

From

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

To

The Commissioner,
Corporation of Chennai,
Ripon Buildings,
Chennai-600 003.

Letter No.B3/26855/2002, dated: 17-12-2002

Sir,

Sub: CMDA - Planning Permission - Proposed construction of G^F+1F+2F (pt)+3F(pt) (Departmental store+29 dwelling units) building at Door No.110A, 110B and 111, New No.83 & 84, Konnur High Road, Ayanavaram, Chennai-23, T.S.No.26/3 and 26/4, Block No.26, Ayanavaram, Chennai - Approved - Regarding.

Ref: 1. PPA received in SEC No.609/2002, dated 24-07-2002.

2. This Office Lr.even No. dt.31-10-2002.

3. Revised Plan received dated 29-11-2002.

4. Condition acceptance letter dated 29-11-2002.

The Planning Permission Application and Revised Plan received in the reference 1st and 3rd cited for the proposed construction of Ground + First + Second Floor (part) + Third Floor (part) (Departmental Store + 29 dwelling units) residential building at Door Nos.110A, 110B, and 111, New No.83 and 84, Konnur High Road, Ayanavaram, Chennai-23, T.S.No.26/3 and 26/4, Block No.26, Ayanavaram has been approved subject to conditions incorporated in the reference 2nd cited.

2. The applicant has accepted to the conditions stipulated by CMDA vide in the reference 4th cited and has remitted the necessary charges in Challan No.B-15324, dated 29-11-2002 including Security Deposit for building Rs.1,18,000 (Rupees one lakh eighteen 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 Sewerage Board for a sum of Rs.1,48,900/- (Rupees one lakh forty eight thousand nine hundred only) towards Water Supply and Sewerage Infrastructure Improvement charges in his letter dated 29-11-2002.

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 case also, the promoter should apply for the water connection after approval of the sanitary proposal and internal works be taken up only after the approval of the water application. It shall be ensured that all wells, overhead tanks and tanks are hermetically sealed off with properly protect 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 copies/sets of approved plans numbered as Planning Permit No. P/Spl.Bldg./428 (A to D)/2002, dated 17-12-2002 are sent herewith. The Planning Permit is valid for the period from 17-12-2002 to 16-12-2005.

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,

A. Sathya

FOR MEMBER-SECRETARY.

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

Copy to:-

- 1) Thiru R.N. Jayaprakash, M.D., (CPA),
P.H. of Krithivasan & Mrs. P.M. Hari,
M/s. Agni Estates (P) Limited,
25, North Mada Street,
Mylapore, 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. 18/12.