



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.C3/14978/2004, Dated:8.4.2005.

Sir,

Sub: CMDA - Area Plans Unit - MSB - Planning permission - For the proposed modification of existing earlier approved stilt + 9 floors Residential Flats (44 dwelling units) at R.S. No.357/19 & 25, Block No.12, New Door No. 154 & 156, Peters Road, Royapettah, Chennai-14. Approved & sent - Regarding.

- Ref:
1. PPA received on 19.5.2004.
 2. Govt. letter (Ms) No.7, dated. 11.1.2005.
 3. DC. advise to the applicant dated. 25.1.2005.
 4. Applicant charges remitted dated. 24.2.2005.
 5. This office particulars called letter to applicant dated. 8.3.2005.
 6. Applicant furnished particulars dated. 17.8.2005.

The Planning permission Application received in the reference cited for the proposed modification of existing earlier approved stilt + 9 floors Residential Flats (44 dwelling units) at R.S.No.357/19 & 25, Block No.12, New Door No.154 & 156, Peters Road, Royapettah, Chennai-14. has been approved subject to the conditions incorporated in the reference.

2. The applicant has remitted the following charges:

1. Development Charge : Rs. Paid during earlier approved plan.
 2. Balance scrutiny Charge : Rs. 8,000/- (Rupees Eight thousand only)
 3. Security Deposit : Rs. 7,75,000/- (Rupees seven Lakhs and seventy five thousand only)
 4. Security Deposit Display board : Rs. 10,000/- (Rupees Ten thousand only)
- Remitted in receipt No.1596, dated.22.2.2005.

3. 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.

In respect of water supply, it may be possible for Metro Water to extent water supply to a single sump for the above premises for the purpose of drinking and cooking only and confined to 50 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 with proper protected vents to avoid mosquito menace. 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

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deviation to the approved plans and violation of BCR and enforcement action will be taken against such development.

4. Two copy/set of approved plans, numbered as C/PP/MSB/6A/D/2005-Planning Permit No.002017-dated. 8.4.2005 are sent herewith. The Planning Permit is valid for the period from 8.4.2005 to 7.4.2008.

5. This approval is not final. The applicant has to approach the Chennai Corporation for issue of building permit and under the respective Local Body Acts. only after which the proposed construction can be commenced.

Yours faithfully,
D. Subramanian

For MEMBER-SECRETARY. 12/4/05

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

12/4/05

Copy to:

1. M/s. Lancer Gesco properties Ltd, "sivasakthi", No.61, G.M. Chetty Road, T. Nagar, Chennai-600 017.
2. The Deputy Planner, Enforcement Cell, CMDA, Chennai-600 008. (with one copy of approved plan)
3. The Chairman, Appropriate Authority, No.108, Mahatma Gandhi Road, Nungambakkam, Chennai-600 034.
4. The Commissioner of Income Tax, 108, Mahatma Gandhi Road, Nungambakkam, Chennai-600 034.
5. The Director of Fire Service, P.B.No.778, Egmore, Chennai-600 008.
6. The Chief Engineer, CMWSSB, No.1, Pumping Station, Road, Chindadripet, Chennai-600 002.
7. The Deputy Commissioner of Police (Traffic) Vepery, Chennai-600 007.
8. The Chief Engineer, TNES, Chennai-600 002.

sd/11/4.