING AREA DETAILS

Description	NON FSI SQ.M	FSI SQ.M	TOTAL AREA SQ.M
Area of Basement floor	2710.83		2710.83
Area of Stilt floor	1466.65	22.58	1489.23
Area of First floor	43.83	1051.23	1095.06
Area of Second floor	43.83	1214.63	1258.46
Area of Third floor	43.83	1214.63	1258.46
Area of Forth floor	43.83	1051.23	1095.06
Area of Fifth floor	43.83	1210.92	1254.75
Area of Sixth floor	39.60	989.82	1029.42
Area of Seventh floor	39.60	989.82	1029.42
Area of Eighth floor	39.60	989.82	1029.42
Area of Ninth floor	39.60	989.82	1029.42
Area of Tenth floor	39.60	989.82	1029.42
Area of Eleventh floor	39.60	989.82	1029.42
Area of Twelfth floor	39.60	989.82	1029.42
Area of Thirteen floor	39.60	989.82	1029.42
Area of Head Room	51.52		51.52
Total Proposed Area	4764.95	13683.78	18448.73

Er.R.K.VELMURUGAN
ME.(Structural)Gold Medalist,B.E.M.E,A.I.V
Quality Auditor - (RQA)
Madurai Local Planning Authority
Reg.No: QA / 07/2025
R.K.V Construction
117,Ayaga Mariyan,B.S.Nulam,Madurai-2
Cell :98421-41464,95977-51199
E-Mail :rkvelmurugan@gmail.com
QUALITY AUDITOR

K.AJITH KUMAR, M.E.,(Geotechnical Engineering)
Registered Geo-Tech Engineer
Reg. No: GTE 001/2022 (MDTCP)
CCS CONSULTANCY SERVICES
Geo-Tech Engineering Division
6/13, Kamaraj Nagar 4th Street,
Tallakulam, Madurai-625002.
GEO-TECH ENGINEER

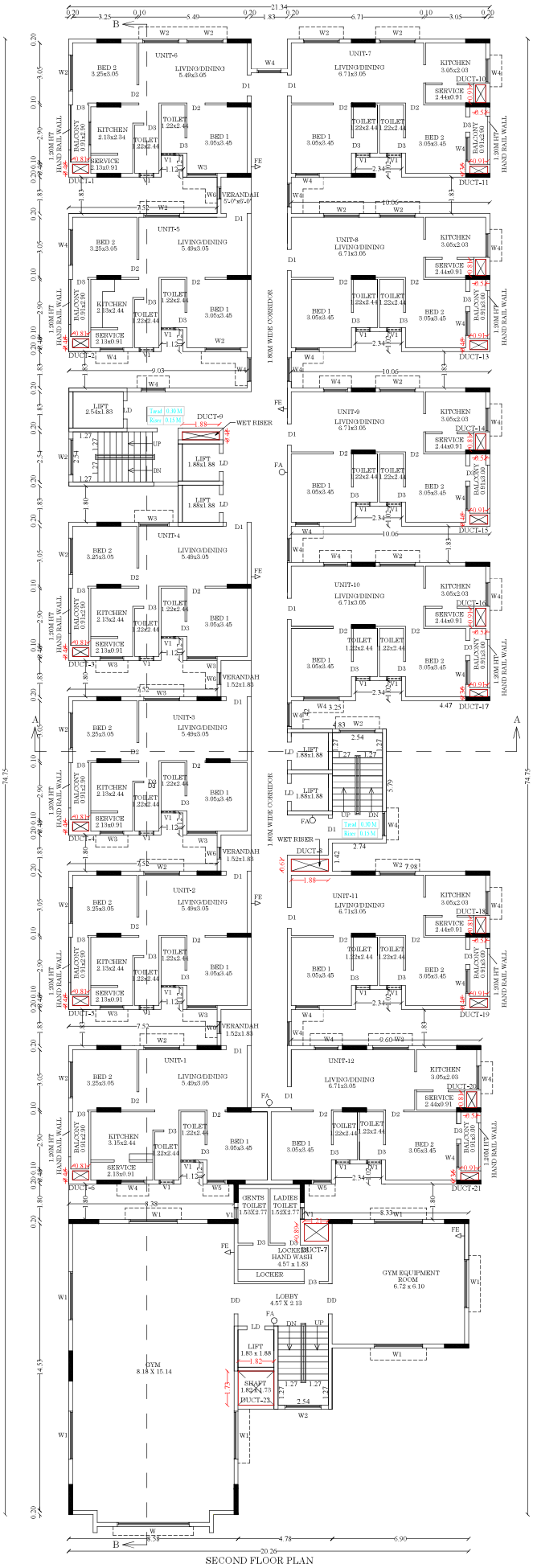
Er.N.BALACHANDER,DOE.,
PLAN CENTER
Registration Construction Engineer No:
CC/01/2024/DTCP/MADURAI
No.25, South Street, Near Amma Mess
Tallakulam, Madurai-2. Ph:8220044943
CONSTRUCTION ENGINEER

K Cheralathan, B.Arch., M.L.Arch
COA No. - CA/99/12331
CHERALATHAN ASSOCIATES
ARCHITECTS
25/11, Shanti Enclave
R.A. Puram, Chennai - 600 028.
Email id : cheral.cas@gmail.com
Mobile : 98410 79430
ARCHITECT

S.DHILIPARAJAN, M.E.,
DTCP, Thanjavur TJ/URSE-I/ 2025/025
Jehovahbling Engineering Consultants Pvt. Ltd.,
Second Floor, Plot No.48A, New No.31, 6th Cross
Street, Lakshmi Nagar, Porur, Chennai-600116.
Mob: 9444234747,Mail:jhc_chennai@yahoo.co.in
STRUCTURAL ENGINEER

Er.T.BABU,B.E.,
PLAN CENTER
Registration No:
RB/GR-HS/2/2024/DTCP/MADURAI
No.25, South Street, Near Amma Mess
Tallakulam, Madurai - 2
Ph: 8220044943, 9786949414
ENGINEER

APPLICANT



DWELLING AREA : BLOCK -1
FIRST FLOOR TO THIRTEEN FLOOR
UNIT -1 = 70.27 sq.m
UNIT -2 = 66.75 sq.m
UNIT -3 = 66.75 sq.m
UNIT -4 = 63.59 sq.m
UNIT -5 = 66.75 sq.m
UNIT -6 = 63.59 sq.m
UNIT -7 = 69.54 sq.m
UNIT -8 = 69.54 sq.m
UNIT -9 = 69.54 sq.m
UNIT -10 = 69.54 sq.m
UNIT -11 = 69.54 sq.m
UNIT -12 = 69.89 sq.m

NON FSI AREA DETAILS (DUCT)

S.NO	MEASUREMENT	NON FSI SQ.M
DUCT-1	0.81 x 0.46	0.37
DUCT-2	0.81 x 0.46	0.37
DUCT-3	0.81 x 0.46	0.37
DUCT-4	0.81 x 0.46	0.37
DUCT-5	0.81 x 0.46	0.37
DUCT-6	0.81 x 0.46	0.37
DUCT-7 UP TO FIFTH FLOOR	1.21 x 0.89	1.08
DUCT-8	1.88 x 0.61	0.15
DUCT-9	1.88 x 0.41	0.77
DUCT-10	0.51 x 0.91	0.46
DUCT-11	0.91 x 0.36	0.32
DUCT-12	0.51 x 0.81	0.41
DUCT-13	0.91 x 0.46	0.42
DUCT-14	0.51 x 0.81	0.41
DUCT-15	0.91 x 0.46	0.42
DUCT-16	0.51 x 0.91	0.46
DUCT-17	0.91 x 0.36	0.32
DUCT-18	0.51 x 0.81	0.41
DUCT-19	0.91 x 0.46	0.42
DUCT-20	0.51 x 0.81	0.41
DUCT-21	0.91 x 0.36	0.32
DUCT-22 UP TO FIFTH FLOOR	1.82 x 1.73	3.15
TOTAL		43.83

SHEET NO : 5

E
N S
W

PLAN SHOWING THE PROPOSED CONSTRUCTION OF "RESIDENTIAL APARTMENT BUILDING" IN S.NO :307/1B2A, 1B2B2 AT NILAYUR BIT -1 VILLAGE/PANCHAYAT, THIRUPARANKUNDRAM TALUK, MADURAI DISTRICT.

(SCALE - 1:100)

JOINERY DETAILS:

MD	MAIN DOOR	1.06x2.10
D1	DOOR	1.52x2.10
D2	DOOR	9.14x2.10
D3	DOOR	0.76x2.10
W	WINDOW	3.65x1.52
W1	WINDOW	2.43x1.52
W2	WINDOW	1.82x1.52
W3	WINDOW	1.52x1.52
W4	WINDOW	1.22x1.52
W5	WINDOW	0.91x1.52
W6	WINDOW	0.60x1.52
W7	WINDOW	6.04x1.52
W8	WINDOW	5.20x1.52
W9	WINDOW	5.18x1.52
W10	WINDOW	4.72x1.52
W11	WINDOW	3.30x1.52
V1	VENTILATOR	0.60x0.90
V2	VENTILATOR	1.82x0.90

PROPOSED BUILDING AREA DETAILS

Description	NON FSI SQ.M	FSI SQ.M	TOTAL AREA SQ.M
Area of Basement floor	2710.83		2710.83
Area of Stilt floor	1466.65	22.58	1489.23
Area of First floor	43.83	1051.23	1095.06
Area of Second floor	43.83	1214.63	1258.46
Area of Third floor	43.83	1214.63	1258.46
Area of Forth floor	43.83	1051.23	1095.06
Area of Fifth floor	43.83	1210.92	1254.75
Area of Sixth floor	39.60	989.82	1029.42
Area of Seventh floor	39.60	989.82	1029.42
Area of Eighth floor	39.60	989.82	1029.42
Area of Ninth floor	39.60	989.82	1029.42
Area of Tenth floor	39.60	989.82	1029.42
Area of Eleventh floor	39.60	989.82	1029.42
Area of Twelfth floor	39.60	989.82	1029.42
Area of Thirteen floor	39.60	989.82	1029.42
Area of Head Room	51.52		51.52
Total Proposed Area	4764.95	13683.78	18448.73

Er.R.K.VELMURUGAN
M.E.(Struct.W.S.Res.)F.I.E.,F.I.V.,A.I.V.
Quality Auditor - (RQA)
Madurai Local Planning Authority
Reg. No. QA 1871/2025
R.K.V Construction
117,Ayaiga Mahaan B.B.Kulam,Madurai-2
Cell : 98421-41464,95977-81199
E-Mail : rkvmurugan@gmail.com

QUALITY AUDITOR

K.AJITH KUMAR, M.E.,(Geotechnical Engineering)
Registered Geo-Tech Engineer
Reg. No: GTE 001/2022 (MDTCP)
COS CONSULTANCY SERVICES
Geo-Tech Engineering Division
6/13, Kamaraj Nagar 4th Street,
Tallakulam, Madural-625002.

GEO-TECH ENGINEER

Er.N.BALACHANDER,DOE.,
PLAN CENTER
Registration No:
RB/GR-II/2/2024/DTCP/MADURAI
No.25, South Street, Near Amma Mess
Tallakulam, Madurai - 2
Ph: 6220044943, 9786948414

CONSTRUCTION ENGINEER

K Cheralathan, B.Arch., M.L.Arch
COA No. - CA/95/18331
CHERALATHAN ASSOCIATES
13, Shanti Enclave
25/7 1, Venkatakrishna Road,
R.A. Puram, Chennai - 600 028.
Email id : cheralat.ca@gmail.com
Mobile : 98410 78430

ARCHITECT

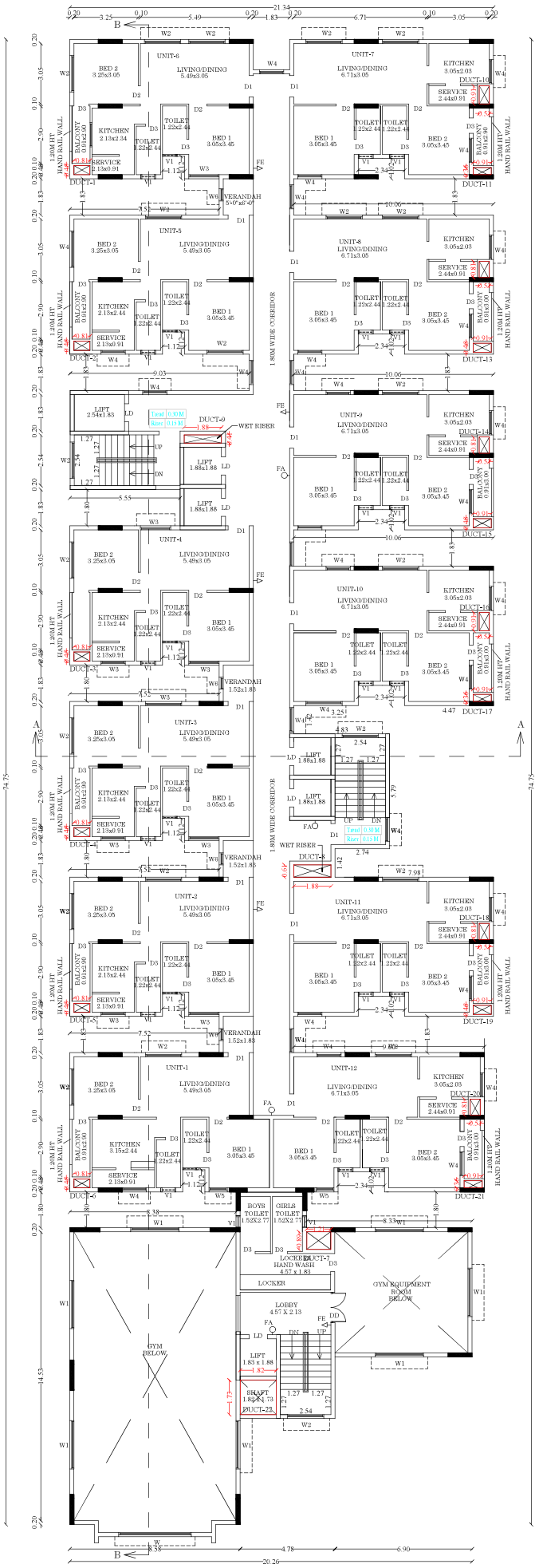
S.DHILIPARAJAN, M.E.,
DTCP Thanjavur T./ARRSE-I/ 30250/06
Jothivinayaga Engineering Consultants Pvt. Ltd.,
Second Floor, Plot No.49A, New No.3/1, 6th Cross
Street, Lakshmi Nagar, Porur, Chennai-600116.
Mob: 9444024764 Mail: jec_chennai@yahoo.co.in

STRUCTURAL ENGINEER

Er.T.BABU,B.E.,
PLAN CENTER
Registration No:
RB/GR-II/2/2024/DTCP/MADURAI
No.25, South Street, Near Amma Mess
Tallakulam, Madurai - 2
Ph: 6220044943, 9786948414

ENGINEER

APPLICANT



THIRD FLOOR PLAN

DWELLING AREA : BLOCK -1		
FIRST FLOOR TO THIRTEEN FLOOR		
UNIT -1	=	70.27 sq.m
UNIT -2	=	66.75 sq.m
UNIT -3	=	66.75 sq.m
UNIT -4	=	63.59 sq.m
UNIT -5	=	66.75 sq.m
UNIT -6	=	63.59 sq.m
UNIT -7	=	69.54 sq.m
UNIT -8	=	69.54 sq.m
UNIT -9	=	69.54 sq.m
UNIT -10	=	69.54 sq.m
UNIT -11	=	69.54 sq.m
UNIT -12	=	69.89 sq.m

NON FSI AREA DETAILS (DUCT)

S.NO	MEASUREMENT	NON FSI SQ.M
DUCT-1	0.81 x 0.46	0.37
DUCT-2	0.81 x 0.46	0.37
DUCT-3	0.81 x 0.46	0.37
DUCT-4	0.81 x 0.46	0.37
DUCT-5	0.81 x 0.46	0.37
DUCT-6	0.81 x 0.46	0.37
DUCT-7 UP TO FIFTH FLOOR	1.21 x 0.89	1.08
DUCT-8	1.88 x 0.61	0.15
DUCT-9	1.88 x 0.41	0.77
DUCT-10	0.51 x 0.91	0.46
DUCT-11	0.91 x 0.36	0.32
DUCT-12	0.51 x 0.81	0.41
DUCT-13	0.91 x 0.46	0.42
DUCT-14	0.51 x 0.81	0.41
DUCT-15	0.91 x 0.46	0.42
DUCT-16	0.51 x 0.91	0.46
DUCT-17	0.91 x 0.36	0.32
DUCT-18	0.51 x 0.81	0.41
DUCT-19	0.91 x 0.46	0.42
DUCT-20	0.51 x 0.81	0.41
DUCT-21	0.91 x 0.36	0.32
DUCT-22 UP TO FIFTH FLOOR	1.82 x 1.73	3.15
TOTAL		43.83

SHEET NO : 6

E
N S
W

PLAN SHOWING THE PROPOSED CONSTRUCTION OF "RESIDENTIAL APARTMENT BUILDING" IN S.NO :307/1B2A, 1B2B2 AT NILAYUR BIT -1 VILLAGE/PANCHAYAT, THIRUPARANKUNDRAM TALUK, MADURAI DISTRICT.

(SCALE - 1:100)

JOINERY DETAILS:

MD	MAIN DOOR	1.06x2.10
D1	DOOR	1.52x2.10
D2	DOOR	9.14x2.10
D3	DOOR	0.76x2.10
W	WINDOW	3.65x1.52
W1	WINDOW	2.43x1.52
W2	WINDOW	1.82x1.52
W3	WINDOW	1.52x1.52
W4	WINDOW	1.22x1.52
W5	WINDOW	0.91x1.52
W6	WINDOW	0.60x1.52
W7	WINDOW	6.04x1.52
W8	WINDOW	5.20x1.52
W9	WINDOW	5.18x1.52
W10	WINDOW	4.72x1.52
W11	WINDOW	3.30x1.52
V1	VENTILATOR	0.60x0.90
V2	VENTILATOR	1.82x0.90

PROPOSED BUILDING AREA DETAILS

Description	NON FSI SQ.M	FSI SQ.M	TOTAL AREA SQ.M
Area of Basement floor	2710.83		2710.83
Area of Stilt floor	1466.65	22.58	1489.23
Area of First floor	43.83	1051.23	1095.06
Area of Second floor	43.83	1214.63	1258.46
Area of Third floor	43.83	1214.63	1258.46
Area of Forth floor	43.83	1051.23	1095.06
Area of Fifth floor	43.83	1210.92	1254.75
Area of Sixth floor	39.60	989.82	1029.42
Area of Seventh floor	39.60	989.82	1029.42
Area of Eighth floor	39.60	989.82	1029.42
Area of Ninth floor	39.60	989.82	1029.42
Area of Tenth floor	39.60	989.82	1029.42
Area of Eleventh floor	39.60	989.82	1029.42
Area of Twelfth floor	39.60	989.82	1029.42
Area of Thirteen floor	39.60	989.82	1029.42
Area of Head Room	51.52		51.52
Total Proposed Area	4764.95	13683.78	18448.73

Er.R.K.VELMURUGAN
M.E.(Struct)M.Sc.Rev.B.E.M.I.E.A.I.V
Quality Auditor - (IRQA)
Madurai Local Planning Authority
Reg.No: QA - 1/2025
R.K.V.Construction
117 Ayaka Mannan,B.B.Kulam,Madurai-2
Cell : 98421-41464,95977-81199
E-Mail : rkvelmeir@gmail.com

QUALITY AUDITOR

K.AJITH KUMAR, M.E.,(Geotechnical Engineering)
Registered Geo-Tech Engineer
Reg. No: GTE 001/2022 (MDTCP)
COS CONSULTANCY SERVICES
Geo-Tech Engineering Division
6/13, Kamaraj Nagar 4th Street,
Tallakulam, Madurai-625002.

GEO-TECH ENGINEER

Er.N.BALACHANDER,DOE.,
PLAN CENTER
Registration No:
RE/GR-1/52/2024/DTCP/MADURAI
No.28, South Street, Near Amma Mess
Tallakulam, Madurai - 2
Ph: 8220044543, 9786048414

CONSTRUCTION ENGINEER

K Cheralathan, B Arch., M L Arch
COA No. - CA/97/8331
CHERALATHAN ASSOCIATES
13, Shanti Enclave
23/71, Venkatakrishna Road,
R.A. Puram, Chennai - 600 028.
Email id : cheral.ca@gmail.com
Mobile : 98410 78430

ARCHITECT

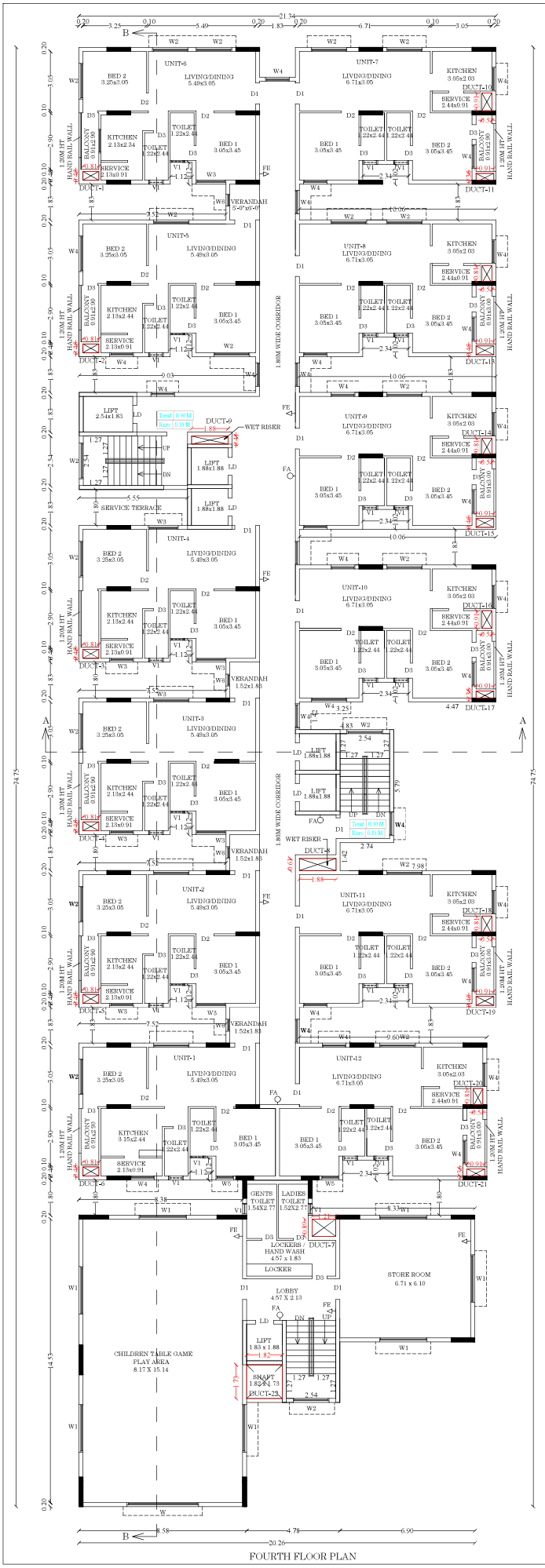
S.DHILIPARAJAN, M.E.,
DTCP, Thanjavur T.URISE-2/2025/25
Jehovahbling Engineering Consultants Pvt. Ltd.,
Second Floor, Plot No.49A, New No.31, 6th Cross
Street, Lakshmi Nagar, Porur, Chennai-600116.
Mob: 9444024764 Mail: jec_channai@yahoo.co.in

STRUCTURAL ENGINEER

Er.T.BABU,B.E.,
PLAN CENTER
Registration No:
RE/GR-1/52/2024/DTCP/MADURAI
No.28, South Street, Near Amma Mess
Tallakulam, Madurai - 2
Ph: 8220044543, 9786048414

ENGINEER

APPLICANT



DWELLING AREA : BLOCK -1		
FIRST FLOOR TO THIRTEEN FLOOR		
UNIT -1	=	70.27 sq.m
UNIT -2	=	66.75 sq.m
UNIT -3	=	66.75 sq.m
UNIT -4	=	63.59 sq.m
UNIT -5	=	66.75 sq.m
UNIT -6	=	63.59 sq.m
UNIT -7	=	69.54 sq.m
UNIT -8	=	69.54 sq.m
UNIT -9	=	69.54 sq.m
UNIT -10	=	69.54 sq.m
UNIT -11	=	69.54 sq.m
UNIT -12	=	69.89 sq.m

NON FSI AREA DETAILS (DUCT)

S.NO	MEASUREMENT	NON FSI SQ.M
DUCT-1	0.81 x 0.46	0.37
DUCT-2	0.81 x 0.46	0.37
DUCT-3	0.81 x 0.46	0.37
DUCT-4	0.81 x 0.46	0.37
DUCT-5	0.81 x 0.46	0.37
DUCT-6	0.81 x 0.46	0.37
DUCT-7 UP TO FIFTH FLOOR	1.21 x 0.89	1.08
DUCT-8	1.88 x 0.61	0.15
DUCT-9	1.88 x 0.41	0.77
DUCT-10	0.51 x 0.91	0.46
DUCT-11	0.91 x 0.36	0.32
DUCT-12	0.51 x 0.81	0.41
DUCT-13	0.91 x 0.46	0.42
DUCT-14	0.51 x 0.81	0.41
DUCT-15	0.91 x 0.46	0.42
DUCT-16	0.51 x 0.91	0.46
DUCT-17	0.91 x 0.36	0.32
DUCT-18	0.51 x 0.81	0.41
DUCT-19	0.91 x 0.46	0.42
DUCT-20	0.51 x 0.81	0.41
DUCT-21	0.91 x 0.36	0.32
DUCT-22 UP TO FIFTH FLOOR	1.82 x 1.73	3.15
TOTAL		43.83

SHEET NO : 7

E
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W

PLAN SHOWING THE PROPOSED CONSTRUCTION OF "RESIDENTIAL APARTMENT BUILDING" IN S.NO :307/1B2A, 1B2B2 AT NILAYUR BIT -1 VILLAGE/PANCHAYAT, THIRUPARANKUNDRAM TALUK, MADURAI DISTRICT.

(SCALE - 1:100)

JOINERY DETAILS:

MD	MAIN DOOR	1.06x2.10
D1	DOOR	1.52x2.10
D2	DOOR	9.14x2.10
D3	DOOR	0.76x2.10
W	WINDOW	3.65x1.52
W1	WINDOW	2.43x1.52
W2	WINDOW	1.82x1.52
W3	WINDOW	1.52x1.52
W4	WINDOW	1.22x1.52
W5	WINDOW	0.91x1.52
W6	WINDOW	0.60x1.52
W7	WINDOW	6.04x1.52
W8	WINDOW	5.20x1.52
W9	WINDOW	5.18x1.52
W10	WINDOW	4.72x1.52
W11	WINDOW	3.30x1.52
V1	VENTILATOR	0.60x0.90
V2	VENTILATOR	1.82x0.90

PROPOSED BUILDING AREA DETAILS

Description	NON FSI SQ.M	FSI SQ.M	TOTAL AREA SQ.M
Area of Basement floor	2710.83		2710.83
Area of Stilt floor	1466.65	22.58	1489.23
Area of First floor	43.83	1051.23	1095.06
Area of Second floor	43.83	1214.63	1258.46
Area of Third floor	43.83	1214.63	1258.46
Area of Forth floor	43.83	1051.23	1095.06
Area of Fifth floor	43.83	1210.92	1254.75
Area of Sixth floor	39.60	989.82	1029.42
Area of Seventh floor	39.60	989.82	1029.42
Area of Eighth floor	39.60	989.82	1029.42
Area of Ninth floor	39.60	989.82	1029.42
Area of Tenth floor	39.60	989.82	1029.42
Area of Eleventh floor	39.60	989.82	1029.42
Area of Twelfth floor	39.60	989.82	1029.42
Area of Thirteen floor	39.60	989.82	1029.42
Area of Head Room	51.52		51.52
Total Proposed Area	4764.95	13683.78	18448.73

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M.E.(Struct.M.Sc(Rev)),B.E.,M.I.E.,I.V.
Quality Auditor - (NQA)
Madurai Local Planning Authority
Reg.No.: QA / 157/2025
R.K.V.Construction
117,Ayaluk Mainroad,B.B.Nagar,Madurai-2
Cell : 98421-41464,95977-61199
E-Mail : rkvstmeq@gmail.com

QUALITY AUDITOR

K.AJITH KUMAR M.E.,(Geotechnical Engineering)
Registered Geo-Tech Engineer
Reg. No: GTE 001/2022 (MDTCP)
COS CONSULTANCY SERVICES
Geo-Tech Engineering Division
6/13, Kamaraj Nagar 4th Street,
Tallakulam, Madurai-625002.

GEO-TECH ENGINEER

Er.N.BALACHANDER,DOE.,
PLAN CENTER
Registration No:
RE/GR-I/S2/2024/DTCP/MADURAI
No.28, South Street, Near Amma Mess
Tallakulam, Madurai - 2
Ph: 8220044543, 9786548414

CONSTRUCTION ENGINEER

K Cheralathan, B Arch., M L Arch
COA No.: A-CA/05/18331
CHERALATHAN ASSOCIATES
10, Shanti Enclave
25/71, Venkatakrishna Road,
R.A. Puram, Chennai - 600 028.
Email id : cheral.ca@gmail.com
Mobile : 98410 79430

ARCHITECT

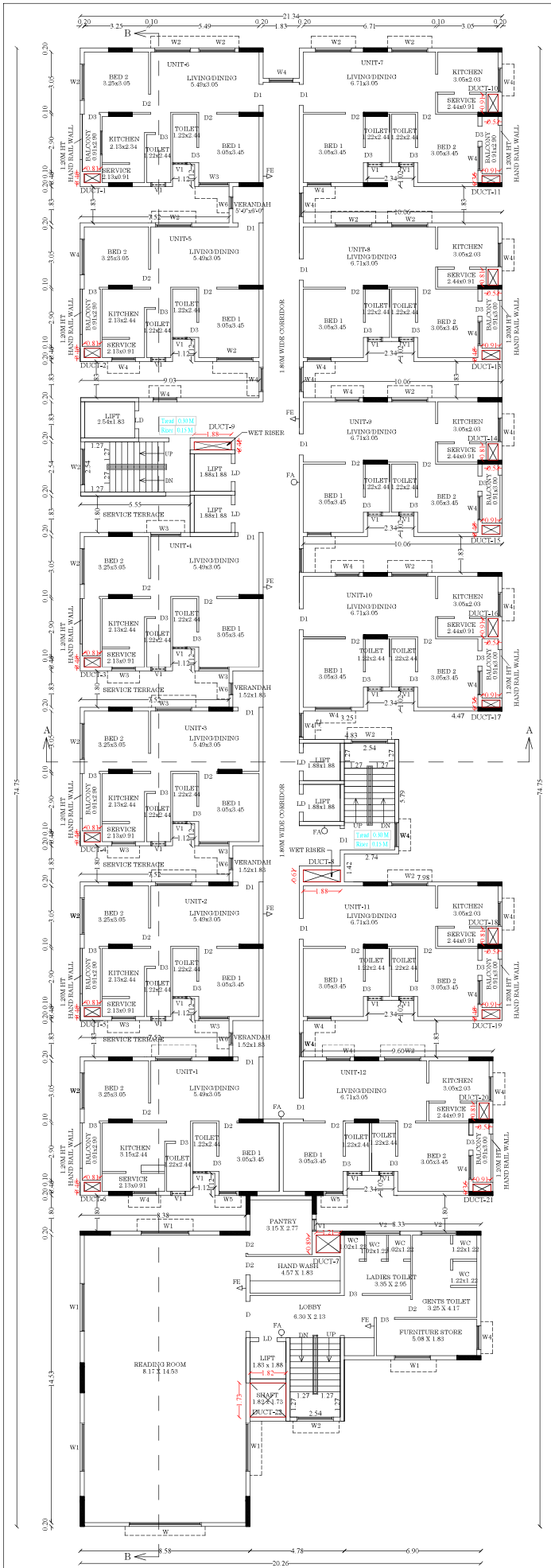
S.DHILIPARAJAN, M.E.,
DTCP, Thanjavur TJR/RSE-II/ 2025/025
Jothivinayaka Engineering Consultants Pvt. Ltd.,
Second Floor, Plot No.49A, New No.31, 6th Cross
Street, Lakshmi Nagar, Porur, Chennai-600116.
Mob: 9444024764 Mail: jec_chennai@yahoo.co.in

STRUCTURAL ENGINEER

Er.T.BABU,B.E.,
PLAN CENTER
Registration No:
RE/GR-I/S2/2024/DTCP/MADURAI
No.28, South Street, Near Amma Mess
Tallakulam, Madurai - 2
Ph: 8220044543, 9786548414

ENGINEER

APPLICANT



DWELLING AREA : BLOCK -1
FIRST FLOOR TO THIRTEEN FLOOR
UNIT -1 = 70.27 sq.m
UNIT -2 = 66.75 sq.m
UNIT -3 = 66.75 sq.m
UNIT -4 = 63.59 sq.m
UNIT -5 = 66.75 sq.m
UNIT -6 = 63.59 sq.m
UNIT -7 = 69.54 sq.m
UNIT -8 = 69.54 sq.m
UNIT -9 = 69.54 sq.m
UNIT -10 = 69.54 sq.m
UNIT -11 = 69.54 sq.m
UNIT -12 = 69.89 sq.m

NON FSI AREA DETAILS (DUCT)

S.NO	MEASUREMENT	NON FSI SQ.M
DUCT-1	0.81 x 0.46	0.37
DUCT-2	0.81 x 0.46	0.37
DUCT-3	0.81 x 0.46	0.37
DUCT-4	0.81 x 0.46	0.37
DUCT-5	0.81 x 0.46	0.37
DUCT-6	0.81 x 0.46	0.37
DUCT-7 UP TO FIFTH FLOOR	1.21 x 0.89	1.08
DUCT-8	1.88 x 0.61	0.15
DUCT-9	1.88 x 0.41	0.77
DUCT-10	0.51 x 0.91	0.46
DUCT-11	0.91 x 0.36	0.32
DUCT-12	0.51 x 0.81	0.41
DUCT-13	0.91 x 0.46	0.42
DUCT-14	0.51 x 0.81	0.41
DUCT-15	0.91 x 0.46	0.42
DUCT-16	0.51 x 0.91	0.46
DUCT-17	0.91 x 0.36	0.32
DUCT-18	0.51 x 0.81	0.41
DUCT-19	0.91 x 0.46	0.42
DUCT-20	0.51 x 0.81	0.41
DUCT-21	0.91 x 0.36	0.32
DUCT-22 UP TO FIFTH FLOOR	1.82 x 1.73	3.15
TOTAL		43.83

SHEET NO : 8

E N S W

PLAN SHOWING THE PROPOSED CONSTRUCTION OF "RESIDENTIAL APARTMENT BUILDING" IN S.NO :307/1B2A, 1B2B2 AT NILAYUR BIT -1 VILLAGE/PANCHAYAT, THIRUPARANKUNDRAM TALUK, MADURAI DISTRICT.

(SCALE - 1:100)

JOINERY DETAILS:

MD	MAIN DOOR	1.06x2.10
D1	DOOR	1.52x2.10
D2	DOOR	9.14x2.10
D3	DOOR	0.76x2.10
W	WINDOW	3.65x1.52
W1	WINDOW	2.43x1.52
W2	WINDOW	1.82x1.52
W3	WINDOW	1.52x1.52
W4	WINDOW	1.22x1.52
W5	WINDOW	0.91x1.52
W6	WINDOW	0.60x1.52
W7	WINDOW	6.04x1.52
W8	WINDOW	5.20x1.52
W9	WINDOW	5.18x1.52
W10	WINDOW	4.72x1.52
W11	WINDOW	3.30x1.52
V1	VENTILATOR	0.60x0.90
V2	VENTILATOR	1.82x0.90

PROPOSED BUILDING AREA DETAILS

Description	NON FSI SQ.M	FSI SQ.M	TOTAL AREA SQ.M
Area of Basement floor	2710.83		2710.83
Area of Stilt floor	1466.65	22.58	1489.23
Area of First floor	43.83	1051.23	1095.06
Area of Second floor	43.83	1214.63	1258.46
Area of Third floor	43.83	1214.63	1258.46
Area of Forth floor	43.83	1051.23	1095.06
Area of Fifth floor	43.83	1210.92	1254.75
Area of Sixth floor	39.60	989.82	1029.42
Area of Seventh floor	39.60	989.82	1029.42
Area of Eighth floor	39.60	989.82	1029.42
Area of Ninth floor	39.60	989.82	1029.42
Area of Tenth floor	39.60	989.82	1029.42
Area of Eleventh floor	39.60	989.82	1029.42
Area of Twelfth floor	39.60	989.82	1029.42
Area of Thirteen floor	39.60	989.82	1029.42
Area of Head Room	51.52		51.52
Total Proposed Area	4764.95	13683.78	18448.73

Er.R.K.VELMURUGAN
M.E.(Struct.M.Sc.Rev.)B.E.M.I.E.A.I.V.
Quality Auditor - (RQA)
Madurai Local Planning Authority
Reg.No: QA - 1/2025
R.K.V.Construction
117 Ayaya Mansion,B.B.Kulam,Madurai-2
Cell : 98421-41464,95977-81199
E-Mail : rkvelmesi@gmail.com

QUALITY AUDITOR

K.AJITH KUMAR, M.E.,(Geotechnical Engineering)
Registered Geo-Tech Engineer
Reg. No: GTE 001/2022 (MDTCP)
COS CONSULTANCY SERVICES
Geo-Tech Engineering Division
6/13, Kamaraj Nagar 4th Street,
Tallakulam, Madurai-625002.

GEO-TECH ENGINEER

Er.N.BALACHANDER.DOE.,
PLAN CENTER,
Registration No:RB/GR-I/52/2024/DTCP/MADURAI
No.35, South Street, Near Amma Mess
Tallakulam, Madurai - 2
Ph: 8220044943, 9790948414

CONSTRUCTION ENGINEER

K Cheralathan, B.Arch., M.L.Arch
COA No. - CA/95/18331
CHERALATHAN ASSOCIATES
13, Shanti Enclave
25/71, Venkatakrishna Road,
R.A. Puram, Chennai - 600 028.
Email Id : cheral.ca@gmail.com
Mobile : 98410 79430

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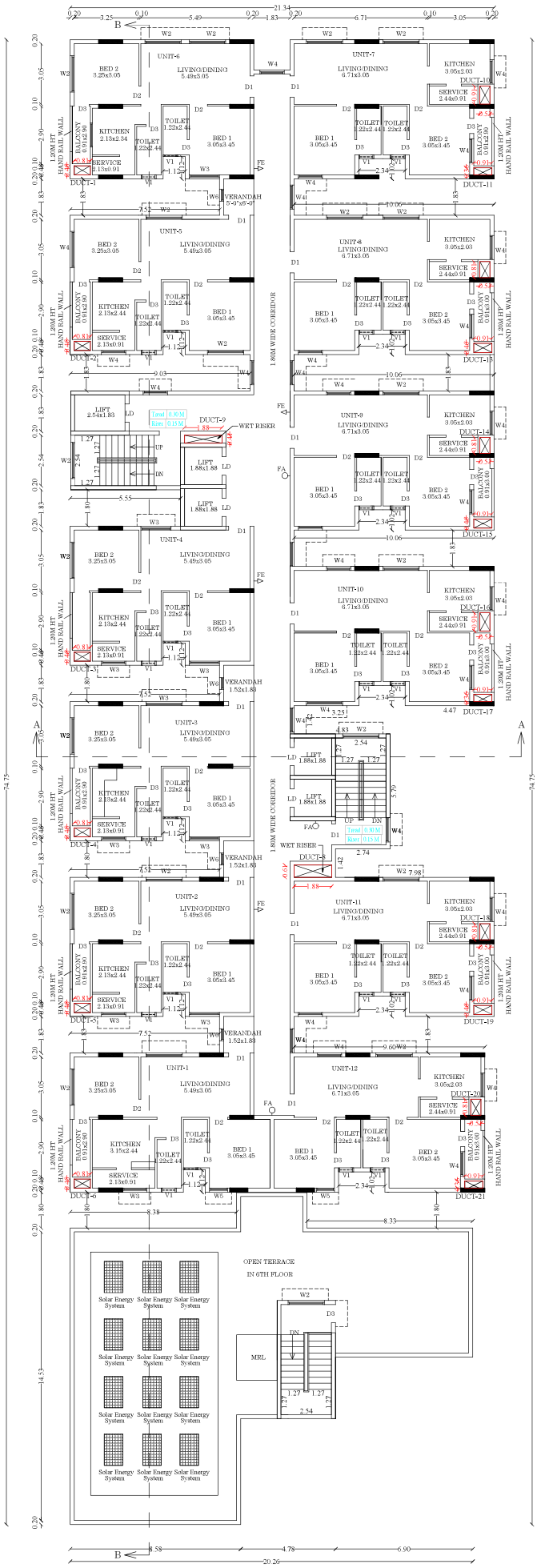
S.DHILIPARAJAN, M.E.,
DTCP, Thanjavur T.URISE-2 2025/2026
Jothivinayaka Engineering Consultants Pvt. Ltd.,
Second Floor, Plot No.49A, New No.31, 6th Cross
Street, Lakshmi Nagar, Porur, Chennai-600116.
Mob: 9444024764 Mail: jec_chennai@yahoo.co.in

STRUCTURAL ENGINEER

Er.T.BABU,B.E.,
PLAN CENTER
Registration No:
RB/GR-I/52/2024/DTCP/MADURAI
No.35, South Street, Near Amma Mess
Tallakulam, Madurai - 2
Ph: 8220044943, 9790948414

ENGINEER

APPLICANT



6TH - 13TH FLOOR PLAN

DWELLING AREA : BLOCK -1	
FIRST FLOOR TO THIRTEEN FLOOR	
UNIT -1	= 70.27 sq.m
UNIT -2	= 66.75 sq.m
UNIT -3	= 66.75 sq.m
UNIT -4	= 63.59 sq.m
UNIT -5	= 66.75 sq.m
UNIT -6	= 63.59 sq.m
UNIT -7	= 69.54 sq.m
UNIT -8	= 69.54 sq.m
UNIT -9	= 69.54 sq.m
UNIT -10	= 69.54 sq.m
UNIT -11	= 69.54 sq.m
UNIT -12	= 69.89 sq.m

NON FSI AREA DETAILS (DUCT)

S.NO	MEASUREMENT	NON FSI SQ.M
DUCT-1	0.81 x 0.46	0.37
DUCT-2	0.81 x 0.46	0.37
DUCT-3	0.81 x 0.46	0.37
DUCT-4	0.81 x 0.46	0.37
DUCT-5	0.81 x 0.46	0.37
DUCT-6	0.81 x 0.46	0.37
DUCT-7 UP TO FIFTH FLOOR	1.21 x 0.89	1.08
DUCT-8	1.88 x 0.61	0.15
DUCT-9	1.88 x 0.41	0.77
DUCT-10	0.51 x 0.91	0.46
DUCT-11	0.91 x 0.36	0.32
DUCT-12	0.51 x 0.81	0.41
DUCT-13	0.91 x 0.46	0.42
DUCT-14	0.51 x 0.81	0.41
DUCT-15	0.91 x 0.46	0.42
DUCT-16	0.51 x 0.91	0.46
DUCT-17	0.91 x 0.36	0.32
DUCT-18	0.51 x 0.81	0.41
DUCT-19	0.91 x 0.46	0.42
DUCT-20	0.51 x 0.81	0.41
DUCT-21	0.91 x 0.36	0.32
DUCT-22 UP TO FIFTH FLOOR	1.82 x 1.73	3.15
TOTAL		43.83

SHEET NO : 9

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PLAN SHOWING THE PROPOSED CONSTRUCTION OF "RESIDENTIAL APARTMENT BUILDING" IN S.NO :307/1B2A, 1B2B2 AT NILAYUR BIT -1 VILLAGE/PANCHAYAT, THIRUPARANKUNDRAM TALUK, MADURAI DISTRICT.

(SCALE - 1:100)

JOINERY DETAILS:

MD	MAIN DOOR	1.06x2.10
D1	DOOR	1.52x2.10
D2	DOOR	9.14x2.10
D3	DOOR	0.76x2.10
W	WINDOW	3.65x1.52
W1	WINDOW	2.43x1.52
W2	WINDOW	1.82x1.52
W3	WINDOW	1.52x1.52
W4	WINDOW	1.22x1.52
W5	WINDOW	0.91x1.52
W6	WINDOW	0.60x1.52
W7	WINDOW	6.04x1.52
W8	WINDOW	5.20x1.52
W9	WINDOW	5.18x1.52
W10	WINDOW	4.72x1.52
W11	WINDOW	3.30x1.52
V1	VENTILATOR	0.60x0.90
V2	VENTILATOR	1.82x0.90

PROPOSED BUILDING AREA DETAILS

Description	NON FSI SQ.M	FSI SQ.M	TOTAL AREA SQ.M
Area of Basement floor	2710.83		2710.83
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Area of Third floor	43.83	1214.63	1258.46
Area of Forth floor	43.83	1051.23	1095.06
Area of Fifth floor	43.83	1210.92	1254.75
Area of Sixth floor	39.60	989.82	1029.42
Area of Seventh floor	39.60	989.82	1029.42
Area of Eighth floor	39.60	989.82	1029.42
Area of Ninth floor	39.60	989.82	1029.42
Area of Tenth floor	39.60	989.82	1029.42
Area of Eleventh floor	39.60	989.82	1029.42
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Madurai Local Planning Authority
Reg.No: QA / 57/2025
R.K.V Construction
117,Ayyaja Mansion,B.B.Kulam,Madurai-2
Cell : 98421-41454,99977-81199
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QUALITY AUDITOR

K.AJITH KUMAR, B.E.,(Geotechnical Engineering)
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6/13, Kamaraj Nagar 4th Street,
Tallakulam, Madurai-625002.

GEO-TECH ENGINEER

Er.N.BALACHANDER,DOE.,
PLAN CENTER
Registration Construction Engineer No:
CC/2012/00177 Dt:01.01.2012
No.23, South Street, Near Amma Mess
Tallakulam, Madurai-2 Ph:9159594943

CONSTRUCTION ENGINEER

K.Cheralathan, B.Arch., M.L.Arch
COA No. - CA/95/18331
CHERALATHAN ASSOCIATES
13, Shanti Enclave
25/71, Venkatakrishna Road,
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Mobile : 98410 79430

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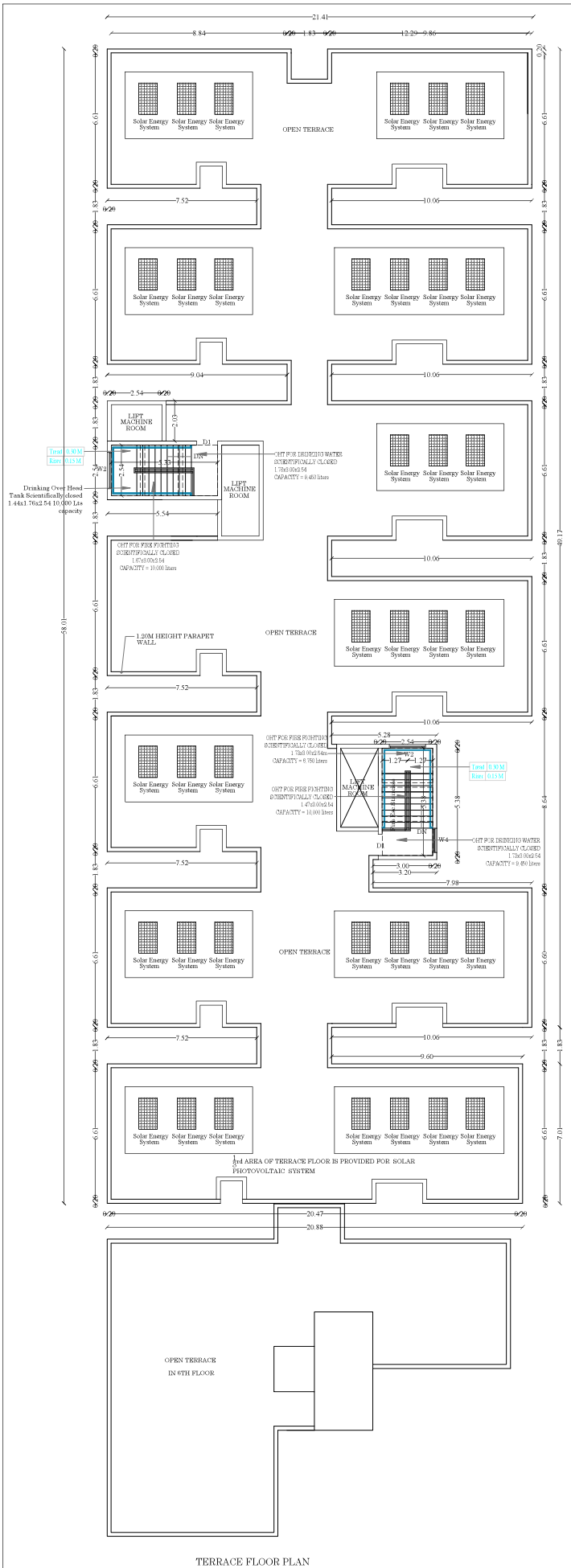
S.DHILIPARAJAN, M.E.,
DTCP, Thanjavur 1,ARUSE-7 /2020/226
Jehovahbling Engineering Consultants Pvt. Ltd.,
Second Floor, Plot No.49A, New No.3/1, 6th Cross
Street, Lakshmi Nagar, Porur, Chennai-600116.
Mob: 9444224764 Mail: jec_chenna@yahoo.co.in

STRUCTURAL ENGINEER

Er.T.BABU,B.E.,
PLAN CENTER
Registration No:
RB/GR-I/52/2024/DTCP/MADURAI
No.23, South Street, Near Amma Mess
Tallakulam, Madurai - 2
Ph: 6220044943, 9786940414

ENGINEER

APPLICANT



TERRACE FLOOR PLAN

DWELLING AREA : BLOCK -1
FIRST FLOOR TO THIRTEEN FLOOR
UNIT -1 = 70.27 sq.m
UNIT -2 = 66.75 sq.m
UNIT -3 = 66.75 sq.m
UNIT -4 = 63.59 sq.m
UNIT -5 = 66.75 sq.m
UNIT -6 = 63.59 sq.m
UNIT -7 = 69.54 sq.m
UNIT -8 = 69.54 sq.m
UNIT -9 = 69.54 sq.m
UNIT -10 = 69.54 sq.m
UNIT -11 = 69.54 sq.m
UNIT -12 = 69.89 sq.m

NON FSI AREA DETAILS (DUCT)

S.NO	MEASUREMENT	NON FSI SQ.M
DUCT-1	0.81 x 0.46	0.37
DUCT-2	0.81 x 0.46	0.37
DUCT-3	0.81 x 0.46	0.37
DUCT-4	0.81 x 0.46	0.37
DUCT-5	0.81 x 0.46	0.37
DUCT-6	0.81 x 0.46	0.37
DUCT-7 UP TO FIFTH FLOOR	1.21 x 0.89	1.08
DUCT-8	1.88 x 0.61	0.15
DUCT-9	1.88 x 0.41	0.77
DUCT-10	0.51 x 0.91	0.46
DUCT-11	0.91 x 0.36	0.32
DUCT-12	0.51 x 0.81	0.41
DUCT-13	0.91 x 0.46	0.42
DUCT-14	0.51 x 0.81	0.41
DUCT-15	0.91 x 0.46	0.42
DUCT-16	0.51 x 0.91	0.46
DUCT-17	0.91 x 0.36	0.32
DUCT-18	0.51 x 0.81	0.41
DUCT-19	0.91 x 0.46	0.42
DUCT-20	0.51 x 0.81	0.41
DUCT-21	0.91 x 0.36	0.32
DUCT-22 UP TO FIFTH FLOOR	1.82 x 1.73	3.15
TOTAL		43.83

SHEET NO :10

E
N S
W

PLAN SHOWING THE PROPOSED CONSTRUCTION OF "RESIDENTIAL APARTMENT BUILDING" IN S.NO :307/1B2A, 1B2B2 AT NILAYUR BIT -1 VILLAGE/PANCHAYAT, THIRUPARANKUNDRAM TALUK, MADURAI DISTRICT.

(SCALE - 1:100)

JOINERY DETAILS:

MD	MAIN DOOR	1.06x2.10
D1	DOOR	1.52x2.10
D2	DOOR	9.14x2.10
D3	DOOR	0.76x2.10
W	WINDOW	3.65x1.52
W1	WINDOW	2.43x1.52
W2	WINDOW	1.82x1.52
W3	WINDOW	1.52x1.52
W4	WINDOW	1.22x1.52
W5	WINDOW	0.91x1.52
W6	WINDOW	0.60x1.52
W7	WINDOW	6.04x1.52
W8	WINDOW	5.20x1.52
W9	WINDOW	5.18x1.52
W10	WINDOW	4.72x1.52
W11	WINDOW	3.30x1.52
V1	VENTILATOR	0.60x0.90
V2	VENTILATOR	1.82x0.90

PROPOSED BUILDING AREA DETAILS

Description	NON FSI SQ.M	FSI SQ.M	TOTAL AREA SQ.M
Area of Basement floor	2710.83		2710.83
Area of Stilt floor	1466.65	22.58	1489.23
Area of First floor	43.83	1051.23	1095.06
Area of Second floor	43.83	1214.63	1258.46
Area of Third floor	43.83	1214.63	1258.46
Area of Forth floor	43.83	1051.23	1095.06
Area of Fifth floor	43.83	1210.92	1254.75
Area of Sixth floor	39.60	989.82	1029.42
Area of Seventh floor	39.60	989.82	1029.42
Area of Eighth floor	39.60	989.82	1029.42
Area of Ninth floor	39.60	989.82	1029.42
Area of Tenth floor	39.60	989.82	1029.42
Area of Eleventh floor	39.60	989.82	1029.42
Area of Twelfth floor	39.60	989.82	1029.42
Area of Thirteen floor	39.60	989.82	1029.42
Area of Head Room	51.52		51.52
Total Proposed Area	4764.95	13683.78	18448.73

Er.R.K.VELMURUGAN
ME(Struct)M.Sc(Rev)B.E.,M.I.E.A.I.V
Quality Auditor - (IIQA)
Madurai Local Planning Authority
Reg.No: QA / 157/2025
R.K.V.Construction
117,Avvaiyar Manavar,B.B.Kulam,Madurai-2
Cell: 98421-41464,95977-51199
E-Mail: rkvelmne@gmail.com

QUALITY AUDITOR

K.AJITH KUMAR, M.E. (Geotechnical Engineering)
Registered Geo-Tech Engineer
Reg. No: GTE 001/2022 (MDTCP)
COS CONSULTANCY SERVICES
Geo-Tech Engineering Division
6/13, Kamaraj Nagar 4th Street,
Tallakulam, Madurai-625002.

GEO-TECH ENGINEER

Er.N.BALACHANDER,DCE.,
PLAN CENTER
Registration No: RB/GR-I/52/2024/DTCP/MADURAI
No.20, South Street, Near Amma Mess,
Tallakulam, Madurai-2 Ph:8220044043

CONSTRUCTION ENGINEER

K Cheralathan, B Arch., M L Arch
COA No. - CA/95/18331
CHERALATHAN ASSOCIATES
13, Shanti Enclave
25/71, Venkatakrishna Road
R.A. Puram, Chennai - 600 028.
Email Id : cheral.ca@gmail.com
Mobile : 98410 79430

ARCHITECT

S.DHILIPARAJAN, M.E.,
DTCP, Thanjavur TJ/RISE-I/ 2025/025
Jehovahking Engineering Consultants Pvt. Ltd.,
Second Floor, Plot No.48/A, New No.31, 6th Cross
Street, Lakshmi Nagar, Porur, Chennai-600116.
Mob: 9444024764 Mail: jkc_chennai@yahoo.co.in

STRUCTURAL ENGINEER

Er.T.BABU,B.E.,
PLAN CENTER
Registration No:
RB/GR-I/52/2024/DTCP/MADURAI
No.20, South Street, Near Amma Mess,
Tallakulam, Madurai - 2
Ph: 8220044043, 9786948414

ENGINEER

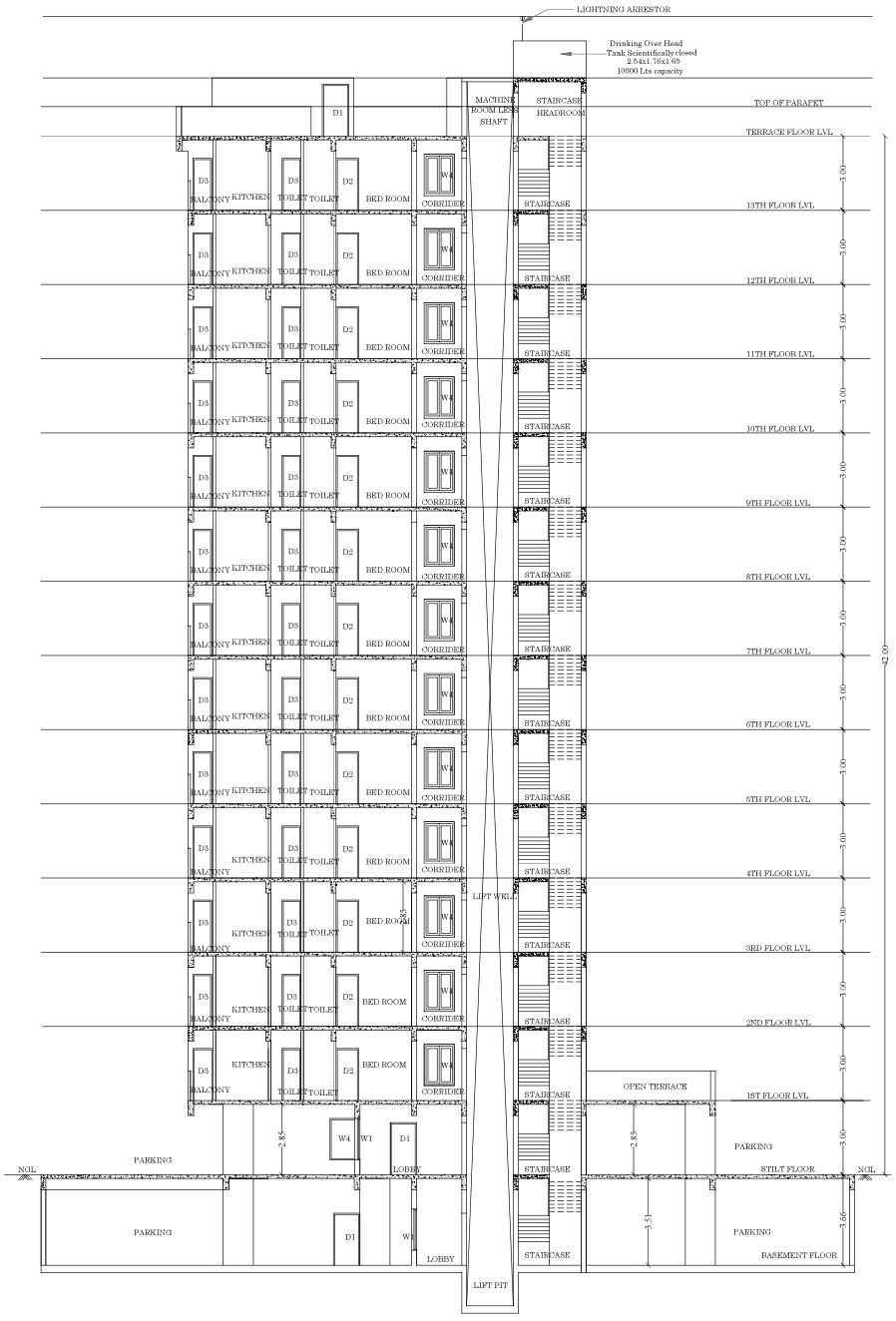
APPLICANT

SHEET NO :11

E
N S
W

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF "RESIDENTIAL APARTMENT BUILDING" IN S.NO :307/1B2A, 1B2B2 AT NILAYUR BIT -1 VILLAGE/PANCHAYAT, THIRUPARANKUNDRAM TALUK, MADURAI DISTRICT.

(SCALE - 1:100)



SECTION - AA'

JOINERY DETAILS:

MD	MAIN DOOR	1.06x2.10
D1	DOOR	1.52x2.10
D2	DOOR	9.14x2.10
D3	DOOR	0.76x2.10
W	WINDOW	3.65x1.52
W1	WINDOW	2.43x1.52
W2	WINDOW	1.82x1.52
W3	WINDOW	1.52x1.52
W4	WINDOW	1.22x1.52
W5	WINDOW	0.91x1.52
W6	WINDOW	0.60x1.52
W7	WINDOW	6.04x1.52
W8	WINDOW	5.20x1.52
W9	WINDOW	5.18x1.52
W10	WINDOW	4.72x1.52
W11	WINDOW	3.30x1.52
V1	VENTILATOR	0.60x0.90
V2	VENTILATOR	1.82x0.90

PROPOSED BUILDING AREA DETAILS

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Area of Eleventh floor	39.60	989.82	1029.42
Area of Twelfth floor	39.60	989.82	1029.42
Area of Thirteen floor	39.60	989.82	1029.42
Area of Head Room	51.52		51.52
Total Proposed Area	4764.95	13683.78	18448.73

Er.R.K.VELMURUGAN
M.E.(Structural Engineering), M.I.E.A.I.V
Quality Auditor - (RQA)
Madurai Local Planning Authority
Reg. No: QA / 51225
R.K.V.Construction
117,Ayaga Mansion,B.B.Kulam,Madurai-2
Cell :98421-41464,95977-81199
E-Mail :rkvelmurugan@gmail.com

QUALITY AUDITOR

K.AJITH KUMAR, M.E.,(Geotechnical Engineering)
Registered Geo-Tech Engineer
Reg. No: GTE 001/2022 (MDTCP)
CGS CONSULTANCY SERVICES
Geo-Tech Engineering Division
6/13, Kamaraj Nagar 4th Street,
Tallakulam, Madurai-625002.

GEO-TECH ENGINEER

N.BALACHANDER.DCE.,
PLAN CENTER
Registration Construction Engineer No:
CE/R-I/2023/07(Year)/LEVEL
No.25, South Street, Near Amma Mess
Tallakulam, Madurai-2 Ph: 8220044943

CONSTRUCTION ENGINEER

K.Cheralathan, B.Arch., M.L.Arch
COA No. - CA/95/18331
CHERALATHAN ASSOCIATES
13, Shanti Enclave
25/71, Venkatakrishna Road,
R.A. Puram, Chennai - 600 028.
Email id : cheral.ca@gmail.com
Mobile : 98410 79430

ARCHITECT

S.DHILIPARAJAN, M.E.,
DTCP, Thanjavur TJ/RRE-I/ 2025/025
Jehovahking Engineering Consultants Pvt. Ltd.,
Second Floor, Plot No.48A, New No.31, 5th Cross
Street, Lakshmi Nagar, Porur, Chennai-600116.
Mob: 9444824742 Mail Id: dhilraj@yahoo.co.in

STRUCTURAL ENGINEER

Er.T.BABU,B.E.,
PLAN CENTER
Registration No:
RE/GR-I/S/2024/07(P)/MADURAI
No.25, South Street, Near Amma Mess
Tallakulam, Madurai - 2
Ph: 8220044943, 9786948414

ENGINEER

APPLICANT



SECTION - BB'

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF "RESIDENTIAL APARTMENT BUILDING" IN S.NO :307/1B2A, 1B2B2 AT NILAYUR BIT -1 VILLAGE/PANCHAYAT, THIRUPARANKUNDRAM TALUK, MADURAI DISTRICT.

(SCALE - 1:100)

JOINERY DETAILS:

MD	MAIN DOOR	1.06x2.10
D1	DOOR	1.52x2.10
D2	DOOR	0.14x2.10
D3	DOOR	0.76x2.10
W	WINDOW	0.60x1.52
W1	WINDOW	2.43x1.52
W2	WINDOW	1.82x1.52
W3	WINDOW	1.52x1.52
W4	WINDOW	1.22x1.52
W5	WINDOW	0.91x1.52
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PROPOSED BUILDING AREA DETAILS

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Area of Head Room	**51.52**		51.52
Total Proposed Area	4764.95	13683.78	18448.73

Er.R.K.VELMURUGAN
M.E.(Struct)&(Geo.Tech.Engg.)
Quality Auditor - (RQA)
National Level Planning Authority
R.No. WC-1/2025
Mobile : 9443141660
11, Ranga Nagar, B.S.Nakri Madurai-2
Cell : 99421-41444, 99977-81199
E-Mail : rkvelmurugan@yahoo.com

QUALITY AUDITOR

K.AJITH KUMAR, M.E.,(Geotechnical Engineering)
Registered Geo-Tech Engineer
Reg.No.TN/2022/GEO/0001(MDT/CP)
DSL CONSULTANCY SERVICES
Geo-Tech Engineering Division
6/13, Kamaraj Nagar 4th Street,
Tallakulam, Madurai-625002.

GEO-TECH ENGINEER

Er.N.M.ALAGANDER.DCE.,
Assistant Executive Engineer
Assistant Commissioner No.
No.37,Arul Shree Vasa enclave Main
Madurai, Tamilnadu-625020.

CONSTRUCTION ENGINEER

K.Cheralathan, B.Arch., M.L.Arch.
COA No. I-CA/S/18331
CHERALATHAN ASSOCIATES
Architects & Interior Designers
20/11, Venkatakrishna Road,
R.A. Puram, Chennai - 600 028.
Email id : cheralas@gmail.com
Mobile : 98410 78140

ARCHITECT

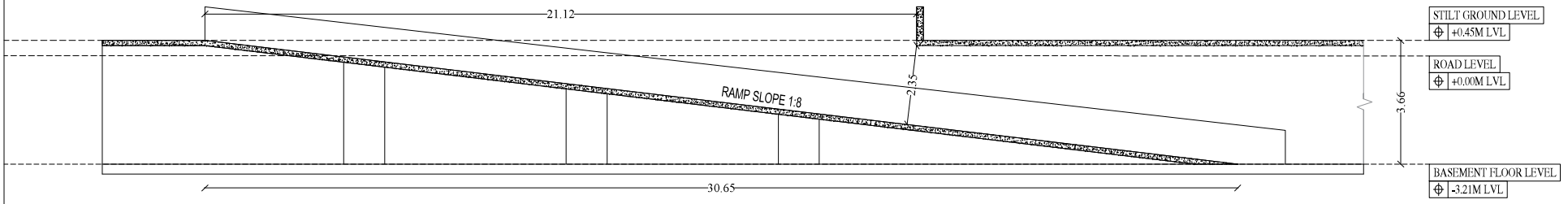
S.DHILIPARAJAN, M.E.,
STUP. Trainee / Artificial Intelligence
Jothivelraj Engineering Consultants Pvt. Ltd.,
Second Floor, Plot No.40A, New No.31, Old Cross
Street, Lakshmi Nagar, Porur, Chennai-600116.
Mob: 9444230154 Mail ID: dhilsmc@yahoo.co.in

STRUCTURAL ENGINEER

Er.T.BABU.B.E.
PLAN CENTER
Approved Valuer
REGR.No.SG/2/2048/DTCP/MADURAI
No.29, South Street, Near Amma Mess
Tallakulam, Madurai - 2
Ph: 9220244943, 9790949414

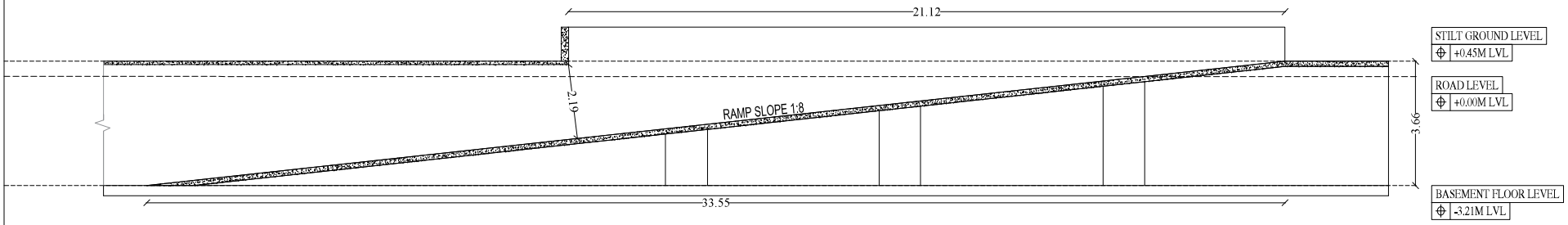
ENGINEER

APPLICANT



SECTION -X

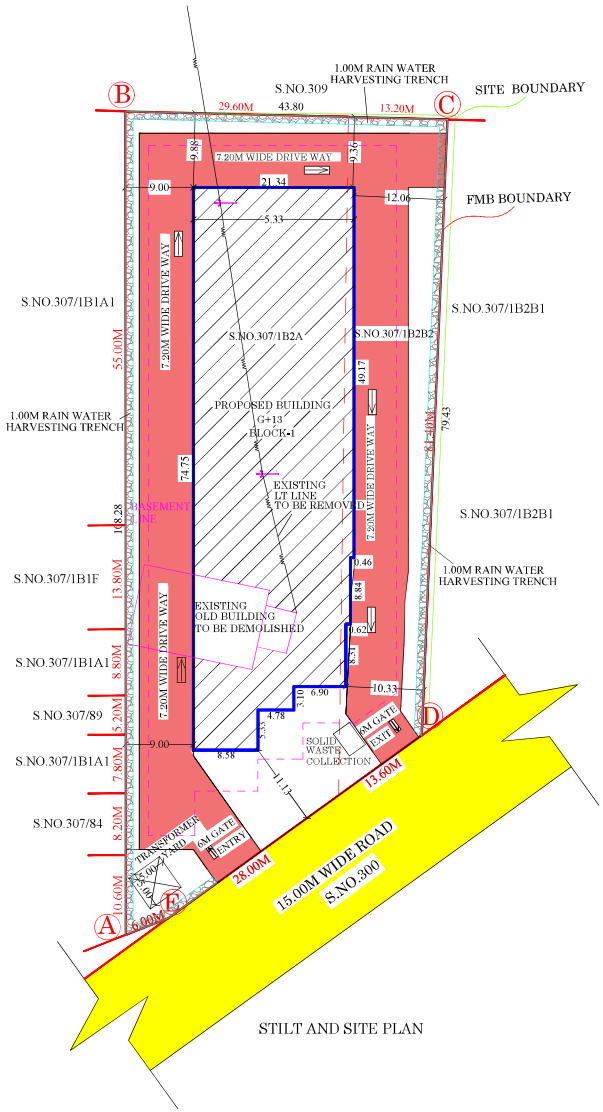
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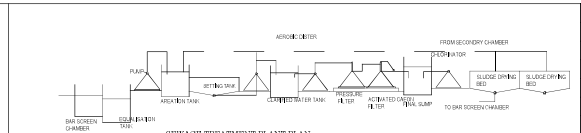


SECTION -Y

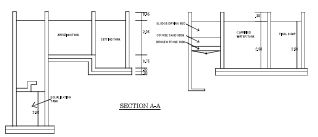
RAMP DETAIL


OHT FOR DRINKING WATER (INTENTIONALLY CLOSED)
OHT FOR FIRE FIGHTING (INTENTIONALLY CLOSED)
OHT FOR FIRE FIGHTING (INTENTIONALLY CLOSED)
LIGHTNING ARRESTOR
STAIRCASE HEADROOM
STAIRCASE HEADROOM
TOP OF LIGHTING ARRESTER
TOP OF OHT
TOP OF PARAPET
TERRACE FLOOR LVL
13TH FLOOR LVL
12TH FLOOR LVL
11TH FLOOR LVL
10TH FLOOR LVL
9TH FLOOR LVL
8TH FLOOR LVL
7TH FLOOR LVL
6TH FLOOR LVL
5TH FLOOR LVL
4TH FLOOR LVL
3RD FLOOR LVL
2ND FLOOR LVL
1ST FLOOR LVL
STILT FLOOR (FORMED GL)
EXISTING GL
1.50
3.00
3.00
3.00

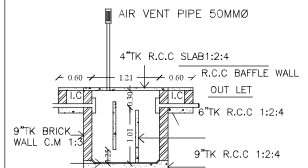


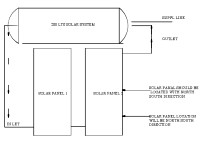


SEWAGE TREATMENT PLANT PLAN
HYDRAULIC FLOW DIAGRAM

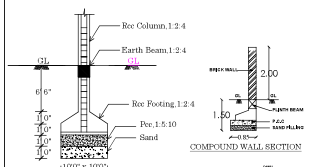


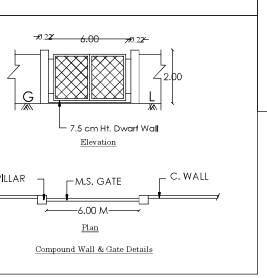
PLAN
SEPTIC TANK DETAILS





200 LTS SOLAR SYSTEM





Compound Wall & Gate Details



TRIAL PIT

REC' RAIN WATER HARVEST PIT

REFERENCE:
SITE BOUNDARY
FMB BOUNDARY
EXISTING ROAD
PROPOSED BUILDING
DRIVE WAY

DWELLING AREA : BLOCK -1	
FIRST FLOOR TO THIRTEEN FLOOR	
UNIT -1	= 70.27 sq.m
UNIT -2	= 66.75 sq.m
UNIT -3	= 66.75 sq.m
UNIT -4	= 63.59 sq.m
UNIT -5	= 66.75 sq.m
UNIT -6	= 63.59 sq.m
UNIT -7	= 69.54 sq.m
UNIT -8	= 69.54 sq.m
UNIT -9	= 69.54 sq.m
UNIT -10	= 69.54 sq.m
UNIT -11	= 69.54 sq.m
UNIT -12	= 69.89 sq.m

NON FSI AREA DETAILS (DUCT)

S.NO	MEASUREMENT	NON FSI SQ.M
DUCT-1	0.81 x 0.46	0.37
DUCT-2	0.81 x 0.46	0.37
DUCT-3	0.81 x 0.46	0.37
DUCT-4	0.81 x 0.46	0.37
DUCT-5	0.81 x 0.46	0.37
DUCT-6	0.81 x 0.46	0.37
DUCT-7 UP TO FIFTH FLOOR	1.21 x 0.89	1.08
DUCT-8	1.88 x 0.61	0.15
DUCT-9	1.88 x 0.41	0.77
DUCT-10	0.51 x 0.91	0.46
DUCT-11	0.91 x 0.36	0.32
DUCT-12	0.51 x 0.81	0.41
DUCT-13	0.91 x 0.46	0.42
DUCT-14	0.51 x 0.81	0.41
DUCT-15	0.91 x 0.46	0.42
DUCT-16	0.51 x 0.91	0.46
DUCT-17	0.91 x 0.36	0.32
DUCT-18	0.51 x 0.81	0.41
DUCT-19	0.91 x 0.46	0.42
DUCT-20	0.51 x 0.81	0.41
DUCT-21	0.91 x 0.36	0.32
DUCT-22 UP TO FIFTH FLOOR	1.82 x 1.73	3.15
TOTAL		43.83

CAR PARKING DETAILS:

NO. OF Car Parking Provided - 90 NOS
Including P.H Parking 2 Nos

TWO WHEELER PARKING DETAILS:

No. of Two Wheeler Parking Required - 188 Nos
No. of Two Wheeler Parking Provided - 200 Nos
Including P.H Parking 16 Nos

SHEET NO :1

SITE PLAN SHOWING THE PROPOSED CONSTRUCTION OF "RESIDENTIAL APARTMENT BUILDING" IN S.NO :307/1B2A, 1B2B2 AT NILAYUR BIT -1 VILLAGE/PANCHAYAT, THIRUPARANKUNDRAM TALUK, MADURAI DISTRICT.

(SCALE - 1:400)

SITE AREA DETAILS

AS PER PATTA AREA - 3937.00 sq.m
AS PER DOCUMENT AREA - 3940.06 sq.m
SUPERIMPOSED AREA - 3935.12 sq.m

JOINERY DETAILS:

MD	MAIN DOOR	1.06x2.10
D1	DOOR	1.52x2.10
D2	DOOR	9.14x2.10
D3	DOOR	0.76x2.10
W	WINDOW	3.65x1.52
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Area of Twelfth floor	39.60	989.82	1029.42
Area of Thirteen floor	39.60	989.82	1029.42
Area of Head Room	51.52		51.52
Total Proposed Area	4764.95	13683.78	18448.73

PLOT COVERAGE = $\frac{1489.23}{3935.12}$ X100 = 37.84%

FLOOR SPACE INDEX= $\frac{13683.78}{3935.12}$ = 3.47 > 2.50

PREMIUM FSI = 0.97 (3823.35 SQ.M)

Er.N.BALACHANDER,DCE., PLAN CENTER Plot No.C-20, Ground Floor, Near Amma Mess Thalaiyan, Madurai - 625002	Er.R.K.VELMURUGAN ME.(Struct),M.Sc.Rec.E.M.E.M.I.E Quality Auditor - (BQA) Madurai Local Planning Authority Reg. No: QA 1 /2025 R.K.V.Construction 117,Periya Mansion,B.B.Kulam,Madurai-2 Cell: 9842141464,9597781999 E-Mail :rkvelmeie@gmail.com	S.DHILIPARAJAN, M.E., 01/28, Thangavel T.NAGAR-2 - 28250282 Jothinivaidhiya Engineering Consultants Pvt. Ltd., Ground Floor, Plot No.49A, New No.37, 6th Cross Street, Lakshmi Nagar, Porur, Chennai-600116. Mob: 9444224764 Mail:jhr_chennai@yahoo.co.in	
CONSTRUCTION ENGINEER	QUALITY AUDITOR	STRUCTURAL ENGINEER	
K.AJITH KUMAR, B.E.,(Geotechnical Engineering) Registered Geo-Tech Engineer Reg. No: GTE 001/2022 (MDTCP) COS CONSULTANCY SERVICES Geo-Tech Engineering Division 6/13, Kamaraj Nagar 4th Street, Tallakulam, Madurai-625002.	K Cheralathan, B Arch., M L Arch COA No. - CA/58/18331 CHERALATHAN ASSOCIATES 13, Shanti Enclave 25/710, Venkatakrishna Road, R.S. Puram, Chennai - 600 028. Email id : cheral.cai@gmail.com Mobile : 98410 79430	Er.T.BABU,B.E., PLAN CENTER Registration No: RB/GR-I/522/2024/DTCP/MADURAI No.28, South Street, Near Amma Mess, Tallakulam, Madurai - 2 Ph: 8220044543, 9789494414	
GEO-TECH ENGINEER	ARCHITECT	ENGINEER	APPLICANT

Signature valid Signature valid

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.