

From

The Member Secretary
Chennai Metropolitan
Development Authority
1, Gandhi Irwin Road
Egmore, Chennai 600 008

To

The Commissioner
Corporation of Chennai
Chennai 600 003

Letter No.B3/32093/2004

Dated: 25.1.2005

Sir,

Sub: CMDA - Planning Permission - Proposed construction of Ground Floor + ~~2 floors~~ 2 floors residential building with 6 dwelling units and Department store area of 21.70 m² at Door No.85, Srinivasa Nagar, 2nd Main Road, R.S.No.35 part, T.S.No.107, Block No.15 of Kofathur village, Chennai - Approved - Reg.

- Ref:
1. PPA received on 25.10.04 in SBC No.1091/04.
 2. This office Lr.No. even dt. 9.12.04.
 3. Applicant letter dt. 16.12.04 along with revised plans.
 4. This office letter No. even dt. 6.1.05.
 5. Applicant letter dt. 19.1.05 along with revised plan.

The Planning Permission Application / Revised plan received in the reference 1st and 4th cited for the construction of Ground Floor + 2 floors residential building with 6 dwelling units and Department store of 21.70 M² at Door No.85, Srinivasa Nagar 2nd Main Road, R.S.No.35 part, T.S.No.107, Block No.15 of Kolathur village, Chennai has been approved subject to the conditions incorporated in the reference 4th cited.

2. The applicant has accepted to the conditions stipulated by CMDA vide in the reference 5th cited and has remitted the necessary charges in Challan No.415 dated 19.1.05 including Development Charges for land and building Rs.9,000/- (Rupees nine thousand only), Scrutiny Fee Rs.200/- (Rupees two hundred only), Security Deposit for building Rs.30,000/- (Rupees thirty thousand only) and Security Deposit for Display Board ~~Rs.10,000/-~~ (Rs. ten thousand only).

3. a) The applicant furnished a Demand Draft in favour of Managing Director, CMWSSB for a sum of Rs.36,000/- (Rupees thirtysix thousand ~~only~~) and one hundred only) towards water supply and sewerage infrastructure improvement charges in his letter dated 19.1.05.

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

5. Two copies of approved plans numbered as Planning Permit No.B/Spl.Bldg./24/2005 dated 25.1.2005 are sent herewith: The Planning Permit is valid for the period from 25.1.2005 to 24.1.2008.

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. Subramanian
25/1/05

for MEMBER-SECRETARY

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

Copy to:

- 1. Thiru R. Srigopal Jhaver
GPA holder for
Tmt. S. Ramani and others
Plot No.54, Kumaraswamy Nagar
Villivakkam, Chennai 600 049
- 2. The Deputy Planner
Enforcement Cell/CMDA, Ch.8 (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