

From

To

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

The Commissioner,  
Chennai Corporation,  
Rippon Buildings,  
Chennai-600 003.

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Letter No.BC1/5578/2004, Dated:19.11.2004.  
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Sir,

Sub: CMDA - Planning Permission - Proposed construction of Stilt (part) + Ground Floor (part) + 3 Floors of Residential building with 4 dwelling units at R.S.No.1305/14 & 1305/27 Block No.27 of Triplicane Village - Old Door No.2&3, New No.3&5, Manicka Maistry Street, Royapettah - Chennai -14. Approved Regarding.

- Ref: 1. PPA received on 24.2.2004 in SBC No.161/2004.  
2. This office letter even No.dated. 19.10.2004.  
3. The letter from the applicant dated.2.11.2004.

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The Planning Permission Application/ revised Plan received in the reference 1st & 3rd cited for the construction of Stilt (part) + Ground Floor (part) + 3 Floors of Residential building with 4 dwelling units at R.S.No.1305/14 & 1305/27, Block No.27 of Triplicane Village, Old Door No.2&3, and New No. 3 & 5, Manick Maistry Street, Royapettah, Chennai-14 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 Cash Bill No.B-37710 dated. 29.10.2004 including Security Deposit for Building Rs.24,500/- (Rupees Twenty four thousand and five hundred only) and Display Deposit for 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.28,800/- (Rupees Twenty eight thousand and eight hundred only) towards water supply and sewerage infrastructure improvement charges in his letter dated. 2.11.2004.

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 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/sets of approved plans numbered as Planning Permit No.B/Special Building/548/2004 dated. 19.11.2004 are sent herewith. The planning permit is valid for the period from 19.11.2004 to 18.11.2007.

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,

*km*  
24/11/04

FOCO for MEMBER-SECRETARY.

Encl: 1. Two copies/sets of approved plans.

2. Two copies of planning permit.

Copy to:

1. Tmt. A. Ponnani Pandian,  
No.1, Manicka Maistry Street,  
Royapettah,  
Chennai-600 014.

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,  
Nungambakkam, Chennai-600 034.

4. The Commissioner of Income-Tax,  
Appropriate Authority,  
No.108, Mahatma Gandhi Road,  
Nungambakkam, Chennai-600 034.

02/22/11.