

From

To

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

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

Letter No.B2/2982/2004, Dated:22.3.2004.

Sir,

Sub: CMDA - Planning Permission - Proposed
construction of stilt + 4 floors office
building at New Door No.99, Cathedral
Road, R.S.No.1240/2, Block No.26 of
Mylapore, Chennai - Approved - Regarding.

Ref: 1. PPA received on 20.2.2003 in

SBC No.141/2003.

2. This office letter No.B2/4661/2003

dated.13.6.2003.

3. Applicant letter dated.8.7.2003

3.3.2004.

The planning Permission Application received plan received in the reference 1st cited for the construction/development of stilt + 4 floors office building at New Door No.99, Cathedral Road, R.S.No.1240/2, Block No.26 of Mylapore, 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-22373 dated.8.7.2003 including Security Deposit for building Rs.58,000/- (Rupees Fifty eight thousand only) already remitted in Challan No-B-14134 dated.23.10.02 which has been adjusted for this proposal and Security Deposit for Display Board of Rs.10,000/- (Rupees Ten thousand only) in challan No-B-14134 dated.23.7.2002.

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 demand draft No.734307 dated.16.10.2002 of punjab National bank which has been adjusted against the present demand of Rs.72,000/-

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.

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5) Two copies/sets of approved plans numbered as Planning Permit No.B/Special Building/141/2004 dated. 22.3.2004 are sent herewith. The Planning Permit is valid for the period from 22.3.2004 to 21.3.2007.

6) This approval revises the earlier approval issued by this office vide Planning Permit No. B/Special Building/366/2002 in letter No.B1/11230/2002 dated.28.10.2002 and the earlier approval issued is hereby cancelled. Further security Deposit for the proposed development Rs.58,000/- Development charge of Rs.18,000/- and security Deposit for the display board of Rs.10,000/- has been remitted by the applicant earlier in cash bill No.B-14134 dated. 23.10.2002 has been adjusted.

7) 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.

26/3/04

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

Copy to:

- 1. Thiru V.C. Rao & Others,
No.12/27, Khader Nawaskhan Road,
Nungambakkam, Chennai-34.
- 2. The Deputy Planner,
Enforcement Cell (South)
CMDA, Chennai-600 008.
(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.

sd/24/3.

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.