

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

To
The Commissioner,
Corporation of Chennai,
Ripon Buildings,
Chennai-600 003.

Letter No.BC1/19946/2004, dated 16-08-2004

Sir,

Sub: CMDA - Planning Permission - Proposed construction of Stilt+4F Residential Building with 8 dwelling units at No.17, Parthasarathypuram Main Road, T. Nagar, Chennai in Old S.No.27, Old T.S.No. 4693/14, present T.S.No.4693/57 as per pattah (4693/23 as per document), Block No.105 of T.Nagar - APPROVED - Regarding.

- Ref: 1. PPA received in Green Channel No.64, dated 01-07-2004.
2. T.O.Lr.even No. dated 19-07-2004.
3. Applicant's letter dated 04-08-2004.

The Planning Permission Application and Revised Plan received in the reference 1st cited for the construction of Stilt+4 Floors Residential Building with 8 dwelling units at No.17, Parthasarathypuram Main Road, T. Nagar, Chennai in Old Survey No.27, Old T.S.No.4693/14, present T.S.No.4693/57 as per pattah (4693/33 as per document), Block No.105 of T. Nagar 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 3rd cited and has remitted the necessary charges in Challan No.24810, dated 04-08-2004 including Security Deposit for Building Rs.57,000/- (Rupees fifty seven thousand only) and 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.70,500/- (Rupees seventy thousand five hundred only) towards Water supply and Sewerage Infrastructure Improvement charges in her letter dated 4-8-2004.

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 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 confirmed 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 supply 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 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./413/2004, dated 16-08-2004 are sent herewith. The Planning Permit is valid for the period from 16-08-2004 to 15-08-2007.

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,

FDC for MEMBER-SECRETARY.

km
18/8/04

Encls - 1) Two copies/sets of approved plans.

2) Two copies of planning permit.

Copy for -

1) Mrs. P. BHAVANI,
Old No. 8/2, New No. 23,
Thambiah Road,
West Mambalam,
Chennai-600 033.

2) The Deputy Planner,
Enforcement Cell (South),
CMBA, Chennai-600 008.
(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.

The applicant has submitted a request for extension of the validity of the Planning Permit No. B/Spl. Bldg./413/2004, dated 16-08-2004, for a period of 18 months from 16-08-2004 to 15-08-2007. The applicant has submitted a request for extension of the validity of the Planning Permit No. B/Spl. Bldg./413/2004, dated 16-08-2004, for a period of 18 months from 16-08-2004 to 15-08-2007.

(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 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 tap for the above premises for purpose of drinking and cooking only and continued to 3 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 alternative 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 valves, overhead tanks and septic tanks are hermetically sealed or with properly protected vents to avoid possible 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 violation to the approved plans and violation of Development Control Rules and enforcement action will be taken against such development.