

From

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

To

The Commissioner
Kundrathur Panchayat Union
at Padappai
Chennai - 602 301

Letter No. BC1/12821/2005

Dated: 24.5.2006

Sir,

Sub: CMDA - Area Plans Unit - Planning permission proposed construction of residential Group development of Ground floor + 3 floors in two blocks with 43 dwelling units in total at plot Nos. 18 to 20, 24 to 27, IV and V in the approved layout No. 22/99 and bearing S.Nos. 126/47 to 55, Ambedkar road, Manapakkam village, Sriperumbudur Taluk, Kancheepuram District - approved - reg

- Ref: 1) Planning permission application received in SBC No. 437, dt. 6.5.2005
2) This office lr. even No. dt. ~~5.4.2006~~ 10.6.2005
3) This office lr. even No. dt. 5.4.2006
4) Your letter dt. 7.4.2006

The planning permission application and revised plan received in the reference 1st cited for the construction of residential group development of ground floor + 3 floors in two blocks with 43 dwelling units in total at plot Nos. 18 to 20 24 to 27, IV & V in the approved layout No. PPD/LO No. 22/99 and bearing S.Nos. 126/47 to 55, Ambedkar road, Manapakkam village, Sriperumbudur Taluk, Kancheepuram District has been approved subject to the conditions incorporated in the reference 3rd cited.

2. The applicant has accepted to the conditions stipulated by Chennai Metropolitan Development Authority vide in the reference 4th cited and has remitted the necessary charges in Challan No. C.11357, dated 7.4.2006 including security deposit for building Rs. 2,13,000/- (Rupees two lakhs thirteen thousand only) Development charges for land and building Rs. 56,000/- (Rupees fifty six thousand only) Regularisation charges Rs. 23,000/- (Rupees twenty three thousand only) and Display Deposit of Rs.10,000/- (Rupees ten thousand only) Security Deposit for Septic tank Rs. 45,000/- (Rupees fourty five thousand only) 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 resident's Association is formed and take over it.

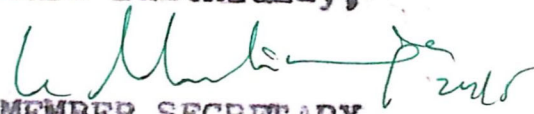
5. Non provision of rain water harvest structure as shown in the approved plans to the satisfaction of the Authority and also be considered as a deviation to the approved plans and violation of development control rules and enforcement action will be taken against such development.

6. Two sets of approved plans numbered as planning permit No. B/Spl.Bldg/247 AtoC/2006 dated 24.5.2006 are sent herewith. The planning permit is valid for the period from 24.5.2006 to 23.5.2009

7. This approval is not final. The applicant has to approach the Panchayat Union at 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 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,


for MEMBER SECRETARY

Encl:

- 1) Two copies of approved plan
- 2) Two copies of planning permit

Copy to:

- 1) Thiru K.L.VL Rama Rao
M/s, Sterling Estates and properties Ltd
124, G.N. Chetty Road, T. Nagar, Chennai -17
- 2) The Deputy Planner, Enforcement Cell,
CMDA, Chennai - 8
(with one copy of approved plan)
- 3) The Member, Appropriate Authority
No.108, Mahatma Gandhi Road, Nungambakkam
Chennai - 34
- 4) The Commissioner of Income Tax
No.168, Mahatma Gandhi Road,
Nungambakkam, Chennai - 34

kcr/24.5