



CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
Thalamuthu Natarajan Building, No.1, Gandhi Irwin Road,
Egmore, Chennai - 600 008
Phone : 28414855 Fax: 91-044-28548416
E-mail: mcmda@tn.gov.in
Web site: www.cmdachennai.gov.in

Letter No.L1/10159/2020

Dated: 19.11.2020

To

M/s.Chennai Luxury home Developers Pvt. Ltd.,
No.1, SIDCO Industrial Estate,
Guindy, Chennai - 600 032.

Sir,

Sub: CMDA - APU – Layout Division – Re-designation of Future plotting portion lying in the approved layout PPD/LO No.38/2016 as Commercial site and Residential site comprised in part of S.Nos.70/1, 4A & 6 and 78/3, 4A2 & 4A3 of Chembarambakkam Village (formerly Priyampattu & Neduncheri Village), Poonmallee Taluk, Thiruvallur District, Thirumazhisai Town Panchayat limit - Remittance of applicable charges – Demand sent – Reg.

- Ref:
1. Laying out of house sites approved vide PPD/LO.38/2016 in Letter No.L1/12888/2014-1 dated 30.12.2016.
 2. Planning Permission Application for re-designation of Future plotting portion lying in the approved layout PPD/LO No.38/2016 as Commercial site and Residential site received in ref. APU No.L1/2020/000202 dated 05.10.2020.
 3. This office letter even No dated 05.11.2020 addressed to the applicant.
 4. Applicant letter dated 07.11.2020 enclosing required particulars.
 5. Applicant letter dated 11.11.2020 enclosing revised plan.

The proposal received in the reference 1st cited and revised plan received in the reference 5th cited for re-designation of Future plotting portion lying in the approved layout PPD/LO No.38/2016 as Commercial site and Residential site comprised in part of S.Nos.70/1, 4A & 6 and 78/3, 4A2 & 4A3 of Chembarambakkam Village (formerly Priyampattu & Neduncheri Village), Poonmallee Taluk, Thiruvallur District, Thirumazhisai Town Panchayat limit was examined and the re-designation plan has been prepared to satisfy the Tamil Nadu Combined Development & Building Rules, 2019 requirements and taking into account of the existing developments around / future demand for circulation in the area. You are requested to remit the following charge by a Demand Draft of a Nationalized 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 copy of the receipt to the Layout Division in CMDA or you may also remit the following charges through online gateway payment in Indusind Bank A/c.No.100034132198 & IFSC Code No.INDB0000328 and inform the same to this office.

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| i) | Development charges for land under Sec.59 of T&CP Act 1971 | -NA- |
| ii) | Layout preparation charges | Rs.1,500/- (Rupees One Thousand and Five Hundred only) |
| iii) | Balance Scrutiny Fee | NIL |
| v) | Regularization charges for land | -NA- |

| | | |
|-----|--|------|
| vi) | Open Space Reservation Charges under DR Annexure XX (i.e) equivalent land cost in lieu of the land to be reserved and handed over) | -NA- |
|-----|--|------|

2. You are also requested to remit an amount of **Rs.500/- (Rupees Five Hundred only) in cash towards contribution to Flag Day Fund.**

3. Payment received after 30 days from the date of issue of this letter attracts interest at the rate of 12% per annum (i.e. 1% per month) for every completed month from the date of issue of this letter. This amount of interest shall be remitted along with the charges due.

4. The papers would be returned unapproved if the payment is not made within 60 days from the date of issue of this letter.

5. On compliance / fulfillment of the above payment, the approved plan will be sent to the Executive Officer, Thirumazhisai Town Panchayat for sanctioning of the re-designation plan.

Yours faithfully,

e/c

19/11/2020

for Member Secretary 2/2

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19/11/2020

19/11/2020

Copy to:-

1. The Executive Officer,
Thirumazhisai Town Panchayat
Thirumazhisai,
Chennai – 600 124.

2. The Senior Accounts Officer
Accounts (Main) Division
CMDA, Chennai – 600 008.