

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

To
The Commissioner,
Corporation of Chennai,
Ripon Buildings,
Chennai-600 003.



Letter No.B2/14195/2004, dated:25-06-2004

Sir,
Sub: CMDA - Planning Permission - Proposed construction of Residential Building Stilt/GF(pt)+3F+4th Floor part with 11 dwelling units at Plot No.C202 and C203, Old Door No.2&3, @ Old New No.6 & 8, 41st Street, Ashok Nagar, Chennai-83, T.S.No.21 and 22, Block No.51 of Kodambakkam Village - APPROVED - Regarding.

- 70/10/04
- Ref: 1. PPA received in SBC No.456/2004, dated 13-05-2004.
2. T.O.Lr. even No. dated 03-06-2004.
3. Applicant Thiru G. Selvaraj & others letter dated 17-06-2004.

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Copy for:-

The Planning Permission Application received in the reference 1st cited for the construction of Residential Building Stilt/Ground Floor (part)+3 Floors+4th Floor (part) with 11 dwelling units at Plot No.C202 and C203, Old Door No.2 and 3, New Door No.6 and 8, 41st Street, Ashok Nagar, Chennai-83, T.S.No.21 and 22, Block No.51 of Kodambakkam Village 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 3rd cited and has remitted the necessary charges in Chailan No.B-33456, dated 17-06-2004 including Security Deposit for Building Rs.57,000/- (Rupees fifty seven thousand only), Security Deposit for Display Board of Rs.10,000/- (Rupees ten thousand only), Development Charges for Rs.14,000/- (Rupees fourteen thousand only) and Regularisation Charges of Rs.12,000/- (Rupees twelve 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.72,000/- (Rupees seventy two thousand only) towards Water Supply and Sewerage Infrastructure Improvement charges in his letter dated 17-06-2004.

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 confirmed 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 wells, overhead tanks and septic tanks are hermitically sealed of with properly protected vents to avoid mcsquito 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.



The Member-Secretary, Chennai Metropolitan Corporation, The Commissioner, Corporation of Chennai

5. Two copies of approved plans numbered as Planning Permit No.B/Spl.Bldg./311/2004, dated 25-06-2004 are sent herewith. The Planning Permit is valid for the period from 25-06-2004 to 24-06-2007.

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. ...
for MEMBER-SECRETARY. 5/7/04

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

Copy to:-

- 1) THIRU G. SELVARAJ & OTHERS,
No.2, 41st Street,
Ashok Nagar,
Chennai-600 083.
- 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,
168, Mahatma Gandhi Road,
Nungambakkam, Chennai-600 034.

sr.30/6.

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 pump for the above premises for purpose of drinking and cooking only and confined to 5 persons per dwelling at the rate of 10 lpd. In respect of rest 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 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 hermetically sealed off 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.