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From

THIRU PAVAN RAINA, I.A.S.,
Member-Secretary,
Madras Metropolitan
Development Authority,
No.8, Gandhi-Irwin Road,
Egmore, Madras-600 008.

To Thom. K. Gropalan Na 37/8, pillaryan koil sto. Jafukhanpet, madro-95.

Letter No.

· B1/20389/92

Dated: 9.10-92

Sir.

Sub: MMDA - APU - Construction of Residential/Commercial Building at
S.No. 209 / D.C., Door No. 37/B.
Pillough Court of D.C., S.C., S.D.,
Remittance of D.C., S.C., S.D.,
Requested - Regarding.

Ref: Your PPA Received on 24.08.92.

The Planning Permission Application received in the reference cited for the additional construction of Residential flats/Commercial building at the above site under reference was examined and considered to process further subject to Metro dater Clearance and 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.
- Metropolitan Development Authority by the
  Architect or Class-I Licensed Surveyor who
  supervise the construction just before the
  commencement of the erection 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

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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.

- 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 MMDs 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 untill 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 MMDs 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 Permissions.
- 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 of the conditions mentioned above are not complied; with:

- 2. The applicant is requested to --
- a) Communicate acceptance of the above conditions.
- b) Remit a sum of Rs. 2200/ (Rupers Two thousand two hundred only)

  Development Charge for land and building and a sum of Rs. 12,000/ (Rupers Twelve thousand only)

  towards S. D., septe tank for upflue filter and serm

  9 80 35,000/ (Rupers Thirty fire thousand only)

towards Security Deposit which is refundable without interest after two years from the completion and occupation of the building. If there is any deviation violation/change of use to the approved plan, the Security Deposit will beforfeited. The Development Charge/Security Deposit/Security Charges/S.D.

Septic Tank for upflow filter may be remitted in two/three/feur & parate demand drafts of any nationalised banks in Madras drawn in favour of the Member-Secretary, Madras Metropolitan Development Authority 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 for details at the site which is compulsory.

(1) Final approve will be given i ssued on reget 1 Mwc.

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 Development-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 Development Charge, the applicant shall communicated acceptance of the conditions stated in 2(i) to (ii) above and furnish the information and letters of undertaking as required under 2(ii) and (iii) above, and get clearance from the officials concerned in MMDA.

4. 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 & f above.

Copy to: 1. The Commissioner, Corporation of Madras, Madras-3.

> The Senior Accounts Officer, Accounts (Main) Division, MMDA., Madras-8.

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