

WITHIN CHENNAI CITY:



From

The Member Secretary,
Chennai Metropolitan
Development Authority,
No.1, Gandhi Irwin Road,
Egmore, Chennai-8.

To

The Commissioner
Corporation of Chennai
Chennai-3.

Letter No.B3/24077/2004

Dated: 27.10.04

Sir,

Sub: CMDA - Planning Permission – Proposed construction of Ground + 3 floors Residential building with 8 dwelling units at Plot No.A19, Door No.14, 6th Main Road, Jawahar Nagar in T.S.No.52, Block No.41 of Peravallur village, Chennai – Approved.

Ref: 1) PPA received in SBC No.776 dt.9.8.04
2) This office Lr. even dt.24.9.04.
3) Applicant Lr. dt.4.10.04

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The Planning Permission Application received in the reference 1st cited for construction of Ground + 3 floors Residential building with 8 dwelling units at Plot No.A19, Door No.14, 6th Main Road, Jawahar Nagar in T.S.No.52, Block No.41 of Peravallur village has been approved subject to the conditions incorporated in the reference 2nd cited.

2) The applicant has accepted to the conditions stipulated by CMDA vide in the reference 3rd cited and has remitted all the necessary charges of Rs.57,200/- (Rupees Fifty seven thousand two hundred only) in Challan No.36627 dated 4.10.2004, i.e, Development Charges Rs.10000/- (Rupees Ten thousand only), Additional Scrutiny Fee of Rs.200/- (Rupees Two hundred only), Security Deposit for building of Rs.37,000/- (Rupees Thirty seven thousand only) and Security Deposit for Display Board Rs.10,000/- (Rupees Ten Thousand only).

3.a) The applicant has furnished a demand draft in favour of Managing Director, CMWSSB, for a sum of Rs. 44,700/- (Rupees forty four thousand seven hundred only) towards Water Supply and Sewerage Infrastructure Improvement charges in his letter dt.4.10.04.

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/she can commence the internal sewer works.



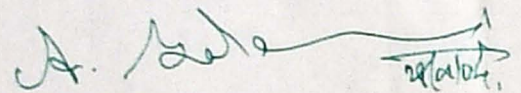
c) In respect of water supply, it may be possible for Metro Water to extend water supply to a single sump for the above premises for purpose of drinking and cooking only and confined to 5 persons per dwelling at the rate of 10 lpcd. In respect of requirement of water for other uses, the promoter has 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/sets of approved plans numbered as Planning Permit No.B/Spl.Bldg/516/04 dated .10.2004 are sent herewith. The Planning Permit is valid for the period from 27.10.2004 to 26.10.2007.

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,


for MEMBER-SECRETARY.

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



Copy to:-

1. Thiru P.Anantharaman,
Plot No.A-19, Door No.14,
6th Main Road,
Jawahar .Nagar, Chennai-82.
2. The Deputy Planner, Enforcement Cell (N),
CMDA, Chennai-8 (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.