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

To
The Commissioner,
St.Thomas Mount Panchayat
Union at Chitlapakkam,
Chennai-600 064.

Letter No.B1/19791/2003, dated:04-06-2004

Sir,

Sub: CMDA - Area Plans Unit - Planning Permis-
sion - Proposed construction of Group
Development comprising of Stilt Parking
Floor+4F (2 Blocks) and Stilt+2F+3rd floor
part in one block with 58 dwelling units
in total at Plot No.5/360, Old Mahabali-
puram Road, Old S.No.282, S.Nos.282/1A3,
1A4, 1A5 and 282/1A6 of Okkiam Thorai-
pakkam, Tambaram Taluk, Kancheepuram
District - APPROVED.

- Ref: 1. PPA received in SBC No.627/2003, dated
28-07-2003.
2. T.O.Lr.even No. dated 28-07-2003 30-1-2004.
3. T.O.Lr.even No. dated 25-02-2004.
4. Applicant's letter dated 23-03-2004 and
the B.G.No.IG No.48/2004, dated 5-4-2004
received on 25-05-2004.

-:-:-

The Planning Permission Application and Revised Plan received in the reference 1st and 2nd cited for the proposed construction of Group Development comprising of Stilt parking Floor + 4 Floors (2 Blocks) and Stilt + 2 Floors + 3rd Floor part in one block with 58 dwelling units in total at Plot No. 5/360, Old Mahabalipuram Road, Old Survey No.282, Survey Nos. 282/1A3, 1A4, 1A5 and 282/1A6 of Okkiam Thoraipakkam, Tambaram Taluk, Kancheepuram District has been approved subject to the conditions incorporated in the reference 3rd cited.

2. The applicant has accepted to the conditions stipulated by CMDA vide in the reference 3rd cited and has remitted the necessary charges in Challan No.30709, dated 17-03-2004 and Cash Bill No.32808, dated 25-05-2004 including Regularisation Charges for Building Rs.32,000/- (Rupees thirty two thousand only) Security Deposit for Display Board of Rs.10,000/- (Rupees ten thousand only), Open Space Reservation charges of Rs.7,20,000/- (Rupees seven lakhs twenty thousand only) and Security Deposit for Septic Tank and Upflow Filter of Rs.58,000/- (Rupees fifty eight thousand only) in cash and furnished a Bank Guarantee No. LG No.48/2004, dated 05-04-2004 from Indian Overseas Bank, Commercial and Institutional Credit Branch, Chennai for Security Deposit for proposed development of Rs.4,04,000/- (Rupees four lakhs four thousand only) as ordered in the W.P. M.P.No.7111 of 2004 in W.P.No.6063 of 2004, dated 12-03-2004. This Bank Guarantee is valid till 04-04-2009.

3. The Local Body is requested to ensure Water Supply and Sewerage disposal facility for the proposal before issuing building permit.

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 Rules and enforcement action will be taken against such development.

5. Two sets of approved plans numbered as Planning Permit No.B/Spl.Bldg./276 A to F/2004, dated 04-06-2004 are sent herewith. The Planning Permit is valid for the period from 04-06-2004 to 03-06-2007.

6. This approval is not final. The applicant has to approach the Panchayat Union for issue of Building Permit under the Local Body Act, only after which the proposed construction can be commenced.

Yours faithfully,

M. S. Srinivasan
4/6/04

FOR MEMBER-SECRETARY.

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

Copy to:-

1) THIRU A. NIRMAL GADHIYA (POA),
M/s. Deccan Estates & Construction Limited,
No.24, Dr. B.N. Road,
T. Nagar, Chennai-600 017.

2) The Deputy Planner,
Enforcement Cell (South),
CMDA, Chennai-600 008.
(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.168, Mahatma Gandhi Road,
Nungambakkam, Chennai-600 034.

3. The local body is requested to ensure water supply and sewerage disposal facility for the proposal before issuing building permit.

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 Rules and enforcement action will be taken against such development.