

From The Member-Secretary,
Chennai Metropolitan Corporation
Development Authority,
8, Gandhi-Irwin Road,
Chennai: 600 003.

To The Commissioner,
Ripon Building, Chennai: 600 003.

Letter No. B/5824/99
Dated: 29.12.99.

Sub: CMDA - Planning Permission - Proposed construction of 3 Blocks each Block Ground Floor + 3 Floor Residential Building total 62 Dwelling Unit and Departmental Store, at New Door No. 65 Valluvar Street, Koyambedu, Chennai T.S.No. 55, 56, Block No. 55, Koyambedu Approved.

- Ref: 1. PPA received on 25.3.99 in SBC No. 197/99
2. Revised Plan dated 11.10.99 and 16.11.99
3. This office Lr.No. B/5824/99, dt. 4.11.99
4. Applicants letter received dated 16.11.99.

The planning permission application/revised plan received in the reference first and second cited for the construction of 3 Blocks each Block Ground Floor + 3 Floor Residential Building total 62 Dwelling Unit and Departmental Store at New Door No. 65 Valluvar Street, Koyambedu, Chennai, T.S.No. 55, 56, Block No. 55 of Koyambedu has been approved subject to the conditions incorporated in the reference third cited.

2. The applicant has accepted to the conditions stipulated by CMDA vide in the reference fourth cited and has remitted the necessary charges in Challan No. 2659, dated 16.11.99 including Security Deposit for building Rs. 2,12,000/- (Rupees two lakhs and twelve thousand only) and Display Deposit of Rs. 10,000/- (Rupees ten thousand only) in Cash.

3. a) The applicant has furnished a Demand Draft in favour of Managing Director, Chennai Metropolitan Water Supply and Sewerage Board for a sum of Rs. 2,68,700/- (Rupees two lakhs sixty eight thousand and seven hundred only) towards Water Supply and Sewerage Infrastructure Improvement Charges in his letter dated 16.11.99.

b) With reference to the sewerage system the promoter has to submit the necessary sanitary application directly to Metro Water and only after due sanction he/she can commence the internal sewer works.

c) In respect of water supply, it may be possible for Metro Water to extend water supply to a sum single sump for the above premises for the purpose of drinking and cooking only and confined to 5 persons per dwelling at the rate of 10 lpcd. In respect of requirements of water for other uses, the promoter has to ensure that he/she can make alternate arrangements. In this case also, the promoter should apply for the water connection, after approval of the sanitary proposal and internal works should be taken up only after the approval of the water application. It shall be ensured that all wells, overhead tanks and septic tanks are hermetically sealed off with properly protected vents to avoid mosquito menace.

4. Two sets of approved plans numbered as Planning Permit No. B/27204/348/99 A to D dated 29.12.99 are sent herewith. The Planning Permit is valid for the period from 29.12.1999 to 28.12.2002.

5. This approval is not final. The applicant has to approach the Chennai Corporation for issue of building permit under the Local Body Act, only after which the proposed construction can be commenced.

Yours faithfully,
for MEMBER-SECRETARY.

Encl:

- 1. Two sets of approved plans.
- 2. Two copies of Planning Permit.

Copy to:

- 1. Thiru Vishnu Prasad Reddy, Power Agent, H1, Touch Stone Apartment, No.10, Vasu Street, Kilpauk, Chennai:600 010.

- 2. The Deputy Planner, Enforcement Cell, CMDA, Chennai-8 (with one copy of approved plan)

- 3. The Member, Appropriate Authority, 108, Mahatma Gandhi Road, Nungambakkam, Chennai:600 034.

- 4. The Commissioner of Income-tax, No.108, Mahatma Gandhi Road, Nungambakkam, Chennai:600 108.

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3. The applicant has accepted to the conditions stipulated by CMDA vide in the reference fourth cited and has remitted the necessary charges in Cash. The applicant has furnished a Demand Draft in favour of Managing Director, Chennai Metropolitan Water Supply and Sewerage Board for a sum of Rs.2,68,700/- (Rupees two lakhs eight thousand and seven hundred only) towards water supply and sewerage infrastructure improvement charges in his letter dated 10.11.99.

(a) The applicant has furnished a Demand Draft in favour of Managing Director, Chennai Metropolitan Water Supply and Sewerage Board for a sum of Rs.2,68,700/- (Rupees two lakhs eight thousand and seven hundred only) towards water supply and sewerage infrastructure improvement charges in his letter dated 10.11.99.

(b) With reference to the sewerage system the promoter has to submit the necessary sanitary application directly to Metro Water and only after due sanction he/she can commence the internal sewer works.

(c) In respect of water supply, it may be possible for the promoter to extend water supply to a single pump for the premises for the purpose of drinking and cooking only and not for other purposes. The rate of 10 lpcd. in respect of requirements of water for other uses, the promoter has to ensure that he/she can make alternate arrangements. In this case also, the promoter should apply for the water connection after approval of the sanitary proposal and internal works should be taken up only after the approval of the water application. It shall be ensured that all wells, overhead tanks and septic tanks are hermetically sealed or with properly protected vents to avoid mosquito menace.

31/12/99

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