

-115-

**BY REGISTERED POST ACK. DUE**

From  
 The Member Secretary  
 Chennai Metropolitan Development  
 Authority,  
 No.1, Gandhi Irwin Road,  
 Egmore, Chennai-600008.

To: *Kamtharan*  
 Firm. V. Uma ~~Prakash~~  
 add no X - 8  
 New no X - 41  
 5th main Road,  
 Anna Nagar,  
 Chennai - 40  
 Dt. 26/07/2016

Letter No.  
 Sir,

DCT/B1/1516/2016

Sub: CMDA - Area Plans Unit - 'B' Channel (South) - Planning  
 Permission - Proposed construction of stilt + 2 floors +  
3PL (part) residential building &  
dwelling units with premium  
at add no 91 part (document)  
new no 91/74 (patta), Madipakkam village,  
plate 154, Balaji street, Srinivasan Nagar layout  
 - Remittance of Development Charges & Other charges -  
 Requested - Reg. Madipakkam, Chennai-91.

- Ref:
1. Your PPA received in SBC No. 74/16 dt. 25-1-16,
  2. G.O. MS No.163, H&UD Dept. Dated 09.09.2009
  3. G.O. MS No.86, H&UD Dept. Dated 28.3.2012
  4. G.O. MS No.303, H&UD Dept. Dt. 30.12.13 (TNGG  
 Notification dt. 29.1.2014)
  5. This office Lr. even No. dt. 11-7-2016 to the SRO,
  6. Lr. No. 6/2016 dt. 15-7-16 received from  
 SRO, velaeray

277  
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The Planning Permission Application and revised plan received in the reference  
 1<sup>st</sup> cited for the proposed construction of stilt + 2 floors + 3PL (part)  
residential building & dwelling units with  
premium at add no 91 part (document),  
new no 91/74 (patta), Madipakkam village,  
plate 154, Balaji street, Srinivasan Nagar layout  
Madipakkam, Chennai-91

is under scrutiny. To process the application further, you are requested to remit the  
 following by sevem separate Demand Draft of a Nationalised Bank in Chennai City  
 drawn in favour of Member Secretary, CMDA, Chennai-8, at cash counter (between  
 10.00 a.m. to 4.00 p.m.) in CMDA and produce the duplicate receipt to the Area Plans  
 Unit, 'B' Channel in CMDA, or you may also remit the following charges & deposits  
 through online Gateway Payment in Indusind Bank A/c No 100034132198  
 IFSC CODE No. INDB0000328 and inform to this office.

i)	Development charges for land and Building under Sec.59 of T&CP Act 1971	<u>Rs 18,500/-</u> <u>CP Eighteen thousand five hundred only</u>
ii)	Scrutiny Fee	<u>Rs 2,100/-</u> <u>CP Two thousand one hundred only</u>
iii)	Regularisation charges for land	_____
iv)	Over and above the provision Charges (i.e., equivalent land cost of the space to be reserved and handed over as per DR. Annexure XX)	_____



117

B.1/1576/16.



- iii) A report in writing shall be sent to CMDA by the Architect/Class-I Licensed Surveyor who supervises the construction just before the commencement of the erection of the building as per the sanctioned plan. Similar report shall be sent to CMDA when the building has reached upto plinth level and thereafter every three months at various stages of the construction/development certifying that the work so far completed is in accordance with the approved plan  
The Licensed Surveyor and Architect shall inform this Authority immediately if the contract between him/them and the owner/developer has been canceled or the construction is carried out in deviation to the approved plan.
- iv) The owner shall inform CMDA of any changes of the Licensed Surveyor/Architect. The newly appointed Licensed Surveyor/Architect shall also confirm to CMDA that he has agreed for supervising the work under reference and intimate the stage of construction at which he has taken over. No Construction shall be carried on during the period intervening between the exist of the previous Architect/Licensed Surveyor and entry of the newly appointed.
- v) On completion of the construction, the applicant shall intimate CMDA and shall not occupy the building or permit it to be occupied until a completion certificate is obtained from CMDA.
- vi) While the applicant makes application for service connection such as Electricity, Water supply, Sewerage, he/she should enclose a copy of the completion certificate issued by CMDA along with his application to the concerned Department Board/Agency.
- vii) When the site under reference is transferred by way of Sale/Lease or any other means to any person before completion of the construction, the party shall inform CMDA of such transaction and also the name and address of the persons to whom the site is transferred immediately after such transaction and shall bind the purchaser to those conditions to the planning permission.
- viii) In the Open Space within the site, trees should be planted and the existing trees preserved to the extent possible.
- ix) If there is any false statement suppression or any misrepresentations of action the application planning permission will be liable for a cancellation and the development made, if any will be treated as unauthorised.
- x) The new building should have mosquito proof for overhead tanks and wells.
- xi) The sanction will be void abinitio if the conditions mentioned above are not complied with
- xii) Rain water conservation measures notified by CMDA should be adhered to strictly:

a) Undertaking (in the format prescribed in Annexure-III to DR) a copy of it enclosed in Rs.10/- stamp paper duly executed by all the land owners, GPA Holders, builders and promoters separately. The undertakings shall be duly attested by a Notary Public.

b) Details of the proposed development duly filled in the format enclosed for display at the site in cases of Special Buildings and Group Developments.

5) You are also requested to furnish a Demand Draft drawn in favour of Managing Director, Chennai Metropolitan Water Supply and Sewerage Board, Chennai - 600 002, for a sum of Rs. (Rupees

only) towards water supply and sewerage infrastructure improvement charges. The water supply and sewerage infrastructure improvement charge (a statutory levy) is levied under the provisions of Sec. 6(xii) a of CMWSSB Amendment Act, 1998 read with Sec.81(2) (ii) of the Act. As per the CMWSSB Infrastructure Development Charges (Levy & Collection) Regulation 1998 passed in CMWSSB Resolution No.416/98, CMDA is empowered to collect the amount on behalf of CMWSSB and transfer the same to CMWSSB.

6) The issue of Planning Permission depends on the compliance/fulfillment of the conditions/payments stated above. The acceptance by the Authority of the pre-payment of the Development Charges and other charges, etc shall not entitle the person to the planning permission, but only refund of the Development Charges and other charges (excluding Scrutiny Fee) in case of refusal of the permission for non-compliance of the conditions stated above or any of the provisions of DR, which has to be complied before getting the planning permission or any other person provided the construction is not commenced and claim for refund is made by the applicant.

7) Undertaking to maintain upflow filter with septic tank in Rs.20/- stamp paper till it is connected with main sewer line.

8) This demand notice (DC advice) pertaining to the proposed construction falls within the jurisdiction of *Greater Corporation of Chennai*

9) You are requested to furnish 5 copies of revised plan rectifying the following corrections:

⑧ Certificate from the concerned trasilday with referene to waterboy, parambake land, land ceiling and land acquistation if any to be furnished.

Yours faithfully,

*[Signature]*  
26/7/16  
FOR MEMBER SECRETARY.

Copy to:-

1. The Senior Accounts Officer  
Accounts Section  
CMDA, Chennai - 600 006.
2. The Commissioner

*Greater Corporation of Chennai*  
Remad-3

*[Signature]*  
22/7/16 - *[Signature]*  
26/7/16