

From

To

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

The Commissioner,
Corporation of Chennai,
Chennai-600 005.

Letter No.BC1/21814/2005

Dated: 15.12.2005

Sir,

Sub: CMDA - Area Plans Unit - Planning
Permission - Proposed construction
of Stilt + 3 floors Office building
at New Door No.3, Vijayaraghavachari
Road, T.Nagar, Old S.No.4844 Part,
T.S.No.8546, Block No.112 of T.Nagar,
Chennai - Approved - Regarding.

- Ref: 1. PPA received in SBC No.829/2005,
dt.24.08.2005.
2. This office lr. even No. dt.02.12.2005.
3. Applicant letter dt.08.12.2005.

The Planning Permission Application received in the reference 1st cited for the construction of Stilt + 3 floors office building at New Door No.3, Vijayaraghavachari Road, T.Nagar, Old S.No.4844 Part, T.S.No.8546, Block No.112 of T.Nagar, Chennai, has been approved subject to the conditions incorporated in the reference 2nd cited.

2. The applicant has accepted to the conditions stipulated by CMDA vide in the reference 2nd cited and has remitted the necessary charges in Challan No.C-8542, dated 08.12.2005 including Development Charges for land and building Rs.27,000/- (Rupees twenty seven thousand only), Security Deposit for building Rs.56,000/- (Rupees fifty six 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, Chennai Metropolitan Water Supply and Sewerage Board for a sum of Rs.70,000/- (Rupees seventy thousand only) towards water supply and sewerage infrastructure improvement charges in his letter dt.8.12.05.

(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 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 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 hermetically sealed of with properly protected vents to avoid mosquito menace.

P.t.o.

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DESPATCHED

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./439/2005, dt.15.12.2005 are sent herewith. The Planning Permit is valid for the period from 15.12.2005 to 14.12.2008.

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,

for MEMBER-SECRETARY.

Encl: Two copies of approved plans
Two copies of planning permit

Copy to: 1. Tnt. S. Malathi Adityan,
No.7, Poes Garden,
Chennai-600 036.

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-600 034.

4. The Commissioner of Income Tax,
No.168, Mahatma Gandhi Road,
Nungambakkam,
Chennai-600 034.

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ATTACHED