



From

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

To

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

Letter No.B1/15247/2004

Dated: 31-8-2004

Sir,

Sub: CMDA - Planning permission - Proposed
construction of Stilt parking floor +
4 floors Office building at Door No.91,
G.N.Chetty Road, Old S.No.85part, T.S.
Nos.7160/3 & 7160/5, Block No.117 of
T.Nagar, Chennai - Approved - Regarding.

- Ref: 1. PPA received in SBC.No.481/2004, dt.21-5-2004
 2. Revised plan received on 28-7-2004
 3. This office Lr. even No. dt.17-8-2004
 4. Applicant's letter dated 25-8-2004.

Handwritten initials: J.M. and a date 20/8/04.

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The planning permission application/Revised plan received in the reference 1st & 2nd cited for the proposed construction of Stilt parking floor + 4 floors Office building at Door No.91, G.N. Chetty Road, Old S.No.85part, T.S.Nos.7160/3 & 7160/5, Block No.117, T.Nagar, Chennai 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.35566, dated 26-8-2004 including Security Deposit for building Rs.68,000/- (Rupees Sixty eight 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 and Sewerage Board for a sum of Rs.85,000/- (Rupees Eighty five thousand only) towards Water supply and Sewerage Infrastructure Improvement charges in his letter dated 25-8-2004.

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 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 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 Development Control Rules and enforcement action will be taken against such development.

5. Two copies of approved plans numbered as planning permit No.B/spl.building/439/2004, dated 31-8-2004 are sent herewith. The planning permit is valid for the period from 31-8-2004 to 30-8-2007.

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. Milani
8/9/04

for MEMBER SECRETARY.

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

Copy to: 1. Thiru M. Balasubramaniam (POA)
The Director,
M/s Luvestwall property Services Ltd.,
705, Spencer Plaza,
769, Anna Salai, Chennai - 2

2. The Deputy Planner,
Enforcement Cell (S)
CMDA, Chennai - 3.
(with one copy of approved plan)

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

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

cms/7-9

(c) In regard of water supply, it may be possible for Metro water to extend water supply to a single unit 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 regard 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 industrial works should be taken up only after the approval of the water connection. It shall be ensured that all the overhead tanks and water tanks are hermetically sealed off with properly protected vents to avoid mosquito menace.