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22/12

From

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

To

The Commissioner,
Corporation of Chennai
Chennai - 600 003

Letter No. BC1/21956/2005
Sir,

Dated: 19.12.2005

Sub: CMDA - Area Plans Unit - Planning permission - proposed construction of Residential Building of SHIT + 4 Floors with 16 D.O's at old D.No. 2, 21, 3 & 7 New D.NOS 4/2, 5, 7 & 9 Kalshoni Narayanan street, West Nambalam in T.C.No. 31/1, 31/2 & 32/2 Block No. 50 of Puliyur village - Approved - reg

Ref: 1) PPA received in ~~SEC~~/Green Channel No. 63

PR
22/12
DESPATCHED

- dt: 25.8.05
- 2) T.O. Lt. even no. dt. 27.9.05
- 3) Yawt letter dt: 19.10.05
- 4) T.O. Lt. even no. dt: 21.11.05
- 5) Yawt letter dt: 24.11.05
- 6) T.O. Lt. even no. dt. 9.12.05
- 7) Yawt letter dt: 12.12.05

The planning permission application received in the reference ~~1st R. 5th~~ cited for the ^{proposed} construction of Residential Building of SHIT + 4 Floors with 16 D.O's at old D.No. 2, 21, 3 & 7 New D.NOS 4/2, 5, 7 & 9 Kalshoni Narayanan street, West Nambalam in T.C.No 31/1, 31/2 & 32/2 Block No. 50 of Puliyur village.

Chennai, 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 ~~7th~~ cited and has remitted the necessary charges in Challan No. C ~~8584~~ dated 12.12.05 including Development Charges for land and building Rs. 28,000/- (Rupees Twenty eight thousand ^{only}), Regularisation Charges Rs. 19,500/- (Rupees Nineteen thousand five ^{hundred only}), ~~Open Space~~ Reservation charges Rs. () Security Deposit for building Rs. 87,000/- (Eighty seven ^{thousand only}) and Display Deposit of Rs. 10,000/- (Rupees Ten thousand only) and ~~SD for Septic Tank~~ Rs. () in cash.

3.a) The applicant has furnished a Demand Draft in favour of M.D, CMWSSB for a sum of Rs. 1,09,440 (Rupees one lakh nine thousand) in his letter dated 12.12.05

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/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 sum 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 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/ 441 /2005, dated 19.12.2005 are sent herewith. The planning permit is valid for the period from 19.12.2005 to 18.12.2008

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,

[Signature]
o/c for MEMBER-SECRETARY

Encl: 1) Two copies of approved plans
2) Two copies of planning permit

Copy to:

- 1) Thiru Thiru N. Sairam,
POA of Mrs. Neelambal & others, No.1, Jawaharlal Nehru street,
T.Nagers, ch-17
- 2) The Deputy Planner, Enforcement Cell, CMDA, Chennai -8
- 3) The Member, Appropriate Authority, 108, Mahatma Gandhi Road,
Nungambakkam, Chennai -34
- 4) The Commissioner of Income Tax, No.168, Mahatma Gandhi Road,
Nungambakkam, Chennai -34