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10/2/04

4/2

(26100 to 26550) 2003

(2)

WITHIN CHENNAI CITY



From
The Member Secretary,
Chennai Metropolitan
Development Authority,
No.1, Gandhi Irwin Road,
Egmore, Chennai-8.

To
The commy.,
corpⁿ of Chennai
ch-3.

Letter No. B₂/26509/03

Dated: 10/2/04

Sub: CMDA - Planning Permission - Proposed constn of stilt
cum G.P.(pt) + 3 floors + 4th floor (pt) residential building with 8 d.u's
at old dr. no 42, New dr. no 56, Kamaraj
T.S. No 87/1,86/3 Avenue First street, Adyar, old S. No 24/1 pt,
Block no 9 Ref: 1) PPA received on 24.9.03 in SBC no 862/2003 dt.
Pallipattu 2) T.O. dt. of even no dt. 18.12.2003
village, Chennai 3) Appt's lrs dt. 21.11.03, 29.12.03, 9.10.04
Appd - Reg. dt. 10/2/04

DESPATCHED

The Planning Permission Application/Revised Plan received in the
reference cited for the construction/development of stilt cum G.P. 3 floor
building with eight dwelling units at old dr. no 42, New dr. no 56,
Kamaraj Avenue First street, Adyar, old S. No 24/1 pt, T.S. No 87/1,86/3,
Block no 9, Pallipattu village, Chennai
has been approved subject to the conditions incorporated in the reference.

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. B 28242
dated including Security Deposit for building Rs. 65,000/= (Rupees ^{dt. 30.12.03}
sixty five thousands only) in cash. and furnished bank
Guarantee No. _____
dt. _____ from _____
Bank and S.D. for display board Rs 10,000/= (Rupees ten thousands only) as ordered in the
W.P.No. _____ dt. _____ This Bank Guarantee is
valid till _____

3.a) The applicant has furnished a demand draft in favour of Managing Director,
CMWSSB, for a sum of Rs. 82,000/= (Rupees eighty two thousands
only) towards Water Supply and Sewerage Infrastructure Improvement charges in
his letter dated 29.12.03.

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 single sump for the above premises for purpose of drinking and cooking only and confined to 5 persons per dwelling at the rate of 10 lpcd. In respect of requirement 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 walls, overhead tanks and septic tanks are hermetically sealed off with properly protected vents to avoid mosquito menace.

d) 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.

B/spl. Lmbkng 5) Two copies/sets of approved plans numbered as Planning Clearance No. 63/2004 dated 10/2/04 are sent herewith. The Planning Permit is valid for the period from 10/2/04 to 9-2-07

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.

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

Copy to:-

1. Mr. T. Chittibabu,
22, Second Street,
Nehru Nagar, Adyar,
Ch - 20.

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

3. The Member,
Appropriate Authority,
No.108, Mahatma Gandhi Road,
Nungambakkam, Chennai-34.

4. The Commissioner of Income-Tax,
Appropriate Authority,
No.108, Mahatma Gandhi Road,
Nungambakkam, Chennai-34.