

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.BC1/14617/2005, Dated:27.9.2005.

Sir,

Sub: CMDA -- Area Plans Unit - planning permission Proposed construction of Ground Floor + 2 Floors office cum Residential building with 3 dwelling units at Door No.35, Alagirisamy Road, K.K. Nagar, Chennai-78 in Plot No.590, T.S.No. 271/part, S.No.271/3 of Virugambakkam Village Chennai - Approved - regarding.

- Ref: 1. PPA received in SBC No.531 dated.2.6.2005.  
2. This office letter even No. dated.26.7.2005.  
3. Your letter dated.3.8.2005.  
4. This office letter even No. dated.1.9.2005.  
5. Your letter dated.19.9.2005.

The planning permission Application received in the reference 1st & 3rd cited for the construction of ground Floor + 2 floor office cum Residential building with 3 dwelling units at Door No.35, Alagirisami Road, K.K. Nagar, Chennai-78 in Plot No. 590, T.S.No.271/part, S.No.271/3 of Virugambakkam Village Chennai has been approved subject to the conditions incorporated in the reference 4th cited.

2. The applicant has accepted to the conditions stipulated by CMDA vide in the reference 5th cited and has remitted the necessary charges in Challan No.6776 dated.19.9.2005 including Development Charges for land and building Rs.9,000/- (Rupees Nine thousand only) Security Deposit for building Rs.31,500/- (Rupees Thirty one thousand five hundred only) and Display Deposit of Rs.10,000/- (Rupees Ten thousand only) in cash.

3. a) The applicant has furnished a Demand Draft in favour of Managing Director, Chennai Metropolitan Water Supply and Sewerage Board for a sum of Rs.38,400/- (Rupees Thirty eight thousand and four hundred only) towards water supply and sewerage infrastructure improvement charges in his letter dated.19.9.2005.

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 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 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/Special Building/362/2005, dated.27.9.2005 are sent herewith. The Planning Permit is valid for the period from 27.9.2005 to 26.9.2008.

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

Yours faithfully,

FOR MEMBER-SECRETARY.

- Encl: 1. Two copies of approved plans.  
2. Two copies of planning Permit.

Copy to:

1. Thiru P. Venkataraman,  
plot No.590, Door No.35,  
Alagirisamy Salai,  
K.K. Nagar,  
Chennai-600 078.
2. The Deputy planner,  
Enforcement Cell,  
CMDA, Chennai-600 008.  
(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.

sd/28/9.