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To

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

The Commissioner,
Corporation of Chennai,
CHENNAI - 600 003.

Letter No.B3/5482/2003

Dated: 31-7-2003

Sir,

Sub: CMDA - Planning permission - Proposed
construction of Stilt floor + 4 floors
of two residential blocks with 20 dwelling
units at T.S.No.47/65part and 47/76,
Block No.9C, TAS Chellaya Road, Naduvakkarai
village, Anna Nagar, Chennai - Approved
Regarding.

- Ref: 1. PPA received on 26-2-2003 in SBC.No.172/2003
2. This office Lr. even No. dt.1-7-2003
3. Applicant letter dt.23-7-2003 along with
revised plans.

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The planning permission application/Revised plan received in the reference first and 4th cited for the construction of Stilt floor + 4 floors two residential blocks with 20 dwellings unit at T.S.No.47/65part and 47/76, Block No.9C, TAS Chellaya Road, Naduvakkarai village has been approved subject to the conditions incorporated in the reference second cited.

2. The applicant has accepted to the conditions stipulated by CMDA vide in the reference third cited and has remitted the necessary charges in Challan No.22811, dt.22-7-2003 Development charge for land and building Rs.45,000/- (Rupees Forty five thousand only) Regularisation charges Rs.38,000/- (Rupees Thirty eight thousand only) and Security Deposit for Display Board of Rs.10,000/- (Rupees Ten thousand only), Security Deposit for building Rs.1,85,000/- (Rupees One lakh and eighty five thousand only).

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.2,34,400/- (Rupees Two lakhs thirty four thousand and four hundred only) towards water supply and sewerage infrastructure improvement charges in his letter dated 23-7-2003.

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 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 DCR, and enforcement action will be taken against such development.

5. Two sets of approved plans numbered as Planning permit No1B/spl.building/342 A to C/2003, dated 31-7-2003 are sent herewith. The planning permit is valid for the period from 31-7-2003 to 30-7-2006.

6. This approval is not final. The applicant has to approach Chennai Corporation for issue of building permit under the Local Body Act, only after which the proposed construction can be commenced.

Yours faithfully,

A. Selva
for MEMBER SECRETARY.

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

Copy to: 1. Thiru Ninon Mathew,
GPA holder for
TAS Ramamurthy,
No.6C, Galve Chetan,
No.808, Poonamallee High Road,
Kilpeak, Chennai -10

2. The Deputy Planner,
Enforcement Cell,
CMDA, Chennai -8
(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 -34.

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