

OUTSIDE CHENNAI CITY

FROM
The Member-Secretary
Chennai Metropolitan Development Authority
No.1, Gandhi Irwin Road
Thalamuthu Natarajan Building
Egmore, Chennai: 600 008

TO
The Commissioner
Ambattur Municipality,
Ambattur,
Chennai- 600 058.

Dated: -04-2006
02.05.

Letter No.C3/8140/2005
Sir,

Sub: CMDA – Area Plans Unit – MSB & I.T. Buildings Division – Planning Permission for the proposed construction of Basement Floor + Stilt + 5 Floors of I.T. Building at S.No. 421 (pt), 422(pt), 423(pt), 424 (pt), 426 (pt) of Ambattur Village and 24 (pt) of Mannur Village, Plot No.8 (sp), M.T.H Road, Ambattur Industrial Estate, Chennai– Approved Plans sent to Local Body -Reg.

- Ref:**
1. PPA received on 21.03.2005
 2. Govt.Lr.MS.No.13, H&UD Dept., dt 05.01.2006
 3. NOC from ELCOT in Lr. Rc.No.GM(TTP&D)/ELCOT/862/FSI/2005, Dt.17.03.2005.
 4. This office Lr. even No. dated 22.03.2006
 5. NOC from Local Body in letter RC No.6005/2005F1, dated 08.06.2005
 6. NOC from DF&RS in Lr. No. 9548/E1/2005, dated 15.07.2005
 7. NOC from JC(T) in Lr. No. JCT/NI/750/11705/2005, dt. 20.07.2005
 8. NOC from SIDCO in Lr. No. 7191/SE/2005, dated 20.06.2005
 9. SIDCO Lr. Rc. No. 833/A8/05, dated 08.03.2006
 10. Applicant letter dated 28.03.2006

The Planning Permission Application received in the reference 1st cited for the construction of Basement Floor + Stilt + 5 Floors of I.T. Building at S.No. 421 (pt), 422(pt), 423(pt), 424 (pt), 426 (pt) of Ambattur Village and 24 (pt) of Mannur Village, Plot No.8(sp), M.T.H Road, Ambattur Industrial Estate, Chennai has been approved subject to the conditions incorporated in the reference 3rd to 8th cited.

2. The applicant has remitted the following charges:-

- i) Development charge for land and building under Sec.59 of the T&CP Act, 1971 :Rs.4,21,000/- (Rupees four lakhs twenty one thousand only)
- ii) Regularisation Charge :Rs72,000/- (Rupees seventy two thousand only)
- iii) Balance Scrutiny Fee :Rs.24,000/- (Rupees twenty four thousand only)
- iv) Security Deposit (For the proposed development) :Rs 14,54,000/- (Rupees fourteen lakhs and fifty four thousand only)
- v) Security Deposit for S.T.P design :Rs.2,79,000/- (Rupees Two lakhs and seventy nine thousand only)
- vi) Security Deposit for Display Board :Rs.10,000/- (Rupees ten thousand only)

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- vii) Caution Deposit :Rs.34,83,000/- (Rupees Thirty four lakhs and eighty three thousand only)
- viii) Open Space Reservation Charges :Rs.34,83,000/- (Rupees Thirty four lakhs and eighty three thousand only)

in Challan No.11081, dt.28.03.2006 accepting the conditions stipulated by CMDA vide in the reference 4th cited.

3. The Local Body is requested to ensure Water Supply and Sewerage disposal facility for the proposal before issuing building permit

4. Non provision of rain water harvest structures 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 DCR and enforcement action will be taken against such development.

5. In the reference 9th cited, the Branch Manager, SIDCO has informed that the Sewage connection has already been provided by SIDCO to the Plot No.8 (SP). In this regard applicant has to ensure whether the off-site facilities like sewage disposal is sufficient enough and if it is not so, the promoter/applicant/owner has to provide necessary sewage treatment plant as on site facility and to be maintained to the satisfaction of the Local Authority concerned.

6. Two sets of approved plans numbered as Planning Permit No .C/PP/ MSB & IT/10 (A to H) /2006 dated 2 .04.2006 are sent herewith. The Planning Permit is valid for the period from 2 .04.2006 to .1.04.2009.

7. This approval is not final. The applicant has to approach the Commissioner, Ambatur Municipality 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 sets of approved plans
2) Two copies of Planning Permit

Copy to:-

1. M/S KERRY JOST ENGINEERING LTD, Plot No.8, Ambattur Industrial Estate, Ambattur Chennai.
2. The Deputy Planner, Enforcement Cell (N), CMDA, Chennai-8 (With one copy of approved plans)
3. The Chairman, Appropriate Authority, No.108, Mahatma Gandhi Rd., Nungambakkam, Chennai-34.
4. The Commissioner of Income Tax, Appropriate Authority, No.108, Mahatma Gandhi Road, Nungambakkam, Chennai-34.
5. The Director of Fire & Rescue Service P.B.No.776, Egmore, Chennai-8.
6. The Chief Engineer, CMWSSB, No.1 Pumping Station Road, Chindadripet, Chennai-2
7. The Deputy Commissioner of Police (Traffic) Vepery, Chennai-7.
8. The Chief Engineer, TNEB, Chennai-2