

From

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

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

Letter No.B3/333/2004, Dated:30.4.2004.

sir,

Sub: CMDA - Planning Permission - Proposed  
construction of Stilt + 3Floor Residential  
building with 6 dwelling units at Plot  
No.2265, Door No.276 (Old No.AE-115), 4th  
Avenue, T.S.No.2part of Thirumangalam  
Village, Anna Nagar, Chennai Approved -  
Regarding.

- Ref: 1. PPA received in SBC No.01/2004,  
dated.1.1.2004.  
2. This office letter No.B3/333/04  
dated.20.4.2004.  
3. Your letter No.Nil dated.23.4.04.

The Planning Permission Application / Revised Plan  
received in the reference 1st cited for the construction of  
Stilt + 3Floor Residential building with 6 dwelling units at  
Plot No.2265, Door No.275, 4th Avenue, T.S.No.2part Thirumangala  
Village, Anna Nagar, Chennai has been approved subject to the  
conditions incorporated in the reference.

2. The applicant has accepted to the conditions  
stipulated by CMDA in the reference 2nd cited and has  
remitted the necessary charges in Challan No.31993 dated.  
23.4.2004 including Security Deposit for building Rs.76,500/-  
(Rupees seventy six thousand and five hundred only) Development  
Charge of Rs.14,000/- (Rupees Fourteen thousand only) scrutiny  
Fee of Rs.500/- (Rupees Five hundred only) Security Deposit for  
Building Rs.52,000/- (Rupees Fifty two thousand only) 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.63,900/- (Rupees Sixty three  
thousand and eight hundred only) towards water supply and  
sewerage infrastructure improvement charges in his letter dated.

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 hermetically sealed of with properly  
protected vents to avoid mosquito menace.

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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 Clearance No.B/Special Building/207/2004 dated.30.4.2004 are sent herewith. The planning permit is valid for the period from 30.4.2004 to 29.4.2007.

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,

*A. Balakrishnan*  
for MEMBER-SECRETARY.

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

Copy to

1. Mnt. Chinnamma Verghese,  
AC-63, 5th Avenue,  
Anna Nagar,  
Chennai-600 040.
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,  
Nungambakka, Chennai-34.
4. The Commissioner of Income-Tax,  
Appropriate Authority,  
No.108, Mahatma Gandhi Road,  
Nungambakka, Chennai-34.

sd/3/5.