

From



To

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

The Commissioner,
Corporation of Chennai,
Rippon Building,
Chennai-600 003.

Letter No.B2/40991/2003, Dated:19.5.2004.

Sir,

Sub: CMDA - Planning Permission - Proposed construction of Stilt cum Ground Floor (part) plus four floors Residential building with 12 dwelling units at Old Door No.7, New Door No.12, First Trust Link Street, Mandaveli, Chennai-28, R.S. No.4311/152, Block No.97, Mylapore Division Approved - Regarding.

Ref: 1. PPA received on 16.12.2003 in SBC No.1134.

2. This office letter even No. dated.23.3.2004.

3. Applicants letter dated.23.3.2004 & 15.4.2004.

4. This office letter even No.dated. 29.4.2004.

5. Applicant M/s xs Real properties (p) Ltd letter dated.5.5.2004.

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K. K. K.
The Planning Permission Application/ Revised Plan received in the reference cited for the construction of Stilt cum Ground Floor (part) + Four Floors Residential building with 12 dwelling units at Old Door No.7, New Door No.12, First Trust Link Street, Mandaveli, Chennai-28. R.S.No.4311/152, Block No.97, Mylapore Division 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 fifth cited and has remitted the necessary charges in Challan No.B 32262 dated. 4.5.2004 including Security Deposit for building Rs.87,000/- (Rupees Eighty seven thousand only) and Security Deposit for Display Board of Rs.10,000/- (Rupees Ten thousand only) and Development Charge Rs.21,000/- (Rupees Twenty one 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.1,11,500/- (Rupees One Lakh Eleven thousand and five hundred only) towards Water Supply and Sewerage Infrastructure Improvement charges in his letter dated.

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 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

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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 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 Rules and enforcement action will be taken against such development.

5) Two copies/sets of approved plans numbered as Planning Permit No.B/Special Building/243/2004 dated. 19.5.2004 are sent herewith. The Planning Permit is valid for the period from 19.5.2004 to 18.5.2007.

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,

M.K. Krishnamoorthy
for MEMBER-SECRETARY. 19/5/04

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

Copy to:

1. M/s XS Real Properties (P) Ltd,
No.10, South Mada Street,
Srinagar Colony,
Saidapet, Chennai-600 015.

2. The Deputy Planner,
Enforcement Cell (South)
CMDA, Chennai-600 003.
(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,
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