

From

The Member Secretary,
Madras Metropolitan
Development Authority,
Thalamuthu Natarajan Building,
No.8, Gandhi Irwin Road,
Madras.600 008.



To

Thiru: B. Balaveleyudham
108 Poonamallee High R.
Ms. Ek.

Ir.No. B2/3354/90 Dated: 4/90

Sir,

Sub: MMDA. PP. Comby of GF+MF+3F residential
building at R.S.No 97/6 S.No 45 College road
Mungambakkam Ms. DC - SD remittance req - reg

Ref: PDA dt 13.2.90

The planning permission application received in
the reference cited for the construction of residential flats
GF+MF+3F residential building at R.S.No 97/6 S.No 45
College road Mungambakkam Ms was examined and
considered for further process

subject to the following conditions stipulated by virtue of
provisions available under DCR 2b(ii).

i) The construction shall be undertaken as per
sanctioned plan only, and no deviation from the plans should
be made without prior sanction. Any deviation done violating
the DCR is liable to be demolished.

ii) A professionally qualified Architect Registered
with Council of Architects or Class-I Licensed Surveyor shall
be associated with the construction work till it is completed;
their names/addresses and consent letters should be furnished.

iii) A report in writing shall be sent to Madras
Metropolitan Development Authority by the Architect or Class-I
Licensed Surveyor who supervise the construction just before
the commencement of the rection of the building as per the
sanctioned plan. Similar report shall be sent to Madras
Metropolitan Development Authority when the building has
reached upto plinth level and therefore every three months
at various stages of the construction/development, certifying
that the work so far completed is in accordance with the
approved plan. The Licensed Surveyor and Architect shall
inform this Authority immediately if the contract between
him/them and the owner/developer has been cancelled, or the
construction is carried out in deviation to the approved plan.

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iv) The owner shall inform Madras Metropolitan Development Authority of any change of the Licensed Surveyor/Architect. The newly appointed Licensed Surveyor/Architect shall also conform to MMDA that he has agreed for supervising the work under reference and intimate the stage of construction at which he has taken over. No construction should be carried on during the period is intervening between the exit of the previous Architect/Licensed Surveyor and entry of the new appointee.

v) On completion of construction the applicant shall intimate MMDA and shall not occupy the building or permit it to be occupied until a completion certificate is obtained from Madras Metropolitan Development Authority.

vi) While the applicant makes application for service connection such as Electricity, water supply, sewerage he should enclose a copy of the completion certificate issue by MMDA along with his application to the concerned Department/Board/Agency.

vii) When the site under reference is transferred by way of sale/lease or any other means to any person before completion of the construction, the party shall inform MMDA of such transaction and also the name and address of the persons to whom the site is transferred immediately after such transaction and shall bind the purchaser to these conditions of the planning permission.

viii) In the open space within the site, trees should be planted and the existing trees preserved by to the extent possible.

ix) If there is any false statement, suppression or any misrepresentation of facts in the application, planning permission will be liable for cancellation and the development made, if any will be treated as unauthorised;

x) The new buildings should have mosquito proof overhead tanks and wells.

xi) The sanction will be void abintio if the conditions mentioned above are not completed with;

2) The applicant is requested to

2) a) Communicate acceptance of the above conditions



2 (b) Remit a sum of Rs. ³⁻ 2,900/- (Two thousand nine hundred only)

..... towards Develop-
ment charge for land and building and a sum of
Rs. 300/- (Three hundred only) towards Sovereignty charge
and a sum of Rs. 2,500/- (Twenty seven thousand
four hundred only)

towards Security Deposit which is refundable without
interest after two years from the completion and occupa-
tion of the building. If there is any deviation viola-
tion/change of use to the approved plan, the Security
Deposit will be forfeited. The Development charge,
Security Deposit/Scrutiny charge/S.D. for septic tank
for upflow filter may be remitted in two/three/four
separate Demand Drafts of any nationalised banks in
Madras drawn in favour of the Member Secretary, MMDA
at the cash counter of the MMDA within ten days on
receipt of this letter and produce the challan.

(c) Furnish the information and letter of undertaking
as required under 2(ii) and (iii) above.

(d) Give an undertaking in Rs.5/- stamp paper attested
by the Notary Public (A copy of the format is
enclosed herewith).

(e) I enclosed herewith a copy of format for display of
particulars for MSB/Special Buildings and request you
to display the details at the site which is compulsory.

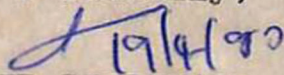
(f) Furnish sketch of RP by showing the ht of building
as 14.37m

3 (a) The acceptance by the Authority of the prepayment
of the Development charge shall not entitle the person to
the planning permission but only the refund of the Develop-
ment charge in case of refusal of the permission for non-
compliance of the conditions stated in para-2 above or any
other person, provided the construction is not commenced
and claim for refund is made by the applicant.

(b) Before remitting the Development charge, the appli-
cant shall communicate acceptance of the conditions stated
in 2(i) to (xi) above and furnish the informations and
letters of undertaking as required under 2(ii) and (iii)
above, and get clearance from the officials concerned in
MMDA.

On receipt of the above papers, action will be
taken to issue planning permission.

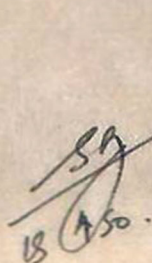
Yours faithfully,


for MEMBER SECRETARY

Encl.: As in C, D & E above

Copy to

1. The Commissioner,
Corporation of Madras, Madras.3.
2. The Senior Accounts Officer,
MMDA, Madras.8.


18/10/90