

From

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

To

The Commissioner,
Corporation of Chennai
Chennai - 600 003

Letter No. B/25786/2005

Dated: 28.04.2006.

Sir,

Sub: CMDA - Area Plans Unit - Planning permission - proposed construction of residential group development comprising of 4 blocks of 5th + parking floor + 4 floors with 92 dwelling units in total at Andal Nagar 1st cross street & Balaji Nagar 14th Street, S nos: 589/4B, 590, 590/1A and 591/1B of Velacheri village, Chennai -
- Approved - reg

Ref: 1) PPA received in SBC/Green Channel No. 1005/2005 dt 2.10.05

PR 415
DESPATCHED

- 2) T.O by area no dt 14.3.2006
- 3) Rf received on 16.3.2006
- 4) T.O by area no dt 12.04.2006
- 5) App't's by dt 21.4.2006

The planning permission application ^{and the revised plans} received in the references... 1.5.5.324 ^{proposed} sites for the construction of residential group development comprising of 4 blocks of 5th + parking floor + 4 floors with 92 dwelling units in total at Andal Nagar 1st cross street & Balaji Nagar 14th Street, S nos: 589/4B, 590, 591/1A and 591/1B of Velacheri village, Chennai,

Chennai, has been approved subject to the conditions incorporated in the reference... 5.7H cited and also subject to condition that ~~conditions~~ ^{not conditions for swimming pool shall be adhered by the applicant.}

2. The applicant has accepted to the conditions stipulated by CMDA vide in the reference... 6.7H cited and has remitted the necessary charges in Challan No. C 11490 dated 17.4.06 including Development Charges for land and building Rs. 1,71,000/- (Rupees one lakh and seventy one thousands only), Regularisation Charges Rs. _____ (Rupees _____) open Space Reservation charges Rs. _____ Security Deposit for building Rs. 7,10,000/- (Rupees seven lakhs and ten thousands only) and Display Deposit of Rs. 10,000/- (Rupees Ten thousand only) and SD for Septic Tank Rs. _____ in cash.

3.a) The applicant has furnished a Demand Draft in favour of M.D. CMWSSB for a sum of Rs. 9,02,400/- *Rs. 9,02,400/-* towards water supply and sewerage structure improvement charges in his letter dated 21.4.06. *Rs. 9,02,400/-*

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 sum for the above premises for the purpose of drinking and cooking only and confined 5 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 hermitically sealed of with properly protected vents to avoid mosquito menace.

4) Non-provision of Rain water Harvest structure 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 /Spl.Bldg/ 194 A70J/2006, dated 22.04.2006 are sent herewith. The planning permit is valid for the period from 22.04.2006 to 27.04.2009.

6) This approval is not final. The applicant has to approach the Corporation of Chennai for issue of building permit under the Local Body, Act, only after which the proposed construction can be commenced.

7) The Local Body is requested to monitor the buildings and ensure that the constructions are made as per the approved plan and also to initiate enforcement action then and there if the buildings are constructed in deviation to the approved plan.

Yours faithfully,

[Signature]
for MEMBER-SECRETARY

Encl: 1) Two copies of approved plans
2) Two copies of planning permit

Copy to:

- 1) Thiru. *Chenaram Senji (POA)*
no. 7, lakshmi varadishan 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, 108, Mahatma Gandhi Road, Nungambakkam, Chennai - 34

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