

From

To

The Member-Secretary,
Chennai Metropolitan
Development Authority,
1 Gandhi Irwin Road,
Chennai-8.

The Commissioner,
Ambattur Municipality,
Chennai-600 054.

Lr.No. B3/1217/2005

Dated: 21.7.05.

Sir,

Sub: CMDA - Area plans unit - Planning

Permission - Proposed construction of
Ground floor + 2 floors building with
Shops and 8 dwelling units at Plot No.
457, 17th Street in T.S.No.94 -
Block No.73 of Korattur village,
Chennai-80 - Approved - Reg.

- Ref:
1. PPA recd. in SBC No.48/05, dt.13.1.05.
 2. Your lr.No. dt.17.2.05 alongwith
Revised plans
 3. This office lr. even no.dt.6.4.05.
 4. Your lr.No.Nil, dt.25.4.05 recd. on
26.4.05 alongwith revised plans
 5. Your lr.No.Nil, dt.6.6.05
 6. This office lr.even no. dt.12.7.05.
 7. Your lr. No.nil, dt. 15.7.05.

*** The Deputy Planner,
Enforcement Cell/CMDA

The planning permission application received in the reference 1st cited for the construction of Ground floor + 2 floors building with Shop area of 19.65 M2 and in Ground floor 8 Dwelling units at Plot No. 457, 17th Street, in T.S.No.94, Block No.73 of Korattur village, Chennai-80 has been approved subject to the conditions incorporated in the reference 6th cited.

2. The applicant has accepted to the conditions stipulated by CMDA vide in the reference 6th cited and has remitted the necessary charges in Challan No. 5427, dt.15.7.05 including Development charges for land and building Rs. 6,200/- (Rupees Six thousand and two hundred only) Security Deposit for building Rs. 23,000/- (Rupees Twenty three thousand only) and Display Deposit of Rs. 10,000/- (Rupees Ten thousand only)

3. a) The applicant has furnished a Demand Draft in favour of Managing Director, CMWSSB for a sum of Rs. 29,200/- (Rupees Twenty nine thousand and two hundred only) towards water supply and sewerage infrastructure improvement charges in his letter dt. 15.7.2005.

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 sump 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 application 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 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 of approved plans numbered as Planning Permit No. B/Spl. Bldg/248/2005, dt. 21.7.2005 are sent herewith. The planning permit is valid for the period from 21.7.2005 to 20.7.2008.

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

Yours faithfully,

R. Shrinivasan 22/7/05

for MEMBER-SECRETARY

Encls:

- 1. Two copies of approved plans
- 2. Two copies of planning permit

Copy to: 1. Thiru R. Sundararajan,
No.32, 1st Cross Street,
Ganga Nagar, Kodambakkam,
Chennai-600 024.

2. The Deputy Planner,
Enforcement Cell/CMDA
(with one copy of approved plan)

3. The Member,
Appropriate Authority,
108 Mahatma Gandhi Road,
Nungambakkam, Chennai-34.

4. The Commissioner of Income-Tax,
168, Mahatma Gandhi Road,
Nungambakkam, Chennai-34.

kk/22/7