

From

To

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

The Executive Officer,  
Perungudi Special Panchayat,  
Chennai-600 096.

Letter No. B2/14941/2005

Dated: 02.02.2006

Sir,

Sub: CMDA - Area Plans Unit - Planning

permission - Proposed construction

of Group Development Stilt + 4th

floors, Block A1, A2, A3, A4, A5,

A6 and A7 and Block-C Ground + IInd

floors with 117 dwelling units with

Club House in Block-C (Ground floor

Part) at Plot No.1, Green Acres

Road, S.No.185/9 part,

10 part, 11 part, 173/4 part, 5 part,

6 part, 7A, 7B, 7C and 7D of Perungudi

village, Tambaram Taluk, Kancheepuram

District, Chennai-96 - Approved - Reg.

Ref: 1. PPA received in SBC No.549/2005,  
dt.07.06.2005.

2. Applicant's letter dt.30.12.2005.

3. This office lr.even No. dt.27.01.06.

4. Applicant's letter dt.30.01.2006.

...

The planning permission application and revised plan received in the reference 1st and 2nd cited for the construction of Group Development Stilt + 4th floors Block A1, A2, A3, A4, A5, A6 and A7 and Block-C Ground + IInd floors with 117 dwelling units with Club House in Block-C (Ground floor part) at Plot No.1, Green Acres Road, S.No.185/9 part, 10 part, 11 part, 173/4 part, 5 part, 6 part, 7A, 7B, 7C and 7D of Perungudi village, Tambaram Taluk, Kancheepuram District, Chennai-96 has been approved subject to the conditions incorporated in the reference 3rd cited.

2. The applicant has accepted to the conditions stipulated by CMDA vide in the reference 4th cited and has remitted the necessary charges in Challan No.C.9392, dt.30.01.2006 for Development charges Rs.2,65,000/- (Rupees two lakhs and sixty five thousand only), Security Deposit for the proposed development Rs.10,65,000/- (Rupees ten lakhs and sixty five thousand only), Security Deposit for septic tank with upflow filter Rs.1,23,000/- (Rupees one lakh and twenty three thousand only) and Security Deposit Rs.10,000/- (Rupees ten thousand only) for Display Board in cash.

3. The Local Body is requested to ensure water supply and sewerage disposal facility for the proposal before issuing building permit.

4. The Up Flow Filter to be initially maintained by the promoter till the Residents' Association is formed and take over it.

5. Non provision of Rain Water Harvest structures as shown in the approved plans to the satisfaction of the Authority and 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.

6. Two sets of approved plans numbered as Planning Permit No.B/spl.Bldg./38A to J/2006, dt.02.02.2006 are sent herewith. The Planning Permit is valid for the period from 02.02.2006 to 01.02.2009.

7. This approval is not final. The applicant has to approach the Perungudi Special Panchayat for issue of building permit under the Local Body Act, only after which the proposed construction can be commenced.

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

9. The applicant has also executed notarised deed of undertaking dt.29.12.2005 stating that the flats constructed as per planning permission issued by CMDA will not handed over to the prospective purchasers for occupation unless and until the Sewerage Treatment Plant facility is executed and commissioned as per Chennai Metropolitan Water Supply and Sewerage Board concurrence, failing which CMDA may take necessary action to revoke the planning permission for the proposed development.

Yours faithfully,

Pec.

*[Signature]*  
020206

FOR MEMBER-SECRETARY.

- Encl: 1. Two copies/sets of approved plan
- 2. Two copies of planning permit

*[Signature]*  
21/106

Copy to: 1. Thirumathi Shantha Suresh (P.O.A.),  
Smt. Shantha Bhandari and Others,  
No.9, Beemasena Garden Street,  
Mylapore, Chennai-600 004.

2. The Deputy Planner,  
Enforcement Cell,  
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,  
No.168, Mahatma Gandhi Road,  
Nungambakkam,  
Chennai-600 034.

ks.2/2