

From  
The Member-Secretary,  
Chennai Metropolitan  
Development Authority,  
No.1, Gandhi-Irwin Road,  
Egmore, Chennai-600 008.

To  
The Commissioner,  
Corporation of Chennai,  
Ripen Buildings,  
Chennai-600 003.

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Letter No.B1/16756/2002, dated:09-12-2002  
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Sir,  
Sub: CMDA - Planning Permission - Construction of Stilt Parking Floor+3F+4F part residential building with 11 dwelling units at Door No.95, Karpagam Avenue (opp.Santhome High Road), R.S.No.4297/1 (as per document) R.S.No.4297/8, Block No.95 (as per patta), Mylapore, Chennai - Approved - Regarding.

- Refs: 1. PPA received in SEC No.413/2002, dated 15-05-2002.  
2. This Office Lr.even No. dated 31-10-2002.  
3. Revised Plan received on 03-12-2002.

The Planning Permission Application and Revised Plan received in the reference 1st and 3rd cited for the construction of Stilt Parking Floor + 3 Floor + 4th Floor part residential building with 11 dwelling units at Door No.95, Karpagam Avenue (Opp. Santhome High Road), R.S.No.4297/1 (as per document), R.S.No.4297/8, Block No.95 (as per patta), Mylapore, Chennai has been approved subject to the conditions incorporated in the reference 2nd cited.

2. The applicant has accepted to the conditions stipulated by CMDA vide in the reference 2nd cited and has remitted the necessary charges in Challan No.15107, dt.22-11-2002 including Security Deposit for building Rs.1,10,000/- (Rupees one lakh ten thousand only) and Security Deposit for Display Board 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.1,38,000/- (Rupees one lakhs thirty eight thousand only) towards Water Supply and Sewerage Infrastructure Improvement charges in his letter dt.22-11-2002.

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 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 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 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 hermitically sealed of with properly protected vents to avoid mosquito menace.

4. Non provision of Rain Water Harvest Structures as shown in the approved plans to the satisfaction of the Authority will also be considered as a deviation to the approved plans and violation of Development Control Rule, and enforcement action will be taken against such development.

5. Two sets of approved plans numbered as Planning Permit No. B/Spl. Bldg./416 A to B/2002, dated 09-12-2002 are sent herewith. The Planning Permit is valid for the period from 09-12-2002 to 08-12-2005.

6. 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.

- Encls:-
1. Two sets of approved plans.
  2. Two copies of planning permit.

Copy to:-

- 1) Tvl. J.K. Clubwala & others,  
95, Karpagam Avenue,  
(Opp. Santhome High Road),  
Santhome, Chennai-600 004.
- 2) The Deputy Planner,  
Enforcement Cell,  
CMDA, Chennai-600 008.  
(with one copy of approved plan)
- 3) The Member,  
Appropriate Authority,  
108, Mahatma Gandhi Road,  
Nungambakkam, Chennai-34.
- 4) The Commissioner of Income-Tax,  
168, Mahatma Gandhi Road,  
Nungambakkam,  
Chennai-600 034.

sr.9/12.