

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.BC1/13875/2004, Dated:13.9.2005.

Sir,

Sub: CMDA - Area Plans Unit - Planning permission
Proposed construction of Stilt + 4Floors
(3rd & 4th Floor part) Residential building
with 20 dwelling units at Reddy Kuppan, T.S.
No.3/1, Block No.31 of Mambalam Village,
Chennai - Approved - Regarding.

- Ref: 1. PPA received in SBC No.434/2004
dated.6.5.2004.
2. This office letter even No.dated.
30.5.2005, 8.7.05 & 9.8.2005.
3. Applicant letter dated.9.6.2005,
25.8.2005.

The planning Permission Application received in the reference 1st cited for the construction of Stilt + 4Floors (3rd & 4th Floor part) Residential building with 20 dwelling units at Reddy Kuppan, T.S.No.3/1, Block No.31 of Mambalam Village, Chennai 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 2nd cited and has remitted the necessary charges in Challan No.C 4290 dated.14.6.05 including Display Deposit of Rs.10,000/- (Rupees Ten thousand only) and furnished B.G.No.089/05, dated.13.6.2005 from ING Vysya Bank Ltd., Chennai-6 for Rs.1,37,000/- (Rupees One Lakh thirty seven thousand only) towards the security Deposit for building as order in W.P.No.18551 of 2005 WP.MP.No.20107 of 2005 and Regularisation Charge Rs.29,000/- (Rupees Twenty nine thousand only).

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.1,75,000/- (Rupees One Lakh seventy five thousand only) towards water supply and sewerage infrastructure improvement charges in his letter dated.9.6.2005.

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.

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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 of approved plans numbered as Planning Permit No.B/Special Building/327 A/B/2005, dated.13.9.2005 are sent herewith. The Planning Permit is valid for the period from 13.9.2005 to 12.9.2008.

6) This approval is not final. The applicant has to approach the Commissioner, Corporation of Chennai 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 of approved plans.
- 2. Two copies of Planning Permit.

Copy to:

1. Thiru T.V. Sathyanarayanan,
Flat No.E-6, Nandini Apartments,
Door No.26, Moosa Street,
T. Nagar, Chennai-17.

2. The Deputy Planner,
Enforcement Cell,
CMDA, Chennai-8.
(with one copy of approved plan).

3. The Member,
Appropriate Authority,
108, Mahatma Gandhi Road,
Nungambakkam, Chennai-34.

4. The Commissioner of Income Tax,
No.168, Mahatma Gandhi Road,
Nungambakkam, Chennai-34.

sd/15/9.